

INSPECTION CHECKLIST

EXTERIOR

All exterior walls shall be free of holes, breaks, loose or rotting materials; and maintained weatherproof and properly surface-coated where required to prevent deterioration. _____

House numbers; each dwelling must have a house number displayed in a position easily observed and readable from the public right-of-way. All numbers shall be at least three inches high. _____

Yards all grass and weeds must be properly maintained. _____

All accessory structures, including detached garages, fences and walls, shall be maintained structurally sound and in good repair. _____

All driveways and sidewalks must be level with no excessive deterioration or tripping hazards. Small cracks are acceptable. _____

No excessive cracks or holes in footings or foundation walls. _____

All landings or porches 30" in height must have a rail around the entire area, with intermediate rails, spaced a maximum of 4" between, no less than 30" in height. _____

Roof must be sound, tight and not have defects, which may admit rain. A roofing certification may be required. _____

Where rain gutters are present, they must be in good repair. _____

No broken, missing or cracked glass. _____

Window and door glass must be properly glazed, (putty around glass) and weather tight. _____

All stairways, decks, porches and balconies, shall be maintained structurally sound. _____

Double key dead bolt lock on main door is not permissible. A thumb latch or turnstile must be installed on the interior or modify the key so it cannot be removed from the interior while in the locked position. All other doors may have dead bolt locks. _____

Yards with swimming pools must have a fence with self-closing, self-latching gates that swing out. Minimum height 48" with latch at top. Six foot for inground pools. _____

Swimming pools must not contain any stagnate water that will create a place for mosquitoes to breed. _____

All utilities must be on at the time of inspection. _____

A smoke detector is required on each level of the premises. On levels where bedrooms exist, detectors must be located outside of the sleeping area. Smoke detectors may be battery operated. _____

A carbon monoxide detector is required on all rental units and homes. _____

Excessive peeling paint, cracked or loose plaster, or decayed wood and other excessive, defective or unsanitary surface conditions shall be eliminated. (Freshly painted for each new tenant) _____

Premises must be free of insect infestation. Inspections for termite infestation or damages are not the responsibility of the Township Inspector. _____

Every windows and doors, other than a fixed window, shall be capable of being easily opened and shall be held in position by window or door hardware, etc. _____

ABC approved fire extinguishers must be within 10 feet of the kitchen.

ELECTRICAL

All electric must be free of hazards. An electrical certification may be required. _____

No extension cord type wiring is permitted. _____

No exposed taped electrical connections are permitted, all connections must be an approved junction box with a cover. _____

All electrical outlets, switches and junction boxes must have proper covers installed. _____

All lighting fixtures, outlets and switches must be properly secured to the house. _____

PLUMBING

Plumbing fixtures may not have any leaks. A plumbing certification may be required. _____

All drains shall be free of holes or leaks and lines may not be connected or sealed with tape, caulking, etc. _____

All water lines, spigots and valves must be free of leaks and be in proper working order. _____

Toilets must flush properly. _____

Bathub and shower areas must be water tight. (Tiles, caulking, etc.) _____

Heat must be supplied to all habitable rooms. A heating certification may be required. _____

Additional Comments/Notes:
