

land under the custodial control of the community college board. The deed shall provide that the tract shall revert to the state when it is no longer used for student housing. Prior to reversion the tract shall be offered for sale for a period of 120 days to the current owner of the housing units thereon for a consideration equal to the unimproved value of the tract. For the purpose of this sale, the commissioner shall designate two or more regularly appointed and qualified state appraisers to determine the value of the tract.

The attorney general shall provide an appropriate description of the property subject to this act.

Approved April 19, 1984

---

### CHAPTER 405 — H.F.No. 1496

*An act relating to state lands; providing for the lease of certain state land to the city of Pillager.*

BE IT ENACTED BY THE LEGISLATURE OF THE STATE OF MINNESOTA:

**Section 1. LEASE TO PILLAGER.**

The commissioner of natural resources may lease to the city of Pillager for a consideration of \$1 on an instrument approved by the attorney general the following described property located in the city of Pillager, Cass County, Minnesota:

All of Block Ten of Peterson's Original Place of the Village of Pillager.

**Sec. 2. EFFECTIVE DATE.**

Section 1 is effective the day following final enactment.

Approved April 19, 1984

---

### CHAPTER 406 — H.F.No. 1611

*An act relating to commerce; manufactured homes; clarifying provisions relating to manufactured home safety features; amending Minnesota Statutes 1983 Supplement, sections 327C.02, subdivision 5; and 327C.07, subdivisions 3a and 8.*

Changes or additions are indicated by underline, deletions by ~~strikeout~~.

BE IT ENACTED BY THE LEGISLATURE OF THE STATE OF MINNESOTA:

Section 1. Minnesota Statutes 1983 Supplement, section 327C.02, subdivision 5, is amended to read:

Subd. 5. **WRITTEN NOTICE REQUIRED.** The following notice printed verbatim in boldface type of a minimum size of ten points must be given to a prospective resident before he or she is asked to sign a rental agreement. The notice and the safety feature disclosure form required under section 327C.07, subdivision 3a, must be posted in a conspicuous and public location in the park:

**"IMPORTANT NOTICE**

State law provides special rules for the owners and residents of manufactured home parks.

You may keep your home in the park as long as the park is in operation and you meet your financial obligations, obey state and local laws which apply to the park, obey reasonable park rules, do not substantially annoy or endanger the other residents or substantially endanger park personnel and do not substantially damage the park premises. You may not be evicted or have your rent increased or your services cut for complaining to the park owner or to a governmental official.

If you receive an eviction notice and do not leave the park, the park owner may take you to court. If you lose in court a sheriff may remove you and your home from the park within seven days. Or, the court may require you to leave the park within seven days but give you 60 days to sell the home within the park.

All park rules and policies must be reasonable. Your rent may not be increased more than twice a year. Changes made in park rules after you become a park resident will not apply to you if they substantially change your original agreement.

The park may not charge you an entrance fee.

The park may require a security deposit, but the deposit must not amount to more than two months rent.

You have a right to sell the home in the park. But the sale is not final until the park owner approves the buyer as a new resident, and you must advise in writing anyone who wants to buy your home that the sale is subject to final approval by the park owner. You must also disclose in writing certain safety information about your home to anyone who wants to buy it in the park. You must give this information to the buyer before the sale, in writing, on the form that is attached to this notice. You must completely and accurately fill out the form and you and the buyer should each keep a copy.

Changes or additions are indicated by underline, deletions by ~~strikeout~~.

Your rental agreement and the park rules contain important information about your rights and duties. Read them carefully and keep a copy.

For further information concerning your rights, consult a private attorney. The state law governing the rental of lots in manufactured home parks may also be enforced by the Minnesota Attorney General."

In addition, the safety feature disclosure form required under section 327C.07, subdivision 3a, must be attached to the notice.

Sec. 2. Minnesota Statutes 1983 Supplement, section 327C.07, subdivision 3a, is amended to read:

Subd. 3a. SAFETY FEATURE DISCLOSURE FORM. A resident or a resident's agent shall disclose information about safety features of the home to the prospective buyer. The information must be given to the buyer before the sale, in writing, in the following form:

"MANUFACTURED (MOBILE) HOME SAFETY FEATURE DISCLOSURE FORM

This form is required by law to be filled out and given to the prospective buyer of any used manufactured home by all private parties, dealers, and brokers.

