

TOWN OF WHEATLAND
P.O. BOX 797 - 34315 GENEVA ROAD
NEW MUNSTER WI 53152
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MOST COMMON MISTAKES

FOUNDATION

- **Not providing sufficient frost protection for footings and/or piers (deck piers). Minimum soil covers of 48".**
- **Not enough stone cover over foundation drain tiles. Minimum of 12" of ¾ "washed stones.**
- **Improperly installed under slab vapor barrier.**
- **Sump pump crock set at or below surface of basement floor (need to have rim 1" above floor.**

FRAMING

- **Not securing sill plate to foundation.**
- **Improper fastening of plywood decking and sheeting.**
- **Improper window and door header support.**
- **Undersized interior cased doorways and interior bedroom and full bathroom doors. Minimum 2'8" x 6'8"**
- **Undersized second floor bedroom exit windows. Minimum size 20" wide by 24" high, clear opening.**
- **Improper installation of king beams steel columns (columns shall be installed so that threaded screw is down).**

- **Improper notification of changes to building plans.**
- **Improper nailing of wood beams, girders and headers.**
- **Use of undersized second exit door. Minimum size 2'8" x 6'4".**
- **Lack of fire stops. Fire stops are required at the connection of all concealed vertical and horizontal connections; i.e.; back of soffits, tray ceilings, balloon frame, tops of furred wall such as in basement.**
- **Improper lateral support of roof trusses.**
- **Improper separation of top plates. Minimum split shall be 48".**
- **Improper lapping of top plates at corners and interior walls.**
- **Excessive notching and boring of floor and wall framing members. (See attached.)**
- **Improper construction of wood frame stairs:**
 - Minimum tread 9" nose to nose.**
 - Maximum rise 8" tread to tread.**
 - Minimum width 3'.**
 - Minimum head room 6'4".**
- **Undersized window for natural light. All habitable rooms shall be provided with at least 8% natural light.**
- **Failure to protect entire exterior of dwelling with house wraps.**

INSULATION

- **Improper sealing of holes in bottom and top plates.**
- **Lack of insulation behind exterior wall receptacle, switch and light boxes.**
- **Improper separation of insulation from recessed can lights.**
- **Seal all holes in exterior wall receptacle, switch and light boxes.**

HEATING VENTING AND AIR CONDITIONING (HVAC)

- **The improper venting of bathroom and kitchen exhaust fans (exhaust shall terminate outside of dwellings, not just laid into roof soffits).**

- Failure to install fireplace hearth insulation (See attached).
- Lack of code required make up air. 40% of CFM's vented out of dwelling.
 Example:

Master Bath Fan	120CFM	360 CFM x 40% = 144 CFM's brought into dwelling as make up air.
Hall Bath	70 CFM	
Kitchen Range Hood	<u>170 CFM</u>	
Total	360 CFM	

CONSTRUCTION SITE

- Improper installation and maintenance of silt fence.
- Failure to keep construction site clean.
- Burning on construction site without written permit.

OCCUPANCY

- Lack of house number.
- Unlabeled circuits in electric panel.
- Improper installation of handrails.
- Lack of bonding from electric panel to metal water line.
- Improper exit landing and/or stair at second exit.
- Lack of code required GFCI protected outlets.
- Lack of mechanical hammer arresters at automatic washer connections.
- Damage of Town pavements.