

Beaver Borough - Rental Inspection Checklist

**IPMC
Code Description**

Exterior Property Area:

- | | | |
|--------------------------|-------|--|
| <input type="checkbox"/> | 302.1 | Premises free from accumulation of garbage/rubbish/debris |
| <input type="checkbox"/> | 308.0 | Garbage/rubbish properly stored/disposed in clean/sanitary and approved manner |
| <input type="checkbox"/> | 302.2 | Premises free from acculations of stagnant water |
| <input type="checkbox"/> | 302.4 | Properly maintained grass/weeds |
| <input type="checkbox"/> | 302.6 | Exhaust vent discharge does not create nuisance |
| <input type="checkbox"/> | 302.7 | Accessory structures (fences, sheds, garages, walls) maintained in good repair |
| <input type="checkbox"/> | 302.8 | Premises free from storage of uninspected/unregistered/inoperable vehicles |
| <input type="checkbox"/> | 302.9 | Premises free of any graffiti |
| <input type="checkbox"/> | 303.1 | Swimming pools maintained in good repair and sanitary condition |
| <input type="checkbox"/> | 303.2 | Swimming pools have necessary enclosure/barrier |
| <input type="checkbox"/> | 507.1 | Storm drainage does not create a public nuisance |

Exterior Structure:

- | | | |
|--------------------------|----------|---|
| <input type="checkbox"/> | 304.2 | Exterior surfaces have necessary protective treatment |
| <input type="checkbox"/> | 304.3 | Structure has necessary premises identification |
| <input type="checkbox"/> | 304.4 | Structural members maintained in good condition |
| <input type="checkbox"/> | 304.5 | Foundation walls maintained in good condition |
| <input type="checkbox"/> | 304.6 | Exterior walls and soffit & fascia maintained in good condition |
| <input type="checkbox"/> | 304.7 | Roof and roofing material maintained in good condition |
| <input type="checkbox"/> | 304.7 | Structure has necessary drainage |
| <input type="checkbox"/> | 304.10 | Stairs, decks, porches, and balconies maintained structurally sound with proper anchorage |
| <input type="checkbox"/> | 304.11 | Chimneys and towers maintained in good condition |
| <input type="checkbox"/> | 304.12 | Handrails and guards firmly fastened and in good condition |
| <input type="checkbox"/> | 304.13 | Windows, window frames, and doors maintained in sound, operable condition |
| <input type="checkbox"/> | 304.13.1 | Windows glazing maintained free from holes and breaks |
| <input type="checkbox"/> | 304.15 | Doors, assemblies, and hardware maintained in sound working condition |
| <input type="checkbox"/> | 304.18 | Windows and doors provide appropriate security |
| <input type="checkbox"/> | 304.16 | Basement hatchways maintained in good condition |

- 304.10 Stairs with more than 4 risers have necessary handrail
- 304.10 Surfaces 30" or more above grade have necessary guards
- 604.2 Dwelling is supplied with a minimum three-wire, 60 amp service

Interior Structure:

- 308.1 Dwelling maintained free from insect/rodent infestation
- 403.1 At least one operable window in each habitable space
- 305.1 Dwelling maintained in clean and sanitary condition
- 305.3 Interior surfaces free of peeling, chipping, or flaking paint
- 305.4 Stair and walking surfaces maintain in good repair
- 305.5 Handrails and guards firmly fastened and in good condition
- 305.4 Stairs with more than 4 risers have necessary handrail
- 305.4 Surfaces 30" or more above grade have necessary guards
- 502.1 Plumbing fixtures maintained in sanitary, safe, working condition
- 504.1 Plumbing fixtures free from leaks
- 505.4 Proper hot water supply
- 506.2 Drainage system maintained in sound condition
- 602.2 Heating facilities capable of maintaining 68 degrees F in habitable rooms during cold weather months
- 603.1 Mechanical equipment maintain in safe, working condition
- 603.2 All fuel burning appliance are properly vented
- 603.3 Proper clearance of combustible materials from fuel burning appliances
- 604.2 Dwelling is supplied with a minimum three-wire, 60 amp service
- 605.1 Electrical equipment and wiring maintained in safe condition and properly insatlled
- 605.2 Every habitable room has at least two separate and remote receptacles
- 702.1 Exits are safe, continuous, and unobstructed
- 702.3 Means of egress doors and emergency escape opening are easily openable
- 704.2 Smoke detectors are provided on each floor of the sturcture and in each room used for sleeping purposes

Other

Code Inspector (Signature)

Code Inspector (Printed)

Home owner (Signature)

Home owner (Signature)

Date