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Physical Inspection  
Operations (PI-Ops)

# Special Bulletin # 5

There are many important changes to the inspection protocol:

**Keeping up with changes to the definitions is essential to your success**

Following meetings with industry, and in coordination with the HUD program offices, the Real Estate Assessment Center (REAC) is continuously improving its inspection protocol.

The information in this bulletin is designed to enhance your understanding of the REAC inspection protocol and improve the overall quality of REAC physical inspections. Take some time to become familiar with this change in the protocol:

- **Pool - Not Operational (Common Areas):** If the pool is open for the season, it should be operational. If the pool is closed for the season, do not record this as a deficiency.

## How can you apply this new definition?

Look for locked gates, drained pools and signage to establish that the pool facilities are closed for the season. If the accompanying authority says that the pool is closed for the season but there are no visible indications that it is, ask for proof such as a completed end of season maintenance work order or written notice sent to residents saying that the pool is closed for the season. If the pool appears to be not operational and the authority cannot establish that the season is over, record a deficiency.

To see the all the new definitions visit the REAC website at:

<http://www.hud.gov/reac/whatsnew/rephydef.html>