



Inspection Quick Reference

This list is a guide only and is not all encompassing.

Code Reference: 2017

Updated: 09/22/2020

Inspections, General:

Site check permit number: B09-13373

No plans. B107.3.1

No permit. 2017 FBC-B105.7

Work covered. 2017 FBC-B110.6

Unable to access home/property. 2017 FBC-B110.5

Not per plan or construction documents not on site. 2017 FBC-B107.4

No NOC. F.S. 713.13

Dumpster required on construction site prior to the commencement of any construction. CC Ord. 14-07, 3-26-2007

Above Ceiling Building

- 1 Insulation flame spread index shall be < 25 or smoke developed index shall be < 450. R302.10.1

Aluminum Structure 085

- 1 Pool equipment must be bonded to aluminum screen enclosure (minimum #8 bond wire on pump). NEC 680-26, 680-3, 680-8
- 2 Cable connections or angle installation not to plan, or screws missing. 2017 FBC-B107.4

Awning/Shutter 084

- 1 Shutters must be installed, or a picture of installed shutters must be on site, at time of inspection. 2017 FBC-B 110.5
- 2 Metal shutters/awnings less than 5' horizontally from inside walls of pools must be bonded with a minimum #8 gauge copper conductor connected to a listed pressure connector or clamp. 2017 FBC-R E4204

BLD Retaining Wall Cap 056 / BLD Retaining Wall Footer 051

- 1 Fill placed at location as per fill letter (City Code)
- 2 Location and footprint of retaining wall footing, setbacks (Approved plans)
- 3 Check for issues with angle of repose to existing foundations (FBC 1803.1, FBC R2604.4)
- 4 Steel placement, size, spacing, lap splices (Approved plans)
- 5 Reinforcing vertical spacing based on estimated retaining wall height (Approve plans)
- 6 Piping extending through footing or wall shall be sleeved (FBC P305.3)
- 7 Bonding of steel, (NEC 680.26)
- 8 Vertical Reinforcing at proper spacing (Approved plans)
- 9 Block cells free of debris (ACI 318)
- 10 Block cap or poured cap with reinforcing (Approved plans)
- 11 Retaining wall drainage as per (Approved plans)
- 12 Inspection results:
 - a. Approved-sign permit board in appropriate location
 - b. Disapproved-leave rejection notice

Boat Lift/Wood Dk/Pilings 071 (Misc. Final, Dock or Boat Canopy, Residential)

- 1 No marine improvements may project more than 25% of calculated waterway width or 30 feet, whichever is less. CC Code of Ordinances Ch. 28, Art. 3, Sec 3.16
- 2 Canopy max length is 40 feet, max width 18 feet, min distance from property line 12 feet, max height 14 feet. CC Ordinance Ch. 28, A3, S3.16

C/O New Construction Commercial**STRUCTURAL/GENERAL**

- 1 Stamped/approved construction documents with all revisions on site, construction per plans, permit on site. B105.7, B107.4
- 2 All prerequisite trade inspections approved. B110.6
- 3 All construction completed. Any other construction over and above the original plans and revisions will require additional revisions or new permits.
- 4 Remove dumpster and miscellaneous debris. CC Ord. 14-07, 3-26-2007
- 5 Street address visible from the main road, 4 inch minimum, contrasting color.
- 6 Certificate of termite treatment posted at elec panel or water heater, signed by installing contractor. Building not showing signs of insect infestation.
- 7 Threshold inspector certificate, when required
- 8 Special inspector (if used) Certificate of Completion for all inspections, including all jobsite inspection reports
- 9 Concrete reports (if applicable).
- 10 Post-tensioning log (if applicable).
- 11 Welder Certification (if applicable).

- 12 Building envelope must be complete.
- 13 Door Blower Test Report (Confirm Pass Results)
- 14 Insulation certificate. Check that blown-in insulation is not missing or installed incorrectly.
- 15 Final signed/sealed survey.
- 16 Soil density reports.
- 17 Fire Sprinkler Yes/No, if sprinkled, Completion Certificate
- 18 Fire rated tenant separation (if required) must be maintained. B570.2
- 19 Exit signs and emergency lighting shall be operable. Combo exit/emergency light at kitchen service door. B1008, B1013
- 20 Fire extinguisher -- Rated portable units installed on bracket or in fire extinguisher cabinet so travel dist. < 100 feet.
- 21 Top of extinguisher or cabinet < 5 feet from floor. Current certification tag affixed to the extinguisher, and not installed in restroom or closet.
- 22 Bathroom and kitchen floors shall be impervious to water and be in a clean and sanitary condition.
- 23 All pools shall be protected by a ground fault circuit interrupter.
- 24 Electrical service wire to building must be in sound condition and properly secured to the building.
- 25 All lighting fixtures, outlets and switches must be properly secured.
- 26 All windows/doors, and surrounding trim work must be properly caulked to eliminate moisture penetration.
- 27 Wood siding must not be installed less than 6 inches above finished grade.
- 28 Roof must be in sound condition and waterproof, with no excessive deterioration.
- 29 No broken, cracked or missing glass.
- 30 Sidewalks and driveways must be free of trip hazards
- 31 Landscaping/trees missing, or not in accordance with Land Development Code.
- 32 Final grade drains water away from foundation, 6" min. fall in 1st 10 feet, and compliant with Land Development Code.
- 33 All grass and weeds shall be properly cut and maintained.
- 34 Maintain proper aisle ways for egress. B1002.1
- 35 Stairs and Ramps: handrails, guardrails, steps, and landings properly sized, per approved plans, and code compliant.
- 36 Heating/cooling systems, i.e. gas appliances, furnaces, etc. in good working condition. Ceiling fans installed per energy calcs.
- 37 Restroom ventilation - operable window or exhaust vent fan required
- 38 Maintain proper clearances from top of storage/merchandise to ceiling: 18" w/sprinklers, 24" without sprinklers
- 39 Barrier free (handicap) accessibility--in place if required--ramps, restrooms, hardware, signage, grab/handrails, entry/exits (see Accessibility section)
- 40 TCO: All interior work must be complete except for minor issues not involving life safety, means of egress, accessibility and sanitary facilities.
- 41 For partial TCO, identify the portions of the building approved under TCO. All the above applies for the part of the building being approved for TCO.
- 42 Verify garage door against Product Approval.
- 43 Hurricane/storm panels on site and secured.
- 44 Emer escape/rescue opening-new const. sleeping rms: Min. H=24", W=20", A=5 S.F. grade level A=5.7 S.F. above grade, sill height = 44" FBC 1030
- 45 Safety/tempered glass in hazardous locations.
- 46 Door hardware installed. Panic hardware where required.

- 47 Check adjacent lots for construction fill or trash. It must be cleaned up and removed before C/O.
- 48 Check labeling of firewalls about ceiling line where applicable and penetrations. 702.1.5

FLOODPLAIN MANAGEMENT

- 1 Elevation certificate (in Special Flood Hazard Area).
- 2 Verify that the elevation of building is consistent with prints. 103.2
- 3 Hydrostatic flood vents are installed (if required). ASCE 24, FBC-B1612.5
- 4 Dry floodproofing (non-residential only) per plan and in accordance with ASCE 24 (if applicable).
- 5 All electrical & mechanical equipment is in place and at Design Flood Elevation (BFE + required freeboard).

ACCESSIBILITY

- 1 Review all accessible requirements as shown on plans, including but not limited to:
- 2 Floor and ground surfaces shall be stable, firm, and slip resistant and shall comply with 302. A302.1
- 3 Turning space, fixture and door clear floor space, approaches. A304, 305
- 4 Changes in level greater than ½ inch shall be ramped and comply with 405 or 406. A303.4
- 5 Changes in level other than running slope and cross slope are not permitted on ramp runs. A405.4
- 6 Ramps require a landing complying with 405.7 at bottom of ramp run. Slopes not steeper than 1:48 shall be permitted. A405.7.1
- 7 Restroom signage not installed.
- 8 Accessible route. A402
- 9 Accessible parking spaces A502.2
- 10 Accessible parking space access A502.3
- 11 Accessible parking signage A502.6
- 12 Carpet or carpet tile securely attached, with firm cushion, pad, or backing or no cushion or pad. Carpet or carpet tile shall have a level loop, textured loop, level cut pile, or level cut/uncut pile texture. Pile height shall be 1/2 inch (13 mm) maximum. A302.2
- 13 Check parking lot for: Layout, compaction, # of parking spaces, correct dimensions of spaces, accessibility signage and compact car spaces.
- 14 Door and gate opening forces. A404.2.9
- 15 Curb ramps. A406
- 16 Ramps as part of accessible route as per plans. A405
- 17 Accessible stairs as per plans. A504
- 18 Maneuverability at all doorways. A404.2.4
- 19 Signage for rooms and spaces. A703
- 20 Water closets and toilet compartments A604
- 21 Grab bars in water closets A604.5, 609
- 22 Restroom mirrors / dispensers. A603.3 & 604.7
- 23 Drinking fountain height. A602

- 24 Elevator operation and controls. A407
- 25 Public telephone. A704
- 26 Drinking fountain spout height – 36” maximum 602.4
- 27 Drinking fountain clearances. 307.2 Advisory, 602.2
- 28 Water closet height. A604.4
- 29 Urinal maximum 17” rim height and depth 13 ½ “. A605.2
- 30 Urinal flush valve maximum 48” AFF. A308.3.1,605.4
- 31 Lavatory maximum/minimum AFF. A606.3
- 32 Lavatory exposed pipe and surfaces. A606.5
- 33 Lavatory faucet. A606.4
- 34 Lavatory clearances. A606.2
- 35 Bathtub control valves. A607.5
- 36 Bathtub shower unit. A607.6
- 37 Shower stall size and clearance. A608.2
- 38 Shower seat requirements. A608.4
- 39 Shower control valves. A608.5
- 40 Showerhead. A608.6
- 41 Curb. A303
- 42 Sinks no higher than 34”. A606.3
- 43 Sink exposed pipe surfaces. A606.5
- 44 Knee clearance. A606.2
- 45 Sink faucet type. A606.4

PLUMBING

- 1 Plumbing systems in good working order
- 2 Number of fixtures installed matches approved plan and stated on permit.
- 3 All bathtubs and showers must be properly caulked and maintained in good repair.
- 4 Check for approved appliances and fixtures, defective material, drips or leaks. P303.1, P303.2, P402.1
- 5 Check for water hammer or pipe vibration. P604.9
- 6 Check water heater size matches energy calcs(gallons), energy effic, heat trap/recovery, relief valve and line, control valve per plan P504.4, P504.6.
- 7 Check cleanouts for accessibility/number. P708
- 8 Check backflow protection. P608.13.1 thru 608.13.10
- 9 Check watertight joints. P405.5
- 10 Any copper line or corrosive metal entering the building through concrete or masonry should be wrapped or protected. 1606.3, 106.3.7
- 11 Check for sealed opening for pipes. P304.4

- 12 Check for minimum fixture clearances. P405.3.1
- 13 Check for insulation on all heat recovery lines. P607.2.1
- 14 Check that water meter has been installed by water purveyor. MDWASD or others
- 15 Check for main control valve just outside meter box and at entry to building. P606.1 (1,2)
- 16 Check well pumps and tanks used for private potable water systems. P608.17.1 to 608.17.8
- 17 Check relief line for proper size/material/termination point. P504.6
- 18 Proper size water supply system-Hot and Cold pressure test (Insulate as needed)
- 19 Gas line air test (Soap water for checking all connection)
- 20 Check shut-off valves at all gas appliances
- 21 Check pipe support intervals and proper connections.
- 22 Check appliances: dishwasher, garbage disposal
- 23 Check for proper venting, combustion air and clearances for all gas fired appliance
- 24 Check drain pan, seismic straps, thermal expansion devices and pressure relief valves at the water heater

C/O New Construction Residential

STRUCTURAL

- 1 Porto-john removed or on permitted property and not on vacant lot (CC Ordinance)
- 2 Adjacent properties to be cleaned of material, const. debris, and restored. (CC Ord14-07 S1, 3-26-07)
- 3 House numbers posted in contrasting color. R 319.1, CC Code of Ordinances Art.5, Sec. 5.1.11, Minimum 4" high
- 4 Copy of termite protective treatment certificate on site. 2017 FBC-B 105.10
- 5 Seal around pipes in building envelope, floor, and ceilings with caulk or foam. 2017 FBC-R P2607.2
- 6 Building is completed, ready for occupancy, and all uninspected work is accessible for inspection. FBC-B 110 & 111
- 7 Elevation certificate - Inspection cleared.
- 8 Installation of sufficient square inch area of flood vents in all enclosures below Design Flood Elevation (DFE). FBC-R 322
- 9 Enclosed areas below the DFE shall be used solely for parking of S.P.A. (storage, parking, or building access only). 2017 FBC-R322
- 10 Garage door engineering on site. Garage door installed and meets requirements of approved engineering. Approved garage door engineering from manufacturer attached to approved plans. Table R301.2(4)
- 11 Energy calcs - 2017 FBC-R M1401.3, FBC-R Chap 11, FBC-Ener, Chap 4 Res. (Table 405.5.2(1), A/C 14 SEER min.
- 12 Ceiling fans installed if required by energy calcs.
- 13 Weather stripping installed at all exterior doors. FBC-Energy R402
- 14 Weatherstripped door (Solid wood, metal, or 20 minute rated) between living space and garage (FBC-R 302.5.1)
- 15 Glazing complies with rating as listed on the energy calcs.
- 16 Verify rodent proofing of all openings in building. FBC-E R Chap 4, FBC-P 304, FBC-M 301.17
- 17 Seal all exterior penetrations, a/c pipe chase. FBC-E Chapter 4, FBC-P 304
- 18 Attic access openings, 22" x 30" min.. FBC-R 807.1, FBC-R M1305.1.3

- 19 Proper securing of sliding glass door frames (Mfg. specs)
- 20 Emergency egress escape openings, size & sill height. (FBC-R 310)
- 21 Main egress, 36"w x 80"h side hinged door (FBC-R 311, Requires 32" clearance min.)
- 22 Steps, stairs, handrails, guardrails, treads, risers (FBC-R 311, 312)
- 23 Window fall protection for window sills located 24" or less AFF & >6' above grade (FBC-R 312.2)
- 24 Handicap accessible bath, 29" min. clearance. (FBC-R 320.1)
- 25 Hallways have 36" min width (FBC-R 311.6)
- 26 Exterior protective coating installed (FBC 1403.2, CC Code of Ordinances Chap 12 Art 2 Sec 12-25)
- 27 Kitchen and Baths - Floor coverings, easily kept clean and in sanitary condition (SHC 305.16.2)
- 28 Garage requires 14' x 20' unobstructed parking area (CC Ord 3.1)
- 29 Privacy hardware provided for bathroom door (FBC-R 320, IPMC P503)
- 30 All egress doors to be openable from interior without use of key (FBC-R 310.4, R311.2)
- 31 Safety glazing installed at hazardous locations - within 60" of tub, shower, spa, sauna (FBC-R308.4)
- 32 Chimney is installed and completed with hearth (FBC-R Chpt 10, Mfgr. Specs)
- 33 Proper installation of attic pull down stair (Mfgr. Specs)
- 34 Garage floor pitched towards garage overhead door (FBC-R 309)
- 35 Final grade drains water away from foundation, 6" min. fall in 1st 10 feet (FBC-R 401.3)
- 36 Site condition has a max 4 to 1 slope, & swale present at side prop. lines (CC EDS Section L, Drainage Design Stds)
- 37 Water discharge 12" min from foundation (FBC-R 318.5), and not directed towards neighboring property (LDC 5.1.13 (c))
- 38 Finish floor to be 4" masonry, 6" wood min above finish grade (FBC-R 404.1.6)
- 39 Shutter panels (if provided) to be on site at time of final inspection (FBC-R 301.2.1.2)
- 40 Shower/Tub & Shower compartments to have nonabsorbent surface 6' above floor (FBC-R 307)
- 41 Two-story construction over garage requires 5/8" type 'X' GWB finish (FBC-R Table 302.6)
- 42 Enclosed accessible spaces under stairs shall have 1/2" GWB finish (FBC-R 302.7)
- 43 Attic Ventilation per code requirements (min net free ventilating area is min. 1/150 of area of vented space. 2017 FBC-R 806.2)
- 44 Roof vents if shown on plans. 2017 FBC-B 105.7
- 45 Final termite treatment certificate, obtain copy for city records (FBC-B 1816, FBC-R 318)
- 46 Condensate lines, sprinkler heads, and downspouts must discharge at least 1 foot away from structure sidewall. 2017 FBC-R318.5
- 47 Gutter downspout, including extensions thereof shall discharge water less than 4.5 feet from the property line and shall be directed towards the front or rear property lines only. CC Ord. 15-04, 2-9-2004.
- 48 All attached permits (screen enclosures, pools, extended lanai pavers, etc), and all previous inspections must be finalized before building final inspection for single family residence.
- 49 Flood elev. (equip)- Elec, HVAC, plmb appl/fixtures; duct systems; and other service equip above BFE + 1 elev. 2017 FBC-R322.1.6
- 50 Off-grade structures must have appropriate cross ventilation and access.
- 51 Fireplace meets all clearance requirements for trim and hearth.

- 52 All locks and hardware installed on exterior doors.
- 53 Guard rails and open stairs have correct spacing of pickets and correct height, also built to withstand load requirements.

PLUMBING

- 1 Water heater pressure relief line to terminate between 1.5" and 6" above floor. 2017 FBC-R P2804.6.1
- 2 A/H condensate line min .25"/12" slope and discharge at least 12 inches from structure sidewall. 2017 FBC-R M1411.3, R318.5
- 3 Backflow preventers. 2017 FBC P2902.3
- 4 Sewer/septic cleanout shall be at least 18 inches from any obstruction (for 6" or smaller pipe). 2017 FBC-R P3005.2.9
- 5 Plumbing fixtures in place and properly connected, ready for occupancy. 2017 FBC-B110, FBC-R P2503.5.2
- 6 Verify water heater pressure relief line. 2017 FBC-R P2803
- 7 Elevated gas W/H and equipment in garage, 18" min. 2017 FBC-R G2408.2
- 8 Fuel burning appliances require ventilation. 2017 FBC-R M1307, G2407)
- 9 Water heater pan installed where required with drain. 2017 FBC-R P2801.6
- 10 Water heater cold-water supply pipe has full-open valve installed at or near water heater. 2017 FBC-R P2903.9.2
- 11 Potable water backflow prevention. 2017 FBC-R P2902, 2903
- 12 Traps & shut-off valves for plumbing fixtures. 2017 FBC-R P2903.9, P3201
- 13 Installation of air admittance valves, vents. 2017 FBC-R P3114
- 14 Installation of thermal expansion tank on city water. 2017 FBC-P607.3
- 15 Water closets to be 1.6 gallon max. 2017 FBC-R P2712
- 16 Gas appliances venting. 2017 FBC-R G2427, Table G2427.4
- 17 Gas appliances to have accessible sov. 2017 FBC-R G2420
- 18 Washing machine drain to have an air break connection. 2017 FBC-R P 2718
- 19 Washing machine drain cleanout provided. 2017 FBC-R P2706, P3005.2
- 20 Well head to be 12" min above grade & 12" min above flood elevation. SFWM 40E.521
- 21 Check valve exposed at well head. 2017 FBC-P612.6
- 22 Dishwasher drain line must rise to underside of counter & fastened before connecting to sink tailpiece. 2017 FBC-R P2717.2
- 23 Tub installed and supported per manufacturer specifications. 2017 FBC-R P2713, P2720
- 24 Permanent access provided to jet tub pump and motor. 2017 FBC-R P2720
- 25 Roof vent terminations, 6" min above roofing. 2017 FBC-R P3103.1
- 26 Exterior CPVC piping to have protective coating/covering. (Manufacturer Spec)
- 27 Piping connected to reclaim water system to be purple painted or labeled per FBC-P608.8
- 28 Toilets & Bidets clearance, side 15", front 21". 2017 FBC-R P2705
- 29 Water hammer arrestors conforming to ASSE 1010 installed in accordance w/manuf. instruct. 2017 FBC-R P2903.5

MECHANICAL

- 1 HVAC total capacity must be 100-115% of total load in Manual S Energy calcs. 2017 FBC-Energy R403.7.1
- 2 Mechanical system to be in place, properly connected, ready for occupancy. 2017 FBC-B110
- 3 Proper installation of appliances/equipment (Mfg. specs)
- 4 Insulate air handler primary horizontal drain line in unconditioned space. 2017 FBC-M307.2.5
- 5 Secondary A/C drain. 2017 FBC-M307.2.3
- 6 Disconnect within sight/reach of A/H. 2017 FBC-R E4101.5
- 7 Energy calcs, SEER, HRU, Multi-zone, thermostat, etc. 2017 FBC-E Chapt. 4
- 8 Energy performance level (EPL) display card certified by contractor, submitted to city. 2017 FBC-Energy Ch 4, Appendix RD
- 9 Mechanically attach duct/plenums to A/H cabinet. 2017 FBC-R M1601.4.1
- 10 Appliance access, 30" clear workspace. 2017 FBC-R M1305.1
- 11 Appliance in attic, light & outlet required. 2017 FBC-R M1305.1.3.1
- 12 Appliance and duct sealing clearance, 4" clear. 2017 FBC-R M1601, Energy R403.3.2
- 13 Filtered return air. 2017 FBC-M 605.1
- 14 Labeling for appliances. 2017 FBC-M308
- 15 Provide notice to owner at electrical panel for equipment installed in attic. 2017 FBC-Energy R403.2.4(4)
- 16 Exposed exterior insulation is to be protected from damage. 2017 FBC-E R403.4.1
- 17 Bathroom ventilation-3 s.f. window with 1.5 s.f. net opening. 2017 FBC-R 303.3 Or exhaust fan. 2017 FBC-R M1507.3
- 18 Bath fan not functioning. 2017 FBC-B 110.3 Mechanical (3)
- 19 Ducting for range hoods/microwave. 2017 FBC-R M1503
- 20 Microwave ovens above a cooking appliance shall conform to UL 923. 2017 FBC-R M1504.1
- 21 A/C grills are installed. 2017 FBC-M603.18
- 22 A/H 6' or higher above garage floor or protected from vehicle impact. 2017 FBC-R G2408.3, FBC-M 303.4
- 23 Garage requires 14' x 20' unobstructed parking area (CC Ord 3.1)
- 24 Balanced air return. 2017 FBC-M R1602.3
- 25 Dryer transition duct UL 2158A listed and labeled. 2017 FBC-R M 1502.4.3
- 26 Dryers to have sufficient make-up air if in a closet. 2017 FBC-M504
- 27 A/C condensate not permitted to discharge on walking surface. 2017 FBC-M307.2.1, FBC-R M1411.3
- 28 A/C equipment installed on solid pad, 3" min above grade. 2017 FBC-R M1305.1.4.1
- 29 A/C equipment must be anchored to pad to resist wind loads. 2017 FBC-R M1307.2
- 30 Locking port caps on refrigerant lines. 2017 FBC-R 1411.8

