

NSPIRE Life-Threatening Deficiencies

Inspectable Item	Deficiency
Call-for-Aid System⁺	System is blocked, cannot reach pull cord or does not function properly.
Carbon Monoxide Alarm	Carbon monoxide alarm is missing, not installed in a proper location, is obstructed, or does not work.
Chimney⁺	Chimney or flue connected to a fireplace/wood-burning appliance is incomplete or damaged so that it may not safely contain fire and channel smoke & gases outside. Chimney exhibits signs of structural failure.
Clothes Dryer Exhaust Ventilation⁺	Dryer duct is detached or missing, does not allow air flow or is not suitable material. (Gas or electric dryers)
Door - Entry	Exterior door is missing or cannot be secured.
Door - Fire Labeled⁺	Fire labeled door is missing or does not open.
Egress⁺	Obstructed means of egress. Fire escape is obstructed, damaged or missing.
Electrical Conductor, Outlet, and Switch⁺	Outlet or switch is damaged, exposed wiring or water is in contact with wiring. Includes missing plate covers and visible wire nuts
Electrical - Service Panel	The overcurrent protection device is damaged.
Exit Sign⁺ (common areas only)	Exit sign is damaged, missing, obstructed, or not adequately illuminated.
Fire Extinguisher⁺ (not required unless previously installed, does not include tenant fire extinguishers)	Fire extinguisher pressure gauge reads over or under-charged. Service tag is missing, illegible, or expired. Fire extinguisher is damaged or missing.
Flammable and Combustible Items⁺	Flammable or combustible item within 3 feet of gas heater or water heater OR Improperly stored chemicals.
Guardrail⁺	Where there is at least a 30 inch drop along a normal walkway, the guardrail is missing, not installed, damaged or not at least 30 inches high.
Heating, Ventilation, and Air Conditioning (HVAC) ⁺	Between October 1 and March 31 the permanently installed heater is not working or does not maintain at least 64 degrees. Combustion chamber cover or gas shut off valve is missing. Flue exhaust vent is missing, disconnected, blocked, misaligned, or damaged.
Gas or Oil Leak	Natural gas, propane or oil leak
Mold-Like Substance⁺	Visually observed mold-like substance at extremely high levels
Smoke Alarm	Smoke alarm is not installed in required area(s), is obstructed, or does not work. This is now a 24 hour fail if only one smoke alarm fails and the rest are working.
Sprinkler Assembly⁺	Sprinkler head does not have clearance of at least 18 inches all around (does not include permanent items like walls, cabinets etc.). Key component is damaged, missing, or doesn't work. Sprinkler assembly has signs of corrosion or is covered by paint or dust
Structural System	Structural system has signs of serious failure
Toilet	Only toilet in unit is missing or doesn't work
Water Heater⁺	Chimney or flue is blocked, misaligned or missing. Gas shut off valve is damaged, missing, or not installed.

⁺New 24-hour fail item or area.

Under NSPIRE all the above deficiencies will require correction within 24 hours.