

Inspection Summary Report (POA) for Inspection #620320

Inspection Snapshot

Inspection ID:	620320	Inspection Time:	09:19 AM - 01:50 PM
Inspection Start Date:	05/01/2018	Inspection End Date:	05/01/2018
Property ID:	FL082000001	Property Type:	Public Housing
Property Name:	The Meadows and Tranquil Terrace		
Inspection State:	Successful	Score:	88b

Inspection Summary Report (POA) for Inspection #620320

Property Profile

Property Name: The Meadows and Tranquil Terrace
Scattered Site? Yes **Multiple Site?** Yes
Address Line 1: 718 MARGARET Square
Address Line 2:
City: WINTER PARK **State:** FL
ZIP: 32789 **Extension:** _____
Phone: (407) 590-6941 **Extension:**
Fax: **Email:** meadows-tranquil@allied-orion.com

Type	Building			Units		
	Expected	Actual	Sampled	Expected	Actual	Sampled
Residential	26	26	23	171	171	23
Common	3	3	3	-	-	-
Total	29	29	26	171	171	23

Occupancy Information

No. of Occupied Units	Occupancy Rate	Inspect Vacant Units
167	98%	No

Comments No reported cases of bedbugs. Capial improvements- Roofs, all new water heaters, parking lots Sealed and striped.

Inspection Summary Report (POA) for Inspection #620320

Participant Profile

Executive Director [Primary Contact / Not Present During Inspection]

Name (F, MI, L): Patricia Rice
Organization: Winter Park Housing Authority
Address Line 1: 718 Margaret Square
Address Line 2:
City: Winter Park **State:** FL
ZIP: 32789 **Extension:**
Phone: (407) 645-2869 **Extension:** 204
Fax: **Email:** patsyrice@winterparkha.org

Management Agent [Not Present During Inspection]

Name (F, MI, L): Mindy Lemery
Organization: Allied Orion Group
Address Line 1: 2051 Greenhouse Rd
Address Line 2: Suite 300
City: Houston **State:** TX
ZIP: 77084 **Extension:**
Phone: (407) 670-9498 **Extension:**
Fax: **Email:** mlemery@allied-orion.com

Site Manager [Present During Inspection]

Name (F, MI, L): Limarys Rivera
Organization: Winter Park Housing Authority
Address Line 1: 718 Margaret Square
Address Line 2:
City: Winter Park **State:** FL
ZIP: 32789 **Extension:**
Phone: (407) 590-6941 **Extension:**
Fax: **Email:** meadows-tranquil@allied-orion.com

Other [Present During Inspection]

Name (F, MI, L): Eric Hernandez
Organization:
Address Line 1: 325 Balfour Dr
Address Line 2:
City: Winter Park **State:** FL
ZIP: 32792 **Extension:**
Phone: (407) 738-8462 **Extension:**
Fax: **Email:**

Other [Present During Inspection]

Name (F, MI, L): Fred Arroyo
Organization:

Inspection Summary Report (POA) for Inspection #620320

Participant Profile

Address Line 1: 1550 Gay Rd

Address Line 2:

City: Winter Park

State: FL

ZIP: 32789

Extension:

Phone: (407) 953-3651

Extension:

Fax:

Email:

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Score Summary

Area	Possible Points	Deductions(Excluding H&S)	Pre H&S Points	H&S Deductions	Final Points
Site	17.85	0.00	17.85	7.44	10.41
Building Exterior	19.83	0.36	19.48	0.00	19.48
Building Systems	17.09	0.00	17.09	2.72	14.37
Common Area	1.44	0.03	1.41	0.00	1.41
Unit	43.78	0.99	42.79	0.68	42.11
Total	100.00	1.38	98.62	10.84	87.78

Score Version: 1

Score Date: 05/01/2018

Final Score: 88b

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Health & Safety Summary

	Site	Buildings	Units	Total	
Non-Life Threatening (NLT)					Health and Safety Narrative
Actual	1	1	1	3	1 site, 26 buildings and 23 units were inspected.
Projected	1	1	7	10	3 health and safety deficiencies(HSD) were observed.
Life Threatening (LT)					Percentage Inspected:
Actual	0	0	0	0	Site (PIS): 100%
Projected	0	0	0	0	Building (PIB): 90%
Smoke Detectors (SD)					Unit (PIU): 13%
Actual	0	0	0	0	Projected HSD:
Projected	0	0	0	0	Site = (Actual HSDS) / PIS
Overall					Building = (Actual HSDB) / PIB
Actual	1	1	1	3	Unit = (Actual HSDU) / PIU
Projected	1	1	7	10	If all buildings and units were inspected, it is projected that a total of 10 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	%
Ordinary	Site	Grounds	Site - Erosion/Rutting Areas (Grounds)	1	1	100
Ordinary	Site	Hazards	HS - Lead Hazard Report	1	1	100
Ordinary	BE	FHEO - Accessibility to Main Floor Entrance	BE- Obstructed or Missing Accessibility Route (FHEO Accessibility to Main Floor Entrance)	20	26	77

