



Is Your Rental In Need Of Repair?

MN law requires landlords to keep units in reasonable repair.

IS IT CONSIDERED AN EMERGENCY?

An emergency repair problem means you have no running water, hot water, heat, stove/oven, electricity, bathroom use or basic facilities like a missing door, lock or windows.

YES

NO

SEND AN EMAIL OR EMAIL A COMPLETED COPY OF THE TENANT'S REPAIR LIST (LOCATED ON THIS WEBSITE) TO YOUR LANDLORD IDENTIFYING THE REPAIRS

Provide written documentation to your landlord requesting a repair within **24 HOURS**.

It is typical to allow a period of about **14 DAYS** for non-emergency repairs to be completed.

If your landlord does not respond to your repair request in a timely manner, you should consider reporting it to the city via their online reporting portal: <https://sws.stcloudcity.com/etrakit/>. An inspector may be assigned to investigate. The property owner may be given a deadline to make necessary repairs. If the landlord does not make the corrections within the specified time period, the inspector has the authority to serve a summons on the landlord to appear in court.

A LANDLORD CANNOT EVICT YOU FOR ASKING FOR REPAIRS OR CALLING A HOUSING INSPECTOR. BUT, THEY CAN TRY TO EVICT YOU IF YOU DON'T PAY RENT BECAUSE OF REPAIR PROBLEMS.

Rent escrow may be a legal remedy if repairs are not addressed by your landlord in a timely or reasonable manner. Seek legal assistance for more information on this option.

