

This checklist serves as an abbreviated list of safety standards that will be inspected in every Rental Unit. This is NOT a complete list of areas that will be inspected.

Electrical Service:

- Meter Base in good Condition
- Service entry riser in good condition
- Proper ground wire and rod
- Electrical panel in good condition, rust free
- Adequate clearance and easy access to panel
- Equipment installed and maintained to code

General Electric:

- Covers on all switches and outlets
- GFCI receptacles where required and operable
- Switches, outlets and fixtures operable
- Safe limited use of extension cords
- All electrical installations maintained to code

Water Heater:

- Gas shut-off valve
- Vent secured and properly pitched
- Operable, with no rust, holes or leaks
- Electrical disconnect present
- Wire in proper conduit

Fire Safety:

- Fire alarms intact, working, and maintained
- Smoke detectors functional
- Proper type, placement, and maintenance of smoke detectors
- Proper type and placement of fire extinguisher

Windows:

- Proper size and location for light and ventilation
- Proper for egress and lockable
- Screens present and in good condition

Rooms:

- Walls, floors and ceilings intact and maintained
- Unobstructed egress within and out of the home
- Fireplaces, wood stoves operable and maintained
- No rubbish or garbage accumulation

Laundry:

- Proper dryer vent to exterior with cover
- Gas shut-off valve, capped if unused
- Proper Electrical Outlets

Plumbing:

- Sinks, bathtubs and showers operable with hot and cold water
- Functioning drains with proper traps, no leaks or drips
- Toilets properly installed and operating. No leaks or continuous running

Building Exterior:

- Roof waterproof and maintained
- Walls, foundation and chimney maintained
- Porches and decks solid and maintained
- Guardrails on porches/decks over 30" high
- Secured handrails if four (4) or more steps

Yard:

- Grass, Shrubs, trees maintained to code
- Accessory structures maintained to code
- No illegal vehicles or illegal parking
- No rubbish or garbage