

## BUILDING INSPECTION GUIDELINES

**SEPTIC:** Bed bottom and test pits prior to design. Installation inspection by the State; Final inspection by the Town--loamed and seeded/stabilized or grass actively growing.

**FOUNDATION:**

1. Footings to be certified as to proper location by licensed surveyor before any construction is started.
2. Foundation inspection after foundation drains and damp proofing are installed before proceeding with backfilling.
3. Basement and garage slab prep prior to concrete pour.

**STRUCTURAL:** (ICC 2018 Building Code) At the same time as electrical, plumbing and mechanical inspections (preferred but not absolute).

**ELECTRICAL:** (2020 NEC) Inspection and tagging of all new service connections. Rough electrical inspection--**all boxes to be installed and grounds made up**--including basement, garage and outside boxes. Any buried electrical conduit pipe or cable requires inspection before covering. Trenching, Temporary Service, Services and Grounding.

**PLUMBING:**

1. (2018 IPC & Durham Town Plumbing Code) Air or water test on all plumbing lines to point of connection is required; water & drainage.
2. Rough inspection.
3. Final inspection.

**Note: All above inspections are to be done before any insulation or wall coverings are applied or concrete poured.**

**INSULATION PER 2021 IECC:** Inspection prior to walls being covered.

**SITE:** Inspection required for in-ground and above-ground pools (ICC Building & National Electric Codes. Septic bed bottom.

**FINAL CERTIFICATE OF OCCUPANCY:** Documentation needed: Well tested for safe drinking water; State approval for operation of septic system and system is completed per plan; Driveway permit requirements signed off by Director of the Department of Public Works.

The owner or contractor is responsible for notifying the Building Inspector at least two working days in advance to schedule an inspection. Three working days are allowed to make the required inspection except for specific scheduled tests. If any work is covered with insulation or wall material prior to inspection, it shall be removed and replaced at the contractor's expense.

**A building may be occupied only after a Certificate of Occupancy has been issued by the Building Inspector.**