

# THOMAS CHOICE GARDENS CONDOMINIUM

Unit # «P\_ID» ID# «UnitID» Date: 11/10/22

UNABLE TO COMPLETE INSPECTION FOR THE FOLLOWING

Animal Not Locked	No Key To Unit Top Key Bot. Key	Furniture Blocking Door to Unit	HVAC Door Inoperable
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COMBINATION SMOKE DETECTOR: \_\_\_\_\_ 120V DETECTOR \_\_\_\_\_

10 YR. BR SMOKE DETECTORS: \_\_\_\_\_ BR \_\_\_\_\_ BA \_\_\_\_\_

INDEX: E (EXCELLENT) G (GOOD) F (FAIR/AVG) R (REPAIR/REPLACE)

Other Comments:					

KITCHEN	E	G	F	R	COMMENTS:		
DISPOSAL					LEAKING	JAMMED	NOISY
FAUCET					LEAKING	STICKING	NOISY
(C) VALVE					LEAKING	STUCK	BROKEN/CORRODED
(H) VALVE					LEAKING	STUCK	BROKEN/CORRODED
(C) SUPPLY					LEAKING	PVC	FLEX
(H) SUPPLY					LEAKING	PVC	FLEX
P- TRAP							
SINK CABINET					WATER DAMAGED		HOLES FOR MICE
LIGHT							
GFI OUTLET					GOOD	BAD	NONE
DISHWASHER							
STOVE/OVEN							
CEILING					OLDER STAINS		NEWER STAINS
WALL(S)					OLDER STAINS		NEWER STAINS

HALL BATH	E	G	F	R	COMMENTS:		
COMMODE					SOLID	LOOSE	LEAKING
TANK					SOLID	LOOSE	CORRODED
TANK VALVE					LEAKING	STUCK	BROKEN/CORRODED
TANK SUPPLY					LEAKING	PVC	METAL
FAUCET					LEAKING	STICKING	NOISY
(C) VALVE					LEAKING	STUCK	BROKEN/CORRODED
(H) VALVE					LEAKING	STUCK	BROKEN/CORRODED
(C) SUPPLY					LEAKING	PVC	FLEX
(H) SUPPLY					LEAKING	PVC	FLEX
P- TRAP							
SINK CABINET					WATER DAMAGED		HOLES FOR MICE
VANITY LIGHT							
GFI OUTLET					GOOD	BAD	NONE
EXHAUST FAN					CLOGGED	NOISY	NONE
TUB WALLS					SOLID	MISSING	LOOSE
TUB GROUT					MILDEWY	MISSING	LOOSE
TUB CAULKING					MILDEWY	MISSING	LOOSE
TUB DIVERTER					LEAKING	MISSING	LOOSE
CEILING					OLDER STAINS		NEWER STAINS
WALLS					OLDER STAINS		NEWER STAINS
MASTER BATH	E	G	F	R	COMMENTS:		
COMMODE					SOLID	LOOSE	LEAKING
TANK					SOLID	LOOSE	CORRODED
TANK VALVE					LEAKING	STUCK	BROKEN/CORRODED
TANK SUPPLY					LEAKING	PVC	METAL
FAUCET					LEAKING	STICKING	NOISY
(C) VALVE					LEAKING	STUCK	BROKEN/CORRODED
(H) VALVE					LEAKING	STUCK	BROKEN/CORRODED
(C) SUPPLY					LEAKING	PVC	FLEX
(H) SUPPLY					LEAKING	PVC	FLEX
P- TRAP							
SINK CABINET					WATER DAMAGED		HOLES FOR MICE
VANITY LIGHT							
GFI OUTLET					GOOD	BAD	NONE
EXHAUST FAN					CLOGGED	NOISY	NONE
STALL WALLS					SOLID	MISSING	LOOSE
GROUT					MILDEWY	MISSING	LOOSE
CAULKING					MILDEWY	MISSING	LOOSE
DIVERTER					LEAKING	MISSING	LOOSE
CEILING					OLDER STAINS		NEWER STAINS
WALLS					OLDER STAINS		NEWER STAINS

«EmKey»

«P\_ID»

## HVAC INFO

<b>FILTER SIZE</b>		<b>UNIT</b>	<b>VALVE POS.</b>	
<b>TRUNK TEMP.</b>		<b>ROOM TEMP.</b>		
<b>DEW POINT</b>		<b>RELATIVE HUMIDITY</b>		<b>TEMP.</b>
<b>COIL TEMP.</b>	<b>TOP</b>		<b>MID.</b>	
<b>REGISTER</b>	<b>BATH</b>		<b>KIT.</b>	<b>LIV.</b>

**INDEX: E (EXCELLENT) G (GOOD) F (FAIR/AVG) R (REPAIR/REPLACE)**

HVAC	E	G	F	R	COMMENTS:		
THERMOSTAT					DIGITAL	OLD STYLE	ORIGINAL
LEAKS					ACTIVE	OLD LEAK	NONE
DRAIN PAN					NEWER	GOOD	CORRODED
P-TRAP							
FLOOR STAINS							
FILTER							
FAN SWITCH					HIGH	MED	LOW
FLOAT SWITCH					GOOD	STUCK	NONE
VALVE SUPPLY					LEAKING	STUCK	BROKEN/CORRODED
VALVE RETURN					LEAKING	STUCK	BROKEN/CORRODED
COIL					NEW/CLEAN	DIRTY	IMPACTED
CLOSET AREA					HOLES FOR MICE	DUSTY FOR UNIT	
LOUVER DOOR					CLEAR FLOW	DUSTY	IMPACTED

	<b>20 SEC. TEMP</b>	<b>TIME TO 110 Deg.</b>	<b>HOT PSI</b>	<b>COLD PSI</b>
<b>KITCHEN</b>				
<b>BATHROOM</b>				

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