



Town of Fort Mill Final Inspection Check List for Residential Construction

(This is not an inclusive list. There may be other items that may require a Final Inspection)

All Residential Dwelling unit must be complete and ready for Occupancy

- Address: A Permanent Address must be posted at the time of the Final Inspection (Min. 3" characters for Residential).
- Utilities Connected: All Public Utilities must be connected and operational (Water, Sewer, Electrical & Gas – if present).
- All systems must be operational (HVAC, Water Heater, Gas Ranges, Gas logs, etc...).
- All minimum code items found in the IRC must be satisfied to allow us to complete your Final Inspection for Certificate of Occupancy
- Exterior Grade – Permanent Exterior Grade must be established and positive drainage away from the dwelling. All landscaping must be installed and completed (Grass, Bushes, Swells, etc...).
- All meter covers must be installed (Water Meters, Sewer Clean-Out, Backflow Preventer – if present).
- All minimum Stormwater requirements must be satisfied, and field approved during this process.
- Exterior Finishes – All Exterior Finishes must be complete. This will include any/all paints, sidings, vent covers in place, no visible holes in the exterior envelope, etc...
- HV/AC must be level and have the proper size over current protection. HV/AV must have approved Duck leakage test as per the 2009 IECC.
- The Home energy sticker must be in place as per the requirements of the 2009 IECC.
- Decks, Patios and Covered Porches must be complete and meet the minimum code requirements the IRC if part of the original construction permit.
- Sidewalks, Curbs and all other items in the right-of-way adjacent to the property lines the of the house that is Final Inspected must be in good condition with no major cracks or degradation.

Submittal Requirements: Final Inspection Check List (Formatted July 1,2020)

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