



7516 80th Street South • Cottage Grove, Minnesota 55016

BUILDING DIVISION 612 • 458-2804 FAX 612 • 458-2897

**RENTAL DWELLING LICENSE INSPECTION
COMPLIANCE ORDER**

Owner(s): _____ Date: _____

Address: _____ License Number: _____

Homeowner or homeowner's agent: please read carefully

Housing inspections are required by the City to aid in improving and maintaining the overall condition of housing in the City of Cottage Grove. Housing inspections are not intended for the specific benefit of any individual buyer, seller or renter. The housing inspection conducted herein does not constitute any representation, guarantee, or warranty to any person as to the condition of the buildings inspected. The housing inspection does not indicate compliance with any inspection or program, other than that of the City of Cottage Grove. The City does not assume any responsibility or liability in connection with the inspection and issuance of the **Rental Dwelling License**. The housing inspector will conduct only a visual inspection of the premises; for example, an inspector will make only a ground level inspection of the roof and a visual examination of the heating system. For more information regarding the City of Cottage Grove Structural Maintenance Code and rental housing maintenance inspection compliance details, contact the City's Housing Inspector at 458-2828.

HOUSING MAINTENANCE ITEM:	COMPLIES WITH		COMMENTS CONCERNING ITEM NUMBERS:
	STANDARD	YES NO	
EXTERIOR:			
1. House and garage numbers			
2. Foundation, drainage, gutters			
3. Fascia, soffit, roof			
4. Steps, handrails, guardrails, porches, decks			
5. Masonry chimneys, transite chimneys, liners			
6. Windows and doors (frames, storms, screens)			
7. Lawn sprinkler system protection			
8. Clearance of electrical wires, fixtures, etc.			
9. Sidewalks, accessory buildings			
GARAGE:			
10. Roof, walls, floors: structural condition			
11. Electrical outlets, wiring, fixtures			
12. Attached garage: fire separation			
BASEMENT:			
13. Stairs, handrails, swing of door at steps			
14. Foundation/slab, standing water			
15. Floor system, columns, beams			
16. Sleeping room(s): egress			
17. Electrical outlets, wiring, fixtures			

HOUSING MAINTENANCE ITEM:	COMPLIES WITH STANDARD		COMMENTS CONCERNING ITEM NUMBERS:
	YES	NO	
ELECTRICAL:			
18. Size of service, grounding, fustat fuses			
19. 20 AMP laundry and kitchen circuits			
20. Box covers, wiring, pendants			
21. Appliance receptacles, extension cords			
HEATING AND GAS PIPING:			
22. Heating plant condition			
23. Soldered gas lines, flex-line, condition of gas valve			
24. Flues, diverters, clearances			
25. Chimney condition, fireplaces, hearth extension			
26. Auxiliary heat sources, woodburning stoves			
27. Condition of water heater, venting			
28. Pressure and temperature relief valve, drop leg			
29. Condition of gas shut-off valve and gas regulator			
PLUMBING:			
30. Waste, vent of fixtures			
31. Piping, cleanouts, plugs			
32. Backflow preventers, sumps/covers			
KITCHEN:			
33. Walls, ceilings, floor, windows			
34. Electrical wiring, fixtures, G..F.C.I. outlets			
35. Plumbing fixtures - waste, venting			
36. Water pressure and flow			
37. Flex gas line and gas piping			
38. Sanitary			
LIVING AND DINING ROOMS:			
39. Walls, ceilings, floors, windows			
40. Electrical outlets, wiring, fixtures			
41. Fireplaces, woodburning stoves, space heaters			
HALLWAYS AND STAIRS:			
42. Walls, ceilings, floors, windows			
43. Stairs, guardrails			
BATHROOM(S):			
44. Walls, ceiling, floors, windows			
45. Electrical outlets, wiring, fixtures, G.F.C.I. outlet			
46. Water pressure and flow			
47. Ventilation			
48. Plumbing fixtures - waste, vent, anti-siphon ballcocks, shut-off valves			
BEDROOMS:			
49. Walls, ceilings, floors, windows			
50. Electrical outlets, wiring, fixtures			
51. Heat source			

HOUSING MAINTENANCE ITEM:	COMPLIES WITH STANDARD		COMMENTS CONCERNING ITEM NUMBERS:
	YES	NO	
LAUNDRY:			
52. Ventilation			
53. Dryer ventilation			
54. Gas line			
55. Electrical outlets			
56. Plumbing fixtures			
57. Floor drain			
ADDITIONAL REQUIREMENTS:			
58. Smoke alarms			
59. Swimming pools, whirlpools, hot tubs			
60. Legal occupancy and use			
61. Water well abandonment			
62. Septic system			
63. City code violations			
64. Other			

If the inspected structure does not meet the provisions of the Structural Maintenance Code, a **Rental Dwelling License** will not be issued. For more information regarding requirements of this Housing Maintenance Inspection Compliance Order, contact the City's Housing Inspector at 458-2828.

I hereby certify that this report is made in accordance with the City of Cottage Grove Structural Maintenance Code and that I utilized care and diligence, reasonable and ordinary, in conducting this inspection. This report covers only those problems listed and reasonably visible at the time of my evaluation and does not warrant future useful life of any house component or fixture.

Signature of Housing Inspector _____

Inspector's Phone Number _____

Date _____

A reinspection is: required not required

COMMENTS:

If a reinspection is required, it will not be made until all of the violations listed on this form have been corrected. To schedule a reinspection, please call the Housing Inspector at 458-2828.

Housing Inspector: _____

Date of Compliance: _____

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Address:

License Number:

Comments:

Date:

Department of Inspections: