

DRAWING CHECKLIST FOR INTERIOR ALTERATIONS

The following is a list of basic drawings that must be submitted for this type of project. Your individual projects may require additional information. See attached sample drawings.

Floor Plans

- All floor plans should be drawn to the same scale.
- Provide plan for existing and proposed construction (existing and proposed may be shown on a single plan but must clearly differentiate between walls to remain or to be modified and proposed new walls).
- Fully dimension plans.
- Indicate location of all load bearing walls.
- Provide information on all required headers at modified bearing walls and indicate how header loads will be transferred to grade.
- Label the use of all rooms/spaces; such as bedroom, kitchen, living, utility, storage, etc.
- Indicate location of all required egress windows/doors.
- Show location of required electric board panels.
- Indicate and label all components of wall framing; such as wood stud walls, sheathing, siding, etc.
- Indicate if existing slabs will be modified to floor height of house.
- Indicate how existing slabs will be modified to meet energy efficiency.

Exterior Elevations

- For garage conversions, dormer additions, etc., provide proposed exterior elevation at all modified walls.

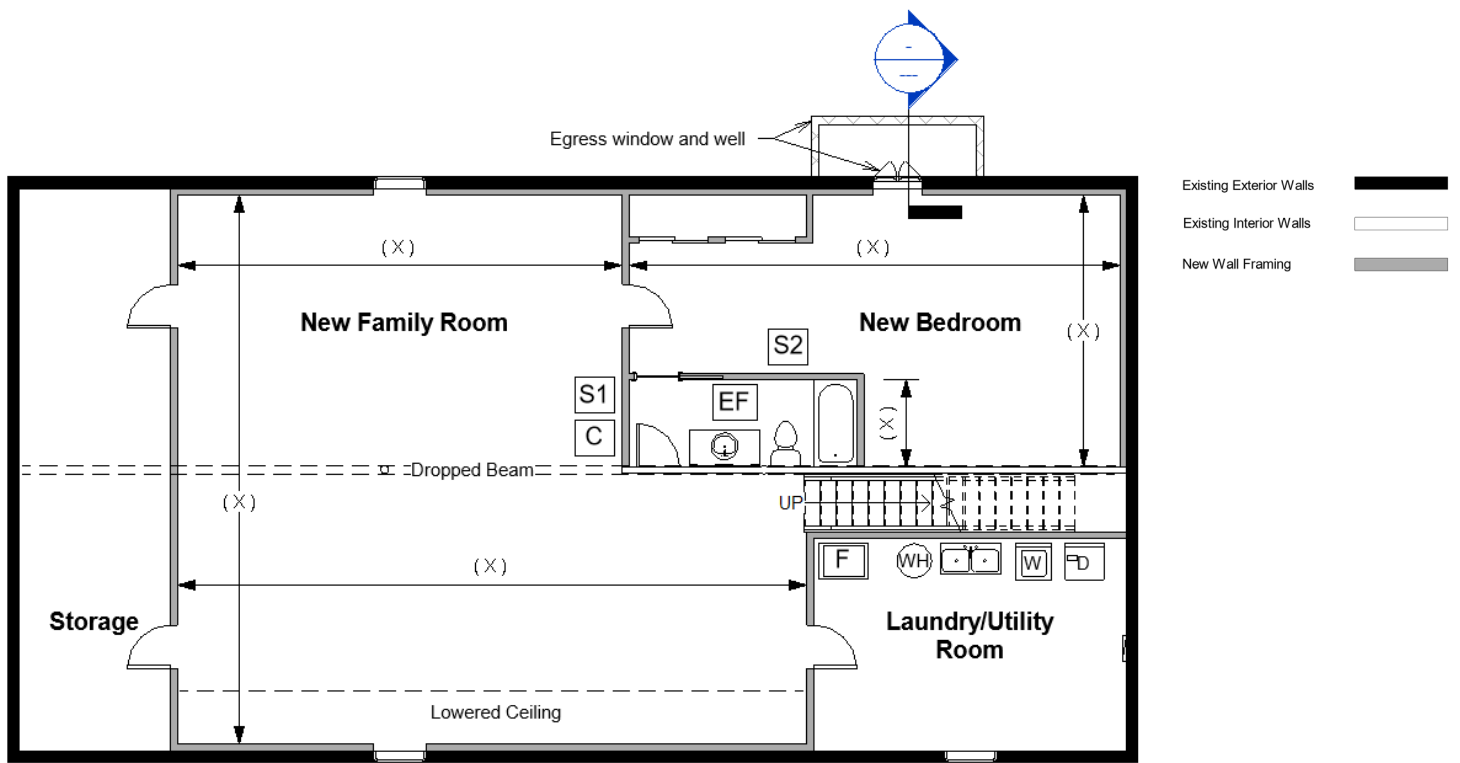
Energy Efficiency Information

- Indicate proposed method to meet energy efficiency requirements; such as prescriptive R-values for walls, floors, and roofs, or submit an energy analysis compliant with current codes.

ALL DRAWINGS MUST SHOW PROJECT ADDRESS.

