



CITY OF SAINT PAUL
Christopher B. Coleman, Mayor

*375 Jackson Street, Suite 220
Saint Paul, Minnesota 55101-1806*

*Telephone: 651-266-8989
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January 9, 2017

Superior Development Inc
474 Minnehaha Ave W
Saint Paul MN 55103-1523

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

RE: 164 STEVENS ST W
Ref. # 112207

Dear Property Representative:

Your building was inspected on January 9, 2017.

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.

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. Electrical - 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) 266-8989.-
2. Interior - Throughout - SPLC 34.23, MSFC 110.1 - This occupancy is condemned as unfit for human habitation. This occupancy must not be used until re-inspected and approved by this office.-Building has been condemned due to extensive fire damage.

3. Plumbing - SPLC 34.11 (1), MSBC 2902.1, SPLC 34.35 (1), MPC 301.1 - Repair or replace and maintain all parts of the plumbing system to an operational condition.-
4. Roof - SPLC 34.09 (2), 34.33 (1) - Provide and maintained the roof weather tight and free from defects.-
5. Siding - SPLC 34.09 (1)(2), 34.33 (1) - 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.-
6. Throughout - SPLC 34.10 (2), 34.34(1) - Repair and maintain the damaged structural member. This repair may require a building permit, call DSI at (651) 266-8989.-
7. Windows - Throughout - SPLC 34.09 (4), 34.33 (3) - Repair and maintain the window in good condition.-
8. SPLC 39.02(c) - Complete and sign the 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: (651-266-8585) and must be filed within 10 days of the date of the original orders.

If you have any questions, email me at: george.niemeyer@ci.stpaul.mn.us or call me at 651-266-8991 between 7:30 - 9:00 a.m. Please help make Saint Paul a safer place in which to live and work.

Sincerely,

George Niemeyer
Fire Inspector
Ref. # 112207

cc: Housing Resource Center
Force Unit