



CITY OF SAINT PAUL
Christopher B. Coleman, Mayor

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April 19, 2012

Sunshine Quinn
631 Thomas Ave
Saint Paul MN 55104-2744

Revocation of Fire Certificate of Occupancy and Order to Vacate

RE: 631 THOMAS AVE
Ref. # 106616

Dear Property Representative:

Your building was determined to be a registered vacant building on April 19, 2012. 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. Throughout - SPLC 33.05 - Uncertified portions of the building must not be occupied until inspected and approved by this office.-The certificate of occupancy is revoked do to vacancy and multiple violations inside and outside the building
2. SPLC 34.08 (6), 34.31 (4) - Remove the accumulation of exterior storage that creates a nuisance or harbors rodents.
3. SPLC 34.09 (1) b,c, 34.32 (1) b,c - 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.
4. SPLC 34.08 (5), 34.31 (3) - Repair, replace and maintain all exterior surfaces on fences, sheds, garages and other accessory structures free from holes and deterioration. Provide and maintain exterior unprotected surfaces painted or protected from the elements.

5. SPLC 34.08 (1), 34.31 (1) - All exterior property areas shall be maintained free from any accumulation of refuse, garbage or feces.
6. SPLC 34.09 (2), 34.32(2) - Repair or replace the unsafe stairways, porch, decks or railings in an approved manner. This work may require a permit(s). Call DSI at (651) 266-9090.
7. SPLC 34.09 (3), 34.32 (3) - Repair and maintain the window in good condition.
8. SPLC 34.09 (3), 34.32 (3) - Repair and maintain the window glass.
9. SPLC 34.09 (3), 34.32 (3) - Repair and maintain the window lock.
10. SPLC 34.09 (3), 34.32 (3) - Repair and maintain the window sash.
11. SPLC 34.09 (3), 34.32 (3) - Repair and maintain the window frame.
12. SPLC 34.09 (3), 34.32 (3) - Provide or repair and maintain the window screen.
13. MSFC 703 - Repair and maintain the required fire resistive construction with approved materials and methods. This work may require a permit(s). Call DSI at (651) 266-9090.
14. SPLC 34.10 (2), 34.33 - Repair and maintain the damaged structural member. This repair may require a building permit, call DSI at (651) 266-9090.
15. SPLC 34.10 (7), 34.33 (6) - Repair and maintain the walls in an approved manner.
16. SPLC 34.10 (7), 34.33 (6) - Repair and maintain the floor in an approved manner.
17. SPLC 34.10 (7), 34.33 (6) - Repair and maintain the ceiling in an approved manner.
18. SPLC 34.10 (7), 34.33 (6) - Repair and maintain the cabinets in an approved manner.
19. SPLC 34.10 (7), 34.33 (6) - Repair or replace and maintain the woodwork in an approved manner.
20. SPLC 34.11 (6), 34.34 (3) - Provide service of heating facility by a licensed contractor which must include a carbon monoxide test. Submit a completed copy of the Saint Paul Fire Marshal's Existing Fuel Burning Equipment Safety Test Report to this office.
21. 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: (651-266-8688) and must be filed within 10 days of the date of this order.

If you have any questions, email me at: mike.urmann@ci.stpaul.mn.us or call me at 651-266-8990 between 7:30 - 9:00 a.m. Please help to make Saint Paul a safer place in which to live and work.

Sincerely,

Michael Urmann
Fire Inspector

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