

**WHEN DO I RECEIVE A CERTIFICATE  
OF OCCUPANCY OR COMPLIANCE  
LETTER?**

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**R110.1 Use and occupancy.** No building or structure shall be used or occupied, and no change in the existing occupancy classification of a building or structure or portion thereof shall be made until the building official has issued a certificate of occupancy therefor as provided herein. Issuance of a certificate of occupancy shall not be construed as an approval of a violation of the provisions of this code or of other ordinances of the jurisdiction. Certificates presuming to give authority to violate or cancel the provisions of this code or other ordinances of the jurisdiction shall not be valid.

**R110.3 Certificate issued.** After the building official inspects the building or structure and finds no violations of the provisions of this code or other laws that are enforced by the department of building safety, the building official shall issue a certificate of occupancy

**R110.4 Temporary occupancy.** The building official is authorized to issue a temporary certificate of occupancy before the completion of the entire work covered by the permit, provided that such portion or portions shall be occupied safely. The building official shall set a time period during which the temporary certificate of occupancy is valid.

Please visit our website for permit applications, forms, and handouts

<http://www.oakridgetn.gov>

**COMPLETE LISTING OF ADOPTED CODES:**

- 2006 International Residential Code
- 2006 International Building Code
- 2006 International Fire Code
- 2003 International Property Maintenance Code
- 2008 National Electric Code
- 2006 International Plumbing Code
- 2006 International Fire Code
- 1999 North Carolina Handicap Code 02&04 amend

**TO CALL FOR INSPECTION**

Oak Ridge Code Enforcement  
200 S. Tulane Ave. PO Box 1  
Oak Ridge, TN 37831

**Phone: 865-425-3532**  
**Fax: 865-425-3426**

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**PERMITS &  
INSPECTIONS**

**2006 INTERNATIONAL  
RESIDENTIAL CODE**



City of  
**Oak Ridge**  
Achieving Excellence

**CODE ENFORCEMENT DIVISION**

200 S. Tulane Ave PO Box 1  
Oak Ridge, TN 37831

# RESIDENTIAL BUILDING PERMITS & INSPECTIONS

## WHEN ARE PERMITS REQUIRED TO WORK ON MY HOUSE ?



**R105.1 Required.** Any owner or authorized agent who intends to **construct, enlarge, alter, repair, move, demolish or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any electrical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done**, shall first make application to the building official and obtain the required permit.

## WHAT INSPECTIONS AM I GENERALLY REQUIRED TO REQUEST AND OBTAIN APPROVALS FOR?

**R109.1 Types of inspections.** For onsite construction, from time to time the building official, upon notification from the permit holder or his agent, shall make or cause to be made any necessary inspections and shall either approve that portion of the construction as completed or shall notify the permit holder or his or her agent wherein the same fails to comply with this code.

## INSPECTIONS (CONTINUED)

**R109.1.3 Floodplain inspections.** For construction in areas prone to flooding as established by Table R301.2(1), upon placement of the lowest floor, including basement, and prior to further vertical construction, the building official shall require submission of documentation, prepared and sealed by a registered design professional, of the elevation of the lowest floor, including basement, required in Section R324.

**R109.1.1 Foundation inspection.** Inspection of the foundation shall be made after poles or piers are set or trenches or basement areas are excavated and any required forms erected and any required reinforcing steel is in place and supported prior to the placing of concrete. The foundation inspection shall include excavations for thickened slabs intended for the support of bearing walls, partitions, structural supports, or equipment and special requirements for wood foundations.

**R109.1.2 Plumbing and Electrical systems inspection.** **City of Oak Ridge requires a city-issued or appropriate state license to perform all plumbing and electrical work.** Exception to this rule is if the homeowner is personally performing the work on his or her own single-family dwelling in which he or she resides.

- **Rough inspection of plumbing and electrical systems** shall be made prior to covering or concealment, before fixtures or appliances are set or installed, and prior to or at the same time as the framing inspection.

**R109.1.2 Mechanical / Gas Inspection.** These inspections are conducted by the Oak Ridge Utility District. For more information, you may contact them at: (888)-483-1377 or visit their website : <https://orud.org/>

**R109.1.4 Frame and masonry inspection.** Inspection of framing and masonry construction shall be made after the roof, masonry, all framing, firestopping, draftstopping and bracing are in place and after the plumbing, mechanical and electrical rough inspections are approved.

**R109.1.5 Other inspections.** In addition to the called inspections above, the building official may make or require any other inspections to ascertain compliance with this code and other laws enforced by the City of Oak Ridge

**R109.1.6 Final inspection.** Final inspection shall be made after the permitted work is complete and prior to occupancy.