

**TITLE:** REFRIGERATOR  
**VERSION:** V3.0  
**DATE PUBLISHED:** 06/20/23

**DEFINITION:** A device designed to keep food from spoiling by cooling and freezing.  
**PURPOSE:** To keep food cold in order to help extend freshness by slowing down the activity of bacteria.  
**COMMON COMPONENTS:** Compressor; Condenser coils; Evaporator coils; Handle; Shelves; Lightbulb; Drawer; Expansion valve; Seals; Door  
**LOCATION:**  Unit Kitchen or any area or room the resident or property may choose to have a refrigerator  
 Inside Kitchen, community room, or any area or room the property may choose to have a refrigerator  
 Outside None  
**MORE INFORMATION:** For the purpose of this inspection, a built-in freezer is considered a component part of the refrigerator.  
 - Resident-owned, standalone freezers should not be evaluated under this standard.  
 - Any stored appliance not in use or a medical use refrigerator should not be evaluated under this standard.

**DEFICIENCY 1:** Refrigerator is inoperable such that it may be unable to safely and adequately store food.  
**LOCATION:**  Unit  Inside

**DEFICIENCY 2:** Refrigerator component is damaged such that it impacts functionality.  
**LOCATION:**  Unit  Inside

**DEFICIENCY 3:** Refrigerator is missing.  
**LOCATION:**  Unit — Affirmative Habitability Requirement

**DEFICIENCY I — UNIT:** REFRIGERATOR IS INOPERABLE SUCH THAT IT MAY BE UNABLE TO SAFELY AND ADEQUATELY STORE FOOD.

---

**DEFICIENCY CRITERIA:** Refrigerator is inoperable (i.e., overall system is not meeting function or purpose; with or without visible damage) such that it may be unable to safely and adequately store food.

---

**HEALTH AND SAFETY DETERMINATION:** Moderate      The Moderate Health and Safety category includes deficiencies that, if evident in the home or on the property, present a moderate risk of an adverse medical event requiring a healthcare visit; cause temporary harm; or if left untreated, cause or worsen a chronic condition that may have long-lasting adverse health effects; or that the physical security or safety of a resident or their property could be compromised.

**CORRECTION TIMEFRAME:** 30 days

**HCV PASS / FAIL:** Fail

**HCV CORRECTION TIMEFRAME:** 30 days

---

**INSPECTION PROCESS:**

**OBSERVATION:** - None

**REQUEST FOR HELP:** - None

**ACTION:** - Open the refrigerator door to feel for a cold temperature.  
- Open the freezer door to verify if food is frozen.

**More Information:** - None

---

**DEFICIENCY I — INSIDE:** REFRIGERATOR IS INOPERABLE SUCH THAT IT MAY BE UNABLE TO SAFELY AND ADEQUATELY STORE FOOD.

---

**DEFICIENCY CRITERIA:** Refrigerator is inoperable (i.e., overall system is not meeting function or purpose; with or without visible damage) such that it may be unable to safely and adequately store food.

---

**HEALTH AND SAFETY DETERMINATION:** Moderate      The Moderate Health and Safety category includes deficiencies that, if evident in the home or on the property, present a moderate risk of an adverse medical event requiring a healthcare visit; cause temporary harm; or if left untreated, cause or worsen a chronic condition that may have long-lasting adverse health effects; or that the physical security or safety of a resident or their property could be compromised.

**CORRECTION TIMEFRAME:** 30 days

**HCV PASS / FAIL:** Fail

**HCV CORRECTION TIMEFRAME:** 30 days

---

**INSPECTION PROCESS:**

**OBSERVATION:** - None

**REQUEST FOR HELP:** - None

**ACTION:** - Open the refrigerator door to feel for a cold temperature.  
- Open the freezer door to verify if food is frozen.

**More Information:** - None

---

**DEFICIENCY 2 — UNIT:** REFRIGERATOR COMPONENT IS DAMAGED SUCH THAT IT IMPACTS FUNCTIONALITY.

**DEFICIENCY CRITERIA:** Refrigerator component is damaged (i.e., visibly defective) such that it impacts functionality.

**HEALTH AND SAFETY DETERMINATION:** Moderate      The Moderate Health and Safety category includes deficiencies that, if evident in the home or on the property, present a moderate risk of an adverse medical event requiring a healthcare visit; cause temporary harm; or if left untreated, cause or worsen a chronic condition that may have long-lasting adverse health effects; or that the physical security or safety of a resident or their property could be compromised.

**CORRECTION TIMEFRAME:** 30 days

**HCV PASS / FAIL:** Fail

**HCV CORRECTION TIMEFRAME:** 30 days

**INSPECTION PROCESS:**

**OBSERVATION:** - Visually inspect the accessible portions of the refrigerator for any component that is damaged such that it impacts functionality.

**REQUEST FOR HELP:** - None

**ACTION:** - None

**MORE INFORMATION:** Examples of damaged components that may impact functionality include, but are not limited to:  
 - Seal that is hanging, sagging, separating, torn with exposed magnet, or detached from the door  
 - Handle  
 - Interior lining

**DEFICIENCY 2 — INSIDE:** REFRIGERATOR COMPONENT IS DAMAGED SUCH THAT IT IMPACTS FUNCTIONALITY.

---

**DEFICIENCY CRITERIA:** Refrigerator component is damaged (i.e., visibly defective) such that it impacts functionality.

---

**HEALTH AND SAFETY DETERMINATION:** Moderate      The Moderate Health and Safety category includes deficiencies that, if evident in the home or on the property, present a moderate risk of an adverse medical event requiring a healthcare visit; cause temporary harm; or if left untreated, cause or worsen a chronic condition that may have long-lasting adverse health effects; or that the physical security or safety of a resident or their property could be compromised.

**CORRECTION TIMEFRAME:** 30 days

**HCV PASS / FAIL:** Fail

**HCV CORRECTION TIMEFRAME:** 30 days

---

**INSPECTION PROCESS:**

**OBSERVATION:** - Visually inspect the accessible portions of the refrigerator for any component that is damaged such that it impacts functionality.

**REQUEST FOR HELP:** - None

**ACTION:** - None

**MORE INFORMATION:** Examples of damaged components that may impact functionality include, but are not limited to:  
- Seal that is hanging, sagging, separating, torn with exposed magnet, or detached from the door  
- Handle  
- Interior lining

---

DEFICIENCY 3 — UNIT: REFRIGERATOR IS MISSING.

AFFIRMATIVE HABITABILITY REQUIREMENT

---

DEFICIENCY CRITERIA: Refrigerator is missing (i.e., evidence of prior installation, but is now not present).

---

HEALTH AND SAFETY DETERMINATION: Moderate      The Moderate Health and Safety category includes deficiencies that, if evident in the home or on the property, present a moderate risk of an adverse medical event requiring a healthcare visit; cause temporary harm; or if left untreated, cause or worsen a chronic condition that may have long-lasting adverse health effects; or that the physical security or safety of a resident or their property could be compromised.

CORRECTION TIMEFRAME: 30 days

HCV PASS / FAIL: Fail

HCV CORRECTION TIMEFRAME: 30 days

---

INSPECTION PROCESS:

- OBSERVATION: - Visually inspect for any evidence of a refrigerator that was previously installed but is now not present.
- REQUEST FOR HELP: - None
- ACTION: - None
- More Information: - None
-