



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

June 14, 2013

PRC HOMES LLC
PEGGY CHUN
1043 GRAND AVE APT 309
ST PAUL MN 55105

Revocation of Fire Certificate of Occupancy and Order to Vacate

RE: 1660 CUMBERLAND ST
Ref. # 15857

Dear Property Representative:

Your building was inspected on June 13, 2013, 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 re-inspection will be made on July 1, 2013 at 10:00am or the property vacated. See the highlighted items below for the re-inspection scheduled for June 14, 2013 at 1:00pm.

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. Building - Boiler/Laundry Room - MSFC 703 - The fire door must not be obstructed or impaired from its proper operation at any time.-Repair/replace the fire door that is not automatically closing/latching.
2. Building - East Fire Door - SPLC 34.10 (7), 34.33 (6) - Repair or replace and maintain the woodwork in an approved manner.-Repair/replace the damaged trim/molding on the east fire door frame located on the basement level.
3. Building - West Stairway - SPLC 34.10 (3), 34.33(2) - Repair or replace the unsafe stairway in an approved manner.-Secure the loose stair tread on the west stairway leading from the entryway to first floor.

4. Building - West Stairway - Ext. Door SPLC 34.09 (3), 34.33 (3) - Repair and maintain the door in good condition.-Repair/replace the west entry door that is difficult to open. Provide a weather tight seal on the door.
5. Unit 101 - Condemned - Over Occupancy - SPLC 34.23, MSFC 110.1 - Unit 101 is condemned as unsafe or dangerous. This unit must not be used until re-inspected and approved by this office.-Unit 101 is condemned due to over occupancy of the northwest and northeast bedrooms.
6. Unit 101 - Bathroom - SPLC 34.11, MSBC 2902.1, SPLC 34.17, MSPC 415.0220 - Repair or replace and maintain all parts of the plumbing system to an operational condition.-Secure the loose toilet.
7. Unit 101 - Bathroom - SPLC 34.10 (7), 34.34 (6) - Repair and maintain the walls in an approved manner.-Repair/replace the loose ceramic tile on the tub surround.
8. Unit 101 - Bathroom - SPLC 34.12 (2), SPLC 34.36 (1) - Repair and maintain all required and supplied equipment in an operative and safe condition to properly and safely perform their intended function in accordance with the provisions of the applicable code.- Repair/replace the missing/inoperable sink/tub stopper.
9. Unit 101 - Entry Door - MSFC 703 - The fire door must not be obstructed or impaired from its proper operation at any time.-Repair/replace the fire door that is not automatically closing/latching.
10. Unit 101 - Kitchen - SPLC 34.10 (7), 34.33 (6) - Repair and maintain the cabinets in an approved manner.-The cabinet doors under the kitchen sink are not closing/latching.
11. Unit 101 - Living Room - SPLC 34.09 (3), 34.33 (3) -Provide or repair and maintain the window screen.
12. Unit 101 - Living Room - Ext. Door SPLC 34.09 (3), 34.33 (3) - Repair and maintain the door in good condition.-Re-hang the closet doors.
13. Unit 101 - Northeast Bedroom - SPLC 34.13 (3), SPLC 34.17 (2) - Reduce and maintain the number of occupants in the sleeping rooms to:-Room Dimension: 10 feet x 9 feet = 90 square feet. Reduce and maintain the number of occupants in the room to one (1).
14. Unit 101 - Northwest Bedroom - SPLC 34.10 (7), 34.34 (6) - Repair and maintain the floor in an approved manner.-Repair/replace the frayed carpet.
15. Unit 101 - Northwest Bedroom - SPLC 34.13 (3) - Every room occupied for sleeping purposes by one (1) occupant shall have a minimum gross floor area of at least seventy (70) square feet and every room occupied for sleeping purposes by two (2) or more occupants shall have a minimum gross floor area of fifty (50) square feet per occupant thereof.-Room Dimension: 10 feet x 12 feet = 120 square feet. Reduce and maintain the number of occupants in the room to two (2).

