



This guide is to provide homeowners, contractors, and sub-contractors with a list of inspections that must be scheduled prior to concealing any works. This list is provided for general guidance only. Contact your Building or Plumbing Official to determine if additional inspections are required for your project. Prematurely concealed work may need to be exposed for inspection, which may cause an owner unnecessary delay and expense. For further requirements pertaining to inspections, please contact the West Kelowna Building Department at 778-797-8820 or building@westkelownacity.ca

<u>Building Inspections</u>	<u>Plumbing Inspections</u>
<ol style="list-style-type: none"> 1. Footings 2. Damp-proofing / Perimeter Drainage 3. Radon/Poly 4. Framing / Fire Stopping 5. Insulation 6. Occupancy / Final 	<ol style="list-style-type: none"> 1. Water Service Connection 2. Sanitary Sewer Connection 3. Storm Service Connection 4. Under Slab Plumbing “Ground Works” 5. DWV Rough-in 6. Water Distribution Rough-in

Building Inspection Details

Footings / Formwork

Inspection takes place after completion of footing forms; rebar works and prior to placement of concrete. P. Eng field report must be either on site or sent to building@westkelownacity.ca prior to inspection. (if applicable)

Damp-proofing / Perimeter Drainage

Inspection takes place after completion of the foundation perimeter drainage system, underground roof drainage and window well drainage (if applicable). Inspection of Damp-proofing (if required) takes place when the draintile is in place, covered with drain rock, (rock or piping is to be covered with approved filter fabric or paper) and damp-proofing material has been applied.

BC Land Survey Certificate is to be either on site or sent to building@westkelownacity.ca prior to inspection.

If a Rock Pit is installed, a field review must be provided to the City by a Geotechnical Engineer.

Radon / Poly

Inspection takes place after placement of clear crush or approved material (minimum 4” depth) is placed throughout, a 4” radon pipe has been installed, and poly joints and penetrations have been sealed. Solid piping is required through concrete slab penetration. Interior strip footings segmenting other above living spaces to have radon piping rough-in. Insulation at slab perimeter (thermal break) must also be addressed at this time.

Framing / Fire Stopping

Inspection takes place after completion of all framework and approval of the rough-in plumbing, gas, electrical wiring, and heating. The following are required to be either on site or sent to building@westkelownacity.ca prior to inspection.

- Mechanical Ventilation Checklist
- Field Review from Structural Engineer (If applicable)
- P. Eng sealed truss and beam package for un-engineered buildings

Insulation & Vapour Barrier (If applicable)

Inspection takes place after completion of all insulation and vapour barriers. For Step Code Compliant buildings, the insulation installed must match the Energy Advisors Pre-Construction Report and “City Approved Drawings”.

Occupancy / Final

Inspection takes place after all previous Building & Plumbing inspections have been completed & passed. All work includes, but is not limited to, exterior grading, exterior and interior finishes, and all life safety items, etc. Water meter is required to be installed prior to occupancy (if applicable).

All final paperwork and letters of assurance (Schedule C-B’s) from involved Engineers must be either on site or sent to building@westkelownacity.ca prior to inspection.

Plumbing Inspection Details**Water Service Connection – Prior to Covering**

Inspection takes place after the piping is installed, properly bedded in sand, frost protection depth achieved, water meter pit in place (if applicable), sleeved and sealed through foundation (if applicable), and a pressure test is applied.

When a pit meter is applicable, water meters can be installed at the same time as the pit, and after a pressure test is applied. The Water Service inspection will continue to “Fail” until the water meter has been installed.

Sanitary Sewer Connection – Prior to Covering

Inspection takes place after the piping is installed, properly bedded in sand, minimum depth achieved, approved grading, foundation sealed/piping sleeved around entry of sewer service pipe and a pressure test is applied. (Sump pumps and associated piping should also be completed and inspected at this time if applicable.)

Storm Service Connection – Prior to Covering

Inspection takes place after the piping is installed, properly bedded in sand, minimum depth achieved, and approved grading. Inspection can typically take place at Damp-proof & draitile inspection.

A pressure test may be applicable for larger projects.

(Sump pumps and associated piping should also be completed and inspected at this time if applicable.)

Under Slab Plumbing “Ground Works” – Prior to Covering

Inspection takes place after the piping is installed, properly bedded in sand, and graded. Layout must also match the “City Approved Drawings”. A pressure test must be applied. Any underground water distribution piping must be sleeved for interior slab pour.

DWV Rough-in – Prior to Covering

Inspection takes place after the DWV rough-in is completed. Layout must also match the “City Approved Drawings”. A pressure test must be applied. Radon piping must be completed through exterior extermination point and labeled at this inspection.

Water Distribution Rough-in – Prior to Covering

Inspection takes place after the Water Distribution system is completed. Layout must also match the “City Approved Drawings”. A pressure test must be applied.