

**ORDINANCE 2006-Or-\_\_\_\_**  
**By Gordon**

**Amending Title 12, Chapter 244 of the Minneapolis Code of Ordinances  
relating to Maintenance Code: Equipment and Facilities**

**The City Council of the City of Minneapolis do ordain as follows:**

That Section 244 of the above-entitled ordinance be amended to read as follows.

**244.275. Tenant to be notified of arsenic testing, removal and remediation in South Minneapolis Neighborhood Soil Contamination Site.**

- (a) For the purpose of this section, the “South Minneapolis Neighborhood Soil Contamination Site” shall mean the area of South Minneapolis that has been or shall in the future be designated by the United States Environmental Protection Agency for testing, removal and/or remediation of arsenic contamination from residential properties.
  
- (b) Any person allowing to be occupied or let to another for occupancy any dwelling unit located in the South Minneapolis Neighborhood Soil Contamination Site area shall provide to the tenant or lessee copies of all written or electronic information received from the United States Environmental Protection Agency (USEPA) or its agents or contractors concerning arsenic testing results, and removal or remediation activities pertaining to the leased premises.
  
- (c) Information regarding environmental testing, removal and remediation required to be provided under this section shall be provided to the tenant or lessee at each of the following times:
  - 1) Within 30 days after the effective date of this section;
  - 2) Within 30 days of receiving new information from the USEPA or its agent or contractor; and
  - 3) Prior to signing a lease for the premises or prior to agreement upon a tenancy, if no lease is provided.
  
- (d) The property owner or the owner’s representative shall retain an Arsenic Notification Advisory in a format prescribed by the City of Minneapolis, stating that the property owner has complied with all notification requirements under this section, the dates of compliance, and the signature of the tenant or lessee attesting to compliance. If there is a contract or lease for the tenancy, the Arsenic Notification Advisory must be attached thereto.
  - 1) The property owner shall provide a copy of the Arsenic Notification Advisory to the Department of Inspections upon request of the Director of Inspections or their designee.

**ORDINANCE 2006-Or-\_\_\_\_**  
**By Gordon**

**Amending Title 12, Chapter 248 of the Minneapolis Code of Ordinances relating to Truth in Sale of Housing**

**The City Council of the City of Minneapolis do ordain as follows:**

Section 1. That Section 248 of the above-entitled ordinance be amended to read as follows.

**248.10. Definitions.** For the purpose of this chapter the following terms shall mean:

*Environmental testing, removal or remediation:* Testing, removal or remediation of environmental contamination on residential property by the United States Environmental Protection Agency, the Minnesota Pollution Control Agency or other governmental agency or under the direction of such governmental agency.

*Environmental testing, removal or remediation disclosure:* Disclosure by the owner or representative of the owner as part of a truth-in-housing disclosure report of environmental testing, removal or remediation in a format prescribed by the City of Minneapolis.

Section 2. That Section 248 of the above-entitled ordinance be amended to read as follows.

**248.30. Seller Disclosure Required.** (a) The truth-in-housing disclosure report, the code compliance orders or certificate of code compliance shall all contain a statement signed by the owner or representative of the owner:

- (1) As to any damage to the dwelling or its contents by:
  - a. Flooding.
  - b. Sewer backup due to flooding.
- (2) Any evidence of chronic water seepage of which the owner has experience or knowledge.
- (3) Age and condition of roof:
  - a. Currently leaking.
  - b. Patched.
- (4) That the professional opinion referenced in section 248.70 was obtained and will be provided to all prospective purchasers in first time condominium conversion.
- (5) As to whether there has been environmental testing, removal or remediation as defined in 248.10

# DISCLOSURE OF INFORMATION ON ARSENIC (RENTAL)

This addendum made part of lease/rental agreements dated: \_\_\_\_\_

Property Address: \_\_\_\_\_

Landlord: \_\_\_\_\_ Property Manager (if any): \_\_\_\_\_

Tenant: \_\_\_\_\_

## ARSENIC WARNING STATEMENT

*Landlords for properties located in the South Minneapolis Neighborhood Soil Contamination Site are required to provide this notice to each new tenant before or at a time the lease is signed or a rental agreement commenced. This disclosure must be updated as new information on testing or remediation of this property is received from the United States Environmental Protection Agency (US EPA). The South Minneapolis Neighborhood Soil Contamination Site is an area designated by the United States Environmental Protection Agency. Minneapolis Ordinance 244.275.*

## LANDLORD'S DISCLOSURE

### (a) Arsenic testing conducted by the US EPA (check (I) or (II) below):

\_\_\_\_\_ (I) The US EPA has tested soils at the property listed above for arsenic.

\_\_\_\_\_ (II) The US EPA has not tested the soils at the property listed above for arsenic.

