



CITY OF SAINT PAUL
Christopher B. Coleman, Mayor

375 Jackson Street., Suite 220
Saint Paul, MN 55101-1806

Telephone: 651-266-8989
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325.0

September 04, 2015

NOTICE OF CONDEMNATION AS UNFIT FOR HUMAN HABITATION AND ORDER TO VACATE

John E Schultz
1623 York Ave
St Paul MN 55106-3634

Dear Sir or Madam:

The Department of Safety and Inspections, Division of Code Enforcement, has determined that the dwelling and premises at **1623 YORK AVE** is "Unfit for Human Habitation". In accordance with Saint Paul Legislative Code, Chapter 34, Section 23, the premises will be placarded on **September 2, 2015** and ordered vacated no later than **September 14, 2015 at 10:00 a.m.** **PLEASE MEET THE INSPECTOR WITH KEYS TO ALLOW ACCESS TO ALL AREAS OF THE BUILDING AND GARAGE ON SEPTEMBER 14, 2015 AT 10AM.**

Your attention is called to the following provisions of Section 34.23, Subsection 6 entitled, "Vacation of Structure or Unit":

"Any residential structure or residential unit which has been condemned or placarded as unfit for human habitation shall be vacated within the time set forth in the placard and/or order. It shall be unlawful for any person to let to any person for human habitation any structure or unit so condemned or placarded, and no person shall occupy the structure or unit after the date set forth in the placard and/or notice."

THIS DWELLING SHALL NOT AGAIN BE USED FOR HUMAN HABITATION UNTIL WRITTEN APPROVAL IS SECURED FROM THE CITY OF SAINT PAUL; DEPARTMENT OF SAFETY AND INSPECTIONS, DIVISION OF CODE ENFORCEMENT

Principle Violations: These deficiencies must be corrected before this condemnation and vacate order will be removed.

1. **ILLEGAL SLEEPING ROOMS.** Illegal basement bedrooms. No legal egress window for escape. Immediately discontinue use of the basement for sleeping.
2. **OVERCROWDING.** Overcrowding of home. More than 4 unrelated adults living in the home. Reduce the number of occupants to 4 unrelated adults.
3. **DRYER VENTING.** Provide, repair or replace the dryer exhaust duct. Exhaust ducts for domestic clothes dryers shall be constructed of metal and shall have a smooth interior finish. The exhaust duct shall be a minimum nominal size of four inches (102 mm) in diameter and installed in accordance with the mechanical code. This work requires a permit(s). Call DSI at (651) 266-8989.
4. **ACCESS.** Provide access to the inspector to all areas of the building.
5. **FURNACE/VENTING:** Have a licensed heating contractor service and clean the furnace or boiler and make any necessary repairs. Perform a C/O test on the heating plant. Have all venting to appliances inspected and repaired to meet code. Then, send the attached form back to the Inspector. Repair of gas fired appliances requires a permit.
6. **ELECTRICAL.** Immediately repair all exposed wiring including the electrical box. Hire a licensed electrician to repair and connect all electrical throughout to meet code. Permit may be required.

Other Violations: These deficiencies must be corrected in order to bring this property into compliance with the Saint Paul Legislative Code.

Authorization to reoccupy this/these dwelling unit(s) will not be given until it is demonstrated that all principal violations have been corrected and that no new conditions exist which could constitute material endangerment or which threaten the peace, health, safety or welfare of the occupants of this building.

All repairs and new installations must be made in accordance with the appropriate codes. Permit information may be obtained from the Building Inspection and Design Section, 375 Jackson Street, Suite 220, (651) 266-8989.

You may file an appeal to this notice by contacting the City Clerk's Office at (651) 266-8688. Any appeal must be made in writing within 10 days of the date of this notice.

It is the responsibility of the property owner to keep all buildings secured and to properly maintain the premises at all times.

If you have any questions concerning this matter, please contact the Inspector, Lisa Martin, at 651-266-1940. To arrange an appointment or request an extension of time to complete repairs, you will need to speak directly to the inspector.

1623 YORK AVE

Page 3 of 3

Sincerely,

Lisa Martin

Enforcement Officer

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c: Posted to ENS

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