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)

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Building/Unit Summary

Entity	Expected	Actual	# Inspected	# Reported Uninspectable
Building	29	29	26	1
Unit	171	171	23	2

Building 1 - 701 MARGARET SQUARE [Sample , Inspected]

Address Line 1: 701 MARGARET SQUARE

Address Line 2:

City: WINTER PARK State: FL

Zip: 32789 Extension: _____

Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Row or Townhouse	1975	2	9	9

Comments:

Unit #	# Bedrooms	Occupied?	Uninspected Reason?
707	3 Bedrooms	Yes	

Building 10 - 753 MARGARET SQUARE [Sample , Inspected]

Address Line 1: 753 MARGARET SQUARE

Address Line 2:

City: WINTER PARK State: FL

Zip: 32789 Extension: _____

Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Walkup/Multifamily Apts	1975	2	4	4

Comments:

Unit #	# Bedrooms	Occupied?	Uninspected Reason?
755	1 Bedroom	Yes	

Building 11 - 757 MARGARET SQUARE [Sample , Inspected]

Address Line 1: 757 MARGARET SQUARE

Address Line 2:

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City: WINTER PARK State: FL
 Zip: 32789 Extension: _____

Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Row or Townhouse	1975	2	8	8

Comments:

Unit #	# Bedrooms	Occupied?	Uninspected Reason?
762	2 Bedrooms	Yes	

Building 12 - 765 MARGARET SQUARE [Sample , Inspected]

Address Line 1: 765 MARGARET SQUARE
 Address Line 2:
 City: WINTER PARK State: FL
 Zip: 32789 Extension: _____

Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Semi-Detached	1975	2	2	2

Comments:

Unit #	# Bedrooms	Occupied?	Uninspected Reason?
766	5 Bedrooms	Yes	

Building 13 - 767 MARGARET SQUARE [Sample , Inspected]

Address Line 1: 767 MARGARET SQUARE
 Address Line 2:
 City: WINTER PARK State: FL
 Zip: 32789 Extension: _____

Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Row or Townhouse	1975	2	6	6

Comments:

Building 14 - 773 MARGARET SQUARE [Sample , Inspected]

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Address Line 1: 773 MARGARET SQUARE

Address Line 2:

City: WINTER PARK State: FL

Zip: 32789 Extension: _____

Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Walkup/Multifamily Apts	1975	2	4	4

Comments:

Unit #	# Bedrooms	Occupied?	Uninspected Reason?
776	1 Bedroom	Yes	

Building 15 - 777 MARGARET SQUARE [Sample , Inspected]

Address Line 1: 777 MARGARET SQUARE

Address Line 2:

City: WINTER PARK State: FL

Zip: 32789 Extension: _____

Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Row or Townhouse	1975	2	8	8

Comments:

Unit #	# Bedrooms	Occupied?	Uninspected Reason?
784	2 Bedrooms	Yes	

Building 16 - 785 MARGARET SQUARE [Alternate , Not Inspected]

Address Line 1: 785 MARGARET SQUARE

Address Line 2:

City: WINTER PARK State: FL

Zip: 32789 Extension: _____

Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Row or Townhouse	1975	2	3	3

Comments:

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Building 17 - 788 MARGARET SQUARE [Sample , Inspected]

Address Line 1: 788 MARGARET SQUARE

Address Line 2:

City: WINTER PARK State: FL

Zip: 32789 Extension: _____

Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Row or Townhouse	1975	2	4	4

Comments:

Building 18 - 792 MARGARET SQUARE [Sample , Inspected]

Address Line 1: 792 MARGARET SQUARE

Address Line 2:

City: WINTER PARK State: FL

Zip: 32789 Extension: _____

Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Row or Townhouse	1975	2	3	3

Comments:

Building 19 - 795 MARGARET SQUARE [Sample , Inspected]

Address Line 1: 795 MARGARET SQUARE

Address Line 2:

City: WINTER PARK State: FL

Zip: 32789 Extension: _____

Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Row or Townhouse	1975	2	8	8

Comments:

Unit #	# Bedrooms	Occupied?	Uninspected Reason?
795	4 Bedrooms	Yes	
802	4 Bedrooms	Yes	

Building 2 - 710 MARGARET SQUARE [Alternate , Not Inspected]

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Address Line 1: 710 MARGARET SQUARE

Address Line 2:

City: WINTER PARK

State: FL

Zip: 32789

Extension: _____

Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Row or Townhouse	1975	2	4	4

Comments:

Building 20 - 803 MARGARET SQUARE [Sample , Inspected]

Address Line 1: 803 MARGARET SQUARE

Address Line 2:

City: WINTER PARK

State: FL

Zip: 32789

Extension: _____

Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Row or Townhouse	1975	2	6	6

Comments:

Unit #	# Bedrooms	Occupied?	Uninspected Reason?
803	1 Bedroom	Yes	

Building 21 - 809 MARGARET SQUARE [Sample , Inspected]

