



COMMERCIAL CONSTRUCTION PERMIT APPLICATION

- Project Location _____ Tax ID # ____ - _____
The Tax ID # can be found on your deed or by visiting www.dat.state.md.us / Real Property / Real Property Search. When construction is being done and several property account numbers are involved, properties must be combined under one property number. It will be necessary to contact the State of Maryland Assessment Office, 112 Baltimore Street, Gateway Center, 301-777-2113, prior to applying for permit.
- Contact Name _____ Phone _____
Address _____
Fax _____ Email _____
- Contractor Name _____ Phone _____
Address _____
Contractor's License Number _____ Email _____
Contact Name _____ Phone _____
- Description of Work _____

- Estimated Cost of the project \$ _____
- Attach names, addresses, and licenses number of building contractor and subcontractors.** (Electrical and Plumbing Permits must be signed by a Maryland Licensed Master Electrician or Plumber.)
- Attach three (3)* complete sets of the site plans** drawn to scale and signed and sealed by a Maryland licensed professional, engineer or surveyor.
- Attach three (3)* complete sets of construction** plans drawn to scale, signed, and sealed by a state of Maryland licensed engineer and/or architect and include the following:
 - Statement of applicable codes used by designer as referenced standards (*see codes listed on the reverse*). All Maryland Building Performance Standards apply.
 - Occupancy Classification per IBC 2012
 - Construction Classification per IBC 2012
 - Handicap details
 - Fire protection
 - Design Load Certification (*applies to new construction or additions*)
 - Typical cross section detailing construction from footing to roof line** (*applies to new construction and additions*)
 - Elevation – 4 sides (*applies to new construction or additions*)
 - Detailed floor plans with all distances
 - Window and door sizes (*window/door schedules are required for new construction or when window/door size changes*)
 - Total square footage per level and gross footage
 - Electrical and plumbing schematic
- Provide Storm Water Management Review** as per Storm Water Management Checklist when applicable.
- Provide Soil Erosion & Sediment Control Plan Approval** per Soil Conservation District/301-777-1747, if applicable.
- Complete Plumbing and/or Electrical Permit applications**, when applicable (*no fee*)

- **A \$30.00 Commercial Construction Permit filing fee, plus an estimated construction cost per thousand**, is payable upon application and non-refundable. (Calculate by rounding to the nearest thousand.)
 - 0 - \$100,000,000 = \$6.00 per thousand
 - 100,000,001 - \$200,000,000 = \$3.00 per thousand
 - \$200,000,001 or greater = \$2.39 per thousand

A final walk through is required after all construction work is completed and the property is in move-in condition. A 24-48 hour notice is required for scheduling this appointment.

- Schedule an inspection of the final project with a City Building and Zoning Officer, 301-759-6455 or 301-759-6445.

Do not begin work until an approval is received from the City of Cumberland.
 A signed and stamped permit form is required for application to be considered complete.
 This will be sent to you upon approval of the department manager or designated representative.

Please note that issuance of a building permit is subject to appeal within 30 days from date of posting of the building permit on the property. an appeal could result in the rescission of the building permit. Any construction work undertaken by the applicant or his/her designee within the appeal period or prior to resolution of any appeal that may be filed within the appeal period is undertaken at the sole risk of the applicant.

Applicant's signature: _____ Date: _____

**In some cases four (4) copies of both the Site Plan and the Construction Plans may be needed for review.
 ** #40 psf. Live Load (#57 psf. round snow load) No reductions for duration/slope/exposures Wind - C*

MARYLAND BUILDING PERFORMANCE STANDARDS - LIST OF APPLICABLE CODES AND STANDARDS

Effective January 1, 2016 (Reference: www.dhcd.maryland.gov/Codes/Pages/BuildingCodes.aspx)

- **2015 IBC** – International Building Code (IBC) 2015 with the Department of Housing and Community Development (DHCD) modifications (Ref: COMAR 05.02.07)
- **2015 IRC** – International Residential Code (IRC) 2015 with DHCD modifications (Ref: COMAR 05.02.07)
- **2015 IECC** – International Energy Conservation Code 2015 (IECC) (Ref: COMAR 05.02.07)
- **2012 IGCC** – International Green Conservation Code 2012 (IGCC) (Ref: COMAR 05.02.07)
- The modifications to the above referenced codes include the following codes and standards:**
- **2015 IEBC** – Maryland Building Rehabilitation Code (MBRC) incorporating the International Existing Building Code (IEBC) 2012 (Ref: COMAR 05.16)
- **2012 IPMC** – Minimum Livability Code incorporating the International Property Maintenance Code (IPMC) 2012 (Ref: COMAR 05.02.03) - Effective September 17, 2012
- **2012 MAC** – Maryland Accessibility Code (MAC) (Ref: COMAR 05.02.02)
- **2015 NFPA 101 Life Safety Code** – The State Fire Prevention Code incorporating the National Fire Protection Association – NFPA 101 Life Safety Code 2012 (Ref: COMAR 29.06.01) with the State Fire Marshal modifications (Ref: COMAR 05.02.07; the State Fire Prevention Code)
- For applicable electrical requirements, refer to the local electrical code and the National Electrical Code (NEC) as adopted and enforced by the State Fire Marshal, authorized fire officials, or building officials (Ref: COMAR 05.02.07); Public Safety Article Title 12, Subtitle 6, Annotated Code of Maryland)
- For the applicable requirements concerning the mechanical systems, refer to the local mechanical code and the mechanical code adopted pursuant to the provisions of Business Regulation Article, section 9A-205, Annotated Code of Maryland (Ref: COMAR 05.02.07; Business Regulation Article, section 9A-205, Annotated Code of Maryland)
- For the applicable requirements concerning the plumbing systems, refer to the local plumbing code and the plumbing code adopted pursuant to the provisions of Business Occupations and Professions Article, Title 12, Annotated Code of Maryland. National Standard Plumbing Code (Ref: COMAR 05.02.07: Business Occupations and Professions Article, Title 12, Annotated Code of Maryland)
- **2015 IBC, Chapter 24, Section 2406** – Safety glazing requirements set forth in the Public Safety Article, Title 12, Subtitle 4, Annotated Code of Maryland, are in addition to Chapter 24, Section 2406 of the IBC 2015 (Ref: COMAR 05.02.07; Public Safety Article, Title 12, Subtitle 4, Annotated Code of Maryland)
- **2015 IBC, Chapter 30** – Elevators and conveying systems requirements set forth in the IBC 2015, chapter 30 are in addition to and not instead of the requirements set forth in Public Safety Article, Title 12, Subtitle 8, Annotated Code of Maryland (Ref: COMMAR 05.02.07; Public Safety Article, Title 12, Subtitle 8, Annotated Code of Maryland) ■