

MAYOR
Jim Pappas

CITY OF HUNTERS CREEK VILLAGE

CITY COUNCIL
Stuart Marks
Fidel Sapien
Ken Spalding
Chip Cowell
Jay Carlton



CITY ADMINISTRATOR
Tom Fullen, CPM
(Acting City Secretary)

Required Inspections

Building (Structural) Inspections

Foundation Piers – Inspection to be performed after pier holes are drilled, but before concrete is poured in the holes. Reinforcing steel must be ready for concrete placement.

Foundation (Slab) – Inspection to be performed after all forms, joints, reinforcing and reinforcement supports are in place, but before concrete placement. Form Survey to be turned in for approval prior to foundation inspection.

Framing – Inspection to be performed after all structural framing is in place and complete, and after all Plumbing, Mechanical and Electrical Cover inspections have passed. Walls shall not be covered, or insulation installed before successful completion of the Framing inspection. Partial Framing inspections for the Steel Structure, Exterior walls or Interior walls may be necessary. Truss Drawings to be turned in for approval prior to frame inspection.

Cover/Insulation – Inspection to be performed after the building framing and trade rough-in inspections are complete. All wall insulation must be in place.

Hurricane Strap – Inspection to be performed after the installation of all Hurricane Clips and Straps, before being covered by the building sheathing or insulation. This inspection may be performed in conjunction with the Framing inspection if all clips and straps are visible.

Building Final – Inspection to be performed after all work, including cleanup and debris removal, has been completed and before a tenant occupies the building or business. All Electrical, Plumbing and Mechanical Final inspections must have been successfully completed prior to requesting the Building Final inspection.

Electrical Inspections

Underground – Inspection to be performed after underground conduits or cables are installed, but before covering these installations.

Temporary Service Pole – Inspection to be performed after Temporary Service Pole is installed and ready for electrical connection. Upon successful completion of this inspection, the electrical connection to the pole will be released.

Temporary Cut In – Inspection to be performed after the Electrical service has been completed. Electrical service must be properly protected from personnel during the time that temporary power is allowed.

Wall Cover/Rough – Inspection to be performed after all wiring, fixture and device boxes, and panels are installed within the structural framing of the walls; before the wall framing is covered.

Ceiling Cover/Rough – Inspection to be performed after all wiring, fixture boxes and device boxes are installed within the structural framing of the ceiling; before the ceiling framing is covered.

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Electrical Final – Inspection to be performed after all electrical work on the project is complete. Permanent electrical connection will be released following the successful completion of the Electrical Final inspection.

Mechanical Inspections

Rough In – Inspection to be performed after all equipment, ductwork and grilles are installed in the structural framing, but before these installations are concealed within the framing.

Hood Vent – Inspection to be performed after the installation of the Vent Hood and Exhaust Ducts, but before the exterior of the vent hood is covered.

Mechanical Final – Inspection to be performed after all installation work is complete and all equipment is operational.

Plumbing Inspections

Plumbing Ground – Inspection to be performed after the installation of all underground piping, fittings and traps, but before any of these installations are covered.

Top Out – Inspection to be performed after all above ground piping, valves, water heaters and such are installed within the building framing, but before such installations are concealed.

Gas Test – Inspection to be performed after all-natural gas piping, valves and appliances have been installed and are ready for operation. A mercury gauge or approved low-pressure air gauge is required for this test; no leakage is permitted. Upon successful completion of this test, permanent gas connection approval will be released.

Sewer – Inspection to be performed after the installation of the Sewer Line, but before any part of the line is covered. A water test is required for this inspection.

Shower Pan – Inspection to be performed after the installation of the Shower Pan liner, but before any part of the liner is concealed. Shower pan must be filled with water for this test.

Plumbing Final – Inspection to be performed after all plumbing work has been completed. All fixtures and backflow prevention devices must be installed and operational. Backflow devices shall have been tested for proper operation.

Pool Inspections

Pool Steel – Inspection to be performed after excavation, installation of reinforced steel and piping, and prior to placing of concrete shell.

Pool Deck Steel – Inspection to be performed after the installation of reinforced steel, and prior to pouring of concrete.

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Electrical Underground/Bonding - Inspection to be performed after all bonding is complete, and prior to covering.

Plumbing Underground – Inspections to be performed after the installation of gas line, vacuum breaker, and/or p-trap.

Electrical Final - Inspection to be performed after all electrical work on the project is complete.

Plumbing Final - Inspection to be performed after all plumbing work on the project is complete and covered.

Pool Final – Inspection to be performed after all work is complete and the electrical and plumbing permits have had their finals.

Driveway Inspections

Driveway Steel - Inspection to be performed after installation of reinforced steel, and prior to pouring the concrete.

Driveway Final – Inspection to be performed after the driveway is fully complete.

Fence Inspections

Fence Post Holes – Inspection to be performed after all holes are dug.

Fence Final – Inspection to be performed after fence project is complete.

Drainage Inspections

Drainage Trench – Inspection to be performed after all pipes

Drainage Final – Inspection to be performed after drainage is covered and graded.

Irrigation Inspections

Irrigation Trench – Inspection to be performed after all irrigation is in and backflow has been tested.

Irrigation Final – Inspection to be performed after all irrigation is covered.