16. Unit 101 - Northwest and Northeast Bedroom - Ext. Door SPLC 34.09 (3), 34.33 (3) - Repair and maintain the door in good condition.-Repair/replace the damaged door. All doors must close and latch.
17. Unit 102 - Bedroom - SPLC 34.09 (3), 34.32 (3) - Repair and maintain the window in good condition.-Repair/replace the windows that are difficult to open.
18. Unit 102 - Bedroom - SPLC 34.12 (2), SPLC 34.36 (1) - Repair and maintain all required and supplied equipment in an operative and safe condition to properly and safely perform their intended function in accordance with the provisions of the applicable code.- Repair/replace the A/C unit that is not functioning properly. Seal around the A/C unit.
19. Unit 102 - Entry Door - MSFC 703 - The fire door must not be obstructed or impaired from its proper operation at any time.-Repair/replace the fire door that is not automatically closing/latching. Replace the broken strike-plate for the dead-bolt lock.
20. Unit 102 - Hallway - SPLC 34.12 (2), SPLC 34.36 (1) - Repair and maintain all required and supplied equipment in an operative and safe condition to properly and safely perform their intended function in accordance with the provisions of the applicable code.- Repair/replace the inoperable/damaged smoke detector.

Note: A re-inspection will be made on June 14, 2013 at 1:00pm to verify code compliance. Failure to comply will result in enforcement action.

21. Unit 102 - Kitchen - SPLC 34.12 (2), SPLC 34.36 (1) - Repair and maintain all required and supplied equipment in an operative and safe condition to properly and safely perform their intended function in accordance with the provisions of the applicable code.- Repair/replace the inoperable range.
22. Unit 102 - Kitchen - Ext. Door SPLC 34.09 (3), 34.33 (3) - Repair and maintain the door in good condition.-Re-hang the closet doors.
23. Unit 103 - Bathroom - SPLC 34.12 (2), SPLC 34.36 (1) - Repair and maintain all required and supplied equipment in an operative and safe condition to properly and safely perform their intended function in accordance with the provisions of the applicable code.- Repair/replace the missing/inoperable sink/tub stopper.
24. Unit 103 - Entry Door - MSFC 703 - The fire door must not be obstructed or impaired from its proper operation at any time.-Repair/replace the fire door that is not automatically closing/latching.
25. Unit 103 - Living Room - SPLC 34.12 (2), SPLC 34.36 (1) - Repair and maintain all required and supplied equipment in an operative and safe condition to properly and safely perform their intended function in accordance with the provisions of the applicable code.- Repair/replace the A/C unit that is not blowing cold air.
26. Unit 103 - Northeast Bedroom - MSFC 605.1- All light fixtures shall be maintained with protective globes if originally equipped.