### (b) Records and reports given to the tenant (check (I) or (II) below):

\_\_\_\_\_ (I) Landlord has provided the tenant with all available testing, removal and remediation records and reports received from the US EPA pertaining to arsenic in the property. List documents below, if more space is needed make copies of this form with signatures.

Doc #

Date:

Report Name:

Doc #

Date:

Report Name:

Doc #

Date:

Report Name:

Doc #

Date:

Report Name:

\_\_\_\_\_ (II) Landlord has no reports or records from the US EPA pertaining to arsenic in the property

## CERTIFICATION OF ACCURACY

The following parties certify that the tenant has received copies of all information listed above and copy of this disclosure. The parties have reviewed the information above and certify, to the best of their knowledge, that the information is true and accurate.

Landlord: \_\_\_\_\_ Date: \_\_\_\_\_

Agent (if any): \_\_\_\_\_ Date: \_\_\_\_\_

Tenant: \_\_\_\_\_ Date: \_\_\_\_\_

**Additional information regarding the arsenic investigation, testing and remediation can be obtained by accessing the US EPA website at [www.epa.gov/region5/sites/cmcheartland](http://www.epa.gov/region5/sites/cmcheartland) or by calling the US EPA Region V Hotline Number 1-800-621-8431 and ask to speak with the project manager.**

# DECLARACION DE INFORMACION SOBRE EL ARSENICO (ALQUILER)

Este addenda es parte de un arreglo de alquiler/arrendamiento con fecha de: \_\_\_\_\_

Dirección de la Propiedad: \_\_\_\_\_

Propietario: \_\_\_\_\_ Encargado de Propiedad(Si existe): \_\_\_\_\_

Inquilino: \_\_\_\_\_

## EXPLICATIVO DE ADVERTENCIA SOBRE EL ARSENICO

*Los propietarios de las propiedades ubicadas en el lugar de las Vecindades del Sur de Minneapolis con Terreno Contaminado son requeridos a que proveen este aviso a cada uno de sus inquilinos antes o durante el momento en que se firme el contrato o arreglo de arrendamiento. Esta declaración debe de ser actualizada tal como nueva información sobre los exámenes o remediaciones de esta propiedad sean recibidos de la Agencia Protectora del Ambiente de los Estados Unidos (US EPA). El lugar de las Vecindades del Sur de Minneapolis con Terreno Contaminado es un área designado por la Agencia Protectora del Ambiente de los Estados Unidos. Ordenanza de Minneapolis Número 244.275.*

**Información adicional con respecto a la investigación, exámenes y mediación del arsénico, puede ser obtenida entrando al sitio Web de US EPA en el [www.epa.gov/region5/sites/cmcheartland](http://www.epa.gov/region5/sites/cmcheartland) o llamando a la línea informativa del US EPA Región V 1-800-621-8431 y pida hablar con el gerente de proyecto.**

## REVELACIÓN DEL PROPIETARIO

### (a) Examen de Arsénico efectuado por el USEPA (marque (I) o (II) abajo):

\_\_\_\_\_ (I) El US EPA ha examinado tierra de la propiedad arriba indicada para buscar Arsénico.

\_\_\_\_\_ (II) El US EPA no ha examinado tierra de la propiedad arriba indicada para buscar Arsénico.

### (b) Expedientes y reportes proporcionados al inquilino (marque (I) o (II) abajo):

\_\_\_\_\_ (I) El propietario le ha proveído al inquilino todos los registros de los resultados de los exámenes, el traslado y remediación recibidos del US EPA pertenecientes al arsénico en la propiedad. Apunte los documentos proveídos abajo, y si necesita más espacio haga copias de este formulario con las firmas.

Nº de Doc. \_\_\_\_\_

Fecha: \_\_\_\_\_

Nombre de Reporte: \_\_\_\_\_

Nº de Doc. \_\_\_\_\_

Fecha: \_\_\_\_\_

Nombre de Reporte: \_\_\_\_\_

Nº de Doc. \_\_\_\_\_

Fecha: \_\_\_\_\_

Nombre de Reporte: \_\_\_\_\_

Nº de Doc. \_\_\_\_\_

Fecha: \_\_\_\_\_

Nombre de Reporte: \_\_\_\_\_

\_\_\_\_\_ (II) El propietario no tiene reportes o registros del US EPA pertenecientes al arsénico en esta propiedad.

## CERTIFICACION DE CERTITUD

Las personas abajo indicadas certifican que el inquilino ha recibido copias de toda la información arriba indicada y una copia de esta declaración. Las personas han repasado la información arriba mencionada y certifican, de acuerdo a su mejor conocimiento, que la información es verdadera y cierta.

