



## **GOLD KEY SERVICE For Rental Homes**

Starting in March 2018 we will be rolling out our Gold Key Service for all of the park owned homes (rentals). This is a service, which will consist of inspections of the rental mobile homes once every quarter to make sure everything is in working order.

Items that will be inspected include the following:

### **INTERIOR:**

- Check light bulbs
- Check smoke detectors
- Check interior doors, handles and locks
- Check window blinds
- Check for water leaks in the kitchen and bath(s)
- Check to make sure furnace or A/C is working in season
- Check to make sure hot water heater is working effectively
- Check for any trim that needs to be repaired
- Check windows for broken glass or signs of leaks
- Check condition of floor coverings throughout the home
- Check to verify kitchen appliances working properly, cabinet doors in good condition

### **EXTERIOR:**

- Check the condition of the deck and stairs
- Check condition of storm and entry doors and locks
- Check the condition of the trim
- Check the condition of the storage shed if allocable
- Check condition of the roof visually from the ground
- Check the condition of the siding and skirting

Check anything listed on the inspection notice the tenant has requested

Your Property Manager will provide you with a notice 48 hours prior to the inspection with a date and approximate time of the inspection. You are not required to be present. If you choose to be present we ask that you honor the date and time scheduled for your home so all rental properties in the community can be inspected in a timely manner.