

TITLE: **CHIMNEY**
 VERSION: V2.1
 DATE PUBLISHED: 4/2/21

DEFINITION: A vertical or near vertical passageway connected to a fireplace or wood-burning appliance.

PURPOSE: To safely contain fire and convey smoke and combustion gases to the exterior.

NAME VARIANTS: Chimney; Flue; Exhaust vent

COMMON MATERIALS: Copper; Plastic; Metal; Aluminum

COMMON COMPONENTS: Visible flue; Firebox; Brick; Concrete; Masonry block; Wood Framing; Clay; Natural Stone

LOCATION:

- Unit Any enclosed, habitable space where a gas fireplace, wood-burning fireplace, or wood-burning appliance is located
- Inside Any enclosed, shared space where a gas fireplace, wood-burning fireplace, or wood-burning appliance is located
- Outside Any exterior, visually accessible component of a gas fireplace, wood-burning fireplace, or wood-burning appliance

MORE INFORMATION:

- Ventilation of combustion gases from fuel-burning appliances should be evaluated under the respective item's standard, including, but not limited to:
 - Heating, Ventilation, and Air Conditioning (HVAC)
 - Water Heater
- A ventless fireplace should not be evaluated under this standard.

DEFICIENCY 1: A visually accessible chimney, flue, or firebox connected to a fireplace or wood-burning appliance is incomplete or damaged such that it may not safely contain fire and convey smoke and combustion gases to the exterior.

LOCATION: Unit Inside Outside

DEFICIENCY 2: Chimney exhibits signs of structural failure.

LOCATION: Outside

DEFICIENCY I — UNIT: A VISUALLY ACCESSIBLE CHIMNEY, FLUE, OR FIREBOX CONNECTED TO A FIREPLACE OR WOOD-BURNING APPLIANCE IS INCOMPLETE OR DAMAGED SUCH THAT IT MAY NOT SAFELY CONTAIN FIRE AND CONVEY SMOKE AND COMBUSTION GASES TO THE EXTERIOR.

DEFICIENCY CRITERIA: A visually accessible (i.e., can be reasonably accessed and observed) chimney, flue, or firebox connected to a fireplace or wood-burning appliance is incomplete (i.e., evidence of a previously installed component that is now not present) such that it may not safely contain fire and convey smoke and combustion gases to the exterior.

OR

A visually accessible (i.e., can be reasonably accessed and observed) chimney, flue, or firebox connected to a fireplace or wood-burning appliance is damaged (i.e., visibly defective; impacts functionality) such that it may not safely contain fire and convey smoke and combustion gases to the exterior.

HEALTH AND SAFETY DETERMINATION: Life-Threatening The Life-Threatening category includes deficiencies that, if evident in the home or on the property, present a high risk of death to the resident.

CORRECTION TIMEFRAME: 24 hours

HCV PASS / FAIL: Fail

HCV CORRECTION TIMEFRAME: 24 hours

RATIONALE:

CODE	CATEGORY	TYPE	DESCRIPTION	EXPLANATION
R1	Health	Indirect	Condition could affect resident's mental, or physical, or psychological state.	If a visually accessible chimney, flue, or firebox connected to a fireplace or wood-burning appliance is incomplete or damaged such that it may not safely contain fire and convey smoke and combustion gases to the exterior when used, then the resident may be at an increased risk of exposure to gases or smoke, which may result in respiratory issues or asphyxiation.
R2	Safety	Indirect	Resident could be injured because of this condition.	If a visually accessible chimney, flue, or firebox connected to a fireplace or wood-burning appliance is incomplete or damaged such that it may not safely contain fire and convey smoke and combustion gases to the exterior when used, then there may be an increased safety risk to the resident of fire spread, which may result in injury or death.
M2	Routine Maintenance	Direct	It is reasonable to expect that this deficiency would be identified through routine daily observations and facilities management would prioritize work orders to fix this deficiency.	Property management would be expected to ensure that staff members understand how to identify if a visually accessible chimney, flue, or firebox connected to a fireplace or wood-burning appliance is incomplete or damaged such that it may not safely contain fire and convey smoke and combustion gases to the exterior. Management practices would be expected to assure prompt creation and prioritization of a work order to remedy this deficiency because it may lead to health and safety hazards.

