



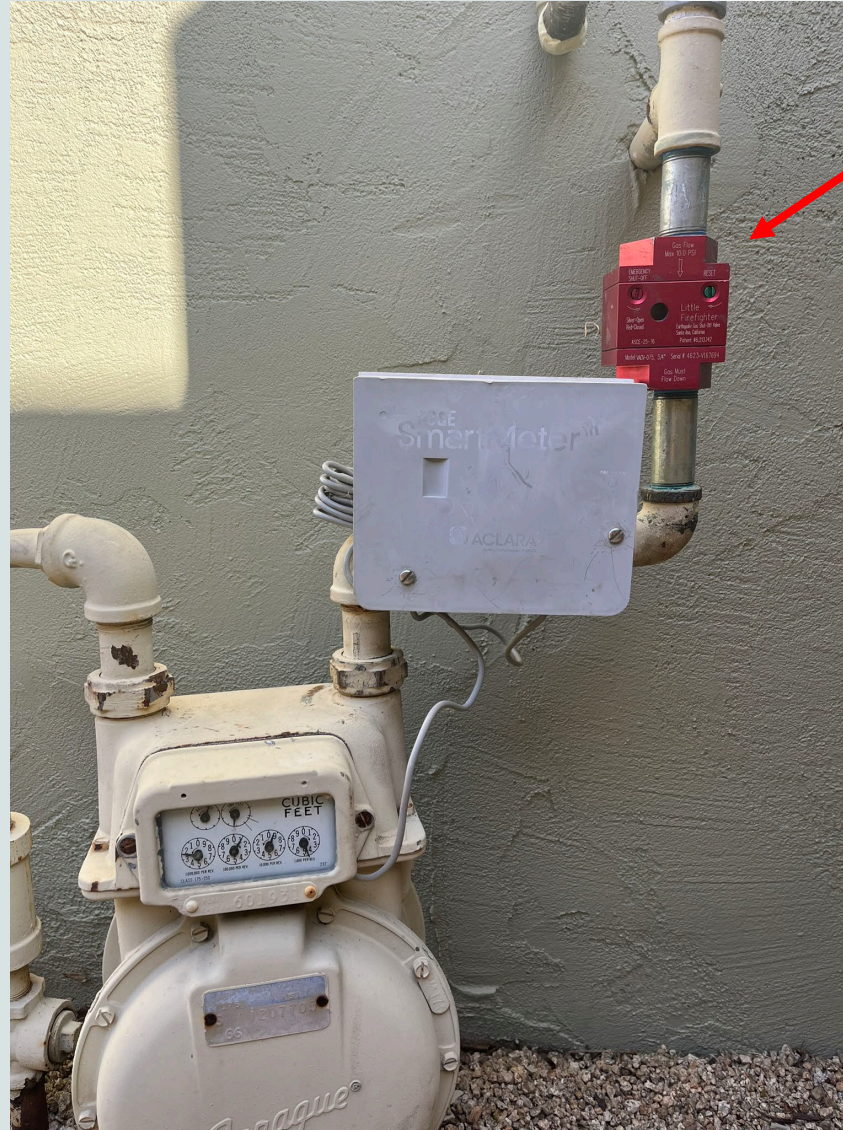
Failed Inspections for 2024



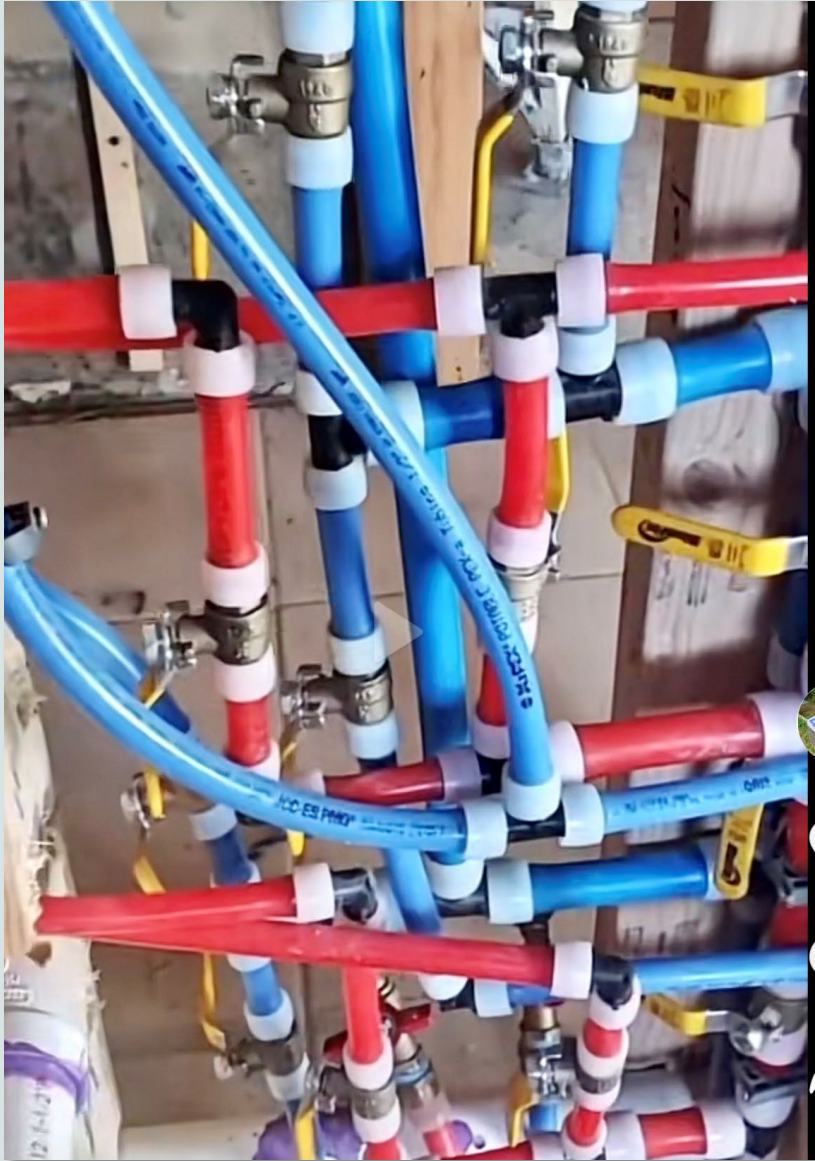
CPC 1211.7: Earthquake shut-off valves installed upside down.



There is even an arrow to help the installer!



CPC 1004.1 Plumbing systems shall be installed in a neat, workman-like manner.



CPC 509.6.1: The vent for a gas appliance shall terminate above the roofline.



Commercial Office Space Constructed Without Permits

CBC 1011.2: Stairway width must be 48” – Not 30”

CBC 1010.1.5: Landings at doors must be 44” – Not 24”

CBC 1020.3: Corridor must be 36” – Not 24”

CBC 1010.1.1: Door must have a clear opening of 32”

CBC 1015.2: Guards shall be located along walking surfaces located more than 30” to the floor below.

CBC 1014.1: A handrail on the stairs is required.

Imagine walking out your office door, taking 1 step,
and falling 12’ to the floor below.



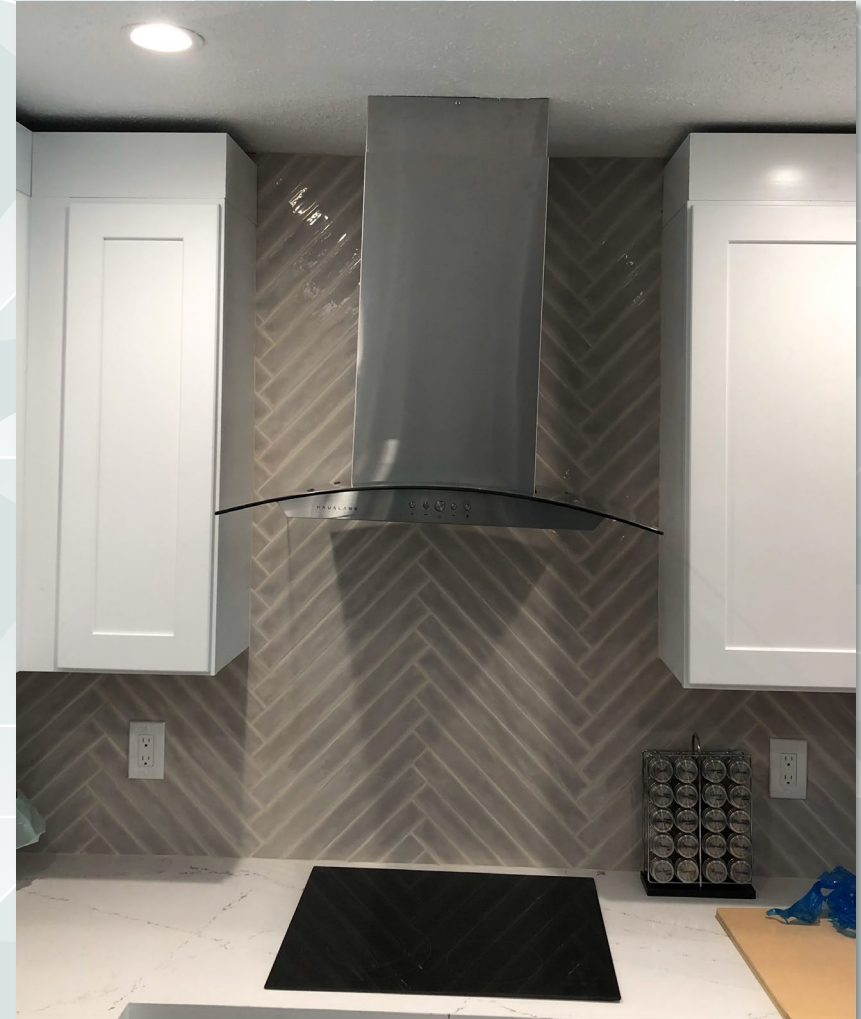
CMC 802.7.3.4: 6" clearance required from single wall vent to combustible materials.

