

# Pre-Final Inspection Checklist

Date \_\_\_/\_\_\_/\_\_\_ Time \_\_\_\_\_

Address \_\_\_\_\_

Inspected by \_\_\_\_\_

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Instructions: Check each of the following items prior to inspection. It is not possible to know exactly what the inspector will check. The most important objective is to ensure that the home is safe, for occupancy and that all systems are operating correctly. This checklist will help accomplish that objective.

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## Electrical

1. All lights
2. All outlets
3. All GFCI's, INCLUDING those in garage, basement, exterior
4. Exhaust fans
5. Ceiling fans, attic fans
6. Breaker panel is properly labeled
7. Electrical system is properly grounded

Notes: \_\_\_\_\_  
\_\_\_\_\_

## Plumbing

1. Each fixture has a shut off valve
2. Each fixture has water hooked up
3. Hot and cold water are on the correct side
4. Fixture drains properly.
5. Floor drains work correctly.
6. Water heater has overflow pipe installed according to code
7. Water heater is correctly strapped (seismic zones 3 & 4 only)

Notes: \_\_\_\_\_  
\_\_\_\_\_

## Handrails, guardrails, stair rails and stairs.

1. All rails are the correct height
2. Objects can't pass through protective guardrails and stair rails.
3. Landings outside house meet minimum requirements
4. Stairs have correct rise, run and headroom with handrail present.
5. Stairway is correct width.
6. Exterior stair have broom or non-slip surface.

Notes: \_\_\_\_\_  
\_\_\_\_\_

## Smoke detectors

1. Smoke detectors installed per plans
2. Smoke detectors work properly.
3. Batteries installed in each unit

Notes: \_\_\_\_\_  
\_\_\_\_\_

**Tempered glass**

- 1. Tempered glass installed in proper locations (bathroom tub surrounds, in doors, next to doors, etc.).

Notes: \_\_\_\_\_  
 \_\_\_\_\_

**Appliances**

- 1. Appliances installed and working (including garbage disposal and range hood).

Notes: \_\_\_\_\_  
 \_\_\_\_\_

**Heating system**

- 1. Heating working properly.
- 2. Furnace has shut off switch.
- 3. Air filter installed in forced air system.
- 4. A/C compressor has exterior shutoff switch.
- 5. Ductwork insulated where required (usually in unconditioned areas).

Notes: \_\_\_\_\_  
 \_\_\_\_\_

**Garage**

- 1. Garage door works correctly including safety features.
- 2. Garage person door is fire rated and self-closing
- 3. Attic access via garage is hinged and latched.
- 4. Steps have handrail (if required)

Notes: \_\_\_\_\_  
 \_\_\_\_\_

**Insulation**

- 1. Attic is insulated to correct R-value
- 2. Basement or crawlspace is insulated to correct R-value

Notes: \_\_\_\_\_  
 \_\_\_\_\_

**Floor covering**

- 1. Floor covering is securely installed
- 2. No abrupt transitions between different floor surfaces.

Notes: \_\_\_\_\_  
 \_\_\_\_\_

**Windows and doors and egress**

- 1. All exterior doors close and lock
- 2. All openable windows open and lock
- 3. Permanent steps or ladders provided in window wells and areas where bottom of window height is > 44" off the floor.

Notes: \_\_\_\_\_  
\_\_\_\_\_

**Grading and drainage**

1. The lot has been graded
2. The earth slopes away from the foundation for 10' @ 5% slope.
3. All water is directed to drain to the street or public property as shown on drainage plan.
4. Rainwater is hooked to storm drain (if applicable).
5. Earth is a minimum of 6" below the top of the foundation.

Notes: \_\_\_\_\_  
\_\_\_\_\_

**Public property**

1. Inspect sidewalks, curb and streets for construction damage (cracks, settling chips).
2. Sidewalks and streets in front of home must be clean and free of construction debris.

Notes: \_\_\_\_\_  
\_\_\_\_\_

**Exterior**

1. House numbers are legible from the street.
2. Decks, porches and stairs are constructed to the approved building plan.

Notes: \_\_\_\_\_  
\_\_\_\_\_

**Miscellaneous**

1. \_\_\_\_\_
2. \_\_\_\_\_
3. \_\_\_\_\_
4. \_\_\_\_\_

Notes: \_\_\_\_\_  
\_\_\_\_\_