



CITY OF SAINT PAUL

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

September 25, 2019

QUALITY RESIDENCES LLC  
923 PAYNE AVE  
ST PAUL MN 55130

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

RE: 1191 MINNEHAHA AVE E  
Ref. # 108084

Dear Property Representative:

Your building was inspected on September 25, 2019, for the renewal of the Certificate of Occupancy. Since you have failed to comply with the applicable requirements, it has become necessary to revoke the Certificate of Occupancy in accordance with Section 40.06 of the Saint Paul Legislative Code. A reinspection will be made on October 4, 2019 at 2:00P.M. or the property vacated.

The Saint Paul Legislative Code further provides that no building shall be occupied without a Certificate of Occupancy. Failure to immediately complete the following deficiency list or the building vacated may result in a criminal citation.

### DEFICIENCY LIST

1. Downstairs Unit - Various locations - MSFC 605.5 - Discontinue use of extension cords used in lieu of permanent wiring.- bedroom west side
2. Downstairs Unit - SPLC 34.11 (1), MSBC 2902.1, SPLC 34.35 (1), MPC 301.1 - Repair or replace and maintain all parts of the plumbing system to an operational condition.- Repair or replace and maintain an approved private toilet. This work may require a permit(s). Call LIEP at (651) 266-9090. Secure toilet to floor.
3. Downstairs Unit - Rear Bedroom - MSFC 1030.1 - Provide and maintain an approved escape window from each sleeping room or area, or discontinue use of area as a sleeping room. This work may require permit(s). Call DSI at (651) 266-8989.-Remove fan from one of the windows emergency escape
4. Rear of building - 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

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painted or protected from the elements and maintained in a professional manner free from chipped or peeling paint.-

5. Upstairs Unit - SPLC 34.08 (1), 34.34 (4), 34.16 - Provide and maintain interior in a clean and sanitary condition.-

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: [james.thomas@ci.stpaul.mn.us](mailto:james.thomas@ci.stpaul.mn.us) or call me at 651-266-8983 between 7:30 - 9:00 a.m. Please help to make Saint Paul a safer place in which to live and work.

Sincerely,

James Thomas  
Fire Safety Inspector

Ref. # 108084