

Mezzanine and Spiral Stair:

The mezzanine is approximately 388 square feet, has a current seat count of 16 and utilizes a spiral stair as its only means of egress.

Definition of a spiral stair per the 2007 Minnesota State Fire Code: A stairway having a closed circular form in its plan view with uniform section-shaped treads attached to and radiating from a minimum-diameter supporting column.

The stair at The Strip Club is a spiral stair. It is not a circular stair or a winder.

According to the current edition of the Minnesota State Fire Code, Section 1009.8 Spiral stairways are permitted to be used as a component in the means of egress as long as it is not more than 250 square feet in area and serving no more than 5 people.

In the 1997 Minnesota State Building Code, under which the mezzanine and spiral stair were constructed in 2001, stated a spiral stair could only be used in residential applications. The 2001 building permit was for a café, not the current business.

The 2001 building permit application specifically notes special approval for the mezzanine and spiral by the then building official and senior plans examiner. There is no mention of what the *use* of the mezzanine was to be for.

Summary: The mezzanine and spiral stair are not and never have been compliant per the letter of the code. Construction of the mezzanine was specifically approved in 2001 but there is no record of what it was to be used for.

Exiting:

With an occupant load over 49, two exits are required. All of these requirements are in Chapter 10 of the 2007 Minnesota State Building Code. The exits have to meet the following requirements:

- Doors shall swing in the direction of travel
- Doors shall have panic hardware
- Exits shall have a separation of ½ the diagonal of the occupied space
- Labeled with a self-lit or externally lit exit sign with back-up power
- Directional signs leading to the exits shall also be self-lit or externally lit with back-up power
- Aisles leading to exits shall be lit with at least 1 foot-candle of light
- Exits shall not go through a more hazardous area

Summary: The current seating layout accommodates 55 seats. The occupant load of the restaurant, according to square footage is 43, without the mezzanine. Any occupant load over 6 on the mezzanine would make the total over 49 occupants. Therefore, the above requirements would be applicable. The July 8, 2015 proposal from Johnson Consulting Specialists, LLC covers these items in general. DSI would like to see clear plans showing the exit path and location of exit signs and exit illumination.

* notes from 2001 ~~meeting~~ meeting, show mezz. seating was proposed/approved



CITY OF ST. PAUL

OFFICE OF LICENSE, INSPECTIONS AND ENVIRONMENTAL PROTECTION
350 ST. PETER STREET, SUITE 300
ST. PAUL, MINNESOTA 55102-1510

GENERAL BUILDING PERMIT APPLICATION

Visit our Web Site at www.ci.stpaul.mn.us/liep

Section I - INFORMATIONAL (See back of form for additional information)

PROJECT NUMBER 374-378	Street Name MARIA Ave.	St. Ave. Blvd. Etc. St.	N S E W N.	Suite/Apt -	Building Name Schoch	Date 4 Dec, 01
Contractor VE ASSOCIATES LLC (Include Contact Person) LOU SUDHANNER		Address City State, Zip+4 40 N. ARUNDEL STREET ST. PAUL, MN 55102			Phone (612) 648-7718	
Property Owner SAME (Include Contact Person) C 701-9372 (W)		Address City State, Zip+4 SAME			Phone 11	
Masonry Contractor JERRY ANDERSON		Address City, State Zip+4 LAKE OSAWASO BLVD ROSVILLE (65)			Phone 484-1221	
Architect NA		Address City, State Zip+4			Phone	
New Structure <input type="checkbox"/>	Existing Structure <input checked="" type="checkbox"/>	Commercial <input checked="" type="checkbox"/>	Residential Enter Number of Residential Units >>>	Estimated Value of the Total Project \$ 5,000⁰⁰		
Addition <input type="checkbox"/>	Remodel/Alter <input type="checkbox"/>	Repair <input type="checkbox"/>	Estimated Start Date:	Estimated Finish Date:		
Description of Project CONSTRUCTION OF MEZZEN W/ LEVEL NEW REAR SLAB AT BACK DOORS			Applicant certifies that all information is correct and that all pertinent state regulations and city ordinances will be complied with in performing the work for which this permit is issued J.P. Sudhanner Applicant's Signature			

Section II - PLEASE COMPLETE THIS SECTION ONLY FOR NEW STRUCTURE OR ADDITION

Structure Dimensions (In Feet)					Is a Fire Suppression System Available? (i.e. - sprinklers)	
Width	Length	Height	Total Square Feet (include basement)	Basement?	Stories	Yes or No <input type="checkbox"/> <input type="checkbox"/>
Lot Dimensions (In Feet)			Set Backs from Property Lines			
Lot Width	Lot Depth	Front	Back	Side 1	Side 2	

Section III - For Office Use Only

Change/Expansion of Use? Yes or No	Occupancy Group B B	FAX IT? Would you like your permit faxed to you? Yes <input type="checkbox"/> No <input type="checkbox"/> If yes, enter your fax # >	SUMMARY OF FEES	
Existing Primary Use	Construction Type		Building Permit Fee	\$ 99.75
Proposed Primary Use	Plan Number V-02-195		Plan Check Fee	\$ 64.84
Zoning District:	PLAN REVIEW REMARKS DISPOSABLE DISHES, ETC S.A.C. A-5106 Zoning - signed parking agreement for 10 spaces HEALTH DEPT. REVIEWED 12/4/01 SEE NUMEROUS CORRECTIONS ON PLANS HPL 01-238791		State Surcharge	\$ 2.50
S.A.C. Charge / Credit # A-5106		Reviewed By:	SAC	\$ 1,200⁰⁰
State Valuation \$ 5,000⁰⁰			Total Permit Fee	\$ 1367.09
			Date:	12/13/01

