

RLH VO 20-13



APPLICATION FOR APPEAL

Saint Paul City Council – Legislative Hearings

310 City Hall, 15 W. Kellogg Blvd.
Saint Paul, Minnesota 55102
Telephone: (651) 266-8585

RECEIVED

MAR 11 2020

We need the following to process your appeal: **CITY CLERK**

- \$25 filing fee (non-refundable) (payable to the City of Saint Paul) (if cash: receipt number 950491)
 - Copy of the City-issued orders/letter being appealed
 - Attachments you may wish to include
 - This appeal form completed
 - Walk-In OR Mail-In
- for abatement orders only: Email OR Fax

<p>HEARING DATE & TIME (provided by Legislative Hearing Office) Tuesday, <u>MARCH 17, 2020</u></p> <p>Time <u>11:00 A.M.</u></p> <p>Location of Hearing: Room 330 City Hall/Courthouse</p>

Address Being Appealed:

Number & Street: 1616 Minnehaha Ave E City: St Paul State: MN Zip: 55106

Appellant/Applicant: Eileen Ciuraru
Richard Ciuraru Email Tokerwanabe@gmail.com

Phone Numbers: Business _____ Residence _____ Cell 651-216-8222

Signature: [Signature] Date: 3/11/2020

Name of Owner (if other than Appellant): _____

Mailing Address if Not Appellant's: _____

Phone Numbers: Business _____ Residence _____ Cell _____

*There are still things frozen to the ground outdoors
need time for that to thaw*
What Is Being Appealed and Why? *Attachments Are Acceptable*

- Vacate Order/Condemnation/Revocation of Fire C of O *- more time to clean at house*
- Summary/Vehicle Abatement *More time to fix and repair*
- Fire C of O Deficiency List/Correction *Damages, find contractors - possible money issues*
- Code Enforcement Correction Notice *Sebring would like to fix it possible need more time to get money & parts*
- Vacant Building Registration *(need dumpster)*
- Other (Fence Variance, Code Compliance, etc.) *No children*

*Waiting for phone calls from Code Enforcement
Loren Leightner (House calls)*



CITY OF SAINT PAUL

375 Jackson Street, Suite 220
St Paul, Minnesota 55101-1806

Telephone: 651-266-8989
Facsimile: 651-266-9124
Web: www.stpaul.gov/dsi

324.0

March 10, 2020

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

Richard J Ciuraru
1616 Minnehaha Ave E
St Paul MN 55106-4918

Occupant
1616 Minnehaha Ave. E.
St. Paul MN 55106

Dear Sir or Madam:

The Department of Safety and Inspections, Division of Code Enforcement, has determined that the dwelling and premises at **1616 MINNEHAHA AVE E** is "Unfit for Human Habitation". In accordance with Saint Paul Legislative Code, Chapter 34, Section 23, the premises will be placarded on **March 10, 2020** and ordered vacated no later than **March 13, 2020**.

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

“Any dwelling unit, structure or portion thereof which has been condemned or placarded as unfit for occupancy shall be vacated within the time set forth in the placard and/or order. No person shall occupy or let for occupancy any structure which is condemned.”

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. Fire hazard. Whenever the dwelling unit, structure, or any portion thereof, because of obsolescence, dilapidated condition, deterioration, damage, inadequate exits or access to exits, lack of sufficient fire-resistive construction, faulty electric wiring, gas connections or heating apparatus, or other cause, is determined by the enforcement officer to be a fire hazard.
 - a. SPLC 34.13 **EMERGENCY ESCAPE AND RESCUE OPENING:** At least one window or door opening in every room used for sleeping purposes shall be openable from the inside and maintained in a professional state of maintenance and repair. Provide and maintain an approved opening 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. **REMOVE ALL ITEMS AND STORAGE IN HALLWAYS, WALKWAYS, PATHWAYS TO PROVIDE A THREE FEET MINIMUM CLEARANCE. REMOVE ALL ITEMS AND STORAGE FROM AT LEAST ONE WINDOW IN EVERY BEDROOM TO PROVIDE A THREE FEET MINIMUM CLARENCE.**
 - b. SPLC 45.03 **ELECTRIC COVER PLATES:** Provide electrical cover plates to all outlets, switches and junction boxes where missing. **INSTALL COVER TO JUNCTION BOX IN BASEMENT AND MISSING COVER PLATES TO LIGHT SWITCHES.**
 - c. SPLC 34.14 (2) **ELECTRICAL PANEL CLEARANCE:** Provide and maintain a minimum of 36 inches clearance in front of all electrical panels.
 - d. SPLC 45.03 **EXPOSED WIRES:** Remove unapproved exposed wiring and repair or replace damaged electrical fixtures. Install in accordance with the electrical code. This work may require a permit(s). Call DSI at (651) 266-9090. **INSTALL ALL MISSING LIGHT FIXTURES THROUGHOUT HOME.**
 - e. SPLC 34.15 **CARBON MONOXIDE ALARM:** Immediately provide and maintain an approved Carbon Monoxide Alarm in a location within ten (10) feet of each sleeping area on every level. Installation shall be in accordance with manufacturer's instructions.
 - f. SPLC 45.03 **COMBUSTIBLE MATERIALS:** Immediately remove and discontinue excessive accumulation of combustible materials. **REMOVE ALL EXCESSIVE STORAGE, CLUTTER THROUGHOUT BASEMENT, KITCHEN, LIVING ROOM, DINING ROOM, HALLWAYS, PATHWAYS, BEDROOMS AND THROUGHOUT ENTIRE HOME. REMOVE ALL ITEMS, EXCESSIVE STORAGE, CLUTTER ON AND AROUND STOVE.**
 - g. SPLC 33.03 (c) **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 may require a permit(s). Call DSI at (651) 266-

