

BOROUGH OF YEADON



Yeadon Office

Church Lane and Baily Road
P.O. Box 5187 Yeadon, PA 19050
610-284-3110 • Fax 610-284-2138

To: All property owners and future property owners

Ref: **Resale Inspections**

Below is the list of the following items that the inspectors are looking for when they are doing a resale inspection (**USE & OCCUPANCY**) **U & O inspection**

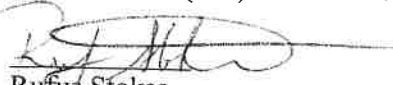
Exterior

Downspouts and gutter install and properly operation
Sidewalks and walkway clear of any cracks or damage which can cause a tripping hazard
Steps----concrete no cracks or breaks (wooden properly installed not lose or damaged)
Railings- 3 or more steps must have a railing installed and must mounted to structure or landing
Driveway must not have any cracks or damage to (potholes)
Exterior Lighting must be working properly
Electrical Service cable must be clear of any breaks or frail and properly secured to property
Screen doors if install must have all hardware installed and working properly

Interior

Outlets must have cover plates on them and must be working properly
Light switches must have cover plates and must be working properly
G F C I outlets (Ground Fault Outlets) must be install within 6 feet of any and all water sources
I.e. Bathrooms, kitchen counters outside and Laundry area with a laundry tub
Smoke detectors, must be install in every level and every bedroom
Carbon monoxide detector must be install on every level
Must have a Fire Extinguisher installed in the kitchen of the property
Window must not be broken and open properly, and must have screen for summer time
Floor must be clear of any holes or damage
Ceiling must be clear of any holes or damage
Wall must be clear of any holes or damage
Doors through the property must open and close properly.
Interior stairs must have a railing with ballast to stop from anything from falling through
Interior stair must be clear of any damage
All mechanical equipment (heater) must work properly and have an overflow valve and pipe installed and extended to 3 inches of floor
Hot water heater must be install properly and must have extension pipe connected to overflow valve and within 6 inches of floor
Electric panel box must be install and mounted properly and have a clearance of 3 ft. around it
There should be no hanging or lose wires (cable or Electrical through property)

If you have any question about the above items please feel free to contact the Yeadon Borough Code department at (610) 284-3110 or rstokes@yeadonborough.com


Rufus Stokes
Code Director