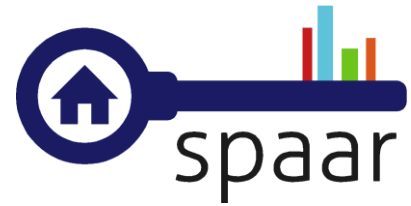


Local & Regional Regulations

Point of Sale Program



Bloomington

The property must be inspected and a report form completed prior to offering the property for sale. The Housing Evaluation Report must be available for review by potential purchasers at all times that the property is offered for sale. All single and two-family dwellings, condominiums, townhouses and mobile homes are included. Multi-family rental buildings over 4 units are not included. The evaluator will examine:

The dwelling's visible structural elements, heating, electrical and plumbing systems, other components of construction, and accessible, unoccupied areas such as attics and crawl spaces, but will not take apart any building components.

Only items which pose an immediate hazard to the occupants of the structure are required to be repaired. Other deficiencies will be noted in the Housing Evaluation Report, but will not require correction. Hazardous conditions must be corrected and approved by the City before the dwelling is occupied. A copy of the Certificate of Approval, which is issued immediately if there are no hazards or after re-inspection by the City if hazards were found, is usually required at closing. If the dwelling is already occupied, corrective action shall be taken by the owner or agent of the owner.