READY TO INSPECT — FIELD CHECKLIST

Tile and stone final inspection checklist

Tile and stone final inspection is where the punch list is either short or expensive. This checklist walks the finished work the way an owner or AHJ will see it: devices on, systems running, everything labeled. Each item gets the photo that closes it instead of reopening it. Work is commonly verified against ANSI A108 / A118, TCNA guidance. Confirm the edition your authority having jurisdiction has adopted.

Who runs it: The GC's superintendent with the tile foreman, walking finished rooms before the owner's punch walk. When: After grouting and initial cleaning, once grout has set enough to walk, before turnover walks and before sealer is applied on stone.

Surface and joints

- [ ] Lippage within tolerance under raking light
  Edges of adjacent tiles checked by feel and under grazing light along the run, lippage within the tolerance for the tile size and joint width.
  2 photos required
- [ ] Grout joints full, uniform and consistent in color
  Joints packed full with no voids or pinholes, consistent width and depth, no color variation from inconsistent mixing or early washing.
  2 photos required
- [ ] Layout and cuts match the approved plan
  Module and pattern carry through as laid out, perimeter cuts balanced, cuts at outlets and fixtures clean and not chipped.
  1 photo required
- [ ] Grout color matches the approved selection
  Cured grout photographed beside the approved color sample or chip, same color in every room that shares the selection.
  1 photo required
- [ ] Exposed edges and outside corners finished with trim
  Bullnose, trim profile or finished edge the drawings show at every exposed tile edge and outside corner, no raw cut edge or unglazed body showing.
  1 photo required
- [ ] Thresholds and transition strips set with no trip edge
  Where tile meets another floor finish, the transition piece is set tight and secure, height difference as detailed with no lifted or sharp edge.
  1 photo required

Movement and penetrations

- [ ] Movement joints honored as soft joints
  Soft joints left open of grout at perimeters, plane changes and marked substrate joints, filled with the specified sealant rather than grout.
  2 photos required
- [ ] Penetrations sealed at changes of plane and fixtures
  Sealant instead of grout where the tile meets tubs, curbs, thresholds and pipe penetrations, tooled and continuous.
  1 photo required
- [ ] Finished wet-area floors drain with no ponding
  Water run across each finished shower or wet-area floor flows to the drain, with no puddles left on the tile or held against the curb.
  No photo required

Bond

- [ ] Hollow-sound spot check across the field
  Field sounded with a tap tool on a sample per area, hollow or drummy tiles marked for repair rather than left in place.
  2 photos required

- [ ] Mortar coverage checks from setting on record
  Tiles pulled during setting to check back coverage logged by room with the result, and any low-coverage area noted as reworked.
  No photo required

Protection and closeout

- [ ] Finished tile covered against construction traffic
  Protection board or breathable cover laid over finished floors and taped at the edges, grout left to cure before heavy traffic or rolling loads.
  1 photo required
- [ ] Stone and grout sealer product and timing confirmed
  Where sealer is specified, product checked against the submittal and application scheduled after the grout cure period on its instructions.
  No photo required
- [ ] Attic stock of tile and grout set aside by lot
  Spare tile and grout from the installed lots counted against the contract quantity, labeled by room and stored where the owner directs.
  No photo required