INSPECTION PROCESS:

- OBSERVATION:**
- Identify all fireplaces and wood-burning appliances.
 - Visually inspect each chimney, flue, and firebox to determine if it is incomplete (i.e., evidence of a previously installed component that is now not present).
 - Visually inspect each chimney, flue, and firebox for damage (i.e., visibly defective; impacts functionality).
- REQUEST FOR HELP:**
- None
- ACTION:**
- None
- More Information:**
- If a fireplace is intentionally decommissioned (e.g., sealed; not positioned for use), then do not evaluate it under this deficiency.

TOOLS OR EQUIPMENT:

- REQUIRED:**
- None
- USEFUL:**
- Flashlight

DEFICIENCY 2 — INSIDE: [A VISUALLY ACCESSIBLE CHIMNEY, FLUE, OR FIREBOX CONNECTED TO A FIREPLACE OR WOOD-BURNING APPLIANCE IS INCOMPLETE OR DAMAGED SUCH THAT IT MAY NOT SAFELY CONTAIN FIRE AND CONVEY SMOKE AND COMBUSTION GASES TO THE EXTERIOR.](#)

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HEALTH AND SAFETY DETERMINATION: Life-Threatening The Life-Threatening category includes deficiencies that, if evident in the home or on the property, present a high risk of death to the resident.

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R2	Safety	Indirect	Resident could be injured because of this condition.	If a visually accessible chimney, flue, or firebox connected to a fireplace or wood-burning appliance is incomplete or damaged such that it may not safely contain fire and convey smoke and combustion gases to the exterior when used, then there may be an increased safety risk to the resident of fire spread, which may result in injury or death.
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INSPECTION PROCESS:

- OBSERVATION:**
- Identify all fireplaces and wood-burning appliances.
 - Visually inspect each chimney, flue, and firebox to determine if it is incomplete (i.e., evidence of a previously installed component that is now not present).
 - Visually inspect each chimney, flue, and firebox for damage (i.e., visibly defective; impacts functionality).
- REQUEST FOR HELP:** - None
- ACTION:** - None
- More Information:** - If a fireplace is intentionally decommissioned (e.g., sealed; not positioned for use), then do not evaluate it under this deficiency.

TOOLS OR EQUIPMENT:

- REQUIRED:** - None
- USEFUL:** - Flashlight
-

DEFICIENCY I — OUTSIDE: [A VISUALLY ACCESSIBLE CHIMNEY, FLUE, OR FIREBOX CONNECTED TO A FIREPLACE OR WOOD-BURNING APPLIANCE IS INCOMPLETE OR DAMAGED SUCH THAT IT MAY NOT SAFELY CONTAIN FIRE AND CONVEY SMOKE AND COMBUSTION GASES TO THE EXTERIOR.](#)

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M2	Routine Maintenance	Direct	It is reasonable to expect that this deficiency would be identified through routine daily observations and facilities management would prioritize work orders to fix this deficiency.	Property management would be expected to ensure that staff members understand how to identify if a visually accessible chimney, flue, or firebox connected to a fireplace or wood-burning appliance is incomplete or damaged such that it may not safely contain fire and convey smoke and combustion gases to the exterior. Management practices would be expected to assure prompt creation and prioritization of a work order to remedy this deficiency, because it may lead to health and safety hazards.

INSPECTION PROCESS:

- OBSERVATION:**
- Identify all fireplaces and wood-burning appliances.
 - Visually inspect each chimney, flue, and firebox to determine if it is incomplete (i.e., evidence of a previously installed component that is now not present).
 - Visually inspect each chimney, flue, and firebox for damage (i.e., visibly defective; impacts functionality).

REQUEST FOR HELP: - None

ACTION: - None

More Information: - For the purpose of this inspection, the ash cleanout should be considered as part of the firebox and therefore evaluated under this deficiency.
- For the purpose of this inspection, the inspector should not go on the roof to evaluate the chimney.
- If a fireplace is intentionally decommissioned (e.g., sealed, not positioned for use), then do not evaluate it under this deficiency.

TOOLS OR EQUIPMENT:

REQUIRED: - None

USEFUL: - Flashlight

DEFICIENCY 2 — OUTSIDE: [CHIMNEY EXHIBITS SIGNS OF STRUCTURAL FAILURE.](#)

DEFICIENCY CRITERIA: The chimney exhibits signs of structural failure such that the integrity of the chimney is jeopardized.

HEALTH AND SAFETY DETERMINATION: Life-Threatening The Life-Threatening category includes deficiencies that, if evident in the home or on the property, present a high risk of death to the resident.

CORRECTION TIMEFRAME: 24 hours

HCV PASS / FAIL: Fail

HCV CORRECTION TIMEFRAME: 24 hours

RATIONALE:

CODE	CATEGORY	TYPE	DESCRIPTION	EXPLANATION
R2	Safety	Direct	Resident could be injured because of this condition.	If the chimney exhibits signs of structural failure such that the integrity of the chimney is jeopardized, then there may be an increased safety risk to the resident due to falling debris, instability, or fire spread, which may result in injury or death.
R6	Usability and Operability of Fixtures	Direct	Because of this condition, the resident is unable to use certain fixtures, features, or appliances, which are reasonably assumed to be part of their rent.	If the chimney exhibits signs of structural failure such that the integrity of the chimney is jeopardized, then the resident may not be able to safely use the fireplace or wood-burning appliance.
M2	Routine Maintenance	Direct	It is reasonable to expect that this deficiency would be identified through routine daily observations and facilities management would prioritize work orders to fix this deficiency.	Property management would be expected to ensure that staff members understand how to identify if a chimney exhibits signs of structural failure such that the integrity of the chimney is jeopardized. Management practices would be expected to assure prompt creation and prioritization of a work order to remedy this deficiency because it may result in safety hazards or usability barriers.
M6	Structural	Direct	This condition indicates potential structural failure of the building or a load-bearing component.	If the chimney exhibits signs of structural failure such that the integrity of the chimney is jeopardized, then the chimney may be unable to safely support its related components.

INSPECTION PROCESS:

- OBSERVATION: - Identify all fireplaces and wood-burning appliances.
 - Visually inspect each chimney to determine if it exhibits any sign of structural failure.
- REQUEST FOR HELP: - None
- ACTION: - None

- More Information:
- Examples of chimney structural failure include, but are not limited to:
 - Misaligned
 - Detached
 - Leaning away from the building
 - Collapsed
 - Imminent danger of collapse

TOOLS OR EQUIPMENT:

- REQUIRED: - None
- USEFUL: - None
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SUMMARY OF CHANGES

TITLE: CHIMNEY
VERSION: V2.1
DATE PUBLISHED: 4/2/21

FIELD	CHANGE	VERSION	DATE
Definition	Revised definition	V2.1	2021-04-02
Purpose	Revised purpose	V2.1	2021-04-02
Common Components	Revised common components	V2.1	2021-04-02
Location		V2.1	2021-04-02
Unit	Revised description		
Inside	Revised description		
Outside	Revised description		
More Information	Revised response	V2.1	2021-04-02
Deficiency 1		V2.1	2021-04-02
Title	Unit, Inside, & Outside: Revised title		
Deficiency Criteria	Unit, Inside, & Outside: Revised deficiency criteria		
Health and Safety Determination	Unit, Inside, & Outside: "Life-Threatening"		
Inspection Process	Unit, Inside, & Outside: Revised Observation, Request for Help, Action, and More Information		
Deficiency 2	Complete rework of previous deficiency 2	V2.1	2021-04-02
Title	Outside: Revised title		
Deficiency Criteria	Outside: Revised deficiency criteria		
Health and Safety Determination	Outside: "Life-Threatening"		
Inspection Process	Outside: Revised Observation, Request for Help, Action, and More Information		
Deficiency 3	Removed from V2.1; captured under deficiency 1	V2.1	2021-04-02
Deficiency 4	Removed from V2.1; captured under deficiency 1	V2.1	2021-04-02

