

Inspection Summary Report (POA) for Inspection #538229

Inspection Snapshot

Inspection ID:	538229	Inspection Time:	09:25 AM - 05:11 PM
Inspection Start Date:	01/26/2015	Inspection End Date:	01/26/2015
Property ID:	VA011000259	Property Type:	Public Housing
Property Name:	HUNT MANOR		
Inspection State:	Successful	Score:	81c*

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Property Profile

Property Name: HUNT MANOR
Scattered Site? Yes **Multiple Site?** Yes
Address Line 1: 802 HUNT Avenue NW
Address Line 2:
City: ROANOKE **State:** VA
ZIP: 24012 **Extension:** _____
Phone: (540) 983-9228 **Extension:**
Fax: (540) 983-9264 **Email:**

Type	Building			Units		
	Expected	Actual	Sampled	Expected	Actual	Sampled
Residential	50	50	23	172	172	23
Common	4	3	3	-	-	-
Total	54	53	26	172	172	23

Occupancy Information

No. of Occupied Units	Occupancy Rate	Inspect Vacant Units
166	97%	No

Comments no bedbugs reported, profile change, bldg 505 does not exist, tac 1691448

Inspection Summary Report (POA) for Inspection #538229

Participant Profile

Management Agent [Primary Contact / Not Present During Inspection]

Name (F, MI, L): DAVID BUSTAMANTE
Organization: ROANOKE REDEVELOPMENT & HA
Address Line 1: 2624 SALEM TURNPIKE NW
Address Line 2:
City: ROANOKE **State:** VA
ZIP: 24017 **Extension:**
Phone: (540) 983-9265 **Extension:**
Fax: (540) 983-9229 **Email:** dbustamante@rkehousing.org

Executive Director [Not Present During Inspection]

Name (F, MI, L): Glenda E. Goh
Organization: ROANOKE REDEVELOPMENT & HA
Address Line 1: 2624 SALEM TPKE NW
Address Line 2:
City: ROANOKE **State:** VA
ZIP: 24017 **Extension:**
Phone: (540) 983-9281 **Extension:**
Fax: (540) 983-9212 **Email:** ggoh@rkehousing.org

Site Manager [Present During Inspection]

Name (F, MI, L): JUSTINA MEGGINSON
Organization: ROANOKE REDEVELOPMENT & HA
Address Line 1: 802 HUNT AVE NW
Address Line 2:
City: ROANOKE **State:** VA
ZIP: 24012 **Extension:**
Phone: (540) 983-9228 **Extension:**
Fax: (540) 983-9264 **Email:** jmegginson@rkehousing.org

Other [Present During Inspection]

Name (F, MI, L): JAMES BOOKER
Organization: ROANOKE REDEVELOPMENT & HA
Address Line 1: 802 HUNT AVE NW
Address Line 2:
City: ROANOKE **State:** VA
ZIP: 24012 **Extension:**
Phone: (540) 983-9228 **Extension:**
Fax: (540) 983-9264 **Email:**

Inspection Summary Report (POA) for Inspection #538229

Score Summary

Area	Possible Points	Deductions(Excluding H&S)	Pre H&S Points	H&S Deductions	Final Points
Site	20.15	0.00	20.15	5.67	14.48
Building Exterior	16.70	0.62	16.08	0.04	16.04
Building Systems	16.77	1.02	15.75	0.00	15.75
Common Area	1.53	0.22	1.31	0.11	1.20
Unit	44.85	6.58	38.27	5.06	33.21
Total	100.00	8.44	91.56	10.89	80.68

Score Version: 2

Score Date: 03/26/2015

Final Score: 81c*

Score History

<u>Inspection Id</u>	<u>Inspection Date</u>	<u>Pre H&S Points</u>	<u>Final Score</u>
538229	01/26/2015	91.56	80.68c*

Inspection Summary Report (POA) for Inspection #538229

Health & Safety Summary

	Site	Buildings	Units	Total	
Non-Life Threatening (NLT)					Health and Safety Narrative
Actual	1	3	7	11	1 site, 26 buildings and 23 units were inspected.
Projected	1	6	52	59	22 health and safety deficiencies(HSD) were observed.
Life Threatening (LT)					Percentage Inspected:
Actual	0	0	3	3	Site (PIS): 100%
Projected	0	0	22	22	Building (PIB): 49%
Smoke Detectors (SD)					Unit (PIU): 13%
Actual	0	0	8	8	Projected HSD:
Projected	0	0	60	60	Site = (Actual HSDS) / PIS
Overall					Building = (Actual HSDB) / PIB
Actual	1	3	18	22	Unit = (Actual HSDU) / PIU
Projected	1	6	135	142	If all buildings and units were inspected, it is projected that a total of 142 health and safety deficiencies would apply to the property.

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Systemic Deficiencies

Type	Area	Item	Deficiency	B/U with defects	Total B/U	%
Capital	Unit	Bathroom Items	Unit - Lavatory Sink - Damaged/Missing (Bathroom)	9	23	39
Ordinary	Site	Electrical Hazards	HS - Exposed Wires/Open Panels (Electrical Hazards)	1	1	100
Ordinary	Site	Hazards	HS - Tripping (Hazards)	1	1	100
Ordinary	BE	FHEO - Accessibility to Main Floor Entrance	BE- Obstructed or Missing Accessibility Route (FHEO Accessibility to Main Floor Entrance)	16	26	62

Note:

B/U - Indicates Buildings or Units

BE - Indicates Building Exterior

BS - Indicates Building Systems

CA - Indicates Common Areas

Capital items are repairs that generally require large cash outlays. (Items such as new roofs and new appliances)

Ordinary items are repairs that require smaller cash outlays. (Items such as light fixtures, fire extinguishers and smoke detectors)

Inspection Summary Report (POA) for Inspection #538229

Building/Unit Summary

Entity	Expected	Actual	# Inspected	# Reported Uninspectable
Building	54	53	26	1
Unit	172	172	23	2

Building 10D9 - 2902-2904 BLUESTONE AVE NE [Alternate , Not Inspected]

Address Line 1: 2902 BLUESTONE AVE NE

Address Line 2:

City: ROANOKE State: VA
 Zip: 24012 Extension: 4554

Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Semi-Detached	1974	2	2	2

Comments:

Building 10F - 808 HUNT AVE NW APT 1-8 [Sample , Inspected]

Address Line 1: 808 HUNT AVE NW

Address Line 2:

City: ROANOKE State: VA
 Zip: 24012 Extension: 4143

Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Row or Townhouse	1971	2	8	8

Comments:

Unit #	# Bedrooms	Occupied?	Uninspected Reason?
2	2 Bedrooms	Yes	
6	3 Bedrooms	No	Vacant

Building 11B - 2906-2908 BLUESTONE AVE NE [Alternate , Not Inspected]

Address Line 1: 2906 BLUESTONE AVE NE

Address Line 2:

City: ROANOKE State: VA
 Zip: 24012 Extension: 4554

Type	Constructed In	Floors	Expected Unit Count	Actual Unit
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Inspection Summary Report (POA) for Inspection #538229

				Count
Semi-Detached	1974	2	2	2

Comments:

Building 11D - 806 HUNT AVE NW APT 1-8 [Sample , Inspected]

Address Line 1: 806 HUNT AVE NW

Address Line 2:

City: ROANOKE State: VA

Zip: 24012 Extension: 4142

Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Row or Townhouse	1971	2	8	8

Comments:

Unit #	# Bedrooms	Occupied?	Uninspected Reason?
1	3 Bedrooms	Yes	

Building 12B - 804 HUNT AVE NW APT 1-8 [Sample , Inspected]

Address Line 1: 804 HUNT AVE NW

Address Line 2:

City: ROANOKE State: VA

Zip: 24012 Extension: 4141

Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Row or Townhouse	1971	2	8	8

Comments:

Unit #	# Bedrooms	Occupied?	Uninspected Reason?
4	2 Bedrooms	Yes	

Building 12C9 - 2910-2912 BLUESTONE AVE NE [Alternate , Not Inspected]

Address Line 1: 2910 BLUESTONE AVE NE

Address Line 2:

City: ROANOKE State: VA

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Zip: 24012 Extension: 4554

Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Semi-Detached	1974	2	2	2

Comments:

Building 13D - 2914-2916 BLUESTONE AVE NE [Alternate , Not Inspected]

Address Line 1: 2914 BLUESTONE AVE NE
 Address Line 2:
 City: ROANOKE State: VA
 Zip: 24012 Extension: 4554

Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Semi-Detached	1974	2	2	2

Comments:

Building 14B9 - 2918-2920 BLUESTONE AVE NE [Alternate , Not Inspected]

Address Line 1: 2918 BLUESTONE AVE NE
 Address Line 2:
 City: ROANOKE State: VA
 Zip: 24012 Extension: 4554

Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Semi-Detached	1974	2	2	2

Comments:

Building 15A - 2917-2919 BLUESTONE AVE NE [Alternate , Not Inspected]

Address Line 1: 2917 BLUESTONE AVE NE
 Address Line 2:
 City: ROANOKE State: VA
 Zip: 24012 Extension: 4553

Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Semi-Detached	1974	2	2	2

Inspection Summary Report (POA) for Inspection #538229

Comments:

Building 16B - 2913-2915 BLUESTONE AVE NE [Alternate , Not Inspected]

Address Line 1: 2913 BLUESTONE AVE NE

Address Line 2:

City: ROANOKE State: VA

Zip: 24012 Extension: 4553

Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Semi-Detached	1974	2	2	2

Comments:

Building 17D9 - 2909-2911 BLUESTONE AVE NE [Sample , Inspected]

Address Line 1: 2909 BLUESTONE AVE NE

Address Line 2:

City: ROANOKE State: VA

Zip: 24012 Extension: 4553

Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Semi-Detached	1974	2	2	2

Comments:

Unit #	# Bedrooms	Occupied?	Uninspected Reason?
2909	3 Bedrooms	Yes	

Building 18C9 - 2905-2907 BLUESTONE AVE NE [Alternate , Not Inspected]

Address Line 1: 2905 BLUESTONE AVE NE

Address Line 2:

City: ROANOKE State: VA

Zip: 24012 Extension: 4553

Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Semi-Detached	1974	2	2	2

Comments:

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Building 19B9 - 1306-1308 LIBERTY RD NE [Alternate , Not Inspected]				
Address Line 1:	1306 LIBERTY RD NE			
Address Line 2:				
City:	ROANOKE	State:	VA	
Zip:	24012	Extension:	4516	
Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Semi-Detached	1974	2	2	2
Comments:				

