

Safe, Decent, Pest-free Housing Implementing an Integrated Pest Management (IPM) Program

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Pests cause problems

- ✦ Decrease job satisfaction
- ✦ Lower resident satisfaction
- ✦ Bite and sting
- ✦ Contaminate food
- ✦ Transmit disease
- ✦ Violate housing codes
- ✦ Trigger/cause asthma and allergies
- ✦ Lead people to overreact and ignore pesticide labels



Cockroach infestation in a smoke detector

Integrated Pest Management defined

In a structural setting, an IPM program consists of

1. inspection,
2. identification,
3. establishment of threshold levels,
4. employment of two or more control measures (which may be cultural, mechanical, biological, or chemical), and
5. evaluation of effectiveness

(Adapted from the National Pest Management Association's Urban IPM Handbook, 2006)

What does HUD say about pest control?

HUD has three core programs for pest control

- ✧ Housing Quality Standards for Section 8—Housing Choice Voucher property.
- ✧ Public Housing Standards.
- ✧ Special Guidance on Integrated Pest Management.

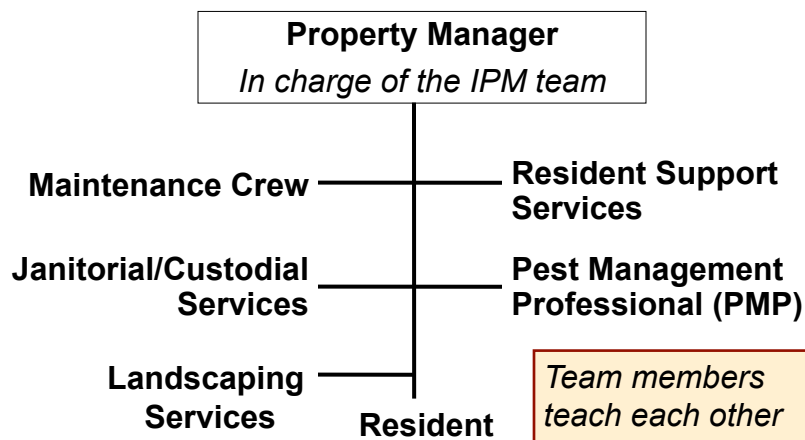
IPM fixes pest problems

- ✦ A healthier buildings
- ✦ Fewer complaints
- ✦ Fewer pests



A property manager inspecting building exteriors for holes

The IPM team



Team members teach each other and document what they see and do. 6

IPM program plan

1. Convert the PHA to IPM—AMP by AMP, beginning with an IPM pilot site
2. Train site IPM team members using resources from www.stoppests.org
3. Inspect and monitor every unit to identify focus areas

IPM program plan continued

4. Reduce pest infestation—
Allocate pest control time and resources to focus areas
5. Reduce the risk of pest infestation
6. Aim for early detection and rapid response through monitoring and inspection



Monitor under a well-sealed sink

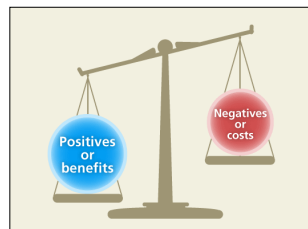
Priority pests

- ✦ Cockroaches cause asthma in infants, trigger asthma attacks, and contaminate food
- ✦ Rodents such as mice and rats carry diseases, bite, destroy property, may cause fires, and may trigger asthma attacks
- ✦ Bed Bugs and their bites are a nuisance and are expensive to eliminate



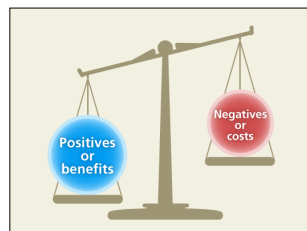
Program costs

- ✦ An IPM budget includes
 - ✦ Materials for caulking and sealing holes
 - ✦ Free items for residents in need: cleaning supplies, mattress encasements, monitors, etc.
 - ✦ An IPM contract, including inspection and monitoring



Expected program outcomes

- Increased cooperation and communication
- Decreased pesticide applications
- Infestations limited to periodic introductions—no high-level infestations
- Increased partnership with outside agencies
- PHA will be a community leader for pest-free initiatives



For more information

- Contact Allie Taisey aat25@cornell.edu
- Visit the project website www.stoppests.org (sign up for the blog)
- Visit our booth in the exhibition hall