



ANDREW M. CUOMO  
Governor

# NY Rising Rental Properties Program & Affordable Rental Opportunity Housing Quality Standards

Revised: December 14, 2017

## NY Rising Rental Properties Program & Affordable Rental Opportunity

All properties receiving funding under the NY Rising Rental Properties Program must demonstrate substantial compliance with Housing Quality Standards (HQS). **Please note that HQS applies to the entire storm-damaged unit, including areas of the unit that were not damaged by the storm.**

For applicants receiving a repair award, substantial compliance with HQS will be verified at closeout, either through the requirement to obtain a Certificate of Occupancy (COO) or through a code inspection, conducted at the same time as the Program's final inspection. For applicants only receiving reimbursement funds for work completed prior to the Program's damage assessment, the applicant will be required to certify that the property is in compliance with HQS.

The following HQS checklist details exactly what items are included under HQS.

## HOUSING QUALITY STANDARDS CHECKLIST

- 1 LIVING ROOM
  - 1.1 Living Room Present
  - 1.2 Electricity
  - 1.3 Electrical Hazards
  - 1.4 Security
  - 1.5 Window Condition
  - 1.6 Ceiling Condition
  - 1.7 Wall Condition
  - 1.8 Floor Condition
  - 1.9 Lead Paint
    - Are all interior surfaces either *free* of cracking, scaling, chipping, and loose paint or *adequately treated and covered* to prevent exposure of the occupants to lead based paint hazards?
  - 1.10 Weather Stripping



ANDREW M. CUOMO  
Governor

2 KITCHEN

- 2.1 Kitchen Area Present
- 2.2 Electricity
- 2.3 Electrical Hazards
- 2.4 Security
- 2.5 Window Condition
- 2.6 Ceiling Condition
- 2.7 Wall Condition
- 2.8 Floor Condition
- 2.9 Lead Paint
  - Are all interior surfaces either *free* of cracking, scaling, chipping, and loose paint or *adequately treated and covered* to prevent exposure of the occupants to lead based paint hazards?
- 2.10 Stove or Range with Oven
- 2.11 Refrigerator
- 2.12 Sink
- 2.13 Space for Storage and Preparation of Food
- 2.14 Weather Stripping

3 BATHROOM

- 3.1 Bathroom
- 3.2 Electricity
- 3.3 Electrical Hazards
- 3.4 Security
- 3.5 Window Condition
- 3.6 Ceiling Condition
- 3.7 Wall Condition
- 3.8 Floor Condition
- 3.9 Lead Paint
  - Are all interior surfaces either *free* of cracking, scaling, chipping, and loose paint or *adequately treated and covered* to prevent exposure of the occupants to lead based paint hazards?
- 3.10 Flush Toilet in Enclosed Room in Unit
- 3.11 Fixed Wash Basin or Lavatory in Unit
- 3.12 Tub or Shower in Unit
- 3.13 Ventilation
- 3.14 Weather Stripping

4 OTHER ROOMS USED FOR LIVING AND HALLS

- 4.1 Electricity



ANDREW M. CUOMO  
Governor

- 4.2 Electrical Hazards
  - 4.3 Security
  - 4.4 Window Condition
  - 4.5 Ceiling Condition
  - 4.6 Wall Condition
  - 4.7 Floor Condition
  - 4.8 Lead Paint
    - Are all interior surfaces either *free* of cracking, scaling, chipping, and loose paint or *adequately treated and covered* to prevent exposure of the occupants to lead based paint hazards?
  - 4.10 Weather Stripping
- 5 ALL SECONDARY ROOMS (Rooms not used for living)
- 5.1 Security
  - 5.2 Electrical Hazards
  - 5.3 Other Potentially Hazardous Features in any of these Rooms
- 6 BUILDING EXTERIOR
- 6.1 Condition of Foundation
  - 6.2 Condition of Stairs, Rails, and Porches
  - 6.3 Condition of Roof and Gutters
  - 6.4 Condition of Exterior Surfaces
  - 6.5 Condition of Chimney
  - 6.6 Lead Paint: Exterior Surfaces
    - Are all exterior surfaces which are accessible to children under seven years of age *free* of cracking, scaling, peeling, chipping, and loose paint, or *adequately treated or covered* to prevent exposure of such children to lead based paint hazards?
  - 6.7 Mobile Homes: Tie Downs
  - 6.8 Mobile Homes: Smoke Detectors
  - 6.9 Caulking
- 7 HEATING, PLUMBING AND INSULATION:
- 7.1 Adequacy of Heating Equipment
  - 7.2 Safety of Heating Equipment
  - 7.3 Ventilation and Adequacy of Cooling
  - 7.4 Hot Water Heater
  - 7.5 Water Supply
  - 7.6 Plumbing
  - 7.7 Sewer Connection



**ANDREW M. CUOMO**  
Governor

## 7.8 Insulation

- 8 GENERAL HEALTH AND SAFETY
  - 8.1 Access to Unit
  - 8.2 Exits
  - 8.3 Evidence of Infestation
  - 8.4 Garbage and Debris
  - 8.5 Refuse Disposal
  - 8.6 Interior Stairs and Common Halls
  - 8.7 Other Interior Hazards
  - 8.8 Elevators
  - 8.9 Interior Air Quality
  - 8.10 Site and Neighborhood Conditions
  - 8.11 Lead Paint: Owner Certification