



# APPLICATION FOR APPEAL

## Saint Paul City Council – Legislative Hearings

310 City Hall, 15 W. Kellogg Blvd.

Saint Paul, Minnesota 55102

Telephone: (651) 266-8585

RECEIVED

APR 03 2015

CITY CLERK

We need the following to process your appeal:

- ☒ \$25 filing fee (non-refundable) (payable to the City of Saint Paul) (if cash: receipt number 794157)
  - ☒ Copy of the City-issued orders/letter being appealed
  - ☐ Attachments you may wish to include
  - ☒ This appeal form completed
  - ☒ Walk-In OR ☐ Mail-In
- for abatement orders only: ☐ Email OR ☐ Fax

### HEARING DATE & TIME

(provided by Legislative Hearing Office)

Tuesday, April 7, 2015

Time 11:30 AM

Location of Hearing:

Room 330 City Hall/Courthouse

## Address Being Appealed:

Number & Street: 675 HALL AVENUE City: ST. PAUL State: MN Zip: 55107

Appellant/Applicant: JENNIFER GARCIA Email: funtungarcia@yahoo.com

Phone Numbers: Business — Residence — Cell 651-368-0557

Signature: Jennifer Garcia Date: 4-3-15

Name of Owner (if other than Appellant): CAROLYN CURTIS

Mailing Address if Not Appellant's: 9280 INDIAN BLVD. COTTAGE GROVE MN  
55016

Phone Numbers: Business — Residence — Cell 651-434-0849

## What Is Being Appealed and Why?

Attachments Are Acceptable

- ☐ Vacate Order/Condemnation/
- ☐ Revocation of Fire C of O
- ☐ Summary/Vehicle Abatement
- ☐ Fire C of O Deficiency List/Correction
- ☐ Code Enforcement Correction Notice
- ☐ Vacant Building Registration
- ☐ Other (Fence Variance, Code Compliance, etc.)

IM APPEALING THE CONDEMNATION OF  
THE HOUSE MY FAMILY AND I RESIDE IN.  
MY HUSBAND AND I ARE CURRENTLY  
WORKING ON THE HOUSE, SO THAT IT  
WILL BE UP TO CODE. CONDEMNATION OF THE  
HOUSE, WOULD CREATE TREMENDOUS HARDSHIP  
FOR MY FAMILY. (3 CHILDREN - 2 ADULTS)

Revised 8/11/2014



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](http://www.stpaul.gov/dsi)

March 30, 2015

Carolyn Curtis  
9280 INDIAN BLVD  
COTTAGE GROVE MN 55016USA

**NOTICE OF CONDEMNATION  
UNFIT FOR HUMAN HABITATION  
ORDER TO VACATE**

RE: 675 HALL AVE  
Ref. # 122134

Dear Property Representative:

Your building was inspected on March 30, 2015.

The building was found to be unsafe, unfit for human habitation, a public nuisance, a hazard to the public welfare or otherwise dangerous to human life. A Condemnation Placard has been posted on the building.

The following deficiency list must be completed or the building vacated by the re-inspection date.

**A reinspection will be made on April 6, 2015 at 2:00 PM.**

CONDEMNATION OF THE BUILDING REVOKES THE CERTIFICATE OF OCCUPANCY.

Failure to complete the corrections may result in a criminal citation. The Saint Paul Legislative Code requires that no building be occupied without a Fire Certificate of Occupancy.

**DEFICIENCY LIST**

1. 2nd Floor - East Bedroom - SPLC 34.09 (3), 34.32 (3) - Repair and maintain the window frame.
2. Exterior - Back Screen Door - SPLC 34.09 (3), 34.32 (3) - Repair and maintain the door latch.

3. Exterior - Doors - Ext. Door SPLC 34.09 (3), 34.33 (3) - Repair and maintain the door in good condition.
4. Exterior - Front and Back doors - SPLC 34.09 (3), 34.32 (3) - Repair and maintain the door frame.
5. Exterior - Garage - SPLC 34.08(5), 34.32(3) - All accessory structures including, but not limited to, detached garages, sheds and fences shall be maintained structurally sound and in good repair. Provide and maintain exterior unprotected surfaces painted or protected from the elements.
6. Exterior - Throughout - SPLC 34.09 (1) a, 34.32 (1) a - Provide and maintain foundation elements to adequately support this building at all points.
7. Exterior - Throughout - SPLC 34.09 (1) b,c, 34.33 (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.
8. Exterior - Throughout - SPLC 34.09 (1) e, 34.32 (1) d - Provide and maintained the roof weather tight and free from defects. - Repair and maintain the soffit and eaves.
9. Exterior - Throughout - SPLC 34.08 (1), 34.31 (1) - All exterior property areas shall be maintained free from any accumulation of refuse, garbage or feces.
10. Exterior - Throughout - SPLC 34.09 (3), 34.33 (3) -Provide or repair and maintain the window screen.
11. Exterior - West Door - SPLC 34.09 (3) i - Provide and maintain an approved one-inch throw single cylinder deadbolt lock.
12. Exterior - West Yard - SPLC 34.08 (3) - Provide and maintain suitable ground cover on all exterior areas to control erosion.
13. Interior - 1st Floor Bathroom - MSFC 605.5 - Remove electrical cords that extend through walls, ceiling, floors, under doors, or floors coverings, or are subjected to environmental or physical damage.
14. Interior - 2nd Floor - MSFC 605.5.3 - Immediately, discontinue use of frayed, deteriorated, damaged or spliced electrical cords.
15. Interior - 2nd floor - SPLC 34.10 (3), 34.33(2) - Repair or replace the damaged handrail in an approved manner.
16. Interior - Basement - MSFC 605.6 - Provide electrical cover plates to all outlets, switches and junction boxes where missing.

