

The City of Ocean Shores



# General Building Handout

P.O. Box 909  
801 Minard Avenue NW  
Ocean Shores, WA 98569

[WWW.OSGOV.COM](http://WWW.OSGOV.COM)  
(360) 289-2754

# WHAT BUILDING STANDARDS APPLY TO MY PROJECT?

INTERNATIONAL BUILDING CODE (IBC)  
INTERNATIONAL RESIDENTIAL CODE (IRC)  
INTERNATIONAL MECHANICAL CODE (IMC)  
UNIFORM PLUMBING CODE (UPC)  
WASHINGTON STATE ENERGY CODES

## WHEN IS A PERMIT REQUIRED?

Before any construction project begins, unless specifically exempted by the code.

## WHAT IS REQUIRED TO OBTAIN A BUILDING PERMIT FOR A HOME?

- **Right-of-Way (Driveway)**
- **Clearing & Grading**
- **Sewer Pit & Water Meter**
- **Online Submittal with Complete Application Packet.**

## HOW LONG DOES THE PROCESS TAKE?

Plan Review if all the requirements are met, takes 2 to 4 weeks.

## WHAT OTHER PERMITS ARE COMMONLY REQUIRED?

Burning—Fire Dept

Camping—Police Dept

Conditional Use

Electrical-Labor & Industries and the PUD

Plumbing



# Submittal Requirements

## Application

Complete set of blueprints/drawings to include foundation, floor, framing, structural cross-section, and elevations plans.

Details of all decks and porches for a 60# PSF live load and provide lateral and gravity loading.

## Engineering

Energy Calculations

Wall Bracing Details

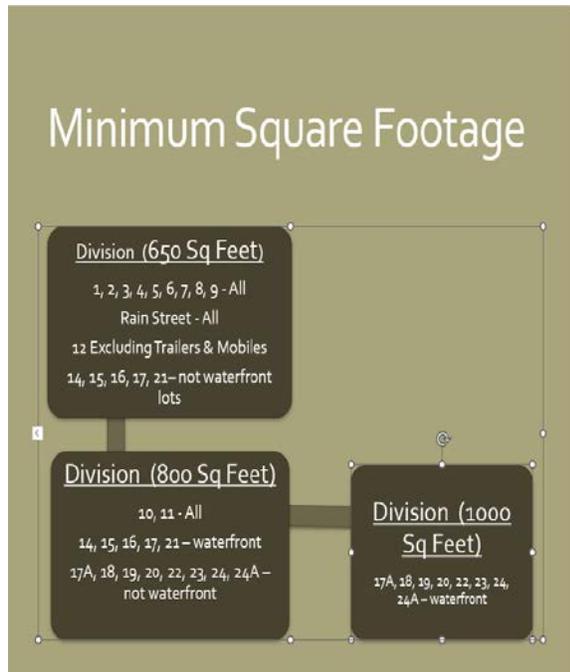
Engineered Trusses with Layout Page

If you hire a contractor, they must be able to supply a copy of their current Contractor's License and hold a current city of Ocean Shores endorsement/business license.

Minimum off-street parking standards for single-family residential lots shall be one (1) space per bedroom and a minimum of two (2) spaces per single family dwelling unit.

All composition roofing must meet ASTM standard materials and installation for wind speeds of 135 ultimate.

Your project may require federal, state, or local agencies to review your permit application and additional permits may be required before starting construction.



For information on Architectural Features, please refer to 17.50.210 of the Ocean Shores Municipal Code.

Contact Information:

Building Department  
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Monday – Friday  
8:00 a.m. to 4:00 p.m