

MCH Pre-Drywall Master Checklist

Framing & Structural

- Walls plumb and straight (random stud check with 6' level – vertical & horizontal)
- Corners square (verify with large framing square)
- No bowed, twisted, split, or damaged studs
- Stud moisture content between 10–15%
- Stud spacing consistent (16" OC)
- Headers installed and sized correctly
- Load-bearing posts and beams properly supported
- Fire blocking installed (top plates, soffits, stair walls, chases)
- Drywall nailers installed where required
- All floor squeaks repaired
- Recessed showers packed up to correct height
- Cabinet ceiling heights match plans/blueprints
- Structural walk completed and letter received
- Elevator safety nets installed
- Elevator safety floor removed; 2x4s with concealed brackets installed

Windows & Doors

- Windows installed properly and air-sealed
- Door rough openings labeled and match door order
- Doors centered in hallways and openings
- Window symmetry confirmed (bed walls, fireplaces, etc.)
- Tempered glass installed where required
 - Stairwells
 - Within 5' of showers
 - When doors open into
 - Less than 18" AFF
- Fall protection installed where required
 - Less than 24" AFF and more than 60" off grade
- Egress window provided in each bedroom (≥ 5.7 sq ft, sill ≤ 44 " AFF)
- Exterior door count verified

Electrical

- All outlets, switches, and fixture boxes installed per plan
- Outlet spacing and heights correct
- Ceiling fan boxes fan-rated
- Dedicated circuits for appliances
- GFCI/AFCI locations correct
- Exterior outlets installed
- Smoke & CO detector wiring installed and interconnected

- Devices marked on floor (yellow = power, orange = low voltage)
- Recessed lights marked
- Electrical walk completed and revisions verified
- Electrical rough-in sticker present in panel
- Each floor has outlet(s) & breaker(s) when power is live
- Low-voltage/power run for exterior post or deck lighting

Plumbing

- Hot, cold, and drain lines installed correctly and undamaged
- No unsupported water or drain piping
- Pipes marked on floor (blue = water, green = sewer)
- Nail plates installed at all stud penetrations
- Tub and shower valves set to correct depth
- Shower pans and tubs installed and protected
- Roof plumbing vents through roof with proper flashing
- Water heater vents run and terminated correctly
- Exterior hose bibs installed back to a single shutoff located at water heater

HVAC & Ventilation

- Supply and return ducts installed and undamaged
- Confirm supply and return ducting is installed per duct layout
- No crushed or excessively long flex ducts
- Line sets insulated
- Nail plates installed where line sets penetrate studs
- Line sets blocked from exterior walls to prevent siding nail damage
- Wall supplies and returns marked on floor – In white paint
- Proper supply and return placement per room
- Return air paths provided
- Bath fans vented to exterior
- Kitchen hood vented outside (if applicable)
- Thermostats located correctly (preferably above switches)

Gas Lines & Fireplace

- Gas lines free from damage
- Nail plates installed at stud penetrations
- Gas lines blocked from exterior walls
- Fireplace installed correctly
- Insulation installed behind fireplace

Low Voltage / AV

- Powered window treatment wiring installed at correct locations
- AV equipment locations have required power
- Speaker wiring complete and per plan
- TV/media wiring complete and per plan

- Camera wiring complete and per plan
- Doorbell wiring installed
- Conduit or pull strings installed for future upgrades

Security

- Hardwired doors and windows run per plan
- Keypad locations correct
- Security camera wiring complete

Insulation & Air Sealing (Before Insulation)

- Exterior wall penetrations sealed
- Top and bottom plates sealed
- Windows and doors foamed and sealed
- Attic baffles installed
- Garage ceiling sealed below living space

Blocking & Special Features

- Cabinet blocking installed
- Shower door blocking installed
- Handrail blocking installed
- Towel bar & accessory blocking installed
- TV mounting blocking installed
- Stair handrail blocking installed

Documentation

- Photos taken of every wall
- Close-ups of plumbing, wiring, and blocking
- Photos labeled by room

Final Pre-Drywall Readiness

- All inspections passed or scheduled
- No unsealed penetrations
- No loose wires, pipes, or ducts
- Site clean and ready for insulation & drywall
- Trim walk scheduled
- Tile walk scheduled

Pre-Drywall Acknowledgment & Sign-Off

Name (Print): _____

Signature: _____

Title / Role: _____

Date: _____