Building 1A - 807 HUNT AVE NW APT 1-16 [Sample , Inspected]				
Address Line 1:	807 HUNT AVE NW			
Address Line 2:				
City:	ROANOKE	State:	VA	
Zip:	24012	Extension:	4138	
Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Walkup/Multifamily Apts	1971	1	16	16
Comments:				
Unit #	# Bedrooms	Occupied?	Uninspected Reason?	
5	1 Bedroom	Yes		
13	1 Bedroom	Yes		

Building 1F - 2612-2614 BLUESTONE AVE NE [Alternate , Not Inspected]				
Address Line 1:	2612 BLUESTONE AVE NE			
Address Line 2:				
City:	ROANOKE	State:	VA	
Zip:	24012	Extension:	4548	
Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Semi-Detached	1974	1	2	2
Comments:				

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Building 20C - 1310-1312 LIBERTY RD NE [Sample , Inspected]				
Address Line 1:		1310 LIBERTY RD NE		
Address Line 2:				
City:	ROANOKE	State:	VA	
Zip:	24012	Extension:	4516	
Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Semi-Detached	1974	2	2	2
Comments:				
Unit #	# Bedrooms	Occupied?	Uninspected Reason?	
1310	3 Bedrooms	Yes		
1312	3 Bedrooms	No	Vacant	

Building 21D - 1314-1316 LIBERTY RD NE [Alternate , Not Inspected]				
Address Line 1:		1314 LIBERTY RD NE		
Address Line 2:				
City:	ROANOKE	State:	VA	
Zip:	24012	Extension:	4516	
Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Semi-Detached	1974	2	2	2
Comments:				

Building 22B - 1318-1320 LIBERTY RD NE [Alternate , Not Inspected]				
Address Line 1:		1318 LIBERTY RD NE		
Address Line 2:				
City:	ROANOKE	State:	VA	
Zip:	24012	Extension:	4516	
Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Semi-Detached	1974	21	2	2
Comments:				

Building 23D9 - 2702-2704 SAND RD NE [Sample , Inspected]				
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Address Line 1: 2702 SAND RD NE
 Address Line 2:
 City: ROANOKE State: VA
 Zip: 24012 Extension: 4556

Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Semi-Detached	1974	2	2	2

Comments:

Building 24A - 2706-2708 SAND RD NE [Alternate , Not Inspected]

Address Line 1: 2706 SAND RD NE
 Address Line 2:
 City: ROANOKE State: VA
 Zip: 24012 Extension: 4556

Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Semi-Detached	1974	2	2	2

Comments:

Building 25D - 2710-2712 SAND RD NE [Sample , Inspected]

Address Line 1: 2710 SAND RD NE
 Address Line 2:
 City: ROANOKE State: VA
 Zip: 24012 Extension: 4556

Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Semi-Detached	1974	2	2	2

Comments:

Unit #	# Bedrooms	Occupied?	Uninspected Reason?
2712	3 Bedrooms	Yes	

Building 26C - 2714-2716 SAND RD NE [Alternate , Not Inspected]

Address Line 1: 2714 SAND RD NE
 Address Line 2:

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City: ROANOKE State: VA
 Zip: 24012 Extension: 4556

Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Semi-Detached	1974	2	2	2

Comments:

Building 27B - 2717-2719 SAND RD NE [Sample , Inspected]

Address Line 1: 2717 SAND RD NE
 Address Line 2:
 City: ROANOKE State: VA
 Zip: 24012 Extension: 4556

Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Semi-Detached	1974	2	2	2

Comments:

Unit #	# Bedrooms	Occupied?	Uninspected Reason?
2719	4 Bedrooms	Yes	

Building 28D9 - 2713-2715 SAND RD NE [Alternate , Not Inspected]

Address Line 1: 2713 SAND RD NE
 Address Line 2:
 City: ROANOKE State: VA
 Zip: 24012 Extension: 4556

Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Semi-Detached	1974	2	2	2

Comments:

Building 29B - 2709-2711 SAND RD NE [Sample , Inspected]

Address Line 1: 2709 SAND RD NE
 Address Line 2:
 City: ROANOKE State: VA
 Zip: 24012 Extension: 4556

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Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Semi-Detached	1974	2	2	2

Comments:

Unit #	# Bedrooms	Occupied?	Uninspected Reason?
2711	4 Bedrooms	Yes	

Building 2B - 811 HUNT AVE NW APT 1-8 [Sample , Inspected]

Address Line 1: 811 HUNT AVE NW

Address Line 2:

City: ROANOKE State: VA
 Zip: 24012 Extension: 4140

Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Walkup/Multifamily Apts	1971	1	8	8

Comments:

Unit #	# Bedrooms	Occupied?	Uninspected Reason?
6	1 Bedroom	Yes	

Building 2E - 2616-2618 BLUESTONE AVE NE [Alternate , Not Inspected]

Address Line 1: 2616 BLUESTONE AVE NE

Address Line 2:

City: ROANOKE State: VA
 Zip: 24012 Extension: 4548

Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Semi-Detached	1974	1	2	2

Comments:

Building 30D - 2705-2707 SAND RD NE [Sample , Inspected]

Address Line 1: 2705 SAND RD NE

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Address Line 2:

City: ROANOKE State: VA
 Zip: 24012 Extension: 4555

Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Semi-Detached	1974	2	2	2

Comments:

Unit #	# Bedrooms	Occupied?	Uninspected Reason?
2707	2 Bedrooms	Yes	

Building 31B - 2701-2703 SAND RD NE [Sample , Inspected]

Address Line 1: 2701 SAND RD NE
 Address Line 2:
 City: ROANOKE State: VA
 Zip: 24012 Extension: 4555

Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Semi-Detached	1974	2	2	2

Comments:

Unit #	# Bedrooms	Occupied?	Uninspected Reason?
2701	3 Bedrooms	Yes	

Building 32D - 2821-2823 BLUESTONE AVE NE [Alternate , Not Inspected]

Address Line 1: 2821 BLUESTONE AVE NE
 Address Line 2:
 City: ROANOKE State: VA
 Zip: 24012 Extension: 4551

Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Semi-Detached	1974	2	2	2

Comments:

Building 33B - 2815-2817 BLUESTONE AVE NE [Sample , Inspected]

Inspection Summary Report (POA) for Inspection #538229

Address Line 1: 2815 BLUESTONE AVE NE
 Address Line 2:
 City: ROANOKE State: VA
 Zip: 24012 Extension: 4551

Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Semi-Detached	1974	2	2	2

Comments:

Unit #	# Bedrooms	Occupied?	Uninspected Reason?
2817	4 Bedrooms	Yes	

Building 34D - 2811-2813 BLUESTONE AVE NE [Sample , Inspected]

Address Line 1: 2811 BLUESTONE AVE NE
 Address Line 2:
 City: ROANOKE State: VA
 Zip: 24012 Extension: 4551

Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Semi-Detached	1974	2	2	2

Comments:

Unit #	# Bedrooms	Occupied?	Uninspected Reason?
2811	3 Bedrooms	Yes	

Building 35E - 2807-2809 BLUESTONE AVE NE [Alternate , Not Inspected]

Address Line 1: 2807 BLUESTONE AVE NE
 Address Line 2:
 City: ROANOKE State: VA
 Zip: 24012 Extension: 4551

Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Semi-Detached	1974	2	2	2

Comments:

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Building 36F - 2803-2805 BLUESTONE AVE NE [Excluded in Universe , Inspected]				
Address Line 1:		2803 BLUESTONE AVE NE		
Address Line 2:				
City:	ROANOKE	State:	VA	
Zip:	24012	Extension:	4551	
Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Semi-Detached	1974	1	2	2
Comments:				

Building 36G - 2601-2603 Bluestone Ave., N.E. [Sample , Inspected]				
Address Line 1:		2601 Bluestone Ave., N.E.		
Address Line 2:				
City:	Roanoke	State:	VA	
Zip:	24012	Extension:		
Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Semi-Detached	2006	1	2	2
Comments:				

Building 37H - 2602 -2604 Bluestone Ave., N.E. [Excluded in Universe , Inspected]				
Address Line 1:		2602 Bluestone Ave., N.E.		
Address Line 2:				
City:	Roanoke	State:	VA	
Zip:	24012	Extension:		
Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Semi-Detached	2006	1	2	2
Comments:				

Building 3A - 809 HUNT AVE NW APT 1-4 [Sample , Inspected]				
Address Line 1:		809 HUNT AVE NW		
Address Line 2:				
City:	ROANOKE	State:	VA	
Zip:	24012	Extension:	4139	

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Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Row or Townhouse	1971	2	4	4

Comments:

Unit #	# Bedrooms	Occupied?	Uninspected Reason?
3	2 Bedrooms	Yes	

Building 3F - 2702-2704 BLUESTONE AVE NE [Alternate , Not Inspected]

Address Line 1: 2702 BLUESTONE AVE NE
 Address Line 2:
 City: ROANOKE State: VA
 Zip: 24012 Extension: 4550

Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Semi-Detached	1974	1	2	2

Comments:

Building 4C - 805 HUNT AVE NW APT 1-6 [Sample , Inspected]

Address Line 1: 805 HUNT AVE NW
 Address Line 2:
 City: ROANOKE State: VA
 Zip: 24012 Extension: 4137

Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Row or Townhouse	1971	2	6	6

Comments:

Unit #	# Bedrooms	Occupied?	Uninspected Reason?
3	5 Bedrooms	Yes	

Building 4E - 2706-2708 BLUESTONE AVE NE [Alternate , Not Inspected]

Address Line 1: 2706 BLUESTONE AVE NE
 Address Line 2:

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City: ROANOKE State: VA
 Zip: 24012 Extension: 4550

Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Semi-Detached	1974	1	2	2

Comments:

Building 500 - HUNT ADMIN OFFICES [Sample , Inspected]

Address Line 1: 802 HUNT AVE NW
 Address Line 2:
 City: ROANOKE State: VA
 Zip: 24012 Extension: 4550

Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Non Dwelling Structure	1971	2	0	0

Comments:

Building 505 - HUNT MANOR SHOP [Excluded not in Universe , Added by Mistake]

Address Line 1: 802 HUNT AVE NW
 Address Line 2:
 City: ROANOKE State: VA
 Zip: 24012 Extension: 4136

Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Non Dwelling Structure	1971	1	0	0

Comments:

Building 5C - 803 HUNT AVE NW APT 1-6 [Sample , Inspected]

Address Line 1: 803 HUNT AVE NW
 Address Line 2:
 City: ROANOKE State: VA
 Zip: 24012 Extension: 4136

Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
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Row or Townhouse	1971	2	6	6
Comments:				
Unit #	# Bedrooms	Occupied?	UnInspected Reason?	
5	5 Bedrooms	Yes		

Building 5F - 2802-2804 BLUESTONE AVE NE [Alternate , Not Inspected]				
Address Line 1:		2802 BLUESTONE AVE NE		
Address Line 2:				
City:	ROANOKE	State:	VA	
Zip:	24012	Extension:	4552	
Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Semi-Detached	1974	1	2	2
Comments:				

Building 6B - 801 HUNT AVE NW APT 1-8 [Sample , Inspected]				
Address Line 1:		801 HUNT AVE NW		
Address Line 2:				
City:	ROANOKE	State:	VA	
Zip:	24012	Extension:	4135	
Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Row or Townhouse	1971	2	8	8
Comments:				
Unit #	# Bedrooms	Occupied?	UnInspected Reason?	
4	2 Bedrooms	Yes		

Building 6E9 - 2806-2808 BLUESTONE AVE NE [Alternate , Not Inspected]				
Address Line 1:		2806 BLUESTONE AVE NE		
Address Line 2:				
City:	ROANOKE	State:	VA	
Zip:	25012	Extension:	4552	

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Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Semi-Detached	1974	1	2	2

Comments:

Building 7D - 810 HUNT AVE NW APT 1-8 [Sample , Inspected]

Address Line 1: 810 HUNT AVE NW

Address Line 2:

City: ROANOKE State: VA
 Zip: 24012 Extension: 4144

Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Row or Townhouse	1971	2	8	8

Comments:

Unit #	# Bedrooms	Occupied?	Uninspected Reason?
1	3 Bedrooms	Yes	
8	3 Bedrooms	Yes	

Building 7F9 - 2810-2812 BLUESTONE AVE NE [Alternate , Not Inspected]

Address Line 1: 2810 BLUESTONE AVE NE

Address Line 2:

City: ROANOKE State: VA
 Zip: 24012 Extension: 4552

Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Semi-Detached	1974	1	2	2

Comments:

Building 8B - 812 HUNT AVE NW APT 1-8 [Sample , Inspected]

Address Line 1: 812 HUNT AVE NW

Address Line 2:

City: ROANOKE State: VA
 Zip: 24012 Extension: 4145

Type	Constructed In	Floors	Expected Unit Count	Actual Unit
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				Count
Row or Townhouse	1971	2	8	8

Comments:

Unit #	# Bedrooms	Occupied?	Uninspected Reason?
7	2 Bedrooms	Yes	

Building 8C9 - 2822-2824 BLUESTONE AVE NE [Alternate , Not Inspected]

Address Line 1: 2822 BLUESTONE AVE NE
 Address Line 2:
 City: ROANOKE State: VA
 Zip: 24012 Extension: 4552

Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Semi-Detached	1974	2	2	2

Comments:

Building 900 - BLUESTONE ADMIN OFFICES [Sample , Inspected]

Address Line 1: 2617 BLUESTONE AVE NE
 Address Line 2:
 City: ROANOKE State: VA
 Zip: 24012 Extension:

Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Non Dwelling Structure	1974	1	0	0

Comments:

Building 905 - BLUESTONE SHOP [Sample , Inspected]

Address Line 1: 2617 BLUESTONE AVE NE
 Address Line 2:
 City: ROANOKE State: VA
 Zip: 24012 Extension:

Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
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Inspection Summary Report (POA) for Inspection #538229

Non Dwelling Structure	1974	1	0	0
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Comments:

Building 9B - 2826-2828 BLUESTONE AVE NE [Alternate , Not Inspected]

Address Line 1: 2826 BLUESTONE AVE NE

Address Line 2:

City: ROANOKE **State:** VA
Zip: 24012 **Extension:** 4552

Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Semi-Detached	1974	2	2	2

Comments:

Building 9D5 - 814 HUNT AVE NW APT 1-8 [Sample , Inspected]

Address Line 1: 814 HUNT AVE NW

Address Line 2:

City: ROANOKE **State:** VA
Zip: 24012 **Extension:** 4146

Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Row or Townhouse	1971	2	8	8

Comments:

Unit #	# Bedrooms	Occupied?	Uninspected Reason?
7	3 Bedrooms	Yes	

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Certificates	
Certificate Item	Certificate State
Boilers	No - This certificate cannot be provided or is expired
Elevators	NA - This certificate is not applicable for this property
Fire Alarms	NA - This certificate is not applicable for this property
Lead-Based Paint Disclosure Forms	Yes - This certificate is provided or is not expired
Lead-Based Paint Inspection Reports	No - This certificate cannot be provided or is expired
Sprinkler Systems	NA - This certificate is not applicable for this property

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Score Details

Note: The inspection software allows for the recording of the same deficiency as many times as it occurs. However, it is only scored once. The number within the parenthesis after the Deficiency indicates the number of observations for this inspectable area. For example; "**Site - Spalling (Walkway / Steps) (4)**" indicates the deficiency was observed and recorded 4 times under Site. Each individual observation can be found in the **Deficiency Details** section of this report.

Item	Deficiency	Severity	Points Deducted	Points Received
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Site - HUNT MANOR - Site(0) [Possible Points : 20.15]

Health And Safety Deficiencies

Item	Deficiency	Severity	Points Deducted	Points Received
Hazards	HS - Tripping (Hazards) (NLT)	Level 3	5.67	
			5.67	14.48

Building 10F - 808 HUNT AVE NW APT 1-8 - Unit 2 [Possible Points : 1.96]

Non-Health And Safety Deficiencies

Item	Deficiency	Severity	Points Deducted	Points Received
Doors	Unit - Damaged Hardware/Locks (Doors)	Level 1	0.05	
			0.05	1.91

Building 11D - 806 HUNT AVE NW APT 1-8 - Unit 1 [Possible Points : 1.96]

Non-Health And Safety Deficiencies

Item	Deficiency	Severity	Points Deducted	Points Received
Bathroom Items	Unit - Lavatory Sink - Damaged/Missing (Bathroom)	Level 1	0.17	
Doors	Unit - Damaged Hardware/Locks (Doors)	Level 2	0.10	
Doors	Unit - Damaged/Missing Screen/Storm/Security Door (Doors)	Level 1	0.05	
Kitchen Items	Unit - Cabinets - Missing/Damaged (Kitchen)	Level 2	0.19	
			0.52	1.44

Building 12B - 804 HUNT AVE NW APT 1-8 - Building Exterior [Possible Points : 0.74]

Non-Health And Safety Deficiencies

Item	Deficiency	Severity	Points Deducted	Points Received
FHEO - Accessibility to Main Floor Entrance	BE- Obstructed or Missing Accessibility Route (FHEO Accessibility to Main Floor Entrance)	Level 3	0.00	
			0.00	0.74

Building 12B - 804 HUNT AVE NW APT 1-8 - Unit 4 [Possible Points : 1.96]

Non-Health And Safety Deficiencies

Item	Deficiency	Severity	Points Deducted	Points Received
Bathroom Items	Unit - Shower/Tub - Damaged/Missing (Bathroom)	Level 1	0.23	
Bathroom Items	Unit - Ventilation/Exhaust System - Inoperable	Level 2	0.46	

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Item	Deficiency	Severity	Points Deducted	Points Received
	(Bathroom)			
			0.69	1.27

Building 17D9 - 2909-2911 BLUESTONE AVE NE - Building Exterior [Possible Points : 0.60]

Non-Health And Safety Deficiencies				
FHEO - Accessibility to Main Floor Entrance	BE- Obstructed or Missing Accessibility Route (FHEO Accessibility to Main Floor Entrance)	Level 3	0.00	
			0.00	0.60

Building 17D9 - 2909-2911 BLUESTONE AVE NE - Common Areas* [Possible Points : 0.06]

Non-Health And Safety Deficiencies				
Floors	CA - Mold/Mildew/Water Stains/Water Damage (Floors)	Level 3	0.08	
* The point deductions for this sub-area exceed the number of possible points. The points received cannot be negative so it is set to zero.			0.08	0.00

Building 17D9 - 2909-2911 BLUESTONE AVE NE - Unit 2909 [Possible Points : 1.96]

Non-Health And Safety Deficiencies				
Bathroom Items	Unit - Bathroom Cabinets - Damaged/Missing (Bathroom)	Level 1	0.10	
Doors	Unit - Damaged Hardware/Locks (Doors)	Level 3	0.21	
			0.30	1.66

Building 1A - 807 HUNT AVE NW APT 1-16 - Building Exterior [Possible Points : 1.49]

Non-Health And Safety Deficiencies				
FHEO - Accessibility to Main Floor Entrance	BE- Obstructed or Missing Accessibility Route (FHEO Accessibility to Main Floor Entrance)	Level 3	0.00	
			0.00	1.49

Building 1A - 807 HUNT AVE NW APT 1-16 - Unit 5 [Possible Points : 1.88]

Non-Health And Safety Deficiencies				
Bathroom Items	Unit - Lavatory Sink - Damaged/Missing (Bathroom)	Level 1	0.17	
Kitchen Items	Unit - Refrigerator - Missing/Damaged/Inoperable (Kitchen)	Level 1	0.17	
Health And Safety Deficiencies				

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Item	Deficiency	Severity	Points Deducted	Points Received
Doors	Unit - Damaged Frames/Threshold/Lintels/Trim (Doors) (NLT)	Level 3	0.11	
			0.46	1.42

Building 20C - 1310-1312 LIBERTY RD NE - Unit 1310 [Possible Points : 1.96]

Health And Safety Deficiencies				
Smoke Detector	Unit - Missing/Inoperable (Smoke Detector) (SD)	Level 3	0.00	
			0.00	1.96

Building 23D9 - 2702-2704 SAND RD NE - Building Exterior [Possible Points : 0.60]

Non-Health And Safety Deficiencies				
FHEO - Accessibility to Main Floor Entrance	BE- Obstructed or Missing Accessibility Route (FHEO Accessibility to Main Floor Entrance)	Level 3	0.00	
			0.00	0.60

Building 25D - 2710-2712 SAND RD NE - Building Exterior [Possible Points : 0.60]

Non-Health And Safety Deficiencies				
FHEO - Accessibility to Main Floor Entrance	BE- Obstructed or Missing Accessibility Route (FHEO Accessibility to Main Floor Entrance)	Level 3	0.00	
			0.00	0.60

Building 25D - 2710-2712 SAND RD NE - Building Systems [Possible Points : 0.61]

Non-Health And Safety Deficiencies				
Domestic Water	BS- Leaking Central Water Supply (Domestic Water)	Level 3	0.45	
			0.45	0.15

Building 25D - 2710-2712 SAND RD NE - Unit 2712* [Possible Points : 1.96]

Health And Safety Deficiencies				
Emergency/Fire Exits	HS - Emergency/Fire Exits Blocked/Unusable (Emergency/Fire Exits) (LT)	Level 3	1.53	
Kitchen Items	Unit - Plumbing - Leaking Faucet/Pipes (Kitchen) (NLT)	Level 3	0.69	
Smoke Detector	Unit - Missing/Inoperable (Smoke Detector) (2) (SD)	Level 3	0.00	
* The point deductions for this sub-area exceed the number of possible points. The points received cannot be negative so it is set to zero.			2.22	0.00

Inspection Summary Report (POA) for Inspection #538229

Item	Deficiency	Severity	Points Deducted	Points Received
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Building 27B - 2717-2719 SAND RD NE - Building Exterior [Possible Points : 0.60]

Non-Health And Safety Deficiencies				
FHEO - Accessibility to Main Floor Entrance	BE- Obstructed or Missing Accessibility Route (FHEO Accessibility to Main Floor Entrance)	Level 3	0.00	
			0.00	0.60

Building 27B - 2717-2719 SAND RD NE - Common Areas* [Possible Points : 0.06]

Non-Health And Safety Deficiencies				
Floors	CA - Mold/Mildew/Water Stains/Water Damage (Floors)	Level 3	0.08	
* The point deductions for this sub-area exceed the number of possible points. The points received cannot be negative so it is set to zero.			0.08	0.00

Building 27B - 2717-2719 SAND RD NE - Unit 2719 [Possible Points : 1.96]

Non-Health And Safety Deficiencies				
Doors	Unit - Damaged Surface (Holes/Paint/Rust/Glass) (Doors)	Level 3	0.21	
Lighting	Unit - Missing/Inoperable Fixture (Lighting)	Level 1	0.03	
Health And Safety Deficiencies				
Infestation	HS - Insects / roaches (Infestation) (NLT)	Level 3	0.69	
Smoke Detector	Unit - Missing/Inoperable (Smoke Detector) (SD)	Level 3	0.00	
			0.93	1.03

Building 29B - 2709-2711 SAND RD NE - Building Exterior [Possible Points : 0.60]

Non-Health And Safety Deficiencies				
FHEO - Accessibility to Main Floor Entrance	BE- Obstructed or Missing Accessibility Route (FHEO Accessibility to Main Floor Entrance)	Level 3	0.00	
			0.00	0.60

Building 29B - 2709-2711 SAND RD NE - Unit 2711 [Possible Points : 1.96]

Health And Safety Deficiencies				
Electrical System	Unit - GFI - Inoperable (Electrical System) (NLT)	Level 3	1.02	
Smoke Detector	Unit - Missing/Inoperable (Smoke Detector) (SD)	Level 3	0.00	
			1.02	0.94

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Item	Deficiency	Severity	Points Deducted	Points Received
Building 2B - 811 HUNT AVE NW APT 1-8 - Building Systems [Possible Points : 0.75]				
Non-Health And Safety Deficiencies				
Domestic Water	BS- Leaking Central Water Supply (Domestic Water)	Level 3	0.56	
			0.56	0.19

Building 2B - 811 HUNT AVE NW APT 1-8 - Unit 6 [Possible Points : 1.88]				
Non-Health And Safety Deficiencies				
Bathroom Items	Unit - Lavatory Sink - Damaged/Missing (Bathroom)	Level 1	0.17	
			0.17	1.71

Building 30D - 2705-2707 SAND RD NE - Building Exterior [Possible Points : 0.60]				
Non-Health And Safety Deficiencies				
FHEO - Accessibility to Main Floor Entrance	BE- Obstructed or Missing Accessibility Route (FHEO Accessibility to Main Floor Entrance)	Level 3	0.00	
			0.00	0.60

Building 30D - 2705-2707 SAND RD NE - Unit 2707 [Possible Points : 1.88]				
Non-Health And Safety Deficiencies				
Kitchen Items	Unit - Refrigerator - Missing/Damaged/Inoperable (Kitchen)	Level 1	0.17	
			0.17	1.71

Building 31B - 2701-2703 SAND RD NE - Building Exterior [Possible Points : 0.60]				
Non-Health And Safety Deficiencies				
FHEO - Accessibility to Main Floor Entrance	BE- Obstructed or Missing Accessibility Route (FHEO Accessibility to Main Floor Entrance)	Level 3	0.00	
			0.00	0.60

Building 31B - 2701-2703 SAND RD NE - Unit 2701 [Possible Points : 1.96]				
Non-Health And Safety Deficiencies				
Bathroom Items	Unit - Lavatory Sink - Damaged/Missing (Bathroom)	Level 1	0.17	
Lighting	Unit - Missing/Inoperable Fixture (Lighting)	Level 1	0.03	
Walls	Unit - Damaged (Walls)	Level 2	0.09	
			0.30	1.67

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Item	Deficiency	Severity	Points Deducted	Points Received
Building 33B - 2815-2817 BLUESTONE AVE NE - Building Exterior [Possible Points : 0.60]				
Non-Health And Safety Deficiencies				
FHEO - Accessibility to Main Floor Entrance	BE- Obstructed or Missing Accessibility Route (FHEO Accessibility to Main Floor Entrance)	Level 3	0.00	
Walls	BE- Missing Pieces/Holes/Spalling (Walls)	Level 2	0.16	
			0.16	0.43

Building 33B - 2815-2817 BLUESTONE AVE NE - Common Areas* [Possible Points : 0.06]				
Non-Health And Safety Deficiencies				
Floors	CA - Mold/Mildew/Water Stains/Water Damage (Floors)	Level 3	0.08	
* The point deductions for this sub-area exceed the number of possible points. The points received cannot be negative so it is set to zero.			0.08	0.00

Building 33B - 2815-2817 BLUESTONE AVE NE - Unit 2817 [Possible Points : 2.00]				
Non-Health And Safety Deficiencies				
Bathroom Items	Unit - Lavatory Sink - Damaged/Missing (Bathroom)	Level 1	0.17	
Doors	Unit - Damaged Surface (Holes/Paint/Rust/Glass) (Doors)	Level 3	0.21	
			0.38	1.62

Building 34D - 2811-2813 BLUESTONE AVE NE - Building Exterior [Possible Points : 0.60]				
Non-Health And Safety Deficiencies				
FHEO - Accessibility to Main Floor Entrance	BE- Obstructed or Missing Accessibility Route (FHEO Accessibility to Main Floor Entrance)	Level 3	0.00	
			0.00	0.60

Building 34D - 2811-2813 BLUESTONE AVE NE - Unit 2811* [Possible Points : 1.96]				
Non-Health And Safety Deficiencies				
Bathroom Items	Unit - Lavatory Sink - Damaged/Missing (Bathroom)	Level 1	0.17	
Bathroom Items	Unit - Plumbing - Clogged Drains (Bathroom)	Level 1	0.38	
Bathroom Items	Unit - Plumbing Leaking Faucet/Pipes (Bathroom)	Level 1	0.23	
Doors	Unit - Damaged/Missing Screen/Storm/Security Door (Doors)	Level 1	0.05	
Kitchen Items	Unit - Range Hood/Exhaust Fans - Excessive	Level 1	0.10	

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Item	Deficiency	Severity	Points Deducted	Points Received
	Grease/Inoperable (Kitchen)			
Lighting	Unit - Missing/Inoperable Fixture (Lighting)	Level 2	0.06	
Water Heater	Unit - Leaking Valves/Tanks/Pipes (Hot Water Heater)	Level 3	0.61	
Health And Safety Deficiencies				
Hazards	HS - Sharp Edges (Hazards) (NLT)	Level 3	0.69	
Outlets/Switches	Unit - Missing/Broken Cover Plates (Outlets/Switches) (LT)	Level 3	0.18	
Smoke Detector	Unit - Missing/Inoperable (Smoke Detector) (2) (SD)	Level 3	0.00	
* The point deductions for this sub-area exceed the number of possible points. The points received cannot be negative so it is set to zero.			2.48	0.00

Building 3A - 809 HUNT AVE NW APT 1-4 - Building Exterior [Possible Points : 0.66]				
Non-Health And Safety Deficiencies				
FHEO - Accessibility to Main Floor Entrance	BE- Obstructed or Missing Accessibility Route (FHEO Accessibility to Main Floor Entrance)	Level 3	0.00	
Roofs	BE- Damaged/Clogged Drains (Roofs)	Level 2	0.37	
Roofs	BE- Missing/Damaged Components from Downspout/Gutter (Roofs)	Level 1	0.08	
			0.46	0.20

Building 3A - 809 HUNT AVE NW APT 1-4 - Unit 3 [Possible Points : 1.96]				
Non-Health And Safety Deficiencies				
Bathroom Items	Unit - Lavatory Sink - Damaged/Missing (Bathroom)	Level 1	0.17	
			0.17	1.79

Building 4C - 805 HUNT AVE NW APT 1-6 - Building Exterior [Possible Points : 0.69]				
Non-Health And Safety Deficiencies				
FHEO - Accessibility to Main Floor Entrance	BE- Obstructed or Missing Accessibility Route (FHEO Accessibility to Main Floor Entrance)	Level 3	0.00	
			0.00	0.69

Building 4C - 805 HUNT AVE NW APT 1-6 - Common Areas* [Possible Points : 0.02]				
Health And Safety Deficiencies				
Emergency/Fire	HS - Missing Exit Signs (Emergency/Fire Exits) (NLT)	Level 3	0.11	

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Item	Deficiency	Severity	Points Deducted	Points Received
Exits)			
* The point deductions for this sub-area exceed the number of possible points. The points received cannot be negative so it is set to zero.			0.11	0.00

Building 4C - 805 HUNT AVE NW APT 1-6 - Unit 3 [Possible Points : 2.00]

Non-Health And Safety Deficiencies				
Bathroom Items	Unit - Lavatory Sink - Damaged/Missing (Bathroom)	Level 1	0.17	
Bathroom Items	Unit - Shower/Tub - Damaged/Missing (Bathroom)	Level 1	0.23	
Dryer Vent	Unit - Dryer Vent Missing/Damaged/Inoperable (Laundry Area (Room))	Level 3	0.09	
Kitchen Items	Unit - Cabinets - Missing/Damaged (Kitchen)	Level 2	0.19	
			0.69	1.32