This is how fires start!



CMC 309.0-3: Design, construction, and workmanship shall comply with accepted engineering practices and shall be of such character as to secure the results sought to be obtained by this code.

Poor craftsmanship – The hood is crooked.



Not Following the Plans

Plans not followed. Structural beam penetrating the roof.

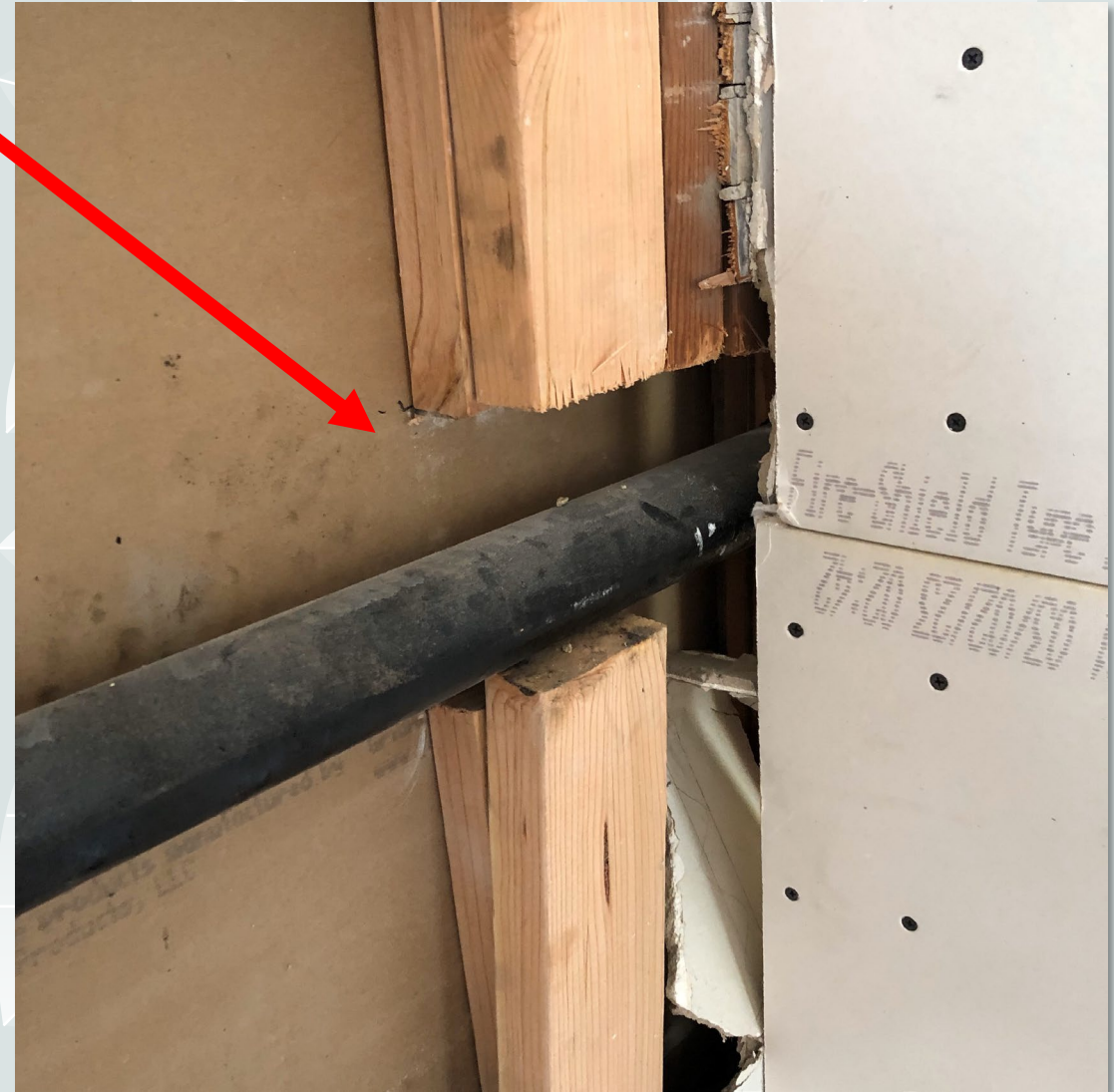


Joist cut out to vault the ceiling. Not on the plans.



Not Following the Plans

Studs removed in load-bearing exterior walls.



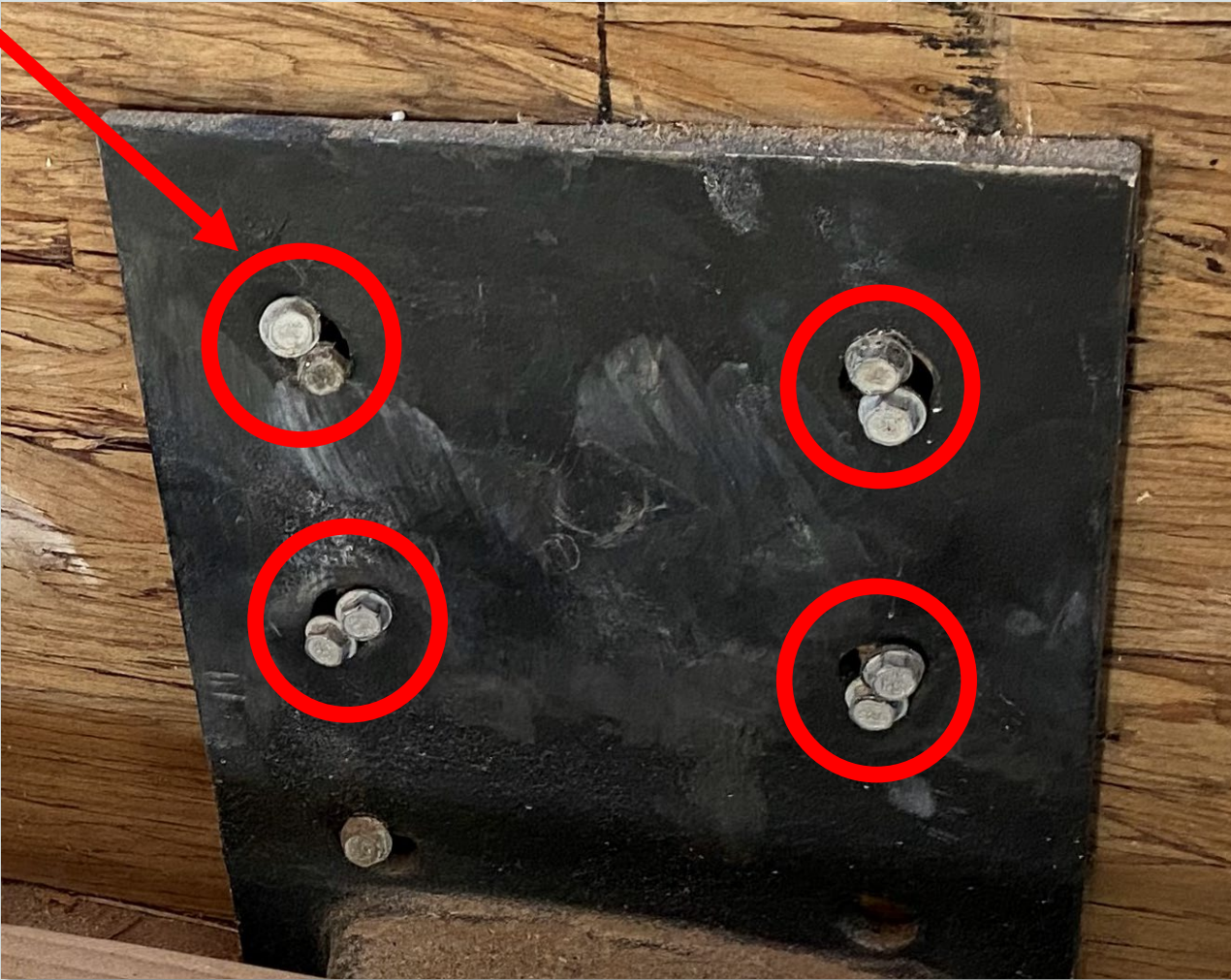
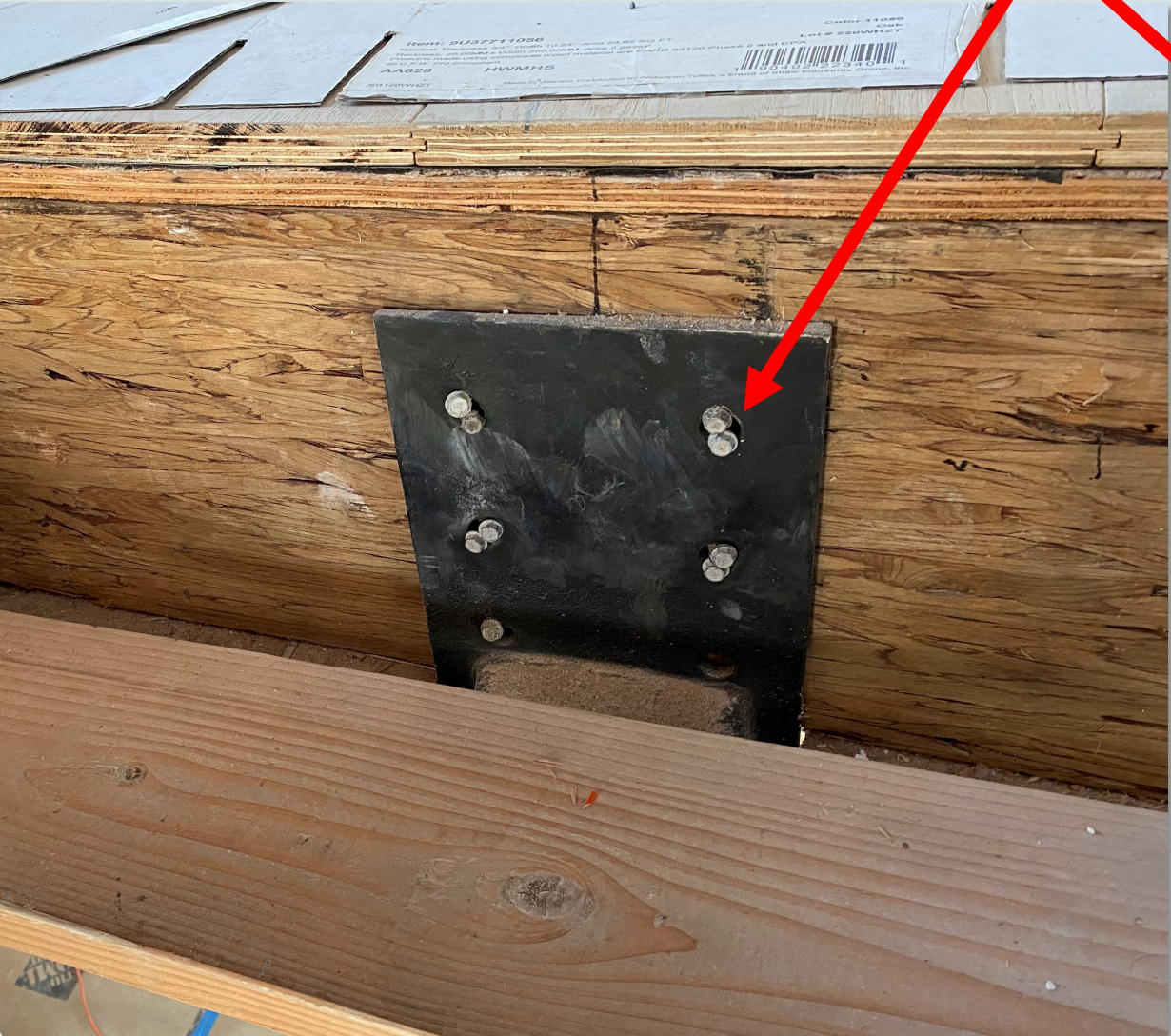
Not Following the Plans