27. Unit 104 - Bathroom - SPLC 34.11 (4), 34.34 (1), MPC 4715.0900 MPC 4715.0220S - Provide and maintain an approved waste trap.-Contact a licensed plumbing contractor to repair/replace the leaking plumbing above the ceiling. This work must be done under permit.
28. Unit 104 - Bathroom - MSFC 703 - Provide and maintain fire rated floor and/or ceiling construction with approved materials and methods. This work may require a permit(s). Call DSI at (651) 266-9090. The minimum rating must be:-Repair/replace the water damaged ceiling. The ceiling must be 1-hour fire rated. A permit is required for this work.
29. Unit 104 - Entry Door - MSFC 703 - The fire door must not be obstructed or impaired from its proper operation at any time.-Repair/replace the fire door that is not automatically closing/latching.
30. Unit 104 - Kitchen - SPLC 34.09 (3), 34.33 (3) -Provide or repair and maintain the window screen.
31. Unit 105 - Bathroom - SPLC 34.12 (2), SPLC 34.36 (1) - Repair and maintain all required and supplied equipment in an operative and safe condition to properly and safely perform their intended function in accordance with the provisions of the applicable code.- Repair/replace the missing/inoperable sink/tub stopper.
32. Unit 105 - Kitchen - SPLC 34.11, MSBC 2902.1, SPLC 34.17, MSPC 415.0220 - Repair or replace and maintain all parts of the plumbing system to an operational condition.- Repair/replace the leaking sink faucet.
33. Unit 105 - Southwest Bedroom - MSFC 605.1 - Repair or replace damaged electrical fixtures. This work may require a permit(s). Call DSI at (651) 266-8989.-Contact a licensed electrical contractor to repair/replace the inoperable light fixtures and/or light switches.
34. Unit 105 - Southwest and Southeast Bedroom - MSFC 605.1 - Repair or replace damaged electrical appliance wiring. This work requires a permit(s). Call DSI at (651) 266-9090.- The A/C units must be operated on an electrical circuit that is dedicated only to the A/C unit. The outlet is 220 volt and the plug on the A/C unit is 110 volt. Contact a licensed electrical contractor to install the required outlet and/or plug. This work must be done under permit.
35. Unit 201 - Bathroom - SPLC 34.11, MSBC 2902.1, SPLC 34.17, MSPC 415.0220 - Repair or replace and maintain all parts of the plumbing system to an operational condition.-Secure the loose toilet. Repair/replace the leaking sink faucet.
36. Unit 201 - Bathroom - SPLC 34.10 (7), 34.33 (6) - Repair and maintain the cabinets in an approved manner.-Repair/replace the water damaged vanity cabinet.

37. Unit 201 - Kitchen - SPLC 34.12 (2), SPLC 34.36 (1) - Repair and maintain all required and supplied equipment in an operative and safe condition to properly and safely perform their intended function in accordance with the provisions of the applicable code.- Repair/replace the inoperable range hood.
38. Unit 201 - Kitchen - MSFC 605.1 - Repair or replace damaged electrical fixtures. This work may require a permit(s). Call DSI at (651) 266-8989.-One light socket on the ceiling fan light fixture is making arcing noise. Repair/replace the ceiling fan/light fixture.
39. Unit 201 - Northwest Bedroom - SPLC 34.09 (3), 34.32 (3) - Repair and maintain the window glass.-Replace the broken window glass.
40. Unit 201 - Northwest Bedroom - SPLC 34.09 (3), 34.32 (3) - Repair and maintain the window in good condition.-Re-glaze the windows.
41. Unit 201 - Northwest Bedroom - Ext. Door SPLC 34.09 (3), 34.33 (3) - Repair and maintain the door in good condition.-Re-hang the closet doors.
42. Unit 201 - Northwest Bedroom - SPLC 34.10 (7), 34.34 (6) - Repair and maintain the ceiling in an approved manner.-Repair/replace the water damaged ceiling.
43. Unit 201 - Patio Door - Ext. Door SPLC 34.09 (3), 34.33 (3) - Repair and maintain the door in good condition.-Repair/replace the patio door that is not sealing properly.
44. Unit 202 - Bathroom - SPLC 34.10 (7), 34.34 (6) - Repair and maintain the walls in an approved manner.-Repair/replace the loose ceramic tile on the tub surround.
45. Unit 202 - Bathroom - SPLC 34.12 (2), SPLC 34.36 (1) - Repair and maintain all required and supplied equipment in an operative and safe condition to properly and safely perform their intended function in accordance with the provisions of the applicable code.- Replace the missing tub stopper.
46. Unit 202 - Hallway - SPLC 34.12 (2), SPLC 34.36 (1) - Repair and maintain all required and supplied equipment in an operative and safe condition to properly and safely perform their intended function in accordance with the provisions of the applicable code.- Repair/replace the inoperable smoke detector.

Note: A re-inspection will be made on June 14, 2013 at 1:00pm to verify code compliance. Failure to comply will result in enforcement action.

