



SHAKER HEIGHTS

Building and Housing Department
3450 Lee Road, Shaker Heights, Ohio 44120
(216) 491-1470

Property Inspected:
3725 Lytle Road

POINT OF SALE REINSPECTION NOTICE

Notice Issued: December 11, 2019

File: 2019-0308

To: United States of America
c/o CWSAMS, Inc.

Type of Structure: Single - Family

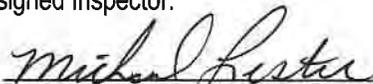
Inspection Date: May 14, 2019

Reinspection Date: December 10, 2019

A City Housing Inspector has made a reinspection at the property noted above. The Code Violations that have not been corrected are listed below. You must correct all of the violations by the compliance date listed below. If you do not correct the violations, the City may take legal action to compel compliance.

Status	Section Number	Violations
		<u>Compliance Date: March 15, 2020</u>
		<u>HOUSE INTERIOR</u>
	NOTE:	Water utility off at time of inspection. Will inspect all plumbing fixtures at a later date.
		<u>BASEMENT</u>
		<u>Panel Box Room</u>
	1411.17	1. Replace missing/damaged cover to panel box.
	1411.17	2. Properly secure conduit at wall and ceiling.
	1411.17	3. Label all circuit breaker functions.
	1411.17	4. Install proper work box cover at ceiling.
	1411.17	5. Make light fixture fully operable.
	1411.17	6. Replace missing knockout(s) at ceiling workbox (two).
	1411.17	7. Install loose/coiled NM conductor into a workbox on north ledge.
		<u>Main Room</u>

If you have any questions regarding this notice, please contact the undersigned Inspector.


Michael Lester, Inspector, (216) 491-1477

**POINT OF SALE
CERTIFICATE OF HOUSING INSPECTION**

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Status	Section Number	Violations
	1411.17	8. Make light fixture fully operable (all).
	1411.17	9. Replace missing knockout(s) at ceiling workbox, south of stairway.
	1411.17	10. Install proper work box cover at ceiling above fireplace (two).
	1411.09	11. Properly cap water line at ceiling above fireplace.
	1411.29	12. Properly encapsulate damaged or loose insulation on pipe(s) for hot water or steam heating system.
	909.02	13. Make photoelectric smoke detector fully operable.
	1411.17	14. Secure loose switch box at north side of stairway that controls boiler.
	1411.29	15. Mortar seal hole at chimney above boiler flue pipe.
	1411.22 / 1411.26	16. Replace cracked window pane behind boiler.
	1411.17	17. Install proper work box cover at ceiling above boiler.
	1411.19	18. Replace/repair damaged clean out door behind hot water tank (replace missing).
	1411.17	19. Install proper fitting workbox cover at ceiling above hot water tank.
	1411.17	20. Properly secure NM conductor(s) at sides of floor joists.
		<u>FIRST FLOOR</u>
		<u>Stairway</u>
	1411.23	21. Repair damaged area(s) of wall(s).
		<u>Rear Hall</u>
	1411.17	22. Make light fixture fully operable.
	1411.23	23. Repair damaged area(s) of ceiling inside closet.
	1411.19	24. Secure baseboard molding inside closet.
		<u>Lavatory</u>
	1411.19	25. Properly reglaze bare areas of porcelain sink/tub (sink).
		<u>Kitchen</u>
	1411.23	26. Replace damaged area of floor boards (tongue and groove).
	1411.22	27. Replace damaged/missing storm windows/screens at rear.
	1411.22 / 1411.26	28. Replace cracked window pane at dinette area.
	1411.17	29. Replace damaged/missing light fixture (ceiling fan).
	1411.23	30. Repair damaged area(s) of ceiling and walls.
	1411.09	31. Secure faucet base at sink.
	1411.09	32. Properly install a single "p" trap to replace non-approved double trap under sink.
	1411.17	33. Replace missing exhaust fan above stove location.
	1411.17	34. Replace missing doorbell cover.
	1411.17	35. Secure loose receptacle at wall, right of sink.
		<u>Dining Room</u>
	1411.17	36. Make light fixture fully operable.

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Status	Section Number	Violations
	1411.19	37. Secure trim molding at corner cabinet. <u>Front Foyer</u>
	1411.19	38. Replace damaged/missing trim molding (round window) at entry door. <u>Living Room</u>
	1411.23	39. Find and correct cause of sagging ceiling.
	1411.23	40. Replace sagging ceiling.
	1411.23	41. Properly repair fireplace mantle.
	1411.17	42. Replace missing ceiling/wall light fixture or install a switched receptacle.
	1411.19	43. Properly secure loose hand rail at stairway.
	1411.17	44. Make light fixture fully operable at base of stairway.
	909.02	45. Properly install photoelectric smoke detector on ceiling, or on wall between 6 and 12 inches from the ceiling at the base of the stairway. Smoke detector must be U.L. approved. (A dual sensor smoke detector is not permitted as a replacement for a required photoelectric detector.)
		<u>SECOND FLOOR</u>
		<u>Stairway</u>
	1411.22 / 1411.26	46. Replace broken/missing window pane.
	1411.23	47. Scrape loose/flaking material at plumbing access door.
	1411.19	48. Properly secure loose hand rail. <u>Hall Off Bedrooms</u>
	909.02	49. Properly install photoelectric smoke detector on ceiling, or on wall between 6 and 12 inches from the ceiling. Smoke detector must be U.L. approved. (A dual sensor smoke detector is not permitted as a replacement for a required photoelectric detector.)
		<u>Bathroom</u>
	1411.23	50. Repair damaged area(s) of ceiling.
	1411.17	51. Properly install light fixture PERMIT REQUIRED
	1411.17	52. Install a grounded GFCI receptacle at the wall. PERMIT REQUIRED
	1411.23	53. Replace missing vanity mirror above sink. <u>Front Opposite Driveside Bedroom</u>
	1411.19	54. Repair loose door knob.
	1411.23	55. Scrape loose and/or flaking material from ceiling inside closet. <u>Front Driveside Bedroom</u>
	1411.23	56. Replace damaged area of floor boards (tongue and groove).
	1411.17	57. Replace damaged/missing face plate for receptacle.
	1411.23	58. Repair damaged area(s) of wall(s).
	1411.23	59. Scrape loose/flaking material at window sill and baseboard molding. <u>Rear Bedroom</u>
	1411.19	60. Replace missing door knob (damaged).