Building 500 - HUNT ADMIN OFFICES - Building Exterior [Possible Points : 0.18]

Health And Safety Deficiencies				
Doors	BE - Damaged Frames/Threshold/Lintels/Trim (Doors) (NLT)	Level 3	0.04	
			0.04	0.14

Building 500 - HUNT ADMIN OFFICES - Common Areas [Possible Points : 0.20]

Health And Safety Deficiencies				
Emergency/Fire Exits	HS - Missing Exit Signs (Emergency/Fire Exits) (NLT)	Level 3	0.09	
			0.09	0.11

Building 5C - 803 HUNT AVE NW APT 1-6 - Building Exterior [Possible Points : 0.69]

Non-Health And Safety Deficiencies				
FHEO - Accessibility to Main Floor Entrance	BE- Obstructed or Missing Accessibility Route (FHEO Accessibility to Main Floor Entrance)	Level 3	0.00	
			0.00	0.69

Building 5C - 803 HUNT AVE NW APT 1-6 - Unit 5 [Possible Points : 1.96]

Non-Health And Safety Deficiencies				
Doors	Unit - Damaged Hardware/Locks (Doors)	Level 3	0.21	
			0.21	1.76

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Item	Deficiency	Severity	Points Deducted	Points Received
Building 6B - 801 HUNT AVE NW APT 1-8 - Building Exterior [Possible Points : 0.74]				
Non-Health And Safety Deficiencies				
FHEO - Accessibility to Main Floor Entrance	BE- Obstructed or Missing Accessibility Route (FHEO Accessibility to Main Floor Entrance)	Level 3	0.00	
			0.00	0.74

Building 7D - 810 HUNT AVE NW APT 1-8 - Unit 1 [Possible Points : 1.92]				
Non-Health And Safety Deficiencies				
Doors	Unit - Damaged Hardware/Locks (Doors)	Level 2	0.10	
			0.10	1.82

Building 7D - 810 HUNT AVE NW APT 1-8 - Unit 8 [Possible Points : 1.96]				
Non-Health And Safety Deficiencies				
Bathroom Items	Unit - Lavatory Sink - Damaged/Missing (Bathroom)	Level 1	0.17	
Bathroom Items	Unit - Plumbing Leaking Faucet/Pipes (Bathroom)	Level 1	0.23	
Health And Safety Deficiencies				
Bathroom Items	Unit - Shower/Tub - Damaged/Missing (Bathroom) (NLT)	Level 3	0.92	
Smoke Detector	Unit - Missing/Inoperable (Smoke Detector) (SD)	Level 3	0.00	
			1.32	0.64

Building 900 - BLUESTONE ADMIN OFFICES - Common Areas [Possible Points : 0.21]				
Non-Health And Safety Deficiencies				
Ceiling	CA - Holes/Missing Tiles/Panels/Cracks (Ceiling)	Level 1	0.01	
Kitchen Items	CA - Missing/Damaged/Inoperable (Range/Stove)	Level 1	0.02	
			0.04	0.18

Building 9D5 - 814 HUNT AVE NW APT 1-8 - Building Exterior [Possible Points : 0.74]				
Non-Health And Safety Deficiencies				
FHEO - Accessibility to Main Floor Entrance	BE- Obstructed or Missing Accessibility Route (FHEO Accessibility to Main Floor Entrance)	Level 3	0.00	
			0.00	0.74

Building 9D5 - 814 HUNT AVE NW APT 1-8 - Unit 7 [Possible Points : 1.96]				
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Inspection Summary Report (POA) for Inspection #538229

Item	Deficiency	Severity	Points Deducted	Points Received
Non-Health And Safety Deficiencies				
Bathroom Items	Unit - Shower/Tub - Damaged/Missing (Bathroom)	Level 1	0.23	
Health And Safety Deficiencies				
Hazards	HS - Tripping (Hazards) (NLT)	Level 3	0.00	
			0.23	1.73

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Deficiency Details			
Item	Location/Comments	Deficiency/Severity	Decisions
Site - HUNT MANOR - Site(0)			
Non-Health And Safety Deficiencies			
Walkways and Steps	HUNT ADMIN OFFICES missg, incoomplete	Site - Cracks/Settlement/ Heaving (Walkways/Steps) - L2	<ul style="list-style-type: none"> - Cracks, Settlement, or Heaving (includes concrete porches and entry stoops) - Missing sections of pavement - This condition DOES NOT RESULT in a Health and Safety concern.
Health And Safety Deficiencies			
Hazards	walk incomplete, edges causing trip haz	HS - Tripping (Hazards) (NLT) - L3	<ul style="list-style-type: none"> - Tripping (not related to elevators) - poses a tripping risk
Building 10F - 808 HUNT AVE NW APT 1-8[Sample,Inspected] - Building Exterior			
None			
Building 10F - 808 HUNT AVE NW APT 1-8[Sample,Inspected] - Building Systems			
None			
Building 10F - 808 HUNT AVE NW APT 1-8[Sample,Inspected] - Common Areas			
None			
Building 10F - 808 HUNT AVE NW APT 1-8[Sample,Inspected] - Unit 2			
Non-Health And Safety Deficiencies			
Doors	Storage hall clst dr wont shut	Unit - Damaged Hardware/ Locks (Doors) - L1	<ul style="list-style-type: none"> - All Other Doors (includes closet or other interior doors) - Hardware is damaged or missing - Closet door does not function as it should or cannot be locked.
Building 11D - 806 HUNT AVE NW APT 1-8[Sample,Inspected] - Building Exterior			
None			

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Item	Location/Comments	Deficiency/Severity	Decisions
Building 11D - 806 HUNT AVE NW APT 1-8[Sample,Inspected] - Building Systems			
None			

Building 11D - 806 HUNT AVE NW APT 1-8[Sample,Inspected] - Common Areas			
None			

Building 11D - 806 HUNT AVE NW APT 1-8[Sample,Inspected] - Unit 1			
Non-Health And Safety Deficiencies			
Bathroom Items	Bathroom popup inop	Unit - Lavatory Sink - Damaged/Missing (Bathroom) - L1	- Bathroom Sink - A stopper is missing (only if there is no stopper in the visible area)
Doors	Bedroom bdrm3 dr wont latch	Unit - Damaged Hardware/ Locks (Doors) - L2	- All Other Doors (includes closet or other interior doors) - Hardware is damaged or missing - Other interior door does not function as it should or cannot be locked.
Doors	Kitchen	Unit - Damaged/Missing Screen/Storm/Security Door (Doors) - L1	- Screen Door or Storm Door - Screen or storm door is damaged or is missing screens or glass
Kitchen Items	Kitchen 2 of 8 drawers damaged	Unit - Cabinets - Missing/ Damaged (Kitchen) - L2	- Kitchen Cabinets - Cabinets, doors, shelves, or laminate damaged or missing - 10% to 50% of cabinets, doors, shelves, or laminate damaged or missing

Building 12B - 804 HUNT AVE NW APT 1-8[Sample,Inspected] - Building Exterior			
Non-Health And Safety Deficiencies			
FHEO - Accessibility to Main Floor Entrance	no wheelchair access	BE- Obstructed or Missing Accessibility Route (FHEO Accessibility to Main Floor Entrance) - L3	- There IS an obstructed or missing accessible route to or from the main ground floor entrance (accessible route includes level surface to the door, ramps, etc.)

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Item	Location/Comments	Deficiency/Severity	Decisions
Building 12B - 804 HUNT AVE NW APT 1-8[Sample,Inspected] - Building Systems			
None			

Building 12B - 804 HUNT AVE NW APT 1-8[Sample,Inspected] - Common Areas			
None			

Building 12B - 804 HUNT AVE NW APT 1-8[Sample,Inspected] - Unit 4			
Non-Health And Safety Deficiencies			
Bathroom Items	Bathroom inop	Unit - Ventilation/Exhaust System - Inoperable (Bathroom) - L2	<ul style="list-style-type: none"> - Bathroom Ventilation/ Exhaust System - Exhaust fan does not work or is missing - There is NOT a window that opens.
Bathroom Items	Bathroom	Unit - Shower/Tub - Damaged/Missing (Bathroom) - L1	<ul style="list-style-type: none"> - Shower or Tub (Unit) - A stopper is missing (only if there is no stopper in the visible area)

Building 17D9 - 2909-2911 BLUESTONE AVE NE[Sample,Inspected] - Building Exterior			
Non-Health And Safety Deficiencies			
FHEO - Accessibility to Main Floor Entrance	no wheelchair access	BE- Obstructed or Missing Accessibility Route (FHEO Accessibility to Main Floor Entrance) - L3	<ul style="list-style-type: none"> - There IS an obstructed or missing accessible route to or from the main ground floor entrance (accessible route includes level surface to the door, ramps, etc.)

Building 17D9 - 2909-2911 BLUESTONE AVE NE[Sample,Inspected] - Building Systems			
None			

Building 17D9 - 2909-2911 BLUESTONE AVE NE[Sample,Inspected] - Common Areas			
Non-Health And Safety Deficiencies			
Closet/Utility/ Mechanical	Floor 1 wet flr	CA - Mold/Mildew/Water Stains/Water Damage (Floors) - L3	<ul style="list-style-type: none"> - Mold or Mildew (for example, a darkened area) or Water Stains or Water Damage (for example evidence of water infiltration) - Greater than 1 square foot

Inspection Summary Report (POA) for Inspection #538229

Item	Location/Comments	Deficiency/Severity	Decisions
			(Floor surface may have failed)

Building 17D9 - 2909-2911 BLUESTONE AVE NE[Sample,Inspected] - Unit 2909

Non-Health And Safety Deficiencies

Bathroom Items	Bathroom missg dr	Unit - Bathroom Cabinets - Damaged/Missing (Bathroom) - L1	- Bathroom Cabinets - Damaged or missing cabinets, shelves, vanity tops, drawers, medicine cabinets, or doors. They ARE NOT functioning for storage or their intended purpose.
Doors	Bathroom dr wont latch	Unit - Damaged Hardware/ Locks (Doors) - L3	- Bathroom Door - Hardware is damaged or missing - Door does not function as it should (it does not properly latch).

