

INSPECTION Detail List

Residential accessory structure and dwelling construction- Ask which inspections apply to your project.

***All homes (slab or crawl) require 2 inspections before framing begins.**

INSPECTION TYPE/ Timing	Tips to pass inspections
Post holes	Holes should be 36" deep in undisturbed soil. Holes inspected prior to posts being set.
<i>Before posts set</i>	
Footing	min. 2 runs #4 rebar, turned in all corners. Lapped 40 steel diameters, in bottom 1/3 of footing. Chairs <5'. Bottom of footing 12" below final grade. Min 8" thick. Grade pins set.
<i>Before concrete is poured.</i>	
Under-slab plumb	Visual inspection of DWV with water standpipe test before covering with gravel. 3" radon vent required. Separation of DWV and concrete req'd.
<i>before plumbing is covered</i>	
Slab prep	Moisture barrier req'd. 2 runs of rebar & bottom of turndown 12" below final grade. Penetrations: Sleeves for horizontal penetrations, Separation for All vertical.
<i>Before concrete is poured.</i>	
Foundation	anchors set in 16" of mortar in center of block cell, min. every 72", within 12" of corners & inside 4-7" of all board ends. Waterproofing as needed
<i>Before Framing</i>	
Plumbing, Electrical and Mechanical rough-in impacts framing. All Rough-in inspections occur together.	
Rough-in Framing	Meet 2015 IRC framing requirements. 115 MPH wind zone, Snow load 10. Example: sheathing from green board, truss bracing, window pans taped, egresses, bearing points.
<i>Before insulation</i>	
Rough-in Plumbing	DWV requires water standpipe test; 60 PSI air test on supply only. Passive radon system. Plumbed per approved plans.
<i>Before insulation</i>	
Rough-in Mechanical	Meet 2015 IRC code. No white flex allowed in bath vents. Gas vents must be thru the roof. Gas lines tested at 20PSI.
<i>Before insulation</i>	
Pre-insulation	All top and bottom plate penetrations must be fire caulked. Baffles in place for vaults. Gaps in sheathing sealed.
<i>Before insulation</i>	
All above inspections must be passed before Insulation can be installed.	
Insulation	Meet current code standards.
<i>Before drywall</i>	
Final Blding	Meet all requirments for 2015 IRC code. Grade must fall at least 6 inches in first 10 feet. See <u><i>Final Inspection Tip</i></u> sheet for further information .
<i>After septic & electric, Before OCCUPANCY</i>	
Pool rough-in	overnight test must hold 30 PSI
<i>Inground pool- before covering</i>	
Pool Final	After final electric has passed. Barrier must be 48" surrounding all sides of pool. Functioning alarm. If house is barrier doors in barrier must have contact alarm .
<i>Above and In-ground: After filled but before occupancy</i>	

Visit our website or lobby for additional information regarding
meeting the adopted 2015 International Residential Code.

https://www.bedfordcountyttn.gov/departments/building_inspections.php

**FAILURE TO PASS ALL REQUIRED INSPECTIONS MAY RESULT IN
UNNECESSARY COSTS AND DELAYS. INSPECTION REQUESTS ARE THE
RESPONSIBILITY OF THE PERMIT HOLDER.**