NOTE: SEPARATE PERMITS ARE REQUIRED FOR MECHANICAL, PLUMBING, AND ELECTRICAL WORK.

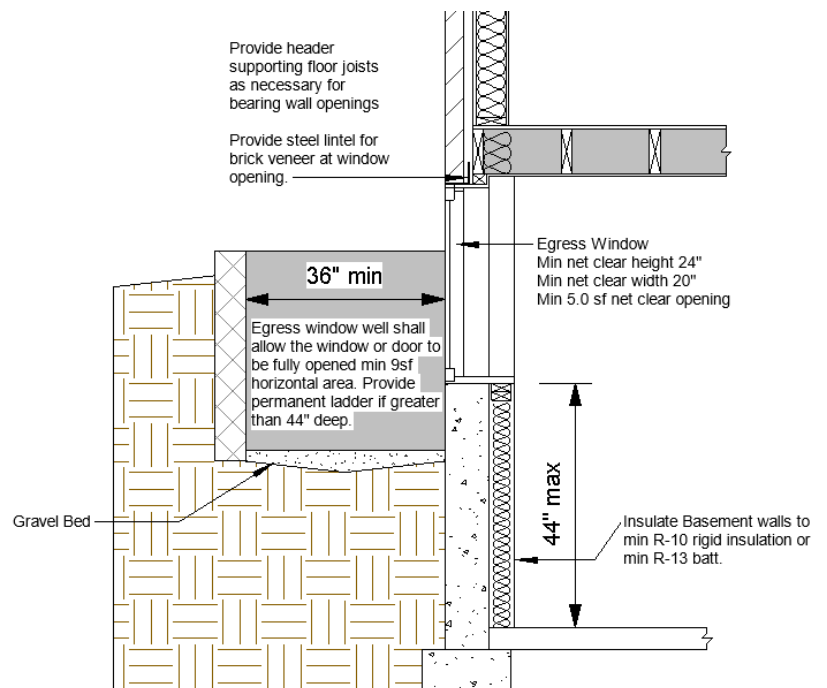
CONTACT THE PLANNING AND DEVELOPMENT DEPARTMENT AT 937-296-2441 WITH ANY QUESTIONS.



Basement Finish: Sample

GENERAL NOTES:

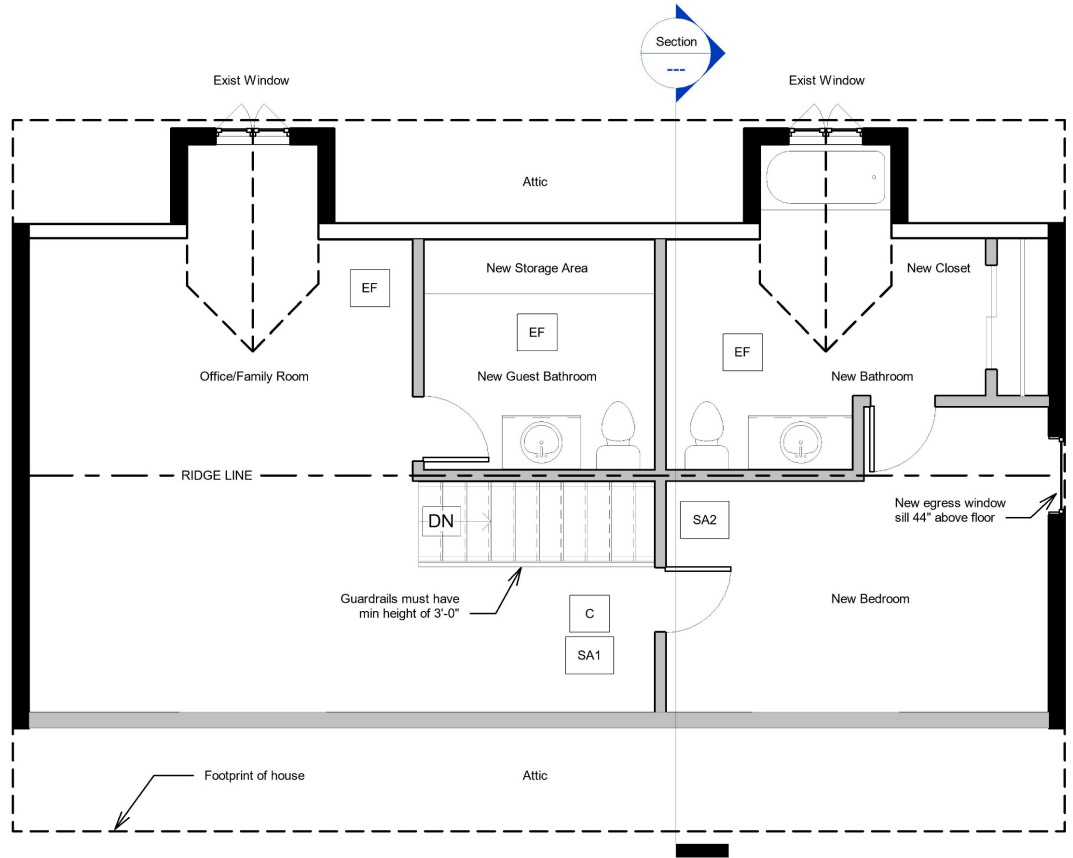
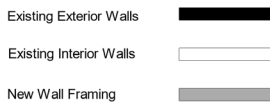
1. Exterior walls of conditioned basements shall be insulated from top of wall down to 10ft below grade or basement floor, whichever is less.
2. Bathrooms shall have either operable windows or exhaust fans ducted to outside.
3. Wood framing resting on concrete or masonry shall be pressure-preservative treated.
4. Portions of existing basements that do not contain habitable spaces shall have a ceiling height of 6'-8" min, and habitable spaces created in existing basements shall have a min ceiling height of 6'-8" and 6'-4" under obstructions such as beams or ductwork.
5. Enclosed accessible spaces under stairs shall have walls, under-stair surface and any soffits protected on the enclosed side with 1/2" gypsum board.
6. Bedrooms require a means of egress directly to the exterior; may require egress walk.
7. Screening devices at wells shall comply with the min net clear opening required and shall be releasable or removeable from the inside without the use of a key, tool, special knowledge, or force greater than that required for normal operation of egress window.
8. Where an egress door is provided, it shall be side hinged or a slider and where below grade it shall be provided with an area well. The min net clear height opening for any egress shall meet Sec 310.2.1. Landings or floors at the required egress door shall be 1 1/2" max below the top of the threshold.



