



## Basement Finish

Based on the 2018 IRC

- Applications for building permits shall be filed online at [KSMission - KSMission](#).
- Provide detailed drawings for the basement finish project to include a floor plan, framing details, stair details, plumbing, electrical and mechanical changes/alterations.

### NOTE:

Egress (Emergency Escape and Rescue Opening) Requirements per 2018 IRC

- Every basement and each sleeping room must have at least one operable emergency escape and rescue opening (EERO).
- Exception: If the basement (or room) is strictly used for mechanical equipment and is under 200 sq ft, it may be exempt.

### 2. Opening Size Requirements (Net Clear Opening)

To qualify as compliant, the window must meet all the following:

- Minimum clear opening area: 57 sq ft.
- Exception for grade-level openings: at least 5.0 sq ft.
- Minimum height (net clear): 24 inches
- Minimum width (net clear): 20 inches

### 3. Sill Height

- The bottom of the net clear opening must be no more than 44 inches above the finished floor.

### 4. Window Wells (for below-grade openings)

- If your window opens below grade (i.e., requires a window well):
- The well must be at least 36" wide by 36" projection (9 sq ft minimum area).
- The well must not block the window from fully opening.
- If the well is deeper than 44" it must include a permanent ladder or steps, spaced no more than 18" apart and projecting at least 3' from the wall.

### 5. Doors as Egress

- A door (side-hinged or sliding) can serve as an egress opening, provided it meets the operational requirements.

## 6. Ceiling Height

e Minimum height 7 feet for habitable space.

- Minimum ceiling height 6'-8" for bathrooms and laundry rooms.
- Beams, girders, ducts, and/or other obstructions may project within 6'-4" to the finished floor.