



## Central Lyon County Fire Protection District

246 Dayton Valley Rd Suite 106 Dayton, NV 89403

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Office (775) 246-6209, Fax (775) 246-6204

2024 ICC Code



### **APPLICATION FOR COMMERCIAL CONSTRUCTION FIRE AND LIFE SAFETY PLAN REVIEW AND PERMIT**

**Prior to or at the time of submission, please provide a copy of Administrative Design Review (if applicable) from Lyon County Planning, or documentation that an ADR is not required.**

#### **PROJECT INFORMATION:**

**DATE:** \_\_\_\_\_

Project name: \_\_\_\_\_

Project Address: \_\_\_\_\_ APN: \_\_\_\_\_

City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_

Project phone: \_\_\_\_\_ Contact person: \_\_\_\_\_

Project Type \_\_\_\_\_

#### **CONTRACTOR INFORMATION:**

Firm/Person: \_\_\_\_\_

Address: \_\_\_\_\_

Office Phone: \_\_\_\_\_ Fax: \_\_\_\_\_ Email: \_\_\_\_\_

State Fire Marshal's License Number: \_\_\_\_\_ Business license in Lyon County? \_\_\_\_\_ Y/N

**TYPE OF REVIEW REQUESTED:** The following fees shall be collected for each permit (in addition to valuation):

New Construction/ Building Plans Review \$100	Fire Alarm System \$45	Electrical Review \$45
Site Plan Review / Civil Review \$100	Fire Pump \$45	Carport/Patio Cover
Tenant Improvement/ Addition \$100	Commercial Hood System \$45	<800 SqFt-flat fee \$300
Automatic Fire Sprinkler System \$45	HazMat Review \$100	

**Project Value (total construction cost)** \$ \_\_\_\_\_ See BVD table on page 6 for sq ft cost

**Review and Permit Fee, based on value, see page 4 and 5** \$ \_\_\_\_\_

#### **6.06.04 Plan Review and Permit Fees:**

Plan Review and Permit Fees shall be assessed based upon the following project valuation schedule using the valuation method as adopted by Resolution by the Central Lyon County Fire Protection Fire Board. (Project value is determined by International Code Council Building Valuation Data, please see attached square foot construction costs table to determine the project value on buildings). For residential subdivision-Civil-valuation, please determine value by infrastructure costs; ie: Underground work for utilities, road and curb, sewer and water. Subdivision structures can be submitted later, using the Residential Plan Review Application, on a per permit basis prior to construction. To determine plan review and permit fees, see attached fee schedule as determined by project value (pg 4 &5).

Valuation fee(from table): **Total fee:** \$ \_\_\_\_\_

**Fees include permitting and all associated fire district site inspections to completion of project.**

Office use:

Date of submittal: \_\_\_\_\_

**OWNER and OCCUPANT INFORMATION:**

Owner name: \_\_\_\_\_ Occupant name: \_\_\_\_\_

Owner address: \_\_\_\_\_ Occupant address: \_\_\_\_\_

Owner phone: \_\_\_\_\_ Occupant phone: \_\_\_\_\_

Owner email: \_\_\_\_\_ Occupant email: \_\_\_\_\_

**PROJECT DESCRIPTION:**

Scope of Work: \_\_\_\_\_

Building Use (must describe building use, type of business, and material to be stored: in detail): \_\_\_\_\_

As part of business operations, will there be storage or use of corrosives, toxins, oxidizers, water reactive/ unstable chemicals, cryogenic gases/liquids, explosives, fireworks, combustible fibers or pyrophoric compounds? \_\_\_\_\_ Y/N

If yes, what type? \_\_\_\_\_ (attach a supplemental sheet if necessary)

As part of business operations, will there be any generation of hazardous or dangerous waste? \_\_\_\_\_ Y/N

As part of business operations, will there be any creation of flammable/ combustible vapors or fine dusts? \_\_\_\_\_ Y/N

Project Square Footage: \_\_\_\_\_ Occupancy Classification: \_\_\_\_\_ (2024 IBC)

Type of Construction: \_\_\_\_\_ (2024 IBC) Special Application: \_\_\_\_\_ (2024 IBC)

