The Village of Glendale Heights requires real-estate transfer inspections and annual inspection of all rental properties to ensure compliance with the Village Code, including the International Codes as adopted and amended. This checklist provides a summary of significant code requirements and is used by the inspectors during the inspection. There may be other unique items identified on an inspection that are not included on this list. This inspection does not take the place of a home inspection which is a separate private matter between inspector and buyer.

The following listed items detail the current violations for the above address which must be corrected & re-inspected for compliance within the time frame as identified by the inspector here:

- ☐ 30 days  ☐ 60 days  ☐ 90 days  ☐ ___ days  ☐ 6 months  ☐ ___ months
- ☐ Plat of Survey provided / On file.  ☐ Plat of Survey required - $250.00 surety to be posted.  ☐ N/A-Condo
- ☐ An escrow is required in the amount of $__________ to ensure compliance with correction requirement.

Notice: While every effort is made to conduct a complete initial inspection, sellers and buyers are hereby notified that subsequent re-inspections may result in the identification of additional code violations which will require correction. Corrections requiring permits are the responsibility of the owner/seller/buyer to obtain.

### A - Kitchen:
- ☐ V1=GFci receptacle required for all countertop/island areas/light above sink/must be properly spaced
- ☐ V2=Water supply must be copper or stainless steel braided/missing shutoff valve/handle
- ☐ V3=Drain/tailpiece/connection needs repair/replace
- ☐ V4=Flexible/rubber connection/S-trap drain not allowed
- ☐ V5=Dishwasher cannot discharge into garbage disposal
- ☐ V6=Stove must vent to exterior/missing gas shut-off/no anti-tip device

### B - Common Spaces:
- ☐ V1=Doors/screens/windows lock/operate properly/need repair
- ☐ V2=Walls/floors/ceilings/surfaces in disrepair/unsanitary
- ☐ V3=Lights/switches/fixtures out/damaged need repair

### C - Bedrooms:
- ☐ # of bedrooms
- ☐ occupant load of
- ☐ V1=Carbon monoxide detector required within 15’ of bedrooms
- ☐ V2=Bedrooms require smoke detectors (battery/hardwire)
- ☐ V3=Room may not be used as bedroom or habitable space due to ceiling height, window size, window height, electric, etc.

### D - Clothes Closets:
- ☐ Closets with light fixtures require completely enclosed lamp fixtures. (Use room identifier listed. E.g. S2, B3 & W2.)
### E - Bathrooms:
- ☐ W1=Powder Room
- ☐ W2=Hall Bathroom
- ☐ W3=Master Bath
- ☐ W4=Basement
- ☐ V1=GFCI all receptacles/receptacle in light above sink/shower
- ☐ V5=Drain/tailpiece/fixture/connection needs repair/replace
- ☐ V2=Exhaust fan must vent to exterior
- ☐ V6=Flexible/rubber connection/S-trap drain not allowed
- ☐ V3=Doors/screens/windows lock/operate properly/need repair
- ☐ V7=Walls/shower/floors/ceilings/surfaces in disrepair/unsanitary
- ☐ V4=Water supply must be copper or stainless steel braided/missing shut-off valve/handle

(E.g. W3=V2, V3 & V4)

### F - Laundry:
- ☐ V1=GFCI protect receptacles near any open water source
- ☐ V7=Walls/floors/ceilings/surfaces in disrepair/unsanitary
- ☐ V2=All electrical extension cords must be removed
- ☐ V8=Drayer missing gas shut-off/NEMA 4-wire/proper gas line
- ☐ V3=Flexible/rubber connection/S-trap drain not allowed
- ☐ V9=Vacuum breaker faucet if threaded
- ☐ V4=Laundry/sink not to sanitary sewer/not vented/install to code
- ☐ V10=Remove screws/obstructions from dryer vent
- ☐ V5=Sink water supply must be copper or stainless steel/missing shut-off valve/handle
- ☐ V6=Dryer vent not installed properly/need 4” diameter, 8’ flexible, 1 piece length/must vent to exterior/rigid from wall to exterior

### G - Water Heater & Water Meter:
- ☐ V1=Relief valve missing/discharge pipe must be copper or galvanized steel (rigid/no plastic) to 6 inches off the floor
- ☐ V2=Missing water shut-off/gas shut off
- ☐ V8=Safety pan is needed for 2nd floor location
- ☐ V3=Remove flexible water pipe connection (must be rigid copper piping)
- ☐ V9=Missing dielectric unions
- ☐ V4=All gas piping must be black steel pipe (no flexible pipe)
- ☐ V10=Expansion tank needed if backflow device present
- ☐ V5=Flue pipe must be secured with screws at every pipe joint-no holes/openings
- ☐ V11=Power venting PVC pipe to exterior
- ☐ V6=Replace flue pipe/flame guard/support flue pipe with hangers/needs positive pitch
- ☐ V7=Missing ground bonding jumper over the water meter (requires #8AWG copper wire or larger)

