



Confidential Inspection Report



Sewer Scope Inspection Report

PREPARED EXCLUSIVELY FOR

LOCATED AT:

12085 Scott Road, Waynesboro, PA 17268

INSPECTED ON:

6/24/2026 10:00:00 AM

Inspected and Prepared By: Nick Wilson,

2575 Eastern Blvd. Suite 210, York, PA 17402

Phone: (717) 764-1920 Email: nick@yourinspectionpeople.com



GLOSSARY OF TERMS & DEFINITIONS

Understanding key terms used in your inspection report

Functional

Functional means in good working order. It also means useful, serving a purpose or fulfilling a function. For example, a light switch performs a function. Its function is to turn the light on and off. A functional construction element generally must meet higher technical but lower aesthetical requirements. It is important to note that in the inspection report your inspector may have marked a particular item functional and also marked an area of concern that doesn't affect the overall functionality of the item inspected.

Satisfactory

Satisfactory means fulfilling expectations or needs; acceptable, though not outstanding, or perfect. For example, a floor is satisfactory when it serves the purpose it was installed for even though it may have imperfections or shows wear. It is important to note that in the inspection report your inspector may have marked a particular item satisfactory and also marked an area of concern that doesn't affect the overall condition of the satisfactory item inspected.

Qualified Specialist

Qualified specialist mean a person who possesses an appropriate combination of formal education, knowledge, skills and experience to conduct a technically sound and rational assessment for the area of practice and be familiar with applicable regulations, standards, policies, protocols and guidelines.

Significant Findings Page

The summary of significant findings page is not the entire report. The complete report may include additional information of concern. Items listed on this page warrant prompt attention. A significant item is a specific issue with a system or component of a residential and/or commercial property that may have a significant, adverse impact on the value of the property or that poses an unreasonable safety risk to the occupant(s).

Limitations

That which limits; a restriction, a qualification; a restraining condition, defining circumstance, or qualifying conception.

Further Evaluation

A suggested examination and/or analysis by a qualified specialist to determine the presence, extent, or absence of a material defect. This is an examination that is beyond the scope of our standards of practice and inspection agreement.

Make Corrections As Needed

A correction is something that needs to be fixed, improved repaired and/or replaced. As needed means as required.

Maintenance

Maintenance means routine servicing, adjustment, cleaning, or upkeep intended to help a system or component continue to perform as intended. Maintenance items are commonly found in both newer and older properties and are considered a normal part of property ownership. It is important to note that maintenance recommendations do not necessarily indicate a defect, but rather an opportunity to help preserve the condition, performance, or expected service life of a system or component.

Monitor

Monitor means a condition was observed that may benefit from periodic observation over time. The condition may not require immediate action but should be watched for changes, deterioration, or further development. It is important to note that monitored conditions may remain unchanged for extended periods; however, changes in the condition may warrant additional evaluation or corrective action.

Upgrade

Upgrade means an improvement that may enhance performance, efficiency, convenience, reliability, or overall operation. Upgrade recommendations are generally optional and are not necessarily associated with a defect or deficiency. It is important to note that an upgrade recommendation reflects an opportunity for improvement and does not imply that the existing system or component is improperly functioning.

SEWER SCOPE

The Purpose of a Sewer ScopeThe purpose of this service is to perform a video camera inspection of the main lateral sewer line from the main structure to the street, septic connection, or sewer service point. No other drain lines or plumbing areas are inspected and are expressly excluded.The sewer line is accessed through a readily accessible access point, which may include a cleanout, toilet drain opening, roof vent, or other suitable access point. The inspector will determine the best available access point on site.The goal of the inspection is to determine whether the main sewer line appears to be free of visible obstructions and to document observable conditions or areas of concern. This service does not include scoping every drain pipe in the structure or on the property. The service is limited to a single readily accessible access point unless otherwise agreed. No destructive testing is performed.

Start Date/Time

06/24/2026 10:00AM

End Date/Time

06/24/2026 11:00AM

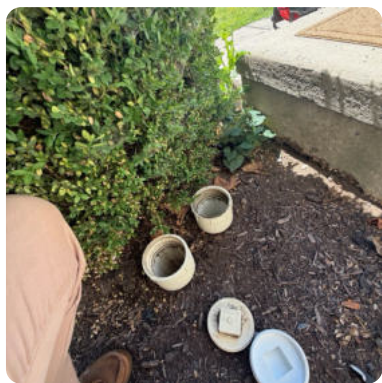
Sewer Type

Type : Public Sewer System

The sewer serving this property is connected to a public sewer system.

Cleanout Cap Condition

Satisfactory



Scope Access Point

Type : Sewer Accessed Through A Cleanout

A sewer cleanout was utilized to insert the camera equipment into the main lateral sewer line.

Scope Access Point Inspector's Remarks

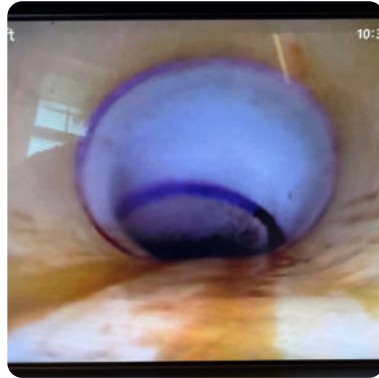
Sewer under slab inspected from sink drain

Main Lateral Sewer Pipe Material & Condition

Satisfactory

Type : PVC

PVC (Polyvinyl Chloride) sewer piping was observed. PVC piping has smooth interior walls which generally promote good drainage and help reduce buildup. Common concerns can include settlement, bellies, separated joints, or physical damage.



Maintenance Tips | To help reduce the likelihood of sewer line restrictions and drainage problems, avoid introducing improper materials into the plumbing system. Items that should not be flushed or disposed of into sinks, toilets, or garbage disposals include: • Disposable disinfectant wipes, baby wipes, or "flushable" wipes • Fats, grease, and cooking oils • Coffee grounds • Kitty litter • Egg shells • Paper towels • Feminine hygiene products • Dental floss • Cotton swabs • Medications • Excess food waste and starchy materials Only human waste and toilet paper should be flushed into the sanitary drainage system. Proper use and periodic maintenance may help reduce future drainage concerns.