

BUILDING INSPECTOR (PLUMBING)

NATURE OF WORK

This is responsible building inspection work in securing and maintaining compliance with approved plans and local building codes and related ordinances for residential and commercial development.

Work involves inspections of buildings in the course of construction, alteration, and repair to ensure conformance with existing code and ordinance requirements applicable to building construction. Work is performed with considerable latitude for independent judgment and action within the framework of existing rules and regulations. Work is performed under general supervision and is reviewed through reports and conferences.

EXAMPLES OF ESSENTIAL JOB FUNCTIONS

Participates in reviewing construction plans, checking for compliance with structural, electrical, plumbing, and mechanical codes prior to approving issuance of building permits.

Inspects buildings at various stages in process of construction, alteration, or repair for compliance with building code requirements and for application of safe construction practices.

Confers with contractors in making corrections to ensure conformity with regulations and plans; advises the public on matters relating to building regulations.

Checks quality of materials and methods of construction.

Performs final inspection for issuance of certificate of occupancy.

Recommends stop work orders for work not within approved plans.

Maintains records and reports regarding work inspected.

Attends state mandated continuing education in order to maintain state certifications.

Provides effective and efficient customer services and promotes and maintains responsive community relations.

OTHER JOB FUNCTIONS

Performs related duties as assigned.

REQUIREMENTS OF WORK

Graduation from high school (or GED); considerable experience (conforming to experience requirements for certification by the State of Ohio) in the building trades as a contractor, foreman, or inspector; or any equivalent combination of training and experience which provides the following knowledge, abilities, and skills:

Considerable knowledge of the methods and techniques of code enforcement.

Considerable knowledge of the regulations and laws relating to residential and commercial building construction and zoning.

Considerable knowledge of approved materials, methods, and techniques used in construction work and of inspection methods related to the examination of workmanship, materials, and design.

Considerable knowledge of possible defects and flaws in building construction and of effective corrective measures.

Ability to read and interpret plans, specifications, and engineering drawings.

Ability to inspect residential and commercial buildings and structures for structural stability in accordance with accepted engineering practices and to ascertain compliance with applicable codes in the various trade areas such as mechanical, electrical, and plumbing.

Ability to tactfully enforce codes and regulations using good judgment and discretion.

Ability to establish and maintain effective working relationships with other employees, contractors, architects, and the public.

Ability to communicate effectively, orally and in writing.

NECESSARY SPECIAL REQUIREMENTS

Must possess and maintain State of Ohio certification as an electrical or plumbing inspector issued by the Ohio Board of Building Standards. Possession of or eligibility to obtain Class III Building Official certification preferred.

Possession of a valid Ohio driver's license.

PHYSICAL DEMANDS

The physical demands described here are representative of those that must be met by an employee to successfully perform the essential functions of this job. Reasonable accommodations may be made to enable individuals with disabilities to perform the essential functions.

While performing the duties of this job, the employee is regularly required to use hands to finger, handle, feel, or operate objects, tools, or controls and reach with hands and arms. The employee frequently is required to stand and talk or hear. The employee is frequently required to walk; sit; climb or balance; stoop, kneel, crouch, or crawl; and smell.

The employee must frequently lift and/or move up to 25 pounds. Specific vision abilities required by this job include close vision, distance vision, color vision, peripheral vision, depth perception, and the ability to adjust focus.

While performing the duties of this job, the employee works in outside weather conditions. The employee occasionally works near moving mechanical parts; in precarious places; and is occasionally exposed to wet and/or humid conditions, extreme cold, extreme heat, and vibration.