ELECTRIC

- 1 GFCI-protected wall receptacle shall be installed so that no point along kitchen wall countertop space is more than 24" from a receptacle. RE3901.4.1
- 2 Electrical fixtures in place and properly connected or protected, ready for occupancy. 2017 FBC-B110

- 3 W/P cover for well equipment receptacles. 2017 FBC-R E4002.8
- 4 GFCI-protection for all exterior receptacles. 2017 FBC-R E3902
- 5 GFCI not operating. 2014 FBC-R3902.3
- 6 AFCI for all 15 or 20 amp outlets in kitchens, family rms, dining rms, living rms, parlors, libraries, dens, bedrms, sun-rms.
- 7 Receptacles are reverse-wired. 2017 FBC-B 110.3 Electrical (3)
- 8 Lighting provisions at exterior exits and entrances. 2017 FBC-R E3903
- 9 Lighting provisions for interior rooms. 2017 FBC-R E3903
- 10 Storage or equipment spaces, light and switch where required. 2017 FBC-R E3903
- 11 Breakers labeled accurately & distinctly. 2017 FBC-R E3404.12
- 12 Over-current protection of all equipment. 2017 FBC-R E3705
- 13 Multi-wire branch circuits. 2017 FBC-R E3701.5
- 14 Energize all circuits, breakers to be trip free. 2017 FBC-R E3404
- 15 Smoke & CO detectors, placement and function. 2017 FBC-R314, 315, NFPA 72)
- 16 GFCI protection for all kitchen and bath receptacles. 2017 FBC-R E3902
- 14 Proper clearance to all covered light fixtures in closets, 12" incand., 6" fluor. 2017 FBC-R E4003.12
- 15 Proper grounding of all light fixtures. 2017 FBC-R E4003
- 16 Common trip for all multiwire branch circuit breakers. 2017 FBC-R E3701.5
- 17 Boxes flush to combustible materials. 2017 FBC-R E3905
- 18 Cable connectors for range hood. 2017 FBC-R E4100
- 19 Circuit for microwave. 2017 FBC-R E3702
- 20 Listed cords for utilization equipment. 2017 FBC-R E4100
- 21 Listed fixtures for wet/damp locations. 2017 FBC-R E4003.9
- 22 Weatherproof covers/In Use covers in wet/damp locations. 2017 FBC-R E4002.8
- 23 All receptacles on kitchen countertop, bathroom, or garage, outside or within 6' of a sink must have GFCI protection. R E3902
- 24 All other 120v/15- & 20-amp receptacles must be AFCI protected. 2017 FBC-R E3902
- 25 All 125v/15- & 20-amp receptacles must be tamper proof. 2017 FBC-R E4002.14
- 26 GFCI protection for dishwasher circuit. 2017 FBC-R E3902.10
- 27 Two circuits for small appliance branch circuits. 2017 FBC-R E3703.2
- 28 Wall space greater than 2', requires receptacle. 2017 FBC-R E3901
- 29 Receptacle spacing 12' habitable space (4' kitchen). 2017 FBC-R E3901
- 30 Kitchen counter space greater than 12" requires receptacle. 2017 FBC-R E3901
- 31 Kitchen islands, receptacle 12" max below counter with 6" max overhang. 2017 FBC-R E3901.4.5 EX
- 32 Hallway greater than 10', requires receptacle. 2017 FBC-R E3901.10
- 33 Required exterior receptacles, 1 front and 1 rear. 2017 FBC-R E3901.7
- 34 At least one receptacle outlet for all porches, decks, and balconies accessible from inside the building. 2017 FBC-R E3901.7

- 35 Bonding of gas line if applicable. 2017 FBC-R E3609.7, FBC-R G2411
- 36 Well equipment-flexible cords. 2017 FBC-R E3909
- 37 Listed garbage disposal cord length 18"-36". 2017 FBC-R E4101
- 38 Flexible cords have properly installed connectors. 2017 FBC-R E3909
- 39 No cords or cables through or stapled to walls. 2017 FBC-R E3909
- 40 Disconnection in sight of A/H & AC condenser. 2017 FBC-R E4101.5
- 41 120v receptacle within 25' of AC condenser. 2017 FBC-R E3901.12
- 42 Water heater in sight of breaker or lockable breaker. 2017 FBC-R E4101.5
- 43 Whirlpool tubs to have GFCI protection. 2017 FBC-R E4209
- 44 Electrical equipment to have permanent access cover, Jet tub. 2017 FBC-R E4209
- 45 All devices (boxes, etc) to be secured in place. 2017 FBC-R E3404.8
- 46 All boxes shall have covers, faceplates, or fixture installed. 2017 FBC-R E3906.9
- 47 Service drop clearances, above grade 12' min (10' w/o vehicle access). 2017 FBC-R E3604
- 48 Service drop clearances, within 10' of open pool, 22.5' clr. Any direction from water. 2014 NEC 680.8(A)
- 49 Panel and equipment clearances. 2017 FBC-R E3404, 3405
- 50 Metal parts of pool water circ. pumps & alum. pool structures bonded with min 8 gu conductor. 2017 FBC-R E4204.2

Plumbing Final

- 1 Seal holes around pipes. P304.4
- 2 Air gap required at front counter sink. P802.2.1
- 3 Tempering valves required at public lavatories. P416.5
- 4 Locate main water shut off; if exterior of building must be in approved valve box. P606.1, RP2903.9.1
- 5 Closed water distribution systems require thermal expansion protection. P607.3, RP2903.4
- 6 Backflow prevention on all hose bibs. P608.15.4.2, RP2902.3.3 2902.4.3
- 7 Pan drain and relief termination. P504.7.1 & 504.6.1 RP2801.5.2 & P2803.6.1
- 8 Check for reversed hot and cold water to fixtures. P607.4
- 9 Stops and p-traps installed on fixtures. P1002, RP3201
- 10 All fixtures set and secured with working water pressure. P405, RP2705
- 11 Be sure water service and sewer inspections have been made.
- 12 Ensure there is a shut off valve at water heater and it is in the correct location.

Concrete Slab 060, Floor Slab 004, Mono Slab 008, Porch Slab 005

- 1 Approved plans and related documents on job
- 2 Missing vertical rebar or otherwise not ready. B110.5
- 3 Property lines marked and foundation string lines in place

- 4 Mono Slab 008: Slab and footing poured together.
- 5 All fill dirt added, disturbed soil and questionable soil requires a density test in bottom of foundation (minimum 95% compaction required) FBC Sec.1803.5.3; R401.4; 24" max or eng. req'd R506.2.1
- 6 Show reinforcement splice length and bends if required + soil bearing capacity P.S.F.. ACI 318, R403.1
- 7 Footings minimum 2,500 P.S.I. concrete required. Table R-402.2
- 8 Foundation width, depth, and rebar per plans and wind load engineering
- 9 Minimum thickness of floor slabs 3 ½" minimum thickness, level, and compacted. Table R-506.1
- 10 Wire mesh or add mixture, if required. Table R-506.2.4
- 11 Wire mesh chaired (maximum 36" on center if required or used), or fiber-reinforced. R506.2.4.1
- 12 Electrical grounding electrode conductor connection to rebar with ground clamp listed for concrete encasement – visqueen removed from the 20' grounding electrode area- NEC 250.52; (minimum #4 copper for 200A and larger service)
- 13 Vapor barrier joints lapped 6" (R506.2.3) – 6 mil minimum or as directed by plan notes
- 14 If stem wall, all cells cleaned of sand and debris. R606.3.5.2
- 15 Any underground plumbing must be inspected prior to slab inspection.
- 16 Compaction test/density report not on site. B1803.5.8, R401.4
- 17 Moisture barrier in place, lapped properly, and joints taped if required.
- 18 Soil treatment for termites must be done prior to slab inspection. Certificate on job site. Re-treat any disturbed areas prior to inspection. R318.1, B110.3.11, B104.2.6
- 19 If slab or footing areas gets rained on prior to pouring, or inspection areas not covered with moisture barrier, re-treatment required.
- 20 Any loose dirt or un-compacted fill must be removed from footing area.
- 21 Slab thickness, footer depth & width, reinforcing in place with proper clearance as per approved plans. B107.4
- 22 Corner bars at all corners and intersecting footings.
- 23 Any penetrating items such as plumbing and electrical pipes must be sealed as tightly as possible.
- 24 Any DWV pipes or conduit through footings must be hard sleeved.
- 25 Pipes cannot run parallel in a footing.
- 26 Pipes through foundations require pipe sleeve which is 2 pipe sizes greater than pipe passing through foundation. R P2603.4
- 27 Remove roots, vegetation, trash, foreign material in footer and below slab. Finger roots trimmed even with dirt. B2304.12.9.2
- 28 Footings washed out in several places, covering rebar. R404.1.3.3.7.4
- 29 Welded wire reinforcement must be located in middle to upper third of slab. B1907.2
- 30 Steel in concrete cast against earth must be at least 3" cover. R404.1.3.3.7.4 or B1808.8.2
- 31 Rebar must be secured/tied. R608.5.4.1
- 32 Lap splices (minimum 25 inches for #5 rebar). R404.1.3.3.7.5
- 33 Depth of footings at least 12 inches below undisturbed ground surface. R403.1.4, B1809.4

- 1 Max meter height above grade is 5'6"
- 2 All equipment securely mounted – Art 230
- 3 Minimum one 20A GFCI protected receptacle outlet circuit – Art 590.4 (D)
- 4 All receptacle outlets shall have GFCI protection – Art 590.6
- 5 Ground rod and clamp installed below grade, connected to grounding electrode conductor, and left visible for inspection.
- 6 All openings to be blanked off with listed material – Art 110.12 (A)
- 7 Anti-oxidation inhibitor (Nolox) required at each conductor connection.
- 8 Rain-tight hub required at meter socket. 2017 FBC-R E3606.1
- 9 Wire between meter and panels not installed. 2017 FBC-B 110.5
- 10 Ground system shall be updated to 2 ground rods not less than 6 feet apart. Do not use existing. Terminate ground in meter can. 2017 FBC-R E3608
- 11 Grounding conductor must terminate in meter socket and not in main disconnect.
- 12 Multiwire branch circuits shall be provided with a means that will simultaneously disconnect all ungrounded conductors at the point where the circuit originates. NEC 210.4(B)
- 13 Must use an intersystem bonding block for low voltage bonding. NEC 250.94
- 14 Service mast must be secured with 2 conduit straps between meter can and roof for wind mitigation requirements. CC Ordinance
- 15 LCEC has been informed that the seals have been broken on the meter.

