

Structure

Walls & Ceilings

- Clean
- No loose wallpaper
- No cracks
- No loose plaster
- No flaking paint

Floors

- Clean
- No holes
- Structurally sound
- No torn floor covering

Hallways

- Well lit
- Clean
- Clear pathway
- Railings on stairs
- Carpets should be secured to floor

Windows

- No broken glass
- Open freely
- Do not fall closed
- Locks exist (3rd floor & below)
- Screens
- Storms or double pane glass
- Putty to secure glass
- Weather tight

Doors

- Secure
- Tight fitting
- Clear path
- Exit/entrance door hardware - deadbolt locks
- Bathroom door hardware - privacy locks (rental)
- Exterior doors from habitable space to outside require: storms and screens (unless 5+ units)

Kitchen

- Hot (120 degrees) and cold water
- Dripping faucet
- Plugged drain
- Bug and rodent proof

Avoid these common rodent and roach attractors

- Dirty dishes
- Dirty stove and refrigerator
- Uncovered food
(this includes pet food left out all day)
- Garbage in open containers
- Grease covered walls and ceilings

Deadly Carbon Monoxide

DO NOT heat kitchen by turning on the gas oven or burners. This causes a buildup of carbon monoxide that can be deadly. Early warning signs of carbon monoxide are: nausea, headache, excessive humidity, burning of throat, nose, and eyes.

The Bathroom

- A tub or shower
- Faucets must NOT be lower than the top of the tub or basin rim
- A washbasin properly installed
- Properly mounted toilet seat
- No toys, trash or sanitary products in toilet
- A light fixture
- An electrical outlet
- A privacy lock (rental property)
- Waterproof flooring

Be sure to:

- Clean bathroom regularly
(do NOT mix bleach and ammonia)
- Repair leaking faucets to avoid waste
- Use fan or open window after showering to exhaust humidity, preventing mold and mildew

Electrical/ Mechanical

Electrical Components

- Adequate service
- Service grounded
- Enclosed electrical panel
- No broken light fixtures
- No extension cords
- Cover plates on outlets and switches
- No frayed or unconnected wires

Kitchen to have Either A or B

- A. Ceiling fixture and 2 separate remote outlets
- B. 3 separate and remote outlets

Fire Protection

- Approved smoke detectors - all dwellings - each floor
- Approved carbon monoxide detectors-all dwellings
- Fire extinguishers in hallway on each floor (buildings with 3 or more units)
- Fire doors for unit exits into common areas (buildings with 3 or more units)

Furnances & Boilers

- Heat to 68 degrees F
- Properly installed
- Locate emergency shut-off switch
- Flue vent secure to chimney or to side wall if condensing high efficiency system
- Sealed chimney

Furnances

- Clean filters
- Duct work secured together

Boilers

- Pressure gauge that works
- No leaks
- Temperature/pressure relief valve
- Proper temperature and pressure maintained

Water Heaters

- Properly vented
- Temperature/pressure relief valve

Water Service

- Drain connected to sanitary sewer
- No cross connections between waste pipe and water supply pipe
- Any threaded pipe at laundry tub must have a back flow prevention.
- Floor drains must have a cover
- Drain clean-outs must have a plug

Lifestyle & Occupancy

Sleeping

- Sleeping rooms must have an egress (escapable) to the outside, a window or door
- The bedroom ceiling must be at least 7 feet high for over 50% of the room.
- Approved carbon monoxide detectors - all dwellings
- A bedroom should be at least 70 square feet (count floor area where the ceiling is at least 5 feet tall)
- There must be a carbon monoxide detector within 10 feet of each bedroom and smoke detector installed per manufacturer's specifications
 - Never sleep in a room with a combustion appliance: oven, furnace, boiler or water heater. Kitchen NOT be used as bedroom

CAUTION!

Water and electricity can electrocute you, so...

- Never use electrical appliances in or near water
- Always use a NON-metallic cord on light fixtures NOT metal pull chains (in all rooms)

High humidity encourages mold to grow.

