



February 5, 2024

Hsr Msp Llc  
4820 Minnetonka Blvd Ste 300  
Minneapolis MN 55416-5708

## **Revocation of Fire Certificate of Occupancy and Order to Vacate**

RE: 827 AGATE ST  
Ref. # 127078

Dear Property Representative:

Your building was inspected on February 1, 2024. Since certificates are for the occupancy of buildings, it has become necessary to revoke the Certificate of Occupancy. The status of the building will be determined by the Legislative Hearing Officer at the Legislative Hearing on February 13, 2024

Saint Paul Legislative Code provides that no building shall be occupied without a Certificate of Occupancy. In order to re-occupy the building, the following deficiencies (if applicable) must be corrected and a complete Certificate of Occupancy inspection will be required.

### DEFICIENCY LIST

1. 2nd floor - Front bedroom - SPLC 34.09 (4), 34.33 (3)- Repair and maintain the window in good condition. All windows shall be maintained in accordance with the building code in effect at the time of construction or as altered/modified under an approved building permit. Right side window doesn't open.
2. Basement - MMC 504.1 - Provide, repair or replace the dryer exhaust duct. Exhaust ducts for domestic clothes dryers shall be constructed of metal and shall have a smooth interior finish. The exhaust duct shall be a minimum nominal size of four inches (102 mm) in diameter and installed in accordance with the mechanical code. This work shall require a permit(s). Call DSI at (651) 266-8989.  
Improper materials.  
Update 2/1/24: Vent has been replaced without permit.

3. Basement - MPC 312.0, MPC 313.0 - Provide approved support for all plumbing piping.  
Piping in washing machine are unsupported and hanging. Per Steve Fernlund, Senior Plumbing Inspector, this work Shall require a permit(s). Call DSI at (651) 266-8989.
4. Central air conditioning - SPLC 34.12 (2), SPLC 34.36 (1) - Repair and maintain all required and supplied equipment in an operative and safe condition to properly and safely perform their intended function in accordance with the provisions of the applicable code.  
Inoperative
5. Foundation - SPLC 34.09 (2)(a), 34.33 (1)(a) - Provide and maintain foundation elements to adequately support this building at all points. This work WILL require a permit(s). Call DSI at (651) 266-8989.  
Concrete coating falling off, mortar missing, patches failing, large crack interior south wall, interior north wall/corner missing rocks and mortar.  
Update 2/1/24: South wall floor joists do not meet rim and are inadequately or not supported.
6. Front door - SPLC 34.09 (4)(i), 34.33 (3) - Repair and maintain the door frame.-  
Update 2/1/24: exterior rotted wood under threshold.
7. SPLC 34.08 (2) - Provide and maintain the property grade to slope away from the building to minimize the accumulation of water near the building. This work may require a permit(s). Call DSI at (651) 266-8989.
8. Revocation is due to, but not limited to long-term failure to allow access for inspection, and long- term failure to abate code violations.
9. SPLC 34.10 (3), 34.34(2) - Repair or replace the damaged handrail in an approved manner.  
Handrail to second floor is loose.

Saint Paul Legislative Code authorizes this inspection and collection of inspection fees. For forms, fee schedule, inspection handouts, or information on some of the violations contained in this report, please visit our web page at: <http://www.stpaul.gov/cofo>

If you have any questions, email me at: [leanna.shaff@ci.stpaul.mn.us](mailto:leanna.shaff@ci.stpaul.mn.us) or call me at 651-266-8980 between 7:30 - 9:00 a.m. Please help to make Saint Paul a safer place in which to live and work.

Sincerely,

Leanna Shaff  
Fire Safety Inspector

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