

Residential Rental Inspection Q & A

Q: Why do I have to do this?

A: The purpose of this program is to protect and promote the health, safety and welfare of the residents of the Borough and particularly the occupants of residential rental units, and to encourage the owners of the residential rental units to maintain said units in a safe, sanitary and functional condition.

This program will ensure the habitability of structures within our Borough thus ensuring safety for the occupants and surrounding residences. The Borough's goal regarding this program is to foster growing cooperation between the Borough administration and property owners. Although the safety and habitability of structures is a concern, our greatest concern is for the safety of its occupants and our newest community members.

Q: Who is responsible for completing this?

A: It is the property owner/landlord's responsibility to submit the appropriate form/fee and obtain the inspection prior to a tenants move in date.

Q: When should this be completed?

A: The inspection shall be completed prior to the space being occupied and at change in tenant. Inspections are to occur at a minimum of once every five years and a maximum of once every two years, except in cases of emergency such as a known hazard.

Q: What will be inspected?

A: There is a checklist available identifying primary items to be looked at which include smoke detectors and visible house numbers amongst other items. There may be additional items should any code violations be found.

Q: How much time does the landlord have to make the corrections?

A: The landlord will have an initial period of 30 days to complete the items identified.

Q: What if an inspection is not completed?

A: A violation notice would be issued with a period of time to come into compliance. If the landlord is non-compliant past that date, a citation would be issued which upon conviction may constitute payment of \$1,000.

Q: When does the Borough get involved?

A: The Borough will notify landlords of the requirement as well as provide this information to tenants when they come in to open their electric account.