E1 Wall Insulation 013, E2 Ceiling Insulation 017

- 1 Framing problems/inspection not resolved before insulation inspection.
- 2 Roofing not completed.
- 3 Energy forms not followed.
- 4 Wrong size or type of insulation.
- 5 Poly vents or baffles missing.
- 6 Baffles in place in areas to receive blown insulation and fastened correctly.
- 7 Foaming at doors and windows missing or done incorrectly.
- 8 Circle top windows not foamed or insulated.
- 9 Entry door from garage not installed and foamed.
- 10 Insulation missing behind tub/shower on exterior walls.
- 11 Batt insulation on knee walls incorrect size, not properly supported
- 12 Batt insulation touching fireplace flue (must be 2 inch clearance).
- 13 Proper insulation and air infiltration installed in open floor framing.
- 14 Pipe boots in place.
- 15 Insulation not installed in accordance with manufacturer's and ASTM instructions (gaps, loose-laid above wiring, not installed at 90 degree orientation from correct orientation, not compressed, insulation must either be slit where wiring crosses or split lengthwise and wiring sandwiched within). 2017 FBC-Energy C303.2, ASTM C1320 for further reference, Table N1102.4.1.1, R402.4.1.1

- 16 Space between windows/door jambs and framing shall be sealed. 2014 FBC-E Table N1102.4.1.1
- 17 Attic access(s) too small (22' X 30' clear minimum with 30' clear headroom)
- 18 Certification sheet posted at entrance to attic with type, manufacturer, and R-value of insulation installed. Energy C303.1.1
- 19 Insulation depth gauge markers installed facing attic opening every 300 sq ft of attic space. Energy C303.1.1.1
- 20 Look for gaps and missed areas around doors and windows.
- 21 Holes in outside walls are not sealed.

Electric Final 040

- 1 Outlet boxes shall be effectively closed with a cover, faceplate, or canopy. 2017 FBC-R 3906.9
- 2 Panel labeled and clear space in front.
- 3 AFCI/GFCI breakers installed.
- 4 Test all GFCI outlets and outlets fed by GFCI.
- 5 Grounding/ Bonding installed rod or UFER.
- 6 All disconnects in place with correct fuse sizes and clearances.
- 7 All unused openings closed.
- 8 Cover plates installed check for goof rings at granite back splash at kitchen max ¼" back from noncombustible surface to box.
- 9 All fire rated penetrations sealed.
- 10 Equipment installed listed and/or approved.
- 11 Bubble covers in wet locations.
- 12 Receptacle within 25ft of equipment.
- 13 Light and receptacle in attic access.
- 14 Check for lighted address.

Electric Hook-Up/Srv Chg 023

- 1 Correct size and type of wire sunlight resistant and wet location.
- 2 Clearance over roof, and pool.
- 3 Equipment listed for service panel.
- 4 Secure riser above panel within 3'.
- 5 No unsupported couplings above roof.
- 6 Service lateral buried proper depth.
- 7 Min size mast per utility (typical 1 ¼-2in RMC).
- 9 Existing grounding electrode in place, or add new.
- 10 Bond water and gas.
- 11 Label breakers.
- 12 Seal unused openings.

- 13 Inspect lath if flush mount.
- 14 Antioxidant on aluminum wires.
- 15 Breaker size verse wire size.
- 16 Busing or connector used for wires in back of service panel.
- 17 Only 1 wire per terminal unless listed.
- 18 Building ground to building steel connection shall remain accessible for inspection.

Electric Rough 010

- 1 Recessed luminaires to be installed with thermal insulation in contact require IC Rated fixtures. 2017 FBC-R4004.9
- 2 Boxes must be installed in accessible location. 2017 FBC-R E3905.10
- 3 Receptacles not following 2'/4' rule in kitchen. NEC 210.52c
- 4 No point along floor line of any wall space >6' from receptacle. E3901.2.1, NEC210.52a
- 5 Rear ext. GFCI outlet missing at back of house. 2017 FBC-R E3901.7, NEC210.52e
- 6 Smoke/carbon monoxide alarm required outside sleeping area. 2017 FBC-R 315.1
- 7 Kitchen requires at least two 20A circuits to serve countertop receptacles. 2017 FBC-R E3703.2
- 8 Min. 20A laundry circuit for receptacles, serving only receptacles in laundry area. 2017 FBC-R E3703.3
- 9 Min. 20A bathroom circuit for bathroom receptacles, with no other outlets (no lights or exhaust fans). 2017 FBC-R E3703.4
- 10 Splices outside of box. R E3905.1
- 11 NM cable supported at maximum interval of 4.5'. 2017 FBC-R Table E3802.1
- 12 Flat cables shall not be stapled on edge. E3802.1(i)
- 13 Wires run (edge of bored holes) $\geq 1 \frac{1}{4}$ " from edge of framing member or use nail plate. E3802.1
- 14 Bushing/grommet required where wire run through metal framing members. 2017 FBC-R E3802.1
- 15 Wiring not following structure closely. R E3802.3.1
- 16 Sunlight-exposed cable shall be listed or covered with tape/sleeving listed as "sunlight resistant". E3802.3.3, 310.10(D)
- 17 Fireblocking required at ceiling level framing penetrations. R302.11
- 18 NM cable not stapled within 8 inches of box, measured along sheath. 2014 NEC 314.17C, 2017 FBC-R E3905.3.2
- 19 >3 ft clearance of open conductors from sides of doors, porches, decks, stairs, ladders, balconies, sides/bottom of windows R-E3604.1
- 20 Service >8ft above flat roofs, >10 ft above pedestrian areas, >12 ft above resi. Prop + driveways, >18 ft above streets/roads/alleys/truck traffic. R-E3604.2
- 21 Drip loops present R-E3605.9.5
- 22 Switches < 6'7" above floor R-E4001.6
- 23 Weatherproof enclosure outside R-E4001.7
- 24 Receptacle faces flush or project beyond face plates (project only from metal face plates) R-E4002.5
- 25 Machine screws w/32 threads per inch only on receptacles. E4002.6
- 26 Weather-resistant receptacles in damp or wet locations. E4002.8

- 27 Tamper-resistant receptacles. E4002.14
- 28 Receptacle outlets, general. E3901
- 29 Luminaires in wet or damp areas marked Suitable for Wet or Suitable for Damp Locations. E4003.9
- 30 No chain/cable/cord suspended luminaires within 3' horizontal and 8' vertical from top of bathtub rim or shower threshold. E4003.11
- 31 Clothes closet luminaires are surface mounted or recessed incandescent or enclosed LED. E4003.12
- 32 Outlet box covers present. E4004.1
- 33 Bathroom receptacle outlet <36" from outside edge of lavatory. E3901.6
- 34 Bathroom minimum 1-20 amp for all outlets in bath or all GFCI receptacles in bathrooms tied together by themselves.
- 35 Laundry area has at least 1 receptacle. Laundry min 1-20 amp outlet required. E3901.8
- 36 Garage has at least 1 receptacle for each motor vehicle space, and circuit does not supply outlets outside of the garage. E3901.9
- 37 Hallways >10' have a receptacle. E3901.10
- 38 HVAC outlet <25' from equipment. E3901.12
- 39 Habitable rooms have at least one wall switch-controlled outlet. E3903.2, 210.70(A)
- 40 Outlet boxes are over filled--each #12 wire counts as 2.25. The device counts as 2 the box is only good for 8. NEC 314.16
- 41 Not making 6'-12' rule on outlet distance. NEC 210.52a1
- 42 Check that all recessed can lights in unconditioned space are Air tight and IC rated if in contact with insulation. NEC 410.116a2
- 43 Do not install outlets and switches until drywall has been installed.
- 44 All new circuits need to be on arc-fault breakers. NEC 210.12
- 45 Missing bonding screw/jumper. Main disconnect panel missing bonding. NEC 250.28
- 46 GFCI protection required for outlets supplying dishwashers in dwelling units. 2014 NEC 210.8(D)
- 47 Conductors not terminated in junction box. 2017 FBC-R E3905.1
- 48 Secure NM cable within 12" from metal box and 8" from plastic box min 1/4" insulation into box, measured along sheath. 2014 NEC 314.17C
- 49 Steel protective plates required where wiring (edge of holes bored through framing members) is less than 1.25" from edge of framing members. 2014 FBC-R E3802.1
- 50 Conductors spliced outside of junction box. 2014 FBC-R E3905.1
- 51 Non-metallic cable required to be fastened within 8 inches of box measured along the sheath if box has no integral cable clamp. 2014 NEC 314.17C
- 52 No more than 2 cables bundled through framing if sealed must be de-rated.
- 53 NM cable smaller than 8-3 have to be protected under floor joist smaller wire must have running boards or through joist.
- 54 Protect wire within 6' of access hole.
- 55 Equipment requires outlet and light switch at entrance.
- 56 Minimum 2 circuit for small appliance at kitchen, Disposal, and Dishwasher separate circuit. Use 2'-4' rule for counters.
- 57 If using Duplex receptacle for Dishwasher/Disposal circuits than a handle tie or two pole breaker needed for 12-3 circuit.
- 58 Accessible receptacles at front and rear max 6 1/2' above grade
- 59 Check all grounding and bonding (UFER, water bonding, and gas use table 250.66 for water and 250.122 for gas bond. 1/2" rebar or #4 bare copper in footing for GEC size use 250.66 for size)

- 60 Service panel complete. Check clearance 30 min wide by 36" deep. Makeup with brand name breakers installed and made tight. Identify branch circuit max height for breakers is 6'7".
- 61 No panel boards in bathrooms and closets.
- 62 Antioxidant installed on all aluminum wires.
- 63 Check wire size minimum. 4AWG CU or 2AWG AL 2007 CEC310.15B6
- 64 Check insulation for damage and type.
- 65 Use proper bending ratios not more than 5 times the diameter of cable.
- 66 Proper smoke alarm locations: bedroom, outside bedroom, upstairs and downstairs.
- 67 All outlets in bedroom to be arc fault protected receptacles (AFCI), smoke detector, and lights.
- 68 Use proper size wire for amperage 12 gauge for 20 amp, and 14 gauge for 15 amp, usually 14 gauge is white, and 12 gauge is yellow.
- 69 Check sub panel for ground, and neutral to be separated only ok to be tied together in main service panel.
- 70 Check metal boxes for ground screws, and no metal mud rings with plastic boxes unless bonding jumper installed.
- 71 Lighting clearance in closet from shelf surface fixture 12" recessed fixture 12" recessed fixture 6".
- 72 3 way switch required at stairs 6 or more risers controlled from top and bottom.

