



# Commercial New Construction Engineering Checklist

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## Application Checklist

- Submit building construction plans, with Electrical, Plumbing and HVAC plans, and site plans for new construction and additions including traffic, drainage, sewer, and landscaping. Plans must be legible and dimensioned.
- Erosion Control Plan showing Stormwater BMPs (silt fence, inlet protection, etc.)
- Drainage Plan with slope arrows indicating surface runoff direction. If subsurface drainage improvements are proposed, show location, pipe size, and elevation of outfall. This must be consistent with the approved drainage layout.
- Landscape Plan
- Dumpster location in relation to any structures, property lines, or setbacks
- City of St. George Flood Zone Determination Application
  - <https://stgeorgela.net/media/xlmjoint/flood-zone-determination-application.pdf>
- City of St. George Proposed Elevation Certificate
  - <https://stgeorgela.gov/media/2v2cvwpa/proposed-elevation-certificate.pdf>
- Proof of approval from DHH if applicable
- Submit Design Supervision Statement for plans prepared by a Professional of Record.
- Proof of sewer capacity assurance from East Baton Rouge Parish if applicable.
- If over an acre of land is to be disturbed, a stormwater pollution prevention plan will be required. This will need to be reviewed and approved by the city of St. George.
- Submit the current Final Plat of the property.
- Submit Structural Design Statement for plans involving new and/or load bearing construction.
- Submit Fire Marshal "Plan Review" and "Cautionary Codes" review letters.





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- Local Fire Dept. approval will be necessary prior to permit release.
- Environmental approval for site, environmental approval for collection of grease/chemicals may be required.
- Health Department approval may be required for educational uses, institutional uses, private treatment plants and food service and sales.
- Department of Transportation and Development approval may be required when the property is located on a state or federal highway.
- Rezoning by Planning Commission may be required if anticipated use is not allowed under existing zoning.
- Planning Commission Conditional Use permit may be required.
- Planning Commission Site Plan approval may be required for Planned Unit Developments (including Final Development Plan), Overlay District, and other projects over 30,000 sq. ft.
- St. George Engineering Department approval may be required for traffic, drainage, and sewer review.
- A Traffic Impact Fee may be required if applicable.
- A Louisiana licensed design professional's seal shall be required for all commercial structures with exception of the following. Renovations or alterations of any size that do not affect the structural integrity of the building and do not exceed a valuation of \$125,000.00. Changes in occupancy classification which do not exceed the gross floor areas listed. Assembly 2,650; Business 4,000; Educational 2,500; Factory/Industrial 5,000; Hazardous 1,500; Institutional 2,500; Mercantile 4,000; Storage 6,250 and Utility 5,000
- Louisiana licensed Mechanical Engineer's seal is required when heating and air conditioning unit(s) are 10 tons or more.
- Louisiana licensed Electrical Engineer's seal is required when the electrical service size is 600 amps or greater and for all 480-volt systems.