Address Line 1: 809 MARGARET SQUARE

Address Line 2:

City: WINTER PARK

State: FL

Zip: 32789

Extension: _____

Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Row or Townhouse	1975	2	8	8

Comments:

Unit #	# Bedrooms	Occupied?	Uninspected Reason?
809	2 Bedrooms	Yes	

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Building 22 - 818 MARGARET SQUARE [Sample , Inspected]				
Address Line 1:		818 MARGARET SQUARE		
Address Line 2:				
City:	WINTER PARK	State:	FL	
Zip:	32789	Extension:	_____	
Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Row or Townhouse	1975	2	3	3
Comments:				
Unit #	# Bedrooms	Occupied?	Uninspected Reason?	
820	3 Bedrooms	Yes		

Building 23 - 821 MARGARET SQUARE [Sample , Inspected]				
Address Line 1:		821 MARGARET SQUARE		
Address Line 2:				
City:	WINTER PARK	State:	FL	
Zip:	32789	Extension:	_____	
Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Row or Townhouse	1975	2	4	4
Comments:				

Building 24 - 845 WEST SWOOPE AVENUE Bldg 1 [Sample , Inspected]				
Address Line 1:		845 WEST SWOOPE AVENUE		
Address Line 2:				
City:	WINTER PARK	State:	FL	
Zip:	32789	Extension:	_____	
Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Elevator Structure	1975	3	24	24
Comments:				
Unit #	# Bedrooms	Occupied?	Uninspected Reason?	

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1	0 Bedroom	Yes	
8	0 Bedroom	No	Vacant
16	0 Bedroom	Yes	
18	0 Bedroom	Yes	
23	0 Bedroom	Yes	
24	0 Bedroom	Yes	Resident Refusal

Building 25 - 845 WEST SWOOPE AVENUE Bldg 2 [Sample , Inspected]

Address Line 1: 845 WEST SWOOPE AVENUE

Address Line 2:

City: WINTER PARK State: FL

Zip: 32789 Extension: _____

Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Elevator Structure	1975	3	27	27

Comments:

Unit #	# Bedrooms	Occupied?	Uninspected Reason?
29	0 Bedroom	Yes	
37	0 Bedroom	Yes	
44	0 Bedroom	Yes	

Building 26 - 845 WEST SWOOPE AVENUE bldg 3 [Alternate , Not Inspected]

Address Line 1: 845 WEST SWOOPE AVENUE

Address Line 2:

City: WINTER PARK State: FL

Zip: 32789 Extension: _____

Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Walkup/Multifamily Apts	1975	2	1	1

Comments:

Building 27 - meadows office [Sample , Inspected]

Address Line 1: 718 Margaret Square

Address Line 2:

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City:	Winter Park	State:	FL	
Zip:	32789	Extension:		

Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Non Dwelling Structure	1975	2	0	0

Comments:

Building 28 - meadows maintenance shop [Sample , Inspected]

Address Line 1:	817 Margaret Square			
Address Line 2:				

City:	Winter Park	State:	FL	
Zip:	32789	Extension:		

Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Non Dwelling Structure	1975	1	0	0

Comments:

Building 29 - tranquil terrace community center and o [Sample , Inspected]

Address Line 1:	845 West Swoope Avenue			
Address Line 2:				

City:	Winter Park	State:	FL	
Zip:	32789	Extension:		

Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Non Dwelling Structure	1975	1	0	0

Comments:

Building 3 - 714 MARGARET SQUARE [Sample , Inspected]

Address Line 1:	714 MARGARET SQUARE			
Address Line 2:				

City:	WINTER PARK	State:	FL	
Zip:	32789	Extension:	_____	

Type	Constructed In	Floors	Expected Unit Count	Actual Unit
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				Count
Row or Townhouse	1975	2	5	5

Comments:

Unit #	# Bedrooms	Occupied?	Uninspected Reason?
715	2 Bedrooms	Yes	

Building 4 - 723 MARGARET SQUARE [Sample , Inspected]

Address Line 1: 723 MARGARET SQUARE
 Address Line 2:
 City: WINTER PARK State: FL
 Zip: 32789 Extension: _____

Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Row or Townhouse	1975	2	8	8

Comments:

Unit #	# Bedrooms	Occupied?	Uninspected Reason?
728	2 Bedrooms	Yes	

Building 5 - 731 MARGARET SQUARE [Sample , Inspected]

Address Line 1: 731 MARGARET SQUARE
 Address Line 2:
 City: WINTER PARK State: FL
 Zip: 32789 Extension: _____

Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Row or Townhouse	1975	2	6	6

Comments:

Unit #	# Bedrooms	Occupied?	Uninspected Reason?
734	2 Bedrooms	Yes	

Building 6 - 737 MARGARET SQUARE [Sample , Inspected]

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Address Line 1: 737 MARGARET SQUARE

Address Line 2:

City: WINTER PARK State: FL

Zip: 32789 Extension: _____

Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Row or Townhouse	1975	2	4	4

Comments:

