

RBR “Most Common Issues”

Advisory Only (No reinspection required)	Mandatory (May require a permit and/or reinspection)
Addressing: Address numbers must be posted, clearly visible from the street	Furnace: New or replaced
C/O detectors: Required on each floor and outside sleeping rooms	Emergency Egress: From bedrooms
Dishwasher: Air gap required	Electrical: New service
Furnace: Combustion air	Guardrails: Missing
Electrical: <ul style="list-style-type: none"> • Romex unprotected in areas less than 7' AFF • Provide GFCI protection at kitchen countertops, bath, garage, exterior • Provide proper clearance at electrical panels • Maintain grounding continuity (checked with tester) • Repair unsafe wiring (j-box covers missing, broken conduit, etc) 	Pools: Pool fence or lockable spa cover missing Water heaters: New or replaced
Garage separation: <ul style="list-style-type: none"> • Solid core or 20-minute self-closing door required • Repair holes in Fire wall or unprotected openings 	Work done without a permit (for example): <ul style="list-style-type: none"> • 2nd dwelling unit (Needs planning approval) • Accessory structure or building w/o permit (If over 120 sq ft) • Decks • Garage/Basement/Attic Conversions • Hot tub / spa installation • Kitchen/ Bath remodel • Retaining walls - new • Window replacements
Guardrails: Needing repair	
Handrails: Missing or in need of repair	
Pools: Pool Fence or lockable spa cover needs repair	
Smoke Alarms: (Inside and outside sleeping rooms, and at each floor)	
Water heaters: <ul style="list-style-type: none"> • Must be properly strapped • Provide T & P valve with proper drain • If in the Garage, must be elevated, or a “Vapor Ignition Resistant” unit • Provide adequate combustion air 	
Other: <ul style="list-style-type: none"> • Lack of safety glazing where required (unless windows have been replaced recently) • Retaining walls - failing • Stair rise and run (unless constructed w/o permit) • Spark arrestor for chimney 	Any EXPIRED permits must be renewed and inspected Other.... Any serious life safety issues