



WHITE GLOVE

BUILDING INSPECTIONS, INC.

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NOW OFFERING SEWER SCOPE INSPECTIONS!

Sewer Inspections (Sometimes referred to as a sewer scan or scope) are important because any problems with the main sewer line are the financial responsibility of the homeowner, NOT the city! This can be an incredibly expensive & nasty surprise with repairs that can be anywhere from \$4,000.00 and up. Inspecting the sewer line, also called the sewer waste lateral, you are taking the first step in preventing sewer line issues.

When should I consider a sewer scope inspection?

You should consider a sewer inspection on any house, any age, and any type of style home. No home is immune to sewer problems. Yes, even new homes can have problems with the main building drain, & sewer line. But, as you might imagine, the potential for problems increases with the age of the home. If you're buying an older home, it's wise to get a sewer inspection. White Glove completes the sewer inspection during the home inspection, for home buyers as an additional, but much needed service.

What causes sewer line blockages?

There are several possible causes for sewer line blockage, the most common are: Roots, settling, ground shifting, inferior pipe materials, poor installation or maintenance, & the human factor of the homeowners. All these items and more can contribute to & cause sewer blockages (An expanded article that goes over all the details can be requested.)

What is the sewer scope inspection looking for?

The sewer scope inspection is looking for a few key items. The first is blockages, whether they are roots, settling, shifting, etc. The second is breaks in the sewer line, where the whole line has become disconnected and is not flowing properly to the main sewer line or septic system. They will also be looking for any other damages that need to be addressed such as cracks or bent piping, and more. Additionally, they will look for and confirm if the sewer line is functioning as expected. This is determined by making sure that the sewer line slopes down to the main sewer line at the right degree. The minimal amount of slope required for a normal four-inch diameter residential sewer line is a quarter inch of fall per every one foot of the run.

An issue was found with my sewer scope inspection.

Now what?

If a problem was found during the routine sewer inspection you have only diagnosed the problem. Now the work begins in completing repairs. You will need to have a reputable plumbing company that specializes in sewer repair come out and start the repair process. Sometimes a simple auger of the line will suffice with regular upkeep, other times more extensive repairs may be necessary. Be warned the process can be messy and destructive. It is very common that the yard will need to be dug up to run a new pipe & removal of any roots, plants, etc. that might cause new problems.

The information shared here is relevant to White Glove Building Inspections, Inc., the real estate, and home inspection market in Chicago and the greater Chicagoland area. Be sure to consult with your real estate agent and attorney for additional information and what will work best for your upcoming real estate purchase.



White Glove does not service the city of Chicago or pull toilets. For additional info and restrictions please reach out to White Glove Directly.