

Rental Inspection Checklist

What to expect

1. Smoke Detectors
 - a. In every sleeping room
 - b. Outside every sleeping area
 - c. At least 1 per floor

2. Interior Finish
 - a. No Holes or trip hazards
 - b. Handrails required with more than 3 risers
 - c. No infestation (bugs, animals, etc.)
 - d. Light and ventilation

3. Egress
 - a. Bedroom door/window
 - b. Window operation (open and close easily, and holds itself open)
 - c. Doors function easily and not require a key from the inside to get out

4. Mechanical & Electrical
 - a. Relief extension on water heater
 - b. Clearance around furnace, furnace filter changed regularly and properly functioning
 - c. GFCI protected outlet when within 6' of water
 - d. Electric plate covers all installed and service panel accessible

5. Exterior
 - a. No junk/debris
 - b. Guard/handrail where needed and in good condition
 - c. No peeling paint
 - d. Screens on windows

6. General
 - a. Max allowed number of occupants (sec. 404 of IPMC 2015 which is generally 2 per bedroom)
 - b. Not more than 4 animals
 - c. An overall sanitary condition