RESIDENTIAL – KITCHEN REMODEL CHECKLIST

One and Two Family Residences are governed by the 2012 International Residential Code. Multi-Family Residences are governed by the 2012 International Building Code. Other applicable codes for all residences are the 2011 International Electric Code (NEC), current version of the Illinois State Plumbing Code (ISPC), 2012 International Mechanical Code (IMC) and Code Amendment Ordinances adopted by the City of Evanston.

The following checklist should serve as a guideline only and may not represent all requirements dependent upon the scope of work.

✓ A licensed general contractor, licensed electrician, licensed mechanical contractor and a licensed plumber must be employed for execution of the work. The only exception to this is for Owner Occupied, Single Family Residences. For Multi-Family Residences the general contractor may not be licensed if no structural work is included in the project. Multi-Family Residences will still require licensed contractors for all electrical, mechanical or plumbing work associated with the project.

✓ An Illinois Licensed Architect must prepare, sign and seal drawing submissions where construction cost exceeds $10,000 or where construction involves structural work regardless of cost.

The following are minimum requirements to be included in the three (3) copies of plans submitted with an application for permit:

✓ Provide three (3) copies of a floor plan drawn to scale indicating dishwasher, cooktop/oven(s), refrigerator, disposal, sink(s) and other large appliances. Include locations of electrical receptacles on plan.

✓ Outlet spacing must meet requirements of NEC 210-52c. See NEC handbook Exhibit 210.29 description. Windows above countertops shall be sized and placed so as not to impede receptacle spacing requirements of this section.

✓ Indicate (2) 20 amp circuits dedicated for small appliances per NEC 210-52b. and 210.11 (C) (1)

✓ Provide a fused “type S” disconnect readily available under the kitchen sink for the dishwasher. A disposal without a unit switch shall have a switch installed in the wall or under the sink.

✓ Countertop receptacle(s) must be GFCI protected per NEC 210.8 (A) (6) These receptacles must also be 20 amp devices.

✓ Provide a 2” drain line with a 2” clean-out from the kitchen sink(s) into the cabinet per ISPC 890.1340d and 890.420.

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✓ Depending on the size of the existing water service and the increase in the number of plumbing fixtures, the water service may require replacement per ISPC 890. Appendix A.

✓ Dishwashers shall not discharge into food waste disposal units per ISPC 890.770.

✓ Provide a separate water shut-off valve for each fixture per ISPC 890.1190(d) and 890. Appendix I, Illustration J.

✓ A water test of the waste and vent system will be required per ISPC 890.1930.

✓ Remove any unused piping per ISPC 890.150 and IMC 108.7.

✓ Quality of plumbing fixtures must meet ISPC 890.610.

✓ Install drainage piping for changes in direction and back-to-back fixtures per ISPC 890.1320 (i)(m). Do not install crosses on the drain line.
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Dwelling unit receptacles that serve countertop spaces in kitchens, dining area, and similar rooms as illustrated in Exhibit 210.26, are required to be installed as follows:

1. In each wall space wider than 12 in. and spaced so that no point along the wall is more than 24 in. from a receptacle.

2. Not more than 20 in. above the countertop [According to 406.5(E), receptacles cannot be installed in a face-up position. Receptacles installed in a face-up position in a countertop could collect crumbs, liquids, and other debris, resulting in a potential fire or shock hazard.]

3. At each countertop island and peninsular countertop with a short dimension of at least 12 in. and a long dimension of at least 24 in. (The measurement of a peninsular-type countertop is from the edge connection to the non-peninsular counter).

4. Accessible for use and not blocked by appliances occupying dedicated space or fastened in place.

5. Fed from two or more of the required 20-ampere small appliance branch circuits and GFCI protected according to 210.8(A)(6).

6. Electrical upgrades will be required for cabinet replacement if the existing system does not comply with the current adopted code.

Exhibit 210.26 Dwelling unit receptacles serving countertop spaces in a kitchen and installed in accordance with 210.52(C).