



CITY OF SAINT PAUL

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June 5, 2018

NORMA LOUISMET
C/O LAVONNE DEYO
132 WESTERN AVE S
ST PAUL MN 55102-2934

Revocation of Fire Certificate of Occupancy and Order to Vacate

RE: 132 WESTERN AVE S
Ref. # 124893

Dear Property Representative:

Your building was inspected on June 5, 2018, 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.

An inspection date will be determined by the Legislative Hearing Officer in the hearing on June 19, 2018.

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. Class - SPLC 40.04 (5) - The owner of a building used for residential occupancy who is applying for their FIRST Fire Certificate of Occupancy, must complete the Department of Safety and Inspection Landlord 101 course, or other landlord training program approved by the Department of Safety and Inspections. The training must have occurred within the last two years and the owner must submit a certificate of attendance or provide verification of enrollment in the next scheduled class to the Fire Inspection Division-DSI. This requirement shall not apply to an owner who has held a Fire Certificate of Occupancy on another residential property in Saint Paul prior to April 30, 2009. For more information on Landlord 101, or to receive registration materials, please visit our webpage at: www.stpaul.gov/cofo Or, contact Fire Safety Inspector David Smith by email: david.smith@ci.stpaul.mn.us or phone: (651)266-8995-DSI created a course titled Landlord 101 for information on this see our website at <https://www.stpaul.gov/departments/safety-inspections/fire-inspections/landlord-101>. Owners have a full calendar year to complete either class.
2. Exterior - Back Door. - SPLC 34.09 (4), 34.32 (3) - Repair and maintain the door latch.-Replace missing door handle on back door.
3. 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.-
Repair roof, rotting wood and scrape and paint chipped and peeling areas.

4. Exterior - SPLC 34.33 (3) - Repair and maintain the door in good condition.-Repair or remove closer from front storm door.
5. Interior - Basement - MMC 504.6 - 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 will require a permit(s). Call DSI at (651) 266-8989.-**Have a licensed contractor pull a permit and provide a code compliant dryer vent. Current one is not vented to the exterior.**
6. Interior - Bathroom - SPLC 34.10 (7), 34.17 (5) - Repair or replace and maintain the woodwork in an approved manner.-Repair or replace door with several holes.
7. Interior - Throughout - MSFC 605.5 - Discontinue use of extension cords used in lieu of permanent wiring.
8. Interior - Throughout - MSFC 605.1- All light fixtures shall be maintained with protective globes if originally equipped.
9. Interior - SPLC 34.33 (3) - Repair and maintain the door in good condition.-Replace door on bedroom.
10. 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 this order.

If you have any questions, email me at: daniel.klein@ci.stpaul.mn.us or call me at 651-266-8988 between 7:30 - 9:00 a.m. Please help to make Saint Paul a safer place in which to live and work.

Sincerely,

Daniel Klein
Fire Inspector

Ref. # 124893