



CITY OF SAINT PAUL

Code Compliance Report

May 01, 2018

*** * This Report must be Posted
on the Job Site * ***

BANK OWNED - MIKE OLSEN
659 BIELENBERG DRIVE SUITE 100
WOODBURY MN 55125

Re: 1614 6th St E
File#: 18 026648 VB2

Dear Property Owner:

The following is the Code Compliance report you requested on April 12, 2018.

Please be advised that this report is accurate and correct as of the date May 01, 2018. All deficiencies identified by the City after this date must also be corrected and all codes and ordinances must be complied with. This report is valid for 365 days from May 01, 2018. This report may be used in lieu of a Truth in Housing Report required in St Paul Legislative Code 189. This building must be properly secured and the property maintained at all times.

In order to sell or reoccupy this property the following deficiencies must be corrected. A Legislative Code exemption (Chapter 33.03(f)) allows a Category 2 Vacant Building to be sold "as is" providing the buyer, prior to closing, completes an approval process. For further information, call Reid Soley at 651-266-9120.

ZONING

1. This property is in a(n) R4 zoning district.
2. This property was inspected as a Single Family Dwelling.

BUILDING Inspector: Jim Seeger

Phone: 651-266-9046

1. Dry out basement and eliminate source of moisture. SPLC 34.10 (10)
2. Provide major clean-up of premises. SPLC 34.34 (4)
3. Provide proper drainage around house to direct water away from foundation of house. SPLC 34.08 (2)
4. Install rain leaders to direct drainage away from foundation. SPLC 34.33 (1d)
5. Provide general rehabilitation of garage. SPLC 34.32 (3)

6. Remove trees which are against foundation of home and garage. SPLC 34.09 (1b)
7. Remove 2 feet of wall covering from the bottom of the basement walls in bathroom and southwest corner room.
8. About 18 feet of front brick cap is rolled up and tilted toward the house, remove and repair.
9. Remove rear addition from behind garage.
10. Remove or replace rear deck to code.
11. Repair or replace kitchen cabinets.
12. Remove mold, mildew and moldy or water damaged materials. SPLC 34.10 (1)
13. Roof covering is in need of replacement in near future.
14. Repair or Replace any deteriorated window sash, broken glass, sash holders, re-putty, etc as necessary. SPLC 34.09 (3)
15. Provide complete storms and screens, in good repair for all door and window openings. SPLC 34.09 (3e)
16. Provide functional hardware at all doors and windows. SPLC 34.09 (3f)
17. Repair or replace damaged doors and frames as necessary, including storm doors. SPLC 34.09 (3f)
18. Repair walls, ceiling and floors throughout, as necessary. SPLC 34.34 (6)
19. Where wall and ceiling covering is removed install full thickness or code-specified insulation. MN Energy Code Ch. 1322.1101 (except. 4)
20. Install Smoke Detectors/Carbon Monoxide Detectors per MN Conservation Code and the MN Dept. of Labor and Industry: Install per code where feasible. MNRC Ch 1309 Sect 313.2.1
21. A building permit is required to correct the above deficiencies. All work is to be done in a workmanship like manner. SPLC 33.03 (a)

ELECTRICAL Inspector: Gary Koehnen

Phone: 651-266-9039

1. Properly wire electric dryer receptacle/branch circuit/overcurrent device to current NEC.
2. Remove all cord wiring used as a substitute for fixed wiring. Article 400.8, NEC
3. Repair or replace all broken, painted over, corroded, missing or loose receptacles, luminaires (light fixtures), switches, covers and plates to current code. Article 406.4(D) & Article 410, NEC
4. Check all receptacles for proper polarity (including 2-prong) and verify ground on 3-prong receptacles. Ensure all GFCI receptacles are functioning properly. Rewire and/or replace receptacles that are improperly wired or not functioning properly. Article 406.4(D), NEC
5. Install hard-wired, battery backup, Carbon Monoxide smoke detector as specified in Chapter 58 of the Saint Paul Legislative Code, and other smoke detectors and carbon monoxide detectors as required by the Minnesota State Building Code. SPLC 58, IRC
6. Properly support/wire exterior luminaire (light fixture) at entry door. Articles 110.3 (B), 314.20, NEC

7. Replace or repair all damaged electrical I garage.
8. Remove and/or rewire all illegal, improper or hazardous wiring to current NEC. (range Hood)
9. Cables, smaller than 8 AWG, run at angles on the bottom of joists in unfinished basements, shall be run in either bored holes in joists or on running boards. Article 334.15 (C), current NEC
10. Properly bond neutral bar to service panelboard enclosure. Article 250, NEC
11. Properly wire multi-wire circuits in panelboard to ensure ungrounded conductors on opposite phases. Article 100, NEC
12. Properly wire electric range receptacle/branch circuit/overcurrent device to current NEC.
13. Replace/repair damaged electric baseboard heater to current NEC.
14. Properly wire furnace to current NEC.
15. Properly wire electric water heater to current NEC.
16. Properly wire microwave/hood fan above range to current NEC.
17. Repair the electrical service grounding conductor to the metallic water piping system. Install a conductor sized to Table 250.66 (NEC) from the electrical service to within 5' of the entrance point of the water service, and bond around the water meter. Article 250, NEC
18. Provide a complete circuit directory at service panel indicating location and use of all circuits. Article 408.4, NEC
19. Verify that fuse/circuit breaker amperage matches wire size in panel. Replace improperly sized overcurrent devices. Article 240.4, NEC
20. Close openings in service panel/junction boxes with knockout seals, breaker blanks, proper cable clamps, and/or junction box covers. Article 110.12 (A), NEC
21. Properly strap and support cables and/or conduits. Chapter 3, NEC
22. All electrical work must be done by a Minnesota-licensed electrical contractor under an electrical permit.

