



BOROUGH OF SELLERSVILLE RENTAL PROPERTY INSPECTION REQUIREMENTS

TENANT IS NOT TO OCCUPY THE RESIDENCE OR MOVE IN ANY BELONGINGS PRIOR TO RENTAL INSPECTION

**PROPERTY MUST BE COMPLETELY VACANT UNTIL INSPECTION IS COMPLETED AND
RESIDENTIAL RENTAL LICENSE IS APPROVED AND ISSUED.**

**THE FOLLOWING IS A LIST OF MINIMUM STANDARDS AND ARE NOT TO BE
CONSIDERED A COMPLETE LISTING. UNITS MUST MEET THE REQUIREMENTS OF THE
SELLERSVILLE BOROUGH PROPERTY MAINTENANCE ORDINANCE AND ALL
APPLICABLE BUILDING CODE REQUIREMENTS.**

INTERIOR OF HOUSE

1. General condition to be clean, freshly painted and sanitary.
2. Smoke detectors working in each room, hall by bedrooms and every bedroom, except kitchen and bathroom
One (1) smoke detector required on each level.
3. Carbon monoxide detector required for all premises with a fossil fuel equipped heating system or attached garage. Detector is to be placed in hall area by bedrooms.
4. Screens throughout on all openable windows.
5. No insects.
6. Stairs railings must have same closure measurements as exterior railings.
Handrails 30-36 inches measured from the nose of the tread.
7. No plumbing leaks. Hot water heater/drip let pipe 6-inches from floor.
8. ABC Fire Extinguisher with readable gauge must be mounted on wall or closet area by exterior exit.
Not under kitchen sink.
9. Heater certification by registered contractor must be completed prior to inspection. Certification is not required for electric pumps. One (1) thermostat per unit.
10. Door locks: if deadbolt, must be turn lock only; keyed from inside is not permitted.
11. Means of egress required in basement if used for sleeping purposes.
12. Dryer vents must be aluminum and vented to the exterior.
13. Electrical: GFCI outlets required for all kitchen counter areas, washer area where laundry sink is present. All other areas cannot have open ground wiring; if so outlet must be returned to a two (2) wire outlet or grounded. Electric Panel properly labeled electric outlets/switches working properly.
14. Appliances must all be in working order. One (1) cooking appliance is required.
15. Windows and doors working properly.



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EXTERIOR OF HOUSE

1. Covered sewer/septic systems.
2. Sidewalk, driveways, apron, curbs, patio or porches must be free from trip hazards
3. All rubbish and garbage must be removed.
4. Accessory structures and all of exterior to be in good condition: paint, siding, roof, etc. with no unfinished exposed wood areas.
5. Doors and windows require screens.
6. Trash and recycling cans required.
7. Street numbers, minimum of 4-inches (blocked number only) placed horizontally next to front door in contrast and visible from street.
8. Pools: Building Permit required if 24-inches or higher and must have 4 ft. fence with self-latching gate.
9. No junk vehicles on property; all must be running, registered, inspected and insured. Parking is only permitted on driveway or street and not on any grassy surfaces.
10. Chimney certification must be attached if fireplace exists and must be completed prior to inspection.
11. Secure handrails and guardrails. All exterior step or deck area exceeding 30-inches in height requires railing with closure for no passage of a sphere, 4-inches or more in diameter.
12. All exterior property, garage and shed outlets must be GFCI.