

CITY OF MOULTRIE
Planning and Community
Development Department
P.O. Box 3368
Moultrie, GA 31776



220 ROWLAND DR
Moultrie, GA 31768

The utilities were on and can remain on. I do not recommend the account transfer until the following **RED** item is corrected.

All other items will need to be corrected prio to occupancy.

Repair driveway

302.3 Sidewalks and driveways. Sidewalks, walkways, stairs, driveways, parking spaces and similar areas shall be kept in a proper state of repair, and maintained free from hazardous conditions.

Repair flooring in laundry room

305.1 Interior General. The interior of a structure and equipment therein shall be maintained in good repair, structurally sound and in a sanitary condition.

Install conduit on water heater wiring

505.4 Water heating facilities. Water heating facilities shall be properly installed, maintained and capable of providing an adequate amount of water to be drawn at every required sink, lavatory, bathtub, shower and laundry facility at a temperature not less than 110°F (43°C). A gas-burning water heater shall not be located in any bathroom, toilet room, bedroom or other occupied room normally kept closed, unless adequate combustion air is provided. An approved combination temperature and pressure-relief valve and relief valve discharge pipe shall be properly installed and maintained on water heaters.

Clean all floor vents

607.1 Duct systems. Duct systems shall be maintained free of obstructions and shall be capable of performing the required function.

Install smoke detectors in bedrooms

704.6.1.1 Group R-1 Smoke Detectors Location. Single- or multiple-station smoke alarms shall be installed in all of the following locations in Group R-1:

1. In sleeping areas.
2. In every room in the path of the means of egress from the sleeping area to the door leading from the sleeping unit.
3. In each story within the sleeping unit, including basements.

For sleeping units with split levels and without an intervening door between the adjacent levels, a smoke alarm installed on the upper level shall suffice for the adjacent lower level provided that the lower level is less than one full story below the upper level.

All alarms must sound if one activates (wireless or hardwired)

704.6.2 Interconnection. Where more than one smoke alarm is required to be installed within an individual dwelling or sleeping unit, the smoke alarms shall be interconnected in such a manner that the activation of one alarm will activate all of the alarms in the individual unit. Physical interconnection of smoke alarms shall not be required where listed wireless alarms are installed and all alarms sound upon activation of one alarm. The alarm shall be clearly audible in all bedrooms over background noise levels with all intervening doors closed.

Label inside panel box (all breakers)

E3404.13 Identification of disconnecting means. Each disconnecting means shall be legibly marked to indicate its purpose, except where located and arranged so that the purpose is evident. The marking shall have the durability to withstand the environment involved. [110.22(A)]

Room where water heater is, cover the exposed wiring with drywall or paneling

E3802.3.2 Protection from physical damage. Where subject to physical damage, cables shall be protected by rigid metal conduit, intermediate metal conduit, electrical metallic tubing, Schedule 80 PVC conduit, RTRC-XW or other approved means. Where passing through a floor, the cable shall be enclosed in rigid metal conduit, intermediate metal conduit, electrical metallic tubing, Schedule 80 PVC conduit RTRC-XW or other approved means extending not less than 6 inches (152 mm) above the floor.

Install GFCI outlets in bathrooms/kitchen

E3902.7 GFCI Locations. E3902.7 Sink receptacles. 125-volt, single-phase, 15- and

20-ampere receptacles that are located within 6 feet (1829 mm) of the top inside edge of the bowl of the sink shall have ground-fault circuit-interrupter protection for personnel.

All breakers need to be on a single wire

604.3 Electrical system hazards. Where it is found that the electrical system in a structure constitutes a hazard to the occupants or the structure by reason of inadequate service, improper fusing, insufficient receptacle and lighting outlets, improper wiring or installation, deterioration or damage, or for similar reasons, the code official shall require the defects to be corrected to eliminate the hazard.

Respectfully,

Wayne Demoga
Code Enforcement

In the event that a tenant is moved into a property prior to full compliance with the listed corrections, a citation for notice of violation could be issued. The fine for violation(s) of this notice could be imposed for every day that violation(s) continues and also will result in the removal of renovation utilities.

