



APPLICATION FOR APPEAL

Saint Paul City Council – Legislative Hearings

310 City Hall, 15 W. Kellogg Blvd.

Saint Paul, Minnesota 55102

Telephone: (651) 266-8585

We need the following to process your appeal:

- \$25 filing fee payable to the City of Saint Paul
(if cash: receipt number Check 2076)
- Copy of the City-issued orders/letter being appealed
- Attachments you may wish to include
- This appeal form completed
- Walk-In OR Mail-In
for abatement orders only: Email OR Fax

HEARING DATE & TIME (provided by Legislative Hearing Office) Tuesday, <u>November 13, 2014</u>
Time <u>9:00 AM</u>
Location of Hearing: <u>Room 330 City Hall/Courthouse</u>

Address Being Appealed:

Number & Street: 676 Wells City: St. Paul State: MN Zip: 55106

Appellant/Applicant: Ronald J Adams Email _____

Phone Numbers: Business _____ Residence _____ Cell 651-242-2896

Signature: [Handwritten Signature] Date: 10/31/14

Name of Owner (if other than Appellant): _____

Mailing Address if Not Appellant's: _____

Phone Numbers: Business _____ Residence _____ Cell _____

What Is Being Appealed and Why? *Attachments Are Acceptable*

- Vacate Order/Condemnation/Revocation of Fire C of O
- Summary/Vehicle Abatement
- Fire C of O Deficiency List
- Code Enforcement Correction Notice
- Vacant Building Registration
- Other

Because work has been completed that would comply with code

Revised 5/31/2013 .

Attorney Melvin Welch
612-741-3037
3272



CITY OF SAINT PAUL
Christopher B. Coleman, Mayor

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

Telephone: 651-266-8989
Facsimile: 651-266-1919
Web: www.stpaul.gov/dsi

- Yog hais tias koj hais tsis to taub tsab ntawv no, hu rau tus txhais lus ntawm (651) 266-8989. Nws yog pab dawb zwb.
- Si necessita un traductor, por favor llamanos al (651)266-8989. No costo.

321

October 24, 2014

Ronald J Adams
676 Wells St
Saint Paul MN 55106-3720

Beth A Woolsey
6008 W 89th Terr
Overland Park KS 66207-2012

CORRECTION NOTICE

RE: 676 WELLS ST
File #: 12-090791

Dear Sir or Madam:

The City of Saint Paul, Department of Safety and Inspections has inspected the above referenced property on **October 24, 2014** and has determined that the following deficiencies exist in violation of the Saint Paul Legislative Code¹ (see footnote 1, below).

1. Remove all items from dwelling that you want to save as the City of Saint Paul intends to enforce resolution to remove dwelling located at 676 Wells Street (**Ordering the rehabilitation or razing and removal of the structures at 676 WELLS STREET within one hundred eighty (180) days after the March 5, 2014 City Council Meeting.**)
2. The structure is a registered vacant building. Immediately vacate the structure.

You are hereby notified to correct these deficiencies in accordance with the appropriate codes. The Enforcement Officer will reinspect these premises on or after **November 03, 2014**, by which date the violations noted must be corrected. **Failure to correct these deficiencies may result in the issuance of criminal charges²** and/or a civil lawsuit, and possible abatement/assessment by the City. All repairs and new installations must be made in accordance with the appropriate codes. Permits may be obtained by calling 651-266-8989.

You may file an appeal to this notice by contacting the City Clerk at 651-266-8585. Any appeal must be made in writing within 10 days of this notice. (You must submit a copy of this Notice when you appeal, and pay a filing fee.)

If you have any questions or request additional information, please contact me. To arrange an appointment or request an extension of time to complete repairs, you will need to speak directly to me at 651-266-1920.

