

## HABITABILITY ACHIEVEMENT AWARD

The Habitability Achievement Award provides recognition for residential rental properties that are kept in safe & habitable conditions by removing the property from the randomly selected mandatory inspection program for 1-3 years. A property may receive one of 3 levels of the award: Gold, Silver, or Bronze. The City will review the property to determine eligibility based on the following criteria.

### **Eligible:**

The property is removed from inspection consideration for 1-3 years if all of the following conditions are met:

- ✓ All required\* units and the exterior are inspected and;
- ✓ Less than 5 violation categories are cited in each required unit and exterior inspected and;
- ✓ Any violations noted are inspected and approved by the City before or at the 2<sup>nd</sup> inspection.

Once the property is deemed eligible, the City will determine the level of award as outline in the following table:

Award Level	Required Number of Units & Exterior Inspected*	Violation Categories* At 1st Inspection (each required unit & exterior case)	All Violation Categories Resolved at 2 <sup>nd</sup> Inspection	Number of Years Removed From Random Inspection
<b>Gold</b>	Yes	0	N/A	3
<b>Silver</b>	Yes	1-2	Yes	2
<b>Bronze</b>	Yes	3-4	Yes	1

### **Not Eligible:**

The property does not receive an award and will be sent a letter indicating that the property will be placed back into the random inspection pool after the current inspection action if any of the following conditions exist:

- ✓ The required number of units or the minimum number of units is not inspected.
- ✓ Any of the inspected units or exterior has 5 or more violation categories.
- ✓ Any of the inspected units has unresolved violations at 2nd inspection.

For more information and to view frequently asked questions, visit [GreshamOregon.gov/RentalHousing](http://GreshamOregon.gov/RentalHousing), click on the Property Owners and Managers section.