

1. Attach a scaled drawing/plan of your basement with room use and dimensions noted.
2. An upgrade of smoke detectors is required for the entire house when remodeling or finishing a basement. Operable smoke detectors must be installed in each bedroom, in areas just outside bedrooms, and on additional levels of the home. Smoke detectors must be hard-wired with battery backup in newly remodeled areas. Smoke detectors shall be interconnected if possible.
3. Carbon monoxide detectors must be installed within 10 feet of all bedrooms. Detectors may be plug in or battery type and must be installed per manufacturer's instructions.
4. Each bedroom must have one escape window that meets the following requirements:
 - 5.7 square feet, 24 inch minimum height, 20 inch minimum width (see egress handout for more information).
 - Exit windows under decks and overhangs require a minimum 48-inch clearance above grade.
 - Exception – grade floor openings shall have a minimum net clear opening of 5 square feet.
 - Window wells – must allow window to fully open to an opening of 9 square foot minimum with a minimum dimension of 36 inches in either direction.
 - Window wells deeper than 44 inches must have a permanently affixed ladder or steps usable with the window in the fully open position.
5. Water resistant drywall (green board) is not designed for use in high-moisture areas such as tub and shower surrounds, therefore is not allowed in these areas.
6. Bathrooms require an operable window or an exhaust fan capable of 5 air changes per hour, connected directly to the outside and insulated a minimum of 3 feet from the exterior.
7. Shower/bathtub faucets must be a temperature controlled anti-scald type. Toilets must be 1.6 gallons or less flush volume. Toilet clear space minimum: 30 inch width and 21 inches at front.
8. Habitable rooms (bedrooms, family rooms, etc.) must have a heat supply and cold air return.
9. Bathrooms do not require a cold air return.
10. All ducts must be sealed and framing cavities cannot be used for cold air returns or heat supplies.
11. The walls and soffits of enclosed space under the stairs and landing must be finished with 1/2-inch drywall and fire taped if that space is accessible.
12. Use treated or rot-resistant lumber for bottom plates on concrete floors.
13. Soffits must be fire blocked at 10-foot intervals with fiberglass batts extending from the bottom of the soffit framing to the floor framing or subfloor above. Interconnections between concealed vertical and horizontal spaces must also be fireblocked.
14. Furnace shall have an unobstructed working space of not less than 30 inches in front.
15. Clearances to furnace flues must be maintained: 1 inch for double wall Type 'B' and 6 inches for single wall type.
16. Fireplaces must be installed per the manufacturer's instructions. A gas line pressure test is required. A shutoff valve is required at the appliance and manifold.
17. If the framing enclosing a gas fireplace leaves the floor framing above exposed, the lid of the enclosed area must be draftstopped with 1/2-inch drywall, OSB or plywood.
18. Ceiling drywall shall be applied perpendicular to framing. Floor framing over 16 inches on center requires 5/8-inch or 1/2-inch high strength/anti-sag drywall.
19. Steel nail plates shall be installed to protect plumbing and electrical installed closer than 1-1/4 inch from the face of the stud.
20. Separate permit required for electrical work.
21. The Minnesota Energy code does not contain any requirements for air barriers, insulation and vapor retarders for basements of homes built prior to June 1, 2009. Please inquire with a building inspector for recommendations pertaining to your basement's specific construction details.

- Provide a scaled drawing that includes room dimensions and room use labels
- Identify modifications to the existing structure such as posts, beams and floor joists

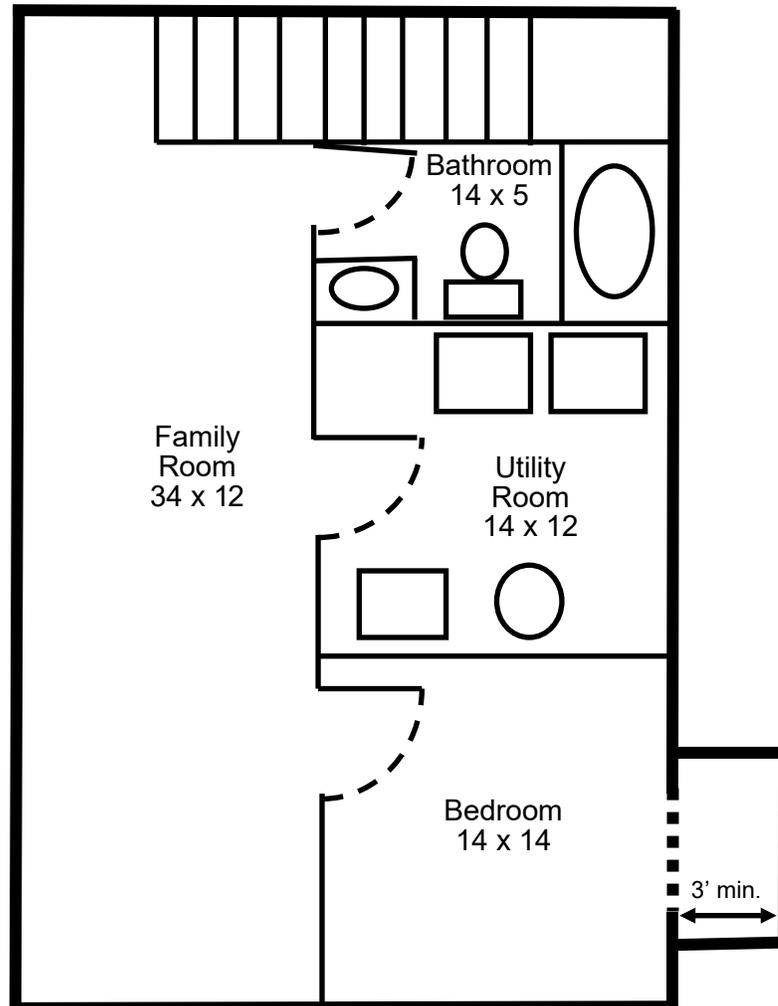
- Minimum ceiling height 6' 4"

- Treated and secured bottom plates

- Supply and return air is required for habitable rooms, all duct joints must be sealed. Framing cavities can not be used as ducts.

- Fireblocking is required at 10' intervals along soffits

- Provide 30" working area in front of furnace, this area could be provided by a door



- 1/2 " drywall under enclosed accessible stairs

- Provide bathroom fan vented to exterior and insulated, unless operable window present

- Toilet clearance: 21" front 15" width each way

- Minimum shower size 30 x 30

- Escape window required for every bedroom (see egress handout if needed)

- Hardwired smoke detector in every bedroom, areas outside bedrooms and on each additional level

Note: Electrical questions should be forwarded to Kletschka Inspecting at 612-866-1979.

- Carbon Monoxide detectors are required within 10' of all bedrooms

This information is a guide to the most common questions. It is not intended to be a complete list of requirements.