

## DIVISION OF BUILDING

### INSPECTION PROCEDURE AND DESIGN CRITERIA

You can either contact the inspection voice mail number **330-656-4817** at anytime (24 hours) or email [inspections@twinsburg.oh.us](mailto:inspections@twinsburg.oh.us) to schedule all inspections. A courtesy 24-hour advance notice is requested for scheduling. You will have two (2) minutes to record your message.

When scheduling, the following information is required:

1. What type of inspection is requested?
2. Address and street name,
3. Name of the builder and/or contractor,
4. Date and time for the inspection, either **AM/PM**.

The City of Twinsburg Ordinance 1323.05 requires all work that is not in compliance with all adopted codes and regulations that are **NOT APPROVED** shall have a fifty (\$50.00) dollar penalty assessed against the construction deposit. When a reinspection is required based on the work is not ready for inspection or not in compliance with the applicable code. All work shall be completed in a proper workmanlike manner.

The Division of Building hours are from May through September, 7:30 am to 4:30 pm and October through April, 8:00 am to 4:30 pm. The main office phone number for the Division of Building is 330-963-6270.

The following permits **SHALL** be obtained prior to any work with:

<b>1.</b>	<b>Construction Drawings</b>	<b>and/or</b>	<b>2.</b>	<b>Site Plan</b>
Signs	<b>1,2</b>		Grading and Clearing	<b>2</b>
Fences	<b>2</b>		Demolition	<b>2</b>
Additions/alterations (interior and exterior)	<b>1,2</b>		Lawn Irrigation System	<b>NO</b>
Any electrical, mechanical, plumbing, and structural	<b>1,2</b>		Retaining Wall (>30" in height)	<b>1,2</b>
All exterior/interior concrete flat work	<b>2</b>		Satellite Dish (>24" in diameter)	<b>1,2</b>
Siding/ Roofing	<b>NO</b>		Fireplace(Masonry/Manufactured)	<b>1,2</b>
Accessory Structures (decks, gazebo, sheds, etc.)	<b>1,2</b>		Foundation Waterproofing	<b>NO</b>
Swimming Pools (In/Above Ground)	<b>1,2</b>		House Moving Permit	<b>NO</b>
Road Opening Permit	<b>NO</b>		Asphalt	<b>NO</b>
New A/C Condensers	<b>NO</b>		Sewers	<b>2</b>
New Furnace	<b>NO</b>		New Water Heaters (hot water tanks)	<b>NO</b>
New Electrical Panel	<b>NO</b>			

**ALL PERMITS SHALL BE POSTED ON SITE AND THE SITE SHALL BE PROPERLY IDENTIFIED PRIOR TO ANY INSPECTIONS.**

**ANY WORK COMMENCING WITHOUT THE PROPER PERMIT, THE PENALTY FOR SUCH IS THE FEES ARE DOUBLED.**

The following work **SHALL** be inspected:

All Underground Utilities, interior and exterior (electric, gas, water, etc.)

Storm and Sanitary Sewers

Footer Elevation

Footer and Foundations

Drainage (footer drains) and Downspouts

Gravel Backfill

Plumbing-rough (including new hot water tank) and final\*

Mechanical-rough (including new furnace) and final\*

Electrical-rough (including new electrical panel) and final\*

Structural-rough and final\*

Temporary Electric and Permanent Electric Services

Gas Piping-rough and final\*

Water Services-rough and final\*

Fire Protection Systems\*

    Automatic sprinkler systems

    Fire alarm and detection systems

    Emergency alarm systems

    Smoke control systems

Insulation before concealing

Exterior and Interior Concrete Flat Work

Engineering Site review

Roofing/siding replacements or repairs

Post holes for fences and decks

Final on decks and fences

New Furnaces and New Water Heaters

Final Engineering site review\*

\* Denotes inspection required to obtain certificate of occupancy

The following are required to be a registered contractor with the City of Twinsburg:

General Building Contractors

Electrical

HVAC

Pavers

Landscaping

Roofers

Plumbing

Sign

Excavator

Concrete

Siding

Irrigation

Buildings shall be constructed in accordance with the provisions of the earliest edition of the Residential Code of Ohio. The climatic and geographic design criteria applicable in the City of Twinsburg as followed:

Ground snow load	20 lbs – 30 lbs	Wind speed	90 mph
Seismic design category	A or B	Weathering	severe
Frost line depth	36” – 42”	Termite	moderate – Heavy
Decay	slight – moderate	Winter design temp	5 degrees
Ice shield layment required	temperature in January	25 degrees F or less	
Air freezing index	1,000- 2,000	Mean annual temp	50 degrees F
Flood hazards	date of entry into National Flood Insurance Program		