READY TO INSPECT — FIELD CHECKLIST

Exterior decking rough-in inspection checklist

Exterior decking rough-in is the last time the work is fully visible. Once the cover inspection passes and the walls, ceilings and slabs close, every defect left behind becomes a demolition bill. This checklist walks the rough-in in the order the work goes in, with the photo each item needs before it gets buried. Work is commonly verified against the applicable building code, manufacturer's published instructions. Confirm the edition your authority having jurisdiction has adopted.

Who runs it: The deck framing crew, or the GC's superintendent walking the structure before the deck boards hide the framing.
When: After posts, beams, joists and the ledger are set and before decking is laid, while every connection is still open to view.

Ledger and flashing

- [ ] Ledger flashed and through-bolted to structure
  Ledger fastened with bolts or structural screws on the specified pattern into solid framing, flashing lapped over the ledger to shed water behind the deck.
  No photo required

- [ ] Deck-to-building connection bears on framing, not siding
  At the ledger or any bracket to the building, siding, foam and trim cut back so the connection bears on the band or rim; free-standing decks held off the wall.
  1 photo required

- [ ] Ledger backing confirmed as the member the drawings show
  The band, rim or wall the ledger bolts to is the member on the drawings, not brick veneer or a cantilevered floor; any mismatch goes to the designer.
  No photo required

- [ ] Flashing lapped at the wall ends and under the door sill
  Flashing turned up behind the WRB, lapped past the ends of the deck framing and tied under the door sill above so water runs out, not behind the deck.
  No photo required

Framing and connectors

- [ ] Joists, beams and hangers sized and fully fastened
  Members sized and spaced per the drawings, hangers and connectors filled with the specified structural fasteners, no empty holes or wrong nails.
  2 photos required

- [ ] Joist spacing within the decking manufacturer's span
  Joist spacing measured against the drawings and the decking maker's span for this board and board angle, with closer spacing at diagonal runs and stair treads.
  1 photo required

- [ ] Framing pitched away from the building for drainage
  Joists and beams set to the slope the drawings show, falling away from the wall so water off the boards drains out and not toward the door.
  1 photo required

- [ ] Hanger and bolt coating matches the deck's exposure on the drawings
  Box labels for hangers, lateral connectors and ledger bolts read the coating or stainless grade the drawings give for this deck's weather, pool or salt exposure.
  1 photo required

- [ ] Beam splices land over posts and plies fastened as drawn
  Beam splices sit over a post or at the location the drawings give, plies fastened on the pattern shown, beam bearing full on the post cap or notch.
  No photo required

- [ ] Guard post blocking and hardware set before decking goes down
  Blocking, tension ties or post brackets installed at every guard post location on the drawings while the framing is still open to fasten and photograph.
  No photo required

- [ ] Joist tops taped where the decking warranty requires it
  Where the spec or decking maker calls for joist tape, it covers joist and beam tops, laps at splices and runs down over cut ends before boards go on.
  No photo required

Posts and footings

- [ ] Posts anchored to footings and tied to beams
  Posts set on footings with proper standoff and anchors, post-to-beam connectors installed, no post in direct ground or standing water contact.
  2 photos required

- [ ] Lateral load connections or bracing installed per the drawings
  Lateral connectors into the building's floor framing, or knee braces and post bracing on free-standing decks, installed with the hardware the drawings list.
  1 photo required