NC PRE-DRYWALL HANDOFFS / 01

SEPARATE THE STAGE UPDATE FROM SCOPE

Use Stage A and neutral role labels. A builder update is not the inspector's scope confirmation.

A helpful preparation resource from PickYourPro.ai. Fill in digitally or print. Keep your completed copy private.

Stage A: builder-provided stage or update reference / date / update owner role

Stage A: proposed visit reference / inspector-confirmed scope reference

Stage A: stage or access question still awaiting the inspector's reply

NC rules hub / .1117 question to ask about the written scope or report

Changed builder update / who tells the inspector / what needs reconfirmation

Inspector reply reference / confirmed visit scope / unresolved coordination question

Preparation only. Not an official form, rules interpretation, inspection, repair, safety or construction guide; no approval to proceed. Do not enter construction areas or test components.

NC PRE-DRYWALL HANDOFFS / 02

INDEX THE INSPECTOR'S REPORT ITEMS

Copy only neutral report references. Use the inspector's description; do not assess the work yourself.

Item 1: report page or item reference / incomplete or unexamined wording reference

Item 1: explanation question for the inspector / responsible contact role

Item 1: inspector reply reference / intended recipient role / still unresolved

Item 2: report page or item reference / incomplete or unexamined wording reference

Item 2: explanation question for the inspector / responsible contact role

Item 2: inspector reply reference / intended recipient role / still unresolved

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NC PRE-DRYWALL HANDOFFS / 03

CHECK THE REPORT-TO-FOLLOW-UP HANDOFF

Tick what is clear. A reply or later appointment is not approval to proceed with construction.

- [ ] Builder-provided stage update has its own reference
- [ ] Inspector-confirmed scope is recorded separately
- [ ] NC .1117 navigation question is ready for the inspector
- [ ] Stage changes have a coordination contact role
- [ ] Incomplete or unexamined items come from the report
- [ ] Each explanation is linked to the original report item
- [ ] Recipient roles and unresolved questions are identified
- [ ] Later visits and specialist services are not assumed included

Item 1 / explanation sent to which role / reply reference / remaining question

Item 2 / explanation sent to which role / reply reference / remaining question

Later visit or specialist discussion / separate scope reference / deliverable to confirm

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NC PRE-DRYWALL HANDOFFS / 04

QUESTIONS FOR THE NC INSPECTOR

Ask about this visit and report. Professional requirements and technical conclusions stay separate.

Stage: how will you confirm scope after reviewing the builder's update?

Local scope: where can we discuss .1117 in relation to your written engagement and report?

Changes: who contacts you when the proposed stage or access information changes?

Report: how do I locate your incomplete or unexamined item references?

Explanation: who answers an unclear item and coordinates its recipient handoff?

Later work: what visit, report update or specialist service needs a separate agreement?

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NC PRE-DRYWALL HANDOFFS / 05

COMPARE STAGE, REPORT AND LATER WORK

Use Inspector A and B in each box. Compare the same proposed stage and requested deliverables.

Inspector A / Inspector B / discussion dates / common Stage A update reference

Confirmed scope, exclusions and unresolved stage questions - A / B

Report explanation, item references and recipient coordination - A / B

Later-visit or specialist boundaries, deliverables and follow-up contact - A / B

READY TO HEAR FROM PROS?

Create an account on PickYourPro.ai only if you choose, then start a Home Inspection request. Mention North Carolina, the proposed pre-drywall stage and the scope questions you want clarified so participating pros can compete with proposals. Compare written scope, reporting, coordination and later-visit terms. Keep private reports and access details out.

One request. Every pro's best offer.

Start a request

Participation varies. A builder-stage and inspector-led scope discussion may be needed before confirming the visit.

Planning guide: https://www.pickyourpro.ai/services/home-inspection/new-construction-inspections

NC OSFM: Home Inspector Licensure Board rules (official reference)

NC OSFM: current statutes and rules compilation (official reference)

North Carolina: inspector search (official reference)

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