

To Schedule an Inspection - Call (434) 263-7080

Nelson County Mandatory Inspections

Last Modified 6/21/2022

- **Footing** – After digging all continuous footings, all pier footings are complete, any needed bulkheads set, reinforcement steel is placed in footings as required, ALL organic soil and vegetation removed, and grade stakes set. The minimum footing depth is 18" deep east of Route 151 and 24" deep west of Route 151 and can be on original soil or engineered fill. **New houses and detached garages shall have UFER installed for electrical services if there is steel in the footings.**
- **Projection** – After Concrete forms are set or at least first course of CMU is set on footings leaving a minimum of 2" to all edges of footings for walls and piers and 6" to edges of footings for masonry fireplaces.
- **Damproofing/Waterproofing** – Damproofing / Waterproofing & drainage (draitile and gravel) is required when the interior grade of the structure is at a lower than the exterior grade.
- **Foundation** – Schedule either standard CMU foundation or poured wall inspection. CMU foundation to include all wall, piers to correct heights, all vertical rebar installed, stem walls with rebar and bond beams, core filled transition course between CMU sizes, top course of piers filled, and all anchor bolts installed.
- **Setback** – visually check setbacks of foundation to site plan. Builder/owner to flag / string line any property lines that may be close to building setbacks.
- **Slab** – basement slab and garage slab; depending on plans, must have groundwork inspection approved first, gravel installed, any thickened area dug out to plans, required rebar and wire installed, ridged insulation installed, and min 6 mil poly installed. Any under slab fill over 24" requires engineer letter.
- **Veneer** – all housewrap installed to cover all exterior sheathing, all horizontal and vertical seams taped, all windows wrapped and installed per manufacturer instructions, all exterior doors installed and flashed, all sheathing blocked, wind bracing requirements installed and correct nail patterns on sheathing, stem wall washers, and glazing U-Factor checked.
- **Sub-trades** –
 - **Mechanical** - trunk lines, flex lines, lineset, thermostat wire, kitchen exhaust vent, dryer vent, nail plates as needed, and all L-Vents & B-Vents installed.
 - **Electrical** - wires, boxes, fans, recessed lights, exterior light and receptacle boxes, ceiling fan boxes, smoke/CO2 detector boxes installed, homerun lines for appliances run, nail plates installed as needed, and all bonding in boxes done.
 - **Plumbing**- all water lines, drains, wastes, and venting installed, pipes at AAV locations noted on pipes, main drain run 5' outside of building, correct pipe supports and hangers, 'fiberglass' tubs and showers installed, at least one vent run to daylight thru roof, water only to be used for pressure tests.
 - **Gas** – all lines run and installed to each appliance shut off valve but not connected to the appliance, must be under pressure using correct gauge, proper nail plates installed, each line sized correctly for the appliance BTU's.
- **Framing** – After approval of all prior inspections above, depending on project. Truss plans and floor joist plans and specs on site and all bracing and details done. Fireblocking, draft stopping, posting, blocking, and all structural requirements installed.
- **Insulation** – installed only after framing has been approved. Slab insulation for conditioned spaces should be inspected at Slab inspection. All wall, ceiling, and floor insulation installed that will be concealed. Blown-in attic and crawl space batt insulation will be looked at during final.
- **Waterline/Sewer line** –waterline from well pump to inside footprint of house by Building Inspection Department. Inspections of septic sewer line is by Health Department, and Public water line and sewer line is by Utility Department.
- **Trenches-Electric & Gas** – (typical) UF wire for 1' deep underground post light trench. Gas trench for piping normally entails from tank to the stub out in the wall. Look for material type, tracer wire, and depth.
- **Gas Tank- above and below ground** – above tanks must be set level and stable. Underground tanks must be set a certain distance away from property lines and structures depending on size.
- **Finals - Building Final** – after completion of all work on the approved plans, Sub Trades (Mechanical, Electric, Plumbing, Gas) – all have final approval, health department has given final approval, all fees paid, utilities connected and working, final grade done with disturbed areas seeded and strawed.

ADDITIONAL INSPECTIONS

- **Temporary Service** – installation of meter cab and panel for temporary use during construction and normally installed prior to or at the beginning of construction. Requires stable post, meter, outdoor panel, and two ground rods
- **Early Service** – also called service release. Panel or feeder panel installed, all main disconnects at the meter, and all grounding bonded.

THESE ARE THE MINIMUM REQUIRED GENERAL INSPECTIONS. THE ACTUAL PROJECT WILL DETERMINE ALL THOSE THAT ARE NEEDED. THE DETAILS LISTED FOR EACH INSPECTION ARE ONLY GENERAL GUIDELINES AND NOT ALL THE CODE REQUIREMENTS UNDER THE USBC.

NO WORK IS TO BE CONCEALED UNTIL THAT INSPECTION HAS BEEN PERFORMED AND PASSED.

IF AN INSPECTION HAS BEEN REQUESTED AND IS FOUND TO BE 'NOT READY' A REINSPECTION FEE OF \$25.00 WILL BE CHARGED.



County of Nelson

Department of Building Inspections

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For the purpose of communicating some of the requirements of the Virginia Uniform Statewide Building Code as well as some of the policies of this office, we have prepared this collection of information to be given to you with your permit. If there are any portions which you do not fully understand, please call or come by our office. We hope that this information will prove beneficial to you as your project develops toward completion.

Section 113.3, of the Virginia Uniform Statewide Building Code (USBC) sets out minimum inspections which must be performed by this office. These inspections are included in the list of **MANDATORY INSPECTIONS** on the reverse side. Generally, these are the only inspections required for single family dwellings; however, depending on the scope of work, additional inspections may be needed.

Section 113.1.2, of the USBC specifies that it is the responsibility of the permit holder to assure that all required inspections are performed. All ladders, scaffolds and test equipment required to complete the inspection must be provided by the person requesting the inspection.

IF A LAND DISTURBING PERMIT (OR AGREEMENT IN LIEU OF A PLAN) HAS BEEN ISSUED, CONSTRUCTION ROAD STABILIZATION AND EROSION CONTROL PERIMETER MEASURES MUST BE INSTALLED PRIOR TO FOUNDATION INSPECTIONS. FINAL GRADING MUST BE ACHIEVED, SEEDING AND STABILIZATION ESTABLISHED BEFORE OCCUPANCY APPROVAL.

POST THE PERMIT CARD IN A CLEARLY VISIBLE LOCATION FROM THE ROAD PRIOR TO REQUESTING THE FIRST INSPECTION. A COPY OF THE PERMIT IS REQUIRED BY 13VAC5-63-100, SECTION 110.5 TO BE POSTED AT THE JOB SITE FOR PUBLIC INSPECTION. THIS ASSISTS TRADE WORKERS IN REQUESTING THE CORRECT PERMIT INSPECTION AND INSPECTORS TO IDENTIFY THE SITE.

A COPY OF THE SEPTIC/WELL OPERATIONS CERTIFICATE (ISSUED BY THE NELSON COUNTY DEPARTMENT OF HEALTH) IS REQUIRED BEFORE A CERTIFICATE OF OCCUPANCY CAN BE ISSUED BY THIS DEPARTMENT.

FINAL INSPECTIONS MUST BE REQUESTED, PERFORMED, APPROVED AND A CERTIFICATE OF OCCUPANCY ISSUED BEFORE ANY PART OF A STRUCTURE CAN BE USED FOR ANY PURPOSE.