GENERAL REQUIREMENTS FOR RESIDENTIAL BASEMENT FINISH 2015 KENTUCKY RESIDENTIAL CODE

Address of Project ____________________________ Application # ____________________________
Applicant’s Name (printed) ____________________________ Signature ____________________________

This document, when signed and initialed, will become part of the application for permit. The requirements on this document will take precedence over any discrepancies within the documents. All items shall be checked, and the signature of the Applicant above indicates agreement with all of the stated requirements.

The following items are supplemental construction notes provided by, the Boone County Building Department
Based on the minimum requirements of the 2015 Kentucky Residential Code Section 324.

- Finished portions of the basement that are not specifically designated as a “bedroom” shall not be used for sleeping purposes. Sleeping shall not occur in other finished basement spaces at any time.
- Smoke detectors shall be provided in each bedroom, outside each sleeping area in the vicinity of bedrooms, and on each level of the existing residence, including the basement. These smoke detectors are permitted to be battery-operated unless located in the new areas of construction. Smoke detectors located in areas changed by this permit shall be hard-wired with battery back-up and, if applicable, interconnected to each other. Code also allows interconnectedness shows for wireless technologies.
- Carbon monoxide alarms shall be installed per KRC315.3
- All bathrooms without an operable window shall be provided with a minimum 50 cfm exhaust fan vented directly to the exterior of the residence.
- The ceiling height in the finished habitable portions of the basement shall be minimum 6'-8" with not less 6'-4" below any ceiling projections.
- Firestops shall be provided in the air space between the new interior stud wall and the existing concrete foundation wall at a maximum of 10 ft. horizontally and at the top of the stud wall. Fire blocking is inspected at the framing stage before you drywall.
- All lumber which will come in direct contact with concrete or masonry to be pressure-treated for exterior use.
- All enclosed, accessible spaces below the basement stair shall have its walls and ceiling finished with minimum ½” gypsum board (drywall).
- Where existing dwellings have an attached garage or a fuel-fired appliance(s) carbon monoxide alarms shall be provided and installed outside of each separate sleeping area in the immediate vicinity of the bedrooms.
- Bedrooms in basement shall have an emergency escape and rescue openings. Grade floor openings shall have a minimum net clear opening of 5 square feet. Emergence escape and rescue openings shall have a sill height of not more than 44 inches, measured from the finished floor to the bottom of the clear opening.
- Illumination shall be provided for the full length stair and its associated landings.
- Ventilation is required when enclosing furnace rooms and water heaters. Please specify what type of furnace or water heater you are enclosing (i.e. high efficiency, gas, electric, etc).
- HVAC alterations: If you are adding ductwork or making any other alterations to the HVAC system, a separate building permit is required from this office.

DISCLAIMER:
This worksheet highlights specific sections of the 2015 Kentucky Residential Code in order to facilitate plan submission. It is not intended to be a complete summary of that document.
FLOOR PLAN FOR BASEMENT FINISH

All fuel burning appliances (furnaces, water heaters etc.) must be provided with adequate amounts of air for combustion.

Mechanical Room

Stairs must meet handrail guardrail requirements

Existing steel columns

Enclosed accessible space under stairs must be protected with 1/2" drywall.

Wet Bar

Closet

Bedroom

Bath

Media Room

Existing foundation wall

Existing sill plate

Specify ceiling material to be used

Fire blocking is required between the top plate of the furred wall and foundation wall.

Fire blocking material may consist of: gypsum board, mineral wool, unfaced insulation, 3/4" particle board or 2 inch nominal lumber.

Insulation, minimum R-13

Specify wall construction method and materials: stud size and spacing

Specify wall covering material to be used

Sill plate

Enclosed accessible space under stairs must be protected with 1/2" drywall.

Media Room

Closet around sump pump

All sleeping rooms must have an emergency escape window. See detail on next page

All bathrooms must be provided with ventilation from a window or exhaust fan. Fan must vent to outdoors.

Smoke detectors must be installed throughout the existing dwelling and addition in the following locations:
- Inside all sleeping rooms
- Outside of all sleeping rooms within 10' of the sleeping room door
- Every floor including basements

Smoke detectors must be interconnected so the actuation of one alarm will activate the remaining alarms.

Any wood framing members attached directly to the interior of exterior masonry or concrete walls below grade must be pressure treated or protected from decay by an approved vapor retarder.
**Soffit Firestopping Detail**

Bars, grilles, covers, screens or similar devices are permitted to be placed over emergency escape openings or window walls provided they meet the minimum net clear opening requirements and such devices are releasable or removable from the inside without the use of a key, tool, special knowledge or force greater than that which is required for normal operation of the escape and rescue opening.

The emergency escape window must have a minimum opening of 5 square feet. The opening must be at least 20" wide and the height of the opening must be at least 24".

44" Max. sill height for egress (bedroom) windows measured from floor to top of sill.

Emergency escape and rescue openings shall be operational from the inside of the room without the use of keys, tools or special knowledge.

**Emergency Escape Window Detail**
Interior stairways shall be provided with an artificial light source located in the immediate vicinity of each landing of the stairway.

Interior stairways with 8 or more steps shall have a wall switch at each floor level to control the stair lighting.

Handrail height: 34" min. – 38" max., measured from the nose of each step. Maximum handrail width: 2 - 5/8" and must have a graspable surface.

Guardrails at platforms and landings cannot have openings greater than 4".

All openings in stair guard rail must be less than 4 - 3/8".

This space shall not allow the passage of a 6" sphere.

Enclosed accessible space under stairs shall have walls, under stair surface and any soffits protected on the enclosed side with 1/2 inch gypsum board.

Openings at back of stairs must be less than 4".

The greatest riser height within any flight of stairs shall not exceed the smallest by more than 3/8".

Stairs must have a leading edge projection no less than 3/4" and no more than 1-1/4".
Emergency escape windows under decks or porches are permitted as long as the window can be fully opened and a path not less than 36" in height is provided to a court or yard.

Window wells greater than 44" deep must have a permanent ladder or steps usable with the window in the fully open position.

Ladder or rungs shall have an inside width of at least 12" and spaced not more than 18" o.c. for the full height of the window well.

Steps must project at least 3" from the wall and may encroach no more than 6" into the required dimensions of the window well.

Window well must have a minimum 3' x 3' horizontal area and allow for full opening of the emergency escape window.

Emergency Escape Window Under Existing Structures