

# CONSIDER A CAREER AS A BUILDING INSPECTOR

## What does a Building Inspector do?

A Building Inspector reviews permit applications and drawings ensure that proposed construction projects comply with minimum Ontario Building Code requirements, Zoning By-law and other applicable law. Once a permit is issued, the Inspector conducts inspections during the course of construction to verify that construction conforms to the approved plans.



## Important Characteristics of a Building Inspector

- Attention to detail
- Customer Service oriented – Treating all customers fairly and equally, returning calls/emails promptly. Knowing when to redirect issues to supervisor or other departments.
- Ability to control your temper – diffuse and/or step back from volatile situations
- Time Management – ability to set priorities and achieve goals within timelines.
- Work within the requirements of the Code of Conduct for Chief Building Official & Inspectors



## Work Environment

A Building Inspector will spend approximately the same amount of time in the office reviewing plans, returning calls/emails and preparing for inspections as they will out of the office, travelling and performing inspections.

The Inspector must be able to safely navigate construction sites and must be able to walk steep grades/driveways and climb ladders several times a day in order to perform inspections.

Due to the sheer size of the Municipality, an inspector often travels in excess of 100 km daily to access inspection sites. The quality of the roads in the area vary considerably and the Inspector must be comfortable travelling safely on all road types and in all weather conditions.

## What qualifications are required?

In addition to successfully passing the Building Code Legal exam, an inspector must be able to obtain the following qualifications in order to perform inspections on the corresponding construction projects:



Qualification	Project type
House	Houses up to 3 storeys in height and 600 m <sup>2</sup> or less in size, including decks, garages, associated with the house.
Plumbing House	Plumbing system associated with a House.
HVAC House	HVAC system associated with a House
On-Site Sewage System	Sewage Systems
Small Buildings	Institutional, Commercial, Industrial buildings up to 3 storeys and maximum 600 m <sup>2</sup> in size.
Large Buildings	Residential, Institutional, Commercial, Industrial Buildings over 3 storeys in height or over 600 m <sup>2</sup> in size.
Plumbing - All Buildings	Plumbing associated with any building
Building Services	Building services associated with any building
Fire Protection	For Large Buildings
Detection, Lighting and Power	For all buildings other than House
Structural	Structural design of large buildings
Complex Buildings	

The top 4 qualifications are associated with 98% of the inspections in Dysart et al.

It is important to note that all exams are open book (Building Code), and multiple choice, however all exams are extremely challenging due to the amount of time permitted to complete the exams.

More information of the Provincial exams may be found through this [Humber College link](#).

For more information on [Building Inspector Career Path](#), visit the [Ontario Building Official Association website](#).