Unit #	# Bedrooms	Occupied?	Uninspected Reason?
738	2 Bedrooms	Yes	

Building 7 - 741 MARGARET SQUARE [Sample , Inspected]

Address Line 1: 741 MARGARET SQUARE

Address Line 2:

City: WINTER PARK State: FL

Zip: 32789 Extension: _____

Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Row or Townhouse	1975	2	2	2

Comments:

Building 8 - 743 MARGARET SQUARE [Sample , Inspected]

Address Line 1: 743 MARGARET SQUARE

Address Line 2:

City: WINTER PARK State: FL

Zip: 32789 Extension: _____

Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Walkup/Multifamily Apts	1975	2	4	4

Comments:

Building 9 - 747 MARGARET SQUARE [Sample , Inspected]

Address Line 1: 747 MARGARET SQUARE

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Address Line 2:

City: WINTER PARK State: FL
 Zip: 32789 Extension: _____

Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Row or Townhouse	1975	2	6	6

Comments:

Unit #	# Bedrooms	Occupied?	Uninspected Reason?
752	3 Bedrooms	Yes	

Building 100 - mistake [Excluded not in Universe , Added by Mistake]

Address Line 1: 0000
 Address Line 2:
 City: wp State: FL
 Zip: 32789 Extension: _____

Type	Constructed In	Floors	Expected Unit Count	Actual Unit Count
Non Dwelling Structure	1975	1	0	0

Comments: Occupancy rate did not save.

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Certificates

Certificate Item	Certificate State
Boilers	NA - This certificate is not applicable for this property
Elevators	Yes - This certificate is provided or is not expired
Fire Alarms	Yes - This certificate is provided or is not expired
Lead-Based Paint Disclosure Forms	Yes - This certificate is provided or is not expired
Lead-Based Paint Inspection Reports	Yes - This certificate is provided or is not expired
Sprinkler Systems	Yes - This certificate is provided or is not expired

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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 - The Meadows and Tranquil Terrace - Site(0) [Possible Points : 17.85]

Non-Health And Safety Deficiencies				
Hazards	HS - Lead Hazard Report	Level 3	0.00	
Health And Safety Deficiencies				
Grounds	Site - Erosion/Rutting Areas (Grounds) (NLT)	Level 3	7.44	
			7.44	10.41

Building 1 - 701 MARGARET SQUARE - Building Exterior [Possible Points : 0.99]

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	0.99

Building 10 - 753 MARGARET SQUARE - Building Exterior [Possible Points : 0.53]

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	0.53

Building 11 - 757 MARGARET SQUARE - Building Exterior [Possible Points : 0.88]

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	0.88

Building 12 - 765 MARGARET SQUARE - Building Exterior [Possible Points : 0.30]

Non-Health And Safety Deficiencies				
FHEO - Accessibility	BE- Obstructed or Missing Accessibility Route	Level 3	0.00	

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Item	Deficiency	Severity	Points Deducted	Points Received
to Main Floor Entrance	(FHEO Accessibility to Main Floor Entrance)			
			0.00	0.30

Building 12 - 765 MARGARET SQUARE - Unit 766 [Possible Points : 1.89]

Non-Health And Safety Deficiencies				
Doors	Unit - Damaged Surface (Holes/Paint/Rust/Glass) (Doors)	Level 3	0.20	
			0.20	1.69

Building 14 - 773 MARGARET SQUARE - Building Exterior [Possible Points : 0.53]

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	0.53

Building 15 - 777 MARGARET SQUARE - Building Exterior [Possible Points : 0.88]

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	0.88

Building 15 - 777 MARGARET SQUARE - Unit 784 [Possible Points : 1.89]

Non-Health And Safety Deficiencies				
Doors	Unit - Damaged/Missing Screen/Storm/Security Door (Doors)	Level 1	0.05	
			0.05	1.84

Building 17 - 788 MARGARET SQUARE - Building Exterior [Possible Points : 0.53]

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	0.53

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Item	Deficiency	Severity	Points Deducted	Points Received
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Building 18 - 792 MARGARET SQUARE - Building Exterior [Possible Points : 0.42]				
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	0.42

Building 19 - 795 MARGARET SQUARE - Building Exterior [Possible Points : 0.88]				
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	0.20	
			0.20	0.68

Building 19 - 795 MARGARET SQUARE - Unit 802 [Possible Points : 1.89]				
Non-Health And Safety Deficiencies				
Kitchen Items	Unit - Refrigerator - Missing/Damaged/Inoperable (Kitchen)	Level 1	0.17	
			0.17	1.72

Building 20 - 803 MARGARET SQUARE - Building Exterior [Possible Points : 0.71]				
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	0.71

Building 20 - 803 MARGARET SQUARE - Unit 803 [Possible Points : 1.93]				
Non-Health And Safety Deficiencies				
Ceiling	Unit - Mold/Mildew/Water Stains/Water Damage (Ceiling)	Level 1	0.03	
Doors	Unit - Damaged/Missing Screen/Storm/Security Door (Doors)	Level 1	0.05	
			0.08	1.86

Building 21 - 809 MARGARET SQUARE - Building Exterior [Possible Points : 0.88]				
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Item	Deficiency	Severity	Points Deducted	Points Received
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	0.88

Building 21 - 809 MARGARET SQUARE - Unit 809 [Possible Points : 1.89]

Non-Health And Safety Deficiencies				
Kitchen Items	Unit - Refrigerator - Missing/Damaged/Inoperable (Kitchen)	Level 1	0.17	
Health And Safety Deficiencies				
Infestation	HS - Insects / roaches (Infestation) (NLT)	Level 3	0.68	
			0.85	1.04

Building 22 - 818 MARGARET SQUARE - Building Exterior [Possible Points : 0.42]

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	0.42

Building 23 - 821 MARGARET SQUARE - Building Exterior [Possible Points : 0.53]

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	0.53

Building 25 - 845 WEST SWOOPE AVENUE Bldg 2 - Building Systems* [Possible Points : 2.72]

Health And Safety Deficiencies				
Fire Protection	BS- Missing Sprinkler Head (Fire Protection) (NLT)	Level 3	3.06	
* 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.			3.06	0.00

Building 25 - 845 WEST SWOOPE AVENUE Bldg 2 - Unit 44 [Possible Points : 1.97]

Non-Health And Safety Deficiencies				
Ceiling	Unit - Holes/Missing Tiles/Panels/Cracks (Ceiling)	Level 2	0.12	
			0.12	1.85

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Item	Deficiency	Severity	Points Deducted	Points Received
Building 27 - meadows office - Building Exterior [Possible Points : 0.39]				
Non-Health And Safety Deficiencies				
Doors	BE - Damaged Hardware/Locks (Doors)	Level 3	0.16	
			0.16	0.23

Building 28 - meadows maintenance shop - Common Areas [Possible Points : 0.10]				
Non-Health And Safety Deficiencies				
Restroom Items	CA - Leaking Faucet/Pipes (Plumbing)	Level 1	0.03	
			0.03	0.08

Building 3 - 714 MARGARET SQUARE - Building Exterior [Possible Points : 0.62]				
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	0.62

Building 4 - 723 MARGARET SQUARE - Building Exterior [Possible Points : 0.88]				
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	0.88

Building 5 - 731 MARGARET SQUARE - Building Exterior [Possible Points : 0.71]				
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	0.71

Building 5 - 731 MARGARET SQUARE - Unit 734 [Possible Points : 1.89]				
Non-Health And Safety Deficiencies				
Doors	Unit - Damaged Hardware/Locks (Doors)	Level 3	0.20	
			0.20	1.69

Building 6 - 737 MARGARET SQUARE - Building Exterior [Possible Points : 0.53]				
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Inspection Summary Report (POA) for Inspection #620320

Item	Deficiency	Severity	Points Deducted	Points Received
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	0.53

Building 7 - 741 MARGARET SQUARE - Building Exterior [Possible Points : 0.30]				
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	0.30

Building 8 - 743 MARGARET SQUARE - Building Exterior [Possible Points : 0.53]				
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	0.53

Building 9 - 747 MARGARET SQUARE - Building Exterior [Possible Points : 0.71]				
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	0.71

Inspection Summary Report (POA) for Inspection #620320

Deficiency Details			
Item	Location/Comments	Deficiency/Severity	Decisions
Site - The Meadows and Tranquil Terrace - Site(0)			
Non-Health And Safety Deficiencies			
Hazards		HS - Lead Hazard Report - L3	- Lead Hazard Report
Health And Safety Deficiencies			
Grounds	757 MARGARET SQUARE near playground	Site - Erosion/Rutting Areas (Grounds) (NLT) - L3	- Erosion/rutting - Severe runoff has displaced soil causing current or potential damage to surrounding structures or systems
Building 1 - 701 MARGARET SQUARE[Sample,Inspected] - Building Exterior			
Non-Health And Safety Deficiencies			
FHEO - Accessibility to Main Floor Entrance	steps	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 1 - 701 MARGARET SQUARE[Sample,Inspected] - Building Systems			
None			
Building 1 - 701 MARGARET SQUARE[Sample,Inspected] - Common Areas			
None			
Building 1 - 701 MARGARET SQUARE[Sample,Inspected] - Unit 707			
None			
Building 10 - 753 MARGARET SQUARE[Sample,Inspected] - Building Exterior			
Non-Health And Safety Deficiencies			
FHEO - Accessibility to Main Floor Entrance		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

Inspection Summary Report (POA) for Inspection #620320

Item	Location/Comments	Deficiency/Severity	Decisions
			to the door, ramps, etc.)

Building 10 - 753 MARGARET SQUARE[Sample,Inspected] - Building Systems

None

Building 10 - 753 MARGARET SQUARE[Sample,Inspected] - Common Areas

None

Building 10 - 753 MARGARET SQUARE[Sample,Inspected] - Unit 755

None

Building 11 - 757 MARGARET SQUARE[Sample,Inspected] - Building Exterior

Non-Health And Safety Deficiencies

FHEO - Accessibility to Main Floor Entrance		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 11 - 757 MARGARET SQUARE[Sample,Inspected] - Building Systems

None

Building 11 - 757 MARGARET SQUARE[Sample,Inspected] - Common Areas

None

Building 11 - 757 MARGARET SQUARE[Sample,Inspected] - Unit 762

None

Building 12 - 765 MARGARET SQUARE[Sample,Inspected] - Building Exterior

Non-Health And Safety Deficiencies

FHEO - Accessibility to Main Floor Entrance		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 12 - 765 MARGARET SQUARE[Sample,Inspected] - Building Systems

Inspection Summary Report (POA) for Inspection #620320

Item	Location/Comments	Deficiency/Severity	Decisions
None			

Building 12 - 765 MARGARET SQUARE[Sample,Inspected] - Common Areas

None

Building 12 - 765 MARGARET SQUARE[Sample,Inspected] - Unit 766

Non-Health And Safety Deficiencies

Doors	Bedroom br 3- screws in door- nis	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 significant peeling, cracked, or no paint.
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Building 13 - 767 MARGARET SQUARE[Sample,Inspected] - Building Exterior

None

Building 13 - 767 MARGARET SQUARE[Sample,Inspected] - Building Systems

None

Building 13 - 767 MARGARET SQUARE[Sample,Inspected] - Common Areas

None

Building 14 - 773 MARGARET SQUARE[Sample,Inspected] - Building Exterior

Non-Health And Safety Deficiencies

FHEO - Accessibility to Main Floor Entrance		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 14 - 773 MARGARET SQUARE[Sample,Inspected] - Building Systems

None

Building 14 - 773 MARGARET SQUARE[Sample,Inspected] - Common Areas

None

Building 14 - 773 MARGARET SQUARE[Sample,Inspected] - Unit 776

Inspection Summary Report (POA) for Inspection #620320

Item	Location/Comments	Deficiency/Severity	Decisions
None			

Building 15 - 777 MARGARET SQUARE[Sample,Inspected] - Building Exterior

Non-Health And Safety Deficiencies

FHEO - Accessibility to Main Floor Entrance		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 15 - 777 MARGARET SQUARE[Sample,Inspected] - Building Systems

None

Building 15 - 777 MARGARET SQUARE[Sample,Inspected] - Common Areas

None

Building 15 - 777 MARGARET SQUARE[Sample,Inspected] - Unit 784

Non-Health And Safety Deficiencies

Doors	Hallway does not 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
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Building 17 - 788 MARGARET SQUARE[Sample,Inspected] - Building Exterior

Non-Health And Safety Deficiencies

FHEO - Accessibility to Main Floor Entrance		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 17 - 788 MARGARET SQUARE[Sample,Inspected] - Building Systems

None

Building 17 - 788 MARGARET SQUARE[Sample,Inspected] - Common Areas

None

Building 18 - 792 MARGARET SQUARE[Sample,Inspected] - Building Exterior

Inspection Summary Report (POA) for Inspection #620320

Item	Location/Comments	Deficiency/Severity	Decisions
Non-Health And Safety Deficiencies			
FHEO - Accessibility to Main Floor Entrance		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 18 - 792 MARGARET SQUARE[Sample,Inspected] - Building Systems

None

Building 18 - 792 MARGARET SQUARE[Sample,Inspected] - Common Areas

None

Building 19 - 795 MARGARET SQUARE[Sample,Inspected] - Building Exterior

Non-Health And Safety Deficiencies

FHEO - Accessibility to Main Floor Entrance		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.)
Walls	above 795	BE- Missing Pieces/Holes/Spalling (Walls) - L2	- Missing Pieces - A single missing piece (for example, single brick or section of siding)

Building 19 - 795 MARGARET SQUARE[Sample,Inspected] - Building Systems

None

Building 19 - 795 MARGARET SQUARE[Sample,Inspected] - Common Areas

None

Building 19 - 795 MARGARET SQUARE[Sample,Inspected] - Unit 795

None

Building 19 - 795 MARGARET SQUARE[Sample,Inspected] - Unit 802

Non-Health And Safety Deficiencies

Kitchen Items	Kitchen	Unit - Refrigerator - Missing	- Refrigerator
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Inspection Summary Report (POA) for Inspection #620320

Item	Location/Comments	Deficiency/Severity	Decisions
	seal damage	/Damaged/Inoperable (Kitchen) - L1	- Door seals are deteriorated

Building 20 - 803 MARGARET SQUARE[Sample,Inspected] - Building Exterior

Non-Health And Safety Deficiencies

FHEO - Accessibility to Main Floor Entrance		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 20 - 803 MARGARET SQUARE[Sample,Inspected] - Building Systems

None

Building 20 - 803 MARGARET SQUARE[Sample,Inspected] - Common Areas

None

Building 20 - 803 MARGARET SQUARE[Sample,Inspected] - Unit 803

Non-Health And Safety Deficiencies

Ceiling	Bathroom mildew visible	Unit - Mold/Mildew/Water Stains/Water Damage (Ceiling) - L1	- Mold or Mildew (for example, a darkened area) or Water Stains or Water Damage (for example evidence of water infiltration) - 4 square inches to 1 square foot and you may or may not see water
Doors	Living Area will not latch- back door	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

Building 21 - 809 MARGARET SQUARE[Sample,Inspected] - Building Exterior

Non-Health And Safety Deficiencies

FHEO - Accessibility to Main Floor Entrance		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
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Inspection Summary Report (POA) for Inspection #620320

Item	Location/Comments	Deficiency/Severity	Decisions
			route includes level surface to the door, ramps, etc.)

