



Borough of Doylestown Building and Zoning Department

10 Doyle Street, Doylestown, PA 18901

215.345.4140

Permit and Construction Inspection Information

It is the responsibility of the owner, applicant, and his/her construction representative to ensure that inspections are scheduled and completed. Any work that requires an inspection shall not be concealed without approval of the Building Inspector. Work that has been prematurely covered may require uncovering for inspection.

To schedule an inspection:

- Contact the Borough office at (215) 345-4140 between 8:30 a.m. and 4:30 p.m. to schedule inspections.
- **DO NOT LEAVE A MESSAGE.**
- Inspections must be scheduled a minimum of 48 hours in advance.
- Inspection appointments are half hour windows. We do our best to be there at the appointed start time however be aware the sometimes there are emergencies and delays. In the event of a delay that will interfere with your inspection we will try to call you at the number you provide when you make the appointment.
- If you do not need a scheduled inspection please call us to cancel.
- In order to request an inspection, you need to be prepared to provide the following information when making the request:
 1. Permit type and number
 2. Address of project
 3. Type of inspection requested

Standard Inspection Requirements:

RESIDENTIAL BUILDING PERMITS – ADDITIONS/ALTERATIONS

The following inspections are required:

- Footings – after excavation is complete and forms, reinforcement, and grade stakes have been placed.
- Concrete pre-pour – all forms and reinforcement are set, vapor barrier in place, penetrations wrapped.
- Foundation backfill – prior to backfill, when foundation is complete, parging and dampproofing complete, foundation drains installed.
- Electrical – Electrical inspections are done by third party. Rough must be done before framing is scheduled. [Click here for approved third parties.](#)
- Mechanical – Piping, duct work, manufactured fireplaces, HVAC, etc. is installed but not covered.
- Insulation – Framing is approved and all insulation that will be concealed on the building final is installed with all baffles.

- Plumbing – Rough inspection and necessary pressure tests before fixtures are installed and before any work is covered.
- Rough framing – all rough framing is complete, mechanical, electrical, and plumbing roughs have been completed, fire stops, fire blocks, and fire caulk in place.
- Fireplace – See below.
- Final - when job is complete.

COMMERCIAL BUILDING PERMITS – MINOR ADDITIONS/ALTERATIONS

The following inspections are required:

- Footings – after excavation is complete and forms, reinforcement, and grade stakes have been placed.
- Concrete pre-pour – all forms and reinforcement are set, vapor barrier in place, penetrations wrapped.
- Foundation backfill – prior to backfill, when foundation is complete, parging and dampproofing complete, foundation drains installed.
- Electrical – Electrical inspections are done by third party. Rough must be done before framing is scheduled. [Click here for approved third parties.](#)
- Mechanical – Piping, duct work, manufactured fireplaces, HVAC is installed but not covered.
- Plumbing – Rough inspection and necessary pressure tests before fixture are installed and before any work is covered.
- Rough framing – all rough framing is complete, mechanical, electrical, and plumbing roughs have been completed, fire stops, fire blocks, and fire caulk in place.
- Fire suppression – call for information.
- Above Ceiling - before ceiling closure.
- Fireplace – See below.
- Insulation - Framing is approved and all insulation that will be concealed on the building final is installed with all baffles.
- Accessibility Inspection - At final.
- Other special inspections as required.
- Final - when job is complete.

DRIVEWAY/ PATIO/ WALKWAY

The following inspections are required:

- Paving base – when sub-base is compacted or when forms are all in place and sub-base is compacted.
- Final - when job is complete.

DECK

The following inspections are required:

- Pre pour of pier hole - pier hole inspection prior to pouring concrete.
- Rough framing inspection - (prior to decking installation) required on all decks 48" or less above grade.
- Final inspection - when work is completed.

ELECTRIC

The following inspections are required:

- Rough and Final Inspection - when job is complete, access to building is required.

FENCE

The following inspections are required:

- Final Inspection – when work is completed

FIRE PLACE

The following inspections are required:

- Footings.
- Foundation.
- Chimney throat/ damper.
- Framing.
- Final inspection when work is completed.

FURNACE/AC/WATER HEATER REPLACEMENT

The following inspections are required:

- Final inspection when work is completed – Inspector will require access to the electrical panel in the building.

ROOF REPAIR/ REPLACEMENT

The following inspections are required:

- Final inspection - when shingle work is completed.

SEWER REPAIR

The following inspections are required:

- Inspection is required when repair work is completed prior to backfilling.
- Property restoration inspection - when any outside excavation work has been restored.

SHED

The following inspections are required:

- Concrete prepour inspection– prior to concrete pour if concrete slab is constructed
- Final inspection - when job is complete.

SIGN

The following inspections are required:

- Final Inspection – when sign is installed

SPECIAL INSPECTIONS:

Special Inspections and inspections for new construction may include:

Fire Suppression System

Special Steel/Concrete Structures

Mechanical/Gas Line

Fire Prevention

Poured Concrete or Block Walls

Fire Alarm

Engineered Truss

Sanitary Sewer/ Water Service