



# Orangeburg County

## Drawing requirements for Stick Built

### Storage Buildings, Garages, and Residential Additions

1. **Complete a residential building permit application completely. If homeowner is the contractor, indicate as such with a valid email address if one is available.**
2. **Complete the site application** (2<sup>nd</sup> and 3<sup>rd</sup> sheet of building permit). Draw 1 box and label as home. Draw 2<sup>nd</sup> box and label as garage/storage building as plan example shows. Provide the distance from each side of building to the nearest property line for that side. If addition, draw outline of existing home and label as such. Then draw the addition and label as such. Provide distance from addition to property lines as noted above.
3. **Provide a floor plan** (make 3 copies of this and use for below plans without room names or windows and doors shown). This is a top view of the building looking down. Label all rooms with their use and locate all windows and doors on the plan with their sizes labeled. Provide dimensions for the overall structure along with any separated rooms.
4. **Provide a foundation plan** (once again this view would be looking down). This would include width, depth, and thickness of footing along with any structural steel in the footing or vertical steel reinforcement for foundation walls. Type of foundation to be used. Size and spacing of any piers. Thickness and any reinforcement used in the slabs. Girder size, thickness, and span between columns. Floor joist size, spacing, and direction of run.
  - a. Type of foundation to be used (examples)
    - i. **Masonry Stem Wall** (Continuous C.M.U.-BLOCK)
    - ii. **Pier Curtain Wall** (C.M.U piers with brick masonry interlocked with block piers)
    - iii. **Monolithic Slab on Grade** (Footing poured at the same time as the slab)
    - iv. **Masonry Stem Wall with Slab on Grade** (slab is elevated by the height of the exterior masonry wall, soil compacted within, and slab poured on top)
5. **Provide a Ceiling plan** (view looking down). This would include direction of ceiling joist are running, their size and spacing.
6. **Provide a Roof plan** (view looking down). This would include roof slope (pitch), type of roof material used, and type of roof structural system.
  - a. Type of roof structural system to be used (examples)
    - i. **Engineered Truss System** (indicate the use of this system on plans and have the truss drawings on site for the inspectors use during the framing inspection)
    - ii. **Rafter System** (indicate size, spacing, and span of rafters. Indicate size of ridge board. Spacing and size of collar ties.

**Please note that if you are constructing a Storage Shed and it is under 200 square feet a building permit is not required. Please contact zoning for verification of building set-back requirements.**

**This does not apply to garages or home additions.**

**Orangeburg County Building Safety Department**

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