CITY OF PLATTEVILLE
INFORMATIONAL DISCLOSURE AND
ACKNOWLEDGMENT FORM

Unit Address: ____________________________

Occupy. Dwelling units may be occupied by no more than four (4) unrelated persons, or less depending on unit type, and the size and number of bedrooms. City of Platteville ordinances permit a tenant to have a temporary guest; however, if any guest becomes a resident of the apartment or dwelling unit, and if this results in the legal occupancy limit being exceeded, citations for the violation may be issued. Violations of occupancy limitations can result in citations for each day the limitations are exceeded. This restriction does not apply to units occupied by families where all of the occupants are related.

Smoke Detectors. City Code requires that all dwelling units be provided and maintained with smoke detectors in good working condition. The landlord is responsible for ensuring the smoke detectors are installed in the required locations and are functioning properly at the time the unit is first occupied by the tenant. The City Code requires the tenant to ensure that each smoke detector installed in the unit remains functional and is not disabled. If the smoke detector is battery operated, the tenant shall replace batteries in the smoke detector as necessary. If the smoke detector is hard-wired into the unit’s electrical system, and the tenant believes the smoke detector is not functional, the tenant shall provide a timely written notice to the landlord of the need to replace or repair the smoke detector.

Sleeping Rooms. Basements, attics, and other rooms cannot be used as sleeping rooms if they do not comply with requirements for lighting, ventilation, emergency egress, adequate square footage, and other codes.

Garbage and Refuse Accumulation. Garbage, rubbish, or refuse materials may not accumulate on the property. Junked or abandoned vehicles may not sit on the property. Furniture not intended for outdoor use may not be kept outside or on an open porch or patio. Failure to maintain the outside premises free of garbage, junked or abandoned vehicles or indoor furniture may result in citations for such violations.

Trash/Recycling. Trash and recycling pickup for this unit is ____________________ (day of the week). The City Code provides that garbage receptacles can be brought to the curb after 3 p.m. the day before pickup and must be out of the front yard by 5:30 p.m. on the day following collection. Each unit is allowed to place up to two 35-gallon containers for pickup. At all other times, the containers must be stored in the side yard, back yard, or within a structure. Garbage bags must be stored in a container or within a structure. Additional garbage may be placed in a City of Platteville bag (available at City Hall, Heiser Hardware, or Piggly Wiggly for $1.00 each) or oversized garbage can be picked up for an additional charge. Contact 348-9586 for specifics on such charges. A City approved recycling container, which can be purchased at City Hall, shall be used for recycling. Pursuant to the lease, we acknowledge that the Tenant/Landlord (cross out one) is responsible for providing the recycling container.

Parking. Park only in designated areas. Parking on the grass or across a public sidewalk is not permitted and violations may result in citations being issued. Between November 15th and April 1st, parking on the street will be alternate side only. Parking on even days is on the even numbered house side of the street and vice versa. Vehicles in violation will be ticketed between 2:00 a.m. and 6:00 a.m.

Snow Removal. City Code requires that snow must be removed from public sidewalks within 36 hours of a snowfall. Pursuant to the lease, we acknowledge that the Tenant/Landlord (cross out one) is responsible for snow removal. Regardless of the agreement between the landlord and the tenant, the City Code provides that the City may hold the owner, operator, or tenant ultimately responsible, and violation can result in citation(s) being issued and/or the City shoveling the snow and assessing the cost of doing so to the property owner.
Grass and Weeds. City Code provides that lawns/grass/weeds cannot exceed eight (8) inches in height. Pursuant to the lease, we acknowledge that the Tenant/Landlord (cross out one) is responsible for mowing the grass. Regardless of the agreement between the landlord and the tenant, the City Code provides that the City may hold the owner, operator, or tenant ultimately responsible, and violation can result in citations being issued and/or the City mowing the grass and assessing the cost of doing so to the property owner.

Open Burning. Burning garbage, leaves, rubbish, refuse, or trash of any kind is not allowed within the City limits. Recreational fires are permitted with the following requirements: 1) the fire must be within a pit not wider than 36 inches and a minimum of 15 feet from a building or structure, 2) only clean wood or charcoal may be burned, 3) the flames shall not exceed 4 feet in height or produce excessive smoke. If any of these regulations are violated, the Fire Department has the right to extinguish the fire at a cost of up to $500 to the tenant. In addition, citation(s) can be issued for such violation(s).

Noise and Disorderly Conduct. The City has regulations concerning noise and disorderly conduct. Violations can result in the issuance of citation(s). The noise regulations pertain to excessive, unnecessary, or unusually loud noise which disturbs the comfort, quiet, or repose of the neighborhood. Disorderly conduct regulations pertain to disturbances, brawls, fights, or quarrels; or conduct or conditions which injures, or endangers the safety or health of the neighborhood, by persons living in a residence or attending a social gathering or party at that residence.

City Information. Questions regarding the requirements and regulations included in this document can be directed to the Building and Rental Inspection office at 608-348-9741, or at 75 N. Bonson Street. The web site for the City of Platteville is www.platteville.org and it provides extensive information about the City of Platteville and its regulations and services.

We, the undersigned, have read and understood this Informational Disclosure and Acknowledgment Form and agree to abide by the regulations of the City of Platteville. We understand that violation of City regulations may result in forfeitures, points being assessed against the rental unit, and other actions authorized by law. Serious and repeated violations of applicable laws can result in disciplinary action taken by UW-Platteville for students. This document is to be signed by every tenant, other than minor children living with a supervising parent or other custodian, prior to occupying the unit.

Landlord Name: ______________________ Signature: ______________________ Date: ________
Tenant Name: ______________________ Signature: ______________________ Date: ________
Tenant Name: ______________________ Signature: ______________________ Date: ________
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Tenant Name: ______________________ Signature: ______________________ Date: ________