Fence 052

- 1 All residential pools/spas/hot tubs shall be housed with screening the pool area, or the pool or entire back yard shall be enclosed by a 4' high fence. CC Ordinance 14-90 03/26/00
- 2 Fencing within 20 feet of rear property line on waterfront must be > 75% open.
- 3 No fence shall enclose any utility meter. CC Ordinance 62-10
- 4 Fence setback at front shall be $\geq 25'$
- 5 Finished side of fence shall face toward street or adjoining property. CC Ordinance 62-10
- 6 Minimum pool barrier post construction. 2017 FBC-B 454.2.17.1
- 7 Access gate shall open outward away from pool and equipped with a self-latching, self-closing device located no less than 54" from the bottom of the gate. F.S. 515.29, 2014 FBC-R4501.17.1.8
- 8 No fencing allowed within the visibility triangle at intersecting streets, driveways, alleys, and bicycle paths (EDS Sheet G-22).
- 9 Fences permitted only in rear or side yards of the primary structure. LDC 5.2.1 (D)
- 10 No barbed wire, spire tips, sharp objects, or electrically charged fences allowed in Cape Coral residential zones. LDC 5.2.7 (A)(2)
- 11 Fences are not permitted on unimproved residential property. LDC 5.2.7 (A)(8)
- 12 Fence not approved material. LDC 5.2.7. (A)(12)
- 13 Max fence height bordering residential = 6 ft, max height bordering commercial/professional = 8 ft.. LDC 5.2.7

Firewalls-2 Hr

- 1 Maintain 4 feet of fire-retardant treated sheathing on each side of firewall. B706.6 Exception 4.3
- 2 Signs or stenciling, minimum 3" height lettering, with "Fire and/or smoke barrier – Protect all openings" or other wording similar is missing.

3 Repeat signage within 15 feet of end of each wall and at intervals not exceeding 30 feet. B703.7

Footing/Foundation/Stem Wall

- 1 Approved plans (legible) and related documents on job in document box – B107.2.1
- 2 Chemical toilet on site. P311
- 3 Property lines marked and foundation string lines in place
- 4 All fill dirt added, disturbed soil and questionable soil requires a density test in bottom of foundation (minimum 95% compaction required) FBC Sec.1803.5.3; R401.4; 24" max or eng. req'd R506.2.1
- 5 Electrical grounding conductor connected to rebar with ground clamp listed for concrete Encasement – visqueen removed from the 20' electrode area (minimum #4 copper for 200A and larger service) NEC 2014 – Art 250.52
- 6 All underground plumbing must be inspected prior to slab inspection.
- 7 Footing size, reinforcing requirements match approved plans. B107.4
- 8 Pipes through foundations require pipe sleeve which is 2 pipe sizes greater than pipe passing through foundation. R P2603.4
- 9 Remove organic matter, roots, vegetation, trash, foreign material in footer and slab. B2304.12.9.2
- 10 Footings washed out in several places, covering rebar. R404.1.3.3.7.4
- 11 Steel in concrete cast against earth must be $\geq 3"$ cover. R404.1.3.3.7.4/R404.1.2.3.7.4 or B1808.8.2
- 12 Rebar must be secured/tied. R608.5.4.1
- 13 Lap splices (minimum 25 inches for #5 rebar). R404.1.3.3.7.5
- 14 Depth of footing ≥ 12 inches below undisturbed ground surface. R403.1.4, B1809.4
- 15 Foundations shall be built on undisturbed soil or properly compacted fill. R403.1
- 16 Check footing size for width and depth, per plan. Will footings be for 1, 2, or 3 stories? Check table for min sizes. R403.1
- 17 Top of footings shall be level or stepped. Bottom of footings may be sloped up to 10% (1:10). R 403.1.5
- 18 Footer rebar must be bonded. NEC 250-52(A)(3)
- 19 Are column pads dug? Porch footers? Fireplace footing?
- 20 Penetrations sleeved (Plumbing, Electrical, etc) P2603.4 & .5
- 21 Embedments in concrete. Sizes and material types. ACI 318.6.3
- 22 Clean-outs required when reinforcement is spliced/walls over 5'. R606.9.7
- 23 Clean-out holes to be min 3".
- 24 Chases in masonry walls not more than 1/3 thickness of wall. R 606.7
- 25 Chair block or header block must be continuous around the entire perimeter of slab.
- 26 All vertical reinforcing must be bent into slab area.
- 27 All fill cells with vertical reinforcing must be clean of dirt and debris to footing.
- 28 All other cells must be clean a minimum of 16' from finished elevation. The reason for this is to ensure sufficient concrete for placement of anchor bolts.
- 29 Slab area must be graded, level, and compacted and be consistent for required depth of concrete as per approved plan.

- 30 Joints must be taped and any penetrating items sealed as tightly as possible.
- 31 If soil is disturbed after soil treatment has been done or if areas uncovered get rained on, soil must be retreated prior to inspection or pouring concrete.
- 32 Also see 'Mono Slab'. Note: Any slab with grounding requirements for electrical panel must have a ground rod.
- 33 Ground rod must be a minimum of 20 ft. of #5 rebar with a minimum of 2 ft. out of slab.
- 34 The vertical portion of ground must be visually marked to distinguish it from other vertical steel.
- 35 Ground rod must be marked at slab inspection or inspection will fail.
- 36 Stem walls can only be laid a maximum of 5' high and can only be poured to 4'-8".
- 37 Stem wall vertical rebar must project out of block sufficient length to allow required lap for the next lift.
- 38 When filling block cells, the concrete must be left down 4" to allow pours to key together.
- 39 Vertical rebar must be in place at time of inspection or inspection will fail.
- 40 Dowels projecting from slab must be at required spacing and in proper location in proximity to openings and corners as per code.

Frame

- 1 Electrical, plumbing, and mechanical rough inspections must be completed and passed prior to framing inspection.
- 2 Project must be punched out by contractor prior to inspection.
- 3 Fasteners for preservative treated wood shall be hot-dipped galvanized, zinc-coated galvanized steel, stainless steel, silicon bronze, or copper.
- 4 Edge of holes bored in framing members is less than 1 1/4" from edge and is not protected with steel plate. 2017 FBC-R Table E3802.1
- 5 Minimum net free ventilation area does not match plans/energy calcs. 2017 FBC-R 806.2 (1/150 or 1/300).
- 6 All applicable trade roughs, sheathing/eng/bucks, and dry-in inspections must be called in on or before the day of frame inspection.
- 7 Fireblocking required around vents/pipes/cables/ducts/wires at ceiling and floor level. 2017 FBC-R302.11 or 2017 FBC-B718.2
- 8 Draftstopping – divide concealed spaces into approximately equal areas, not exceeding 1000 sq. ft. 2017 FBC-R 302.11(1)
- 9 Notch depth in non-bearing partition studs exceeds 40% depth of single stud (non-load bearing), or 25% of stud width (load bearing). R602.6.1, B2308.5.9
- 10 Wood bottom plates must be 1.5" minimum thickness and pressure-treated. R602.3.4
- 11 Exterior windows and doors must be installed for frame inspection with window, door and garage door buck strips installed per approved plans.
- 12 Provide minimum 15/32" S.R. minimum 24/0 sheathing under stucco if studs at 24" o.c., 2304.6 2004 F.B.C.
- 13 Surfaces exposed to the weather to have minimum 15# felt barrier. R-703
- 14 Site built windows (includes mitered glass) See R-308.5 and section 2404 of the 2004 F.B.C.
- 15 Windows/doors do not meet FL Energy Code for maximum allowable SHGC (.25). R402.1.2
- 16 SHGC does not match energy calcs. R405.5.3.4, R405.4.2.1
- 17 Attic venting in energy calcs is using 1"/300 vent ratio exception but no attic ventilators are installed in roof. 2017 FBC-R806.2, Ex. 2
- 18 Attics with at least 30 sq feet area, with height over 30 inches require a minimum 22" x 30" opening. 2017 FBC-R 807
- 19 Water-resistive barrier required. 2014 FBC-R703.2
- 20 Wood in contact with masonry shall be pressure treated. 2014 FBC-R317.1

- 21 Windows in R2 or R3 buildings where sill top < 36" above finished floor and > 72" above finished outside grade must have ASTM F2090 compliant window fall protection devices or window opening control devices. 2017 FBC-B 1015.8
- 22 Fasteners in contact with treated wood. 2014 FBC-R317.3
- 23 Proper lumber size/species, anchor bolt size/spacing, headers/beams proper size/location.
- 24 Bearing wall strap size/location/nailing per specs, hold downs location/nailing (SPG'S, MTS'S etc.), connections for uplift requirements.
- 25 Wood beams size and spec complies with site specific design as per R301.2.1.1 (any beams over 16' require special consideration).
- 26 Wood floor and ceiling joists and girders, size, species, grade and connectors.
- 27 Wood flooring: lumber by grade, species, size, connectors and detailed nailing patterns.
- 28 All roof to foundation load path connections, off-ridge vent blocking, gable end X-bracing if required, truss bracing per onsite engineering.
- 29 Studs/plate notching/boring within limits, top plate penetrations sealed with sealant meeting ASTM 136E requirements.
- 30 Inspector will verify stair riser and tread relationships when possible at this inspection rather than at the final.
- 31 Double top plate or continuous header as indicated.

Garage Door 047

- 1 Verify manufacturer's specs, match plans.
- 2 Verify operation and installation in accordance with manufacturer's installation instructions.

Gas Final 611

- 1 Appliance connections not installed.
- 2 Shutoff within 10 feet of ignition source, or no shutoff valve at point of discharge. 2017 FBC-R G2417.7.1.3
- 3 Proper clearance for the B-vent and the vent connectors from combustibles.
- 4 Proper slope and rise on vents.
- 5 Double wall B-Vent once the vent becomes a common vent for more than one appliance.
- 6 Proper seal at joints and terminations in ducts (Termination cap).
- 7 No electrical cables running parallel inside ducts or plenums.
- 8 Proper working clearance at the front of the furnace.
- 9 Proper vent terminations for furnace, water heaters and other vents.
- 10 Insulation of all ducts in the attic.
- 11 Proper combustion air.
- 12 Condensate installed and terminated properly.
- 13 Exhaust fans where needed.
- 14 Furnace BTU per T-24 calculations and per plans.
- 16 Condenser/compressor/disconnect/ location from propertyline.
- 17 Primary condensate properly connected and to approved location.
- 18 Secondary condensate to a conspicuous location.

- 19 Thermostat/fresh air inlet/filter/ gas shut-off at appliances (No flex through unit).
- 20 Combustion air/make up air/ return air/ location.

