

# X. APPENDIX A



## HOUSING OFFICIAL INSPECTION REPORT

COUNTY OF LOS ANGELES • DEPARTMENT OF PUBLIC HEALTH  
OFFICE: POMONA • CHIEF: ZEPUR CHAKMAKIAN  
1435 WEST COVINA PKWY ROOM 10, WEST COVINA, CA 91790 - Phone: (626) 613-3380  
[WWW.PUBLICHEALTH.LACOUNTY.GOV/EH](http://WWW.PUBLICHEALTH.LACOUNTY.GOV/EH)



Facility Name:			Inspection Date:		
Owner/Permittee:			Re-Inspection Date: N/A		
Facility Address:			City/Zip:		
Program Identifier:			Time In:		
FA: FA0300285	PR: PR0257492	PE: 2471	Time Out:		
			Service: ROUTINE INSPECTION		
			Result: CORRECTIVE ACTION NOT REQUIRED		
			Action: NO FURTHER ACTION REQUIRED		

The checked items represent Health Code violations for the units or areas specified and must be corrected by the compliance date(s) given above, unless otherwise stated in the body of the report. All violations, including violations existing in units not inspected, shall be corrected in a workmanlike manner to conform with all state and local regulations. Obtain any necessary approvals and/or permits before commencing repairs or construction.

### VIOLATION CATEGORY

VERMIN	Unit Count	Unit		Premises	
		Critical	Non-Crit	Critical	Non-Crit
Cockroaches					
Flies					
Mosquitoes					
Mites / Fleas					
Bedbugs					
Rats / Mice					
PLUMBING	Unit Count	Unit		Premises	
		Critical	Non-Crit	Critical	Non-Crit
No Water					
No Hot Water					
Water Line					
Cross Connection					
Inadequate Flow					
Sewer / Drain Lines					
ELECTRICAL	Unit Count	Unit		Premises	
		Critical	Non-Crit	Critical	Non-Crit
Cover Plates					
Outlet / Fixtures					
Wiring					
TOILET	Unit Count	Unit		Premises	
		Critical	Non-Crit	Critical	Non-Crit
Tank / Base / Bowl / Other					
SINKS	Unit Count	Unit		Premises	
		Critical	Non-Crit	Critical	Non-Crit
Faucet Fixtures					
Sink Basin					
BATH / SHOWER	Unit Count	Unit		Premises	
		Critical	Non-Crit	Critical	Non-Crit
Tub / Shower Stall					
Fixtures					
COMFORT HEAT	Unit Count	Unit		Premises	
		Critical	Non-Crit	Critical	Non-Crit
Inoperable					
Unapproved Type					
Missing					
APPLIANCE FURNISHING	Unit Count	Unit		Premises	
		Critical	Non-Crit	Critical	Non-Crit
Appliances					
Bedding					
Furniture					
Counter, Cabinets, Vanities, Shelving, etc.					
OCCUPANCY	Unit Count	Unit		Premises	
		Critical	Non-Crit	Critical	Non-Crit
Illegal Conversions					
Unapproved Use					
Overcrowding					
LIGHTING	Unit Count	Unit		Premises	
		Critical	Non-Crit	Critical	Non-Crit
Inadequate Lighting					
SANITATION	Unit Count	Unit		Premises	
		Critical	Non-Crit	Critical	Non-Crit
Common Restroom					
Laundry Room / Rec Room					
Refuse Area / Bins					
Cast - Offs / Debris / Waste					
Animals					
STRUCTURE	Unit Count	Unit		Premises	
		Critical	Non-Crit	Critical	Non-Crit
Wall / Ceiling / Floor - General					
Wall / Ceiling / Floor - Peeling Paint					
Wall / Ceiling / Floor - Mold					
Window / Screens					
Ventilation					
Roof					
Stairs					
Vent Screens					
MISCELLANEOUS	Unit Count	Unit		Premises	
		Critical	Non-Crit	Critical	Non-Crit
Responsible Person					
Permit Available					

PIC/Owner Signature

EHS Signature

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Facility Name:	Inspection Date:
Facility Address:	City/Zip:

### OVERALL INSPECTION COMMENTS

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### UNITS INSPECTED/NOT AVAILABLE

Number of unit(s) the tenant stated no violations:
Number of unit(s) not available for inspection:
Number of inspected unit(s) without violations:

\_\_\_\_\_  
PIC/Owner Signature

\_\_\_\_\_  
EHS Signature

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## USING OFFICIAL INSPECTION REPORT

COUNTY OF LOS ANGELES • DEPARTMENT OF PUBLIC HEALTH  
HEALTHY HOMES ADVISORY

The potentially hazardous condition(s) marked below were observed on your property. These conditions could cause harm/injury to persons on the property or lead to costly repairs. The Environmental Health Division recommends correcting the following checked item(s),

WATER INTRUSION - CAN LEAD TO MOLD GROWTH AND COSTLY STRUCTURAL DAMAGE	Check
Building lacking rain gutter systems -can lead to pooling of water on the roof and/or water intrusion into the building. Tree/ vegetation growth over the roof of any of the dwelling units.	
Sprinklers hitting building - can cause water damage on interior/exterior walls/surfaces.	
Drainage Issues - improper water drainage can lead to water intrusion into the units.	
TRIP/FALL- UNSAFE CONDITIONS CAN CAUSE ACCIDENTS AND INJURIES	
Poor traction - on common area walkways & stairs can result in slips & falls, especially when wet.	
Inadequate lighting -can result in poor visibility, safety hazards such as trips & falls, and other public safety issues.	
Child attractive nuisance - such as open trenches, wheelbarrow, unattended ladder, and exposed nails can attract a child to the hazard and become injured.	
POISONING - HAZARDOUS MATERIALS AND LEAD HAZARD EXPOSURE CAN CAUSE ACCIDENTAL POISONING	
Hazardous materials - paint cans/pesticides can cause injury if not properly stored away from children.	
Lead hazards - bare soil around buildings built before 1978 may contain lead that can poison children. Bare soil should be covered with grass or other ground cover. Do not allow children to play in areas with bare soil.	
PESTS	
Termites -can damage the building's structural integrity and compromise building safety.	
Bees, Wasps, Spiders, Ants or other venomous pests • can cause injury or illness through bites, stings, etc.	
SCALD/BURN -WATER TEMPERATURE ABOVE 120°F CAN CAUSE SCALD/BURN INJURIES	
Water too hot: over 120°F - can lead to scalding or burns, especially to young children and the elderly. Water temperatures at the fixtures should be no more than 120°F to prevent burns. Minimum requirements for hot water are at 110°F per State law (25 CRR § 32(a)).	

PICIOwner Signature

EHS Signature

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