



CITY OF SAINT PAUL

375 Jackson Street, Suite 220
Saint Paul, Minnesota 55101-1806

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October 20, 2020

To: John Cannon
Macalester College
jcannon@macalester.edu

From: Stephen Ubl
Building Official
City of Saint Paul
Department of Safety and Inspections

Re: Illegal Use
408 Snelling Ave. S.

Mr. Cannon,

The shipping container placed at 408 Snelling Ave. S. has been installed without approval from this office. Previous orders submitted to you, dated September 09, 2020, are being rescinded and replaced with this letter. The appeal scheduled before City Council in this matter will be withdrawn and your appeal fee refunded (please see attached).

Because, the shipping container was placed in its current location without proper plans or required permits the City has been working to fully understand its classification and your plans for proposed use. I have reviewed the materials you submitted and have determined that the shipping container currently violates a number of sections of the state building code.

The violations due to the placement of the container are found under:

2020 Minnesota Building Code, section 1300.0140 – “An owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert, or replace any gas, mechanical, electrical, plumbing system, or other equipment, the installation of which is regulated by the code; or cause any such work to be done, shall first make application to the building official and obtain the required permit”

The structure is required to be placed and used after all required permits are obtained

2020 Minnesota Building Code, section 1300.0140 – “It is unlawful for any person, firm, or corporation to erect, construct, alter, extend, repair, move, remove, demolish, or occupy any building, structure, or equipment regulated by the code, or cause any of those actions, in conflict with or in violation of the code”

The structure must be installed per the 2020 Minnesota State Building Code

2017 National Electrical Code article 110.3 of the 2017 National Electrical Code – (1) Labeled and listed equipment shall be installed and used in accordance with any instructions included in the listing or labeling (2)

Product testing, evaluation, and listing (product certification) shall be performed by recognized qualified electrical testing laboratories and shall be in accordance with applicable product standards recognized as achieving equivalent and effective safety equipment installed to comply with this code”

Electrical components must be listed and approved

2020 Minnesota Mechanical Code, section 304 – “Equipment and appliances shall be installed as required by the terms of their approval, in accordance with the conditions of the listing, the manufacture’s installation instructions and this code. Manufacture’s installation instructions shall be available on the job site at the time of inspection”

Provide manufacturer’s instructions

Conversations we have had to date, via email, have not provided the required information for its use. The structure cannot be used until all code requirements have been satisfied.

Within thirty (30) days from the date of this order, all permits must be obtained. Separate permits are required for building, plumbing, electric, heating, and ventilation work. Failure to comply with this order may result in legal action.

You have the right to file an appeal to this order. Any appeal must be made in writing within ten (10) days of the date of this notice to the Saint Paul Building Official at 375 Jackson St., suite 220, Saint Paul, MN 55101.

I would recommend that you compile the appropriate documents needed for review and permit application submittals and contact me with any questions regarding this matter. Working with authorized, licensed contractors may provide you with additional support, information and direction for your proposal.

Thank you,



Stephen Ubl
Building Official

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Making Saint Paul the Most Livable City in America

DSI’s Mission: “To preserve and improve the quality of life in Saint Paul by protecting and promoting public health and safety for all.”

Cc: Marcia Moermond
Therese Skarda