EXITS AND EGRESS WINDOWS

This home has at least one egress window in each bedroom, or a window in each bedroom that meets the specifications of the American National Standard Institute 1972 code Standard A119.1 covering manufactured homes made in Minnesota. This code standard requires that the window be at least 22 inches in least dimension, and at least five square feet in area, and that the window be not more than four feet off the floor. Egress windows installed in compliance with the U.S. Department of Housing and Urban Development Manufactured Home Standards or the State Building Code are deemed to meet the requirements of this section.

Yes ..... No .....

This home has ..... (number) of exits. They are located .....

SMOKE DETECTORS AND FIRE EXTINGUISHERS

This home is equipped with fire extinguishers as required by the Minnesota state health department.

Yes ..... No .....

They are located .....

Changes or additions are indicated by underline, deletions by ~~strikeout~~.

This home is equipped with at least one listed automatic smoke detector outside each sleeping area as required in homes built in accordance with the state building code.

Yes ..... No .....

**ALUMINUM ELECTRICAL WIRING**

This home has aluminum electrical wiring.

Yes ..... No .....

Aluminum electrical wiring can present a fire hazard in homes. The special hazards presented by aluminum electrical wiring can be eliminated by certain repairs, as recommended by the U.S. Consumer Product Safety Commission.

A. The wiring connections to the outlets in this home have been crimped, and the connection point is now copper.

Yes ..... No .....

B. This home has electrical outlets and switches compatible with aluminum electrical wiring.

Yes ..... No .....

C. Other action has been taken to eliminate or reduce the danger caused by aluminum electrical wiring in this home. (Describe) .....  
..... (The buyer may check the effectiveness of these methods by contacting the U.S. Consumer Product Safety Commission.)

**FURNACE AND ~~HOT~~ WATER HEATER**

The furnace compartment in this home is lined with ~~fire-resistant~~ gypsum board, as specified in the 1976 U.S. Department of Housing and Urban Development codes governing manufactured housing construction.

Yes ..... No .....

The ~~hot~~ water heater ~~cabinet~~ enclosure in this home is lined with ~~fire-resistant~~ gypsum board, as specified in the 1976 U.S. Department of Housing and Urban Development codes governing manufactured housing construction.

Yes ..... No .....

**~~WOOD~~ SOLID FUEL BURNING STOVE AND FIREPLACE**

This home contains a ~~wood~~ solid fuel burning stove. This stove was installed by the manufacturer of the home after June 15, 1976, and was inspected for compliance with the U.S. Department of Housing and Urban Development ~~safety codes~~ Manufactured Home Standards.

Changes or additions are indicated by underline, deletions by ~~strikeout~~.

Yes ..... No .....

This home contains a ~~wood~~ solid fuel burning stove. This ~~wood~~ stove unit is approved for installation in manufactured homes. It was installed by ..... in accordance with the manufacturer's guidelines. A building permit for this ~~wood~~ stove was issued by the city of ....., and this ~~wood~~ stove installation has been approved by the building ~~inspector~~ official.

Yes ..... No .....

This home contains a solid fuel burning fireplace. The fireplace was installed by the manufacturer of the home after June 15, 1976, and was inspected for compliance with the U.S. Department of Housing and Urban Development ~~safety codes~~ Manufactured Home Standards.

Yes..... No.....

This home contains a solid fuel burning fireplace. This fireplace unit is approved for installation in manufactured homes. It was installed by ..... in accordance with the manufacturer's guidelines. A building permit for this fireplace was issued by the city of ....., and this fireplace installation has been approved by the building ~~inspector~~ official.

Yes..... No.....

**BLOCKING SUPPORT SYSTEM**

This home is supported by ~~blocking a~~ support system, as required by state code since September 1, 1974.

Yes..... No.....

**RECOMMENDATIONS TO PROSPECTIVE BUYERS: HEAT TAPE**

It is also recommended that the buyer check the home's heat tape. Old and worn heat tape, and improper installation of heat tape, can cause a fire hazard.

**FURNACE AND ~~HOT~~ WATER HEATER**

It is recommended that the buyer have a qualified utility representative check the furnace and ~~hot~~ water heater to see that they are both in good working order. If this home was converted from oil to natural gas heat, there could be safety problems if the conversion was not done correctly. A utility representative or building ~~inspector~~ official can inspect the condition and installation of this equipment. They may charge a reasonable fee to do so. It is also recommended that the buyer check the floor area around the water heater and furnace compartments. A weakened floor can create a fire hazard.