Building 21 - 809 MARGARET SQUARE[Sample,Inspected] - Building Systems

None

Building 21 - 809 MARGARET SQUARE[Sample,Inspected] - Common Areas

None

Building 21 - 809 MARGARET SQUARE[Sample,Inspected] - Unit 809

Non-Health And Safety Deficiencies

Kitchen Items	Kitchen seal damaged	Unit - Refrigerator - Missing /Damaged/Inoperable (Kitchen) - L1	- Refrigerator - Door seals are deteriorated
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Health And Safety Deficiencies

Infestation	Kitchen roaches	HS - Insects /roaches (Infestation) (NLT) - L3	- Evidence of roaches - Multiple live roaches observed
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Building 22 - 818 MARGARET SQUARE[Sample,Inspected] - Building Exterior

Non-Health And Safety Deficiencies

FHEO - Accessibility to Main Floor Entrance		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 22 - 818 MARGARET SQUARE[Sample,Inspected] - Building Systems

None

Building 22 - 818 MARGARET SQUARE[Sample,Inspected] - Common Areas

None

Building 22 - 818 MARGARET SQUARE[Sample,Inspected] - Unit 820

None

Building 23 - 821 MARGARET SQUARE[Sample,Inspected] - Building Exterior

Non-Health And Safety Deficiencies

Inspection Summary Report (POA) for Inspection #620320

Item	Location/Comments	Deficiency/Severity	Decisions
FHEO - Accessibility to Main Floor Entrance		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 23 - 821 MARGARET SQUARE[Sample,Inspected] - Building Systems

None

Building 23 - 821 MARGARET SQUARE[Sample,Inspected] - Common Areas

None

Building 24 - 845 WEST SWOOPE AVENUE Bldg 1[Sample,Inspected] - Building Exterior

None

Building 24 - 845 WEST SWOOPE AVENUE Bldg 1[Sample,Inspected] - Building Systems

None

Building 24 - 845 WEST SWOOPE AVENUE Bldg 1[Sample,Inspected] - Common Areas

None

Building 24 - 845 WEST SWOOPE AVENUE Bldg 1[Sample,Inspected] - Unit 1

None

Building 24 - 845 WEST SWOOPE AVENUE Bldg 1[Sample,Inspected] - Unit 16

None

Building 24 - 845 WEST SWOOPE AVENUE Bldg 1[Sample,Inspected] - Unit 18

None

Building 24 - 845 WEST SWOOPE AVENUE Bldg 1[Sample,Inspected] - Unit 23

None

Building 25 - 845 WEST SWOOPE AVENUE Bldg 2[Sample,Inspected] - Building Exterior

None

Building 25 - 845 WEST SWOOPE AVENUE Bldg 2[Sample,Inspected] - Building Systems

Non-Health And Safety Deficiencies

Inspection Summary Report (POA) for Inspection #620320

Item	Location/Comments	Deficiency/Severity	Decisions
Health And Safety Deficiencies			
Fire Protection	Floor 1 paint on sprinkler head unit 29 closet near bath	BS- Missing Sprinkler Head (Fire Protection) (NLT) - L3	- Sprinkler head or its components missing, visibly damaged, blocked, capped or the sprinkler head is painted over

Building 25 - 845 WEST SWOOPE AVENUE Bldg 2[Sample,Inspected] - Common Areas

None

Building 25 - 845 WEST SWOOPE AVENUE Bldg 2[Sample,Inspected] - Unit 29

None

Building 25 - 845 WEST SWOOPE AVENUE Bldg 2[Sample,Inspected] - Unit 37

None

Building 25 - 845 WEST SWOOPE AVENUE Bldg 2[Sample,Inspected] - Unit 44

Non-Health And Safety Deficiencies

Ceiling	Bathroom Bathroom- nis wood used to repair ceiling	Unit - Holes/Missing Tiles/ Panels/Cracks (Ceiling) - L2	- Hole(s) - Larger than a sheet of paper (you cannot see through the hole)
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Building 27 - meadows office[Sample,Inspected] - Building Exterior

Non-Health And Safety Deficiencies

Doors	entry to community rm- does not latch, self closer	BE - Damaged Hardware/ Locks (Doors) - L3	- Entry Door (leads to the outside of the building) - Hardware is damaged or missing - Door does not function as it should (it does not latch), cannot be locked (only if designed to lock) - This condition DOES NOT RESULT in a Health and Safety concern.
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Building 27 - meadows office[Sample,Inspected] - Building Systems

