

*US Department of Housing & Urban Development
Office of Healthy Homes & Lead Hazard Control*

HEALTHY HOUSING IS FAIR
HOUSING

Presented by:

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US Department of Housing & Urban Development



OHHLHC MISSION

- Unique among Federal Agencies
- Established to eliminate lead-based paint hazards in America's privately-owned and low-income housing and to lead the nation in addressing other housing-related health hazards that threaten vulnerable residents
- Address substandard housing by providing funds to state and local governments to develop cost-effective ways to reduce lead-based paint hazards
- Enforce HUD's lead-based paint regulations, provide public outreach and technical assistance, and conduct technical studies to help protect children and their families from health and safety hazards in the home

OHHLHC Meeting Healthy Homes Strategic Plan Goals

- ▣ Issuance of joint Notice encouraging PHA's to create smoke-free housing
- ▣ Supporting ongoing research on ventilation & indoor air quality and on environmental and health benefits of green construction practices
- ▣ Developed Integrated Pest Management training for public housing authorities
- ▣ Developed HUD's Healthy Home Rating System (HHRS) to identify & assess occupant health and safety risks

OHHLHC Meeting Healthy Homes Strategic Plan Goals

- ▣ Issuing Bed Bug Notice (for HUD MF Housing)
- ▣ Creating and launching www.Healthyhomes.gov
- ▣ Publishing a (draft) Healthy Homes Program Guidance Manual
- ▣ Establishing national healthy homes model training curricula, baseline performance standards and criteria for healthy homes
- ▣ Issued a notice, with PIH, regarding Lead Disclosure, Lead Safe Housing and Renovation Repair & Painting Rules

(Other) OHHLHC Activities

- ▣ National Healthy Homes Conference – held in Denver 2011 including participation in Rebuilding Together *Building A Healthy Neighborhood* event
- ▣ Federal Healthy Homes Work Group – promote healthy housing for all citizens through collaborative efforts of federal, non-federal and private sector leaders
- ▣ Green & Healthy Homes Initiative – strategically coordinating investments to create safe, energy efficient housing
- ▣ Safe & Healthy Homes Investment Partnership – certification program for cities, built upon GHHI model

Healthy Homes Resources

- ▣ Making Homes Healthier for Families:
<http://www.hud.gov/offices/lead/healthyhomes/index.cfm>
- ▣ About Mold and Moisture:
<http://www.hud.gov/offices/lead/healthyhomes/mold.cfm>
- ▣ CDC's Healthy Homes Web Site: <http://www.cdc.gov/healthyhomes/>
- ▣ USDA's Healthy Homes Initiative:
http://www.csrees.usda.gov/nea/family/in_focus/housing_if_healthy_homes.html
- ▣ National Center for Healthy Housing:
<http://www.nchh.org/Home.aspx>
- ▣ EPA's Children's Health Protection:
<http://yosemite.epa.gov/ochp/ochpweb.nsf/content/homepage.htm>

Enforcement Efforts

- ▣ Jointly enforce Lead Disclosure Rule with EPA
 - \$1 million in penalties and commitments of over \$31 million to test and abate LBP and LBP hazards in over 200,000 high-risk units
 - Coordinate with EPA and CDC to target properties with multiple lead poisonings and assist in data gathering with local health departments
 - Subpoena authority request pending
 - Expanding enforcement efforts to ensure federally-assisted housing is in compliance with Lead-Safe Housing Rule & Lead Disclosure Rule

Facts

- ▣ It is a violation of the Fair Housing Act for landlords to discriminate against families with children (in renting pre 1978 target housing whether it is known to contain lead-based paint or not) and/or families with a lead-poisoned child.
 - May be addressed through Analysis of Impediments to Fair Housing
- ▣ It is not illegal to designate (Public Housing) as smoke-free.

Seven Principles of Healthy Homes

- ▣ Keep it dry
- ▣ Keep it clean
- ▣ Keep it safe
- ▣ Keep it well-ventilated
- ▣ Keep it pest-free
- ▣ Keep it contaminant-free
- ▣ Keep it well-maintained

Healthy Homes Maintenance Checklist

- ▣ Yard & Exterior
- ▣ Exterior Roof, Walls, Windows
- ▣ Basement & Crawl Space
- ▣ Interior Walls, Ceilings, Windows, Doors
- ▣ Appliances
- ▣ Plumbing & Fixtures
- ▣ Electrical Equipment
- ▣ Garage
- ▣ HVAC Equipment
- ▣ Attic



Unlock Your Door to a Healthier Home Environment

COMMON HOUSING PROBLEMS PROBLEMAS COMUNES DE VIVIENDA

**Courtesy of Long Beach, CA Department of
Public Health**

Common Housing Problems

Problemas Comunes de Vivienda

CATEGORIES OF PROBLEMS

CATEGORÍAS DE PROBLEMAS

Maintenance

Occupancy

Use

Sanitation

Conservación

Ocupación

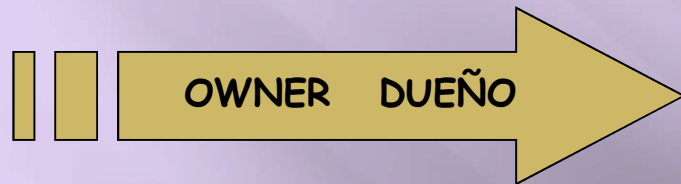
Utilización

Saneamiento

Maintenance Conservación

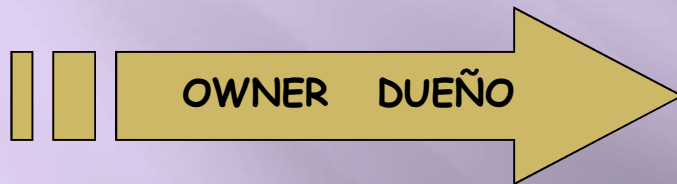


Problem # 1



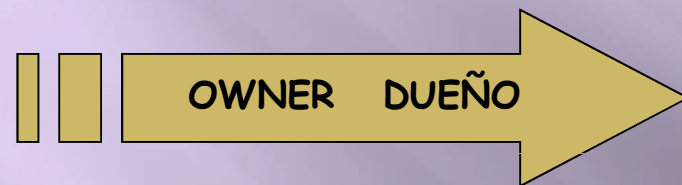
The building needs painting!
¡El edificio necesita pintarse!

Problem # 2



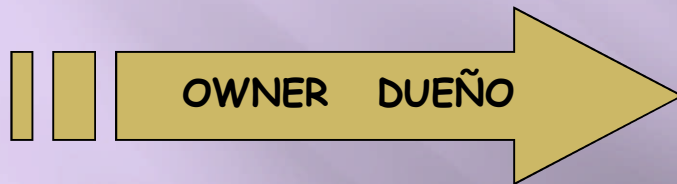
My windows will not open or they let in drafts!
¡Mis ventanas no abren o entra corriente de aire!

PROBLEM # 3



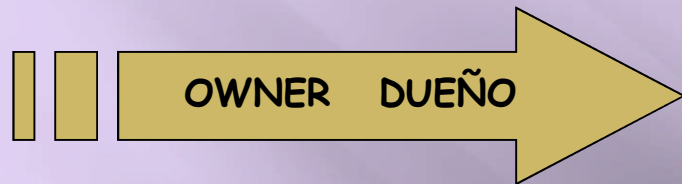
I have a plumbing leak under my sink!
¡Tengo problemas de goteo bajo mi fregadera!

Problem # 4



There is clogged plumbing!
¡La tubería está tapada!

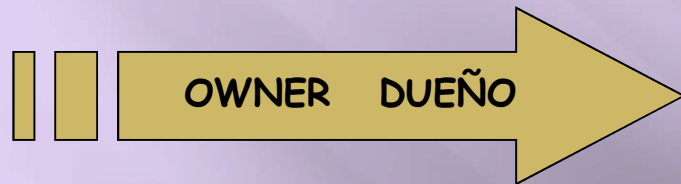
PROBLEM # 5



My toilet base is loose!

¡La base de la taza de mi baño esta floja!

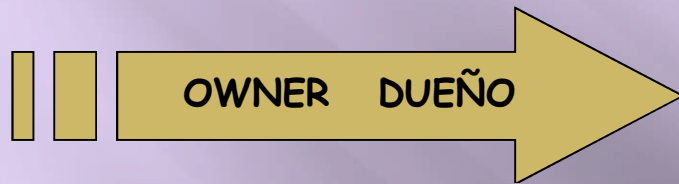
Problem # 6



The roof and drain gutter are in bad shape!

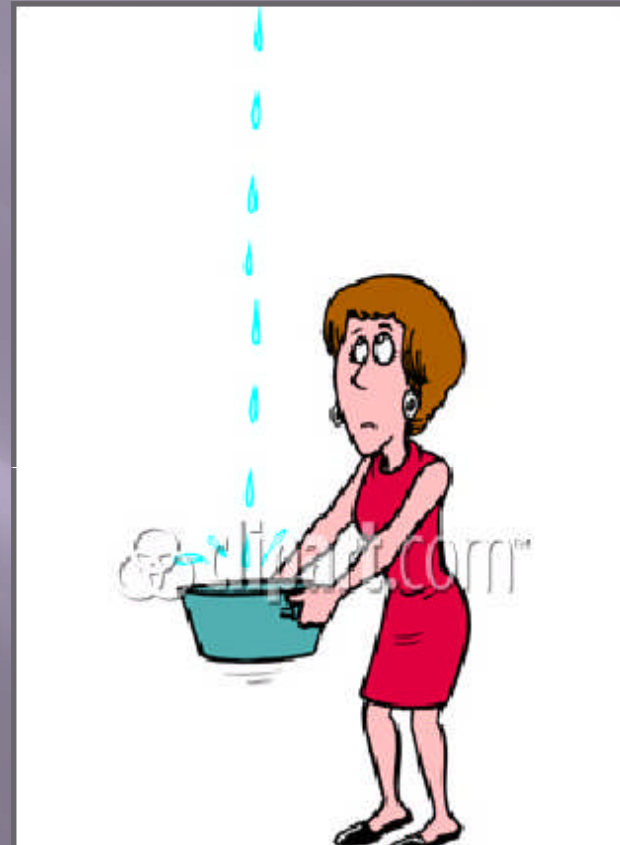
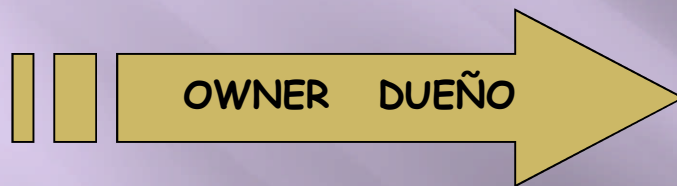
¡El techo y canales de desagüe están
en malas condiciones!

PROBLEM # 7



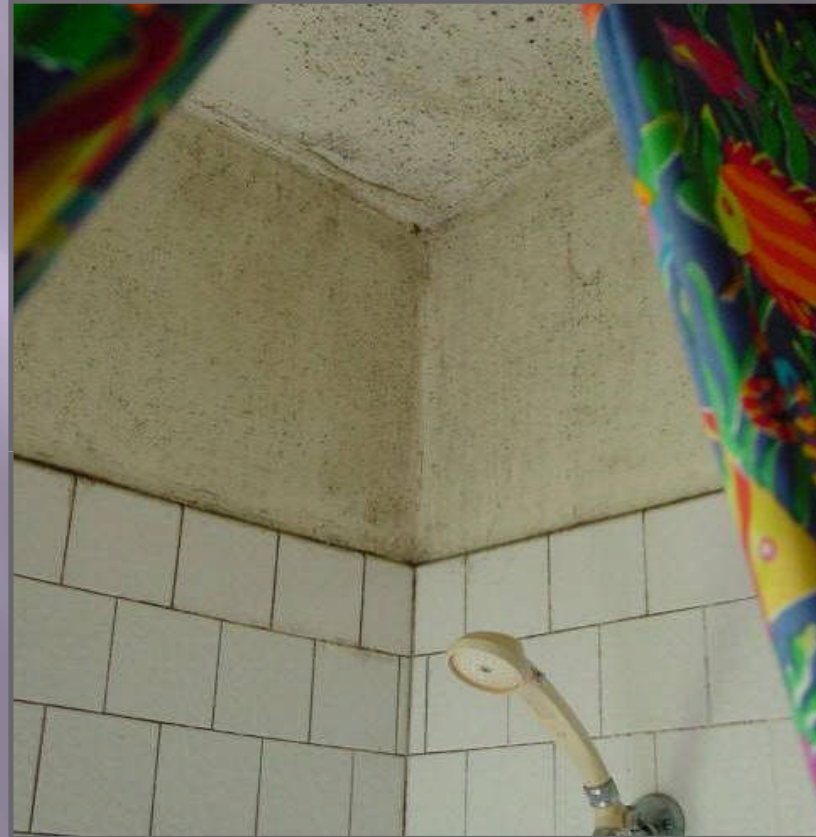
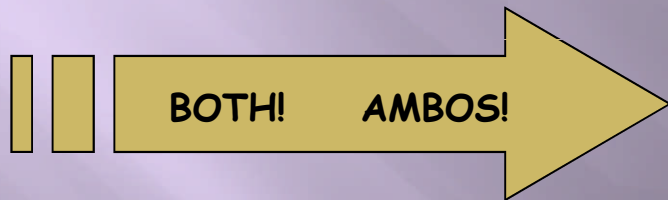
I have a roof leak!
¡Mi techo se gotea!

