

COUNTY OF KANE

DEVELOPMENT DEPARTMENT
Building and Community Services Division
Mark D. VanKerkhoff, AIA, Director
Building Officer



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POLICY FOR MISSED INSPECTIONS

It is the responsibility of the owner and their contractors to call for inspections required by the Kane County Building Code (2012- IBC Sect.110 and IRC Sect.R109 -Inspections). Proceeding with construction without passing a required inspection is a serious issue that must be resolved before work can continue.

If construction has proceeded so that the required inspection can no longer be conducted, one of the following options for resolving the missed inspection may be considered by the Building Officer:

- Requiring that the area in question be exposed so that the original inspection can be conducted.
- Requiring the submittal of core samples or other test results that might confirm the thickness and/or strength of materials.
- Consider a written request that the required inspection be passed based on the installing contractor's certification and the owner's concurrence that the work has been completed per the Kane County Building Code and that the installing contractor and the owner take full responsibility.

In all cases, a minimum \$100.00 fine will be assessed and must be paid prior to any resolution being approved.

If a written request is submitted, it must include the following information:

- Date
- The permit number
- The type of inspection that was missed
- Detailed description of the work
- The reason the inspection was missed
- Complete information on the contractor who completed the work
- Complete information on the owner of the property
- Statement if the property is under contract or deposit with another party or not
- Statement certifying that the work was done per the Kane County Code and that the contractor and owner take full responsibility
- Any additional information as requested by the Building Officer, including but not limited to, concurrence from the Contract Purchaser, if under contract or deposit.
- Signatures from the following:
 - Owner
 - Contractor who did the work (if other than the Owner)

All requests will be considered on an individual basis. By no means should the approval of such a request for one permit be considered an approval for other permits. The Building Officer retains the right to approve or deny all requests.