Building 1A - 807 HUNT AVE NW APT 1-16[Sample,Inspected] - Building Exterior

Non-Health And Safety Deficiencies

FHEO - Accessibility to Main Floor Entrance	no wheelchair access	BE- Obstructed or Missing Accessibility Route (FHEO Accessibility to Main Floor Entrance) - L3	- There IS an obstructed or missing accessible route to or from the main ground floor entrance (accessible route includes level surface to the door, ramps, etc.)
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Building 1A - 807 HUNT AVE NW APT 1-16[Sample,Inspected] - Building Systems

None

Building 1A - 807 HUNT AVE NW APT 1-16[Sample,Inspected] - Common Areas

Non-Health And Safety Deficiencies

Building 1A - 807 HUNT AVE NW APT 1-16[Sample,Inspected] - Unit 13

None

Building 1A - 807 HUNT AVE NW APT 1-16[Sample,Inspected] - Unit 5

Non-Health And Safety Deficiencies

Inspection Summary Report (POA) for Inspection #538229

Item	Location/Comments	Deficiency/Severity	Decisions
Bathroom Items	Bathroom popup inop	Unit - Lavatory Sink - Damaged/Missing (Bathroom) - L1	- Bathroom Sink - A stopper is missing (only if there is no stopper in the visible area)
Kitchen Items	Kitchen torn seal	Unit - Refrigerator - Missing /Damaged/Inoperable (Kitchen) - L1	- Refrigerator - Door seals are deteriorated
Health And Safety Deficiencies			
Doors	Living Area dr wontt latch	Unit - Damaged Frames/ Threshold/Lintels/Trim (Doors) (NLT) - L3	- Entry Door to Unit - Frame is damaged causing the door not to function or lock (this includes thresholds, lintels, trim, headers, and jambs) or light can be observed around the edges and you observe no seal deterioration - This condition DOES NOT RESULT in a Health and Safety concern.

Building 20C - 1310-1312 LIBERTY RD NE[Sample,Inspected] - Building Exterior

Non-Health And Safety Deficiencies

Building 20C - 1310-1312 LIBERTY RD NE[Sample,Inspected] - Building Systems

None

Building 20C - 1310-1312 LIBERTY RD NE[Sample,Inspected] - Common Areas

None

Building 20C - 1310-1312 LIBERTY RD NE[Sample,Inspected] - Unit 1310

Non-Health And Safety Deficiencies

Health And Safety Deficiencies

Smoke Detector	Living Area missg	Unit - Missing/Inoperable (Smoke Detector) (SD) - L3	- Missing - There is NOT another functioning smoke detector on same level.
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Building 23D9 - 2702-2704 SAND RD NE[Sample,Inspected] - Building Exterior

Non-Health And Safety Deficiencies

Inspection Summary Report (POA) for Inspection #538229

Item	Location/Comments	Deficiency/Severity	Decisions
FHEO - Accessibility to Main Floor Entrance	no wheelchair access	BE- Obstructed or Missing Accessibility Route (FHEO Accessibility to Main Floor Entrance) - L3	- There IS an obstructed or missing accessible route to or from the main ground floor entrance (accessible route includes level surface to the door, ramps, etc.)

Building 23D9 - 2702-2704 SAND RD NE[Sample,Inspected] - Building Systems

None

Building 23D9 - 2702-2704 SAND RD NE[Sample,Inspected] - Common Areas

None

Building 25D - 2710-2712 SAND RD NE[Sample,Inspected] - Building Exterior

Non-Health And Safety Deficiencies

FHEO - Accessibility to Main Floor Entrance	no wheelchair access	BE- Obstructed or Missing Accessibility Route (FHEO Accessibility to Main Floor Entrance) - L3	- There IS an obstructed or missing accessible route to or from the main ground floor entrance (accessible route includes level surface to the door, ramps, etc.)
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Building 25D - 2710-2712 SAND RD NE[Sample,Inspected] - Building Systems

Non-Health And Safety Deficiencies

Domestic Water	Floor 1 leaky pipe near boiler	BS- Leaking Central Water Supply (Domestic Water) - L3	<ul style="list-style-type: none"> - Water is leaking from any water system component (not including fixtures) - Component is leaking and was never designed to do so - This condition DOES NOT RESULT in a Health and Safety concern.
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Building 25D - 2710-2712 SAND RD NE[Sample,Inspected] - Common Areas

None

Building 25D - 2710-2712 SAND RD NE[Sample,Inspected] - Unit 2712

Non-Health And Safety Deficiencies

Health And Safety Deficiencies

Inspection Summary Report (POA) for Inspection #538229

Item	Location/Comments	Deficiency/Severity	Decisions
Emergency/Fire Exits	Bedroom bdrm3 missg knob blocking primary egress	HS - Emergency/Fire Exits Blocked/Unusable (Emergency/Fire Exits) (LT) - L3	- Emergency/Fire Exits (applies only on third or lower floors) - Unusable
Kitchen Items	Kitchen drain leaks	Unit - Plumbing - Leaking Faucet/Pipes (Kitchen) (NLT) - L3	- Kitchen Sink - There is a leak - There is a steady leak that cannot be contained by the sink basin
Smoke Detector	Living Area inop	Unit - Missing/Inoperable (Smoke Detector) (SD) - L3	- Inoperable - There is NOT another functioning smoke detector on same level.
Smoke Detector	Hallway inop	Unit - Missing/Inoperable (Smoke Detector) (SD) - L3	- Inoperable - There is NOT another functioning smoke detector on same level.

Building 27B - 2717-2719 SAND RD NE[Sample,Inspected] - Building Exterior

Non-Health And Safety Deficiencies

FHEO - Accessibility to Main Floor Entrance	no wheelchair access	BE- Obstructed or Missing Accessibility Route (FHEO Accessibility to Main Floor Entrance) - L3	- There IS an obstructed or missing accessible route to or from the main ground floor entrance (accessible route includes level surface to the door, ramps, etc.)
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Building 27B - 2717-2719 SAND RD NE[Sample,Inspected] - Building Systems

None

Building 27B - 2717-2719 SAND RD NE[Sample,Inspected] - Common Areas

Non-Health And Safety Deficiencies

Closet/Utility/ Mechanical	Floor 1 wet flr	CA - Mold/Mildew/Water Stains/Water Damage (Floors) - L3	- Mold or Mildew (for example, a darkened area) or Water Stains or Water Damage (for example evidence of water infiltration) - Greater than 1 square foot (Floor surface may have
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Inspection Summary Report (POA) for Inspection #538229

Item	Location/Comments	Deficiency/Severity	Decisions
			failed)

Building 27B - 2717-2719 SAND RD NE[Sample,Inspected] - Unit 2719

Non-Health And Safety Deficiencies

Doors	Storage hall clst dr damagec	Unit - Damaged Surface (Holes/Paint/Rust/Glass) (Doors) - L3	<ul style="list-style-type: none"> - All Other Doors (includes closet or other interior doors) - Surface is damaged - Door has holes. - Greater than 1 inch - This condition DOES NOT RESULT in a Health and Safety concern.
Lighting	Hallway	Unit - Missing/Inoperable Fixture (Lighting) - L1	<ul style="list-style-type: none"> - In 1 room in this unit, a permanent lighting fixture is missing or not functioning - There is NOT another permanent switched light source in room.

Health And Safety Deficiencies

Infestation	Kitchen 1 live roach observed	HS - Insects /roaches (Infestation) (NLT) - L3	<ul style="list-style-type: none"> - Evidence of roaches - Single live roach observed
Smoke Detector	Hallway inop	Unit - Missing/Inoperable (Smoke Detector) (SD) - L3	<ul style="list-style-type: none"> - Inoperable - There is NOT another functioning smoke detector on same level.

Building 29B - 2709-2711 SAND RD NE[Sample,Inspected] - Building Exterior

Non-Health And Safety Deficiencies

FHEO - Accessibility to Main Floor Entrance	no wheelchair access	BE- Obstructed or Missing Accessibility Route (FHEO Accessibility to Main Floor Entrance) - L3	<ul style="list-style-type: none"> - There IS an obstructed or missing accessible route to or from the main ground floor entrance (accessible route includes level surface to the door, ramps, etc.)
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Building 29B - 2709-2711 SAND RD NE[Sample,Inspected] - Building Systems

None

Building 29B - 2709-2711 SAND RD NE[Sample,Inspected] - Common Areas

Inspection Summary Report (POA) for Inspection #538229

Item	Location/Comments	Deficiency/Severity	Decisions
None			

Building 29B - 2709-2711 SAND RD NE[Sample,Inspected] - Unit 2711

Non-Health And Safety Deficiencies

Health And Safety Deficiencies

Electrical System	Kitchen 1 inop	Unit - GFI - Inoperable (Electrical System) (NLT) - L3	- GFI does not function when self-test button is pressed
Smoke Detector	Living Area inop	Unit - Missing/Inoperable (Smoke Detector) (SD) - L3	- Inoperable - There is NOT another functioning smoke detector on same level.

Building 2B - 811 HUNT AVE NW APT 1-8[Sample,Inspected] - Building Exterior

None

Building 2B - 811 HUNT AVE NW APT 1-8[Sample,Inspected] - Building Systems

Non-Health And Safety Deficiencies

Domestic Water	Floor 1 pump leaks	BS- Leaking Central Water Supply (Domestic Water) - L3	- Water is leaking from any water system component (not including fixtures) - Component is leaking and was never designed to do so - This condition DOES NOT RESULT in a Health and Safety concern.
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Building 2B - 811 HUNT AVE NW APT 1-8[Sample,Inspected] - Common Areas

None

Building 2B - 811 HUNT AVE NW APT 1-8[Sample,Inspected] - Unit 6

Non-Health And Safety Deficiencies

Bathroom Items	Bathroom popup inop	Unit - Lavatory Sink - Damaged/Missing (Bathroom) - L1	- Bathroom Sink - A stopper is missing (only if there is no stopper in the visible area)
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Building 30D - 2705-2707 SAND RD NE[Sample,Inspected] - Building Exterior

Non-Health And Safety Deficiencies

Inspection Summary Report (POA) for Inspection #538229

Item	Location/Comments	Deficiency/Severity	Decisions
FHEO - Accessibility to Main Floor Entrance	no wheelchair access	BE- Obstructed or Missing Accessibility Route (FHEO Accessibility to Main Floor Entrance) - L3	- There IS an obstructed or missing accessible route to or from the main ground floor entrance (accessible route includes level surface to the door, ramps, etc.)