Top plates removed to accommodate window header.

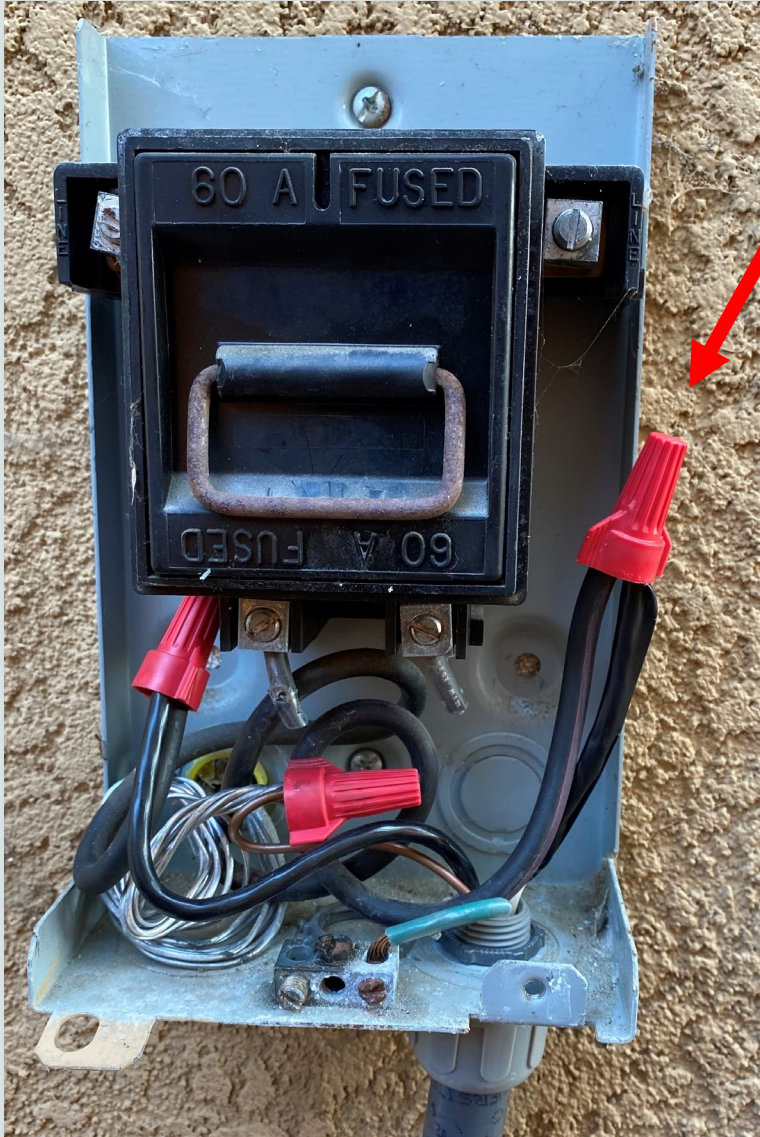


Not Following the Plans

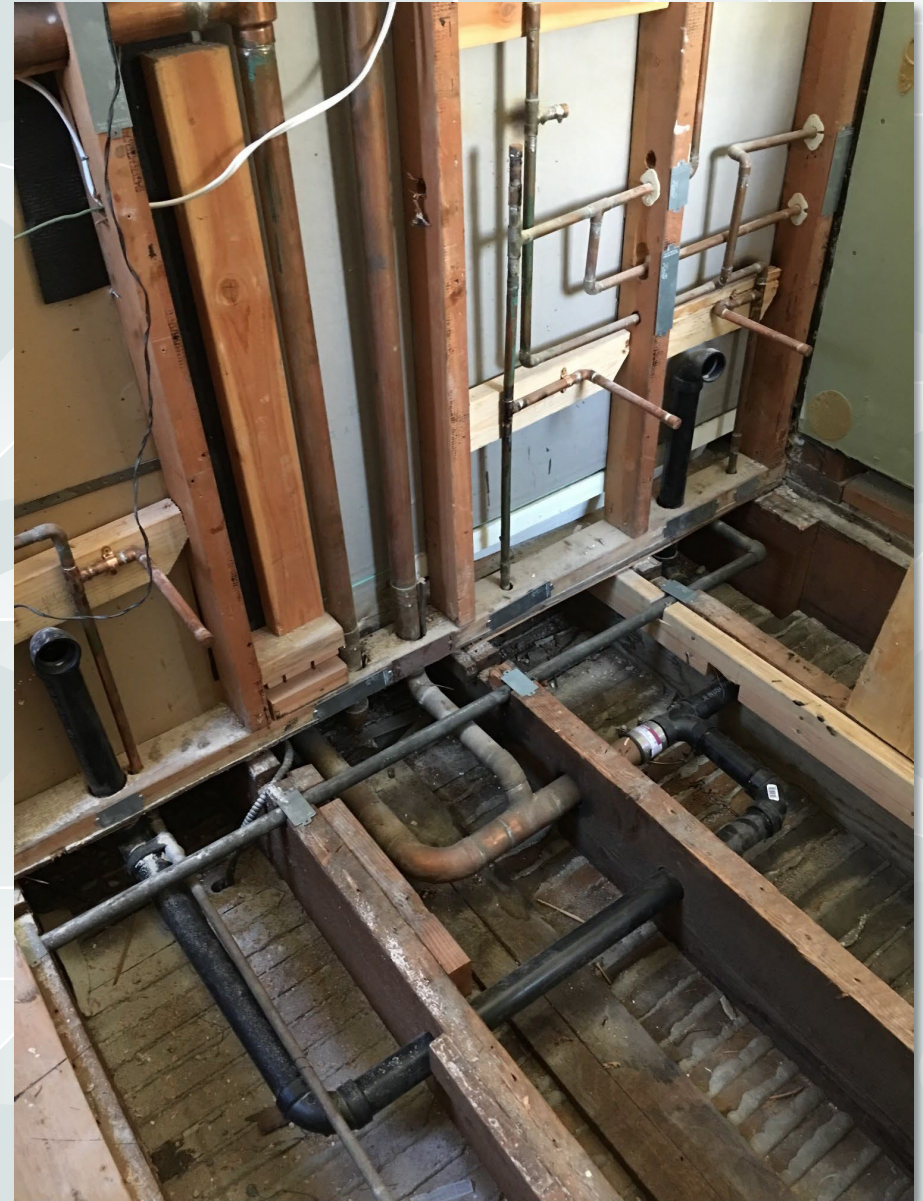
When the plans call for ½ lag bolts, but force in multiple smaller screws into the same hole.



