



Hardin County

Planning and Development Commission

Building Code Clarification Handout, #2008.010, February 2008

Inspection Checklist

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Disclaimer: This is not a listing of all code sections involving building or utilities which involve this subject, but only the sections most often questioned. Refer to the 2007 Kentucky Residential Code book for information not listed in this handout and for other requirements of the building code.

A. The following basic design criteria apply to single and two-family dwellings, accessory structures, and commercial buildings to be constructed in Hardin County, Kentucky:

- **Wind limitations, 90 MPH wind speed.** Buildings and portions of buildings shall be limited by a basic wind speed of 90 miles per hour for all counties in Kentucky, and construction methods in accordance with this code. (R301.2.1)
- **Ground Snow Load: 15 psf** (Table R301.2.2.1)
- **Seismic Design Category: B.** (Table R301.2.2.1) *Detached one-and-two family dwellings and their accessory structures located in Seismic Design Categories A, B or C are exempt from the seismic requirements of this code. (page 9, 2007 Kentucky Residential Code, Amendments)*
- **Weathering probability shall be considered "Severe".** (Figure R301.2 (3) Weathering Probability Map.
- **Frost Line Depth: 24 inches below final grade.** (Table R403.1.4)
- **Termite Infestation Probability Map. Table R301.2(6)** All counties in Kentucky are deemed to be **"Moderate to Heavy"** for likelihood of damage from termite infestation. There has been a history of local subterranean termite damage.
- **Winter Design Temperature: 12 Degrees F** (Figure R301.2(1). Isoclines of the 97 ½ Percent Winter (December, January and February) Design Temperatures (Degrees F). *(Determined by Right Suite Version 6, Heating Load Calculation Software) This is a criterion for determining the need for dwelling unit heating (Section R308.8) as well as determining the need for freeze protection of piping (Sections M2301.2.5, and the Kentucky Plumbing Code.*
- **Local Floodplain Management Program for Hardin County, (Flood Insurance Rate Map 2007).** (R106.1.3.) *Anytime a project is proposed in or near a flood prone area, an application must be sent to the State Division of Water, Floodplain Management Section, for review. The Hardin County Engineer office currently handles flood plain management enforcement and can handle local questions pertaining to this subject.*
- **Air Freezing Index, 500.** Figure R403.3(2). An estimate of the 100-Year Return Period. *This figure provides the criteria necessary to apply the minimum insulation requirements of Table R404.3.*
- **Mean Annual Temperature : 56 Degrees** [National Climactic Data Center]

B. When are inspections required? Call in for the inspection at least 24 hours before scheduling concrete or pouring.

1. **Post Hole Footings** for decks, porches, landings & ramps, pole barn utility buildings, garages, (pier footings for manufactured homes), etc. – Call for the footing inspection after post or pier holes are excavated, **and** before the posts or piers are installed, **and** before dirt or concrete backfilling is done, and before pouring concrete.
2. **Footings. Call for the footing inspection before pouring concrete and when the following are completed and ready for inspection:**
 - A. When you have determined the soil has a minimum bearing load capacity of at least 1500 psf.
 - B. Topsoil has been completely removed and the continuous footing (no gaps) is located in virgin soil (not disturbed by previous digging, not over dug, and not located on backfill).
 - C. The bottom of the footing is 24" below final grade of ground, and the footing extends at least 12" into undisturbed ground. When adding backfill above footing base to achieve 24" depth, the footing must be at least 12" into undisturbed ground, and the remaining 12" can be backfill.
 - D. The footing is dug in such a manner that the top surface of all footings will be level, and the bottom slope of the footing is no greater than 1:10. When greater than 1:10 slope, the footing must be stepped vertically correctly.
 - E. There is no standing water in the footing area.
 - F. There is no debris, and no roots located in the footing area.
 - G. The rebar reinforcing has been installed and sets on steel high chairs. *(No bricks, blocks or stones allowed).*
 - H. The electric "UFER" ground has been installed properly and is connected to the footing.
 - I. All rocks and boulders have been removed from the footing area. If on a solid rock shelf, stop there.
 - J. The temporary construction entrance and road tile and any required silt fencing and temporary drainage ditches have been installed.
3. **Framing Inspection.** Call for the framing inspection when the building is enclosed and when the following are completed and ready for inspection:
 - A. Structural support, stairways installed, and framing members are still exposed.