Payment may be made by Credit Card. Please complete the following information. Circle the		Master Card	Expiration Date:			
Special approval for spiral to mezz		Visa	Month /Year			
Approving Inspectors Initials OK per TR	Badge of Inspector Assigned to Permit	Please Sign & Date Below. Signature of Card Holder required for all chargers.				
Enter Account Number						



CITY OF SAINT PAUL

Randy C. Kelly, Mayor

*LOWRY PROFESSIONAL BUILDING
350 St. Peter Street, Suite 300
Saint Paul, Minnesota 55102-1510*

*Telephone: 651-266-9090
Facsimile: 651-266-9099
Web: www.ci.stpaul.mn.us/liep*

October 22, 2002

V. F. Associates, LLC
Attn: Lou Sudheimer
40 Arundel Street, N.
Saint Paul, MN 55102-2230

Re: 374 Maria Avenue

Dear Mr. Sudheimer:

Since I had not been called for a final inspection on permit #20-01-238791, I stopped by the coffee shop awhile ago. Everything was OK, but there needs to be a change in the grab bars in the restroom. Please see the attached handout for size and location requirements.

Please give me a call at (651) 266-9026 (7:30am-9:30am) to let me know when the grab bars are installed.

Sincerely,

Jim West
Building Inspector

FILE # 55756

MCES 92C

Service Availability Charge (SAC) Commercial Detail

22.29.22.13.0077

PROJECT TYPE :

New Building Only Alteration (change in use)
 Addition Demolition with New Use Demolition Declaration Only
(Attach to Form MCES 92A) (Attach to Form MCES 92D)

NEW USE : (Fill out following section)

Proposed Occupant <u>V.F. ASSOC.</u>	Type of Business <u>COFFEE HOUSE</u>
Site Address <u>374.378 MARIA AVE.</u>	
Building Permit No. <u>01-238791</u>	Date Issued <u>5-31-02</u>
Total Square Footage	

CALCULATION OF SAC CHARGES : SAC UNITS

Use	Quantity		
Retail	_____	sq.ft. @ 3000 sq.ft. Per SAC =	_____
Office	_____	sq.ft. @ 2400 sq.ft. Per SAC =	_____
Warehouse	_____	sq.ft. @ 7000 sq.ft. Per SAC =	_____
Other	<u>60 SEATS @ 22/S.A.C.</u>	=	<u>2.27</u>
			=
			=

Determination Made by : TATE H. Date : 12/7/01 TOTAL CHARGES = 2.27
(in units)

PREVIOUS USE : (Fill out following section)

Previous Occupant	Type of Business <u>RETAIL/OFFICE</u>
Site Address	
Demolition Permit No.	Demolition Date
Total Square Footage	

CALCULATION OF SAC CREDITS : SAC UNITS

Was previous use in existence prior to 1973 ? yes no

If no, Original Building Permit No. _____ Date Issued _____

Actual SAC paid for space involved: (choose one) Entire Building Portion of Building = _____

Additional SAC paid for space involved: Bldg. Permit No(s) _____ Date(s) _____ = _____

TOTAL CREDITS = (_____)
(in units)

If yes,

Use	Quantity		
1973 Retail	_____	sq.ft. @ 3000 sq.ft. Per SAC =	_____
1973 Office	_____	sq.ft. @ 2400 sq.ft. Per SAC =	_____
1973 Warehouse	_____	sq.ft. @ 7000 sq.ft. Per SAC =	_____
Other	<u>RETAIL / OFFICE</u>	=	<u>1</u>
			=
			=

Actual SAC paid after 1973 : Bldg. Permit No(s) _____ Date(s) _____ = _____

Determination Made by : _____ Date : _____ TOTAL CREDITS = (1)
(in units)

For above section(s) show source of SAC determination. 1.27

NET SAC UNITS = 1
(0.5 rounds up to whole number in units)

If a determination for this location was made by MCES, please reference date of letter or attach copy.

NOTE : Determinations based on phone conversations are only estimates.

If NET SAC UNITS is a CREDIT BALANCE, please indicate how many will be reserved as...

Site-specific _____ units of credit (Form 92RCR) or taken as...

City-wide _____ units of credit (Form 92A).

11/6/01 1:30pm

VF Assoc own 374 - Maria

remodeling for 3 years

- new plumbing, heating, air conditioning
- 4 - 1 bedroom apts
- new kitchens, new baths
- working exterior facade
- brief occupant lower level - Metro State
1 semester teaching

* signage must be approved by HPC
submit to Army Spong
over 300sq ft to HPC

Army * issue regarding
spiral staircase
(still proposed) ^{phase 2}

restaurant w/ 2nd floor mezzanine seating
(proposed)
< 50 seats

- entry through shed?
common stair / vestibule area

- again, new door must
be approved by HPC

new set of plans required which details entrance area
staff review is required (HPC)
Army * major concern (sill height)

Fate concern re: mezzanine - spiral stair - height space
overhang -