CEC 440.14: The AC fuses have been bypassed.
This is how to kill a service technician! The tech will pull out the disconnect thinking the power is now off. But it is not, there is still 240v going to the unit!



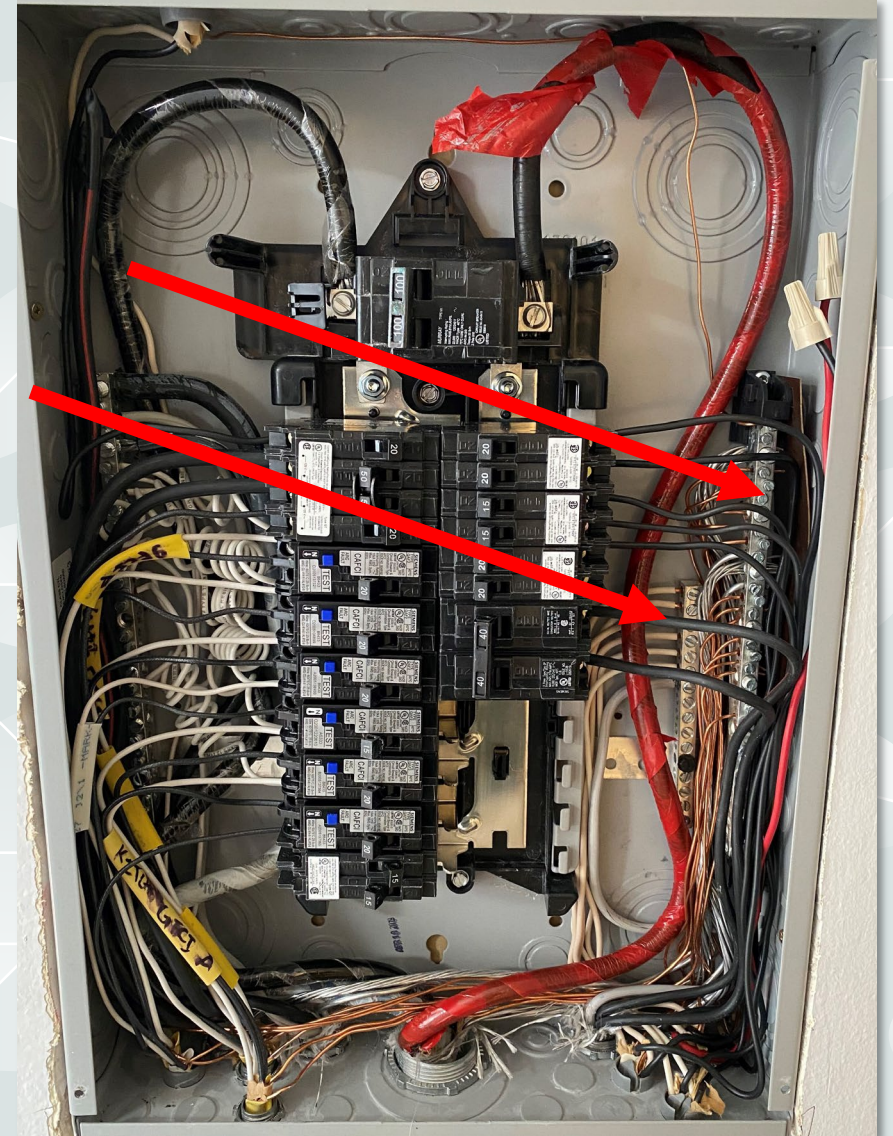
CPC 706: Illegal waste fittings.
CPC 905.3: Improper venting.
CRC 502.8: The floor structure has been compromised.



CEC 110.12: All electrical work will be done in a neat, workman-like manner.



CEC 250.25.A.5: Neutral conductors on the ground bus bar & grounds on the neutral bus bar. The installer got it backward.



CRC 602.7: Structural beams must be continuous and supported.



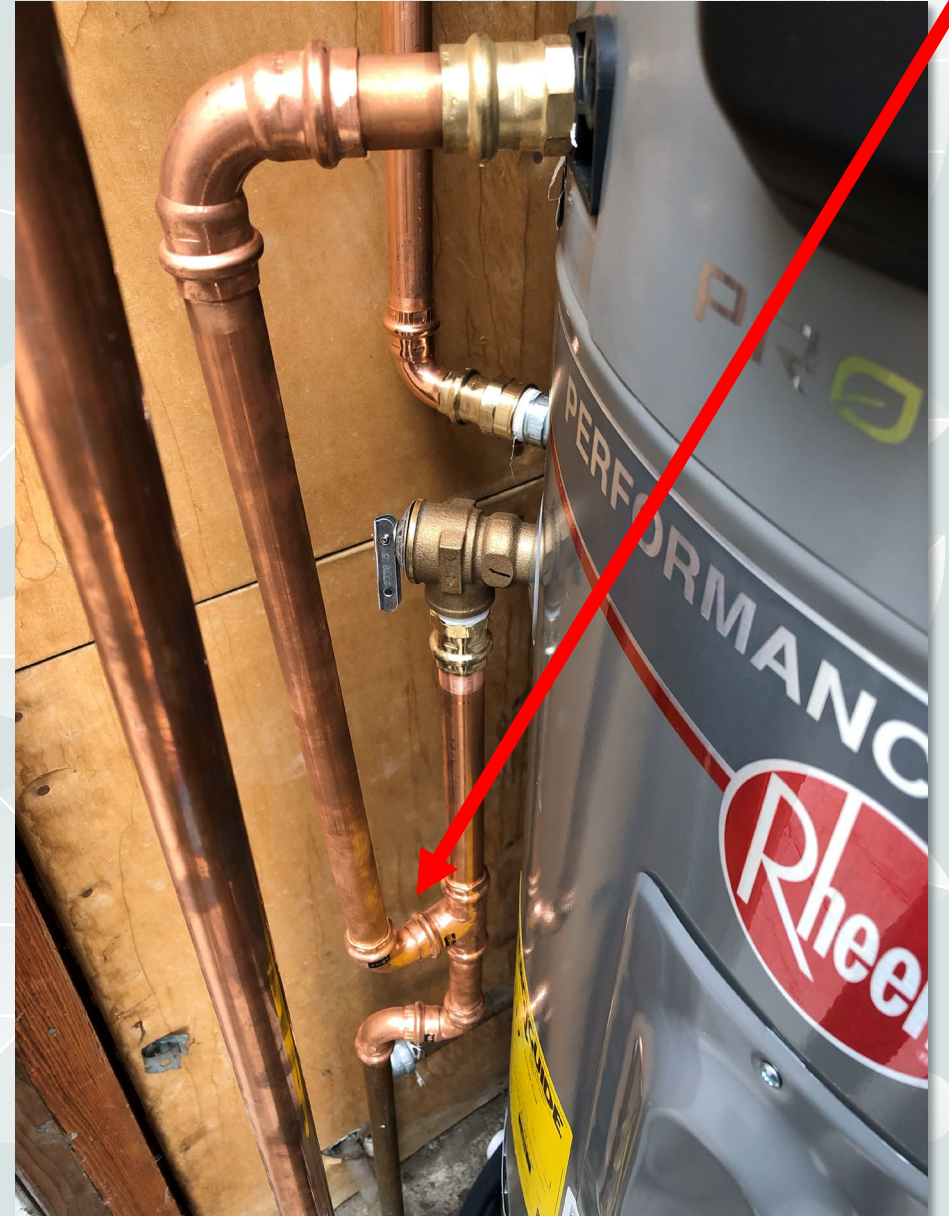
CPC 509: Vents for gas appliances must slope up, not down.
CPC 507.2: Metal plumbers tape screwed to the water heater is not an approved method for seismically securing the water heater. CPC 313.3: The gas line is not supported. CPC 1212.9: The sediment trap is backward.



CRC R903.2: Flashing must be installed in a manner that prevents moisture from entering the building. .



CPC 608.3-5: T&P and condensate cannot be joined.



CBC 1404.19.1.4.2 & ASTM C926: Stucco scratch coat must be horizontal – not vertical.



CRC R703.7: Missing scratch coat.



CPC 901.2: Each plumbing fixture trap requires a vent – Where is the vent?



CRC R504.1.2: Ledger attached to a bearing wall with the studs removed.



