

Sumner County Required Inspections

Inspections Call-in Order –

1. Footing/Underground plumbing
2. Foundation walls if any portion of the building is 64" or greater below grade
3. Foundation Sill Plate/Waterproofing
4. Rough-in Plumbing/Mechanical
5. Framing
6. Final Plumbing/Mechanical
7. Final Inspection

(Structural)

- 1) Footings
- 2) Foundation walls (A foundation wall inspection is required when any portion of a CMU or CIP concrete wall will be 64 inches below finish grade).
- 3) Turn Down Slabs/Slab-on-Ground with Stem Walls and Spread Footings/Post Tension Slabs, etc.
- 4) Foundation Sill Plate (Foundation sill plates are commonly referred to as mudsill or greenboard inspections. They include, but are not limited to the installation of sill plates, anchorage, core-fill of concrete masonry units, foundation waterproofing, damp proofing and crawlspace grading.
- 5) Framing
- 6) Final (Final inspection shall be made after the permitted work is complete and prior to occupancy)
- 7) Existing Homes (Building Permits are required for upgrades that involve structural components).

Note: Inspections 1, 2 & 3 shall be scheduled prior to placement of concrete.

Note: Where fire-resistance-rated construction is required between dwelling units or due to location on property an inspection shall be required after lathing or gypsum board or gypsum panel products are in place, but before any plaster is applied, or before board or panel joints and fasteners are taped and finished.

(Plumbing)

- 1) Underground inspection shall be made after trenches are excavated and bedded, piping installed and pressure tested, and before any backfill is put in place. Full length piping with no joints will not require a pressure test.
- 2) Plumbing under a slab shall be inspected after all piping is in place and pressure tested before covering. Full length piping with no joints will not require a pressure test.
- 3) Rough-In inspection shall be made after the roof, framing, fireblocking, firestopping, draftstopping, and bracing is in place and all sanitary, storm and water distribution piping is roughed in, and prior to the installation of wall or ceiling membranes.
- 4) Final inspection shall be made after the building is complete, all required utilities and plumbing fixtures are in place and properly connected, and the structure is ready for occupancy.

(Mechanical/Gas)

- 1) **Rough-In:** To be made after the roof, framing, fire-blocking and bracing is in place and all ducting, venting and gas piping is complete and tested and prior to the installation of insulation and wall or ceiling membranes.
- 2) **Final:** To be made after the building is complete, all required gas/mechanical components and appliances are in place and properly connected, and the structure is ready for use.

(Pools)

- 1) **Preliminary Inspection:** To examine site.
- 2) **Final:** To be made after completion of pool, pool decking, pool barriers, alarm installation, and final electrical inspection has been performed.

(Decks)

- 1) **Decks exceeding 200 square feet in area and where any portion of the deck is 30 inches or more above grade.**

Zoning Permits

(Fees for Zoning Permits are a standard \$100.00 dollars for structures from 200 to 600 square ft. For structures exceeding 600 square ft, fee is based upon calculated construction cost according ICC BVD table using group U. Sumner County does not require structures that have been issued a Zoning Permit to be inspected. A one-time site visit will be made prior to construction to confirm setback compliance).

- 1) **Storage Buildings over 200 square feet (includes portable buildings on skids)**

Note: Metal shipping containers are intended for industrial use therefore will not be permitted in residential or agricultural zoning districts.

- 2) **Detached Garages: Pole Barn type construction or conventional framing methods**

Note: Pole Barns can be used for storage and garages but must be issued a zoning permit whenever the floor area exceeds 200 square feet.

Definition of pole barn type construction: A Pole Barn is a structure that has a framing system built of wood roof trusses or conventional lumber that is connected to vertical columns (sidewall post) and which also has secondary members such as wall headers, roof purlins and wall girts to support the exterior cladding (siding and roofing). A Pole barn is often called a Post & Frame Barn).

Note: Please contact your local electrical provider for all your electrical permitting needs. Additional electrical concerns may be addressed with the State of Tennessee-Department of Commerce and Insurance-Division of Fire Prevention-Electrical Section located at - **500 James Robertson Parkway
Nashville, Tennessee 37243-0577
Phone (615) 741-7170
Fax (615) 253-4895**

In addition to inspections stated above, the Building & Codes Director at his discretion may require additional inspections to ascertain compliance with this code and other laws enforced by the department.