

HOTELS, PUBLIC RESORTS, MOBILE HOMES 327.41

penses in the same amount and manner as state employees. The secretary, in addition to such per diem and expenses, may be paid an annual salary not to exceed \$2,500.

(3) The board shall establish suitable and proper uniform apprenticeship regulations; may retain administrative or legal counsel, if it deems needed or proper; and to appoint one clerk or assistant to the secretary, exempt from civil service, and to fix the salary therefor.

(4) The secretary shall collect the fees and shall pay the same into the state treasury, to be credited to the general fund together with any unexpended balance in a special fund of the board as of July 1, 1973. The secretary shall draw by warrant for necessary expenses. The expenses of administering sections 326.54 to 326.546 shall be paid from appropriations made to the Minnesota board of examiners in watchmaking.

[1973 c 638 s 51]

CHAPTER 327. HOTELS, PUBLIC RESORTS, MOBILE HOMES

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MOBILE HOME PARKS AND CAMPING AREAS

327.31 Definitions

[For text of subs. 1 to 5, see M.S.1971]

Subd. 6. "Mobile home" means a factory-built structure or structures equipped with the necessary service connections and made so as to be readily movable as a unit or units on its or their own running gear and designed to be a relocatable structure or structures used for any occupancy without a permanent foundation, but shall not include motor vehicles as defined in Minnesota Statutes 1971, Section 169.01, Subdivision 3, or recreational camping vehicles as defined in Minnesota Statutes 1971, Section 327.14, Subdivision 7. The phrase "without a permanent foundation" indicates that the support system is constructed with the intent that the mobile home placed thereon will be moved from time to time at the convenience of the owner.

[1973 c 370 s 1]

[For text of subs. 7 and 8, see M.S.1971]

MOBILE HOME LOT RENTALS [NEW]

327.41 Definitions

Subdivision 1. As used in sections 327.41 to 327.47 the terms defined in this section have the meanings given them.

Subd. 2. "Mobile home" has the meaning specified in section 327.31, subdivision 6.

Subd. 3. "Mobile home park" has the meaning specified in section 327.14, subdivision 3.

Subd. 4. "Person" means any individual, corporation, firm, partnership, incorporated and unincorporated association, or any other legal or commercial entity.

Subd. 5. "Space or lot" means an area within a mobile home park, designed for the accommodation of a mobile home.

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Subd. 6. "Utility service" means any electric, fuel oil, natural or propane gas, sewer, waste disposal and water service by whatever means furnished.

[1973 c 295 s 1]

**327.42 Lot rental agreements**

Subdivision 1. Every agreement to rent or lease a mobile home space or lot shall be documented by a written lease or rental agreement signed by the lessor and the tenant which shall specify every term and condition in connection with the rental or lease of the space or lot. The lease or rental agreement shall include:

- (a) A description of the location and size of the space or lot;
- (b) The amount of rent per month and a statement of all personal property, services and facilities which are to be provided by the lessor for the tenant;
- (c) The rights, duties and obligations of the parties, and all rules and regulations of the mobile home park which, if violated, may be cause for eviction;
- (d) The amount of any security deposit, installation charges and any other financial obligation of the tenant imposed by the lessor.

Subd. 2. The lessor shall give the tenant at least 60 days notice in writing of any change in the terms and conditions of a lease or rental agreement.

[1973 c 295 s 2]

**327.43 Entrance and transfer fees prohibited; security deposits limited**

Subdivision 1. No fee other than that specified in the lease or rental agreement may be charged to a mobile home park tenant or prospective tenant for the right to obtain or retain a space or lot, provided that a lessor may impose a reasonable charge for goods and services actually furnished by or at his expense in setting up a mobile home on a space or lot.

Subd. 2. No lessor shall deny any mobile home park tenant the right to sell said tenant's mobile home within the park or require the tenant to remove the mobile home from the park solely on the basis of the sale thereof. The lessor may reserve the right to approve the purchaser of said mobile home as a tenant, but such permission may not be unreasonably withheld, and the lessor shall not exact a commission or fee with respect to the price realized by the seller unless the lessor has acted as agent for the seller in the sale pursuant to a written contract.

Subd. 3. Any fee charged to a tenant as security for damage to real or personal property of the lessor, or for default in the terms or conditions of the lease or rental agreement, may not exceed two months' rent as set forth in the lease or rental agreement.

[1973 c 295 s 3]

**327.44 Termination for cause**

A lessor seeking to recover possession of land upon which an occupied mobile home is situated, except for any reason other than nonpayment of rent or breach of the terms or conditions of the lease or rental agreement, shall give 60 days written notice to quit.

[1973 c 295 s 4]

**327.45 Utility rates**

No landlord or owner of a mobile home park may directly or indirectly charge or otherwise receive payment from a tenant for a utility service, or require a tenant to purchase such service from the landlord, owner, or any other person, at a rate which is greater than either of the following:

- (1) A rate which the tenant could directly pay for the same utility service from some other comparable source in the same market area; or
- (2) A rate which is charged to single family dwellings within the same utility service area with comparable service.

[1973 c 295 s 5]

**327.46 Penalties for violations**

Any person who is found to have violated sections 327.41 to 327.47 shall be subject to the penalties provided in section 325.907.

[1973 c 295 s 6]

**327.47 Damages**

Any person injured by a violation of sections 327.41 to 327.47 shall recover the actual damages sustained, together with costs and disbursements including reasonable attorneys fees.

[1973 c 295 s 7]

**CHAPTER 330. AUCTIONEERS**

Sec.

330.01 Auctioneers' licenses, to whom granted.

**330.01 Auctioneers' licenses, to whom granted**

Subdivision 1. (a) The county auditor may license any person having the qualifications specified in clause (b) of this subdivision as an auctioneer. Such license shall be issued by the auditor and shall authorize the licensee to conduct the business of an auctioneer in the state of Minnesota for the period of one year. It shall be recorded by the auditor in a book kept for that purpose. Before such license is issued the applicant shall pay into the county treasury a fee of \$15. The auditor shall, not later than the 15th day of the following month, transmit a copy of the license to the secretary of state together with \$5 of the fee, which shall be deposited in the general fund.

(b) A natural person is qualified to be licensed as an auctioneer if 18 years of age or over and a resident of the county of application for at least six months immediately preceding the date of application. No copartnership, association or corporation may be licensed as an auctioneer. However, nothing in this subdivision shall be construed as preventing auctioneers who are duly licensed in accordance with the provisions of chapter 330, from combining in associations, copartnerships, or corporations, provided that each and every member of such associations or copartnerships and each and every person or agent conducting auction sales on behalf of such corporations is a duly licensed auctioneer as provided in chapter 330. Nothing herein shall be construed to apply to a person selling at an auction property owned by him for at least six months.

[1973 c 725 s 58]

**CHAPTER 332. COLLECTION AGENCIES; AIDS TO LIQUIDATION OF DEBTS**

**COLLECTION AGENCIES**

Sec.

332.311 Transfer of administrative functions [New].

Sec.

332.36 Advisory board created.

**COLLECTION AGENCIES**

**332.311 Transfer of administrative functions**

The powers, duties, and responsibilities of the department of labor and industry under sections 332.31 to 332.45 relating to collection agencies are hereby transferred to and imposed upon the section of consumer services in the department of commerce.

[1973 c 720 s 54 subd 1]