



**GROUP/CARE HOME
INSPECTION
CHECKLIST**

**Handout
207**

REV 11/19

ADOPTED CODES (with City Amendments per Ordinance 2019-12):

**2018 International Building Code (IBC)
2018 International Residential Code (IRC)
2018 International Plumbing Code (IPC)
2018 International Fuel & Gas Code (IFGC)
2018 International Mechanical Code (IMC)
2018 International Energy Conservation Code (IECC)
2018 International Property Maintenance Code (IPMC)
2017 National Electric Code (NEC)
2010 Americans with Disabilities Act Accessible Guidelines (ADAAG)
2018 International Fire Code (IFC)**

Current Peoria Zoning Ordinances

**Development & Engineering Department
Building Development**

9875 N. 85th Avenue
Peoria, Arizona 85345
623-773-7225 (FAX: 623-773-7245)
building.applications@peoriaaz.gov

www.peoriaaz.gov/development

- House address visible from street
- All necessary paperwork and permits at site
- Any remodel/garage conversion/added bedrooms need to verify that permits and inspections completed.
- New bedroom additions must be protected by Arc-fault breakers
- No bedrooms exiting through a different bedroom
- No bedroom openings shall open into a garage
- Egress windows not obstructed and sized to current codes
- Operational constraints and opening control devices on egress windows shall be operational from the inside of the room without the use of keys, tools, or special knowledge. Window opening control devices on windows serving as a required emergency escape and rescue opening shall comply with ASTM F2090
- Egress paths to be maintained at all times (no double-keyed locks on any egress door, no locks on the outside of interior doors (locking people in bedrooms), etc.
- Smoke detectors installed and working
- CO2 detectors installed and working
- Fire sprinklers (if installed)
 - Sprinkler head placement
 - Fire bell rings from inspectors test valve

***This list is being provided as a general guide. Additional inspections may be required based on field conditions.*