



DURHAM CITY/COUNTY INSPECTION DEPARTMENT

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Inspections

Required Building Inspections for Single Family Residences, Duplexes, and Townhouses:

- 1) **Footings:**
 - Footings must be free of standing water, loose dirt and debris.
 - The ground in which the footings have been excavated must be of appropriate depth and bearing strength – either checked using a soil probe by the Inspector or have been tested by an engineering firm.
 - If footings are not passed on the first inspection, they must be re-inspected after corrective actions are taken and before placing concrete.
- 2) **Foundation Inspection:**
 - If a closed or sealed crawlspace is intended, this should be indicated on the jobsite plans.
 - Interior grading of the crawlspace is complete and the drain to daylight is installed.
 - Exterior waterproofing and perimeter drainage has been installed.
- 3) **Slab Inspection:**
 - Strings are required to be placed from corner to corner to show slab thickness.
 - Vapor barriers and insulation have been installed.
 - If it is a monolithic slab, see the requirements for footings above.
- 4) **Framing:**
 - A) Open Floor :(Optional Courtesy Inspection).
 - Inspected before subflooring is installed.
 - Floor framing to the foundation is complete, including all shims and squash blocking.
 - B) Sheathing :(Optional Courtesy Inspection).
 - Inspected before house wrap or sheathing joint tape is applied.
 - Exterior sheathing is complete with required nailing around the perimeter and in the field of the sheathing. Portal Framing will also be inspected.
 - Concealed insulation at bathtubs, fireplaces etc. has been installed.
 - C) Full Framing :
 - Foundation Survey is required at this time.
 - All trade trades work has been completed.
 - Pre-insulation – insulation baffles installed, chases and concealed areas insulated, insulation installed behind electrical boxes on exterior walls.
- 5) **Insulation:**
 - If spray foam insulation is used, the installers' certification letter must be provided.
 - All required air barriers have been installed.
- 6) **Final Inspection:**
 - Impervious Survey and Sealed Soil Engineering (if required) are due at this time.
 - Concrete tickets and termite treatment report are due.

In addition to the specific items listed above, all requirements of the 2012 North Carolina Residential Code and Administrative Code will be enforced.