Signature of applicant \_\_\_\_\_ date \_\_\_\_\_

**The fee for each review is based on the valuation of the project as calculated by the Central Lyon County Fire District (CLCFPD). The valuation calculated will be applied to the Central Lyon Fire Board approved fee schedule to determine the plan review and permit fee. All aspects of the proposed project will be used in computing the valuation for which the permit is issued, including all finish work, painting, roofing, plumbing, electrical, heating, cooling, specialty items and other permanent equipment related to building operation. Contract costs or actual values will not be accepted in determining the plan review fee for New Construction and Tenant Improvements/Additions. Contract fees will be accepted for automatic fire alarm systems, hood and duct systems and other similar reviews and upon submission of verification and/or actual proof.**

**PLAN REVIEW FEES MUST BE PAID IN FULL BEFORE APPROVED PLANS ARE RELEASED.  
The fee schedule is attached.**

**CLCFPD will not be responsible for plans not retrieved after 30 days of completion of review.**

## **REQUIREMENTS**

The Central Lyon County Fire Protection District requires the following information for any and all plans submitted for review. Please check that all of the following documents are in the plan review submittal and all required information has been provided. A plan review cannot be completed without the following information submitted in full at time of review request. Plan submittal document requirements and plan reviews are based on the *2018 International Fire and Building Codes, International Wildland-Urban Interface Code, Northern Nevada Fire Code Amendments, most recent NFPA codes as applicable* and Lyon County Code Titles 6 and 15.

- Please provide a digital copy to be reviewed. During the building process, if changes should occur to originally reviewed plans, please provide CLCFPD with updated plans. Upon completion of project, CLCFPD shall be provided with an electronic version of the final project plans, as built, within 30 days of completion. In some cases a hard copy may be requested for review.
- All documents shall be dimensioned or drawn to scale, with the scale provided. The documents shall include a north arrow. All plan sets shall include a detailed Code Analysis.
- Shop drawings for the fire protection system(s) shall be submitted to indicate conformance with all adopted and referenced codes and the construction documents shall be approved prior to system installation. Sprinkler plans shall include all relevant data in accordance with NFPA 13 and 25. All FDC and PIV hardware for sprinkler systems shall be remotely located and placed by CLF. All sprinkler risers shall be located in a separated room of 1-hour construction and accessible from the exterior of the building. All fire alarm systems shall include plans and specifications per NFPA 72.
- Commercial hood, duct and automatic cooking extinguishing systems shall include all specifications.
- Location, construction, size and character of all portions of the means of egress in compliance with the provisions of the above codes. In other than Groups R-2, R-3, as applicable in Section 101.2, and I-1, the construction documents shall designate the number of occupants to be accommodated on every floor, and in all rooms and spaces. An exit analysis shall be provided.
- A site plan showing to scale the size and location of new construction and existing structures on the site and distances from lot lines. Fire department access roadways and driveways shall be shown and dimensioned. The location of existing fire hydrants within 400 feet of all portions of the building, if unsprinklered, 600 feet if sprinklered, shall be shown on the site plan.
- Floor plan drawn to scale showing all dimensions, including exterior elevations.
- Schedules indicating the rating of any fire assemblies, walls, floor/ceiling, roof/ceiling, windows, dampers and doors.
- Mechanical drawings, including the sizes and CFM of HVAC equipment, detail of fire or smoke dampers and hood/duct system details.
- Electrical drawings including emergency systems.
- Where hazardous, combustible, flammable materials are used or stored. Include quantities used and stored within the building.
- A floor and site plan of the building shall be provided at time of building final. Please show the scale and electrical panel locations on the floor plan. On the building site plan, please show hydrant locations, in feet, and locations of the gas and electrical shut-offs on the exterior of the building, lock box location, annunciator panel and FDC/PIV. Depending on the building and type of occupancy, additional features of the building may be required to be shown on the plans.
- The business/building owner shall not be charged for initial inspection or re-inspection of businesses whether the inspection is annual, semi-annual, construction, final or any additional necessary inspections. A fee of \$100.00 will be charged in the event that re-inspection due to non-compliance is required. The fee of \$100.00 will be charged for all subsequent re-inspections as a result of failure to comply with adopted codes.
- Inspections required by CLCFPD prior to cover up, please schedule 3 business days in advance.