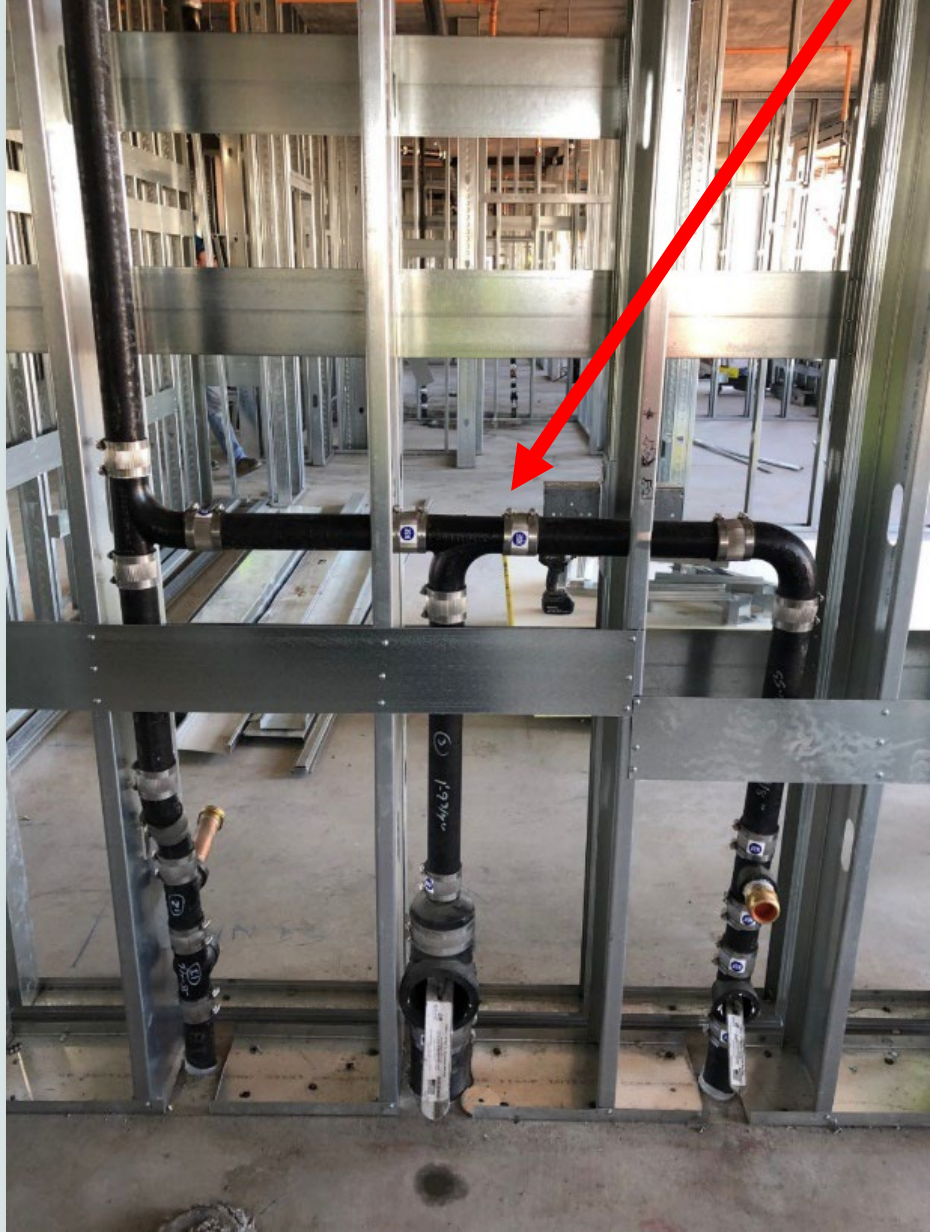
CPC 905.2: A fixture vent must take off from the waste line before a new fixture enters the waste line. Also:

- The wall plates are over-notched.
- The structural floor joist has been removed.
- The studs are damaged.
- The vent cannot be reduced in size.
- The shower waste line is incorrect.
- The hot water lines are not insulated.
- The toilet waste line slopes back towards the toilet.

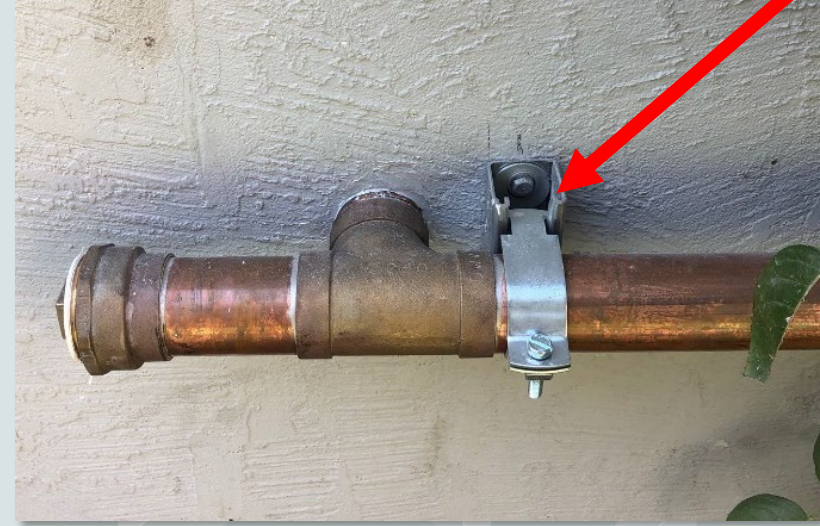
8 code violations within 9 square feet!



CPC 905.0: Backwards vent fitting.



CPC 605.15 & 310.6: Dissimilar metals.



After time it will look like this and start leaking.



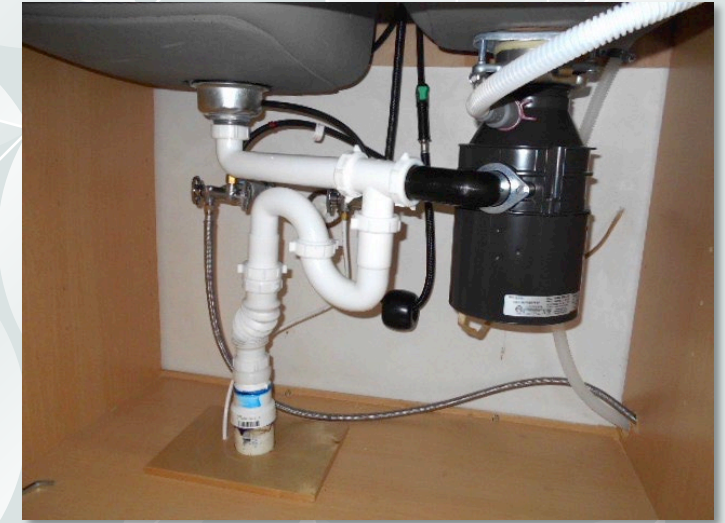
Kitchen Sink Plumbing Fails

CPC 1003.1.1: Corrugated pipe is not allowed.
“Shall have a smooth and uniform interior”

CPC 1004.1: “S” traps, bell traps, and crown-vented traps shall be prohibited.



CPC 905.3: Each vent shall rise vertically to a point not less than 6” above the flood-level rim of the fixture served before offsetting horizontally.



CPC 901.2: Each plumbing fixture trap requires a vent – Where is the vent?



Kitchen Sink Plumbing Fails

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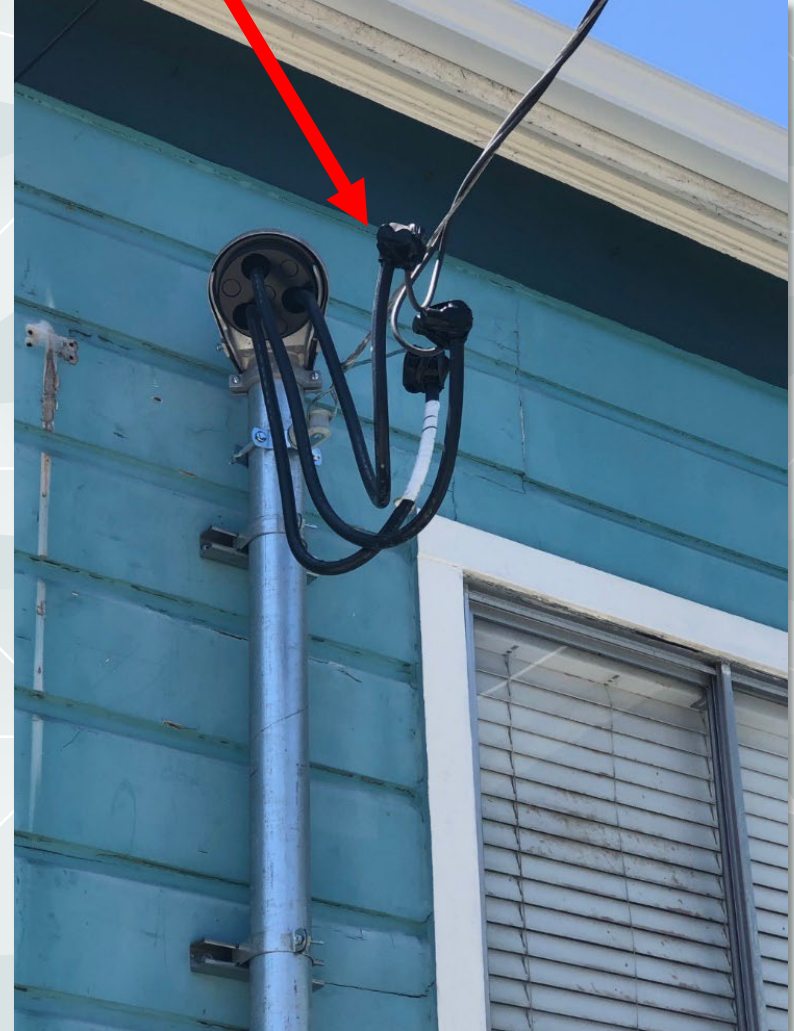
Kitchen Sink Plumbing Fails

CPC 901.2: Missing a vent.
One P-trap is good, then 2 must be better.

