

Residential Inspection List

Please note that this list is only intended for general residential use, and some projects may require more or less inspections based on the scope of work. Please contact us with any questions: buildingofficial@spaldingcounty.com / 770-467-4252

- **T-Pole**- Inspection is done after temporary services have been erected and sufficiently braced. This inspection may be requested at any time throughout construction.
- **Under-Slab Plumbing**- After all building drain piping and water piping (if applicable) is complete and the required pressure test / water test is on.
- **Footing**- Once excavation, footing forming, and placing of the required steel is complete prior to any placement of concrete. *
- **Foundation**- Upon completion of all forming and the required steel is in place and prior to any placement of concrete. Not required for block walls under 3 ft in height or slab on grade. *
- **Slab Prep**- Once all plumbing is backfilled, turn-down footings and grade beams are excavated, vapor barrier is installed and reinforcement is in place if required.*
*** Per County Ordinance Sec 8-1006 (h) 5, a form location survey (also called a box check survey) with the stamp and seal of a Georgia registered land surveyor or civil engineer is required before approval of footer/slab/foundation inspection can be granted.**
- **Wall Sheathing**- The wall sheathing nail off inspection is done prior to installation of the moisture barrier.
- **Moisture Barrier**- The moisture barrier is installed, all joints taped, and windows and doors flashed. *Can be inspected at the same time combination rough is performed (This department prefers to do this inspection in conjunction with the rough inspections when possible).*
- **Rough Building (Framing), Electrical, Mechanical and Plumbing**- Once all trades are roughed-in, required pressure test / drain test is on, and prior to placement of any insulation or drywall. ***Individual trade roughs will not be performed; all rough inspections are performed at the same time.***
- **Insulation**- This is done after all insulation is installed in walls and/or sloped ceilings prior to drywall. DRYWALL IS NOT TO BE STOCKED PRIOR TO THIS INSPECTION TAKING PLACE. Floors exposed to unfinished areas and blown attics may be done at final inspection.
- **Temp to Perm or Permanent Electrical Service**- The structure is to be at a 95% completion stage with lock on all exterior door and all receptacles, switches installed with covers, all light fixtures installed, or wiring covered with protective caps, drywall installed, and all standard prerequisite inspections listed above satisfied.
- **Final**- At this time structure is to be “move-in” ready; all landscaping and exterior grading, architectural features, and all trades of construction must be complete.

Construction Codes Currently Enforced¹

2018 International Residential Code for One and Two-Family Dwellings
2018 International Plumbing Code
2020 National Electrical Code (NFPA 70)
2015 International Energy Conservation Code

¹ Codes listed above included applicable amendments set forth by the [Georgia Department of Community Affairs](http://www.gadepartment.com)