



CITY OF SAINT PAUL
Christopher B. Coleman, Mayor

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July 2, 2014

Jeffrey C Sutphen
3840 Monaltrie Ave
Wayzata MN 55391-3527

Revocation of Fire Certificate of Occupancy

RE: 594 CASE AVE
Ref. # 116243

Dear Property Representative:

Your building was inspected on July 1, 2014, for the renewal of the Fire Certificate of occupancy. Since you have failed to comply with the applicable requirements, it has become necessary to revoke the Certificate of Occupancy in accordance with Section 401.06 of the Saint Paul Legislative Code.

Saint Paul Legislative Code provides that no building shall be occupied without a Certificate of Occupancy.

DEFICIENCY LIST

1. Both units - kitchen range - 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.
2. Exterior - SPLC 34.08 (1), 34.31 (1) - All exterior property areas shall be maintained free from any accumulation of refuse, garbage or feces.
3. Exterior - SPLC 34.11 (7), 34.34 (4) - Provide additional approved containers or additional pick-ups to meet tenant trash demands.
4. Exterior - SPLC 45.03 (6) - Cut and maintain the grass/weeds less than 8 inches tall.
5. Exterior rear - Receptacle - MSFC 605.1 - Repair or replace damaged electrical fixtures. This work will require a permit(s). Call DSI at (651) 266-8989.
6. Multiple locations - SPLC 34.09 (3), 34.32 (3) - Repair and maintain the window glass.

7. Multiple locations - SPLC 34.10 (7), 34.34 (6) - Repair and maintain the walls in an approved manner. -Patch the holes and/or cracks in the walls and ceilings. Paint the walls and ceilings.
8. Multiple locations - SPLC 34.10 (7), 34.34 (6) - Repair and maintain the floor in an approved manner.-Repair or replace the carpeting and/or tile.
9. Multiple locations - SPLC 34.09 (3), 34.32 (3) - Repair and maintain the window in good condition.-numerous issues including: rotten wood, don't fit well in framing, screwed shut, don't lock, paint peeling, large air gaps ,missing glass, and missing or torn screens.
10. Unit 1 - Kitchen counter and backsplash - 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. -Broken tiles, missing grout and caulk.
11. Unit 2 - Rear stairway - SPLC 34.10 (3), 34.33(2) - Repair or replace the unsafe stairway in an approved manner.-Step broken
12. SPLC 34.09 (1) b,c, 34.33 (1) b, c - Provide and maintain all exterior walls free from holes and deterioration. All wood exterior unprotected surfaces must be painted or protected from the elements and maintained in a **professional manner** free from chipped or peeling paint.
13. SPLC 34.08 (3) - Provide and maintain suitable ground cover on all exterior areas to control erosion.
14. SPLC 34.08 (10) - Repair, replace and maintain exterior sidewalks, walkways and stairs.
15. 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) 266-9090.
16. SPLC 34.08 (7) - All parking spaces shall be paved with asphalt, concrete, or durable dustless surfacing. Before any existing spaces may be paved, site plan approval must be obtained as specified in the St. Paul Zoning Code. Contact DSI Zoning at 651-266-9090.
17. SPLC 34.11 (6), 34.34 (3) - Provide service of heating facility by a licensed contractor which must include a carbon monoxide test. Submit a completed copy of the Saint Paul Fire Marshal's Existing Fuel Burning Equipment Safety Test Report to this office.
18. SPLC 39.02(c) - Complete and sign the smoke detector affidavit and return it to this office.

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>

You have the right to appeal these orders to the Legislative Hearing Officer. Applications for appeals may be obtained at the Office of the City Clerk, 310 City Hall, City/County Courthouse, 15 W Kellogg Blvd, Saint Paul MN 55102 Phone: (651-266-8585) and must be filed within 10 days of the date of this order.

If you have any questions, email me at: 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 Inspector

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