



CITY OF SACO, MAINE

Final Inspection Check List Single-Duplex Residence

Location _____
Date _____
Inspector _____

Tax Map # _____
Lot # _____
Bldg. Permit # _____

Part A Garage

- ___1. Safety glazing in entry doors, sliders, storm doors.
- ___2. Entry door from garage is no less than 1 3/8 in. solid wood or equal.
- ___3. Garage separated from living area by not less than 1/2" gypsum applied to garage side from foundation to rafter.
- ___4. If living space is over garage, separation is not less than 1 hour rating on ceiling and 1/2" on supporting walls.
- ___5. Garage floor is constructed of non-combustible materials.
- ___6. GFCI's installed in all hazardous locations.

Part B Living Area

- ___1. Bedroom windows used as egress windows are no more than 44 in. above finish floor.
- ___2. Egress windows are no less than 5.7 sq. ft.
- ___3. Egress windows have a net clear height of not less than 24 inches in the open position.
- ___4. Egress windows have a net clear width of not less than 20 inches in the open position.
- ___5. Egress doorway no less than 3 ft. in width and 6 ft. 8 in. in height.
- ___6. Egress hallways are no less than 3 ft. in width.
- ___7. Egress doors have 3 foot landing on each side of door.
- ___8. Stairs - 7 3/4 in. maximum rise, 10 in. minimum tread (with 1 in. nosing for closed risers), 6 ft. 8 in. ceiling height.
- ___9. Handrails present. No less than 34 in. no more than 38 in. above nosing.
- ___10. Handrails do not project into stairs more than 3 1/2 in.
- ___11. Safety glazing installed in all entry doors, sliders and shower doors.
- ___12. Raised surfaces over 30 in. above grade have guardrails no less than 36 in. above finish floor.
- ___13. Balusters for item 12 spaced no more than 4 in. apart.
- ___14. Smoke detectors on each level wired to house service.
- ___15. Smoke detectors in each bedroom.
- ___16. Arc-fault outlets in all bedrooms.
- ___17. Attic access of no less than 22 in. by 30 in. for attics over 30 in. in height.
- ___18. GFCI's in bathroom near lavatory and is properly labeled.
- ___19. Automatic vent in bathroom when no window is present.
- ___20. Bathroom plumbing fixtures plumbed properly.
- ___21. GFCI in all kitchen outlets and labeled.
- ___22. Kitchen plumbing fixtures plumbed properly.
- ___23. Kitchen has switched permanently mounted light.
- ___24. Laundry room has switched permanently mounted light.

Part C Basement

- ___1. Handrails present – no less than 34 in. nor more than 38 in. above nosing.
- ___2. Breaker panel directory complete.
- ___3. Ground bonded properly to water pipe, bypasses meter.
- ___4. Service outlet present (other than one for laundry) GFCI protected.
- ___5. Smoke detector installed.
- ___6. Domestic water meter installed.

Part D Boiler

- ___1. Combustion efficiency test done.
- ___2. Backflow prevention device installed ahead of p.r.v.
- ___3. Mixing valve is 8-12 in. below hot water outlet of tankless.
- ___4. Smoke pipe is at least 18 in. from any combustible and has barometric draft regulator.
- ___5. Boiler has temperature and pressure relief valves, which are piped to within 6 to 12 in. from floor.
- ___6. Firestat is located above burner (at least as high as smoke pipe enters chimney) and facing in down position.
- ___7. Service switch located within reach of burner.
- ___8. Emergency switch located near entrance to room where boiler is located.
- ___9. Low water cut out installed.
- ___10. Expansion tank installed.
- ___11. Pressure/temperature gauge installed.
- ___12. Light installed near heating equipment.
- ___13. Oil tank is on legs no higher than 12 in. and all piping is done with malleable fittings.
- ___14. Oil supply line to be in second pipe and protected from physical damage.
- ___15. Hot water tank pressure relief valve installed and piped to within 6 to 12 in. from floor.
- ___16. Hot water tank vacuum breaker installed on cold water supply side.

Part E Exterior

- ___1. Street number posted – visible from street 3 in. high by ½ in stroke, contrasting with background.
- ___2. Plumbing vent stack extended through roof, test cap removed.
- ___3. Outlets are in WP outlet box GFCI protected.
- ___4. Fill and vent pipes terminate at least 2 ft. from any opening
- ___5. Septic system is completed including fill extensions, loamed and seeded.
- ___6. Decks over 30 in. high protected with guards and rails.
- ___7. Each exit has exterior switched light.
- ___8. Sillcocks have anti-siphon device on them.
- ___9. Exterior wall impervious to weather.
- ___10. Water tested if on private well (attach copy of report).
- ___11. Power vent installed properly, at least 12 in. above grade.