

CITY OF SAINT PAUL Christopher B. Coleman, Mayor

375 Jackson Street, Suite 220 Saint Paul, Minnesota 55101-1806 Telephone: 651-266-8989 Facsimile: 651-266-8951 Web: www.stpaul.gov/dsi

December 31, 2012

RONALD PALMEN 29 ISLAND ROAD NORTH OAKS MN 55127-2610

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

RE: 127 ACKER ST E Ref. # 111993

Dear Property Representative:

Your building was determined to be unoccupied on December 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.

## A re-inspection will be made on or after February 1, 2013.

## **DEFICIENCY LIST**

- 1. 1st Floor SPLC 34.11, SBC 2902.1, SPLC 34.17, MPC 415.0220 Repair or replace and maintain the plumbing fixture to an operational condition.-Repair or replace and maintain an approved private toilet.
  - Repair or replace and maintain an approved private hand sink.
  - Repair or replace and maintain an approved kitchen sink.
  - Repair or replace and maintain an approved private tub or shower.
  - This work will require a permit(s).
- 2. 1st Floor MN Stat. 299F.362 Immediately provide and maintain a smoke detector located outside each sleeping area.-Replace missing hard-wired smoke detector.
- 3. 1st Floor 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 manufacturers instructions.

- 4. 2nd Floor Stairway SPLC 34.10 (3), 34.33(2) Repair or replace the unsafe stairway in an approved manner.
- 5. Basement Crawlspace MSFC 315.2 Provide and maintain orderly storage of materials.-Clear the trash and clutter of materials in the basement crawlspace area.
- 6. Basement Furnace MN Rules 1300.0180 Immediately discontinue use of unsafe heating appliance until repaired or replaced by a licensed contractor. This work may require a permit(s). Call DSI at (651) 266-9090. Red tags may not be removed except by fire department inspector.-Furnace may not be used until repair and re-connected in an approved manner.
- 7. Basement Stairway SPLC 34.10 (3), 34.33(2) Provide an approved handrail. The top of the handrail must be between 34 and 38 inches above the treads and run the entire length of the stair.
- 8. Exterior Rear MSFC 605.1 Remove unapproved exposed wiring and install in accordance with the electrical code. This work may require a permit(s). Call DSI at (651) 266-9090.-Provide proper wiring to the fixtures on the rear side of the exterior.
- 9. Exterior 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.-Seal and caulk open areas and gap around doors and windows as needed. Repair damaged area of siding near rear door.
- 10. Throughout SPLC 34.10 (7), 34.33 (6) Repair and maintain the walls, floors, and ceilings in an approved manner.
- 11. Throughout SPLC 34.11(4), 34.34(1) SPC 4715.0200A Provide an adequate water supply to all water closets, sinks, showers and tubs.
- 12. Throughout SPLC 34.11(5), 34.34(2), SPC 4715.0200Q Provide adequate hot water between 120 degrees F and 130 degrees F.
- 13. Throughout MSFC 605.6 Provide electrical cover plates to all outlets, switches and junction boxes where missing.
- 14. Throughout MSFC 605.1 Repair or replace damaged electrical fixtures. This work may require a permit(s). Call DSI at (651) 266-9090.-Repair multiple areas throughout the building where fixtures are damaged. Repair areas where fixtures have been removed and wiring is exposed.
- 15. Throughout SPLC 34.09 (3), 34.32 (3) Repair and maintain the window glass.-Replace cracked panes.
- 16. Throughout SPLC 34.09 (3), 34.32 (3) Provide or repair and maintain the window screen.-Repair/ replace window screens where damaged or missing.

- 17. Throughout SPLC 34.09 (3), 34.32 (3) Repair and maintain any damaged door knobs and latches.
- 18. Throughout SPLC 34.11 (6) Provide and maintain a minimum of 68 degrees F in all habitable rooms at all times.
- 19. 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.
- 20. SPLC 39.02(c) Complete and sign the provided 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: mitchell.imbertson@ci.stpaul.mn.us or call me at 651-266-8986 between 7:30 - 9:00 a.m. Please help to make Saint Paul a safer place in which to live and work.

Sincerely,

Mitchell Imbertson Fire Inspection

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