

Building - Framing First Inspection

Request this inspection after the framing is complete. Stairs, windows and doors should be installed and plumbing/mechanical rough-in cutouts must be completed.

For multi-family/row-housing projects, all entryway addresses/units must be prepared for a single inspection of the entire building.

Prepare

Learn about [how to prepare for your inspection](#).

Check

The following are the most common items audited during this inspection. However, the list is not exhaustive. The work must meet all the applicable codes and standards.

- All construction matches the approved drawings. The structure is framed per the reviewed plans
 - Supplier drawings match what is constructed
 - Elevations match approved permit drawings
- Site readiness
 - Guardrails installed (exposed floor edges, stairs > 4 risers)
 - Exterior doors and windows are installed
 - Mechanical rough-in cutouts completed, including path of return air to furnace
- Floor system
 - The layout matches the one reviewed in the issued permit
 - Hangers, blocking, and bracing are installed correctly, as per manufacturer specifications
 - Column locations/type are correct, plates are installed correctly
 - Point load transfers eg. squash blocks
 - Beams installed as per layout (material, location)
 - There is no trade damage to structure (cut/notched/drilled joists and beams)
- Roof system
 - Trusses are installed and bracing is per shop drawings (shop drawings MUST be onsite)
 - Nailing of multiply members is per shop drawings

- Attic ventilation/insulation stops are installed
- Point load transfers eg. squash blocks are installed
- Attic Access is roughed in
- There is no damage from mechanical or electrical rough-in work (damaged webs).
- Site Specific Engineering - Construction is per Engineer's design
 - Tall wall
 - Lateral bracing
 - Foundation - Pad Footings
 - Other site-specific engineering
- Walls
 - Correct bearing wall construction
 - Window lintels are sized and framed correctly
 - There is no trade damage to structure (cut/notched/drilled studs that have not been repaired)
- Stairs
 - Rise and run are uniform and compliant
 - Installation and anchorage of stairs and landings is complete
 - Adequate headroom is provided
 - Windows within 900mm of walking surface comply with the requirements of a guard (NBC2023-AE 9.8.8.1.(7))
- Foundation
 - There is no damaged concrete. Examples include cracking, frost damage, at beam pockets or window/door bucks, or damage by trade rough in work
 - There is no standing water or flooded basement
- Sleeping Rooms
 - Meet egress requirements
 - Meet 'super egress' requirements where travel limit exceeds 1 storey (NBC2023-AE 9.9.9.1.(2))
- Fire Protection (where applicable)
 - Fire ratings are correctly constructed as per Permit Drawings
 - Zero Lot Line Policy or Alternative Solution construction correct
 - Outside 10min Response Policy or Alternative Solution construction correct
 - Continuous Fire separations for Multi Family Projects including concealed spaces (attics, soffits, drop ceilings, bulkheads, behind tubs/showers)
- Openable windows > 1.8m above grade, and < 0.9m above finished floor
 - Equipped with a window opening control device (WOCD) limiting opening to maximum of 100mm, device to meet ASTM F2090