



CITY OF SAINT PAUL

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August 9, 2018

LANA J CHEATHAM  
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1893 ST ANTHONY AVE  
ST PAUL MN 55104-3552

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

RE: 1895 ST ANTHONY AVE  
Ref. # 116477

Dear Property Representative:

Your building was determined to be a registered vacant building on August 6, 2018. Since certificates are for the occupancy of buildings, it has become necessary to revoke the Certificate of Occupancy.

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. Exterior - Front Door - SPLC 34.09 (4), 34.32 (3) - Repair and maintain the door frame.
2. Exterior - Shed - 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.
3. Exterior - Throughout - SPLC 34.09 (1)(2), 34.33 (1) - 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. -There are large holes in the building that are improperly patched.  
-Peeling paint and missing titles on siding
4. Exterior - SPLC 163.03, 163.01 (2), (3) - Currently license (tabs) all vehicles on the property and return the vehicles to an operative mechanical condition or remove vehicles from the property. -Remove vehicles with expired tabs.

5. Exterior - SPLC 34.09 (4), 34.33 (3) - Repair and maintain the window glass where broken or missing.
6. Interior - Lower Unit - SPLC 34.23, MSFC 110.1 - This occupancy is condemned as unfit for human habitation. This occupancy must not be used until re-inspected and approved by this office. -Lower unit electricity was disconnected
7. Interior - Lower unit - MSFC 605.6 - Provide electrical cover plates to all outlets, switches and junction boxes. -Missing cover plate on light switches in lower unit kid bedroom
8. Interior - Lower unit - SPLC 34.09 (4), 34.32 (3) - Repair and maintain the door latch. -Missing door knob on front door and door to kid bedroom
9. Interior - Throughout - MN State Statute 299F.50 Immediately provide and maintain an approved Carbon Monoxide Alarm in a location within ten (10) feet of each sleeping area. Installation shall be in accordance with manufacturer's instructions.
10. Interior - Upper Unit - SPLC 34.10 (7), 34.17 (5) - Repair and maintain the walls in an approved manner. -Walls have been opened and not repaired.
11. Interior - Upper Unit - SPLC 34.10 (7), 34.17 (5) - Repair and maintain the ceiling in an approved manner. -Repair and maintain ceiling in west bedroom
12. Interior - lower unit - MSFC 605.6 - Provide all electrical splices within junction boxes. -Provide cover for junction box in kid bedroom
13. Interior - throughout - MN Stat. 299F.362 - Immediately provide and maintain a smoke detector located outside each sleeping area.
14. Interior - MSFC 901.6 - Have fire extinguisher recharged and tagged. -Remove fire extinguisher on the front staircase or re-charge it.
15. Lower Unit - Fridge - 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. -Due to electricity shut off, the fridge was unsanitary. Visible evidence of maggots inside the ice maker.
16. Upper Unit - SPLC 40.06 - Uncertified portions of the building must not be occupied until inspected and approved by this office. -Upper Unit under rehab. Per owner, unit has been vacant for ten years.
17. 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: [adrian.neis@ci.stpaul.mn.us](mailto:adrian.neis@ci.stpaul.mn.us) or call me at 651-266-8992 between 7:30 - 9:00 a.m. Please help to make Saint Paul a safer place in which to live and work.

Sincerely,

A.J. Neis  
Fire Inspector

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