47. Unit 202 - Hallway - SPLC 34.10 (7), 34.34 (6) - Repair and maintain the floor in an approved manner.-Repair/replace the frayed carpet.
48. Unit 202 - Living Room - SPLC 34.12 (2), SPLC 34.36 (1) - Repair and maintain all required and supplied equipment in an operative and safe condition to properly and safely perform their intended function in accordance with the provisions of the applicable code.- Repair/replace the A/C unit that is not blowing cold air.

49. Unit 202 - Patio Door and Patio Screen Door - Ext. Door SPLC 34.09 (3), 34.33 (3) - Repair and maintain the door in good condition.-Repair/replace the patio door that is difficult to open. Repair/replace the patio screen door handle.
50. Unit 203 - Bathroom - SPLC 34.11, MSBC 2902.1, SPLC 34.17, MSPC 415.0220 - Repair or replace and maintain all parts of the plumbing system to an operational condition.-Secure the loose toilet.
51. Unit 203 - Bathroom - SPLC 34.12 (2), SPLC 34.36 (1) - Repair and maintain all required and supplied equipment in an operative and safe condition to properly and safely perform their intended function in accordance with the provisions of the applicable code.- Repair/replace the damaged toilet paper dispenser, toilet seat/seat cover, and the inoperable sink stopper.
52. Unit 203 - Bathroom - SPLC 34.10 (7), 34.34 (6) - Repair and maintain the walls and ceiling in an approved manner.
53. Unit 203 - Exterior Light Fixture - MSFC 605.1 - Repair or replace damaged electrical fixtures. This work may require a permit(s). Call DSI at (651) 266-8989.-Repair/replace the inoperable exterior light fixture (on the deck). Secure the loose light fixture.
54. Unit 203 - Hallway - SPLC 34.12 (2), SPLC 34.36 (1) - Repair and maintain all required and supplied equipment in an operative and safe condition to properly and safely perform their intended function in accordance with the provisions of the applicable code.-Replace the missing smoke detector.

Note: A re-inspection will be made on June 14, 2013 to verify code compliance. Failure to comply will result in enforcement action.

55. Unit 203 - Kitchen - SPLC 34.09 (3), 34.32 (3) - Repair and maintain the window in good condition.-Re-glaze the windows.
56. Unit 203 - Living Room - Ext. Door SPLC 34.09 (3), 34.33 (3) - Repair and maintain the door in good condition.-Repair/replace the damaged patio screen door. Secure the loose patio door handle.
57. Unit 203 - Living Room - SPLC 34.12 (2), SPLC 34.36 (1) - Repair and maintain all required and supplied equipment in an operative and safe condition to properly and safely perform their intended function in accordance with the provisions of the applicable code.- Repair/replace the A/C unit that is not blowing cold air.
58. Unit 203 - Northwest Bedroom - Ext. Door SPLC 34.09 (3), 34.33 (3) - Repair and maintain the door in good condition.