Deficiency 5	Removed from V2.1; captured under deficiency 1 and deficiency 2	V2.1	2021-04-02
Deficiency 6	Removed from V2.1; captured under deficiency 1 and deficiency 2	V2.1	2021-04-02
Deficiency 1		V2.0	2020-10-28
Health and Safety Determination	Changed to "Life-Threatening"		
Health and Safety Determination	Added standardized description		
Correction Timeframe	Changed to "24 hours"		
HCV Pass / Fail	Field added; response input as "Fail"		
HCV Correction Timeframe	Changed to "24 hours"		
Deficiency 2		V2.0	2020-10-28
Health and Safety Determination	Changed to "Life-Threatening"		
Health and Safety Determination	Added standardized description		
Correction Timeframe	Changed to "24 hours"		
HCV Pass / Fail	Field added; response input as "Fail"		
HCV Correction Timeframe	Changed to "24 hours"		
Deficiency 3		V2.0	2020-10-28
Health and Safety Determination	Changed to "Life-Threatening"		
Health and Safety Determination	Added standardized description		
Correction Timeframe	Changed to "24 hours"		
HCV Pass / Fail	Field added; response input as "Fail"		
HCV Correction Timeframe	Changed to "24 hours"		
Deficiency 4		V2.0	2020-10-28
Health and Safety Determination	Added standardized description		
HCV Pass / Fail	Field added; response input as "Fail"		
Deficiency 5		V2.0	2020-10-28
Health and Safety Determination	Added standardized description		
HCV Pass / Fail	Field added; response input as "Fail"		
Overall Formatting	Complete rework of document format and layout	VI.3	2020-07-31

Definition	Revised definition	VI.3	2020-07-31
Purpose	Field added	VI.3	2020-07-31
Location	Revised inspectable locations	VI.3	2020-07-31
More Information	Field added	VI.3	2020-07-31
Deficiency 1	Separated by inspectable locations — Outside	VI.3	2020-07-31
Title	Revised title; added inspectable locations		
Deficiency Criteria	Revised deficiency criteria		
Health and Safety Determination	Revised to "Standard" determination; added standardized description		
Correction Timeframe	Field added; response input as "Within 30 days"		
HCV — Correction Timeframe	Field added; response input as "Within 30 days"		
Rationale	Revised rationale categories, types, and explanations; added standardized codes and descriptions		
Inspection Process	Revised observation, request for help, action, and more information		
Tools or Equipment	Field added to deficiency; response revised		
Deficiency 2	Separated by inspectable locations — Unit and Inside	VI.3	2020-07-31
Title	Added inspectable locations		
Deficiency Criteria	Revised deficiency criteria		
Health and Safety Determination	Added standardized description		
Correction Timeframe	Field added; response input as "Within 30 days"		
HCV — Correction Timeframe	Field added; response input as "Within 30 days"		
Rationale	Revised rationale categories, types, and explanations; added standardized codes and descriptions		
Inspection Process	Revised observation, request for help, action, and more information		
Tools or Equipment	Field added to deficiency; response revised		
Deficiency 3	Separated by inspectable locations — Unit, Inside, and Outside	VI.3	2020-07-31
Title	Revised title; added inspectable locations		
Deficiency Criteria	Revised deficiency criteria		
Health and Safety Determination	Revised to "Standard" determination; added standardized description		

Correction Timeframe	Field added; response input as "Within 30 days"		
HCV – Correction Timeframe	Field added; response input as "Within 30 days"		
Rationale	Revised rationale categories, types, and explanations; added standardized codes and descriptions		
Inspection Process	Revised observation, request for help, action, and more information		
Tools or Equipment	Field added to deficiency; response revised		
Deficiency 4	Consolidated previous deficiency 4 and deficiency 6 Separated by inspectable locations – Unit, Inside, and Outside	VI.3	2020-07-31
Title	Revised title; added inspectable locations		
Deficiency Criteria	Revised deficiency criteria		
Health and Safety Determination	Revised to "Standard" determination; added standardized description		
Correction Timeframe	Field added; response input as "Within 30 days"		
HCV – Correction Timeframe	Field added; response input as "Within 30 days"		
Rationale	Revised rationale categories, types, and explanations; added standardized codes and descriptions		
Inspection Process	Revised observation, request for help, action, and more information		
Tools or Equipment	Field added to deficiency; response revised		
Deficiency 5	Separated by inspectable locations – Outside	VI.3	2020-07-31
Title	Revised title; added inspectable locations		
Health and Safety Determination	Revised to "Severe Non-Life-Threatening" determination; added standardized description		
Correction Timeframe	Field added; response input as "24 hours"		
HCV – Correction Timeframe	Field added; response input as "30 days"		
Rationale	Revised rationale categories, types, and explanations; added standardized codes and descriptions		
Inspection Process	Revised request for help, action, and more information		
Tools or Equipment	Field added to deficiency; response revised		
Copyedits	----	VI-I	2019-11-26