



## Requirements for Post Concealment Inspections for Construction Inspections

Version 2016-11-18

### 1. When is a Post-Concealment Inspection required?

When one of the following events has occurred, a Post-Concealment Inspection is required:

- Work has started and is concealed without obtaining the proper permit(s).
- Required inspections for permitted work have not been approved, and the work is concealed.

### 2. Post-Concealment Inspections Process

The following provides the Post-Concealment Inspections Process requirements:

- Permits and Fees:** If required, a permit must be issued prior to approval of the Post-Concealment Inspections Plan. Also, all fees associated with the review of the Post-Concealment Inspections Plan and/or permits must be paid prior to review and approval.
- Registered Design Professional(s):** The Owner is required to engage the services of a Virginia Registered Design Professional (RDP) to submit a detailed technical proposal for the Post-Concealment Inspections Process. If the RDP will be evaluating concealed building/structural construction work, the RDP must be on the County's list of [Approved Third Party Engineers](#). If the RDP will be evaluating concealed trade construction work, the RDP must have demonstrated technical competence in the trade area that is being inspected.
- Post-Concealment Inspection Meetings:** The Building Construction Inspections Branch will determine if any meetings are required with the RDP and the contractor throughout the process. Meetings may be required prior to submission of the RDP's Proposal, during the Post-Concealment Inspection Process, or upon submission of the RDP's Post-Concealment Inspection Report.
- Submission of Proposal:** The RDP will submit the proposed Post-Concealment Inspections Plan to the Building Construction Inspections Branch for review and approval.
- Post-Concealment Inspections:** The RDP will perform the Post-Concealment Inspections after a Building Permit and the required Trade Permits have been obtained. The inspection(s) shall be performed based on the County approved Post-Concealment Inspections Plan.
- Review of Post-Concealment Inspections Report:** A signed and sealed Post-Concealment Inspections Report and a County approved Certification form shall be prepared by the RDP. The report shall document any items that required correction for approval, and shall be submitted to the proper Inspections Trade Chief or designee for review.
- Correction of Deficiencies in the Project:** If the RDP or Trade Chief rejects the project for lack of compliance, the Owner and/or permit holder will be required to make corrections to bring the project into compliance with the Code and/or the approved plans.
- Acceptance of Report:** When all deficiencies have been corrected, the Building Construction Inspections Branch will perform a final walk-through of the project before the report is accepted.

The relevant **Permit Numbers** must be noted on all correspondence and submissions. Separate documents must be submitted for each permit issued.