59. Unit 204 - Condemned - Leaking Plumbing - SPLC 34.23, MSFC 110.1 - Unit 204 is condemned as unfit for human habitation. Unit 204 must not be used until re-inspected and approved by this office.-**Unit 204 is condemned as unfit for human habitation due to waste water leaking from the plumbing waste line from the unit above (unit 304) into unit 204 bathroom. A re-inspection will be made on June 14, 2013 at 1:00am to verify code compliance. Failure to comply will result in enforcement action.**
60. Unit 204 - Bathroom - MSFC 703 - Provide and maintain fire rated floor and/or ceiling construction with approved materials and methods. This work may require a permit(s). Call DSI at (651) 266-9090. The minimum rating must be 1-hour.-**Repair/replace the damaged ceiling. The ceiling must be 1-hour fire rated. A permit is required for this work.**
61. Unit 204 - Bathroom - SPLC 34.11 (4), 34.34 (1), MPC 4715.0900 MPC 4715.0220S - Provide and maintain an approved waste trap.-**Contact a licensed plumbing contractor to repair/replace the leaking waste line above the ceiling. This work must be done under permit.**
62. Unit 204 - Bathroom - SPLC 34.11, MSBC 2902.1, SPLC 34.17, MSPC 415.0220 - Repair or replace and maintain all parts of the plumbing system to an operational condition.-**Repair/replace the damaged tub overflow cap/cover. Repair/replace the damaged toilet handle. Replace the missing sink/tub stopper.**
63. Unit 204 - Entry Door - MSFC 703 - The fire door must not be obstructed or impaired from its proper operation at any time.-**Repair/replace the fire door that is not automatically closing/latching.**
64. Unit 204 - Kitchen - SPLC 34.12 (2), SPLC 34.36 (1) - Repair and maintain all required and supplied equipment in an operative and safe condition to properly and safely perform their intended function in accordance with the provisions of the applicable code.-**The right, rear burner on the electric range damaged and inoperable. The temperature control on the refrigerator is inoperable (items freeze in the refrigerator) and there are missing side rails on the refrigerator door. Repair/replace the electric range and refrigerator.**
65. Unit 204 - Kitchen - SPLC 34.10 (7), 34.34 (6) - Repair and maintain the ceiling in an approved manner.-**Scrape/paint the kitchen ceiling.**
66. Unit 204 - Living Room - SPLC 34.12 (2), SPLC 34.36 (1) - Repair and maintain all required and supplied equipment in an operative and safe condition to properly and safely perform their intended function in accordance with the provisions of the applicable code.-**Repair/replace the A/C unit that is not generating/blowing cold air.**
67. Unit 204 - Living Room - MSFC 605.1 - Repair or replace damaged electrical fixtures. This work may require a permit(s). Call DSI at (651) 266-8989.-**The electrical switch and/or outlet works intermittently. Contact a licensed electrical contractor to repair/replace the inoperable electrical switch and/or electrical outlet adjacent to the entry door.**

68. Unit 205 - Bathroom - SPLC 34.12 (2), SPLC 34.36 (1) - Repair and maintain all required and supplied equipment in an operative and safe condition to properly and safely perform their intended function in accordance with the provisions of the applicable code.- Repair/replace the missing/inoperable tub stopper.
 69. Unit 205 - Bathroom - MSFC 605.1- All light fixtures shall be maintained with protective globes if originally equipped.-Secure the loose globe cover.
 70. Unit 205 - Bathroom - SPLC 34.14 (3), MPC 4715.200.T - Provide and maintain a window or approved ventilation system in all bathrooms.-The bath vent fan is not drawing air. Repair/replace the inoperable bath vent fan.
 71. Unit 205 - Bedroom - SPLC 34.12 (2), SPLC 34.36 (1) - Repair and maintain all required and supplied equipment in an operative and safe condition to properly and safely perform their intended function in accordance with the provisions of the applicable code.- Repair/replace the inoperable A/C unit.
 72. Unit 205 - Kitchen - Ext. Door SPLC 34.09 (3), 34.33 (3) - Repair and maintain the door in good condition.-Re-hang the closet doors.
 73. Unit 205 - Living Room - SPLC 34.12 (2), SPLC 34.36 (1) - Repair and maintain all required and supplied equipment in an operative and safe condition to properly and safely perform their intended function in accordance with the provisions of the applicable code.- Replace the damaged window blinds.
 74. Unit 206 - Allow Access - SPLC 34.19 - Provide access to the inspector to all areas of the building.-Allow the inspector access to unit 206.
- Note: A re-inspection will be made on June 14, 2013 at 1:00pm to verify code compliance. Failure to comply will result in enforcement action.**
75. Unit 301 - Condemned - Over Occupied - SPLC 34.23, MSFC 110.1 - Unit 301 is condemned as unsafe or dangerous. This unit must not be used until re-inspected and approved by this office.-The tenant has indicated that there are 6 unrelated adults occupying this unit. This unit is condemned as over-occupied.
 76. Unit 301 - Bathroom - SPLC 4715.0200.F.M. - Repair the clogged drain line.-Clogged drain line to the sink.
 77. Unit 301 - Entire Unit - SPLC 34.13 (2), (3), SPLC 34.17 (2) - Reduce and maintain the number of occupants in the unit to no more than 4 un-related adults.

