



August 6, 2024

ANDREW HYBBEN
11319 PIERCE ST NE
BLAINE MN 55434 USA

FIRE INSPECTION CORRECTION NOTICE

RE: 480 GERANIUM AVE E
Ref. #119104
Residential Class: C

Dear Property Representative:

Your building was inspected on July 22, 2024, for the renewal of your Fire Certificate of Occupancy. Approval for occupancy will be granted upon compliance with the following deficiency list. The items on the list must be corrected prior to the re-inspection date.

A re-inspection will be made on September 11, 2024, at 9:30.

Failure to comply may result in a criminal citation or the revocation of the Fire Certificate of Occupancy. The Saint Paul Legislative Code requires that no building shall be occupied without a Fire Certificate of Occupancy. The code also provides for the assessment of additional re-inspection fees.

YOU WILL BE RESPONSIBLE FOR NOTIFYING TENANTS IF ANY OF THE FOLLOWING LIST OF DEFICIENCIES ARE THEIR RESPONSIBILITY.

DEFICIENCY LIST

1. SPLC 34.23, MSFC 111.1 - This occupancy is condemned as unfit for human habitation. This occupancy must not be used until re-inspected and approved by this office. **-Per Xcel Energy, the electrical and or gas utilities (one or both) have been disconnected. Please contact Xcel Energy directly to restore services at 1-800-895-4999. Unit is to be vacated if services have not been restored.**

2. SPLC 39.02(c) - Complete and sign the smoke alarm affidavit and return it to this office.
3. SPLC 34.09(4), 34.33 (3) - Repair and maintain the door in good condition. **-1. Front door is missing hydraulic dampener. 2. front door is missing the bottom pane of glass.**
4. SPLC 34.09 (4)(f), 34.33 (3) - Repair and maintain the door latch. **-1. Rear door latch and lock did not function as they should. 2. Missing handle and dent observed in upstairs bedroom door.**
5. SPLC 34.09 (4)(i), 34.33 (3) - Repair and maintain the door frame. **-1. Door to basement is missing. 2. Basement door frame is in disrepair.**
6. SPLC 34.08 (5), 34.32 (3) - All accessory structures including, but not limited to, detached garages, sheds and fences shall be maintained structurally sound and in good repair. Provide and maintain exterior unprotected surfaces painted or protected from the elements. **-1. Chipping paint observed on the window seals and door frames. 2. Broken window well cover. 3. Fence in disrepair. 4. Walls above front porch is rotting away. 5. Siding is in disrepair in multiple areas.**
7. SPLC 34.08 (1), 34.32 (1) - Sanitation. All exterior property areas shall be maintained in a clean, safe and sanitary condition, free from any accumulation of garbage, mixed municipal solid waste, animal feces or refuse. **-Large amounts of accumulation observed in back yard, side of garage and in the garage.**
8. SPLC 34.09 (4), 34.33 (3) -All screens shall be maintained in a professional state of maintenance and repair. **-1. Missing screens observed on multiple windows. 2. Some screens are not seated in windows.**
9. 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. - **Kitchen ceiling fan in disrepair.**
10. SPLC 34.10 (1), 34.34 (4), 34.16 - Provide and maintain interior in a clean and sanitary condition. **-1. Flies were observed throughout the house. 2. Reduce the amount of accumulation by 75% in basement. 3. Remove all accumulation from under the stairs in basement. 4. Discolored water in kitchen sink. 5. discolored grout in bathroom.**

11. SPLC 34.10 (7), 34.17 (5) - Repair and maintain the walls in an approved manner.
-1. Multiple areas of chipping paint or dents in walls.
12. SPLC 34.10 (7), 34.17(5) - Repair and maintain the floor in an approved manner.
-1. Multiple tiles in kitchen are in disrepair.
13. SPLC 34.10 (7), 34.17 (5) - Repair and maintain the ceiling in an approved manner.
-1. Missing ceiling tiles observed in basement. 2. Kitchen ceiling has discolored and chipping paint. 3. Ceiling paint in the living room by the stairs is chipping.
14. SPLC 34.10 (7) - Repair and maintain the cabinets in an approved manner. **-Multiple kitchen cabinets are in disrepair.**
15. SPLC 34.09 (2)(b), 34.33 (1)(d) - Provide and maintained the roof weather tight and free from defects. **-Roof a fascia has damage due to a tree falling on it.**

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: Michael.P.Tschida@ci.stpaul.mn.us or call me at 651-266-1917 between 7:30 a.m. - 9:00 a.m. Please help to make Saint Paul a safer place in which to live and work.

Sincerely,

Michael P Tschida
Reference Number 119104