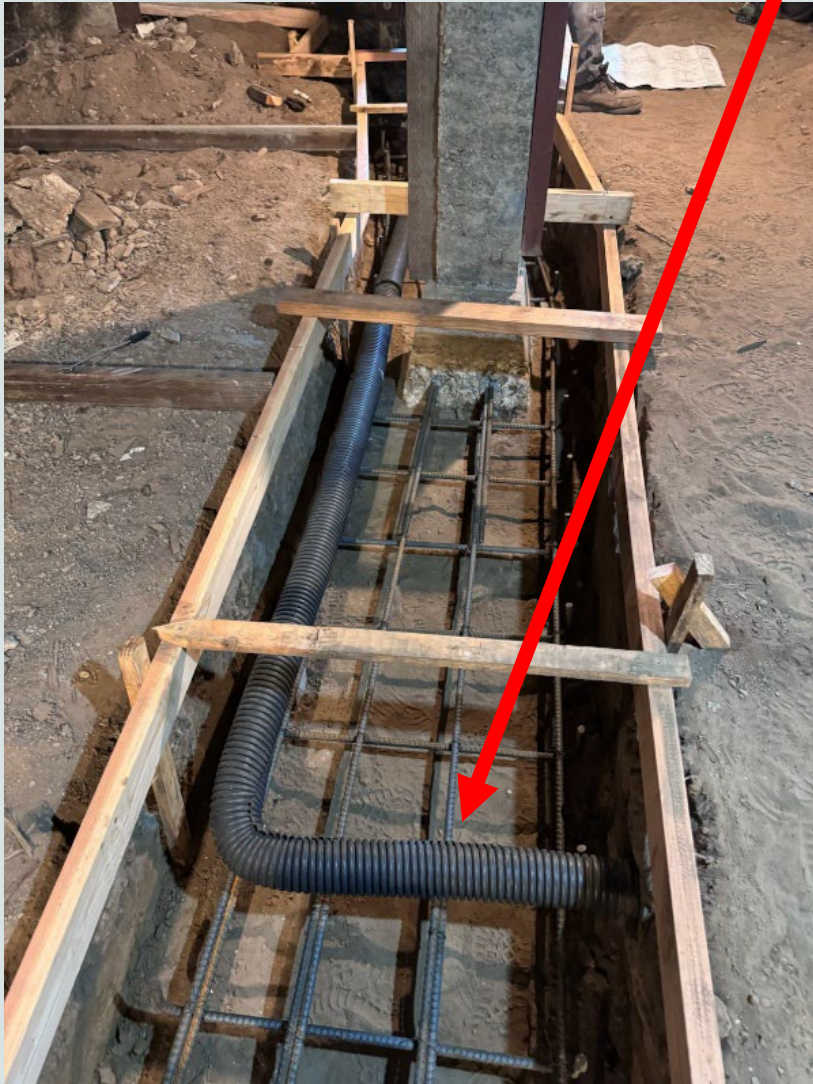


CEC 230.9.A: Service entrance conductors must be 3" from operable windows.

This is very dangerous!!!



CPC 312: A gas line cannot be installed in the foundation footing.



CPC 609.12: Exterior pipe insulation is required to be UV resistant.



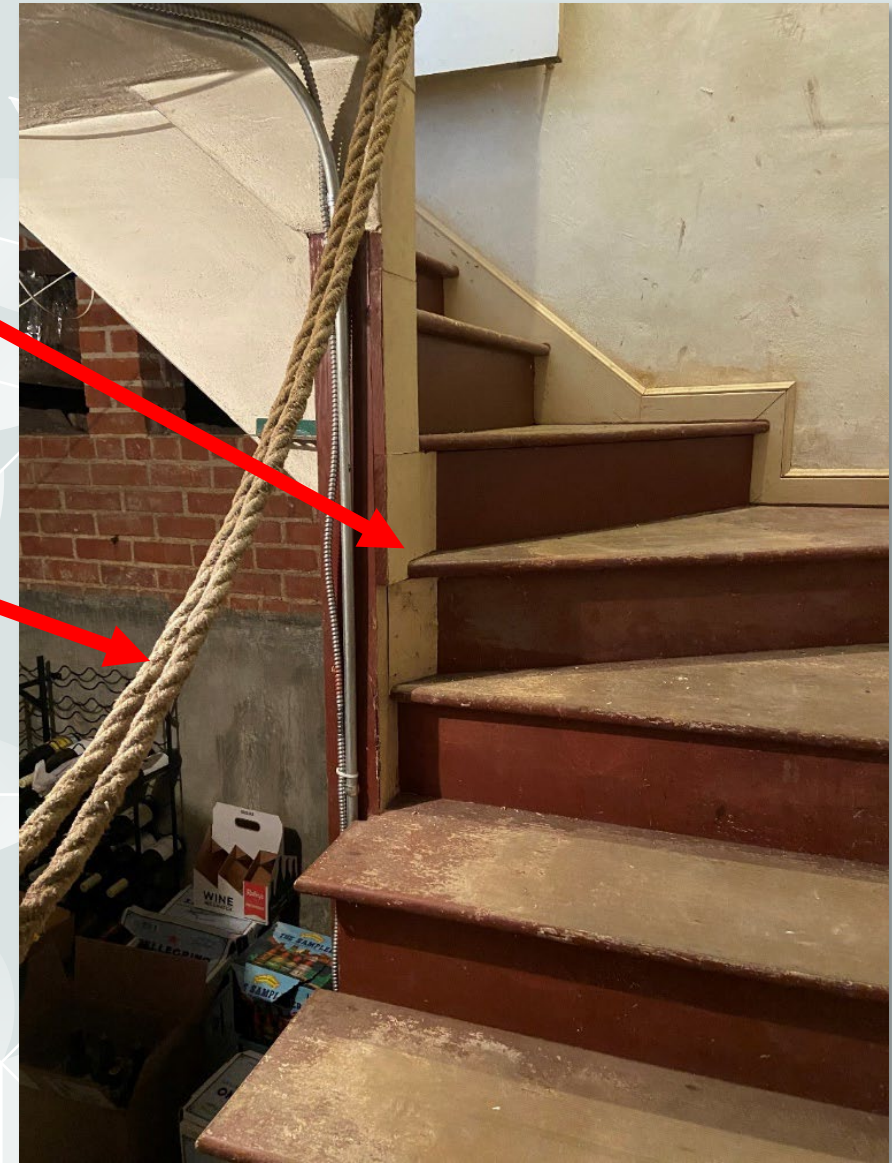
CRC R311.7.5.2: Stair winder treads shall be not less than 10" in depth and a tread of not less than 6" at any point within the clear width of the stair.

CRC R311.7.8.5: Handrails with a circular cross-section shall have an outside diameter of not less than 1.25" and not greater than 2". Rope is not an approved handrail material.



Blue painter's tape is not an approved flashing material.

CRC R703.7: Exposed plywood and framing seen during pre-stucco inspection



CPC 509.6: Expanding foam is not an approved method of connecting vent pipes.



CRC R602.6: Corner post over notched for electrical.



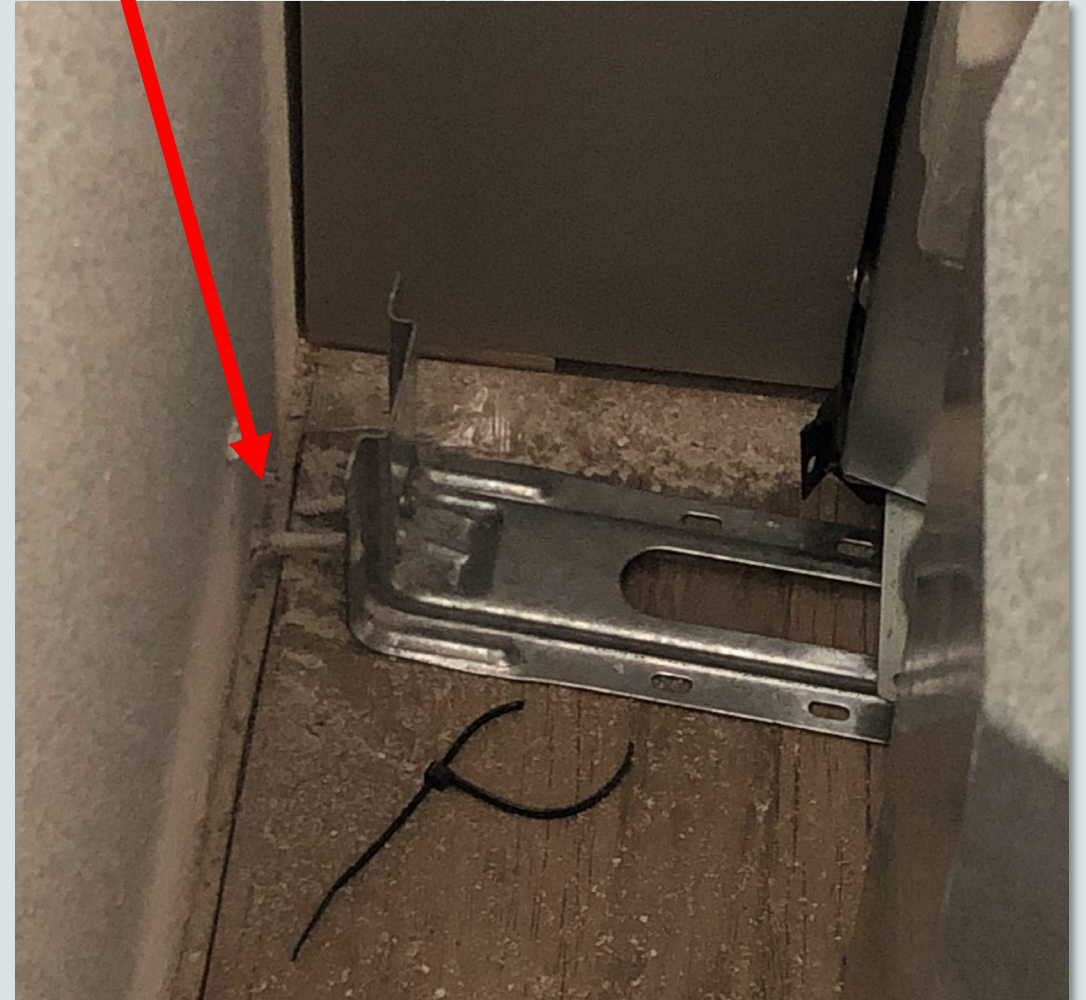
CRC R302.11: Lack of fire blocking between floors with balloon framing. The fire quickly spreads between floors.



