

Residential Reinspection Fee Program



What is the reinspection fee process?

Property owners who violate the City's Housing Maintenance Code receive a written notice with due dates for making the required repairs. There is no charge for the initial inspection and there is no charge for the reinspection when all orders are completed. However, if that first reinspection finds that the repairs are not completed, the City will charge \$100.00 for each additional inspection needed until the orders are fixed.

The fee will be billed to the responsible parties after each chargeable inspection.

The reinspection fees shall be billed directly to the owner or contact person/agent of the property upon completion of any reinspection for which a fee is required.

An additional penalty fee of fifty percent (50%) will be charged for reinspection fees not paid within thirty (30) days after billing.

Property owners who are unable to complete the work by the due date are encouraged to call their inspector and explain their situation. If it is a reasonable request, an extension of time may be granted.

What is the purpose of reinspection fees?

The City's reinspection fees were needed to meet the rising costs of sending inspectors out on excessive reinspections. In addition, the fees are an incentive for property owners to comply with housing code violations within a reasonable amount of time and save valuable resources by preventing unnecessary inspections.

Our goal is to ensure that all Minneapolis residential property meets safety and livability requirements.

Violations which are exempt
will clearly state:

**"THIS VIOLATION IS EXEMPT
FROM REINSPECTION FEES".**

What can happen if you receive a reinspection fee bill?

- If you receive a reinspection fee bill, it is due within 30 days. An additional fee of fifty percent shall be charged for past-due reinspection fees.
- Failure to pay reinspection fees after ninety days shall be grounds for denial, revocation, suspension, non-renewal of rental dwelling/lodging house licenses or assessment on your property taxes.

What are your options?

To pay your reinspection fee

To pay the fee, simply mail a check or money order or pay by credit card to the address on the bill. This check should be made payable to the Minneapolis Finance Department.

To have your bill reviewed

- You may call or write to the District Supervisor, Housing Inspections or designee who will review your bill to ensure that it is correct.

To challenge the assessment

- If you receive a Notice of Intent to Assess, you may challenge the assessment by appearing in front of an independent hearing officer.

Request for hearing

If you wish to challenge this assessment, you must submit a written objection and appear at the hearing to show cause why the assessment should not be made. Your written objection must include the RFS# found on the violation letter, the property address affected and your reasons for objecting. Mail to the

Inspections Division,
Housing Inspection Services,
Assessment Appeals,
250 S. 4th St. Rm. 300,
Minneapolis, MN 55415-1390

postmarked no later than 10 days prior to the hearing date.



Visit our Web site at
www.ci.minneapolis.mn.us/inspections/
to review other need-to-know topics:

- Reinspection fee ordinance, chapter 244, section 244.190
- Rental license standards
- Reinspection fee
- Rental property management—best practices
- Healthy home & lead hazard control
- Smoke detectors
- Boarded building and vacant building registration
- Property checklist of possible code violations
- Rental license application
- 4BB—tax classification
- "Graffiti"
- Citizens Inspections Program
- Forms, fees and applications



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