

Property Maintenance Code Chapter 29
Occupancy Inspection Check List

1. Openings between the garage and residence shall be equipped with either solid core slab wood door not less than one and three-eighth ($1\frac{3}{8}$) inch (35 mm) in thickness or Twenty (20) minute fire-rated doors. If breezeway is present and 10 feet or more between garage door and living area, the solid core door clause can be eliminated.
2. Install dirt leg or sediment trap on furnace and water heater gas lines minimum 3 inches long.
3. Install sheet metal screws into gas furnace and water heater vent pipes, 3 per joint and into water heater hood, also top of tank.
4. Equipment and appliance having an ignition source shall be elevated such that the source of ignition is not less than 18 inches (457 mm) above the floor in hazardous locations and private garages.

Exception: Elevation of the ignition source is not required for appliances that are listed as flammable vapor ignition resistant.

5. Fuel-fired appliances shall not obtain combustion air from any of the following rooms or spaces. Sleeping room, bathroom, toilet room, or confined space (Where the space in which the appliance is located does not meet the criteria.) Install two permanent openings to adjacent space. One opening shall be within 12 inches of the top and within 12 inches of the bottom space. Minimum grill size is 10" x 10".
6. Openings from a private garage directly into a room used for sleeping purposes shall not be permitted. Ducts in the garage and ducts penetrating the walls or ceiling shall have no opening into garage.
7. Electrical cable shall be protected from physical damage by metal conduit, schedule 40 PVC rigid non-metallic conduit, or wall board up to 8 foot from floor.
8. Non-grounded house wiring shall have 2-prong outlets, grounded receptacles that have grounding contacts shall have those contacts effectively grounded. Every habitable space shall contain at least two separate and remote receptacle outlets.
9. Remove power to outlets in light fixtures, mirrors and cabinets that do not have GFCI protection within 6 feet of water.
10. Every habitable space in a dwelling shall contain at least two (2) separate and remote receptacle outlets. Every laundry area shall contain at least one (1) ground-type receptacle. Ground-Fault Circuit Interrupter Protection (GFCI) is required in the following locations:

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- (a) Bathrooms within (6) feet of water source.
 - (b) Kitchen within (6) feet of water source.
 - (c) All outside receptacle shall be weather proof and GFCI.
11. Emergency escape basement window minimum 5 square feet at grade level. The measurements of the window are minimum 20 inches wide by 24 inches high with maximum height from floor 44 inches to the bottom of the clear opening. Basement bedroom shall have egress window and shall contain at least 70 square feet of floor area for one occupant.
12. Swimming pools shall be completely enclosed by a barrier or fence at least 48 inches above grade. Above ground pools the barrier may be the pool structure, or mounted on top of pool structure. Pedestrian access gates shall open outward away from the pool and shall be self-closing and have a self-latching device. All doors with direct access to the pool through that wall shall be equipped with an alarm which produces an audible warning when the door is opened. The alarm shall be capable of being heard throughout the house during normal house-hold activities.

