



One and Two Family Modular Framing Checklist

2025

This unit meets or exceeds current Kentucky Residential Codes.

Division 1: General Requirements

Passive Radon reduction venting system is installed

Division 6: Woods/Plastics/Rough Carpentry/Millwork

Grab Bar blocking for tub, showers and toilet centered 33" to 36" AFF (above finished floor)

Division 07: Thermal and Moisture Protection

Insulation values to meet 2021 IECC, REScheck minimums, or better.

Division 9: Finishes

Moisture-Resistant Drywall: All walls in bathroom & w/n 6ft in any direction of water sources

Division 11: Equipment

Washer / dryer hookups installed

Division 13: Special Construction

Grade floor hallways shall have a net clear (finish wall to finish wall) opening width of 42"

Division 22: Plumbing

Water Supply Piping is installed to the interior side of walls (except hose bibs)

Division 23: Heating Ventilating and Air Conditioning

All supply air, return air, and exhaust air ducts installed in unconditioned spaces shall be sealed and insulated with a minimum R-8 insulation wrap

Division 26: Electrical

- Common area lighting at all entrances and common areas
- Dwelling unit switch operated lighting in each room, hall, stair, and walk-in closet and over cooking area, sink and general or dining area
- Bathroom equipped with switch operated light over lavatory and general area
- Light switches, fan switches and thermostats shall have a maximum height of 48" to the top of the switch or thermostat.
- Mounting heights or electrical outlets shall have minimum height of 15" AFF from the bottom of outlet or a maximum height of 48" from the top outlet.

Division 28: Electronic Safety and Security

UL listed carbon monoxide alarm(s) shall be installed outside each sleeping area no more than eight (8) feet from any bedroom door within the dwelling unit if the unit contains fuel burning appliances or attached garage.

X

Reviewed by Inspector:

Company Name: