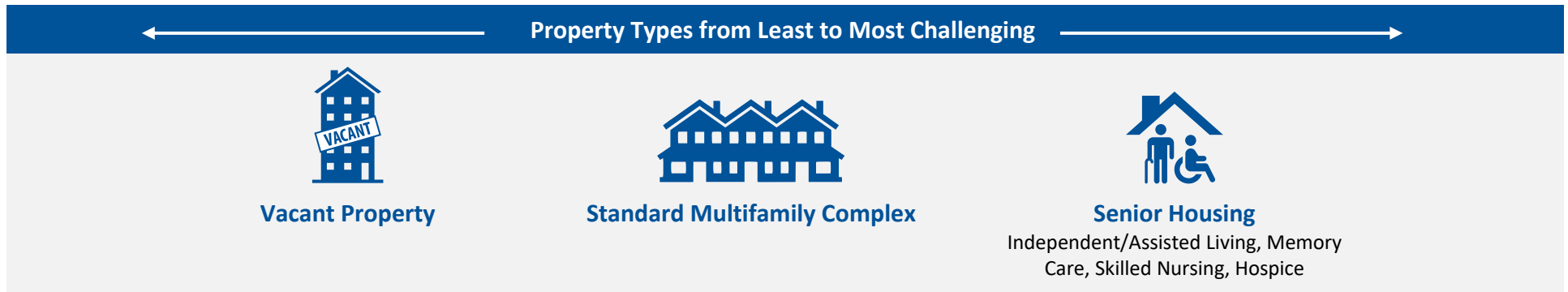


# COVID-19 HUD Property Types and Property Assessment Solutions



Partner plans to continue conducting site assessments per industry standards for environmental site assessments (ESAs), capital needs/property condition assessments (CNAs / PCAs), asbestos and lead-based paint surveys, radon testing, architectural/cost reviews, accessibility, and energy/sustainability.

Any of the “Options for Observations” below, with the exception of #1, would be considered a limitation within the report and classified as such. As the numbers go up, the challenges and limitations also increase.

Options for Observation *		Vacant Land	Standard Multifamily Complex	Senior Housing
1	Standard property walk based on Agency scope of work.	✓	✓	
2	Standard property walk of all exterior and common areas and interiors of only the vacant units.	<i>(not necessary)</i>	✓	✓
3	Standard property walk of all exterior and common areas and interiors of only the units with resident(s): <ul style="list-style-type: none"> <li>• out of unit</li> <li style="text-align: center;">- or -</li> <li>• isolated within an enclosed room (room not assessed by field staff)</li> </ul>	<i>(not necessary)</i>	✓	✓
4	Access to exterior and interior areas through video conferencing with management / maintenance team on-site.	<i>(not necessary)</i>	✓	✓
5	Less than the scope-of-work-required 10% of homes / residential units observed.	<i>(not necessary)</i>	✓	✓

\*In the event the facility will not allow a Partner representative on site:

- ESAs will recommend Operations and Maintenance (O&M) Plans to cover suspect asbestos-containing materials and lead-based paint for properties older than 1978 and Mold Moisture and Maintenance Plans for all projects.
- Accessibility – An alternative approach here is to request as-built plans that can be reviewed for compliance.
- Radon statement: Radon testing will be addressed as a recommendation within ESA/PCA reports. Radon testing will be completed once full site access is provided.