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Exterior Property Area		P	F	Electrical Panel					P	F	
29-3-4	Sanitation (Trash/Debris)				All wires must have connectors						
29-3-5	Grading & Drainage				Double Lugged						
29-3-6	Sidewalks/Driveway				Bare wires must have wire caps						
29-3-7	High Grass/Weeds			29-6-17	Electrical System Hazard						
29-3-8	Rodent Harborage			Electrical Service					P	F	
29-3-9	Exhaust Vents			29-6-16	Meter size min 100 amps						
29-3-11	Motor Vehicles			29-6-17	Electrical System Hazard						
29-3-12	Parking Motor Vehicles			Laundry Room					P	F	
29-3-13	Graffiti			29-4-11	Dryer Exhaust						
Exterior Structure		P	F	29-6-19	Receptacles GFCI						
29-3-17	Structurally Sound			29-6-20	Lighting Fixtures						
29-3-20	Street Number			29-3-39	Interior Surfaces						
29-3-22	Foundation Walls			29-3-30	Window						
29-3-23	Exterior Walls			29-5-11	Sink						
29-3-24	Roof/Drainage			Furnace Room					P	F	
29-3-25	Decorative features			29-6-20	Lighting Fixtures						
29-3-26	Overhang Extensions			29-6-6	Dirt Leg						
29-3-27	Stairway			29-6-6	Shutoff Valve						
29-3-27	Deck			29-6-13	Ventilation						
29-3-27	Porch			Water Heater					P	F	
29-3-27	Balcony			29-5-14	Approved Location						
29-3-32	Door Locks			29-5-14	Drip Leg						
	AC Disconnect			29-5-14	Shutoff Valve						
	Anti-Siphon/Faucets			Gas Water Heater in Garage					P	F	
29-6-19	Receptacles GFCI			29-5-15	18" above the floor						
Attached Garage				Kitchen					P	F	
29-5-11	Sink	P	F	29-4-13	Min Room Width 7'						
29-3-46(A)	Solid Wood/Metal Door/Fire-rated			29-5-3	Sink						
29-3-46(B)	Duct Penetration			29-6-19	Receptacles GFCI						
29-3-47	Ceiling Fire-rated			29-6-20	Lighting Fixtures						
29-3-48	Auto Door Opener receptacle			29-3-39	Interior Surfaces						
29-7-7(B)	Floor Non-combustible			29-3-30	Windows						
29-7-7(C)	Walls Fire-rated			29-4-10	Ventilation						
29-7-7(C)	Attic Door Fire-rated			29-6-12	Gas Shutoff on Range						
29-6-19	Receptacles GFCI			29-5-10	Traps on Sink Drain						
In-ground Swimming Pool		P	F	29-5-7	Drains						
Above Ground Swimming Pool				29-6-17	Disposal Wire in Conduit						
29-3-14	Clean/Sanitary			29-6-17	Electrical Systems Hazards						
29-3-15	Fence/Barrier Min 4'										
29-3-16(2)	Door Alarm										
29-3-16(1)	Powered Safety Cover										
Detached Structures		P	F	#1	#2	#3	#4	#5			
29-3-10	Structurally Sound										
29-6-17	Electrical Systems Hazards										
29-3-10	Fence										

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Living Rm/Family Rm/Dining Rm		P	F	#1	#2	#3	#4	#5
29-6-17	Electrical Systems Hazards							
26-6-19	Receptacles							
29-6-20	Lighting Fixtures							
29-3-39	Interior Surfaces							
29-3-30	Windows							
29-3-30	Doors							
Bathroom		P	F	#1	#2	#3	#4	#5
29-6-17	Electrical Systems Hazards							
29-6-19	Receptacles							
29-6-20	Lighting Fixtures							
29-3-39	Interior Surfaces							
29-3-30	Window							
29-4-8	Ventilation							
29-5-10	Plumbing Systems Hazards							
Bedroom		P	F	#1	#2	#3	#4	#5
29-4-15(A)	Room Area Min 70'							
29-4-16(B)	Manufactured Home 50'							
29-4-15(B)	Closet 9'/Wardrobe cabinet							
29-7-11	Smoke Alarms							
29-6-17	Electrical Systems Hazards							
29-6-19	Receptacles							
29-3-20	Lighting Fixtures							
29-3-39	Interior Surfaces							
29-3-30	Windows							
29-3-31	Insect Screens							
Hall								
29-7-14	Carbon Monoxide Detector							
Finished Basement		P	F	#1	#2	#3	#4	#5
Unfinished Basement								
29-6-17	Electrical Systems Hazards							
26-6-19	Receptacles							
29-6-20	Lighting Fixtures							
29-3-39	Interior Surfaces							
29-3-30	Windows							
29-3-30	Doors							
29-3-33	Basement Hatchway							
29-3-34	Window Guards							

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Electrical Items	P	F
Exterior Structure		
Disconnect on Air Conditioner Units		
No 3-Wire Receptacles on 2-wire systems (ungrounded)		
Electrical Panel		
All Junction Boxes Covered		
No Double Lugs		
No 60 Amp Services (Refer to Pictures)		
Garage		
Garage Receptacle at least 18' off floor		
Garage, Outside & Basement Require GFCI		
Inspect Meter approx. 5'6" and Wire Height <i>(10' yard/12' drive/18' road)</i>		
Interior Structure		
All switches and Receptacles Working		
Closet Panel needs 3 ft. x 3 ft. work area		
Panels not behind Water Heaters or Furnaces		
No open or running Splices		
Minimum of 2 receptacles for rooms		
No 3-Wire Receptacles on 2-wire systems (ungrounded)		
Electric Wiring should be protected to 8' (conduit or board)		
Bathroom		
Bath Light & GFCI		
Remove Receptacle in Light if not GFCI		
No Panel in Bathroom		
Kitchen		
GFCI if Receptacle within 6 ft. of Sink (Kitchen or Washer)		
Bedrooms		
Smoke Detectors in each bedroom		
Smoke and Carbon Monoxide Detectors <i>(15' of bedroom doors and each level)</i>		
Closet fixture bulb covered		
NOTES:		