

ITEM	CODE # from IBC/IRC 2003	PAGE #	REQUIREMENTS
Anchor Bolts	IRC R403.1.6	63	Spacing shall be 6' on center and within 12" of ends and joints of plates. Anchor bolts shall be minimum 1/2" diameter and shall extend a minimum of 7" into masonry or concrete. Foundation anchor straps spaced as required to provide equivalent anchorage to 1/2" diameter anchor bolts may be used.
Beams & Girders	IRC R606.13	161 / 162	Shall have a bearing of at least 3".
Classes of Standpipe Systems	IBC 905	171	See listed section for descriptions of different types of standpipe systems and their approved uses.
Construction Types	IBC 602.2	81	See Chapter 6 on listed page for specific construction types and their descriptions.
Cut Trusses	IRC R802.10.4	217	Truss members shall not be cut, notched, drilled, spliced or otherwise altered in any way without the approval of a design professional. Additional loads that exceed design loads shall not be permitted without verification that the truss is capable of supporting such additional loading.
Emergency Egress Requirements	IBC 1003	194	See Chapter for Means of Egress requirements.
Engineering Requirements (all refs)	IRC R301.1.3	23	When a building of otherwise conventional construction contains structural elements exceeding the limits of Section R301 or otherwise, not conforming to this code, these elements shall be designed in accordance with accepted engineering practice.
Exit Access Travel Distance	IBC 1015	211	See Table 1015.1 for travel distances
Exit Travel Distance	IBC 1015	211 / 212	See Table 1015.1 page 212
Exterior Wall Bracing	IRC R602.10	121	See Table 602.10.1 on page 125 of IRC.
Exterior Wall Coverings	IBC 1404	246	See listed section for description and requirements for different types of materials.
Exterior Wall Framing Size (multi-floor)	IRC R603.3.2 / R602.3.1	136-147 / 118	See Tables on pages listed for wood and steel.
Fire Resistance Rated Construction	IBC Chapter 7	85	See listed chapter for specific applications

Fire Separation (Garages)	IRC R309.2	49	Must be separated from residence & attic area by ½" gypsum board on garage side. Garages beneath habitable rooms - separation shall be 5/8" Type X gypsum board or equivalent.
Footers	IRC R403.1	62	Minimum 12" wide and 12" below undisturbed soil. Concrete must be minimum 8" thick.
Foundation Reinforcement	IRC R404.4.6.2	82	See attached charts.
Foundation Venting Requirements	IRC R408.2	85	Minimum net area of vent openings shall not be less than 1 square foot for each 150 square foot of under-floor space. One such vent opening shall be within 3' of each corner of the building.
Foundation Wall Size	IRC R404	72	See Tables on attached sheets.
Handrails	IRC R311.5.6	51	Four or more risers must have handrail on at least one side. Ramps exceeding a slope of 1:12 must have a handrail on at least one side. Height is not less than 34" nor more than 38"
Headers	IRC R502.5(1) / R502.5(2)	93	See Tables in IRC on listed pages.
Height of guardrails on Decks & Porches	IRC R312.1	52	Porches, balconies or raised floor surfaces located more than 30" above the floor or grade below shall have guards not less than 36" in height. Required guards on open sides of stairways, raised floor areas, balconies and porches shall have intermediate rails or ornamental closures which do not allow the passage of a sphere 4" or more in diameter.
Height of Handrails on Stairs	IBC 1009.11	205	Not less than 34" nor more than 38" above finished floor.
Interior Finish & Trim	IBC T803 / 803.5	157 /159	See Chapter 8 on listed pages for descriptions and requirements for interior finishes.

Notches & Boring	IRC R802.7	216	In solid lumber joists, rafters and beams shall not exceed one sixth of the depth of the member, shall not be longer than one third of the depth of the member and shall not be located in the middle one third of the span. Engineered wood products shall not be cut notched or bored unless the effects of such penetrations are specifically considered in the design of the member.
Occupancy Classification	IBC 302	23	See Chapter 3 on listed page for Occupancy classifications
Parapet Wall Heights	IBC 704.11.1	89 / 90	Height shall not be less than 30" above the point where the roof surface and the wall intersect.
Pedestrian Protection	IBC 3306.1	564	See Table 3306.1 for pedestrian protection requirements.
Penetrations (Fire)	IRC R309.1.1 / R317.3.1	49 / 55	Ducts in garage and ducts penetrating walls or ceilings separating dwelling from garage shall be minimum 26 gage sheet metal and have no openings into garage. Penetrations of a rated wall or floor/ceiling assembly shall be protected by an approved penetration firestop system.
Penetrations (Pests)	IRC R319.1 / R320.4	56 / 57	Wood joists & beams within 18" of the ground or within 1/2" of masonry or concrete must be treated.
Protection of Adjoining Property	IBC Section 704	87	See listed section for fire separation distances.
Public Address Systems	IBC (F)907.2.12.2	177	See listed section for emergency voice/alarm communication requirements.
Emergency Communication Requirements			
Ramps	IRC R311.6	52	Ramps shall have a maximum slope of one unit vertical in eight units horizontal.
Safeguards in Construction	IBC Chapter 33	563	See Chapter 33 on page listed for Safeguard requirements.

Smoke Detectors	IRC R313.1 NOTE: Anderson County requires smoke detectors in all attached garages.	52	In each sleeping room, Outside each sleeping area in the immediate vicinity of the bedrooms, On each additional story of the dwelling including basements. Smoke alarms must be interconnected so that the actuation of one alarm will activate all of the alarms. Must be hard wired with battery back up.
Smoke Enclosures	IBC 1019	215	See listed section for specific applications.
Stairways	IRC R311.5	51	Not less than 36" clear width at all points. Minimum headroom in all parts of stairway shall not be less than 6'8". Maximum riser height shall be 7 ³ / ₄ ". The minimum tread depth shall be 10".
Vapor Barrier	IRC R405.2.2	83	6-mil polyethylene moisture barrier shall be applied over the porous layer with the floor constructed over the polyethylene.
Window Size (Egress 1 st Floor)	IRC R310.1.1	50	Minimum net clear opening of 5 square feet, minimum clear opening height shall be 24" and minimum clear opening width shall be 20".
Window Size (Egress 2 nd Floor)	IRC R310.1.1	50	Minimum net clear opening of 5.7 square feet, minimum clear opening height shall be 24" and minimum clear opening width shall be 20".
Window Tempering	IRC R308.4	48	Bathrooms where bottom edge of window is less than 60" above walking surface. Any window that meets all of the following: 1) Individual pane greater than 9 square feet, 2) Bottom edge less than 18" above floor, 3) Top edge greater than 36" above the floor, 4) One or more walking surfaces within 36" horizontally of the window. Also some windows adjacent to stairways, ramps and landings under certain conditions (see Code)