Building 30D - 2705-2707 SAND RD NE[Sample,Inspected] - Building Systems

None

Building 30D - 2705-2707 SAND RD NE[Sample,Inspected] - Common Areas

None

Building 30D - 2705-2707 SAND RD NE[Sample,Inspected] - Unit 2707

Non-Health And Safety Deficiencies

Kitchen Items	Kitchen torn seal	Unit - Refrigerator - Missing /Damaged/Inoperable (Kitchen) - L1	- Refrigerator - Door seals are deteriorated
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Building 31B - 2701-2703 SAND RD NE[Sample,Inspected] - Building Exterior

Non-Health And Safety Deficiencies

FHEO - Accessibility to Main Floor Entrance	no wheelchair access	BE- Obstructed or Missing Accessibility Route (FHEO Accessibility to Main Floor Entrance) - L3	- There IS an obstructed or missing accessible route to or from the main ground floor entrance (accessible route includes level surface to the door, ramps, etc.)
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Building 31B - 2701-2703 SAND RD NE[Sample,Inspected] - Building Systems

None

Building 31B - 2701-2703 SAND RD NE[Sample,Inspected] - Common Areas

None

Building 31B - 2701-2703 SAND RD NE[Sample,Inspected] - Unit 2701

Non-Health And Safety Deficiencies

Bathroom Items	Bathroom popup inop	Unit - Lavatory Sink - Damaged/Missing (Bathroom) - L1	- Bathroom Sink - A stopper is missing (only if there is no stopper in the visible area)
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Inspection Summary Report (POA) for Inspection #538229

Item	Location/Comments	Deficiency/Severity	Decisions
Lighting	Bathroom	Unit - Missing/Inoperable Fixture (Lighting) - L1	<ul style="list-style-type: none"> - In 1 room in this unit, a permanent lighting fixture is missing or not functioning - There is NOT another permanent switched light source in room.
Walls	Storage rear clst- hole	Unit - Damaged (Walls) - L2	<ul style="list-style-type: none"> - Hole(s) - Larger than a sheet of paper, but you cannot see through the hole - ONE wall is affected.

Building 33B - 2815-2817 BLUESTONE AVE NE[Sample,Inspected] - Building Exterior

Non-Health And Safety Deficiencies

FHEO - Accessibility to Main Floor Entrance	no wheelchair access	BE- Obstructed or Missing Accessibility Route (FHEO Accessibility to Main Floor Entrance) - L3	<ul style="list-style-type: none"> - There IS an obstructed or missing accessible route to or from the main ground floor entrance (accessible route includes level surface to the door, ramps, etc.)
Walls	front corner damaged	BE- Missing Pieces/Holes/Spalling (Walls) - L2	<ul style="list-style-type: none"> - Surface Deterioration and Spalling - Smaller than a sheet of paper

Building 33B - 2815-2817 BLUESTONE AVE NE[Sample,Inspected] - Building Systems

None

Building 33B - 2815-2817 BLUESTONE AVE NE[Sample,Inspected] - Common Areas

Non-Health And Safety Deficiencies

Closet/Utility/Mechanical	Floor 1 flr wet	CA - Mold/Mildew/Water Stains/Water Damage (Floors) - L3	<ul style="list-style-type: none"> - Mold or Mildew (for example, a darkened area) or Water Stains or Water Damage (for example evidence of water infiltration) - Greater than 1 square foot (Floor surface may have failed)
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Inspection Summary Report (POA) for Inspection #538229

Item	Location/Comments	Deficiency/Severity	Decisions
Building 33B - 2815-2817 BLUESTONE AVE NE[Sample,Inspected] - Unit 2817			
Non-Health And Safety Deficiencies			
Bathroom Items	Bathroom bath2- popup inop	Unit - Lavatory Sink - Damaged/Missing (Bathroom) - L1	- Bathroom Sink - A stopper is missing (only if there is no stopper in the visible area)
Doors	Bedroom bdrm2- hole	Unit - Damaged Surface (Holes/Paint/Rust/Glass) (Doors) - L3	- All Other Doors (includes closet or other interior doors) - Surface is damaged - Door has holes. - Greater than 1 inch - This condition DOES NOT RESULT in a Health and Safety concern.

Building 34D - 2811-2813 BLUESTONE AVE NE[Sample,Inspected] - Building Exterior			
Non-Health And Safety Deficiencies			
FHEO - Accessibility to Main Floor Entrance	no wheelchair access	BE- Obstructed or Missing Accessibility Route (FHEO Accessibility to Main Floor Entrance) - L3	- There IS an obstructed or missing accessible route to or from the main ground floor entrance (accessible route includes level surface to the door, ramps, etc.)

Building 34D - 2811-2813 BLUESTONE AVE NE[Sample,Inspected] - Building Systems			
None			

Building 34D - 2811-2813 BLUESTONE AVE NE[Sample,Inspected] - Common Areas			
None			

Building 34D - 2811-2813 BLUESTONE AVE NE[Sample,Inspected] - Unit 2811			
Non-Health And Safety Deficiencies			
Bathroom Items	Bathroom handle leaks	Unit - Plumbing Leaking Faucet/Pipes (Bathroom) - L1	- Shower or Tub (Unit) - There is a leak - There is a leak or drip, but it is contained by the shower or tub basin
Bathroom Items	Bathroom	Unit - Plumbing - Clogged Drains (Bathroom) - L1	- Shower or Tub (Unit) - There is a problem with the

Inspection Summary Report (POA) for Inspection #538229

Item	Location/Comments	Deficiency/Severity	Decisions
			drainage - The basin will drain, but it is slow
Bathroom Items	Bathroom popup inop	Unit - Lavatory Sink - Damaged/Missing (Bathroom) - L1	- Bathroom Sink - A stopper is missing (only if there is no stopper in the visible area)
Doors	Living Area front- missg latch	Unit - Damaged/Missing Screen/Storm/Security Door (Doors) - L1	- Screen Door or Storm Door - Screen or storm door is damaged or is missing screens or glass
Kitchen Items	Kitchen dirty	Unit - Range Hood/Exhaust Fans - Excessive Grease/ Inoperable (Kitchen) - L1	- Range Hood/Exhaust Fans - Dirt, grease, or another barrier has accumulated; free passage of air is noticeably reduced
Lighting	Hallway hall, kitchen inop	Unit - Missing/Inoperable Fixture (Lighting) - L2	- In 2 rooms in this unit, a permanent lighting fixture is missing or not functioning - There is NOT another permanent switched light source in room.
Water Heater	Storage evidence of leak	Unit - Leaking Valves/Tanks /Pipes (Hot Water Heater) - L3	- Water is leaking from any water system component, hose bibs. - This condition DOES NOT RESULT in a Health and Safety concern.
Health And Safety Deficiencies			
Hazards	Bathroom broke mirror, cut haz	HS - Sharp Edges (Hazards) (NLT) - L3	- Sharp Edges - This COULD cause cutting/breaking of skin or other bodily harm.
Outlets/Switches	Bedroom bdm2- missg cvr	Unit - Missing/Broken Cover Plates (Outlets/Switches) (LT) - L3	- Cover plate missing or broken - The electrical connections/ wires ARE exposed.
Smoke Detector	Living Area inop	Unit - Missing/Inoperable (Smoke Detector) (SD) - L3	- Inoperable - There is NOT another functioning smoke detector

Inspection Summary Report (POA) for Inspection #538229

Item	Location/Comments	Deficiency/Severity	Decisions
			on same level.
Smoke Detector	Hallway inop	Unit - Missing/Inoperable (Smoke Detector) (SD) - L3	- Inoperable - There is NOT another functioning smoke detector on same level.

Building 36G - 2601-2603 Bluestone Ave., N.E.[Sample,Inspected] - Building Exterior

None

Building 36G - 2601-2603 Bluestone Ave., N.E.[Sample,Inspected] - Building Systems

None

Building 36G - 2601-2603 Bluestone Ave., N.E.[Sample,Inspected] - Common Areas

None

Building 3A - 809 HUNT AVE NW APT 1-4[Sample,Inspected] - Building Exterior

Non-Health And Safety Deficiencies

FHEO - Accessibility to Main Floor Entrance	no wheelchair access	BE- Obstructed or Missing Accessibility Route (FHEO Accessibility to Main Floor Entrance) - L3	- There IS an obstructed or missing accessible route to or from the main ground floor entrance (accessible route includes level surface to the door, ramps, etc.)
Roofs	rear- clogged	BE- Damaged/Clogged Drains (Roofs) - L2	- Damaged/clogged Drain or Ponding - Drain damaged or partially clogged; NO evidence of ponding on the roof
Roofs	front, 1 damaged	BE- Missing/Damaged Components from Downspout/Gutter (Roofs) - L1	- Missing/Damaged Components from Downspout/Gutter - Splash blocks missing or damaged

Building 3A - 809 HUNT AVE NW APT 1-4[Sample,Inspected] - Building Systems

None

Building 3A - 809 HUNT AVE NW APT 1-4[Sample,Inspected] - Common Areas

None

Inspection Summary Report (POA) for Inspection #538229

Item	Location/Comments	Deficiency/Severity	Decisions
Building 3A - 809 HUNT AVE NW APT 1-4[Sample,Inspected] - Unit 3			
Non-Health And Safety Deficiencies			
Bathroom Items	Bathroom popup inop	Unit - Lavatory Sink - Damaged/Missing (Bathroom) - L1	- Bathroom Sink - A stopper is missing (only if there is no stopper in the visible area)

Building 4C - 805 HUNT AVE NW APT 1-6[Sample,Inspected] - Building Exterior			
Non-Health And Safety Deficiencies			
FHEO - Accessibility to Main Floor Entrance	no wheelchair access	BE- Obstructed or Missing Accessibility Route (FHEO Accessibility to Main Floor Entrance) - L3	- There IS an obstructed or missing accessible route to or from the main ground floor entrance (accessible route includes level surface to the door, ramps, etc.)
Health And Safety Deficiencies			
Hazards	front- inop	HS - Other (Hazards) (NLT) - L3	- Any other - This DOES pose a risk of bodily injury.