Architects NRS 623: plans, specifications, reports and other documents issued by a Nevada registered architect or residential designer for office use must be signed, sealed and dated on the title page by the architect or designer. The following pages may be reproductions.

Contractors NRS 624: A Nevada licensed contractor may prepare and submit plans in his license discipline. The plans shall be prepared by or under the supervision of the contractor and include his license number and signature. All contractors shall possess a Lyon County Business License in order to submit plans and commence work in Lyon County.

Engineers- NRS 625: Nevada registered engineers are required to seal or stamp submitted documents and over sign the seal with a wet signature and date.

**Note: Incomplete information or submittal will result in rejection or suspension of review process. Please provide any additional information important to the project. Once plans are returned for corrections, time frames for fire department approval are suspended until corrections are received at which point the 21 day turnaround for approval starts over.**

**NAC 477.750 Fees; review by local government. (NRS 477.030, 477.031, 477.033, Lyon County Code Title 6,15)**

1. Any plans and specifications submitted to the Central Lyon Fire for review must be accompanied by the appropriate fee based upon the proposed cost of construction (IBC Building Data Valuation table) or if a bid is accepted, the actual bid.

**6.06.04 Plan Review Fees:**

Plan Review Fees shall be assessed based upon the following project valuation schedule using the valuation method as adopted by Resolution by the Central Lyon County Fire District Fire Board: International Code Council Building Valuation Data 2024, square foot construction costs, attached for reference. All amounts are in US Dollars.

Under \$4,000 .....	\$109.73	35,001-36,000.....	412.17
4,001-5,000 .....	118.47	36,001-37,000.....	419.76
5,001-6,000 .....	129.03	37,001-38,000.....	427.35
6,001-7,000 .....	139.59	38,001-39,000.....	434.94
7,001-8,000 .....	150.15	39,001-40,000.....	442.37
8,001-9,000 .....	160.71	40,001-41,000.....	449.96
9,001-10,000 .....	171.20	41,001-42,000.....	457.55
10,001-11,000 .....	181.67	42,001-43,000.....	465.14
11,001-12,000 .....	192.23	43,001-44,000.....	472.56
12,001-13,000 .....	202.79	44,001-45,000.....	480.15
13,001-14,000 .....	213.35	45,001-46,000.....	487.74
14,001-15,000 .....	223.91	46,001-47,000.....	495.33
15,001-16,000 .....	234.30	47,001-48,000.....	502.76
16,001-17,000 .....	244.86	48,001-49,000.....	510.35
17,001-18,000 .....	255.42	49,001-50,000.....	517.94
18,001-19,000 .....	264.33	50,001-51,000.....	523.22
19,001-20,000 .....	276.54	51,001-52,000.....	528.50
20,001-21,000 .....	287.10	52,001-53,000.....	533.76
21,001-22,000 .....	297.66	53,001-54,000.....	539.06
22,001-23,000 .....	308.06	54,001- 55,000.....	544.17
23,001-24,000 .....	318.62	55,001-56,000.....	546.73
24,001-25,000 .....	329.18	56,001-57,000.....	548.45
25,001-26,000 .....	336.77	57,001-58,000.....	560.01
26,001-27,000 .....	344.36	58,001-59,000.....	565.29
27,001-28,000 .....	351.78	59,001-60,000.....	570.57
28,001-29,000 .....	356.97	60,001-61,000.....	575.85
29,001-30,000 .....	359.37	61,001-62,000.....	581.13
30,001-31,000 .....	374.55	62,001-63,000.....	586.41
31,001-32,000 .....	381.98	63,001-64,000.....	591.69
32,001-33,000 .....	389.57	64,001-65,000.....	596.97
33,001-34,000 .....	397.16	65,001-66,000.....	602.25
34,001-35,000 .....	404.75	66,001-67,000.....	607.37



## Fees.

A fee for each permit shall be paid as required, in accordance with the schedule as established by the applicable governing authority. The applicant for a permit shall provide an estimated permit value at the time of application. Permit valuations shall include the total value of work, including materials and labor, for which the permit is being issued, such as electrical, gas, mechanical, plumbing equipment and permanent systems. The following 2024 International Building Code Data Valuation Table shall be used to calculate the value of projects by square footage. Once the valuation is calculated then the fee will be calculated from the fee table established and adopted by Central Lyon Fire. If the valuation is different from an actual quote for the work, the applicant can prove the estimate by providing a detailed quote that meets the approval of the fire code official. Final permit valuation shall be set by the fire code official. This table replaces the 2015 BVD.