October 24, 2014
676 WELLS ST
Page 2 of 2

Sincerely,

Joe Yannarely
Badge # 321

CODE ENFORCEMENT OFFICER

Footnotes:

- ¹ To see the Legislative Code go to www.stpaul.gov on the internet, click on "Departments", then click on "Department of Safety and Inspections", scroll down the page for the "Codes". Most Correction Notices derive from Chapter 34.
- ² Criminal charges can be brought on the day the violation is observed, but generally we allow time to correct unless this is a repeat violation.

jy

WARNING Code inspection and enforcement trips cost the taxpayers money. If the violations are not corrected within the time period required in this notice, the city's costs in conducting a reinspection after the due date for compliance will be collected from the owner rather than being paid by the taxpayers of the city. If additional new violations are discovered within the next following 12 months, the city's costs in conducting additional inspections at this same location within such 12 months will be collected from the owner rather than being paid by the taxpayers of the city. Any such future costs will be collected by assessment against the real property and are in addition to any other fines or assessments which may be levied against you and your property.

cn60100 4/13



CITY OF SAINT PAUL
Christopher B. Coleman, Mayor

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

Telephone: 651-266-8989
Facsimile: 651-266-9124
Web: www.stpaul.gov/dsi

Code Compliance Report

October 29, 2012

Beth Agnes Woolsey
676 Wells St
Saint Paul MN 55106-3720

BASEMENT
DISCLOSED

** This Report must be Posted
on the Job Site **

Re: 676 Wells St
File#: 12 090819 VB2

BUILDING Inspector: Stephen Uhl Phone: 651-266-9021

- Basement: Bottom of joists have been cut off-Provide engineer report for repair SPLC 34.34 (1)
- Basement: Install hangers, hanger nails & structural support above egress window SPLC 34.34 (1)
- Basement: Repair west foundation using acceptable and approved construction standards & practices SPLC 34.09 (1)
- Basement: Replace broken stationary glass pane at walk-out door SPLC 34.09 (3)
- Basement: Control drainage at walk-out door SPLC 34.08 (2)
- Basement: Stairs leading from walk-out door inconsistent SPLC 34.08 (10)
- Basement: Approved Hand Rail required at basement stairs SPLC 34.09 (2)
- Basement: Repair Door/Jamb to basement SPLC 34.09 (3f)
- 1st Floor: Repair ceilings SPLC 34.10 (7)
- Repair flooring SPLC 34.10 (7)
- 1st Floor: Install flooring in bathroom and kitchen that is impervious to water SPLC 34.10 (4)
- 1st floor: Repair front door SPLC 34.09 (3)
- 2nd floor: Repair/replace floor covering SPLC 34.09 (3)
- 2nd floor: Seal access to attic MN Energy Code Ch 1322 1102.4
- 2nd floor: Smoke Detector required MNRC Ch 1309 Sect 313.2.1
- 2nd floor: Install threshold & gasket at rear exit door SPLC 34.09 (3)
- Exterior: Step off of rear deck cannot exceed 7 3/4 in. SPLC 34.09 (2)
- Exterior: Trip hazards on walking surface at east side of building SPLC 34.08 (10)
- Exterior: Repair guard rail at rear deck (200 lb. load minimum) SPLC 34.09 (2)
- Exterior: Repair siding & confirm an approved drainage plane is installed SPLC 34.09 (c)
- Exterior: Repair soffit/fascia SPLC 34.09 (c)
- Exterior: Weather seal around egress window in an approved manner SPLC 34.09 (c)
- Exterior: Install ladder in window well for MNRC Ch 1309 Sect 310
- Exterior: Remove wood steps at east retaining wall SPLC 34.08 (10)
- Exterior: Install approved steps at front door SPLC 34.08 (10)

