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## New Mexico Regulation and Licensing Department

### CONSTRUCTION INDUSTRIES DIVISION

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TO: All interested parties

FROM: Rem Pacheco, Electrical Bureau Chief  
JT Baca, Mechanical Bureau Chief

SUBJECT: Electrical, Mechanical, and Plumbing Plan Review Requirements

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Date: January 5, 2006

The purpose of this memorandum is to provide guidance on when electrical, mechanical, or plumbing plan review is required. This memorandum replaces the CID plan review requirement memo dated January 30, 2004.

### **ELECTRICAL PLAN REVIEW REQUIREMENTS**

The following is the basis for determining when electrical plan review is required by CID:

1. Residential projects with a 100 KVA (over 400 ampere) single phase or larger electrical service. An Electrical Engineer licensed to practice in NM is required to prepare and seal all electrical drawings.
2. Commercial projects with a 100 KVA single phase or 225 KVA three phase (amperage size depends on system voltage) or larger electrical service size. An Electrical Engineer licensed to practice in NM is required to prepare and seal all electrical drawings.
3. Commercial projects that require an engineer or architect seal by the CID Rules NMAC 14.5.2.9. An engineer and/or architect (depending on occupant load and valuation) licensed to practice in NM are required to prepare and seal all electrical drawings.\*

When electrical plan review is required, the following shall be submitted to CID:

- A. A completed CID application for electrical plan review and payment in the amount of \$48.00 or 15% of the building permit fee, whichever is greater.
- B. Three (3) complete sets of drawings, design criteria, and a copy of the contract listing the total contract value.
- C. The drawings must include the following details:
  - Applicable Codes, per commercial guide for electric, mechanical, plumbing
  - Site electrical plan
  - One-line riser plan
  - Load calculations
  - Available fault current calculations
  - Panel schedules
  - Floor plan
  - Power plan
  - Lighting plan
  - Lighting power calculations
  - Grounding details
  - Wiring methods

Construction Industries Division  
**ELECTRICAL, MECHANICAL AND PLUMBING PLAN REVIEW REQUIREMENTS**

**MECHANICAL/PLUMBING PLAN REVIEW REQUIREMENTS**

The following is the basis for determining when mechanical/plumbing plan review is required:

Commercial projects that require an engineer or architect seal by CID Rule NMAC 14.5.2.9. An engineer and/or architect (depending on occupant load and valuation) licensed to practice in NM are required to prepare and seal all mechanical/plumbing drawings.\*

When mechanical/plumbing plan review is required the following shall be submitted to CID:

- A. A completed CID application for mechanical/plumbing plan review and payment in the amount of \$ 37.50 or 15% of the building permit fee, whichever is greater.
- B. Three (3) complete sets of drawings, design criteria, and a copy of the contract listing the total contract value.
- C. The drawings must include the following details:
  - Plumbing riser plan
  - Floor plan
  - HVAC layout with locations of smoke and fire dampers
  - Mechanical room location and typical drawing
  - Kitchen hood and grease trap drawings
- D. Drawings for other mechanical systems may be required.

If there are any questions, contact the CID Plan Review Section at (505) 476-4869, Rem Pacheco, Electrical Bureau Chief (505) 476-4679 or JT Baca, Mechanical Bureau Chief (505) 476-4661.

**\*NOTE:** The Handbook for NM Building Officials, published by the Board of Architects and Board of Engineers requires the single seal of an engineer or architect on projects which do not exceed a construction valuation of \$400,000 and have a total occupant load of more than ten (10) but not more than fifty (50). The seal of both an architect and an engineer is required on projects with either a construction valuation of greater than \$400,000 or a total occupant load greater than fifty (50). Occupant load shall be calculated in accordance with the current adopted building code.

cc.

Lisa Martinez, Director, CID  
PLAN REVIEW REQUIREMENTS