

# BYRON TOWNSHIP RENTAL INSPECTION GUIDE

*Rental Properties are required to be inspected every 4 years. If you are the owner or responsible party of a rental property in Byron Township, and your property is due for inspection, please fill out the form at*

***<https://www.byrontwpfire.com/rental-inspections/>***

## **1. Exterior**

- a. Address must be on the building and visible from the street
- b. Unit addresses must be on individual doors in multi-unit dwellings
- c. Exterior doors must close, latch, and lock.
- d. Windows are not cracked, operate in all bedrooms, and screens in working condition.

## **2. Bathrooms**

- a. Ventilation is required either through a window or mechanical means
- b. Check floors/walls/ceilings; no holes, mold, or flaking paint (caused from water damage).
- c. Electrical GFCI's outlets must work properly

## **3. Bedrooms**

- a. Check floors/walls/ceilings for mold.
- b. Windows must operate freely and stay open with proper window hardware, and screens on all functioning windows.
- c. Check interior bedroom doors and make sure they are latching properly.
- d. Egress windows for ALL bedrooms (basement egress wells) no clutter around windows.

## **4. Fire**

- a. Check for proper location and type of smoke detector - one on each floor, outside bedrooms, inside each bedroom, hard wire electric where required.
- b. Carbon Monoxide detector (one per floor).
- c. Fire extinguisher inside each dwelling and within manufacturer's certification date.
- d. Any sprinkled or monitored system must be inspected and certified annually.

## **5. Mechanical Rooms/Laundry rooms**

- a. Doors must automatically close (multi-family buildings)
- b. Check floors/walls/ceilings; no mold.
- c. Any penetrations must be sealed (duplex/multi-family buildings)
- d. Check combustion air for furnace/water heater.
- e. Check venting/exhaust for furnace, water heater, and dryer (free of debris).
- f. Check the Electrical Service Panel box for open breaker slots and proper cover.

*This list is not intended to be an all-inclusive list, but a guide for the most common issues.*

### **Byron Township Rental Inspection Fees:**

- 4 Year Registration and Permit (Single Unit): \$200
- 4 Year Registration and Permit (Multi Unit): \$200, plus \$50 for each additional unit
- Note: Additional fees may be assessed if re-inspections are required due to violations or issues found during the initial inspection.

***Questions? Call 616-878-9174 x.203***