

The following information items should be of concern to you as a potential property owner in the City of Minneapolis.

Please read carefully.

LEAD-BASED PAINT DISCLOSURE: This Truth in Sale of Housing Disclosure report does not address the issue of lead-based paint and the attending hazards. Deteriorated lead-based paint poses a risk especially to pregnant women and young children.

- **The seller of this property is required by Federal law to provide the buyer with a Disclosure of Information on Lead-Based Paint and Lead-Based Paint hazards. You have the option of hiring a licensed lead inspector to do a risk assessment of the property.**
- **Any owner of rental property is required by Federal law to provide all tenants with a Disclosure of Information on Lead-Based Paint and Lead Based paint hazards.**
- **For more information on hazards associated with lead-based paint, contact the State Health Department at (651) 215-0890.**

RENTAL PROPERTY REQUIREMENTS:

Notice – Rental Dwelling License Required: The annual license fee for a rental dwelling license or provisional license is per Appendix J, License Fee Schedule for the first rental dwelling unit and \$19.00 for each additional rental dwelling unit under common ownership in the same building. The licensing billing period is between October 1st through September 30th. New owners who have purchased their property after April 1st (during second half of license year) shall pay the prorated fee of 50%. **A change in ownership shall require a new license application and payment of the license fee.** Operation of an unlicensed dwelling unit shall be subject to an additional administrative fee of two hundred fifty dollars (\$250.00) for the first dwelling unit, and twenty dollars (\$20.00) for each additional dwelling unit under common ownership in the same building. This fee shall be in addition to any other appropriate enforcement action or fees due. This fee shall apply 60 days after owner closes the sale of the rental property. **Fees subject to change.** For more information call (612) 673-5856.

OUTSTANDING WATER, SEWER & SANITATION CHARGES: The buyer assumes liability for any unpaid charges at closing. Call (612) 673-1114 to obtain information regarding water, sewer and solid waste charges owing at this property and to schedule a meter reading prior to purchase. Owners are charged based on the Inspections Division's official unit **reference number**, which may be different than the number of units found in the property. See the **reference number** on the first page of the Truth in Sale of Housing report.

DELINQUENT TAXES: For information regarding possible delinquent taxes call Hennepin County at (612) 348-3011.

SPECIAL TAX ASSESSMENTS:

For information about special assessments from the City pending against this property call the following numbers:

Public Works: (612) 673-3604
Housing Inspections: (612) 673-3754
Park Board: (612) 230-6420
Sidewalks: (612) 673-3604
Streets: (612) 673-3604

HOMESTEAD INFORMATION: (612) 673-2382

OPEN PERMITS, OPEN ORDERS, CONDEMNATION: Call 311. Outside Minneapolis city limits call (612) 673-3000.

FAIR HOUSING: Combined federal, state, and city laws forbid unequal treatment in housing based on these criteria: Race, color, creed, sex (including sexual harrassment), familial status (the presence of children in the household), public assistance status, affectional preference, national origin, ancestry, religion, disability and marital status. Other persons, such as neighbors, are prohibited from discriminatory harrassment of a tenant or homeowner. Concerned individuals, organizations, or the alleged victims can all file complaints with the Minneapolis Department of Civil Rights, (612) 673-3012.

See Truth in Sale of Housing Program handout for information for sellers and buyers, including Web sites for certificates and checklists.