Building 4C - 805 HUNT AVE NW APT 1-6[Sample,Inspected] - Building Systems			
None			

Building 4C - 805 HUNT AVE NW APT 1-6[Sample,Inspected] - Common Areas			
Non-Health And Safety Deficiencies			
Health And Safety Deficiencies			
Emergency/Fire Exits	Floor 1 2 inop	HS - Missing Exit Signs (Emergency/Fire Exits) (NLT) - L3	- Exit Signs - No adjacent or other internal /external illumination on or near the sign

Building 4C - 805 HUNT AVE NW APT 1-6[Sample,Inspected] - Unit 3			
Non-Health And Safety Deficiencies			
Bathroom Items	Bathroom	Unit - Lavatory Sink - Damaged/Missing (Bathroom) - L1	- Bathroom Sink - A stopper is missing (only if there is no stopper in the visible area)
Bathroom Items	Bathroom	Unit - Shower/Tub - Damaged/Missing (Bathroom) - L1	- Shower or Tub (Unit) - A stopper is missing (only if there is no stopper in the

Inspection Summary Report (POA) for Inspection #538229

Item	Location/Comments	Deficiency/Severity	Decisions
			visible area)
Dryer Vent	Laundry Area vent not connected	Unit - Dryer Vent Missing/ Damaged/Inoperable (Laundry Area (Room)) - L3	
Kitchen Items	Kitchen 1 of 6 damaged drawers	Unit - Cabinets - Missing/ Damaged (Kitchen) - L2	<ul style="list-style-type: none"> - Kitchen Cabinets - Cabinets, doors, shelves, or laminate damaged or missing - 10% to 50% of cabinets, doors, shelves, or laminate damaged or missing

Building 500 - HUNT ADMIN OFFICES[Sample,Inspected] - Building Exterior

Non-Health And Safety Deficiencies

Health And Safety Deficiencies

Doors	rear dr wont latch	BE - Damaged Frames/ Threshold/Lintels/Trim (Doors) (NLT) - L3	<ul style="list-style-type: none"> - Entry Door (leads to the outside of the building) - Frame is damaged causing the door not to function or lock (this includes thresholds, lintels, trim, headers, and jambs) or light can be observed around the edges and you observe no seal deterioration - This condition DOES NOT RESULT in a Health and Safety concern.
Hazards	front- inop	HS - Other (Hazards) (NLT) - L3	- Any other - This DOES pose a risk of bodily injury.

Building 500 - HUNT ADMIN OFFICES[Sample,Inspected] - Building Systems

None

Building 500 - HUNT ADMIN OFFICES[Sample,Inspected] - Common Areas

Non-Health And Safety Deficiencies

Health And Safety Deficiencies

Emergency/Fire Exits	Floor 2 It inop on test	HS - Missing Exit Signs (Emergency/Fire Exits)	<ul style="list-style-type: none"> - Exit Signs - No adjacent or other internal
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Inspection Summary Report (POA) for Inspection #538229

Item	Location/Comments	Deficiency/Severity	Decisions
		(NLT) - L3	/external illumination on or near the sign

Building 5C - 803 HUNT AVE NW APT 1-6[Sample,Inspected] - Building Exterior

Non-Health And Safety Deficiencies

FHEO - Accessibility to Main Floor Entrance	no wheelchair access	BE- Obstructed or Missing Accessibility Route (FHEO Accessibility to Main Floor Entrance) - L3	- There IS an obstructed or missing accessible route to or from the main ground floor entrance (accessible route includes level surface to the door, ramps, etc.)
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Building 5C - 803 HUNT AVE NW APT 1-6[Sample,Inspected] - Building Systems

None

Building 5C - 803 HUNT AVE NW APT 1-6[Sample,Inspected] - Common Areas

None

Building 5C - 803 HUNT AVE NW APT 1-6[Sample,Inspected] - Unit 5

Non-Health And Safety Deficiencies

Doors	Bathroom bath1 lock inop	Unit - Damaged Hardware/ Locks (Doors) - L3	- Bathroom Door - Hardware is damaged or missing - Door cannot be locked (only if designed to lock).
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Building 6B - 801 HUNT AVE NW APT 1-8[Sample,Inspected] - Building Exterior

Non-Health And Safety Deficiencies

FHEO - Accessibility to Main Floor Entrance	no wheelchair access	BE- Obstructed or Missing Accessibility Route (FHEO Accessibility to Main Floor Entrance) - L3	- There IS an obstructed or missing accessible route to or from the main ground floor entrance (accessible route includes level surface to the door, ramps, etc.)
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Building 6B - 801 HUNT AVE NW APT 1-8[Sample,Inspected] - Building Systems

None

Building 6B - 801 HUNT AVE NW APT 1-8[Sample,Inspected] - Common Areas

None

Inspection Summary Report (POA) for Inspection #538229

Item	Location/Comments	Deficiency/Severity	Decisions
Building 6B - 801 HUNT AVE NW APT 1-8[Sample,Inspected] - Unit 4			
None			

Building 7D - 810 HUNT AVE NW APT 1-8[Sample,Inspected] - Building Exterior			
None			

Building 7D - 810 HUNT AVE NW APT 1-8[Sample,Inspected] - Building Systems			
None			

Building 7D - 810 HUNT AVE NW APT 1-8[Sample,Inspected] - Common Areas			
None			

Building 7D - 810 HUNT AVE NW APT 1-8[Sample,Inspected] - Unit 1			
Non-Health And Safety Deficiencies			
Doors	Bedroom bdrm1 dr wont latch	Unit - Damaged Hardware/ Locks (Doors) - L2	<ul style="list-style-type: none"> - All Other Doors (includes closet or other interior doors) - Hardware is damaged or missing - Other interior door does not function as it should or cannot be locked.

Building 7D - 810 HUNT AVE NW APT 1-8[Sample,Inspected] - Unit 8			
Non-Health And Safety Deficiencies			
Bathroom Items	Bathroom leaky faucet	Unit - Plumbing Leaking Faucet/Pipes (Bathroom) - L1	<ul style="list-style-type: none"> - Bathroom Sink - There is a leak - There is a leak or drip, but it is contained by the sink basin
Bathroom Items	Bathroom popup inop	Unit - Lavatory Sink - Damaged/Missing (Bathroom) - L1	<ul style="list-style-type: none"> - Bathroom Sink - A stopper is missing (only if there is no stopper in the visible area)
Health And Safety Deficiencies			
Bathroom Items	Bathroom diverter inop	Unit - Shower/Tub - Damaged/Missing (Bathroom) (NLT) - L3	<ul style="list-style-type: none"> - Shower or Tub (Unit) - The hardware is missing or is not functioning
Smoke Detector	Hallway	Unit - Missing/Inoperable	<ul style="list-style-type: none"> - Inoperable

Inspection Summary Report (POA) for Inspection #538229

Item	Location/Comments	Deficiency/Severity	Decisions
	inop	(Smoke Detector) (SD) - L3	- There is NOT another functioning smoke detector on same level.

Building 8B - 812 HUNT AVE NW APT 1-8[Sample,Inspected] - Building Exterior

None

Building 8B - 812 HUNT AVE NW APT 1-8[Sample,Inspected] - Building Systems

None

Building 8B - 812 HUNT AVE NW APT 1-8[Sample,Inspected] - Common Areas

None

Building 8B - 812 HUNT AVE NW APT 1-8[Sample,Inspected] - Unit 7

None

Building 900 - BLUESTONE ADMIN OFFICES[Sample,Inspected] - Building Exterior

None

Building 900 - BLUESTONE ADMIN OFFICES[Sample,Inspected] - Building Systems

None

Building 900 - BLUESTONE ADMIN OFFICES[Sample,Inspected] - Common Areas

Non-Health And Safety Deficiencies

Kitchen	Floor 1 1 missg	CA - Missing/Damaged/ Inoperable (Range/Stove) - L1	- Range/Stove/Oven - Gas Range/Stove/Oven - A control knob is missing (knob cannot be located and reinstalled)
Other Community Spaces	Floor 1 1 stained	CA - Holes/Missing Tiles/ Panels/Cracks (Ceiling) - L1	- Panels/Tiles - 1 to 3 panels/tiles are missing or damaged

Building 905 - BLUESTONE SHOP[Sample,Inspected] - Building Exterior

None

Building 905 - BLUESTONE SHOP[Sample,Inspected] - Building Systems

None

Inspection Summary Report (POA) for Inspection #538229

Item	Location/Comments	Deficiency/Severity	Decisions
Building 905 - BLUESTONE SHOP[Sample,Inspected] - Common Areas			
None			

Building 9D5 - 814 HUNT AVE NW APT 1-8[Sample,Inspected] - Building Exterior			
Non-Health And Safety Deficiencies			
FHEO - Accessibility to Main Floor Entrance	no wheelchair access	BE- Obstructed or Missing Accessibility Route (FHEO Accessibility to Main Floor Entrance) - L3	- There IS an obstructed or missing accessible route to or from the main ground floor entrance (accessible route includes level surface to the door, ramps, etc.)

Building 9D5 - 814 HUNT AVE NW APT 1-8[Sample,Inspected] - Building Systems			
None			

Building 9D5 - 814 HUNT AVE NW APT 1-8[Sample,Inspected] - Common Areas			
None			

Building 9D5 - 814 HUNT AVE NW APT 1-8[Sample,Inspected] - Unit 7			
Non-Health And Safety Deficiencies			
Bathroom Items	Bathroom popup inop	Unit - Shower/Tub - Damaged/Missing (Bathroom) - L1	- Shower or Tub (Unit) - A stopper is missing (only if there is no stopper in the visible area)
Health And Safety Deficiencies			
Hazards	Kitchen cord trip haz	HS - Tripping (Hazards) (NLT) - L3	- Tripping (not related to elevators) - poses a tripping risk

Notice: Modifications to the Inspection Summary Report

With the rollout of the new Uniform Physical Condition Standards (UPCS) inspection software (version 4.0), PIH-REAC now has the capability to collect more detailed information about observations made during the inspection of properties. Therefore, the report has been modified to provide this detailed information, and also to make the results of the inspection more clear. The following explains the major changes to the report.

Changes to Score Summary - The section of the report, which summarizes the score, has been modified to better explain how the final score was derived for the property, and the source of lost points. Additionally, score information from the two most recent inspections of the property is provided to allow comparison to this inspection's score.

Addition of scored and non-scored deficiency reports - The section of the report that displays observed deficiencies has been divided into two sections: the Score Report and the Deficiency Report. Non-scored deficiencies refer to multiple deficiencies of the same type observed with the same sub-area, they are reported for informational purposes only and are not scored. Only one deficiency of the same type for the same sub-area is counted for scoring purposes.

Score Report - a detailed account of only the scored deficiencies by sub-area.

Deficiency Report - A detailed account of all deficiencies, both scored and non-scored, by sub-area. In addition, standardized locations and more descriptive information for each deficiency are provided.

To read more about the above, and for additional assistance in understanding the report, you may access the Inspection Summary Report Guide (version 4.0) at <http://www.hud.gov/offices/reac/products/pass/inspectionrpt40.cfm>