



One Troyan Drive, Meadows Place, Texas 77477
Permit Department 281- 983-2932 (9am-4pm M-F)
Fax Number 281- 983-2940\
Email: permits@cityofmeadowsplace.org

Occupancy Inspection / City Ordinance 84-045

An Occupancy Permit must be obtained **prior** to move in. In order for a home to pass an occupancy inspection, the home **must** have the following hardware and comply with the International Residential Building Code 2006:

1. **Vacuum Breaker's** on all outside faucets. Must be brass. (Can be purchased at a hardware store.)
2. **Smoke Alarms**- One in each sleeping room. Outside of each sleeping area in the immediate vicinity of the bedrooms (hallway) and also in living room and den. (Can be purchased at a hardware store)
3. **Plumbing**- No cross connections. All plumbing fixtures must operate according to manufactures specifications.
4. **Showers & Tubs**- Must be caulked and sealed.
5. **Gas Water Heaters**- All gas water heaters located in the garage must be 18" above ground.

If a home does not pass the inspection, the owner will be given an appropriate amount of time to make the necessary repairs for compliance. Non-compliance will result in water service being disconnected until the repairs are made and a Certificate of Occupancy has been obtained.

The fee for an Occupancy Permit is \$75.00. If a re-inspection is required, the fee for the first re-inspection is \$75.00. Any additional re-inspections will be charged at \$50.00 each. No shows will be considered as a re-inspection. If you must cancel your appointment, 24 hour notice is required to avoid additional fees.

In addition to the above mentioned requirements, the inspector will check the following:

- All plumbing including, toilets, sinks, showers, tubs, water heater & exhaust fans.
- Electrical switches and plug cover plates.
- Conditioned living spaces sealed.
- Fireplace operable.
- Stove vent operable and vented to outside
- Test all smoke alarms.
- Condition of roof.
- Outside condition of lot and home.