PROBLEM # 8



I have a leak in my bathroom ceiling!
¡Tengo gotera en el techo del baño!

Problem # 9



There is a mold problem in my unit!
¡Hay problema de moho en mi unidad!

Problem # 10



We have no water at the property!
¡No tenemos agua en la propiedad!

PROBLEM # 11



My apartment heater does not work!
¡La calefacción de mi departamento no funciona!

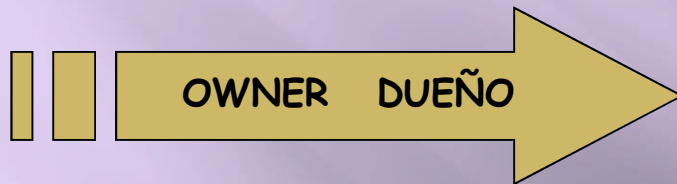
Problem # 12



There are inoperable vehicles at the property where I live!

¡Hay vehiculos que no funcionan
en la propiedad donde vivo!

Problem # 13

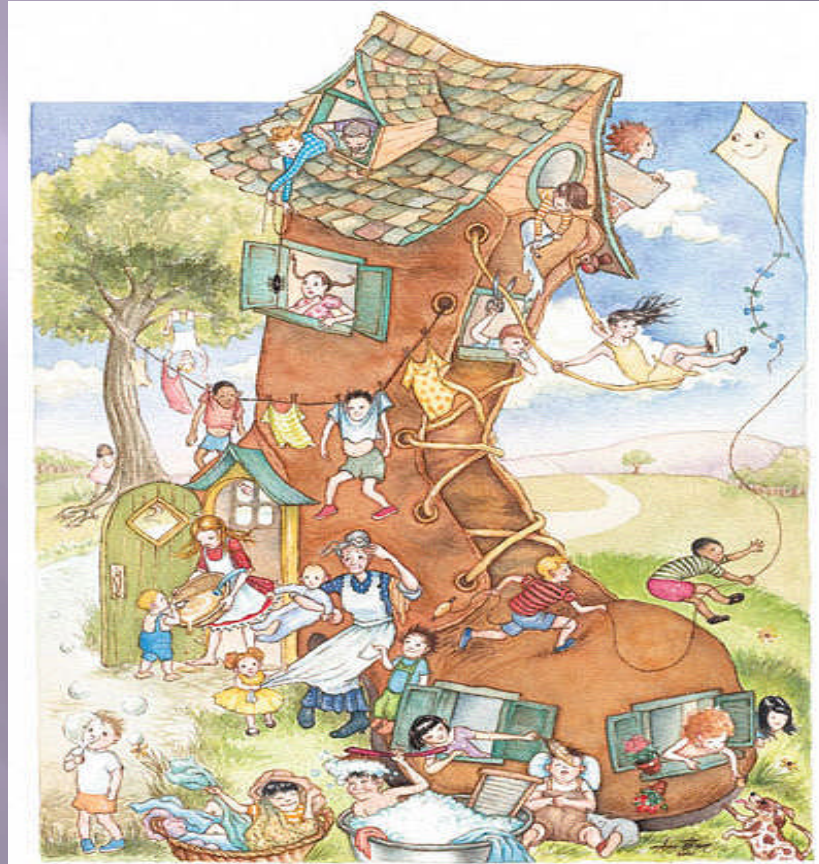


My complex has a swimming pool or spa that is not operating correctly!

¡Nuestro complejo tiene alberca o spa que no estan funcionando correctamente!

Occupancy

Ocupación



Use

Utilización



Sanitation



Saneamiento

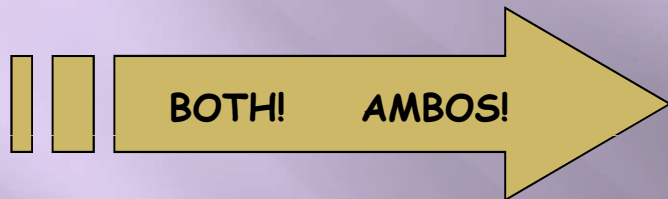


PROBLEM # 14



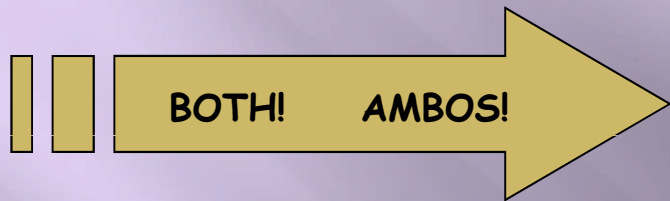
My carpet is filthy, will the landlord clean it?
¿Mi alfombra esta sucia – la limpia el dueño?

