



BUILDING DEPARTMENT

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HARD COAT STUCCO

AT LATH INSPECTION

- _____ Proper building papers.
- _____ Proper paper lap - seal penetrations through paper from electrical boxes, pipes, vents exterior windows or doors without fins, etc., or rips and tears.
- _____ Exposed and overlapped bottom window flashing.
- _____ Proper stapling - quantity, size and location.
- _____ Proper screeds - 3 1/2" weep screed hung past foundation, expansion joint equal in depth to minimum base coat requirements, with metal lath (chicken wire) cut or terminated at the expansion joint. Expansion joint placed every 144 square feet.
- _____ Roof to wall connections - metal drip edge under roofing paper, metal step shingles and diverters installed, weep screed installed over step shingles with gap.

AT FINAL INSPECTION

- _____ Full stucco System or building papers extend up behind metal or wood soffit at roof over hangs.
- _____ Exterior rated grills used at combustion air exchange on exterior walls.
- _____ Stucco stop used instead of brick mold on exterior doors. Brick mold may be chamfered.
- _____ Exterior gable attic vents with stucco key equal to stucco base coat thickness.

FOAM BASED (EIFS) STUCCO

AT LATH INSPECTION

- _____ Proper building papers installed over and below the top of foundation wall.
- _____ Proper paper lap - penetrations in paper from electrical boxes, pipes, vents, exterior windows or doors without fins, etc., or rips and tears caulked.
- _____ Exposed and overlapped bottom window flashing.
- _____ Roof to wall connections - metal drip edge under roofing paper, metal step shingles and diverter installed, foam termination installed over step shingles with gap.

AT FINAL INSPECTION

- _____ Termination of stucco system at wall penetrations, using back wrapped foam or "J" channel.
- _____ A noticeable gap present between the stucco system and wall penetrations.
- _____ Caulking with two-point adhesion at the gap between the stucco system and the wall penetration.
- _____ Full Stucco system extends up behind metal or wood soffit at roof overhangs.
- _____ Exterior rated grills used at combustion air exchange on exterior walls.
- _____ Back wrapped foam, vinyl or metal termination screed installed below the top of the foundation wall and above the roof lines where adjacent stucco systems terminate.
- _____ Horizontal expansion joint detail at floor levels.

Note: On buildings that are not single or dual family dwellings, many EIFS (foam based) stucco systems may be applied directly to exterior rated gypsum board without the requirement for building papers and/or window flashing.

Application Portal: eaglemountainut.portal.opengov.com