HVAC Final 042

C/U

- 1 Breaker must match the max-min amps required on the label.
- 2 Locking port caps on refrigerant lines. R 1411.8
- 3 A/C equipment must be anchored to pad to resist wind loads. R M1307.2
- 4 Level service space 30" x 30" wide where access is required around appliance. R M1305.1.3
- 5 Condensate pumps in uninhabitable spaces must shut off appliance upon failure of pump. R M1411.4
- 6 Appliances in attics require a switched and protected light at entrance to attic, and a receptacle near appliance. R M1305.1.3.1
- 7 Air handler in attic requires a secondary/auxillary drain pan at least 3" larger than unit with either a separate overflow drain line or a water level detection device (UL508) controlling appliance. R M1411.3.1
- 8 Condensate drain lines must allow maintenance without requiring drain line to be cut. R M1411.3.3
- 9 Condensate line discharge $\geq 12"$ from structure sidewall. R318.5
- 10 Passageway in attic from attic opening to appliance must have minimum 24" wide continuous solid flooring. R M1305.1.3
- 11 Breaker size for appliance does not match amperage listed on condenser unit label. R M1401.1
- 12 Line set entry into home must be sealed/foamed. Energy Table R402.4.1.1
- 13 A/C per plan (Tonnage)

A/H

- 1 Must be marked for: KW heat, amps, wire size
- 2 If you have 60 amp breaker, wire must be #6 in main panel and in the whip. R E3705.1
- 3 The AHRI has to be with the paperwork.
- 4 If there are multiple systems, make sure they are numbered to correspond with the breaker location in the main panel.
- 5 Seal any openings in the cabinet so attic air is not sucked in.
- 6 Make sure plenums are sealed to the A/H.
- 7 Manufacturer's operating & installation instructions shall remain attached to the appliance. 2014 FBC-R M1307.1
- 8 Return air duct missing. M601.5

HVAC Rough 012

- 1 Returns not ready.
- 2 Supply trunk line to be pulled tight and fully extended. Duct turns too tight. Turns no tighter than 1 duct diameter. See flex duct installation instructions. R M1601.1.1 #2
- 3 Check air handler location. If in attic, within 6' of access opening, walkway not less than 24" wide to unit, work platform not less than 30" x 30" on front or service side of unit. R M1305.1.3

- 4 Protection from damage -- Appliances shall not be installed in a location subject to mechanical damage unless protected by approved barriers. M303.4
- 5 Pipe to be protected with protective shield plates. R M1308.2
- 6 Air handler must be labeled with heat strip size. M 301.7
- 7 Minimum access opening size is 20" x 30" and also must be sufficient size to allow replacement of the largest appliance. R M1305.1.3
- 8 A lighting fixture with a receptacle outlet near the appliance location, and controlled by a switch at the access opening to provide lighting along the walkway and at the service area shall be provided. R M1305.1.3.1
- 9 Duct work 3" or greater in attic must have minimum R-6 insulation. Energy Table 6-10
- 10 Duct work passing through garage walls or ceilings shall be rigid (metal or ductboard) with no openings into garage. R302.5.2
- 11 Tapes shall be UL 181 approved and extend a minimum of 1" onto each of the mated surfaces. R M1601.6.3.7

Landscape Final 031

- 1 All shrubs must be $\geq 18"$ tall and at least 3 gallon size. (CC Ord. 27-13, 11-25-2013)
- 2 Trees shall be planted a minimum of six feet from the septic tank or its drain field. (CC Ord. 27-13, 11-25-2013)
- 3 Single-family homes & duplex require 20 three-gallon shrubs that are 18" tall, with at least 10 in front yard. (CC Ord. 27-13, 11-25-2013)
- 4 2 inch minimum layer of organic mulch, measured after watering-in, placed and maintained around all newly installed canopy trees, accent trees, palm trees, and shrubs. (CC Ord. 27-13, 11-25-2013)
- 5 Trees are in place and compliant with code requirements. At least 3 canopy trees, or 2 canopy trees with 2 accent trees or 3 palms, or 1 canopy tree with 2 canopy trees and 3 palms. (CC Ord. 27-13, 11-25-2013)
- 6 All trees shall have minimum 2" thick organic mulch no less than 36 inches beyond its trunk in all directions, with mulch kept away from the trunks/stems. (CC Ord. 27-13, 11-25-2013)
- 7 All sidewalks and driveways reflected on plot plans are in place and complete.
- 8 Lot grading and structure elevation are as per approved plot plan.

Siding/Lath

- 1 No air infiltration barrier on wall above soffit
- 2 Corner bead not fastened 7' O.C. both flanges (not required for raw CMU)
- 3 J mold not in place or not fastened properly
- 4 Foundation weep screed not 4' above earth or 2' above pavement minimum
- 5 No stops around electric meter, receptacles, etc.
- 6 Decorative trim not fastened or installed properly
- 7 Control / expansion joints not installed properly
- 8 Laps on wire mesh not per code
- 9 Wire mesh not fastened 7' O.C. into studs with $\frac{3}{4}'$ penetration into studs
- 10 Mesh missing in areas

Lawn Irrigation 024

- 1 After 5/1/91, automatic lawn sprinkler systems must include a rain sensor or switch. F.S. 373.62
- 2 Approved backflow preventer. P608.16.5, R P2902.5.3
- 3 Heads installed and complete , minimum 12" from building. R318.5

Paver Deck Footing 072

- 1 Location and footprint of pool deck (Approved plans)
- 2 Lot set backs (FBC 102.2.5, City Code)
- 3 Footer depth - estimate grade slope (retaining wall may be required) 4:1 slope maximum (Cape Coral Engineering Standards)
- 4 Footing steel bonded when within 3 feet of inside wall of pool. (NEC 680.26)
- 5 Location and footprint of retaining wall footing, setbacks (Approved plans)
- 6 Check for issues with angle of repose to existing foundations (FBC 1803.1,FBC R2604.4)
- 7 Steel placement, size spacing, lap splices (Approve plans)
- 8 Reinforcing vertical spacing based on estimated retaining wall height (Approve plans)
- 9 Piping extending through footing or wall shall be sleeved (FBC P305.3)

Plumb Tub Set 045

- 1 All tub and showers must be in place and all drains must be connected. Fixtures filled to overflow for test and passed inspection before covering.
- 2 All water piping and diverter valves shall be tested, inspected and passed before covering.
- 3 All vents must be installed and must exit properly through the roof.

Plumbing Rough 011

- 1 All piping must be properly supported, and all water and sewer lines must have the proper test and passed inspection before covering.
- 2 Waste arms (proper fall and distance from vent) FBCP Table 906.1, FBCRP Table 3105.1
- 3 Vent stacks complete and a minimum 6" penetration thru roof FBCP 904.1, FBCRP 3103.1
- 4 Vents - Proper distance from door and window openings FBCP 904.5, FBCRP 3103.5
- 5 Horizontal dry vents to be 6" above flood level rim of highest fixture being served FBCP 905.5, FBCRP 3104.5
- 6 Proper support of piping FBCP Table 308.5, FBCRP Table. 2605.1
- 7 Nail guard protection for piping passing thru plates and studs FBCP 305.8, FBCRP 2603.2.1
- 8 Horizontal piping in attic area where batt insulation is installed shall be above such insulation. Energy C303.2.3
- 9 Vents properly sized FBCP 916, FBCRP 3113
- 10 Water Distribution - Proper pipe and fittings. FBCP-Table 605.3 & 605.4 FBCRP Table 2904.5 & P2904.6
- 11 Minimum pressure test. P312.5, RP2503.7
- 12 Pressure balance valves for showers valves and combination tub and shower valves. P424.3, 424.4, RP2708.3

- 13 Hammer arrestors required on quick closing valves FBCP 604.9, FBCRP 2903.5
- 14 Proper support of piping FBCP 308.5, FBCRP Table 2605.1
- 15 Nail Guard protection for pipes passing thru plates and studs FBCP 305.8, FBCRP 2603.2.1
- 16 All horizontal piping in attic areas where batt insulation is to be installed shall be above such insulation. Energy 303.2.3
- 17 Sized properly FBCP Table 603.1, FBCR Table 2903.2b
- 18 Tubs and Showers FBCP Ch.4 FBCRP Ch. 27
- 19 Tubs to be set and secured, tub valve installed, tub box sealed.
- 20 Waste and overflow to be installed.
- 21 Fiberglass units to be fastened to studs.
- 22 Water test. P312.9, RP2503.6
- 23 Shower pans to be set.
- 24 Formed vinyl shower pans are to be secured in place on all sides turned up a minimum of 3" above the finished curb.
- 25 Liners shall be pitched 1/4 inch per foot towards the drain. P417.5.2, RP2709.2
- 26 Liners shall be recess as to not occupy space of wall covering. P417.5.2, RP2709.3
- 27 Fiberglass units to be fastened to studs.
- 28 Water test. P312.9
- 29 Pan drain and relief line proper size. P504.7.1, RP2801-2803
- 30 Proper fixture clearances. P405.3, RP2705.1

Plumbing Underground 003

- 1 Check minimum setbacks as per site plan if plans call for monolithic slab
- 2 Waste piping - Proper type fittings P706, R P3005
- 3 Waste piping - Sized per fixture load P710, R P3005.4
- 4 Proper venting FBCP Chpt. 9, FBCR Chpt. 31
- 5 Distance from trap to vent. P Table 906.1, R Table P3105.1
- 6 Proper fall/grade. P704.1, R P Table 3005.4.2
- 7 Support base of stacks. P308.9, R P2605
- 8 Relieving arches on pipes passing through footings. P305.5, R P2603.5
- 9 PVC joints require purple primer. P705.8.2
- 10 Check for minimum facilities. P403
- 11 Proper sanitary test. P312.2, R P2503.5
- 12 Water distribution - Proper type fitting and pipe FBCP Tables 605.3 & 605.4 FBCR Tables, P2904.5 & P2904.6
- 13 Water distribution - Sized properly FBCP Table 603.1, FBCR Table P2903.2b
- 14 Water distribution - Pipe protection. P305, R P2603
- 15 Water distribution - Annular space between sleeves and pipes to be filled. P305.4, R P2603.4

16 Water distribution - Pressure test. P312.5, R P2503.7

Pool/Spa Electric Final 026

- 1 Metal window/door frames $\leq 5'$ from pool must be bonded. R308.4.5
- 2 Window glass $< 5'$ from pool must be tempered or safety glazed. R308.4.6
- 3 Luminaires $< 5'$ horizontally from pool edge must have GFCI protection. NEC 680.22 (B)(3)
- 4 All receptacles $< 20'$ from pool must be GFCI protected. 2014 NEC 680.22, RE4203.1.3
- 5 Luminaires/receptacles between 5 and 10 feet from inside wall of pool/spa are required to have GFCI protection unless at least 5 feet above max water level and rigidly attached to structure. R E4203.4.6
- 6 Door/window alarms must be installed and working. R4101.17
- 7 Receptacle for indoor pool/spa must be located 6 to 10 feet from inside wall of pool/spa. RE4203.1.1
- 8 Secure all boxes in place. RE3904.3
- 9 Effectively close receptacles with proper cover. R E3906.9
- 10 Sheet metal screws shall not be used to connect bonding conductors. R E4204.2
- 11 Permit, NOC, Approved Plans, Revisions to be on site. B105,107
- 12 All previous inspection have been approved.
- 13 Pool plan is provided, layout and features match plan (i.e. Waterfall, tables, stools).
- 14 No entrapment conditions. ANSI/NSPI-5 2.3
- 15 Pool is completed, filled with water and 100% functional.
- 16 Verify deck pitch and deck drains if required. ANSI/NSPI-5, 7.2
- 17 Proper identification of swim outs & other structures in water depths exceeding 4'. ANSI/NSPI-5 6.7.2
- 18 Verify pool enclosure inspection has been passed, verify operation of screen doors.
- 19 If a yard fence is provided as the pool barrier, fence shall meet the requirements of the FBCR 4101.1.17, fencing on waterfront is required to meet city ordinance for visibility.
- 20 G.F.C.I. protection for all receptacles within 20' of water. NEC 680.22, E4203.1.3
- 21 No receptacles with in 6' of pool. NEC 680.22.A.2, E4203.1.2
- 22 Clearance for all lighting. NEC 680.22 B, E4203.4
- 23 New Lighting fixtures - Within 5' edge of pool, 12' min. above the max. water level
- 24 Existing Lighting – Within 5' of pool, 5' min above water WITH GFCI PROTECTION
- 25 Clearance for switching devices, 5' min from pool. NEC 680.22.C, E4203.2. Note: Exposed to weather require WP cover.
- 26 Bonding of all metal, door and window frames, shutters within 5' of pool. NEC 680.26.B.5, E4204
- 27 Bonding of pool enclosure. NEC 680.26
- 28 Bonding of all pool equipment, pool heater, pump, pool light "J" box and all metal boxes. NEC 680.26, E4204
- 29 Over current protection for all pool equipment. NEC 240
- 30 Conductor sizes and types. NEC310

