



*At the Heart of Community*

# Basement

Residential Remodeling



## Rules & Restrictions

- \*All work must comply with the 2012 International Residential Code, the 2011 National Electric Code and the current Village of Lake Zurich Building Ordinances.
- \*GFCI's (Ground Fault Circuit Interrupter) must be provided if within 6' of water. Outlets in unfinished areas shall be GFCI protected.
- \*Provide electrical receptacles and closet lights per code.
- \*Minimum ceiling height 7'. Older homes contact Building Department for allowance.
- \*If installing backflow preventors, include the Cross-Connection Control Device Inspector's name, address, telephone number, and a copy of their current C.C.C.D.I license.
- \*Basement bedroom restrictions: requires emergency egress windows (IRC Regulation) and Smoke and CO detectors.
- \*Call J.U.L.I.E. (800-892-0123) before digging.

## Note:

\*If an inspector needs to return more than once for the same phase of any required inspection, a \$85.00 re-inspection fee will be required to be paid before the re-inspection takes place.

## Occupancy

\*A Certificate of Occupancy is required and will be mailed to the homeowner upon successful completion of all necessary inspections.

## Materials

- \*Electrical wiring shall be run in conduit only.
- \*\* "Romex" is not permitted\*\*

## What to Submit

- \*Completed application.
- \*2 copies of plans, drawn to scale, noting what is existing and what is proposed. Must include entire basement floor, including crawl space.
- \*Provide location and panel schedule of the electric service panel and the availability of additional circuits, with no more than ten openings per circuit.
- \*Note sprinkler heads (if applicable)
- \*Note the location of smoke detectors. Smoke detectors shall be battery backup type.
- \*Note the means of ingress and egress to the outside by means of a door or window. (Minimum 20"W x 24"H).
- \*Provide framing details; i.e. type, size, spacing, ceiling height, etc.
- \*Note the wall finish, floor covering, built-in bars, cabinets, etc.
- \*Indicate the installation of firestopping per the Building Code.
- \*Submit BTU ratings of the furnace, hot water heater and clothes dryer if appliances are to be enclosed in a room.

\*Any changes to plumbing require a plumbing line drawing. Include a complete list of existing plumbing fixtures in the building. Include existing water service and water meter size.

## Costs

Plan Review and Permit Fees are determined by the square footage of the job. A fee schedule is available on our website under the municipal code.

\$105.00 Building Deposit -refunded in accordance with Municipal Code Title 8, Chapters 2-6, Sections A-E. Allow 4-6 weeks for refund after final inspection has taken place.

\*If final inspection is not scheduled and approved prior to expiration date on permit, the building deposit will be forfeited to the Village.

## Inspections

\*Inspections are scheduled for A.M. or P.M. Monday through Friday with 24 hours advance notice. Call before 3:00 P.M. the day before you want your inspection. Same day re-inspections are not available.

\*Rough plumbing inspection.

\*Rough building inspection. The framing, electric, and HVAC are all completed in ONE inspection.

\*Above ceiling inspection.

\*Insulation inspection.

\*Final inspection.

**I have read and reviewed these requirements.**

Signature of Applicant

Date