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|  | **milwaukie building division**  10501 SE Main St  Milwaukie OR 97222  503.786.7623  building@milwaukieoregon.gov | **NEW SINGLE FAMILY RESIDENCE**  **INSPECTIONS** |

These are the most common inspections required for a new house, however, each project is different and could require additional inspections. Inspections should be requested under the permit type listed to ensure you receive an inspector with the proper certifications to do the inspection you are requesting.

***Permit Type: Inspection Type:***

*Preliminary Inspections*

If these inspections are applicable to your project, they must be **approved** prior to requesting further inspections.

(SD) 6010 - Preliminary Erosion Control

(STR) 1020 - Zoning/Setbacks (requires 48 hour notice)

*Footings and Foundation*

(STR) 1110 – Footing

(STR) 1124 – Foundation Drain / Waterproofing (Footing Drain)

(STR) 1120 – Foundation (Wall/Rebar)

(STR) 1160 – Ufer Ground

*Groundwork*

These inspections can all be requested together at one time.

(PLM) 3410 – Rain Drains (Perimeter Drains)

(PLM) 3200 – Sanitary Sewer

(PLM) 3300 – Water Service

(PLM) 3400 – Storm Sewer

(PLM) 3920 – Misc Plumbing (Drywell Inspection) – Be sure to note “Drywell” on your inspection request.

Post and Beam/Underfloor

These inspections can all be requested together at one time.

(PLM) 3170 – Underfloor Plumbing (Post and Beam)

(MECH) 2200 – Underfloor Mechanical (Post and Beam)

(MECH) 2116 – Radon Mitigation

(STR) 1220 – Underfloor Framing / Post and Beam (Structural)

Rough-In Inspections

If these inspections are applicable to your project, they must be **approved** prior to requesting a framing inspection (with the exception of the interior shear and the slab/flatwork inspections as these can be done at a later date).

(ELEC) 4500 - Rough Electrical

(PLM) 3500 - Rough Plumbing

(MECH) 2300 - Rough Mechanical

(MECH) 2250 – Gas Piping / Pressure Test (if pressure test not included at Rough Mechanical)

(STR) 1530 – Exterior Shear

(STR) 1520 – Interior Shear

(STR) 1150 – Slab/Flatwork (Garage Slab and Porches Over 30 Inches in Height)

*Framing*

Rough in inspections must be approved. Windows must be installed.

(STR) 1260 - Framing

*Insulation*

(STR) 1460 – Insulation

*Miscellaneous Inspections*

These inspections pertain to some projects and not others.

(STR) 1540 – Gyp Board/Lath/Drywall (only for interior shear)

(PLM) 3650 – Shower Pan (If not included in the Rough In)

*Finals – Group 1*

These finals must be **approved** before requesting any finals from Group 2

(SD) 6050 - Final Erosion Control

(STR) 1996 - Final Planning (requires 48 hour notice)

(ROW) 9999 – Final ROW\* (see ***note*** below)

(ELEC) 4999 - Final Electrical

*Finals – Group 2*

Before requesting these inspections, your final forms must be completed and uploaded to your permit. The final forms consist of (3) three different forms titled Contractor/Sub-Contractor Form, Moisture Content Form, and High Efficiency Lighting Form.

These are the last inspections required. All other finals must be **approved** and all other permits must be closed. These inspections can all be requested together at one time. If not, the final building must be the last inspection requested and all others must be **approved** prior to requesting your building final.

(PLM) 3999 - Final Plumbing

(MECH) 2999 - Final Mechanical

(STR) 1999 - Final Building

\* - Right of Way, Engineering Permit

***NOTE:***

This list does not include any Engineering inspections that may be required. Please contact our Engineering Division for required inspections on your specific project. They can be reached at 503-786-7606 or at [Engineering@milwaukieoregon.gov](mailto:Engineering@milwaukieoregon.gov). All permits, including Engineering permits must be final before requesting a Final Building inspection.