78. Unit 301 - Hall and Northwest Bedroom - SPLC 34.12 (2), SPLC 34.36 (1) - Repair and maintain all required and supplied equipment in an operative and safe condition to properly and safely perform their intended function in accordance with the provisions of the applicable code.-Repair/replace the inoperable smoke detector.

Note: A re-inspection will be made on June 14, 2013 to verify code compliance. Failure to comply will result in enforcement action.

79. Unit 301 - Living Room - 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 manufacturer's instructions.-Install a CO detector in the living room that is being used as sleeping room.

Note: A re-inspection will be made on June 14, 2013 to verify code compliance. Failure to comply will result in enforcement action.

80. Unit 301 - Living Room - MN Stat. 299F.362 - Immediately provide and maintain a smoke detector located outside each sleeping area.-Install a smoke detector in the living room that is being used for a sleeping room.

Note: A re-inspection will be made on June 14, 2013 to verify code compliance. Failure to comply will result in enforcement action.

81. Unit 301 - Northeast Bedroom - SPLC 34.09 (3), 34.33 (3) -Provide or repair and maintain the window screen.

82. Unit 301 - Patio Screen Door - Ext. Door SPLC 34.09 (3), 34.33 (3) - Repair and maintain the door in good condition.-Repair/replace the damage screen on the patio screen door.

83. Unit 302 - Bathroom - SPLC 34.12 (2), SPLC 34.36 (1) - Repair and maintain all required and supplied equipment in an operative and safe condition to properly and safely perform their intended function in accordance with the provisions of the applicable code.- Replace the missing tub stopper.

84. Unit 302 - Bedroom - Ext. Door SPLC 34.09 (3), 34.33 (3) - Repair and maintain the door in good condition.-Repair/replace the door that is not closing/latching.

85. Unit 302 - Patio Door and Patio Screen Door - Ext. Door SPLC 34.09 (3), 34.33 (3) - Repair and maintain the door in good condition.-Repair/replace the damaged sliding patio door and patio screen door.

86. Unit 303 - Bathroom - SPLC 34.10 (7), 34.34 (6) - Repair and maintain the walls in an approved manner.-Repair/replace the missing ceramic tile on the wall, the damaged towel bar, and the damaged toilet paper dispenser.

87. Unit 303 - Hallway - MSFC 1028.3 - Remove the materials that cause an exit obstruction. Maintain a clear and unobstructed exitway.-Remove or reposition the cable cord that is causing an exit obstruction.
88. Unit 303 - Living Room - Ext. Door SPLC 34.09 (3), 34.33 (3) - Repair and maintain the door in good condition.-Re-hang the closet door.
89. Unit 303 - Living Room - SPLC 34.10 (7), 34.34 (6) - Repair and maintain the floor in an approved manner.-Repair/replace the carpet with burn holes adjacent to the entry door.
90. Unit 303 - Northeast Bedroom - SPLC 34.09 (3), 34.32 (3) - Repair and maintain the window in good condition.-Re-glaze the windows.
91. Unit 303 - Northwest Bedroom - MSFC 605.4 - Discontinue use of all multi-plug adapters.
92. Unit 304 - Bathroom - MSFC 703 - Provide and maintain fire rated wall construction with approved materials and methods. This work may require a permit(s). Call DSI at (651) 266-9090. The minimum rating must be 1-hour.-The wall under the sink is open. This wall is part of the fire separation and must be maintained intact. A permit is required for this work.
93. Unit 304 - Bathroom - SPLC 34.12 (2), SPLC 34.36 (1) - Repair and maintain all required and supplied equipment in an operative and safe condition to properly and safely perform their intended function in accordance with the provisions of the applicable code.- Repair/replace the missing/inoperable sink/tub stopper and toilet paper dispenser.
94. Unit 304 - Bathroom - SPLC 34.11, MSBC 2902.1, SPLC 34.17, MSPC 415.0220 - Repair or replace and maintain all parts of the plumbing system to an operational condition.-Caulk around the toilet.
95. Unit 304 - Hallway - SPLC 34.12 (2), SPLC 34.36 (1) - Repair and maintain all required and supplied equipment in an operative and safe condition to properly and safely perform their intended function in accordance with the provisions of the applicable code.-Replace the missing thermostat.
96. Unit 304 - Living Room - Ext. Door SPLC 34.09 (3), 34.33 (3) - Repair and maintain the door in good condition.-Re-hang the closet door.
97. Unit 304 - Living Room - MN Stat. 299F.362 - Immediately provide and maintain a smoke detector located outside each sleeping area.-Install a smoke detector in the living room that is being used as a sleeping room.

