

Delaware City, Building Department
Required Building Inspections
2012 I-Codes

Footing Inspection: Inspection will be made upon excavation of the footings and prior to the placement of concrete. Concrete forms and reinforcing steel shall be in place at this time, if required. Third party test reports for soils and density shall be submitted to the Building Official at this time.

Foundation Inspection: For reinforced walls: 1st Inspection will be made upon installation of the concrete forms and reinforcing steel, concrete forms shall be adequately braced at this time. 2nd Inspection will be made after placement of concrete and removal of the concrete forms, required damp proofing / waterproofing and the foundation drain shall be in place at this time. For masonry walls, or walls that do not contain reinforcing steel, **only the above noted 2nd inspection** is required. An as-built foundation survey may be required at this time.

Rough Plumbing: Inspection will be made once all domestic and sanitary pipes are roughed-in, prior to concealment. Sanitary pipe, **other than plastic**, shall be tested with water or air at 5psi for 15 minutes, **PLASTIC SANITARY LINES SHALL BE TESTED WITH WATER.** Plastic supply pipes shall be tested with water at not less than the working pressure of the system; for supply systems other than plastic, an air test of not less than 50psi for 15 minutes may be conducted. Other test methods may be approved at the discretion of the code official. Hydrostatic testing shall be conducted with water obtained from a potable water source.

Mechanical Rough: Inspection will be made after the installation of all ductwork and equipment to be concealed, prior to concealment. Test, Balance, and duct testing reports, if required, shall be submitted to the Building Official at this time.

Gas Rough: Inspection will be made after all gas piping and valves have been installed, prior to concealment. Gas piping shall be air tested at 1.5 times the working pressure of the system for a minimum period of 15 minutes.

Electrical Rough (by DE State approved underwriter): Inspection will be made prior to the framing inspection and after the installation of all rough wiring and equipment to be concealed, prior to concealment.

Framing / Fire stopping: Inspection will be made after the electrical and fire sprinkler, (to be performed by the DE State Fire Marshal) systems, (if required), have been approved and after the installation of all framing members, fire-stopping, fire-blocking and draft-stopping. Third party inspection reports such as welding, bolting, etc. shall be submitted to the Building Official at this time. This inspection may be combined with the rough plumbing and rough mechanical inspections.

Insulation / Energy: Inspection will be made after the installation of all insulation, attic depth markers (for blown-in), and thermal barriers have been installed. Glass and glazing U-factors will also be checked at this time to verify compliance with the 2012 ICC IECC.

Fire Rated Assembly Wallboard: (Commercial Only) Inspection will be made after the installation of wallboard prior to concealment of any fasteners, UL/FM tested assembly details shall be on site at this time. Tested wall or floor penetration assemblies will be verified at this time as well.

Final Electric, (by DE State approved underwriter): Inspection will be made after the completion of all electrical systems prior to the final CO inspection.

Final Building / Accessibility: Inspection will be made after all electrical and fire suppression / notification systems have been approved, and after the State Fire Marshal has given a final approval for occupancy, (if required). All third party inspection and test reports, (if required) and an as-built survey, (if required) shall be submitted to the Building Official at this time. An energy compliance certificate or placard shall have been placed on the service panel at this time. All permitted work, including site work, shall be complete prior to this inspection. All required site inspections required by the municipal engineer, shall be complete at this time.

All Inspections require 24hrs. advance notice! To schedule Building, Plumbing, Fuel Gas, Accessibility, and HVAC Inspections please call 1-800-732-2551. For fire protection systems please contact the State Fire Marshal.

Certificates of Occupancy are generally ready within 5 business days, assuming all outstanding zoning issues; fees due and site engineering related issues have been resolved. **Buildings, structures and equipment may not be used or occupied until a valid certificate of use and occupancy has been issued, NO EXCEPTIONS!** Temporary Certificates of Occupancy may be issued for up to 180 days.

Acknowledgement: I hereby acknowledge that I am in receipt of this form, aware of any required inspections and that I am responsible for scheduling all required inspections with Building Inspection Underwriters or the agency with jurisdiction over the work I'm conducting. I also understand that my failure to comply with all the requirements of the adopted Municipal and Building Codes may result in fines and / or other penalties, incurred at my expense.

Name Print and Sign

Date: _____

Permit# & Project Address: _____