

Eau Claire City Housing Inspection Program

The purpose of the Eau Claire City Housing Inspection Program is to encourage neighborhood safety and ensure that the city's homes meet minimum health and safety standards.

How are homes selected for an inspection?



An exterior survey is done to evaluate the conditions of **all homes within the city of Eau Claire** once every five years.

Homes are identified for a required inspection based on the following criteria:

- exterior survey results
- number of complaints against the property
- age of property
- if the housing unit contains any rental units
- documented cases of retaliatory eviction

The inspection requires the inside and outside of the home to be reviewed. There also is a \$90 inspection fee per unit invoiced to the property owner if violations are found.

How are property owners notified?



- Property owners are mailed a letter requesting a time for a required inspection (at least 21 days prior to conducting the inspection).
- Please respond to the letter **within (5) business days**.
- Property owner is encouraged to join the inspection.
- Landlord must notify the tenant about the inspection.
- We will make reasonable efforts to mutually schedule the inspection time.

What happens after the inspection?



- If no violations are found during the inspection then inspection fee will be waived.
- If violations are found, a written report stating violations and the date by which the corrections must be made will be given to the property owner.
- If violations are not corrected by the agreed upon date, a \$125 re-inspection fee may be issued. In addition to re-inspections, failure to correct violations may result in further legal action.
- If all violations are corrected re-inspection fees will be waived.