Note: A re-inspection will be made on June 14, 2013 at 1:00pm to verify code compliance. Failure to comply will result in enforcement action.

98. Unit 304 - Living Room - 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 manufacturer's instructions.-Install a CO detector in the living room that is being used as a sleeping room.

Note: A re-inspection will be made on June 14, 2013 to verify code compliance. Failure to comply will result in enforcement action.

99. Unit 304 - Southeast Bedroom - MSFC 1003.3.1.8 - Remove unapproved locks from the unit doors. The door must be openable from the inside without the use of keys or special knowledge or effort.-The door can be locked from the hallway side. The door handle/lockset must be reversed.
100. Unit 305 - Bathroom - SPLC 34.11(4), 34.34(1) SPC 4715.0200A - Provide an adequate water supply to all water closets, sinks, showers and tubs.-Provide adequate water supply to the sink that has no water pressure.
101. Unit 305 - Bedroom - SPLC 34.09 (3), 34.32 (3) - Repair and maintain the window lock.
102. Unit 305 - Bedroom - SPLC 34.09 (3), 34.32 (3) - Repair and maintain the window in good condition.-Re-glaze the windows.
103. Unit 305 - Bedroom - SPLC 34.12 (2), SPLC 34.36 (1) - Repair and maintain all required and supplied equipment in an operative and safe condition to properly and safely perform their intended function in accordance with the provisions of the applicable code.- Repair/replace the A/C unit that is not blowing cold air.
104. Unit 305 - Kitchen - Ext. Door SPLC 34.09 (3), 34.33 (3) - Repair and maintain the door in good condition.-Re-hang the closet doors.
105. Unit 306 - Bathroom - Ext. Door SPLC 34.09 (3), 34.33 (3) - Repair and maintain the door in good condition.-Repair/replace the door that is not closing/latching.
106. Unit 306 - Living Room - Ext. Door SPLC 34.09 (3), 34.33 (3) - Repair and maintain the door in good condition.-Repair/replace the patio door that is off the track. Repair/replace the patio door handle.
107. Unit 306 - Living Room - MSFC 605.5 - Discontinue use of extension cords used in lieu of permanent wiring.
108. Unit 306 - Living Room - SPLC 34.12 (2), SPLC 34.36 (1) - Repair and maintain all required and supplied equipment in an operative and safe condition to properly and safely perform their intended function in accordance with the provisions of the applicable code.- Repair/replace the A/C unit that is not blowing cold air.
109. Unit 306 - Southwest Bedroom - Ext. Door SPLC 34.09 (3), 34.33 (3) - Repair and maintain the door in good condition.-Re-hang the closet doors.

110. 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.- Contact a licensed mechanical contractor to repair/replace all inoperable zone valves and provide documentation that all zone valves are operable.

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: wayne.spiering@ci.stpaul.mn.us or call me at 651-266-8993 between 7:30 - 9:00 a.m. Please help to make Saint Paul a safer place in which to live and work.

Sincerely,

Wayne Spiering
Fire Inspector

Ref. # 15857