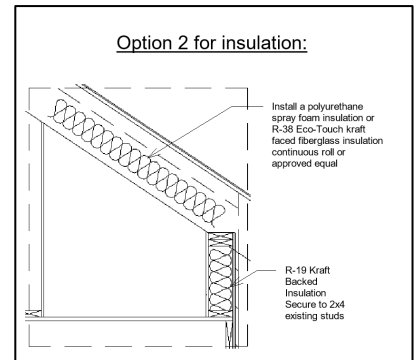
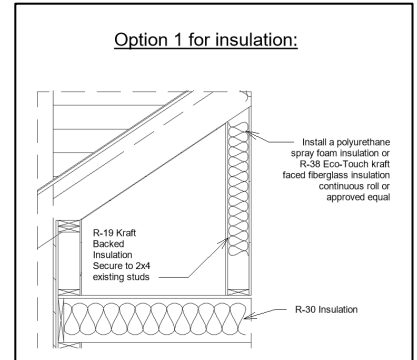
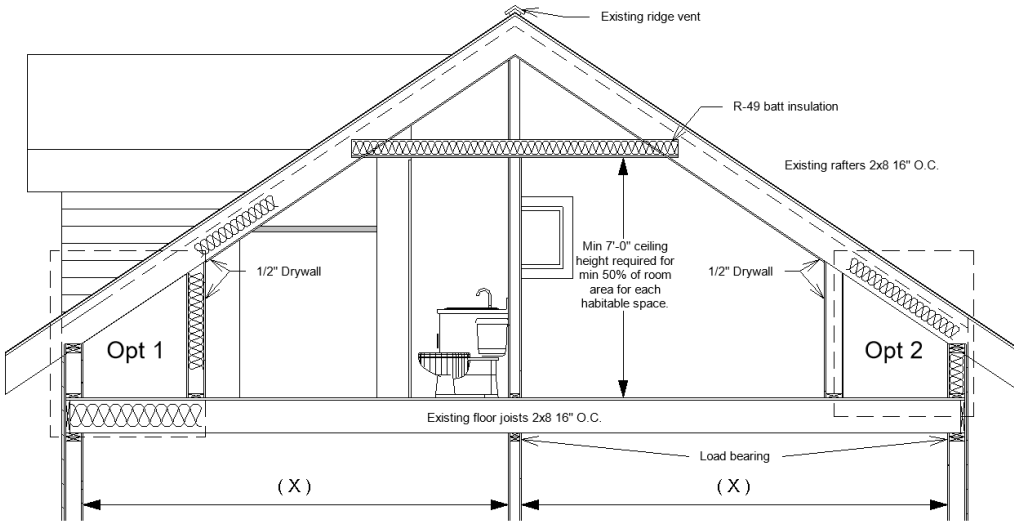
Basement Egress Window: Sample Section

GENERAL NOTES:

1. Bedrooms require a min 30psf live load.
2. Living areas require a min 40psf live load.
3. Cathedral ceilings shall be supported to resist lateral loads by an adequately sized structural ridge beam with required supports or by a ridge board with rafter ties and connections.



Attic Finish: Sample



Building Section: Sample

GENERAL NOTES:

4. Bathrooms shall have either operable windows or exhaust fans ducted to outside.
5. Safety glazing required in hazardous locations.
6. Every new sleeping room shall have at least one Emergency Escape and Rescue Openings that open directly into a public way or to a yard or court that opens to a public way.
7. Exterior walls, floors, ceilings, roof, and any other building elements separating conditioned spaces from exempt or unconditioned space shall meet Energy Efficiency requirements.