

# CITY OF ANGLETON BUILDING DEPARTMENT

## REQUIRED INSPECTIONS

### 1. Site Inspection

**Foundation site:** all vegetation has been scraped from the slab site.

### 2. Foundation Inspections

**Underground Plumbing:** underground inspection shall be made after trenches or ditches are excavated and bedded, piping installed and before any backfill is put into place. All drain piping shall be tested with no less than 10 ft. head of water for no less than 15 minutes.

**Underground Electrical:** underground inspection shall be made after trenches or ditches are excavated and bedded, conduit installed, and before any backfill is put into place.

**Conventional Foundation (Raised floor):** After grading, forming, and steel placement is complete, trenches cleaned out and before placing any concrete.

**Slab:** After grading, forming, vapor barrier, chairs and steel placement is complete, trenches cleaned out, all piping, conduit, etc. have been installed, and before placing any concrete. ***Elevation certification must be submitted to building dept. before slab inspection is done by inspector.***

### 3. Under floor Frame Inspection (Pier & Beam Construction)

All floor joists, girders, blocking, access holes, plumbing, heating ducts, electrical conduit, wiring shall be installed in the under floor area. Under floor insulation or subflooring shall NOT be installed at this time. All wood, paper and miscellaneous construction debris shall have been removed from the under floor area at this time.

### 4. Rough Inspection

All the following rough work **must** be complete:

**Rough Frame:** All subflooring shall be installed and completely nailed off; all walls, upper floor and roof framing complete including **fire blocking** and **fire stops**; all roof sheathing and exterior wall sheathing completely nailed off; all anchor bolts and hold-downs installed and **bolted tight** (nailing and bolting require inspection -- do not cover); all flashing, weep screens, attic and foundation vents installed; all windows installed and doors framed. If there is no exterior wall sheathing, then the exterior lath shall be installed at this time and **air infiltration sealing will have been installed** throughout the structure.

**Rough Electrical:** All electrical boxes, panels, wiring, and grounding shall be installed and properly secured.

**Rough Plumbing:** All water piping, DWV (drain, waste, vent) plumbing, gas piping, water heater pressure-and-temperature relief drain line and air conditioning condensate drain lines shall be installed. **Testing:** Water supply lines shall be pressurized with a minimum of 50 PSI of air or water; All single and two-story structures' DWV piping shall be filled with a minimum of 10 feet of water column at the highest ceiling level; **Gas piping shall be pressurized** with not less than 3PSI using a diaphragm gauge. All pressure tests shall hold for 10 minutes without leaking or losing pressure.

**Rough Mechanical:** All heating and cooling ducts, combustion air ducts, furnace and water heater exhaust duct, dryer duct, range hood duct in kitchen, laundry and bath vents shall be installed. Fireplace combustion air and exhaust vents and fireplace bracing to be complete. Scrap wood and other debris shall have been cleaned from around the fireplace, fire stop collars and other concealed spaces and chases.

**Note:** *Any notching, boring or cutting of the framework shall be avoided whenever possible. When necessary for such things as electrical, plumbing and mechanical penetrations it shall be done in accordance with the following guide lines: **Load bearing** wall studs, holes shall not exceed 40% of the stud unless the stud is doubled, and in no case exceed 60% nor more than two successive studs, notches cannot exceed more than 25% of the stud depth. **Non-load bearing** wall studs can be bored up to 60% of stud width and notches cannot exceed more than 40% of stud depth. If two or more studs are bored, studs shall be doubled. Any load bearing walls containing horizontal DWV piping **shall be six (6) inches thick.***

## **5. Rough Inspection of Insulation:**

All wall insulation needs to be inspected before any wall covering is installed. The installer shall leave a certificate of compliance in a conspicuous place for the inspector, if the insulation is blown in.

## **6. Electrical Service to Building:**

All electrical shall be finished and terminated. Arc-fault breakers shall be installed for all bedrooms. Any boxes that are not finished or closed out shall have wire nuts installed on exposed wiring. Commercial buildings with conduit may be done stages as necessary for equipment testing.

## **7. Gas service to building:**

Structures must have a final gas test with piping pressurized to hold minimum of 3 psi for 10 minutes with a diaphragm gauge without losing pressure.

## **8. Drive and sidewalk inspection:**

All driveways and sidewalks reinforcing steel and expansion joints shall be inspected before the concrete is poured.

## **9. Final Inspection:**

**All finish grading, drainage, and paving shall be complete.** Building shall be complete with all finish items and fixtures. Smoke detectors and spark arresters shall be installed. The building shall be ready for occupancy.

## **10. Certificate of Occupancy:**

After the building official inspects the building or structure and finds no violations of the provisions of the codes or other laws that are enforced by the department of building safety, the building official shall issue a certificate of occupancy. ***No building shall be used or occupied or portion thereof until a certificate of occupancy is issued.***

***NOTE:*** *The building official is authorized to issue a temporary certificate of occupancy before completion of the entire work covered by the permit, provided that such portion or portions shall be occupied safely. The building official shall set a time period during which the temporary certificate of occupancy is valid.*

**NOTE:** ANY INSPECTIONS CALLED IN THAT ARE NOT READY WHEN THE INSPECTOR ARRIVES ARE SUBJECT TO A \$25 RE-INSPECTION FEE.