

Monmouth Beach Construction Department

REQUIRED ONE & TWO FAMILY UNIFORM CONSTRUCTION CODE INSPECTIONS

Inspections of 1 & 2 family dwellings for which construction must cease until the inspection is made is marked in bold

INSPECTION TYPE	EXPLANATION
One & Two Family Structure	
FOOTING	The bottom of footing trenches before placement of footings
FOUNDATION	Foundations & walls up to grade level prior to covering or back filling reinforcement bars prior to concrete pour in walls (new construction requires foundation location survey at this point)
PILE FOUNDATION	(Pile Foundations only) Requires a pile log & certification prepared by a licensed design professional based on personal observation, collected after driven and BEFORE any vertical construction is started
NOTE: Buildings located in a flood hazard area: foundation location survey, including the lowest floor elevation and as-built elevation documentation, shall be submitted to the construction official/floodplain administrator PRIOR TO FURTHER VERTICAL CONSTRUCTION , and must include elevation certificates required by IBC 1612.4/IRC R322.1.10	
SLAB	Structural slab: Prior to the pouring of concrete and after the base course or subbase is properly prepared, and vapor barrier (if required) is in place and reinforcing materials such as rebar or wire mesh is properly positioned
ELECTRIC/PLUMBING ROUGHS	Electric: Rough wiring, panels, and electrical service Plumbing: Gas/plumbing/sewer piping, utilities, pool drains
FIRE	If installed, Fireplace factory-built venting/chimneys, dryer vents in walls/ceilings, fire suppression systems
FRAMING <i>After Passing Rougths</i>	All structural framing, connections, wall and roof sheathing, wind tie downs and strapping. NOTE: Sill plate bolts, strapping, wind tie downs, or other connections must be inspected prior to rendering them inaccessible. <i>Contractor must provide signed framing checklist (Form F390) for Type V construction</i>
TRUSS FRAMING	Buildings with truss systems only: a truss system and permanent truss bracing inspection prior to the installation of any interior roof truss covering material
INSULATION	<ul style="list-style-type: none"> ✓ Insulation prior to closing of the walls and ceilings ✓ Sealing (air tightness) of building thermal envelope. May require blower test ✓ Duct tightness requires an air leakage test (post construction or during rough-in) ✓ Submission of Air Barrier & Insulation Checklist (Form F392-2)
FINAL	Construction completion, installation of all fixtures, appliances, mechanical systems/equipment
In-ground Pools	
BUILDING: COLLAR	Pool Collar or Pre-Collar (foundational support) REQUIRED prior to backfill
BUILDING: REBAR	Pool bonding (steel structure/re-bar pools) REQUIRED prior to covering
ELECTRIC: BONDING	Equipotential bonding grid prior to cover
Retaining Walls in accordance with N.J.A.C. 5:23-2.14(g)	
BUILDING: RETAINING WALL	At first level of geogrid and drainage
BUILDING: FINAL	Upon completion. Must provide letter from design professional approving installation
Electrical, Plumbing, Mechanical, Utility, Septic Trenches	
TRENCH	Bottom of trench with electric/plumbing/mechanical in place prior to backfill
Demolition of Structure	
BUILDING: FINAL	Upon removal of footing, foundation, structure, upon re-grading & removal of all debris
Demolition of a Pool	
BUILDING: FINAL	Upon removal of the pool and PRIOR to backfill

Please note that pursuant to N.J.A.C. 5:23-2.18(b)4, where buildings proposed for construction exceed two stories in height or by their nature pose complex or unusual inspection problems, the Construction Official or appropriate Subcode Official may specify additional inspections to the applicant in writing prior to the issuance of a permit and during construction in the case of unforeseeable circumstances. **All required inspections must be requested in accordance with N.J.A.C. 5:23-2.18**