- 31 Junction box installation. NEC 680.24
- 32 Conduit for pool light circuit. NEC 680.23(F)
- 33 Conduit support of junction box, 18" max without other support. NEC 314.23
- 34 Box fill calculations. NEC 314.16
- 35 Insulated grounding conductor for pool light circuit installed. NEC 680.23
- 36 Unused openings in boxes or enclosures are sealed. NEC 110.12
- 37 Weatherproof junction boxes, enclosures for pool equipment are installed. NEC 680.24
- 38 Disconnect for pool within sight of pool equipment. NEC 680.12
- 39 Approved conduit fittings are installed. NEC 300.15
- 40 Approved and operational pool barrier(s) and/or alarms are installed to protect yard and house, note: alarm devices must sound immediately when opened. R4501.17
- 41 Proper securing of all raceways. NEC 300.11
- 42 Adjacent properties are clean of all construction debris. Cape Coral Ordinance Ch. 9
- 43 Hand holds (8ft. max spacing) or approved method at raised coping/pool features. B454.2.6, ANSI/NSPI-5, 15.1
- 44 Positive deck pitch away from pool, 1/8" per foot minimum to perimeter. ANSI/NSPI 7.2
- 45 No exposed sharp or abrasive edges within Pool. ANSI/NSPI 2.2
- 46 Non-slip deck surface. ANSI/NSPI-5,7.1.2
- 47 All supply and return devices/covers are installed within pool.
- 48 Safety glazing within 5' of pools water edge and less than 5' above pool deck. R308.4.5
- 49 Edge of pool deck to be protected from the effects of soil erosion (per engineering).
- 50 Spas and heated swimming pools shall be equipped with a cover designed to minimize heat loss. Energy 403.9.3. Exemption; solar heated pools and spas.
- 51 Pool pumps of 1HP or greater to operate at two or more speeds. FBC Energy 403.9.2
- 52 For stairs within the pool deck area or exit from the pool deck, must be provided with a handrail for any stairs with 4 or more risers. R311.7.7
- 53 Fall protection – The maximum distance from the pool deck to the finish grade is 30" without fall protection. Fall protection must comply with FBCR 312, a screen enclosure by itself does not provide for fall protection. Examples to meet fall protection.
- 54 a. With or without a screen enclosure:
 - i. Pickets added to screen enclosure or a guardrail installed, min height 36".
 - ii. Raise the grade to 30" or less for a minimum distance extending 3' from wall.
- 55 The slope of the grade around the pool deck is not to exceed 1:4.
- 56 When a pool deck is added to an existing home, check that any pavers added on the lanai do not cover over fasteners that are used for shutters.
- 57 Pool auto fill is used it must be provided with a backflow protection device, (FBC R4101.9).
- 58 Inspection results; Approved-sign permit board, Disapproved-correction notice.
- 59 All of these items will have to be determined at the 026 pool final for pools added to existing homes as there is no building CO inspection as with a new house and pool.

Pool/Spa Deck/Bond/Pressure 025

- 1 Permit, NOC, Approved Plans, Revisions to be on site (FBC 105.7, 105.8, 107, 107.3.1)
- 2 Toilet facilities provided for construction workers (FBC P311.1)
- 3 #8 insulated bond wire installed to light niche bond lug (NEC 680.23)
- 4 Light niche bond connection encapsulated in a listed potting compound (NEC 680.23)
- 5 Location and footprint of pool deck (Approved plans)
- 6 Lot set backs (FBC 102.2.5, City Code)
- 7 Footer depth - estimate grade slope (retaining wall may be required) 4:1 slope maximum (Cape Coral Engineering Standards)
- 8 Reinforcement size/spacing for retaining wall if provided (Approved plans)
- 9 Excavation and compaction (FBC 1803, 1804)
- 10 Positive pool deck drainage or deck drains are installed (FBC 454.1.3.1.2)
- 11 Depth of light niche, 18" min (NEC 680.23)
- 12 Equipotential bonding grid or single bond loop around pool shell (NEC 680.26, FS 2007-187)
- 13 Bonding of ladder cups (NEC 680.26)
- 14 Bonding of foundation steel and all wire mesh (NEC 680.26)
- 15 Bonding of retaining wall reinforcement (NEC 680.26)
- 16 Approved bond clamps installed. (NEC 110.3)
- 17 Solid #8 copper bond wire is used. (NEC 680.26)
- 18 Bond wire available for pool equipment connection, screen enclosure, or fence connection. (NEC 680.26)
- 19 All metal within 5' of pool waters edge is to bonded or provision for bond (NEC 680.26)
- 20 Clearances of overhead and under grounding wiring, (NEC 680.8 & 680.10)
- 21 Minimum 8 gauge bare solid copper conductor required to be placed 4-6" below subgrade and 18-24" from inside walls of pool.
Bonded to pool steel at 4 equally spaced locations. 2017 FBC-R E4204.2(2) Ex 2.2
- 22 Piping requires either minimum 35 psi pressure for 15 minutes, or a signed pressure test affidavit must be present at time of inspection. 2017 FBC-R 4501.12.1
- 23 Slab thickness, Footer size, reinforcing requirements (Approved plans)
- 24 Reinforcing steel laps (min. 25" for #5 bar) (FBC 1901.5, ACI 318)
- 25 Foundation steel clearance (min. 3" when cast against earth) (FBC 1908.4, ACI 318)
- 26 All water carrying piping to have 12" min bury (FBC R2604.3)
- 27 Pool equipment location (Approved plans)
- 28 Pool shell - stair/riser ht., floor slope, swim outs, etc. (NSPI/ANSI Art. 6)
- 29 Inspection results: Approved-sign permit board in appropriate location. Disapproved-leave rejection notice.

Pool/Spa Steel and Bonding 050

- 1 Permit, NOC, Approved Plans, Revisions to be on site (FBC 105.7,105.8, 107, 107.3.1)
- 2 Fill placed at location as per fill letter (City Code)
- 3 Toilet facilities provided for construction workers (FBC P311.1)
- 4 Location and footprint of pool, setbacks (Approved plans)
- 5 Check for issues with angle of repose to existing foundations (FBC 1803.1,FBC R2604.4)
- 6 Steel placement, size spacing, lap splices (Approve plans)
- 7 Pool drains and vents line are installed (Approve plans)
- 8 Bonding of light niche (NEC 680.26)
- 9 Bonding of all steel, bond wires for 025 bonding (NEC 680.26)
- 10 Edge of pool is less than 5 feet from foundation. Excavations for any purpose must not extend within 1 foot of the angle of repose under any footing/foundation, unless such footing is first properly underpinned or protected against settlement. Provide recommendation of a qualified engineer to demonstrate that the intent of this section has been satisfied, or a recommendation to provide vertical and lateral support for the footing/foundation.
2017 FBC-R 403.1.7.2, R403.1.7.4
- 11 Inspection results: Approved-sign permit board in appropriate location. Disapproved-leave rejection notice.

Retaining Wall Fnd 066

- 1 Permit, NOC, Approved Plans, Revisions to be on site (FBC 105.7,105.8, 107, 107.3.1)
- 2 Fill placed at location as per fill letter (City Code)
- 3 Toilet facilities provided for construction workers (FBC P311.1)
- 4 Location and footprint of retaining wall footing, setbacks (Approved plans)
- 5 Check for issues with angle of repose to existing foundations (FBC 1803.1,FBC R2604.4)
- 6 Steel placement, size spacing, lap splices (Approve plans)
- 7 Reinforcing vertical spacing based on estimated retaining wall height (Approve plans)
- 8 Piping extending through footing or wall shall be sleeved (FBC P305.3)
- 9 Bonding of steel, (NEC 680.26)

Retaining Wall Steel/Cap 055

- 1 Vertical Reinforcing at proper spacing (Approved plans)
- 2 Steel placement, size spacing, lap splices (Approve plans)
- 3 Block cells free of debris (ACI 318)
- 4 Block cap or poured cap with reinforcing (Approved plans)
- 5 Retaining wall drainage as per (Approved plans)
- 6 Inspection results: Approved-sign permit board in appropriate location. Disapproved-leave rejection notice.

Roof 90lb Inspection 054

- 1 Ridge metal, pvc pipe boots, gooseneck caps not installed.

Roof Dry-In 018

- 1 Release film is to be left on underlayment so drip edge nailing can be checked.
- 2 Seal all hip and ridge nails.
- 3 Valley lining must terminate on top of drip edge.
- 4 Install underlayment under all flashings and penetrations so shingles can adhere to flashing.
- 5 Dry-in paper to be nailed 12" O.C. staggered, with laps nailed 6" O.C.
- 6 Roofs permitted before Mar 2002 require a signed Roof Sheathing/Secondary Water Barrier Affidavit on site. 2017 FBC-R 803.2.3.1, F.S. 553.844
- 7 Drip edge shall be mechanically fastened a maximum of 4" O.C. 2017 FBC-R R905.2.8.5

Roof Final 016

- 1 Any company doing work on private property is required to remove from the premises all residue and rubbish resulting from the work. Ch. 9, Art. II, 9-18
- 2 Asphalt shingles shall have the minimum number of fasteners required by the manufacturer. 2017 FBC-R 905.2.6
- 3 Clothes dryer duct terminations must not be screened. 2017 FBC-R M1502.3
- 4 Attach 4 nails per hip/ridge shingle, 7.5" from bottom edge and 1" and 2" from each side edge. Per manufacturer's installation instructions.
- 5 Drip edge must not be notched above 1 inch below top of drip edge. 2017 R905.2.8.5
- 6 Missing flashing around chimney. 2014 FBC-R905.2.8
- 7 Roof data sheet/paperwork not on site 2017 FBC-B 10.3.1
- 8 Underlayment is to be under drip edge.