CRC R602.6: 4x4 corner load bearing post cut out to install switch box.
A 2-gang plastic box cannot support the second floor.



Manufacturer's Instructions: Range anti-tip bracket must be screwed to structure, not into Sheetrock. It will pull right out like this.



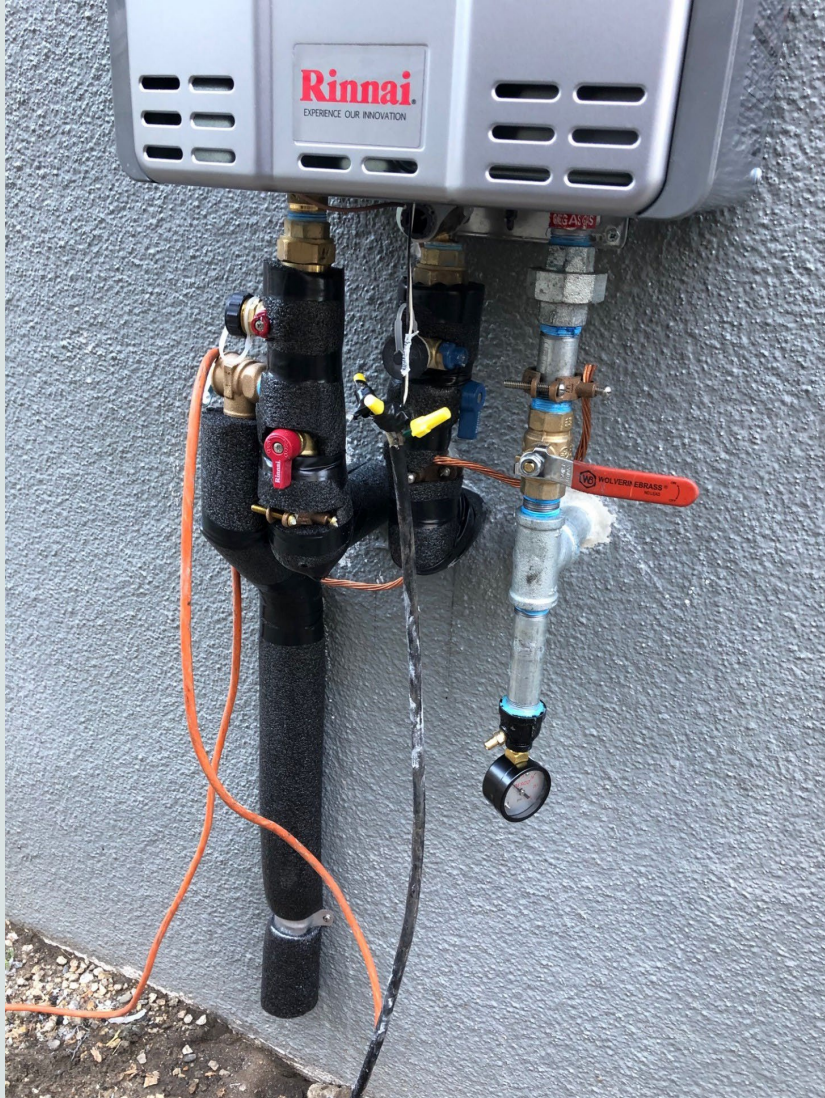
CPC 312.12: Plumbing waste lines cannot be installed in a concrete grade beam.



CRC R602.3.1: New construction exterior wall framing missing required top plates.



You cannot power a tankless water heater with a flying spice and extension cord.
The sediment trap is wrong.



Manufacturer's Instructions: CSST gas pipe must be protected from physical damage.
Cannot be on the interior garage wall.



CPC 906.1-7: Plumbing vents must terminate 6" above the roof. Not under an eave or out a window.

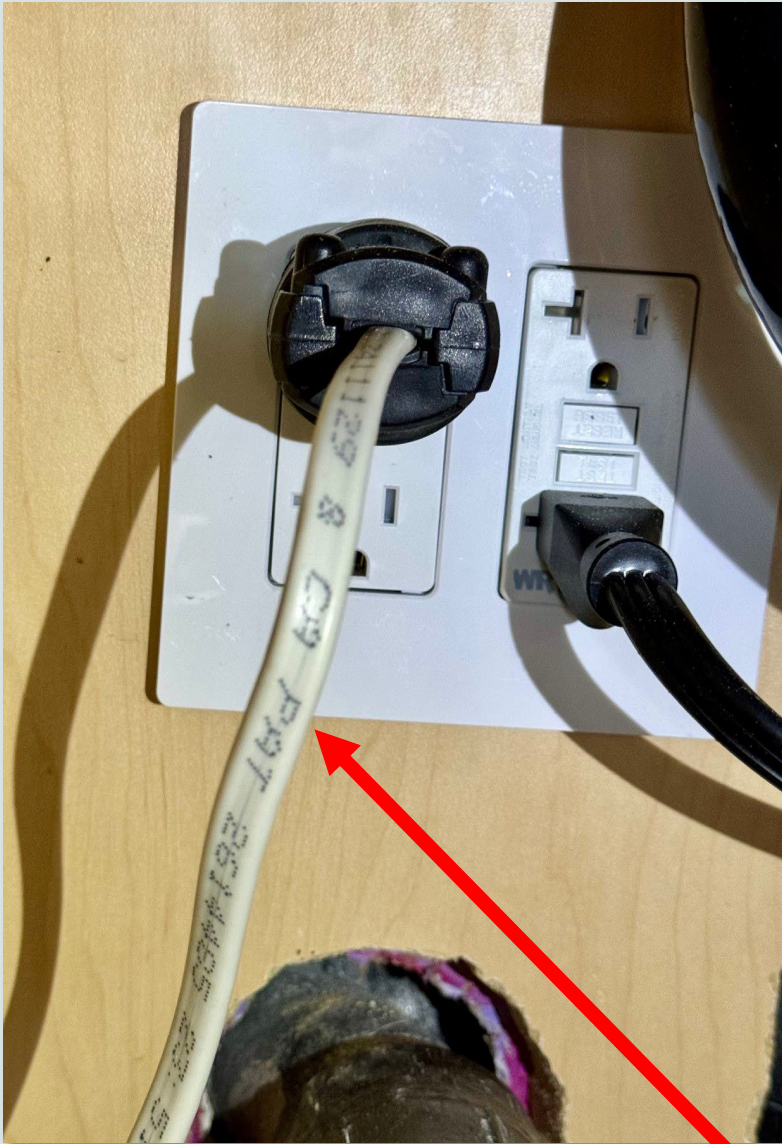


CPC 905.3: Cannot have a San-Tee on its side.
Vent take-off must be 6" above the flood rim.
CRC R602.6 Over-bored studs.



CPC 804.1: The laundry standpipe is too tall.
The trap arm is too short—missing nail plates.





CEC 334.10: Romex is not approved for use as an appliance cord.

5-Story new construction.

That beam is a little twisted! Also, supposed to be a 6x8.

Missing nails in the hangers.

Shear walls are not nailed per plan.





The tree is in the way so lets just frame around it.
New construction.