Changes or additions are indicated by underline, deletions by ~~strikeout~~.

ENERGY AUDIT

It is also recommended that the buyer have a utility approved energy audit of the home.

COMPLIANCE WITH SAFETY FEATURES

If you purchase the home, you will be required to install egress windows and smoke detectors and fire extinguishers within one year. You will be required to comply with all of the safety features contained in this form within three years.

I, ....., the undersigned, hereby declare that the above information is true and correct to the best of my knowledge.

.....  
Signature

.....  
Date"

A park owner shall provide a resident or a resident's agent with a copy of the safety feature disclosure form upon request.

Sec. 3. Minnesota Statutes 1983 Supplement, section 327C.07, subdivision 8, is amended to read:

Subd. 8. **COMPLIANCE WITH HOME SAFETY FEATURES.** Within 12 months following the in park sale of a home for which a home safety feature disclosure form has been provided under subdivision 3a, the buyer shall install egress windows meeting the specifications of the American National Standard Institute 1972 ~~code~~ Standard A119.1 covering manufactured homes made in Minnesota ~~and~~. Within 30 days following the in park sale of a home for which a home safety feature disclosure form has been provided under subdivision 3a, the buyer shall install fire extinguishers and smoke detectors as required by the Minnesota state health department and state building code.

In addition to the previous requirements, within three years following the sale or upon the resale of the home the buyer shall install the following home safety features:

(a) Necessary aluminum electrical wiring repairs conforming with the recommendations of the consumer product safety commission;

(b) ~~Fire-resistant~~ Gypsum board lining or similar fire-resistant material for furnaces and ~~hot water heaters~~ heater enclosures conforming with the 1976 department of housing and urban development ~~codes~~ Manufactured Home Standards;

(c) If the home contains a ~~wood~~ solid fuel burning stove or fireplace, installation in conformance with 1976 department of housing and urban development safety ~~codes~~ Manufactured Home Standards; and

Changes or additions are indicated by underline, deletions by ~~strikeout~~.

(d) ~~Blocking supports~~ Support systems as required by the state building code.

Following installation of the safety features required under this subdivision, the home must be inspected by a state certified building inspector official. The inspector official may charge a reasonable fee, not to exceed \$50, for the inspection. The homeowner shall give the park owner a certificate of inspection certifying that the home safety features required under this subdivision have been installed. This subdivision does not impose any duty or obligation upon a broker, dealer, lender, or park owner to monitor completion of any repairs required, nor does it impose liability on any broker, dealer, lender, or park owner for any injury or claim of whatever nature, which may arise as a result of the failure of the buyer of the home to comply with the home safety features required herein. Failure to comply with the requirements of this subdivision is a park rule violation for purposes of section 327C.09.

Sec. 4. **EFFECTIVE DATE.**

Sections 1 to 3 are effective August 1, 1984.

Approved April 19, 1984

**CHAPTER 407 — H.F.No. 1813**

*An act relating to hospital districts; providing for loans to students in health-related educational programs; amending Minnesota Statutes 1982, section 447.331.*

BE IT ENACTED BY THE LEGISLATURE OF THE STATE OF MINNESOTA:

Section 1. Minnesota Statutes 1982, section 447.331, subdivision 1, is amended to read:

Subdivision 1. A hospital district may provide loans to students who meet eligibility criteria established by resolution of the hospital board for the cost of education and living expenses during the time the recipient is enrolled in an accredited medical school or health related educational program, if the recipient agrees in writing to practice medicine in, or accept employment with, the hospital district which has provided the loans for a specified period of time. No loan may exceed \$28,000 to any one applicant, to be paid in annual installments not to exceed \$7,000 per year. No loan may be made to any student who is receiving a similar loan under any other program authorized by law. Each recipient shall execute a note to the hospital district payable on demand for the principal amount of the loan, and for any interest agreed to by the parties. All other terms for fulfilling the obligation and of breach of the obligation shall be determined by the parties and shall be fully and clearly stated in the loan contract. If the

Changes or additions are indicated by underline, deletions by ~~strikeout~~.