



# EWING TOWNSHIP CODE ENFORCEMENT OFFICE

MUNICIPAL COMPLEX

2 JAKE GARZIO DRIVE, EWING, NJ 08628

(609) 883-2900 Ext 7677

FAX (609) 406-1384

## PROPERTY/TENANT TRANSFER INSPECTION

Number to call with questions 609-883-2900 ext. 7676

Fees: Residential \$125.00 Commercial \$200.00

### Exterior property areas

- Sanitation
- Grading/Drainage
- Sidewalks/driveways
- Weeds
- Rodent harborage
- Exhaust fans
- Garage
- Shed
- Fences/Walls
- Motor Vehicles
- Defacement of property

### Exterior Structures

- Protective treatment: Doors, Windows, Trim, Porches
- Street Numbers
- Foundation walls
- Roofs/Drains
- Decorative features
  - Overhang extensions
- Stairs/Walking Surfaces
- Stairways to decks, porches, balconies
- Chimneys/ Towers
- Window, skylight, doorframe
- Glazing
- Operational windows
- Insect screens
- Doors
- Basement Hatchways
- Basement window guards

### Interior Structure

- Structural members
  - Surfaces
  - Stairs/Railings
  - Stairs/ walking surfaces
- Handrails/Guards
  - Interior doors
  - Accumulation of rubbish
- Rubbish storage facilities, Disposal of garbage, Containers
- Infestation extermination
- Lighting
- Habitable spaces
  - Common halls/stairways
  - Other spaces

### Interior Structure Con't

- Ventilation
  - Habitable spaces
  - Bathroom/toilet rooms
- Cooking facilities
  - Process Ventilation
  - Clothes dryer
  - Bathroom Privacy
- General Plumbing fixtures
- General water system
- Contamination
  - Well Water Certificate will be required if applicable
- General sanitary drainage
  - Contamination
  - Storm Drains
- Heating facilities
  - Mechanical equipment
  - Cooking/heating
  - Removal of combustible products
  - Clearances
  - Safety controls
  - Combustion air
- Plumbing
  - Drainage, water pressure, hot water temperature
- Electrical
  - Installation
  - Receptacles (minimum 2 per bedroom)
  - Lighting Fixtures
  - G.F.I. receptacle (kitchen, bath, outdoors)
  - Smoke/fire detectors needed on every level\*\*10 year
  - Battery powered single station smoke alarms\*\*
  - Co detectors needed within 10 feet of sleeping area
  - Fire Alarm systems
  - Duct Systems-general
- Means of egress
  - Double-keyed deadbolts are **illegal**
  - Stairways, handrails, guards
  - Fire resistance ratings-general
  - Windows

### RESIDENTIAL

The extinguisher shall be an approved listed and labeled type with a minimum rating of **2A-10B:C** and no more than 10lbs

### COMMERCIAL

1 10lb. ABC type fire extinguisher mounted in business

**ALL OPEN PERMITS MUST BE CLOSED OUT  
SOME REPAIRS MAY REQUIRE UCC PERMITS**

**This list is a brief description of what the Inspector will look for, however it is not limited to just the above items!**  
**IF YOU ARE RENTING YOUR PROPERTY YOU WILL NEED TO REGISTER YOUR PROPERTY AND FILL OUT FIRE PREVENTION FORMS**