Propietario: \_\_\_\_\_ Fecha: \_\_\_\_\_

Agente (si existe): \_\_\_\_\_ Fecha: \_\_\_\_\_

Inquilino: \_\_\_\_\_ Fecha: \_\_\_\_\_

# LUS NTHUAV TAWM TXOG ARSENIC (IB HOM TSHUAJ LOM NEEG) (RAU TSEV XAUJ)

Muab daim ntawv nos ntxim nrog daim ntawv cog lus los yog lus txaus siab xaub tsev rau hnuv tim: \_\_\_\_\_

Chaw nyob: \_\_\_\_\_

Tus saib xyuas lub tsev

Tswv tsev: \_\_\_\_\_ (yog muaj): \_\_\_\_\_

Tus xaub

tsev: \_\_\_\_\_

## LUS CEEB TOOM TXOG ARSENIC

Cov tswv tsev rau cov tsev nyob ntawm South Minneapolis Neighborhood Soil Contamination Site (cov av tsis huv) yuav tsum tau muab daim ntawv nos koj los qhia rau txhua tus tib neeg yuav xaub lawv lub tsev ua ntej los yog thaum lub sib hawm yuav kos npe rau daim ntawv cog lus xaub tsev los yog cog lus ua ke. Daim ntawv thuav tawm nos yuav tsum raug hloov txhua lub sib hawm thaum United States Environmental Protection Agency (USEPA) tau qhia txog kev kuaj los yog kev kho ua tau muaj tshiab. The South Minneapolis Neighborhood Soil Contamination Site yog ib qhov chaws ceev tseg los ntawm United States Environmental Protection Agency. Minneapolis txoj cai 244.275.

**Yog xav paub tshaj nos ntxiv hais txog kev xwj arsenic, kuaj thiab muab kho dua tshiab nos ces mus xyuas US EPA qhov website [www.epa.gov/region5/sites/cmcheartland](http://www.epa.gov/region5/sites/cmcheartland) los yog hu rau US EPA Region tus xov tooj kub ceev ntawm 1-800-621-8431 mus nrog tus nais saib xyuav txoj hauj lwj nos tham.**

## TSWV TSEV LUS NTHUAV TAWM

**(a) Kev kuaj los ntawm US EPA seb puas muaj Arsenic (Khij (I) los yog (II) hauv qab nos):**

\_\_\_\_\_ (I) The US EPA tau kuaj lawm seb puas muaj arsenic nyob rau cov av ntawm qhov chaw nyob saum toj nos.

\_\_\_\_\_ (II) The US EPA tsis tau kuaj seb puas muaj arsenic nyob rau cov av ntawm qhov chaw nyob saum toj nos.

**(b) Ntaub ntawv khaws tseg thiab lus sau tseg ua tus neeg xaub tsev tau txhais (khij (I) los yog (II) hauv qab nos):**

\_\_\_\_\_ (I) Tswv tsev tau muab tag nrho tej ntaub ntawv hais txog arsenic los ntawm US EPA qhia txog kev kuaj, kev tshem tawm thiab kev kho qhov chaw nos rau tus neeg yuav los xaub lub tsev nyob. Sau cov ntaub ntawv rau hauv qab nos, yog tsis muaj chaw txaus sau muab daim ntawv nos koj mus luam ntxiv, tab sis yuav tsum kos npe rau txhua txhua daim ntawv siv.

Lej ntawv # \_\_\_\_\_

Vas nthib: \_\_\_\_\_ Daim ntawv lub npe: \_\_\_\_\_

Lej ntawv # \_\_\_\_\_

Vas nthib: \_\_\_\_\_ Daim ntawv lub npe: \_\_\_\_\_

Lej ntawv # \_\_\_\_\_

Vas nthib: \_\_\_\_\_ Daim ntawv lub npe: \_\_\_\_\_

Lej ntawv # \_\_\_\_\_

Vas nthib: \_\_\_\_\_ Daim ntawv lub npe: \_\_\_\_\_

\_\_\_\_\_ (II) Tswv tsev tsis muaj ntawv khaws tseg los yog lus sau tseg los ntawm US EPA hais txog arsenic ntawm qhov chaw nyob nos.

## TSAB NTAWV COG LUS HAIS QHOV TSHEEB

Cov neeg li nram nos cog lus tias yeej muaj tsheeb tus neeg yuav xaub tsev yeej tau txhais cov ntawv luam li tau sau saum toj nos thiab tau txhais daim ntawv luam hais txog lus nthuav tawm nos. Sawvdaws paub tsheeb raws li sawvdaws dev txawj, hais tias cov lus nos muaj tiag thiab yog qhov tsheeb xwb.