106.3 Prosecution of violation. Any person failing to comply with a notice of violation or order served in accordance with Section 107 shall be deemed guilty of a misdemeanor or civil infraction as determined by the local municipality, and the violation shall be deemed a strict liability offense. If the notice of violation is not complied with, the code official shall institute the appropriate proceeding at law or in equity to restrain, correct or abate such violation, or to require the removal or termination of the unlawful occupancy of the structure in violation of the provisions of this code or of the order or direction made pursuant thereto. Any action taken by the authority having jurisdiction on such premises shall be charged against the real estate upon which the structure is located and shall be a lien upon such real estate.

Dec 10, 2020



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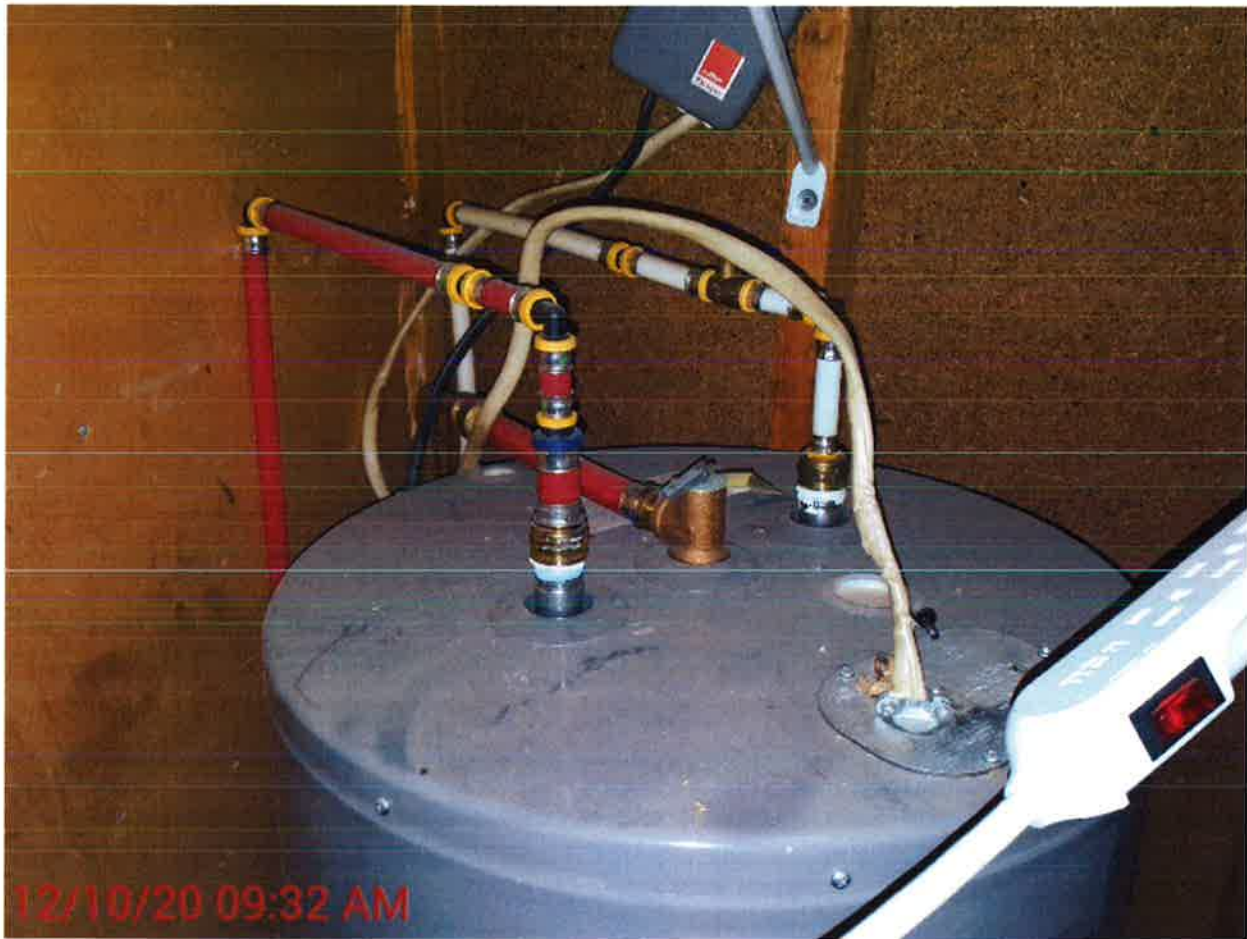


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Install conduit on wiring

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Repair driveway

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address identification

