Code Change

All projects submitted on or after April 1st, 2013 will be required to meet the 2012 Codes.

All projects submitted prior to April 1st, 2013 will be required to meet the 2006 Codes.
Single-Family 2006 to 2012 Significant Changes

- Garage doors required to be self-closing – R302.5.1
- Whole house ventilation required where under 3 ACH – R303
- Window wells required to be connected to drainage system – R310.2.2
- Window Sill Height for operable windows – min. 24 inches where over 6 ft. above grade – R312
- Carbon Monoxide alarms required outside of bedroom areas – R315.1
- Fire Protection required on underside of I-joists, Floor Trusses – R501.3
  Options: 1/2” gyp, 5/8” wood, sprinklers, equivalent alternatives
  *includes crawl spaces intended for storage
  *80 square feet exempt from protection – must be fire-blocked
  *2 x 10 or greater nominal lumber exempt
- Two independent water barriers required behind stucco – R703.6.3
- Kick-out flashing required at base of roof sidewall terminations – R903.2.1
- Refrigerant access ports on AC units require locking caps – M1411.6
- Kitchen exhaust hoods over 400 CFM will require make-up air – M1503.4
- Bathroom, kitchen, and dryer exhausts terminations – min. 3 ft. from all windows and 10 feet from air intakes – M1506
- Dryer duct max length increased from 25 ft. to 35 ft. (length for concealed ducts must be identified within 6 ft. of connection) – G2439.5.5
- Multi-wire branch circuits – must be on separate phases, grouped in panel, and be provided with a means for simultaneous disconnect – E3701.5
- Decks of any size – outdoor receptacle required – E3901.7
- Foyers over 60 square feet – outlets required for each wall space over 3 feet in width – E3901.11
- GFCI protection - only sump pump, fire alarm, and garage door opener exempt in those required locations – GFCI’s must be readily accessible for regular testing – not located behind appliances – E3902
- AFCI protection expanded – family rooms, dining rooms, living rooms, parlors, libraries, dens, bedrooms, sunrooms, recreation rooms, closets, hallways, and similar rooms – E3902.12
- Tamper-resistant receptacles required for all outlets less than 5.5 ft above floor – E4002.14
Single-Family New Energy Requirements

*Insulation inspection required – Permit applications submitted after April 1st, 2013

- Can be conducted as stand-alone inspection or on re-rough if approved by inspector

Inspection Items

- All Building Envelope penetrations to be well sealed – electrical boxes, canned lights, rim joists, sill plates, attic access, etc.
- Ducts, air handlers and filter boxes shall be sealed
- Minimum Insulation requirements

<table>
<thead>
<tr>
<th>Type</th>
<th>R-values</th>
</tr>
</thead>
<tbody>
<tr>
<td>Ceilings w/ attic spaces</td>
<td>R-49</td>
</tr>
<tr>
<td>Ceilings w/o attic space</td>
<td>R-30 - limited to 500 square feet</td>
</tr>
<tr>
<td>Framed Walls</td>
<td>R-13 (2x4) R-19 (2x6)</td>
</tr>
<tr>
<td>Basement Walls</td>
<td>R-10 (cont.) R-13 (cavity)</td>
</tr>
</tbody>
</table>

*Concrete Slabs

- R-10, 2ft
  *Slab-on-grade floors with a floor surface less than 12 inches below grade

- Minimum Fenestration requirements

<table>
<thead>
<tr>
<th>Type</th>
<th>Values</th>
</tr>
</thead>
<tbody>
<tr>
<td>U-factor</td>
<td>.35</td>
</tr>
<tr>
<td>SHGC</td>
<td>.40</td>
</tr>
<tr>
<td>Skylight U-factor</td>
<td>.55</td>
</tr>
</tbody>
</table>

- Blower Door Test not required at this time
- HERS Option of 85 acceptable in lieu of Prescriptive Compliance
- Certificate in Electrical Panel stating R-values, U-factor and SHGC of fenestration, and results of Blower Door Test (if applicable)
HVAC / Water-Heater Miscellaneous Permits

On April 1st, 2013, the following code and procedural changes will take effect:

- **Permit Length** - Mechanical Miscellaneous permits will be 60 day permits.

- **Carbon Monoxide Alarms** – required to be installed outside and in the vicinity of all bedroom areas (if compliant alarms are not currently installed) – IRC R315.3.

- **Gas-line Bonding** – Installations involving CSST will require gas line bonding verification – IRC G2411.1.1.

- **Contractor Responsibility** – A contractor representative will be required to be on-site for inspections in owner occupied homes.
**Deck Permits**

On **April 1st, 2013**, the following code and procedural changes will take effect:

- **Permit Length** – Deck permits will be 60 day permits.

- **Positive Connection** – Where positive connection to the primary building structure cannot be verified during inspection, decks shall be self-supporting – IRC R507.1

- **Existing Homes** – Decks that are not self-supported will require a house rim/attachment inspection to verify positive connection.
EXPIRED PERMITS

Starting June 1st, 2013, anyone with expired permits will not be permitted to pull a new permit until those other permits have been extended, reinstated, or closed out.

If you would like an audit of your permits, please email us at CodesAdminGen@leawood.org with that request, or visit us at City Hall Community Development.

Thank you for your cooperation in helping us final out projects as they are completed.

Thanks,

Travis Torrez
Building Official
City of Leawood, KS
(913) 339-6700 ext. 171
travist@leawood.org