

Residential Inspections List

Inspection Type	Permit Type	Preparation/when to schedule
Footing	Building	Before pouring concrete. The trench must be prepared and inspected prior to the placement of concrete. Property must be flagged in such a manner that the inspector can verify the general setback requirements. Dig your footing trench, install grade stakes to show the depth of concrete to be poured. Some footings may require additional reinforcement which must be in place at the time of inspection. After approval of footing inspection you may proceed with the placement of concrete and the framing of your structure.
Foundation	Building	Before pouring concrete to verify the footing and insulation.
Trench	Electrical	This inspection is before filling the trench for underground service lines.
Plumbing Slab	Plumbing	This inspection for is water and sewer lines that are installed prior to pouring a concrete slab. Sewer line must be filled with water for a test prior to inspection.
Water/Sewer	Plumbing	This inspection is prior to covering water, sewer or both lines that extend from the house, to the utility lines.
Rough-in	Plumbing/Electrical	Before covering the wall. Inspections of water/sewer and some fixtures for plumbing and of the electrical components including all wiring and receptacle and switch boxes are installed for electrical.
	Mechanical	Inspection of the mechanical components including ductwork, sealing and insulation before concealment. This may also include a manufactured fireplace rough-in inspection where the flue pipe and clearances to combustibles are inspected.
Pressure Test	Gas	Inspection prior to concealment of the gas line components under pressure.
Framing	Building	Inspection of the structural parts of the enclosure including sill plates, anchorage, wood studs, floor and ceiling joist, sheathing, and rafters if applicable. All draft-stopping and fire-blocking must be installed. The framing inspection must be performed after the trades rough- In inspections have been approved.
Insulation	Building	At the completion of the required insulation installation, excluding accessible attic and crawl spaces before concealment and after the framing inspection.
Service	Electrical	Inspection if applicable of the electrical service before concealment.
Final	Electrical, Mechanical, Gas, Plumbing	After work is complete.
Final	Building	At the completion of the project after all of the trades have received final approval.
Grading	Building	Finished Grade is established, to include the slope of the 10' perimeter of the house, driveway slope as well as seeding/site stabilization for compliance with Stormwater regulations.
Landscape	Building	Required number of trees are planted with 1 being in the front yard.
Other items required prior to CO or closure of project	Type	Information
Lot Grading Certification	Form required on all New Single Family Residential Dwellings	Form must be provided before CO can be issued. http://www.cityofchesapeake.net/government/city-departments/departments/Department-of-Development-and-Permits/forms.htm
Flood Elevation Certificate	Must be on current FEMA form	If the property is in the AE Flood Hazard area you must provide this before a CO may be issued. https://www.fema.gov/media-library/assets/documents/160?id=1383
Septic/Well	Health Department form	Must provide the Operational permits from the Health Department prior to CO issuance.
As Builts/Site Certification	Residential Condo, Apartments	All new buildings or additions will be required to submit this form for approval prior to any CO being issued. http://www.cityofchesapeake.net/Online-Services/forms.htm