**Square Foot Construction Costs <sup>a, b, c, d, e</sup>**

Group (2024 International Building Code)	IA	IB	IIA	IIB	IIIA	IIIB	IV	VA	VB
A-1 Assembly, theaters, with stage	330.56	318.80	309.39	297.20	277.71	269.67	287.04	258.79	248.89
A-1 Assembly, theaters, without stage	303.49	291.73	282.32	270.13	250.88	242.84	259.97	231.96	222.06
A-2 Assembly, nightclubs	272.51	264.43	256.91	248.19	232.76	226.12	239.28	211.57	204.72
A-2 Assembly, restaurants, bars, banquet halls	271.51	263.43	254.91	247.19	230.76	225.12	238.28	209.57	203.72
A-3 Assembly, churches	308.01	296.25	286.84	274.65	255.52	247.48	264.49	236.60	226.71
A-3 Assembly, general, community halls, libraries, museums	258.66	246.90	236.50	225.30	205.06	198.01	215.15	186.13	177.24
A-4 Assembly, arenas	302.49	290.73	280.32	269.13	248.88	241.84	258.97	229.96	221.06
B Business	289.51	279.23	269.21	257.82	235.42	227.07	247.91	210.39	200.78
E Educational	276.33	266.73	258.30	247.60	231.08	219.28	239.09	202.46	195.97
F-1 Factory and Industrial, moderate hazard	160.20	152.78	143.34	138.64	123.55	117.41	132.48	102.44	95.93
F-2 Factory and Industrial, low hazard	159.20	151.78	143.34	137.64	123.55	116.41	131.48	102.44	94.93
H-1 High Hazard, explosives	149.46	142.04	133.60	127.90	114.12	106.97	121.74	93.00	N.P.
H234 High Hazard	149.46	142.04	133.60	127.90	114.12	106.97	121.74	93.00	85.50
H-5 HPM	289.51	279.23	269.21	257.82	235.42	227.07	247.91	210.39	200.78
I-1 Institutional, supervised environment	262.22	252.95	244.31	235.67	215.42	209.47	235.71	193.82	187.73
I-2 Institutional, hospitals	455.16	444.88	434.86	423.47	399.17	N.P.	413.57	374.14	N.P.
I-2 Institutional, nursing homes	315.97	303.75	293.73	282.34	261.43	N.P.	272.44	236.40	N.P.
I-3 Institutional, restrained	338.01	327.73	317.71	306.32	285.40	276.05	296.41	260.38	248.77
I-4 Institutional, day care facilities	262.22	252.95	244.31	235.67	215.42	209.47	235.71	193.82	187.73
M Mercantile	203.29	195.21	186.69	178.98	163.28	157.64	170.06	142.09	136.24
R-1 Residential, hotels	264.67	255.41	246.77	238.13	218.35	212.40	238.17	196.75	190.67
R-2 Residential, multiple family	221.32	212.06	203.42	194.78	175.96	170.01	194.82	154.36	148.28
R-3 Residential, one- and two-family <sup>d</sup>	209.61	203.74	198.94	195.12	188.41	181.45	191.77	175.86	165.67
R-4 Residential, care/assisted living facilities	262.22	252.95	244.31	235.67	215.42	209.47	235.71	193.82	187.73
S-1 Storage, moderate hazard	148.46	141.04	131.60	126.90	112.12	105.97	120.74	91.00	84.50
S-2 Storage, low hazard	147.46	140.04	131.60	125.90	112.12	104.97	119.74	91.00	83.50
U Utility, miscellaneous	114.09	107.37	99.89	95.60	85.13	79.54	90.99	67.39	64.19

- Private garages use Utility, miscellaneous
- For shell only buildings, with 3 sides or more, deduct 20%
- NP=not permitted
- Unfinished basements (R-3)= \$31.50 per sq ft.
- Carports and patio covers with 2 sidewalls or less of 1000 sq ft or less=\$300.00 flat fee, additional sizes use table for Utility, miscellaneous. For sizes less than 280 sq ft, use table for Utility, miscellaneous.