



January 30, 2026

Minh Hoang Nguyen & Gia Li T Nguyen
2954 Duluth Street
Maplewood, MN 55109-5519

CORRECTION NOTICE

RE: 1164 & 1166 Cumberland Street

To Minh Hoang Nguyen & Gia Li T Nguyen

An inspection was made at this property on January 23, 2026. You are hereby notified that the following deficiency list must be corrected. ***Reinspection for this property is scheduled for March 2, 2026, at 10:00 AM.***

DEFICIENCY LIST

1. **Fire Certificate of Occupancy Requirement.** SPLC 40.01. The certificate of occupancy for this property expired on June 6, 2025. Owner required to renew certificate of occupancy.
2. **Responsibilities of Occupants Relating to the Maintenance of Dwelling Units on Residential Properties.** SPLC 34.16.
 - a. Tenant is responsible for the cleanliness of the interior of the home.
 - b. Remove plastic from ceiling in basement. This plastic is both a fire hazard and is also covering a smoke alarm.
3. **Basic Facilities on Residential Properties.** SPLC 34.11.
 - a. During today's inspection, inspector found water pipes leaking in the basement. Pipes are overhead, near the dryer, and next to an electrical connection. Plumbing repairs shall be completed under appropriate permits by a licensed plumber.
 - b. Knobs in shower are not working as designed. Tenant currently using a tool to control knobs. Repair/replace all necessary plumbing to ensure shower is returned to a professional state of repair.

4. **Light and Ventilation on Residential Properties.** SPLC 34.14. During today's inspection, while inspecting the basement, inspector found water lines leaking near an electrical switch. Water lines shall be repaired, and electrical system shall need to be inspected.
5. **Minimum Standards for Safety from Fire on Residential Properties.** SPLC 34.15.
 - a. Several smoke and carbon monoxide alarms missing from property. By reinspection, install appropriate detectors throughout home.
 - b. 1164 basement. On day of inspection, there were several beds set up in the basement of this property. There are no emergency exits in the basement. By reinspection, all beds shall be removed from the basement and basement shall no longer be occupied.
6. **Inspections.** SPLC 34.19. On March 2, 2026, at 10:00 AM, this entire property to include both 1164 & 1166 shall be inspected. Tenant required to allow access. Owner must give appropriate notice to tenants.
7. **Exhaust Ducts, Material and Size.** Minnesota Mechanical Code 504.8.1
 - a. Basement. Exhaust tubing currently attached to clothes dryer is of the accordion, flexible style. Exhaust ducts shall have a smooth interior finish and shall be constructed of metal not less than 0.016 inch in thickness. Replace flexible ducting with appropriate ducting.

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 the original orders.

If you have any questions, email me at: keith.demarest@ci.stpaul.mn.us or call me at 651-266-8998 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,

Keith Demarest
Fire Safety Supervisor