Re: 676 Wells St
October 29, 2012
Page 2

BUILDING **Inspector: Stephen Ubl** **Phone: 651-266-9021**

- Exterior: Establish ground cover throughout the property SPLC 34.08 (3)
- Exterior: Submit engineer report by a registered engineer to repair ALL retaining walls on-site higher than 4 Ft. - SPLC 34.08 (3) & SPLC 334.09
- Exterior: Weather seal around rear door at main level SPLC 34.09 (c)
- Exterior: Remove deck rim joist at rear of building and reside SPLC 34.09
- Exterior: Envelope of entire building requires a weather-seal exterior - repair as needed SPLC 34.09
- Exterior: Repair/replace glazing screening to original state SPLC 34.09 (3)
- Exterior: Repair sidewalks, walking surfaces to a safe finish SPLC 34.08 (10)
- Exterior: Provide durable, dustless parking surface SPLC 34.08 (7)
- A building permit is required to correct the above deficiencies.

ELECTRICAL **Inspector: Dan Moynihan** **Phone: 651-266-9036**

- Ground the electrical service to the water service with a copper conductor within 5 feet of the entrance point of the water service
- Provide a complete circuit directory at service panel indicating location and use of all circuits.
- Verify that fuse/circuit breaker amperage matches wire size. No access because improper screws, or painted over screws. Install proper panel screws also.
- Close openings in service panel/junction boxes with knockout seals, breaker blanks, and/or junction box covers.
- Properly strap cables and conduits in basement.
- Install/replace GFCI receptacle in second floor bathroom.
- Ground bathroom light in second floor bathroom.
- Remove all cord wiring.
- Repair or Replace all broken, missing or loose light fixtures, switches and outlets, covers and plates.
- Check all outlets for proper polarity and verify ground on 3-prong outlets.
- Install hard-wired, battery backup smoke detector and other smoke detectors as required by the IRC. Also, install carbon monoxide detector(s) within 10 feet of all bedrooms.
- Properly wire exterior lights at front and back door.
- Remove and or/ re-wire all illegal, improper or hazardous wiring in basement.
- Electric heat added but never inspected. Submit a heat loss calculation, and repair damaged heaters to 2011 NEC.
- Properly bond metal conduits that contain the service grounding electrode conductor on outside of the house. Article 250, 2011 NEC
- Re-open walls that were open on 6/21/2012 (Fire Photos) for rough-in inspection. Electrical appears to be improperly wired from photos.
- All added receptacles must be grounded, tamper-resistant and be on an Arc-Fault Circuit Interrupter-protected circuit.
- Any open walls or walls that are opened as part of this project must be wired to the standards of the current NEC.

Re: 676 Wells St
October 29, 2012
Page 3

ELECTRICAL Inspector: Dan Moynihan Phone: 651-266-9036

- All electrical work must be done by a Minnesota-licensed electrical contractor under an electrical permit.