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	1411.02	61. Repair entry door to properly latch and close.
	1411.17	62. Make light fixture fully operable via wall switch.
	1411.22	63. Scrape and paint between windows.
		<u>Rear Porch</u>
	1411.22	64. Scrape and paint exterior side of door.
	1411.21 / 1411.26	65. Clean out gutter at first floor.
		<u>THIRD FLOOR</u>
		<u>Stairway</u>
	1411.19	66. Replace missing door knob.
	1411.02	67. Repair entry door to properly latch and close.
	1411.22 / 1411.26	68. Replace broken/missing window pane.
		<u>Hall Off Bedroom</u>
	909.02	69. Properly install photoelectric smoke detector on ceiling, or on wall between 6 and 12 inches from the ceiling. Smoke detector must be U.L. approved. (A dual sensor smoke detector is not permitted as a replacement for a required photoelectric detector.)
	1411.17	70. Replace damaged/missing face plate for switch.
	1411.17	71. Make light fixture fully operable in front west storage room.
	1411.19	72. Replace missing door knob at cedar closet.
		<u>Bedroom</u>
	1411.19	73. Repair loose door knob.
	1411.23	74. Scrape loose and/or flaking material from wall(s).
	1411.17	75. Secure loose receptacle.
	1411.05 / 1411.06/ 1411.19	76. Make at least one window fully operable through the use of two sash cords.
		<u>Bathroom</u>
	1411.23	77. Replace damaged/missing floor tiles.
	1411.17	78. Replace damaged/missing face plate for switch.
	1411.29	79. Replace radiator valve handle.
	1411.23	80. Scrape loose/flaking material at window sash.
	1411.19	81. Replace missing towel rack.
	1411.22	82. Properly repair window sashes to align meeting rails.
		<u>HOUSE EXTERIOR</u>
		<u>Front</u>
	1411.25	1. Properly display building address. Such identification shall be in numerals not in script and must be at least three inches in height and in contrasting colors.
	1411.19	2. Replace damaged/missing closer on storm door.

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	1411.20	3. Tuckpoint foundation where mortar is loose/ missing (mortar color to match existing).
	1411.22 / 1411.26	4. Repair/secure window frame/casing at first floor storm.
	1411.22	5. Replace deteriorated flower box at second floor (prime and paint).
		<u>Opposite Driveside</u>
	1411.22 / 1411.26	6. Replace window glazing where loose/missing.
	1411.20	7. Tuckpoint foundation where mortar is loose/ missing (mortar color to match existing).
	1411.22	8. Replace damaged window sill bricks at second and third floor.
		<u>Rear</u>
	1411.22 / 1411.26	9. Replace damaged/missing siding shingles at dormer.
	1411.22	10. Scrape and paint third floor dormer and second floor railings.
	1411.22	11. Replace deteriorated/missing members to porch railing at second floor.
	1411.22 / 1411.26	12. Replace window glazing where loose/missing at first floor.
	1411.19	13. Replace/repair damaged storm door (replace only) at first floor.
	1411.22	14. Replace damaged/deteriorated window screen at first floor porch.
	1411.22	15. Replace damaged/missing porch trim at first floor (paint to match).
	1411.17	16. Replace damaged doorbell button.
	1411.20	17. Tuckpoint foundation where mortar is loose/ missing (mortar color to match existing).
		<u>Driveside</u>
	1411.21 / 1411.26	18. Replace damaged/deteriorated or missing gutter at first floor.
	1411.22	19. Scrape and paint coal chute door.
		<u>GARAGE INTERIOR</u>
	1411.26	20. Replace deteriorated garage floor. PERMIT REQUIRED.
	1411.26	21. Replace deteriorated/damaged sill plates at south side. New plates are to be treated wood anchored firmly to foundation. If studs are cut during replacement of sills, new studs shall be installed extending from sill plate to top plate.
	1411.26	22. Make garage door(s) fully operable (east bay).
		<u>GARAGE EXTERIOR</u>
	1411.22 / 1411.26	23. Replace damaged/missing siding shingles.
	1411.22	24. Scrape and paint entire garage.
	1411.22 / 1411.26	25. Replace window glazing where loose/missing.
	1411.26	26. Replace missing window muntin at west side.
	Note:	Unable to inspect south side (fence).
		<u>YARD AREAS</u>

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	1411.25	27. Properly fill all cracks 1/4-inch wide or larger, repair any depressed areas, and seal coat asphalt driveway.
	1411.29	28. Make driveway drain fully operable.
	NOTE:	The public sidewalk and driveway apron were not inspected. The Public Works Department will inspect these areas as part of their sidewalk program.