

## City of Maple Grove Rental Property Pre-inspection Information

ITEM	COMPLIANCE REQUIREMENT
Appliances	Repair/replace stove/refrigerator/dishwasher etc.
Attic	Provide access/vent/condensation problems
Bath venting	Repair/install fan or window
Bath/sink/shower/toilet/tub	Replace/repair damaged fixtures/tiles/walls/caulk
Ceilings	Repair/replace
Carbon Monoxide Detectors	Due August 1, 2008
Concrete	Repair/replace hazardous sidewalks/slabs/steps
Concrete/surfacing	Repair/replace garage floor/apron/driveways
Deck	Repair/replace/code compliance; stairs, rails, etc.
Door	Repair/replace/install/remove locks/bell
Door, fire	Must be 20 minute rated/1 3/8" solid core
Electrical Hazards	Repair/replace hazardous cords/wiring/fixtures
Electrical Panel	Fill open spaces/repair panel and/or cover/upgrade
Electrical	Provide/replace/repair receptacle/ground/GFCI
Exterior/yard/drive	Repair/clean-up/remove junk/cars/lawn/out bldgs.
Exterior/siding/trim	Repair/replace/paint/obtain permit
Fire/health hazards	Remove
Fire wall	Install sheetrock under stairs; walls; soffits (minimum 1/2")
Fire wall/garage	Repair holes or install
Flooring	Repair/replace
Furnace/fireplace/flues	Repair/provide maintenance/replace/venting
Garage door & opener	Repair/replace/remove/do not run on extension cord
Gas	Cap unused lines/repair/call for service/shut off valve
House numbers	Must be visible from street/install/move/replace
Interior	Damage repair/interior finishing/obtain permit(s)
Interior	Clean-up, remove old appliances, etc.
Pest/Insect Control	Snakes, rats, mice, roaches, etc.
Plumbing	Waste & vent; install fixtures per code, septic system repair
Plumbing	Install back-flow prevention valve/ballcock/air gap
Plumbing	Repair leaks/drips, fixtures, drains/supply water, etc.
Rails	Install/repair guardrails/handrails
Roofing	Repair/replace/leaks
Smoke detectors**	Install/repair/replace
Stairs/steps	Unsafe; repair/replace
Structural	Repair/replace beams/walls/headers/foundation etc.
Sump pump	Must not discharge into sanitary sewer/repair
Water heater	Repair/replace/provide proper venting
Water problems	Waterproof basement/correct drainage/add gutters
Water quality	Obtain water test/improve quality
Water softener	Repair/replace/provide receptacle
Weatherproof	Seal openings in walls, around doors, etc./insulate
Windows	Repair/replace defective, broken or rotted/install screens/egress

\*\*As of 2003, smoke detectors required in all bedrooms and on all levels.