PLUMBING Inspector: Rick Jacobs Phone: 651-266-9054

- ✓ • Basement - Water Piping - improper fittings or usage (MPC 0420)
- ✓ • Basement - Water Piping - provide water piping to all fixtures and appliances (MPC 1700)
- ✓ • Basement - Water Piping - repair or replace all corroded, broken or leaking piping (MPC 4715.1720)
- PERMIT ✓ • Basement - Water Piping - run 1 inch water line from meter to first major take off (SPRWS Water Code)
- ✓ • Basement - Gas Piping - Remove and cap all unused gas lines to code at the main.
- NO DRINK ✓ • Basement - Gas Piping - dryer gas shutoff; connector or piping incorrect (MFGC 411)
- Basement - Gas Piping - retest all gas piping for Xcel meter unlock (MFGC 406.1)
- • Basement - Gas Piping - run dryer vent to code (MFGC 614.1 - 614.7)
- • Basement - Soil and Waste Piping - improper connections, transitions, fittings or pipe usage (MPC 2420)
- • Basement - Soil and Waste Piping - improper pipe supports (MPC 1430 Subp. 4)
- • Basement - Soil and Waste Piping - no front sewer clean out (MPC 1000)
- • Basement - Soil and Waste Piping - no soil stack base clean out
- • Basement - Soil and Waste Piping - replace the floor drain cover or clean out plug (MPC 1300)
- • Basement - Soil and Waste Piping - unplugged or open piping; back pitched piping (MPC 1000)
- NO TUBS ✓ • Basement - Laundry Tub - faucet is missing, broken or parts missing (MPC 0200. P.)
- Basement - Laundry Tub - fixture is broken or parts missing (MPC 0200 0.)
- Basement - Laundry Tub - incorrectly vented (MPC 2500)
- Basement - Laundry Tub - waste incorrect (MPC 2300)
- Basement - Laundry Tub - water piping incorrect (MPC 0200 P.)
- Basement - Lavatory - unvented (MPC 0200. E)
- Basement - Lavatory - waste incorrect (MPC 2300)
- Basement - Toilet Facilities - fixture is broken or parts missing (MPC 0200 0.)
- Basement - Toilet Facilities - incorrectly vented (MPC 2500)
- Basement - Toilet Facilities - waste incorrect (MPC 2300)
- Basement - Toilet Facilities - water piping incorrect (MPC 0200 P.)
- Basement - Tub and Shower - faucet is missing, broken or parts missing (MPC 0200. P.)
- • Basement - Tub and Shower - fixture is broken or parts missing (MPC 0200 0.)
- • Basement - Tub and Shower - provide anti-scald valve (MPC 1380. Subp. 5)
- First Floor - Gas Piping - range gas shut off; connector or piping incorrect (MFGC 411)
- First Floor - Sink - unvented (MPC 0200. E)
- First Floor - Sink - waste incorrect (MPC 2300)
- First Floor - Tub and Shower - Provide access (MPC 0900)

Re: 676 Wells St
October 29, 2012
Page 4

PLUMBING **Inspector: Rick Jacobs** **Phone: 651-266-9054**

- First Floor - Tub and Shower - fixture is installed incorrectly (MPC 0200 0.)
- First Floor - Tub and Shower - replace waste and overflow (MPC 1240)
- Second Floor - Gas Piping - range gas shut off; connector or piping incorrect (MFGC 411)
- Second Floor - Tub and Shower - Provide access (MPC 0900)
- Second Floor - Tub and Shower - fixture is broken or parts missing (MPC 0200 0.)
- Second Floor - Tub and Shower - replace waste and overflow (MPC 1240)
- Exterior - Lawn Hydrants - Broken or parts missing (MPC 0200 K)
- Exterior - Lawn Hydrants - Requires backflow assembly or device (MPC 2000)
- All the above corrections to waste, vent, water, and gas piping shall be per the Minnesota Plumbing Code Chapter 4715 & Chapter 326, the Minnesota Mechanical Code, the Minnesota Fuel Gas Code, and the Saint Paul Regional Water Code. All plumbing must be done by a plumbing contractor licensed in the State of Minnesota and the City of St. Paul under an approved permit.

HEATING **Inspector: Jerry Hanson** **Phone: 651-266-9044**

- Verify that first and second floor bathroom exhausts are run to the exterior in a code compliant manner. MNMC 601
- Install an exhaust in the basement bathroom. MNRC R303.3
- Provide heat in every habitable room and bathrooms. SPLC 34.11(6)
- Mechanical ventilation permit is required for the above work. MN Rules 1300.0120

ZONING

1. This property is in a(n) RT2 zoning district.
2. This property was inspected as a Single Family Dwelling.

This is a registered vacant building. In order to sell or reoccupy this building, all deficiencies listed on this code compliance report must be corrected in accordance with the Minimum Housing Standards of the St. Paul Legislative Code (Chapter 34) and all required permits must receive final approval within six (6) months of the date of this report. One (1) six-month time extension may be requested by the owner and will be considered if it can be shown that the code compliance work is proceeding and is more than fifty (50) percent complete in accordance with Legislative Code Section 33.03(f).