

Checklist -- Habitability Standards for HPRP

Organizations providing rental assistance with HPRP funds will be required to conduct initial and any appropriate follow-up inspections of housing units into which a program participant will be moving. Following are the habitability standards that grantees must follow:

<p>(a) Local requirements. Each grantee or subgrantee under this Notice must ensure that housing occupied by a family or individual receiving HPRP assistance is in compliance with all applicable state and local housing codes, licensing requirements, and any other requirements in the jurisdiction in which the housing is located regarding the condition of the structure and the operation of the housing or services.</p>	<p>Landlord has certified local compliance to lessee or HPRP implementing subgrantee:</p> <p><input type="checkbox"/> Yes</p>
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(b) Habitability standards. Except for less stringent variations as are proposed by the grantee or subgrantee and approved by HUD, housing occupied by a family or individual receiving HPRP assistance must meet the following minimum requirements:

Reference and explain any “No” answers on next page. If this inspection is for Rapid Re-Housing, all answers must be “Yes.”

<p>(1) Structure and materials. The structures must be structurally sound so as not to pose any threat to the health and safety of the occupants and so as to protect the residents from the elements.</p>	<p><input type="checkbox"/> Pass <input type="checkbox"/> Fail</p>
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<p>(2) Access. The housing must be accessible and capable of being utilized without unauthorized use of other private properties. Structures must provide alternate means of egress in case of fire.</p>	<p><input type="checkbox"/> Pass <input type="checkbox"/> Fail</p>
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<p>(3) Space and security. Each resident must be afforded adequate space and security for themselves and their belongings. Each resident must be provided an acceptable place to sleep.</p>	<p><input type="checkbox"/> Pass <input type="checkbox"/> Fail</p>
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<p>(4) Interior air quality. Every room or space must be provided with natural or mechanical ventilation. Structures must be free of pollutants in the air at levels that threaten the health of residents.</p>	<p><input type="checkbox"/> Pass <input type="checkbox"/> Fail</p>
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<p>(5) Water supply. The water supply must be free from contamination.</p>	<p><input type="checkbox"/> Pass <input type="checkbox"/> Fail</p>
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<p>(6) Sanitary facilities. Residents must have access to sufficient sanitary facilities that are in proper operating condition, may be used in privacy, and are adequate for personal cleanliness and the disposal of human waste.</p>	<p><input type="checkbox"/> Pass <input type="checkbox"/> Fail</p>
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<p>(7) Thermal environment. The housing must have adequate heating and/or cooling facilities in proper operating condition.</p>	<p><input type="checkbox"/> Pass <input type="checkbox"/> Fail</p>
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<p>(8) Illumination and electricity. The housing must have adequate natural or artificial illumination to permit normal indoor activities and to support the health and safety of residents. Sufficient electrical sources must be provided to permit use of essential electrical appliances while assuring safety from fire.</p>	<p><input type="checkbox"/> Pass <input type="checkbox"/> Fail</p>
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(9) Food preparation and refuse disposal. All food preparation areas must contain suitable space and equipment to store, prepare, and serve food in a sanitary manner.	<input type="checkbox"/> Pass <input type="checkbox"/> Fail
(10) Sanitary condition. The housing and any equipment must be maintained in sanitary condition.	<input type="checkbox"/> Pass <input type="checkbox"/> Fail
(11) Fire safety.	
(i) Each unit must include at least one battery-operated or hard-wired smoke detector, in proper working condition, on each occupied level of the unit. Smoke detectors must be located, to the extent practicable, in a hallway adjacent to a bedroom. If the unit is occupied by hearing impaired persons, smoke detectors must have an alarm system designed for hearing-impaired persons in each bedroom occupied by a hearing-impaired person.	<input type="checkbox"/> Pass <input type="checkbox"/> Fail
(ii) The public areas of all housing must be equipped with a sufficient number, but not less than one for each area, of battery-operated or hard-wired smoke detectors. Public areas include, but are not limited to, laundry rooms, community rooms, day care centers, hallways, stairwells, and other common areas.	<input type="checkbox"/> Pass <input type="checkbox"/> Fail

Notes to Report:

One or more of the eleven (11) standards failed inspection. This property MAY NOT BE USED for Rapid Re-Housing unless or until it passes re-inspection.

One or more of the eleven (11) standards failed inspection. This property MAY BE Used for homelessness prevention. Landlord and/or tenant counseling advised.

Property passed all eleven (11) standards and may be used for Rapid Re-Housing or Homelessness Prevention assistance.

Prepared by: _____ Date: _____