MN HOUSE RESEARCH

Bill Summary

H.F. 1571

As introduced

Subject	Closing or modifying the use of manufactured homes; notice to residents
Authors	Howard and others
Analyst	Mary Mullen
Date	March 12, 2019

Overview

This section amends the requirements for notice and negotiation on a manufactured home park when the purchaser plans to convert the use of the park.

Summary

Section	Description
1	**Intent to convert use of park at time of purchase.** Increases the required notice period for tenants to convert a park to a new use that is not a manufactured home park from 45 days to 60 days. Prohibits the park owner from entering a purchase agreement to sell or convert the park to another use for 60 days, except that they can enter an agreement to sell the park to the residents of the park if the residents of the park can make an offer to meet the cash price and other terms and conditions of the sale. This section requires the park owner to negotiate in good faith and to allow the representative a reasonable period to access the information necessary to make a decision about the purchase of the manufactured home park.
2	**Conversion of use of park after purchase.** Prohibits a manufactured home park from providing the conversion notice to residents for 12 months if the park did not provide the proper notice required in section 1.
3	**Effect of noncompliance.** Clarifying changes.
4	**Affidavit of compliance.** Clarifies who should record an affidavit of compliance and that the affidavit is presumptive evidence of compliance with the park owner providing the notice to the residents of the intent to convert the manufactured home park required in section 1.
5	**Repealer.** Repeals the statutory form for a recorded notice.

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