

Key Takeaways from Chapter 1306.34

Property owner/landlord responsibilities:

- Preventing and exterminating infestations of pests including bed bugs
- Notifying contiguous units of a bed bug infestation in writing within 72 hours
- Using a licensed pesticide applicator or heat treatment(s) if structure has 4 or more units
- Condominium Associations can be cited for failure to resolve bed bugs infestations in common areas and elements along with individual unit owners for individual unit infestations.

Tenant Responsibilities:

- Notifying their landlord within 72 hours if they suspect or know of an infestation
- Granting the owner, owner's agent or contractors reasonable access to the property

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