1st Rough Plumbing

- 1 Approved plans and related documents on job
- 2 Chemical toilet on site
- 3 Property lines marked and foundation string lines in place
- 4 Sanitary line with 5' head pressure or 5# air pressure. (FPC312.2/.3)
- 5 Water pipe pressurized to working pressure (Air pressure min. 50 PSI approved for test for materials other than plastic. (P312.5)
- 6 Pipes (except CPVC) passing through concrete or other corrosive material shall be protected against external corrosion by a protective sheathing or wrapping (P2603.3); pipes running through foundation to be sleeved with pipe two sizes larger (P2603.4)
- 7 DWV requires leak-free water test of 5 feet of water for 15 minutes. P2503.5
- 8 Support pipes. P2605.1

2nd Rough Plumbing

- 1 Protective plates required at top and bottom plates for water pipes less than 1.5" from edge of framing member. 16 gauge minimum plates shall extend at least 2" above sole plate or below top plate. 2014 FBC-R P2603.2.1
- 2 Drainage fittings only for DWV, not pressure fittings. P2605
- 3 Support horizontal pipes per code. P2801.1
- 4 Strap pipes to code. P308.5
- 5 Seal around pipes per code. R2606.1
- 6 Plumbing provisions have not been made for heating water. P2801.1
- 7 Proper support must be provided for all piping. 2017 FBC-R P2605
- 8 Pipes passing through or under footings/foundation walls must have a relieving arch or a sleeve. Such sleeve must be 2 pipe sizes larger. 2017 FBC-R P2603.4
- 10 Annular spaces between pipes and sleeves shall be filled or tightly caulked in an approved manner. 2017 FBC-R 2606.1
- 11 Fittings must be installed to guide sewage/waste in the direction of flow. 2017 FBC-R P2608.1
- 12 Drainage piping must slope in accordance with table P3005.3 (not less than 1/4"/foot for 2.5" or less pipe, 1/8"/foot for 3-6" pipe). 2017 FBC-R P3005.3

- 13 Water service pipe must be separated by 5' undisturbed or compacted earth, unless bottom of water service pipe is 12" above the top of the highest point of the sewer and materials conform to Table 2906.4. 2017 FBC-R P2906.4.1
- 14 Fittings used for change of direction must be installed per Table. 2017 FBC-R P3005.1.
- 15 Sanitary tees may only be used to change direction from horizontal to vertical on drainage systems. 2017 FBC-R Table P3005
- 16 Solvent-cement joints between different types of plastic pipe are prohibited. 2017 FBC-R P3003.2
- 17 Trap sizes must be per table. 2017 FBC-R P3201.7
- 18 Cleanouts must be installed not more than 100' apart and at changes in direction of more than 45 degrees. 2017 FBC-R P3005.2.2 and P3005.2.4
- 19 A stack is required for each system receiving the discharge of a water closet (may be either vent stack or stack vent). Min pipe size 1.5". 2017 FBC-R 3111

- 20 Every vent stack or stack vent shall extend outdoors and terminate to open air, or terminate to a stack type air admittance valve. At least one stack vent or vent stack shall extend outdoors to open air. 2017 FBC-R P3102
- 21 Vent termination shall not be located less than 4' under any door, operable window or other air intake of the building or adjacent building. Such vent termination shall not be made within 10' horizontally of such opening unless it is 3' higher than the opening. 2017 FBC-R P3103.5
- 22 Vent terminals shall not terminate under the overhang of a structure with soffit vents. 2017 FBC-R P3103.6
- 23 All vent piping shall be graded and connected as to drain back to the drainage piping by gravity. 2017 FBC-R P3104.2
- 24 Distance of trap to vent shall be per Table P3105.1 Residential, or Table 906.1 Commercial.
- 25 Wet vents shall be installed per Table. 2017 FBC-R P3108.3.
- 26 Minimum size drain line for water closet is 3". Minimum vent size for system with water closet is 1.5". 2017 FBC-R P3113.1
- 27 Air admittance valves installed in accordance with code and manufacturer's instructions. 2017 FBC-R P3114.2
- 28 Dry vents installed above the centerline of the horizontal drain pipe and rise vertically to a min. 6" above flood level rim of fixture vented. 2017 FBC-R P3104

29 Water closet rough-in minimum of 15" from sidewall. 2017 FBC-R P2705.1

Sheathing 021

- 1 No plans/engineering pack/truss placement plan. B107.3.1
- 2 Nails are driven past flush with the surface, or sticking up. R803.2.3.1
- 3 Roof sheathing nail pattern exceeds 6" O.C. or is not to plan. R908.7.1.2, R803.2.3.1
- 4 Missing moisture barrier strips between trusses and bond beam.
- 5 Sheathing joints not staggered. R803.2.3
- 6 Trusses need to be shimmed where not bearing on bond beam at intermediate supports.
- 7 Bottom chord spacing exceeds spacing shown on plans.
- 8 Straps have less than required nails as indicated on connector schedule. R802.1.7.5
- 9 Quantity of retro straps exceeds amount allowed without engineers approval. R802.1.7.5
- 10 Missing reinforcement on trusses, or reinforcement is less than 80% of web length. R802.10.1(12)
- 11 Dangerous condition exists. EB606.1
- 12 Trusses not strapped to supporting wall assemblies. R802.11.1.1
- 13 Studs in non-bearing partitions exceed 40% notch depth of a single stud width. R602.6
- 14 If straps are located more than $\frac{3}{4}$ " from truss, this requires placement of furring boards between the strap and the truss (3/4" or 1.5 inch thick board, etc).
- 15 Fasteners in contact with treated wood required to be hot-dipped galvanized, stainless steel, silicon bronze, or copper. Minimum 8d (2.5" long) ring-shank roofing nail. R317.3
- 16 Trusses braced to prevent rotation. R802.10.3
- 17 Trusses (R802.11.1.1) or rafters (R802.11.1.2) attached to supporting wall assemblies to resist uplift forces.
- 18 Provide minimum 6" clearance from grade to wood, unless nat. dur. wood or P.T. R319.1
- 19 Nailing pattern for both wall and roof sheathing
- 20 All exterior exposed structural strapping and hardware including columns
- 21 Sheathing type/size/material and nailing pattern. Wall sheathing when required.
- 22 Masonry window/door openings have wood bucks installed and attached per approved plans.
- 23 Wall-to-roof primary flashing, valley flashing, chimney flashing, and crickets (required for chimneys 30' wide or more).
- 24 Sheathing inspection to be passed before installing roofing underlayment.
- 25 No roofing underlayment, shingle bundles, shingles or any other roof covering can be placed roof until the sheathing inspection is passed. If roof covering is installed prior to inspection, covering must be removed.
- 26 Nails flush with surface of sheathing.
- 27 Any straps or hold downs that will be covered by vapor barrier or exterior finishes such as post straps or beam straps and hold-downs for porches must be installed. If these items are not in place they will be checked at the framing inspection.
- 28 Roof sheathing and wall sheathing inspections are encouraged to be called in on the same day.

- 29 Roof sheathing must be complete and nailed as per approved plan. If roof is a hip roof, span ratings must be maintained for sheathing.
- 30 If the roof is a gable end, outriggers must be installed properly; joints in sheathing at gable ends must be blocked and nailed 4' from gable end.
- 31 If there are any rips less than 2 ft. wide, code requires sheathing to be blocked. Nails must be correct size and spacing as specified on approved plan.
- 32 Nails should not be over-shot or over-driven; they should be flush with surface of sheathing.
- 33 Roof may dried-in with felt, however no shingles or any other roof covering can be installed until sheathing inspection is passed.
- 34 If roof is covering is installed prior to inspection, covering must be removed.
- 35 If shingles are loaded on the roof, they must be kept minimum 5' from gable ends and away from valley flashing.
- 36 If deficiencies are found, you may have to remove or relocate the loaded shingles in order for the inspector to confirm that the rest of the roof sheathing is nailed properly.

Seawall Final 103

- 1 Contractors are required to leave lot in level condition, free of large rocks (bigger than 3" diameter), wood/debris. CC Ord. 14-07, § 1, 3-26-2007
- 2 Sod is required to extend to top of slope plus 32 inches, a minimum of 15 feet from seawall cap. CC Min. Seawall Specifications, Sheet H-5

Sewer/Water Lines 080

- 1 Sewer Lines must be plugged and filled with water from lowest to highest point, water maintained for 15 minutes. 2017 FBC-P312.6
- 2 Proper support must be provided for all piping. 2017 FBC-R P2605
- 3 Pipes passing through or under footings/foundation walls must have a relieving arch or a sleeve. Such sleeve must be 2 pipe sizes larger. 2017 FBC-R P2603.4
- 4 Annular spaces between pipes and sleeves shall be filled or tightly caulked in an approved manner. 2017 FBC-R 2606.1
- 5 Fittings must be installed to guide sewage/waste in the direction of flow. 2017 FBC-R P2608.1
- 6
Drainage piping must slope in accordance with table P3005.3 (not less than 1/4"/foot for 2.5" or less pipe, 1/8"/foot for 3-6" pipe). 2017 FBC-R P3005.3
- 7 Water service pipe must be separated by 5' undisturbed or compacted earth, unless bottom of water service pipe is 12" above the top of the highest point of the sewer and materials conform to Table 2906.4. 2017 FBC-R P2906.4.1

Stairs

- 1 Greatest riser height exceeds smallest riser height by more than 3/8". R311.7.5.1 or B1011.5.4
- 2 Riser height between 7 and 11 inches (B1011.5.2) or greater than 7.75 inches (R311.7.5.1).
- 3 Handrails on each side. B1011.11
- 4 Handrails gripping surface shall be continuous. B1014.4
- 5 Handrails at 34" - 38" off nosing of tread, if a wall on one or both sides, handrail on one side is sufficient, if stair width is within 44". R311.5.6.1
- 6 Handrails to be 1 1/2" to 2" diameter. R- 311.5.6.3.
- 7 Open sides handrails to stop passage of a 4 3/8" sphere R311/312

- 8 Stairways serving occupant load less than 50 shall have a width of not less 36 inches. B1011.2
- 9 Maximum stair flight 12' vertical between floors or landings. R311.5.4
- 10 Width and depth of landings same as width of stair. R311.5.4
- 11 Minimum stair width 36" if occupancy load is less than 50. R311.5.4
- 12 Minimum headroom allowed is 6' 8" off stair nosing. R311.5.2
- 13 See R-311.5.8.1 for spiral stair requirements
- 14 Guardrails of 36" height at all drop offs of more than 30" rails to stop passage of a 4" sphere. R312.2

Tie Beam 006

- 1 Horizontal reinforcing is in top of wall as per approved plan.
- 2 Horizontal reinforcement at corners shall be continuous around corners. Corner bars required at all corners and intersecting walls. #5 bar must be spliced 25" in each direction a minimum of 25 inches. R608.6.4
- 3 Vertical reinforcing spaced as per approved plan and must terminate into bond beam with a hook.
- 4 Thickness of grout between masonry units and reinforcement shall not be less than ¼ inch. 2017 FBC-R 606.3.5.3
- 5 Masonry head joints must be between 1/8" and ¾". 2017 FBC-R607.2.1
- 6 Vertical dowels not tied to embedded dowels in slab, or drilled and epoxied dowels. Drill & epoxy 6" deep hole for #5 rebar at missing locations. 2014 FBC-R403.1
- 7 Head and bed joints shall be 3/8" thick (head joint tolerance is -1/4", +3/8", bed joint tolerance is +1/8").
- 8 Bottom of fill cells must be cleared of sand/mud/loose mortar. 2017 FBC-R 606.3.5.2
- 9 Nominal 8" x 12" minimum with 4 #5 rebar minimum w/#3 ties @ 12" @ corners/bends and 48" O.C. elsewhere. 2014 FBC-R4407.4.2.3.2, FBC-B2121.2.3.2
- 10 All trash and debris is removed from cells that are to be filled with concrete.

Underground Electric

- 1 Warning ribbon >=12" above service conductors buried >18" below grade. E3803.2

Underground Plumbing

- 1 Pipe installed flat or backpitched. 2017 FBC-R P3005.3
- 2 Fill building sewer with water to not less than 5 feet head. P2503.4