

**Existing home foundations**, built prior to June 2009 are exempt from the *MN Energy Code* regulations. Applicant may choose the insulation type if any, and simply follow the manufacturer's installation instructions. *(Exposed foam on walls must be covered or approved type.)*

Construct all walls on **treated or redwood plates**. Hem-fir, Doug-fir or S-P-F plates not allowed.

**Electrical outlets** required every 12' along walls and 6' from door openings.

**Dedicated GFI circuit** required in bathroom.

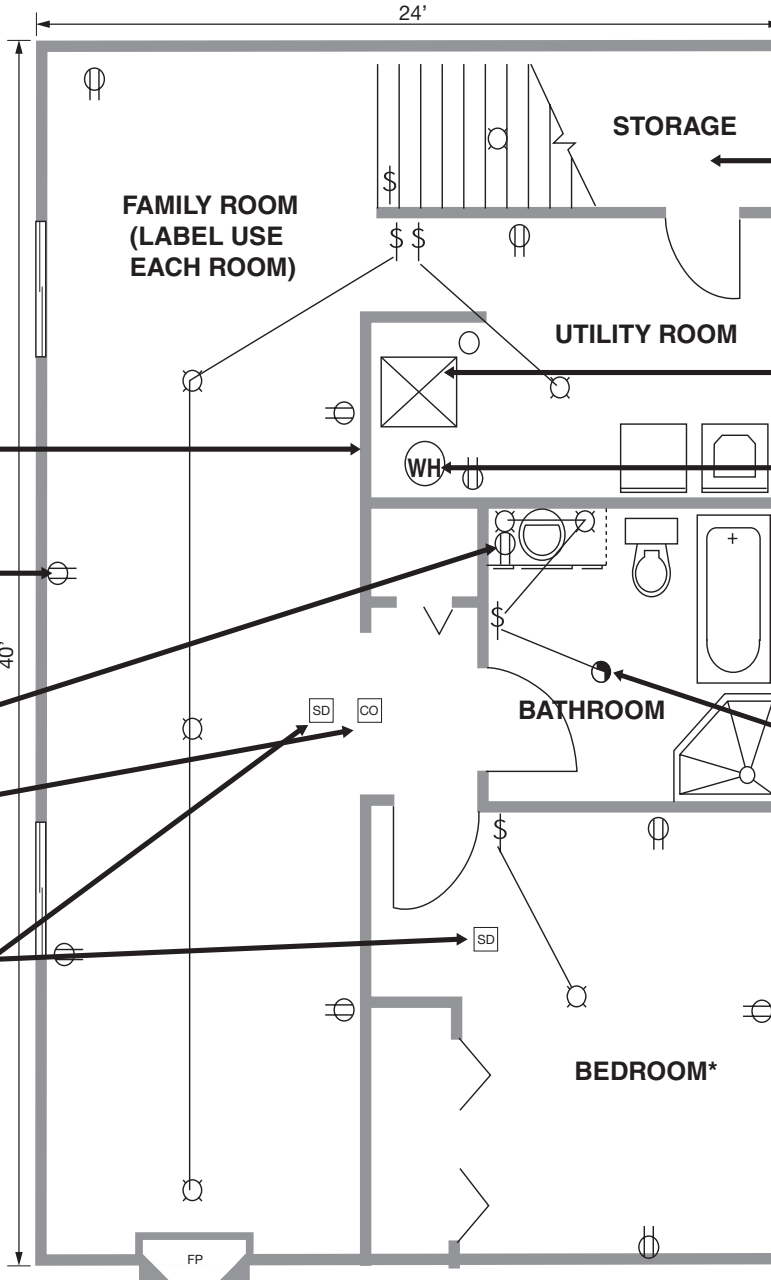
**Carbon monoxide alarm** must be installed outside and not more than 10 feet from each separate sleeping area or bedroom.

**Smoke detectors:** Electronically-operated detectors in new basement finish and all bedrooms. Install battery-operated detectors in existing bedrooms and floors not equipped with smoke detectors.

Minimum **ceiling height** in existing basements is 6'-4". This includes height under beams, ducts and other obstructions.

Gas-fired furnace or water heater cannot be in a bedroom, bathroom or storage closet.

Creation of a full kitchen in the basement of a single family home must be reviewed for conformance with zoning regulations.



**Protect storage** under stairs on enclosed side with 1/2" gypsum board.

**Provide combustion air** to furnace and clear 30" working space in front of furnace.

A **water heater** must be able to be removed with the furnace intact.

**Supply and return air** is required for all habitable rooms.

A **bathroom fan** is required unless there is an operable window. Insulate the fan duct a minimum of 3' from the outside of the house rim.

Show **window sizes**. Egress window required in each bedroom. Egress size: 5.7 sq. ft. of operable area with 20" min. width and min. height of 24". Sill no more than 44" above floor.

*\* There are varying clearances to combustible materials when building next to new or existing fireplaces. Discuss with Plans Examiner when obtaining permits.*

*See city handout for arc fault circuit interrupters.*

- See Egress Window handout for additional information <https://www.bloomingtonmn.gov/sites/default/files/53megress.pdf>

- Window wells that are less than 32" from the basement floor to bottom of well may require additional exterior insulation ensure frost protection of the footing.

*\* Arc-fault circuit breakers (AFCB) to be installed per current NEC.*

**Note: Electrical panels are NOT allowed in bathrooms or clothes closets.**