



July 25, 2023

John S Jagiela
134 Montrose Place
Saint Paul MN 55104-5623

RE: RE-INSPECTION FIRE CERTIFICATE OF OCCUPANCY WITH DEFICIENCIES
134 MONTROSE PLACE

Ref. # 15723

Dear Property Representative:

Your building was re-inspected for the Fire Certificate of Occupancy on July 24, 2023. Approval for occupancy will be granted upon compliance with the following deficiency list. The items on the list must be corrected immediately. **A reinspection will be made in accordance with a deadline set from Legislative Appeal.**

Failure to comply may result in a criminal citation or the revocation of the Fire Certificate of Occupancy. The Saint Paul Legislative Code requires that no building be occupied without a Fire Certificate of Occupancy. The code also provides for the assessment of additional reinspection fees.

DEFICIENCY LIST

1. **2nd Floor Unit** - SPLC 40.06 - Uncertified portions of the building must not be occupied until inspected and approved by this office. - *Third floor is to remain unoccupied due to significant area of ceiling in dining room/kitchen water damaged/missing. Not to be occupied unless inspected and approved by this office.*
2. **Basement Unit** - SPLC 33.05 - Uncertified portions of the building must not be occupied until inspected and approved by this office. - *Unit is not to be occupied unless inspected and approved by this office. A building permit will be required for repairs. Extensive water and moisture damage to walls and ceilings throughout unit observed. Bathroom sink and other fixtures have been removed. Floors damaged and missing in some areas.*

3. **Building - Completely** - 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. - *Scrape and paint/ maintain the exterior surfaces. Peeling paint throughout the exterior.*
4. **Exterior - Roof** - SPLC 34.09 (2)(b), 34.33 (1)(d) - Provide and maintained the roof weather tight and free from defects. - *Repair damaged and leaking areas of tile roof.*
5. **Laundry room - Ceiling** - MSFC 703.1, 704.1 - Repair and maintain the required fire resistive construction with approved materials and methods. This work may require a permit(s). Call DSI at (651) 266-8989. - *Area of basement laundry room ceiling is damaged.*

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 mitchell.imbertson@ci.stpaul.mn.us or call me at 651-266-8986 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,

Mitchell Imbertson
Fire Safety Inspector
Ref. # 15723