To avoid mold growth; try NOT to add moisture to the air:

- Cover pots when boiling food
- Take baths instead of showering
- Use exhaust fans in kitchen and bathrooms
- Do NOT use a humidifier
- Cover or remove aquariums
- Limit the number of plants in the house

Lead Paint

- Check for lead paint. Houses built before 1973 may have lead paint. Lead paint can cause harm to children.

Looking at the Outside *Is your home: . . . weather-tight? . . . rodent proof? . . . well maintained?*

Windows & Doors

- Bug and rodent proof
- Weather-tight
- Working hardware

Walls

- No holes or cracks
- Soffit and fascia in good repair
- House numbers on front and back - 2 inches tall and in clear view

Paint

- Wood surface protected
- Metal surface protected
- NO peeling

Foundation

- Structurally secure
- No holes or cracks

Roof

- Free of leaks

Gutters & Downspouts

- Good condition
- Free of leaves and debris

Chimney

- Tuckpointing/mortar in good repair
- Flue liner visible at top of chimney

Porch

- Good repair
- Guard railings

Steps

- Evenly spaced
- Securely attached
- Handrails at four (4) or more risers

Yard

- Grass and weeds cut
- Surface graded for drainage away from foundation
- No litter in yard
- No parking in yard
- No abandoned cars, car parts, NO tires and no construction debris (contractors or do-it-yourself projects have three days to remove debris)

- Out buildings such as garages and sheds are in good repair with surfaces protected with paint (not peeling)
- Firewood must be neatly stacked on a NON-rotting, well-supported base, at least 8 inches above the ground (no more than 2 cords)

Garbage & Recycling

For information call: City Service 311 or 612-673-3000

- Proper containers
- Lids must be closed
- Containers must NOT overflow

Please Note

- Simple household recycling (news paper, plastic and cans) can also be set out in paper bags
- Appliances for removal must have doors removed and be set out with recycling with a note "please take" taped prominently before 6:00 AM
- Electronics must be set out with recycling before 6:00 AM
- Cigarette butts are garbage. Please ensure that cigarettes are completely extinguished before disposal in the garbage.
- Keep your yard clean and free of things that can blow into the street and become litter.
- Talk to your family and friends about recycling to reduce the amount of litter you throw away.
- At home, make sure garbage and recycling bags are tied securely so that loose papers and other items can't fall out and become litter.
- Remove flyers or take-out menus promptly from you front door before they are litter.

Clean City Minneapolis



Inspections information

For information please visit our Web Site at:

www.ci.minneapolis.mn.us/inspections

Buying & Selling Property

- Truth-in-Housing
- Buying a boarded or condemned building.

Homeowner's Night:

- Please refer to our website
- www.ci.minneapolis.mn.us/inspections

Landlords

- Rental License information
- Rental License Forms
- Help with tenant relations
- Legal requirements for landlords

Construction Maintenance & Remodel

- Permit information
- Forms
- Plan Review
- Contractor information

Forms, Fees & Applications

- Fee schedules and forms to print from your computer.

Housing Inspections Help Center

- What to do when you get a letter from Inspections, have an inspection sticker on your home, or have a boarded building. Please call the inspector.

How to Report a Problem

- Call the City of Minneapolis at **311** or call **612-673-3000**.



Minneapolis Housing Inspections Services

250 Fourth Street South - Room 300
Minneapolis, MN 55415-1373

www.ci.minneapolis.mn.us/inspections

Attention. If you need this material in an alternative format or have other questions please call 311 or 612-673-3000. **TTY** users may call 612-673-2157.

Atención. Si desea recibir asistencia gratuita para traducir esta información, llama 612-673-2700. **Ogow.** Haddii aad dooneyso in lagaa kaalmeeyo tarjammada macluumaadkani oo lacag la' aan wac 612-673-3500. **Ceeb toom.** Yog koj xav tau kev pab txhais cov xov no rau koj dawb, hu 612-673-2800.

A Practical Guide to the Housing Maintenance Code



A checklist

for tenants, landlords
& homeowners
to identify
possible problems.



Minneapolis Housing Inspections Services

www.ci.minneapolis.mn.us