



# East Caln Township

Chester County, Pennsylvania  
110 Bell Tavern Road ↻ Downingtown, PA 19335  
Office: 610-269-7326 ↻ Fax: 610-269-9183

## Use & Occupancy Inspection Check List

East Caln Township's U&O Permit Inspection includes, but is not limited to, the following items:

### **STRUCTURAL:**

- Signs of any roof leaks or damage from leaks
- Extreme signs of foundation settlement
- Signs of sagging or unstable floors

### **LIVABILITY:**

- Range & Oven operable
- Working and quiet garbage disposal
- Laundry equipment: [metal flex duct on dryer/properly vented, safety valves on washer]
- Operable Heating & Air Conditioning Unit(s)
- Water heater relief pipe [must terminate within 4" of the floor]
- Bathroom & Kitchen exhaust fans
- Operable lights
- Verify that sump pumps are not connected to public sewer.

### **LIFE SAFETY:**

- Smoke Detectors: one on each level of the home and one in each sleeping area. If the units are hard wired, they must be inter-connected.
- Carbon Monoxide Detector(s): One required outside of each separate sleeping area in dwellings which have fuel fired appliances and/or attached garages.
- Handrails: Height [30"-34"], stability [must withstand 200# impact load] and openings [not more than 4" between balusters]
- Decks: No lateral sway, handrail stability, flashing at house.
- GFCI outlets: required along any area of kitchen counter or center island, bathrooms on all outlets, and within 6' of any water source.
- House Numbers: no less than 4" Gothic numbers on both side of the mail box and if they are also on the house, visible from the center of the street, without obstruction.

### **REFUSE & RECYCLING:**

- The Municipality supplies each home with a waste hauler and recycling containers. These units must stay with the home.

**Note: The Municipal inspections are not a 'Home Inspection' for mortgage companies, but strictly to confirm minimum compliance with Property Maintenance Codes, enacted by the Township. Any questions, please feel free to contact the Office of Life Safety & Code Enforcement at 610-269-7326.**