

BUILDING INSPECTOR III

DEFINITION

Under general direction, to have day-to-day responsibility for planning conducting building and enforcement inspections in a more complex, specialized area such as commercial or fire; to receive and review plans, performing the most complex plan checking work; to conduct inspections of residential, commercial, or industrial building structures and installations in various states of alteration, construction, and repair; to determine that construction, alterations, and repairs are in compliance with City and Uniform Building Codes and ordinances; to enforce building, zoning, and/or fire codes and ordinances; to answer questions regarding code enforcement and structural requirements for the public, architects, contractors, and engineers; and to do related work as required.

DISTINGUISHING CHARACTERISTICS

This is the specialized, advanced working level for performance of the more complex work in the Building Inspector class series. Incumbents may be assigned provide day-to-day responsibility for a specific area of City building and code enforcement functions. In addition, they are expected to perform the full range of building inspection and code enforcement duties in residential, commercial, and mobile home areas. This class is distinguished from Building Inspector II by the assignment of specialized responsibilities.

REPORTS TO

Chief Building/Construction Project Official

CLASSIFICATIONS SUPERVISED

This class may perform lead supervision and work coordination responsibilities for other inspection, plan checking and support staff.

EXAMPLES OF IMPORTANT AND ESSENTIAL DUTIES *(The following is used as a partial description and is not restrictive as to duties required.)*

Has day-to-day responsibility for inspection and enforcement functions in a specialized, complex area such as fire or commercial inspections; may provide some lead direction and work coordination for other staff; develops information and records for formal legal actions; receives and reviews plans, performing complex plan checking; enters plan checking data into a computer; conducts field inspections of all types of structures in varying states of construction, alteration, or repair; interprets applicable codes and ordinances for builders and home owners, ensuring compliance; checks the quality of materials and methods of construction for electrical, plumbing, mechanical, framework, concrete, masonry work, lathing, plastering, tile work, roofing, etc.; inspects completed work, giving final approval;

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EXAMPLES OF IMPORTANT AND ESSENTIAL DUTIES *(continued)*

writes correction notices and follows-up to ensure required changes; performs zoning, and health and safety standard inspections; may make inspections to determine causes of structural failures; inspects manufactured home installations; issues building permits; provides advice on construction procedures and practices; may inspect City buildings and structures; may serve as Chief Building/Construction Project Official when delegated.

TYPICAL PHYSICAL REQUIREMENTS

Frequently stand and walk; sit for extended periods; ability to walk in uneven terrain and on slippery surfaces; normal manual dexterity and eye-hand coordination; ability to crawl through various areas requiring movement on hands and knees; ability to climb, stoop, crouch, and kneel; lift and move objects weighing up to 50 pounds; corrected hearing and vision to normal range; verbal communication; use of office equipment, including computer, telephone, calculator, copiers, and FAX; operate an automobile.

TYPICAL WORKING CONDITIONS

Work is performed in office, outdoor, and driving environments; some assignments performed alone in remote locations; work is performed in varying temperatures; exposure to dust, chemicals, and gases; exposure to electrical currents; continuous contact with staff and the public.

DESIRABLE QUALIFICATIONS

Knowledge of:

Comprehensive knowledge of an assigned area of inspections and code enforcement. Practices, tools, equipment, and materials used in the general construction trades.

Accepted safety standards and methods of building construction.

Qualities of various construction materials.

Building codes and ordinances enforceable by the City.

Principles of mathematics related to the building trades.

Inspection methods and procedures.

City code enforcement policies.

Plan checking and review.

Principles of work coordination and scheduling.

Ability to:

Maintain day-to-day responsibility for an assigned area of Department inspection and enforcement functions.

Provide lead direction and work coordination for other staff, as assigned.

Perform complex plan checking and review assignments.

Perform a variety of building inspections, examining workmanship and materials, and enforcing requisite codes and ordinances.

Use and apply a wide scope of inspection methods and techniques.

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DESIRABLE QUALIFICATIONS (continued)

Ability to: (continued)

- Perform a variety of zoning, fire, and other code enforcement.
- Detect deviations from laws, regulations, and standard construction practices.
- Read, interpret, and explain building plans, specifications, and codes.
- Apply technical knowledge of building trades work.
- Make mathematical calculations quickly and accurately.
- Communicate effectively both orally and in writing.
- Provide advice on acceptable construction methods and practices.
- Enforce regulations with firmness and tact.
- Prepare clear and concise reports.
- Represent the City Building Inspection functions in a courteous and professional manner.
- Establish and maintain cooperative working relationships.

Training and Experience:

Any combination of training and experience which would likely provide the required knowledge and abilities is qualifying. A typical way to obtain the required knowledge and abilities would be:

Completion of two years of college study in building construction inspection, or a closely related field, and five years of experience as a Building Inspector II with the City of Merced.

Special Requirements:

Possession of an appropriate California Driver's License.

Possession of valid Building Inspector certification and additional certification in the areas of electrical, mechanical, and plumbing recognized by the International Conference of Building Officials (I.C.B.O.).

Reference: City of Merced Personnel Rules and Regulations, Sections 5.05 and 5.07.

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APPROVED Geoffrey J. Stuchte
Vice-Chairperson, Personnel Board

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