

Town of Thompson Building Office

Phone: (860) 923-9002 Fax: (860) 923-9897
815 Riverside Drive - No. Grosvenordale, CT 06255

CONSTRUCTION DOCUMENTS AND INSPECTION REQUIREMENTS

All construction documents submitted with Building Permit Applications **MUST BE COMPLETE** before the review process can begin. Pursuant to section 29-263 of the Connecticut General Statutes the general review process may take up to 30 days once all required documents have been submitted.

Plans for new building construction and additions must include the following:

1. Title page with referenced code used, design criteria and site plan.
2. Front, rear, and side elevations to scale.
3. Foundation information to include installer, concrete supplier & design mix.
4. Individual floors.
5. Bracing requirements, location, and design information.
6. Detail sheet with specific information.
7. Plumbing & mechanical schedules & installers.
8. Electrical plan & installers.
9. Specification documents for any engineered lumber used.
10. RES check must be completed and signed.
11. Radon gas pipe and fan locations per Appendix AF requirements.
12. Window and Door Schedule.
13. Please see our 2021 IRC plan review check list for code section information regarding your project.
14. 2 Copies of the completed building plans to scale must be submitted with the permit application.

REQUIRED inspections for new building construction and additions:

1. Footings with or without rebar per submitted plan prior to placement of concrete.
2. Walls with or without rebar per submitted plan prior to placement of concrete.
3. Pre-backfill – includes foundation, damp proofing, water proofing & drainage.
4. Pre-floor slab – verify required radon piping installed.
5. Rough framing, HVAC, plumbing & electrical.
6. Insulation.
7. Final for C/O or C.O.C to include:
 - * Blower door test
 - * Copy of water test
 - * Copy of NDDH permit to discharge septic
 - * Zoning Dept. sign-off
 - * Highway Dept. sign-off
 - * IECC Energy Efficiency Certificate (in visible area of home)
 - * 4" HOUSE NUMBERS ON MAILBOX AND HOME ARE REQUIRED AT FINAL INSPECTION

DECK PLANS MUST INCLUDE THE FOLLOWING:

1. Floor plan of deck to scale including Pier locations. (2 copies)
2. Connections of deck to structure including deck tension straps, location of beams and support posts.
3. Size (dimensions) of materials being used to construct the new deck.
4. Spans of joists, beams, posts, etc.
5. Spacing and heights of guards, rails, & risers.
6. Bracing requirements.

Continued

DECK INSPECTIONS:

1. Sono tube / Pier depth prior to concrete placement.
2. Pre-fabricated concrete supports and or Techno Post (Metal post) manufacturers specifications.
3. Final inspection

PICTURES ARE NOT ACCEPTABLE IN LIEU OF REQUIRED INSPECTIONS

ALL INSPECTIONS REQUIRE 24 HOUR NOTICE FOR SCHEDULING & MAYBE
SCHEDULED OUT UP TO 5 DAYS

FINAL INSPECTIONS REQUIRE ALL WORK TO BE COMPLETED BEFORE CALLING FOR THE INSPECTION.

REQUIRED INSPECTIONS MUST BE COMPLETED AND NECESSARY
DOCUMENTATION MUST BE SUBMITTED IN ORDER FOR A CERTIFICATE OF
OCCUPANCY TO BE ISSUED

Required Documents Needed to Obtain a Certificate of Occupancy

1. Driveway Bond or Apron in place.
2. NDDH septic permit to discharge.
3. Water test results.
4. Blower door test results.
5. Foundation As-Built
6. IECC compliance certificate posted in mechanical room