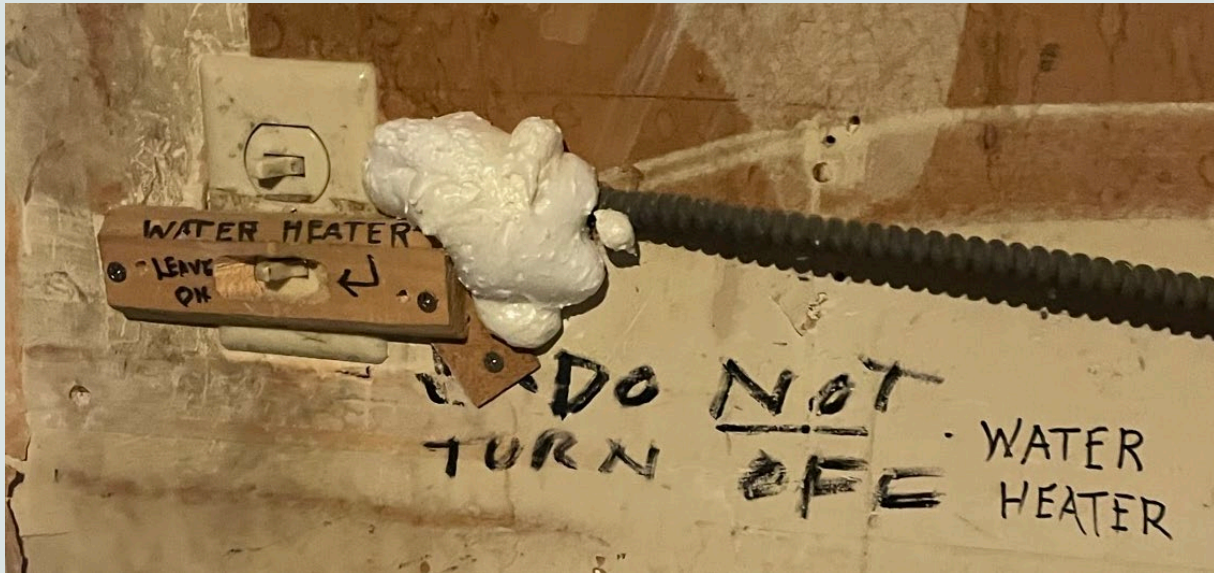
Stuffing a plastic tarp in the pipe is not an approved method for capping a waste pipe.



If the hold-down does not fit, then just cut it in half.

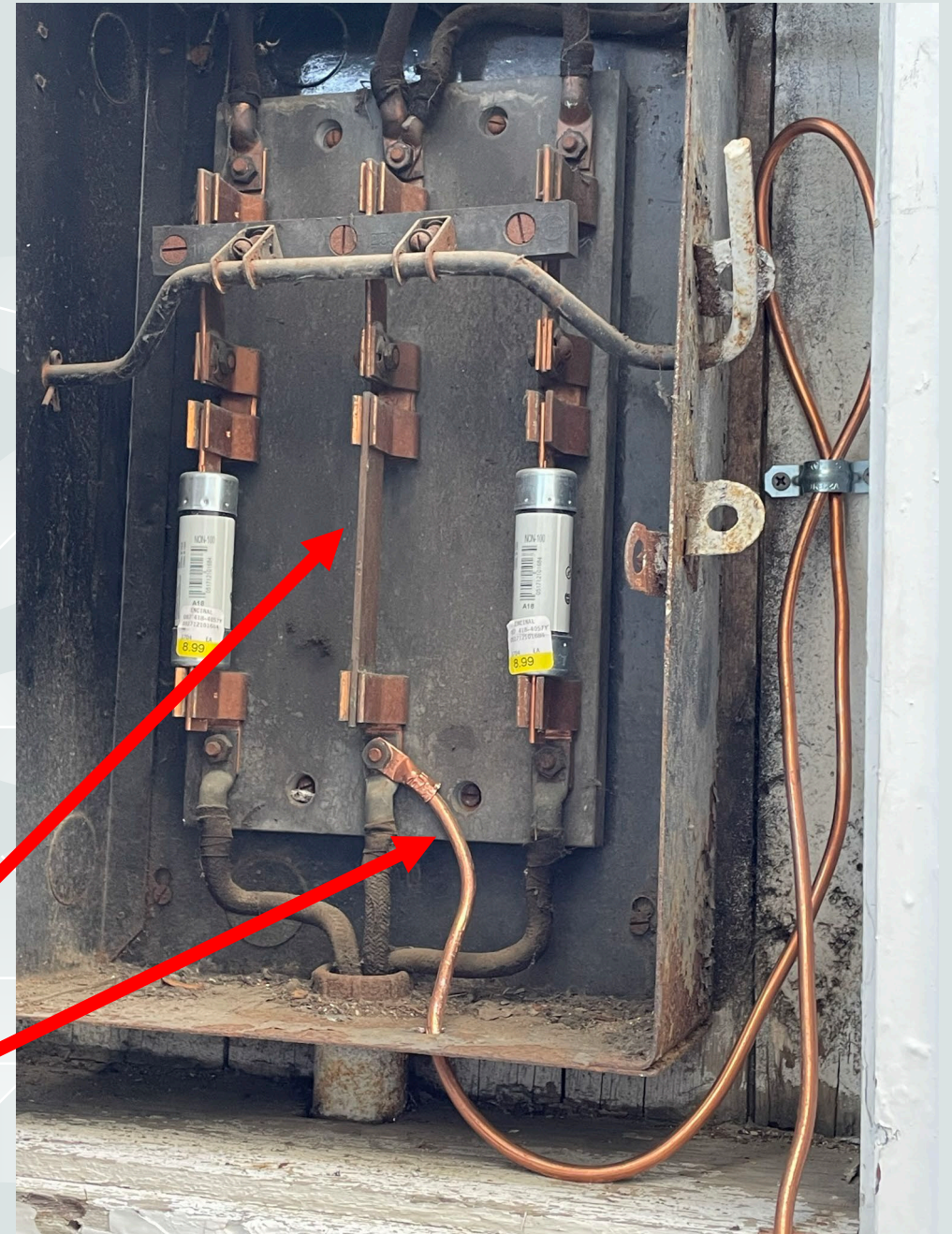


This is not an approved method for wiring water heater disconnect switch.



That is not a fuse

Bare Copper?



Did the plumber frame this?



You cannot notch the foundation to install your plumbing pipes.

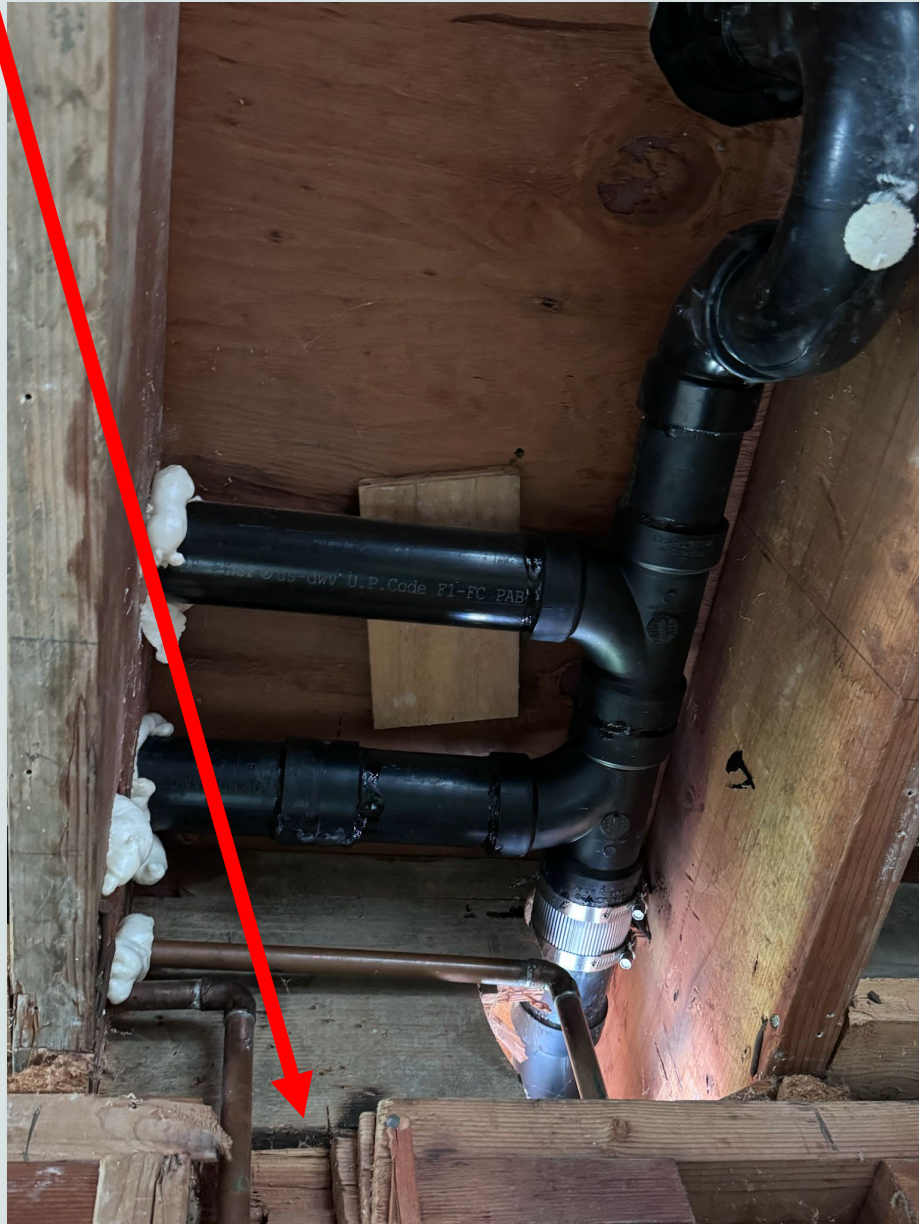


CMC 304.4.3: 30" x 30" working space required.
CMC 802.4.2: contrasting primer required on PVC Joints.



CPC So many plumbing violations – not sure where to start.

CRC 602.6 top plate over notched.



CEC 310.16 7 – 20 amp circuits in this subpanel fed by 12-gauge wire.

