ORDINANCE 81-97

To Amend Section 16.12.040 of the Bloomington Municipal Code Concerning Inventory and Damage Lists for Rental Units

BE IT HEREBY ORDAINED BY THE COMMON COUNCIL OF THE CITY OF BLOOMINGTON, MONROE COUNTY, INDIANA, THAT:

SECTION I. Section 16.12.040 of the Bloomington Municipal Code, entitled "Inventory and damage lists--Security deposits", shall be amended to read as follows:

16.12.040 Inventory and damage lists--Security deposits. (a) The owner or his agent shall contact the tenant and arrange a joint inspection of the premises to occur within ten days of the tenant's occupancy of the rental unit. The owner or his agent and the tenant shall at that time jointly complete an inventory and damage list, and this shall be signed by all parties to the tenancy agreement. Duplicate copies of the inventory and damage list shall be retained by all parties and shall be deemed a part of the tenancy agreement.

(b) The owner or his agent shall contact the tenant and arrange a joint inspection of the premises to occur at the end of the tenant's occupancy and prior to the occupancy of the next tenant. Any damages to the rental unit shall be noted on the inventory and damage list, and the list shall thereupon be signed by the parties. If the parties can agree to the cost of repair, such portion as is due the tenant shall be refunded within thirty days.

SECTION II. This ordinance shall be in full force and effect from and after its passage by the Common Council and approval by the Mayor.

PASSED and ADOPTED by the Common Council of the City of Bloomington, Monroe County, Indiana, upon this 4th day of November, 1981.

Alfred I. Towell, President
Bloomington Common Council

ATTEST:

Nora M. Connors, City Clerk

PRESENTED by me to the Mayor upon this 5th day of November, 1981.

Nora M. Connors, City Clerk

SIGNED and APPROVED by me upon this 5th day of November, 1981.

Francis X. McCloskey, Mayor
City of Bloomington

SYNOPSIS

This ordinance, sponsored by Councilmember Towell, would amend current housing code procedures to specify that it is the landlord's duty to initiate joint inspections of rental units within ten days of when the tenant moves in before the next tenant moves in when the tenant moves out.