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- B. Rough-in heating and cooling ducts are installed, the location of the furnace has been established, and the grilles and register openings are cut-in. The HVAC rough-in inspection has been completed and approved. (Where required).
 - C. The electrical rough-in has been completed and the inspection approved with an orange sticker on-site.
 - D. The plumbing rough-in has been completed and the green sticker is on-site.
 - E. The exterior sheathing and house wrap are completed. The wall insulation and vapor retarders may or may not have already been installed in walls.
 - F. The caulking and firestopping, and fire rated caulking have been installed.
 - G. No interior finishes (drywall, metal, lath, wallboard, finish flooring, or other finishes used to cover the structural framing) have been installed.
 - H. The attic and roof ventilation have been installed.
 - I. If foam continuous board is used for insulation, then prior to the brick veneer having been installed.
 - J. The brick veneer has been installed or is in progress.
 - K. The temporary construction entrance and roof tile and any required silt fencing and temporary drainage ditches have been installed and maintained in compliance with Storm Water Runoff Ordinances.
 - L. Decks or porches. After framing is completed, decking is installed, stairs, guardrails and handrails are installed, If the deck or porch is covered with a roof, the framing inspection is required prior to installing any ceiling or wall finishes.
 - M. Owners have supplied ladders for hard to reach areas.
 - N. Hurricane tie downs have been installed on roof rafters, and roof trusses. Joist hangars have been installed. Foundation bolts with washers and nuts have been installed.
 - O. The exterior doors and windows have been installed.
4. **Final Inspection.** Call for the final inspection before the building is occupied for any reason and when the following are completed and ready for inspection:
- A. All interior and exterior finishes, painting, floor coverings and trims have been completed.
 - B. All on-site and off-site development of the structure has been completed and the structure is ready for occupancy or its intended use.
 - C. Final inspections of plumbing, mechanical, gas, septic system or sewer systems, and electrical systems have been completed and their approved sticker is on-site or other written verification of the inspection agency is on-site.
 - D. Exterior finish backfilling and final grading have been completed and all bare areas of lot have been sewn in grass seed and strawed for protection and to prevent runoff.
 - E. The street number has been installed on the front of the structure.
 - F. All interior and exterior stairways, decks, and entries are complete and guards and handrails have been installed.
 - G. The issues addressed in the final inspection cover all aspects of construction, including fire safety, life safety and structural safety. This applies to residential and commercial constructed structures.
 - H. The required energy code sticker has been completely and properly filled out and is in place in the electrical panel.
 - I. A safe entry can be gained into the structure by way of grass, sidewalks, and/or driveways. Entry can be gained to the interior of the house without having to go through the garage.
5. **The final inspection must be approved before the "Certificate of Occupancy" can be issued and before the house or structure can be occupied or used.**
6. **When commercial construction is involved, all required items on the Development Plan must be completed before applying for the final inspection and prior to occupying the structure or site for any approved use.**
7. **Other Inspection Related Information:**
- Inspections are scheduled Monday thru Friday by contacting the Hardin County Planning and Development Commission at (270) 769-5479 before 4:00 pm on the previous day before the inspection is needed. The homeowner and Builder are each responsible for calling to request the inspection. (R109.3). It is the duty of the person requesting any inspection required by this code to provide access to and means for inspection of such work.
 - Provide the name the permit was issued in, the street location of the project, the nearest existing street number if a permanent street number has yet to be assigned to this site; and the phone number of a contact person when calling for inspections.
 - If the inspector needs to return to the jobsite in follow-up for the same inspection, a \$25 Reinspection fee is required to be paid at the office prior to the inspection being rescheduled. No Reinspection on the same phase of construction shall be done in the same 24-Hour time period.
 - **Expiration. (R105.5)** Every building permit issued shall become invalid unless the work is started within 180 days after its issuance, or if the work authorized on the site by such permit is suspended or abandoned for a period of 180 days after the time the work is commenced.
 - **Placement of Permit. (R105.7)** The building permit or copy shall be kept on site of the work until the completion of the project. (The permit shall be placed where it is visible from the street).