

NEW HANOVER TOWNSHIP BUILDING INSPECTION REQUIREMENTS

All inspections require at least a 24 hour notice. To schedule an inspection call New Hanover Township at (610) 327-2535 or (610) 323-1008. Leave your name, phone number, permit #, location and type of inspection requested.

SPECIAL NOTES:

1. The contractor should verify all building dimensions and zoning setbacks before excavation begins.
2. Smoke detectors shall be hard wired with a battery backup and installed in each separate sleeping room, outside each separate sleeping area and on each additional story of the dwelling unit including basement and cellar. A carbon monoxide detector must be installed outside and within 20' of each bedroom door.
3. All sleeping rooms shall have at least one emergency escape & rescue opening. Windows shall meet the following requirements:
 - a. The maximum sill height shall be 44".
 - b. First floor windows shall have a minimum 5.0 sq. ft. net opening.
 - c. Above first floor and below grade windows shall have a minimum 5.7 sq. ft. net opening.
 - d. Minimum window opening width: 20", minimum window opening height: 24".

INSPECTIONS REQUIRED:

Footing Inspection — This inspection is made after the trenches or basement areas are excavated and forms erected, but prior to placing of concrete. All concrete footings must be formed or entrenched with suitable material. Stone is not considered suitable.

Foundation Inspection — This inspection is made after the foundation walls are in place and properly moisture protected. The foundation/footing drains will also be inspected at this time. Foundation walls requiring reinforcement must be inspected prior to pouring concrete.

Sill Plate Inspection - This inspection is made after the plate is anchored to the foundation before any joists on flooring is installed. Anchor bolts must be in the center 1/3 of the plate. Any drilled anchor bolts must be approved by a licensed engineer.

Open Wall Inspection — This inspection is made after the roof, masonry, all framing, firestopping, draftstopping materials, and bracing are in place and after the plumbing, mechanical, and electrical systems are routed. A rough electrical inspection shall also be performed by the Township's designated electrical inspector prior to wall covering.

Insulation Inspection — This inspection is made after all wall, floor & ceiling insulation is completed. Prior to an occupancy permit being issued, a permanent certificate shall be posted on the electric distribution panel. The certificate shall list the R-values of all installed insulation, the U-factors for fenestration and the efficiency of heating, cooling and service water heating equipment.

Drywall/Plaster Lath Inspection — This inspection is made during and after drywall and/or lath is installed or in the process of being installed.

Final Inspection — This inspection is made after the building is completed and ready for occupancy. A final inspection certificate will be issued only after all federal, state, and local regulations are in compliance.

Contractor's Signature

Owner's Signature