None

Inspection Summary Report (POA) for Inspection #620320

Item	Location/Comments	Deficiency/Severity	Decisions
Building 27 - meadows office[Sample,Inspected] - Common Areas			
None			

Building 28 - meadows maintenance shop[Sample,Inspected] - Building Exterior			
None			

Building 28 - meadows maintenance shop[Sample,Inspected] - Building Systems			
None			

Building 28 - meadows maintenance shop[Sample,Inspected] - Common Areas			
Non-Health And Safety Deficiencies			
Restrooms	Floor 1 hat water stem	CA - Leaking Faucet/Pipes (Plumbing) - L1	- Restroom Sink - There is a leak - There is a leak or drip, but it is contained by the sink basin

Building 29 - tranquil terrace community center and o[Sample,Inspected] - Building Exterior			
None			

Building 29 - tranquil terrace community center and o[Sample,Inspected] - Building Systems			
None			

Building 29 - tranquil terrace community center and o[Sample,Inspected] - Common Areas			
None			

Building 3 - 714 MARGARET SQUARE[Sample,Inspected] - Building Exterior			
Non-Health And Safety Deficiencies			
FHEO - Accessibility to Main Floor Entrance		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 3 - 714 MARGARET SQUARE[Sample,Inspected] - Building Systems			
None			

Building 3 - 714 MARGARET SQUARE[Sample,Inspected] - Common Areas			
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Inspection Summary Report (POA) for Inspection #620320

Item	Location/Comments	Deficiency/Severity	Decisions
None			

Building 3 - 714 MARGARET SQUARE[Sample,Inspected] - Unit 715

None

Building 4 - 723 MARGARET SQUARE[Sample,Inspected] - Building Exterior

Non-Health And Safety Deficiencies

FHEO - Accessibility to Main Floor Entrance	step at front entranc	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 4 - 723 MARGARET SQUARE[Sample,Inspected] - Building Systems

None

Building 4 - 723 MARGARET SQUARE[Sample,Inspected] - Common Areas

None

Building 4 - 723 MARGARET SQUARE[Sample,Inspected] - Unit 728

None

Building 5 - 731 MARGARET SQUARE[Sample,Inspected] - Building Exterior

Non-Health And Safety Deficiencies

FHEO - Accessibility to Main Floor Entrance		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 5 - 731 MARGARET SQUARE[Sample,Inspected] - Building Systems

None

Building 5 - 731 MARGARET SQUARE[Sample,Inspected] - Common Areas

None

Building 5 - 731 MARGARET SQUARE[Sample,Inspected] - Unit 734

Inspection Summary Report (POA) for Inspection #620320

Item	Location/Comments	Deficiency/Severity	Decisions
Non-Health And Safety Deficiencies			
Doors	Hallway latch missing	Unit - Damaged Hardware/ Locks (Doors) - L3	<ul style="list-style-type: none"> - Entry Door to Unit - Hardware is damaged or missing - Door does not function as it should (it does not properly latch).

Building 6 - 737 MARGARET SQUARE[Sample,Inspected] - Building Exterior

Non-Health And Safety Deficiencies			
FHEO - Accessibility to Main Floor Entrance		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 6 - 737 MARGARET SQUARE[Sample,Inspected] - Building Systems

None

Building 6 - 737 MARGARET SQUARE[Sample,Inspected] - Common Areas

None

Building 6 - 737 MARGARET SQUARE[Sample,Inspected] - Unit 738

None

Building 7 - 741 MARGARET SQUARE[Sample,Inspected] - Building Exterior

Non-Health And Safety Deficiencies			
FHEO - Accessibility to Main Floor Entrance		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 7 - 741 MARGARET SQUARE[Sample,Inspected] - Building Systems

None

Building 7 - 741 MARGARET SQUARE[Sample,Inspected] - Common Areas

None

Inspection Summary Report (POA) for Inspection #620320

Item	Location/Comments	Deficiency/Severity	Decisions
Building 8 - 743 MARGARET SQUARE[Sample,Inspected] - Building Exterior			
Non-Health And Safety Deficiencies			
FHEO - Accessibility to Main Floor Entrance		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 8 - 743 MARGARET SQUARE[Sample,Inspected] - Building Systems
None

Building 8 - 743 MARGARET SQUARE[Sample,Inspected] - Common Areas
None

Building 9 - 747 MARGARET SQUARE[Sample,Inspected] - Building Exterior			
Non-Health And Safety Deficiencies			
FHEO - Accessibility to Main Floor Entrance		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 9 - 747 MARGARET SQUARE[Sample,Inspected] - Building Systems
None

Building 9 - 747 MARGARET SQUARE[Sample,Inspected] - Common Areas
None

Building 9 - 747 MARGARET SQUARE[Sample,Inspected] - Unit 752
None

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>