



CITY OF SAINT PAUL
Christopher B. Coleman, Mayor

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July 24, 2017

KEN DOYLE
705 SUMMIT AVE
SAINT PAUL MN 55105

Revocation of Fire Certificate of Occupancy and Order to Vacate

RE: 705 SUMMIT AVE
Ref. # 10987

Dear Property Representative:

Your building Certificate of Occupancy was revoked on July 7, 2017. Per the July 11, 2017 Legislative Hearing Officer's recommendation, and the July 19, 2017 City Council adoption of the resolution: the repairs must be completed by July 31, 2017 or the property vacated on August 1, 2017.

An inspection will be made on August 1, 2017 at 2:00 p.m.

Saint Paul Legislative Code provides that no building shall be occupied without a Certificate of Occupancy. In order to re-occupy the building, the following deficiencies (if applicable) must be corrected and a complete Certificate of Occupancy inspection will be required.

DEFICIENCY LIST

1. Basement - Laundry - 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 requires a permit(s). Call DSI at (651) 266-8989.-The dryer vent being used in the basement is not up to Mechanical code. Replace accordion style vent.
2. Basement - Laundry - MFGC 411.1.3 - Install, repair, or replace listed gas appliance fuel connector maximum 3 feet in length. (Kitchen range and clothes dryer maximum 6 foot length.) This work requires a permit(s). Call DSI at (651) 266-8989.-gas connector is open.
3. Corridors and basement - MSFC 1030.2 - Remove the materials that cause an exit obstruction. Maintain a clear and unobstructed exit path.

4. Corridors and basement - MSFC 703.1 - Repair and maintain the required fire resistive construction with approved materials and methods. This work may require a permit(s). Call DSI at (651) 266-8989.
5. Main entry - SPLC 34.09 (3), 34.33(2) - Repair or replace the unsafe stairways, porch, decks or railings in an approved manner. This work may require a permit(s). Call DSI at (651) 266-8989.-Missing blocks at grade.
6. Multiple locations - SPLC 34.09 (4), 34.33 (3) -Provide or repair and maintain the window screen.
7. Multiple units - MSFC 1008.1.9.3 - Remove unapproved locks from the exit doors. The door must be openable from the inside without the use of keys or special knowledge or effort.-Barrel locks in multiple units.
8. Multiple units - SPLC 34.10 (7), 34.17(5) - Repair and maintain the floor in an approved manner.-Repair or replace the carpeting. Torn and frayed in doorways.
9. Multiple units and corridors - MSFC 605.1- All light fixtures shall be maintained with protective globes if originally equipped.
10. Portico - SPLC 34.09 (2), 34.33 (1) - Provide and maintained the roof weather tight and free from defects.
11. Throughout - MSFC 703.1 - Provide, repair or replace the fire rated door and assembly.- Repair and maintain the door closer. Repair and maintain the door latch.
12. Unit 2 - Basement Bedroom - MSFC 605.1 - Repair or replace damaged electrical fixtures. This work may require a permit(s). Call DSI at (651) 266-8989.-Blue colored wall room (north bedroom). Outlet fixture is broken.
13. Unit 2 - Front Door - SPLC 34.33 (3) - Repair and maintain the door in good condition.-missing door knob.
14. Unit 2 - Kitchen - SPLC 34.10 (7) - Repair and maintain the cabinets and drawers in an approved manner.
15. Unit 2 - Main Level Bathroom - SPLC 34.10 (7), 34.17 (5) - Repair and maintain the walls in an approved manner.-Main Level Bathroom- Tile wall in tub area is falling apart. Wall above the tile tub needs to be finished from the previous fix.
16. Unit 2 - Main Level Bathroom - SPLC 34.10 (7), 34.17 (5) - Repair and maintain the ceiling in an approved manner.-Ceiling in the main level bathroom needs to be repaired.
17. Unit 2 - Main Level Bedroom - MSFC 605.1- All light fixtures shall be maintained with protective globes if originally equipped.-The light fixture in the main level bedroom is missing a globe.

18. Unit 2 - Spiral Stairway - SPLC 34.10 (3), 34.34(2) - Repair or replace the unsafe stairway in an approved manner.-Spiral stairway has some loose boards on the steps.
19. Unit 2 - Throughout - MSFC 605.6 - Provide electrical cover plates to all outlets, switches and junction boxes where missing.-Outlet covers are missing throughout the unit. Each room is missing all cover or all but one cover.
20. Unit 4 - MN State Statute 299F.50 Immediately provide and maintain an approved Carbon Monoxide Alarm in a location within ten (10) feet of each sleeping area. Installation shall be in accordance with manufacturers instructions.
21. Unit 6 - SPLC 34.10 (7), 34.17(5) - Repair and maintain the floor in an approved manner.-Wood flooring is separated.
22. Unit 7 - MSFC 1030.1 - Provide and maintain an approved escape window from each sleeping room or area, or discontinue use of area as a sleeping room. This work may require permit(s). Call DSI at (651) 266-8989.-Multiple sleeping rooms - window cranks are missing, mechanisms are striped.
23. SPLC 39.02(c) - Complete and sign the smoke detector affidavit and return it to this office.
24. 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.-Hole in front porch ceiling.
25. SPLC 34.08 (2) - Provide and maintain the property grade to slope away from the building to minimize the accumulation of water near the building. This work may require a permit(s). Call DSI at (651) 266-8989.-Exterior landscaping on west side of house is unfinished and missing rock.
26. SPLC 34.08 (3) - Provide and maintain suitable ground cover on all exterior areas to control erosion.
27. SPLC 34.19 - Provide access to the inspector to all areas of the building.-Inspections on 5/31/17, 6/7/17 and 6/12/17 were re-scheduled for the caretaker to take care of personal business.
28. SPLC 40 - Building is being revoked for long-term noncompliance, and failure to maintain the Fire Certificate of Occupancy.-

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>

If you have any questions, email me at: leanna.shaff@ci.stpaul.mn.us or call me at 651-266-8980 between 7:30 - 9:00 a.m. Please help to make Saint Paul a safer place in which to live and work.

Sincerely,

Leanna Shaff
Fire Inspector

Ref. # 10987