



401-475-5858

Prior to Inspection

Exterior

Walk around the exterior of your property, looking for ANY chipping, peeling, chalking, and deteriorating paint.

Everything that is painted will need to be intact with no signs of deterioration.

This includes outbuildings (sheds, garage, barn, etc) or other buildings on the same plat and lot.

Any bare soil within 5 feet of the foundation of painted structures will need to be covered with mulch, stones, grass, pavement, or cement. There cannot be any paint chips on the ground of the exterior.

Commonly overlooked (space between window & exterior trim)(cement walls and steps)(railings)(foundation)(basement windows).

If you have deteriorated paint between November 1 and March 31 we can issue an interior certificate and you will have until June 30th to correct the exterior hazards.

Interior

Everything that is painted will need to be intact, with no signs of deterioration. This includes walls, window trim, door trim, baseboards, radiators etc. Any damaged walls will need to be patched if they are painted.

Common Hallways will need to be completely hazard free for all units with access.

Any binding doors, windows, cabinets, built in drawers that are painted, will need to be adjusted to be friction free.

If tenants are given access to the basement all hazards will need to be corrected, or you can inhibit access with a pad lock.

Commonly overlooked (built in cupboards rear plaster walls)(painted wood drawers)(door stops to protect painted walls)

If the visual inspection passes, the inspector will take **dust samples** in the unit/apartment, as well as any common areas. The samples are taken of floors and windowsills. We recommend a very thorough cleaning before the inspection. Change your water often to keep the water free of any lead dust.