

COMMON REQUIRED REPAIRS

Generally PERMIT NEEDED to repair

Heating system

- Missing 9d check valve with atmospheric valve on boiler (backflow valve).
- Missing or broken pressure (P) relief valve on a boiler: permit required to install/replace.
- Improper furnace/boiler flue (vent). Only a licensed contractor can get permit.
- Note: Gas or flue (vent) repair/replacement on heating plants can ONLY be done by licensed contractors.

Water heater

- Missing or broken temperature and pressure (T&P) relief valve on water heater—permit required to install/replace.
- Improper water heater flue (vent). Homeowner can get permit.

Electrical system

- Exposed wires such as open junction boxes that have the cover missing AND have wires that are uncapped, not taped, AND are out of the box so that someone can get shocked. Permit is needed to install a fixture. No permit needed to tape or cap wires, put wires back into box, and cover box.

Plumbing system

- Tub or sink faucet below the spill line—installing dual in-line check valves instead of replacing the faucet.

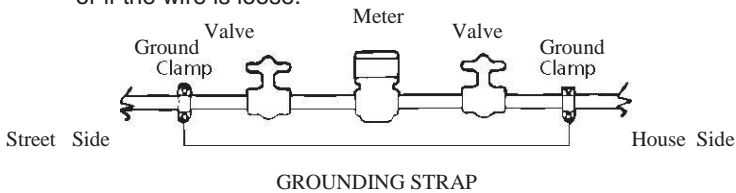
Gas lines

- Uncapped gas line. If an appliance is installed, a permit IS needed. (Other fixtures that go with new appliance need to be up to code, as well. For example, installing a stove includes anti-tip, gas valve, and gas line.) If the line is just capped, no permit is needed.
- Improper gas lines. Homeowner can get permit if it is to dryer, stove, water heater. If to a heating plant, licensed contractor required.

Generally NO PERMIT NEEDED to repair

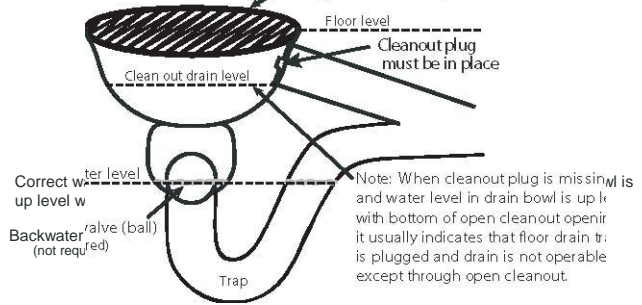
Electrical

- GFCI outlets when the test button won't trip. They do not have to be grounded, if installed on an ungrounded system.
- Missing grounding strap (jumper wire). If only one clamp is missing, or if the wire is loose.

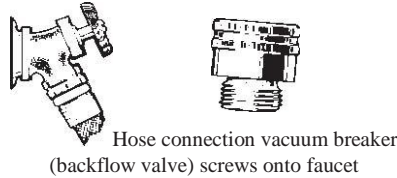


Plumbing

- Missing cleanout plug.



- Toilet ballcock that is not anti-siphon.
- Laundry and outside faucets (sillcocks) with threads need a backflow valve.



- Open sewer line (broken, missing cover, etc).
- Open waste vent (holes, broken).
- Open drain (missing trap).
- Leaking toilet (considered "unsafe" if the leak is bad enough to rot the floor).
- Tub or sink faucet below the spill line. Replacing the faucet does not require a permit; installation of in-line check valves does require a permit.

Smoke detectors

- Operable smoke detectors are required on every level and inside every bedroom, and shall be installed per manufacturer's instructions.
- Do not install within three feet of a kitchen or bathroom door. If installed within 20 feet of a kitchen stove, they shall be equipped with a silencing switch or be photoelectric type.
- Can be battery operated. If hardwired smokes are already installed, they must remain hardwired.
- Hardwired smoke detectors are required with some interior remodeling.
- CO detectors need to be installed within 10 feet of a sleeping room. They can be battery operated.

For more information about Truth in Sale of Housing procedures or requirements, please call 311 or (612) 673-3000. Or visit the "Buying & Selling Property" area of our web site at <http://www.ci.minneapolis.mn.us/truthinhousing>.

For more information about getting a permit, please call the Permit Counter at 311 or (612) 673-3000. Or visit the "Construction, Maintenance & Remodel" area of our web site at [www.ci.minneapolis.mn.us/mdr/permits/WhatToKnowAboutPermits.asp](http://www.ci.minneapolis.mn.us/mdr/permits/WhatToKnowAboutPermits.asp).

The full legal description of required repairs is Title 12, Chapter 248.80 of the Minneapolis Code of Ordinances. The Code of Ordinances is available at the public library or online at [www.ci.minneapolis.mn.us/government/ordinances.asp](http://www.ci.minneapolis.mn.us/government/ordinances.asp).