8989. INSTALL SMOOTH DRYER VENT PIPING WITHOUT SCREWS IN BASEMENT OR DISCONTINUE USE, REMOVE AND SEAL VENT HOLE.

- h. SPLC 34.11 HEATING FACILITIES: Every residential building or residential portion of a building shall have heating facilities that are properly installed, safely maintained and in good working condition, and capable of safely and adequately heating all habitable rooms, bathrooms and toilet rooms located therein to a temperature of at least sixty-eight (68) degrees Fahrenheit. Installation, repair or alteration of heating facilities, space heaters and water heating facilities shall be in accordance with the Legislative Code, Chapter 33, and the state mechanical code. The enforcement officer may require the owner of residential property to provide current proof of service of any heating or space heating facility by a licensed contractor, which must include a carbon monoxide reading. Every space heating, cooking and water heating device located in a structure shall be properly installed, connected, maintained and capable of performing the function for which it was designed in accordance with the provisions of the plumbing and mechanical codes. PROVIDE A LICENSE CONTRACTOR TO SERVICE WATER HEATER, COMPLETE ATTACHED FUEL BURNING SAFETY TEST REPORT AND SUBMIT TO INSPECTOR.
 - i. SPLC 45.03 MECHANICAL CLEARANCE: Provide 30 inches clearance around all mechanical equipment including the furnace and water heater. REMOVE ALL CLUTTER AWAY FROM WATER HEATER.
 - j. SPLC 34.15 SMOKE DETECTOR: The occupant of a dwelling unit must inform the owner of the dwelling unit of a nonfunctioning smoke detector within 24 hours of discovering that the smoke detector in the dwelling unit is not functioning. Smoke detector may not be tampered with or disabled at any time. INSTALL A SMOKE DETECTOR ON EVERY LEVEL IN A CENTRALIZED LOCATION.
 - k. SPLC 34.11 WATER HEATER: Every residential building or residential portion of a building shall have water heating facilities installed in accordance with the plumbing code, properly maintained and properly connected with hot water lines required under paragraph (4) of this section and which are capable of heating water to a temperature of 110 degrees Fahrenheit but not more than 120 degrees Fahrenheit. An adequate amount of water pressure shall be available for the system served. **Contact a licensed contractor to repair or replace the water heater. This work may require a permit(s).** Call DSI at (651) 266-9090. PROVIDE INSPECTOR WITH THE APPROPRIATE DOCUMENTATION AS PROOF OF SERVICE.
2. Unsanitary conditions. Whenever the dwelling unit, structure or any portion thereof, because of inadequate maintenance, dilapidation, decay, damage, faulty construction or arrangement, inadequate light, air or sanitation facilities, unclean fixtures, accumulation of garbage, refuse or combustibles, or otherwise, is determined by the enforcement officer to be unsanitary, unfit for occupancy or in such an unsound condition that it is likely to cause or harbor sickness or disease.

- a. SPLC 34.10 BATHROOM FLOOR: Every bathroom floor surface shall be kept in a professional state of maintenance and repair and be constructed and maintained substantially impervious to water to permit such floor to be easily kept in a clean and sanitary condition.
- b. SPLC 45.03 INTERIOR SANITATION: The interior shall be maintained in a clean and sanitary condition, free from any accumulation of refuse or garbage. **REMOVE ALL SPIDER WEBS THROUGHOUT HOME. SANATIZE, CLEAN DISHES, COUNTERTOPS AND STOVE.**
- c. SPLC 33.03 PLUMBING: Repair or replace and maintain all parts of the plumbing system to an operational condition. Permits may be required. **REPAIR THE WATER LEAKAGE / DAMAGE IN THE SECOND FLOOR BATHROOM.**

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

3. SPLC 34.10 CABINETS: All cabinets must be maintained in a sound condition and in a professional state of maintenance and repair. **REPAIR CABINETS THROUGHOUT THE HOUSE.**
4. SPLC 34.09 EXTERIOR DOOR: Repair and maintain the door in good condition including the door latch and frame. **REPAIR DOOR FRAME / THRESHOLD LOCATED IN REAR OF KITCHEN.**
5. SPLC 34.10 FLOORS: All floors must be maintained in a sound condition and in a professional state of maintenance and repair. **REPAIR ROTTING WOOD / FLOOR BOARDS NEXT TO TOILET IN THE SECOND FLOOR BATHROOM.**
6. SPLC 34.10 WALLS: All walls must be maintained in a sound condition and in a professional state of maintenance and repair. **REPAIR WALL LOCATED IN KITCHEN.**
7. SPLC 34.10 CEILINGS: All ceilings must be maintained in a sound condition and in a professional state of maintenance and repair. **REPAIR HOLE IN THE LIVING ROOM CEILING.**

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) 266-8585. 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, Willie Williams, at 651-266-1942. To arrange an appointment or request an extension of time to complete repairs, you will need to speak directly to the inspector.

Sincerely,

Willie Williams
Enforcement Officer

ww

cc: Posted to ENS