Tswv

Tsev: \_\_\_\_\_ Vas nthib: \_\_\_\_\_

Tus neeg sawv \_\_\_\_\_

cev(yog muaj): \_\_\_\_\_ Vas nthib: \_\_\_\_\_

Tus xaub tsev: \_\_\_\_\_ Vas nthib: \_\_\_\_\_

This form is provided by the City of Minneapolis to meet the requirements of MCO 244.275. **Tenant to be notified of arsenic testing, removal and remediation in South Minneapolis Neighborhood Soil Contamination Site.** (d) The property owner or the owner's representative shall retain an arsenic notification advisory in a format prescribed by the City of Minneapolis, stating that the property owner has complied with all notification requirements under this section, the dates of compliance, and the signature of the tenant or lessee attesting to compliance. If there is a contract or lease for the tenancy, the arsenic notification advisory must be attached thereto.

# BAYAAN WARBIKINTA EE SUNTA ARSENIC (KIRADA)

Bayaan waa qeybaha heshiiska kirada ee taariikhda: \_\_\_\_\_  
Cinwaanka: \_\_\_\_\_  
Mulkiilaha: \_\_\_\_\_ Maamulka Guriga: \_\_\_\_\_  
Kireystaha: \_\_\_\_\_

## BAYAANKA DIGNIINTA SUNTA ARSENIGA

*Mulkiilayaasha Guryaha ku yaal Nawaaxiga South Minneapolis ee carradoodu sumeysan tahay waxaa waajib ku ah inay ogeysiiskaagu gudbiyaan qof kasta oo cusub oo xaafadda soo degi doona inta ka horreysa ama marka uu qofku saxiixayo liiska kirada. Bayaankaan waa in la cusbooneysiyo mar walba oo warbixin cusub ku soo kororto habka loo baaro ama looga nadiifiyo sunta geyaha oo ay soo gudbiyeen United States Environmental Protection Agency (US EPA). Xaafadda South Minneapolis Neighborhood Soil Contamination Site waa meel ay ka soo gudbisay qeybta United States Environmental Protection Agency. Minneapolis Ordinance 244.275.*

## BAYAANKA KIREEYAHA

### (a) Tijaabada sunta Arseniga waxaa sameeyay US EPA (calaamadee (I) ama (II) hoos):

\_\_\_\_\_ (I) US EPA ayaa ka baartay suntan arseniga carrada cinwaanka kor ku liis gareysan.

\_\_\_\_\_ (II) US EPA kama baarin suntan arseniga carrada cinwaanka kor ku liis gareysan.

### (b) Qoraallada iyo warbixinnada la siiyo kireystayaasha (calaamadee (I) ama (II) hoostan):

\_\_\_\_\_ (I) Hantiilaha wuxuu siiyay kireystaha wax allele wixii tijaabo ah ee lagu sameeyay guriga, ha noqoto nadiifinta, daaweynba, rekoorka iyo warbixinta ay soo gudbisay US EPA ee la xiriirta suntan arseniga. Ku qor Caddeynta hoos, haddii ay warqadaani kugu filnayn fadlan foomkaan koobi kale ka samee saxiixana soo raaci.

Duk # \_\_\_\_\_

taariikhda: \_\_\_\_\_ Magaca warbixinta: \_\_\_\_\_

Duk # \_\_\_\_\_

taariikhda: \_\_\_\_\_ Magaca warbixinta: \_\_\_\_\_

Duk # \_\_\_\_\_

taariikhda: \_\_\_\_\_ Magaca warbixinta: \_\_\_\_\_

Duk # \_\_\_\_\_

taariikhda: \_\_\_\_\_ Magaca warbixinta: \_\_\_\_\_

\_\_\_\_\_ (II) Hantiilaha ama warbixinta ka timid US EPA oo ku saabsan sunta arseniga

## CADDEYNTA SAXDA AH

Dhinacyada kala duwan oo soo socda waxay cadeeynayaan in kireystaha loo soo gudbiyay koobi warbixinta kor ku qoran oo dhan iyo koobi bayaankan. Dhinacyada kala duwan waxay dib u baareen warbixintaan kor ku qoran waxayna cadeeynayaan, sida ay ku og yihiin, ay tahay mid run oo sax ah.

Kireeyaha: \_\_\_\_\_ Taariikhda: \_\_\_\_\_

Shirkadda: \_\_\_\_\_ Taariikhda: \_\_\_\_\_

Kireystaha: \_\_\_\_\_ Tarriikhda: \_\_\_\_\_

**Warbixin dheeraad ah oo ku saabsan baaritaanka suntan arsenika, tijaabada iyo daaweynta waxaad ka heli kartaa shabakadda US EPA ee [www.epa.gov/region5/sites/cmcheartland](http://www.epa.gov/region5/sites/cmcheartland) ama wac khadka US EPA Region V ee 1-800-621-8431 ka dib codso inaad la hadashid maamulaha mashruuca.**