Problem # 15



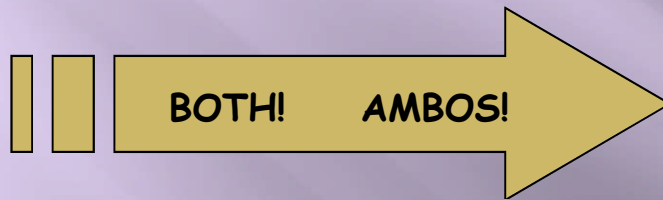
I have cockroaches in my unit!
¡Tengo cucarachas in mi unidad!

Problem # 16



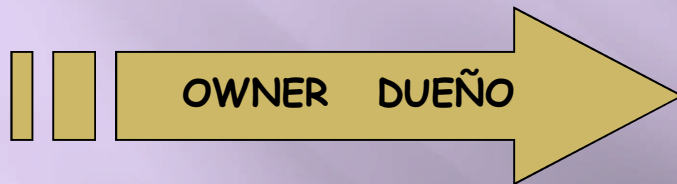
I have rodents in my unit!
¡Tengo ratas en mi unidad!

Problem # 17



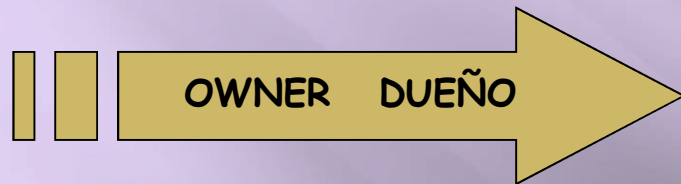
There is a flea problem at the property!
¡Hay problemas con pulgas en la propiedad!

Problem # 18



There are swarming bees on my property
and in my neighborhood!
¡Hay enjambres de abejas en la propiedad
y en el vecindario!

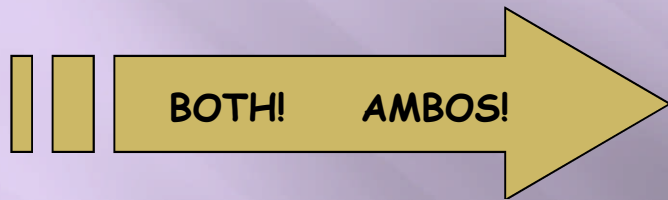
Problem # 19



There is a terrible problem with pigeons in my neighborhood!

¡Hay un problema grave con pichones (palomas)
en mi vecindario!

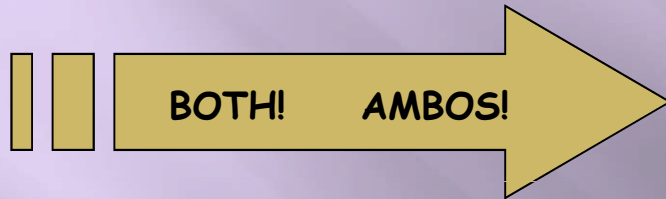
PROBLEM # 20



There is a trash problem in our property!

¡Hay problemas de basura en nuestra propiedad!

Problem # 21



There are animal feces in the property!
¡Hay desechos de animal en la propiedad!

Bed Bugs

- ▣ Owners & Tenants share responsibilities to prevent and treat bed bug infestations by:
 - Raising awareness through education on prevention of bed bugs;
 - Inspecting infested areas, plus surrounding living spaces;
 - Checking for bed bugs on luggage and clothes when returning home from a trip;
 - Looking for bed bugs or signs of infestation on secondhand items before bringing the items home;
 - Correctly identifying the pest;
 - Keeping records – including dates when and locations where pests are found;
 - Cleaning all items within a bed bug infested living area;
 - Reducing clutter where bed bugs can hide;
 - Eliminating bed bug habitats;
 - Physically removing bed bugs through cleaning;
 - Using pesticides carefully according to the label directions; and,
 - Following up on inspections and possible treatments.