



RENVILLE COUNTY
Environmental Services
105 South 5th Street, Suite 311
Olivia, MN 56277
Telephone: (320) 523-3768
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PROPERTY TRANSFER
SUBSURFACE SEWAGE TREATMENT SYSTEM (SSTS) DISCLOSURE FORM

Instructions for Seller: Complete the general information and SSTS compliance inspection information sections of this form. Follow specific instructions (highlighted in bold) for the selected box checked regarding compliance inspection information. Following acknowledgment by the Buyer and the Seller, the completed form and the supporting documentation(s) are required to be filed with the Renville County Auditor/Treasurer along with the Certificate of Real Estate Value.

GENERAL INFORMATION

Please Print and Complete All Information:

Seller's Printed Name: _____

Buyer's Printed Name: _____

Property Address: _____ City: _____ Zip: _____

Property ID #: _____ Township: _____ Section: _____

Legal Description:

SSTS COMPLIANCE INSPECTION INFORMATION

Please Check the Appropriate Box (Choose Only One Response):

1. The MPCA Compliance Inspection Form indicates that the septic system is in compliance and a Certificate of Compliance has been issued. **(Attach a copy of the MPCA Compliance Inspection Form.)**
2. The septic system was installed within the last five years, and a Certificate of Compliance was issued by the Renville County Division of Environmental Services. **(Attach a copy of the Certificate of Compliance.)**
3. The MPCA Compliance Inspection Form need not be completed due to one of the following exemptions:

The tract of land is without buildings or contains no dwelling or other building that requires an SSTS.

No Certificate of Real Estate Value need be filed with the County Auditor/Treasurer, as per MN Statutes, Ch. 272.115.

The sale or transfer completes a contract for deed entered into prior to January 1, 1999. This applies only to the original vendor and vendee on such a contract.

Any dwellings and all other buildings on the site are connected to a municipal wastewater treatment system or an approved wastewater treatment facility.

4. The MPCA Compliance Inspection Form indicates that the septic system is FAILING and a notice of noncompliance has been issued. The SSTS must be upgraded, repaired, replaced, or abandoned to MN Rules Chapters 7080-7081 standards within 12 months of receipt of the notice of noncompliance. The property sale/transfer may occur with the stipulation that the Seller or Buyer provide sufficient security in the form of an escrow agreement to ensure installation of a complying SSTS and also a signed agreement as to who is financially responsible for the upgrade, repair, replacement, or abandonment of the septic system. **(Attach a copy of the MPCA Compliance Inspection Form, the Escrow Agreement, and the Buyer/Seller Agreement.)**

5. The MPCA Compliance Inspection Form indicates that the septic system is an IMMINENT THREAT to public health or safety and a certificate of noncompliance has been issued. The SSTS must be upgraded, repaired, replaced, or abandoned to MN Rules Chapters 7080-7081 standards within 10 months of receipt of the notice of noncompliance. The property sale/transfer may occur with the stipulation that the Seller or Buyer provide sufficient security in the form of an escrow agreement to ensure installation of a complying SSTS and also a signed agreement as to who is financially responsible for the upgrade, repair, replacement, or abandonment of the septic system. **(Attach a copy of the MPCA Compliance Inspection Form, the Escrow Agreement, and the Buyer/Seller Agreement.)**

6. The Seller discloses that the septic system does not meet MN Rules Chapter 7080-7081 requirements, and would be considered **Failing** or an **Imminent Threat**, and must be replaced or upgraded to MN Rules Chapter 7080-7081 standards within ten (10) months from the date of this signed form. The property sale/transfer may occur with the stipulation the Seller or Buyer provide sufficient security in the form of an escrow agreement to ensure installation of a complying SSTS and also a signed agreement as to who is financially responsible for the upgrade, repair, replacement, or abandonment of the septic system. **(Attach a copy of the Escrow Agreement and the Buyer/Seller Agreement.)**

7. The MPCA Compliance Inspection Form cannot be completed due to frozen soil conditions occurring between November 1 and April 30. The property sale/transfer may occur with the stipulation that the Seller and Buyer provide a signed agreement as to which party is financially responsible for contracting with a licensed inspection business or certified inspector to complete a Compliance Inspection by June 1. The agreement shall also specify which party is financially responsible for the upgrade, repair, replacement, or abandonment of the septic system, if a notice of noncompliance is issued. The Seller or Buyer shall also provide sufficient security in the form of an escrow agreement to ensure the installation of a complying SSTS. **(Attach a copy of the Buyer/Seller Agreement and the Escrow Agreement.)**

ACKNOWLEDGMENT (Required by Both Parties in All Cases):

We have read and acknowledge the information contained in this disclosure form regarding the septic system(s) located on the property. We understand the compliance inspection information noted and the requirements that are necessary for the upgrade, repair, replacement, or abandonment of the septic system. We also understand that no real property in Renville County shall be transferred unless the parties to the transaction have complied with the requirements of Chapter Four (Sewage and Wastewater Treatment Regulations) of the Renville County Land Use Ordinance.

Seller's Signature: _____ **Date:** _____

Buyer's Signature: _____ **Date:** _____

PLEASE NOTE: THIS FORM WILL BE RETURNED UNLESS FULLY COMPLETED WITH ALL REQUIRED DOCUMENTATION ATTACHED

If this form is completed by a third party (i.e., Realtor, Attorney, Auction Company), please complete the following:

Printed Name of Third Party: _____

Address of Third Party: _____

City/State: _____ Zip: _____ Phone: _____

Signature/Date: _____