### H - Furnace:
- ☐ V1=Missing gas shut-off valve
- ☐ V4=Flue pipe must be secured with screws at every pipe joint-no holes/openings
- ☐ V2=All gas piping must be black steel pipe (no flex)
- ☐ V5=Must support flue pipe with hangers/pipe needs positive
- ☐ V3=Need 2 PVC pipes to exterior if high efficiency unit/must comply with unit manufacture installation requirements

### I - Electrical panel:
- ☐ V1=Each breaker must be labeled
- ☐ V4=Panel cover/door required
- ☐ V2=Proper blank breaker cover for empty space in the panel required
- ☐ V5=100 amp breaker circuits are required
- ☐ V3=Panel must be accessible (3 foot clearance in front of panel required)

### J - Electric – general requirements:
- ☐ V1=All receptacles must be grounded (3 prong required)/wired properly
- ☐ V5=Wall switch to fixture or receptacle in room
- ☐ V2=Extension cords cannot be used as permanent wiring
- ☐ V6=Open/opening in junction boxes prohibited
- ☐ V3=Habitable rooms must have proper amount of electrical to service the space
- ☐ V7=Switch plates/receptacle trim plates missing
- ☐ V4=All electrical BX or Romex wiring must be removed and properly wired with conductors in conduit pipe
K - Basement:

☐ YES ☐ NO   Finished Basement
☐ V1=All receptacles need GFCI protection in unfinished space  ☐ V5=Stairway/access must be safe/secure/no clutter/need 3-way switch
☐ V2=All electrical extension cords must be removed  ☐ V6=Walls/floors/ceilings/surfaces damaged/cracks/holes need repair
☐ V3=Habitable basement requires proper egress escape window  ☐ V7=Doors/screens/windows lock/operate properly/need repair
☐ V4=Remove illegal walls/doors/rooms/electrical/plumbing - obtain a permit to retain or demo and pass required inspections

L - Groundwater Sump Pump/Basin:

☐ V1=Must discharge into the yard (not into sanitary sewer)  ☐ V3=Must have a removable proper fitting steel/plastic cover
☐ V2=Check valve required  ☐ V4=No extension cord allowed

M - Sanitary Ejector Pump/ Basin:

☐ V1=Must discharge into the sanitary sewer/missing vent  ☐ V3=2 inch check valve required
☐ V2=Must have steel/plastic cover and be sealed  ☐ V4=No extension cord allowed

N - Garages:

☐ V1=All receptacles are required to be GFCI protected, except single dedicated outlet for door opener
☐ V2=Direct receptacle is required for door opener  ☐ V7=All electrical extension cords/ungrounded adaptors must be removed
☐ V3=All electrical BX or Romex must be removed and replaced with conductors in conduit pipe
☐ V4=Minimum 20 minute fire rated door between garage and dwelling space  ☐ V8=Self-closing device required on fire rated door.
☐ V5=Walls/ceilings damaged/cracks/holes need repair/must maintain complete 1 hour rating

O - Exterior & Accessory:

☐ V1=Address character/numbers a minimum of 4 inches high and ½ inch wide visible from the street shall be installed on structure
☐ V2=Exterior surfaces must be in good repair (rotting wood, peeling paint, etc.), including siding and roof
☐ V3=Grass and weeds must be cut  ☐ V12=Fence in need of repair/code compliance
☐ V4=Front and/or back yard hose bib needs vacuum breaker  ☐ V13=Missing handle on hose bib
☐ V5=All exterior electrical receptacles (minimum 1 required on structure) to be GFCI protected
☐ V6= Shed does not comply with code  ☐ V14= Shed electric must comply to code
☐ V7=Shed/accessory structure location too close to lot line, house or on an easement
☐ V8= Window wells must be covered  ☐ V15=Exterior lighting must be in proper working condition
☐ V9=Pool not in compliance due to location, GFCI, fencing, condition  ☐ V16=Driveway/walkway must comply with code
☐ V10=Remove illegal deck/shed/driveway/structure or obtain a permit and compliance approval
☐ V11=Loose/missing guard/handrail on deck/deck stairway  ☐ V17=Remove debris from around yard/house/shed

P - Other:

☐ V1=Operable deadbolt without use of key if present on entry door
☐ V2=Interior surfaces must be maintained, clean and in sanitary condition
☐ V3=Signs of moisture damage/fungus/possible mold - remediate area (must remove drywall and remediate and replace drywall)
P - Other (Continued):

☐ Significant signs of moisture damage/fungus/possible mold:

- Owner to provide a report from a qualified professional service determining the proper method of remediation for the location(s) identified in the following comments section and confirmation of remediation.