17. Interior - Basement - SPLC 34.10 (3) 34.33(2) - Provide an approved guardrail. Intermediate ballustrade must not be more than 4 inches apart. Intermediate rails must be provided if the height of the platform is more than 30 inches.
18. Interior - Basement - 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.
19. Interior - Basement - UMC 1346.703 - Provide 30 inches clearance around all mechanical equipment.
20. Interior - Living room - MSFC 605.1 - Repair or replace damaged electrical switch.
21. Interior - Multiple Locations - MSFC 605.5 - Discontinue use of extension cords used in lieu of permanent wiring.
22. Interior - Multiple Locations - SPLC 34.10 (4), 34.33 (3) - Provide a bathroom floor impervious to water.
23. Interior - Multiple Locations - SPLC 34.10 (7), 34.34 (6) - Repair and maintain the ceiling in an approved manner.
24. Interior - Multiple Locations - MN Stat. 299F.362 - Immediately provide and maintain a smoke detector located outside each sleeping area and on every level of the home. - Repair and replace all missing or non functioning smoke alarms.
25. Interior - Throughout - MSFC 605.4 - Discontinue use of all multi-plug adapters.-
26. Interior - Throughout - SPLC 34.10 (7), 34.34 (6) - Repair and maintain the walls in an approved manner.
27. Interior - Throughout - 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.
28. Interior - Multiple locations - SPLC 34.10 (7), 34.33 (6) - Repair or replace and maintain the woodwork in an approved manner.
29. 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.
30. SPLC 39.02(c) - Complete and sign the smoke detector affidavit and return it to this office.
31. MSFC 605.1- All light fixtures shall be maintained with protective globes if originally equipped.

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>

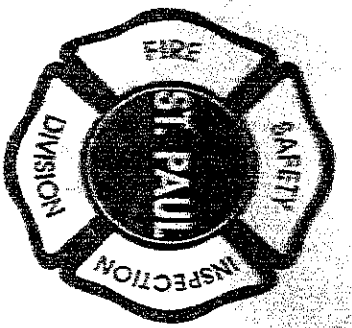
You have the right to appeal these orders to the Legislative Hearing Officer. Applications for appeals may be obtained at the Office of the City Clerk, 310 City Hall, City/County Courthouse, 15 W Kellogg Blvd, Saint Paul MN 55102 Phone: (651-266-8585) and must be filed within 10 days of the date of the original orders.

If you have any questions, email me at: [jeremy.hall@ci.stpaul.mn.us](mailto:jeremy.hall@ci.stpaul.mn.us) or call me at 651-266-8987 between 7:30 - 9:00 a.m. Please help make Saint Paul a safer place in which to live and work.

Sincerely,

Jeremy Hall  
Fire Inspector  
Ref. # 122134

cc: Housing Resource Center  
Force Unit



By Order of the  
City of Saint Paul  
Department of Safety & Inspections  
Fire Inspection Division  
651-266-8989

## This Building Is

# CONDEMNED

This Structure is Declared Unsafe or Unfit  
for Human Occupancy or Use.

It is Unlawful for Any Person to Use, Occupy  
or Permit the Occupancy of This Building

After 4/6/15

Address: 675 Hall

Date: 3-30-15

Code: 988

Under Penalty of Law, this notice shall not be removed without authorization from the  
Department of Safety & Inspections

Any person affected by this order to Vacate may file an appeal at the office of the City Clerk, Room 310 City Hall, 15 Kellogg Blvd. West, within 10 days of the date of the original notice. The cost to appeal is \$25 and must include a copy of the letter of Condemnation. This letter is available at the Department of Safety & Inspections, Fire Inspection Division, 375 Jackson Street Suite 220, Saint Paul, MN 55101