PLUMBING Inspector: Steve Fernlund

Phone: 651-266-9052

1. Basement -Gas Piping -(MFGC 614.1-614.7) Vent clothes dryer to code.
2. Basement -Gas Piping -(MFGC 411) Install an approved shut off; connector and gas piping for the dryer.
3. Basement -Laundry Tub -(MPC 701) Install the waste piping to code.
4. Basement -Laundry Tub -(MPC .0100 B) Provide the proper potable water protection for the faucet spout.
5. Basement -Sink -(MPC 301.1) Repair/replace the faucet that is missing, broken or has parts missing.
6. Basement -Sink -(MPC 301.1) Repair/replace the fixture that is missing, broken or has parts missing.
7. Basement -Toilet Facilities -(MPC 402.6) Install a proper flanged fixture connection on a firm base.
8. Basement -Tub and Shower -(MPC .0100 E & 901)Install a proper fixture vent to code.

9. Basement -Tub and Shower -(MPC 701) Install the waste piping to code.
10. Basement -Tub and Shower -(MPC 408.3) Install scald and thermal shock protection, ASSE Standard 1016.
11. Basement -Water Heater -(MPC .0100 Q)The water heater must be fired and in service.
12. Basement -Water Piping -(SPRWS 93.07) Provide a one (1) inch water line to the first major take off.
13. Exterior -Lawn Hydrants -(MPC 301.1) Repair or replace the lawn hydrants that are broken or have parts missing.
14. First Floor -Lavatory -(MPC 0200 P) Repair/replace the faucet that is missing, broken or has parts missing.
15. First Floor -Sink -(MPC 701) Install the waste piping to code.
16. First Floor -Toilet Facilities -(MPC 402.6) Install a proper flanged fixture connection on a firm base.
17. First Floor -Tub and Shower -(MPC 408.3) Install scald and thermal shock protection, ASSE Standard 1016.
18. First Floor -Tub and Shower -(MPC 401.1 & 409.2) Replace the waste and overflow.
19. All the above corrections to waste, vent, water, and gas piping shall be per the Minnesota Plumbing Code Chapter 4714, Minnesota Rules Chapter 326, 4716, 1300, the Minnesota Mechanical Code, the Minnesota Fuel Gas Code, and Saint Paul Regional Water Services Water Code. All plumbing must be done by a plumbing contractor licensed in the State of Minnesota and the City of St. Paul by a plumber licensed in the State of Minnesota who also possess a City of Saint Paul Competency Card and after obtaining an approved City of Saint Paul Plumbing Permit.

Heating Inspector: Aaron Havlicek

Phone: 651-266-9043

1. Install approved lever handle manual building shutoff gas valve in an accessible location ahead of the first branch tee.
2. Clean and Orsat test furnace burner. Check all controls for proper operation. Check furnace heat exchanger for leak; provide documentation from a licensed contractor that the heating unit is safe.
3. Install approved metal chimney liner.
4. Replace furnace flue venting to code.
5. Connect furnace and water heater venting into chimney liner.
6. Provide adequate clearance from flue vent pipe on furnace to combustible materials or provide approved shielding according to code.
7. Vent clothes dryer to code and provide approved gas piping and valve (plumbing or mechanical gas permit is required).
8. Provide adequate combustion air and support duct to code.
9. Provide support for gas lines to code.
10. Plug, cap and/or remove all disconnected gas lines, non-conforming gas lines and unapproved valves.

11. Bathrooms require a means to ventilate the space. Provide a window with an aggregate glazing area of not less than 3 square feet, one half of which must be operable. Alternative is a bath fan properly vented to the outside. All kitchen exhaust must be venting to exterior. A mechanical ventilation permit will be required for the bath fan and/or kitchen exhaust.
12. Provide all supply and return ducts for warm air heating system must be clean before final approval for occupancy. Documentation is required from a licensed duct-cleaning contractor that the duct system has been cleaned.
13. Repair and/or replace heating registers as necessary.
14. Provide heat in every habitable room and bathrooms.
15. Submit documentation verifying that A/C system is operable, if not, repair, replace or remove and seal all openings.
16. Run A/C condensate drain three-quarter inch nominal size to an approved location and secure as needed.
17. Mechanical GAS and REF permits are required for the above work.

Notes:

1. See attachment for permit requirements and appeals procedure.

This is a registered vacant building. In order to sell or reoccupy this building, all deficiencies listed on this code compliance report must be corrected in accordance with the Minimum Housing Standards of the St. Paul Legislative Code (Chapter 34) and all required permits must receive final approval within six (6) months of the date of this report. One (1) six-month time extension may be requested by the owner and will be considered if it can be shown that the code compliance work is proceeding and is more than fifty (50) percent complete in accordance with Legislative Code Section 33.03(f).

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 this notice. (You must submit a copy of this notice when you appeal, and pay a filing fee.)

Re: 1614 6th St E
May 01, 2018
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If you have any questions regarding this inspection report, please contact Jim Seeger between 7:30 - 9:00 AM at 651-266-9046 or leave a voice mail message.

Sincerely,

James L. Seeger
Code Compliance Officer
Department of Safety and Inspections
City of Saint Paul
375 Jackson Street, Suite 220
Saint Paul MN 55101
Phone: 651-266-9046
Email: jim.seeger@ci.stpaul.mn.us

Attachments