



Legislation Text

File #: Ord 18-37, **Version:** 1

Amending Chapter 34 of the Legislative Code to reflect changes necessary for coordinated trash collection.

THE COUNCIL OF THE CITY OF SAINT PAUL DOES HEREBY ORDAIN:

SECTION 1

Section 34.11 of the Saint Paul Legislative Code is hereby amended as follows:

Sec. 34.11. - Basic facilities on residential properties.

The provisions of this chapter shall govern the minimum basic facilities to be provided in premises and structures. The owner of the structure or premises shall provide and maintain such basic facilities in compliance with these requirements. The owner of the structure or premises shall maintain all basic facilities in a professional state of maintenance and repair. A person shall not occupy as owner occupied or permit another person to occupy any structure or premises which is not in compliance with this chapter.

(1) Toilet and hand sink. Every dwelling unit shall contain within its walls a room, or adjacent rooms, separate from the habitable rooms, which affords privacy and which is equipped with a toilet and hand sink. In every structure, every water line, plumbing fixture, drain, stack, waste, vent and sewer line shall be properly installed, connected and maintained in proper working order, and must be kept free from obstructions, leaks and defects and capable of performing the function for which it was designed and installed. All repairs and installations must be made in accordance with the building code in effect at the time of construction or as altered/modified under an approved building permit.

(2) Bathtub or shower. Every dwelling unit shall contain a room which affords privacy to a person in the room and which is equipped with a bathtub or shower.

(3) Kitchen sink. Every dwelling unit shall contain a kitchen sink apart from the hand sink requirement in paragraph (1) of this section.

(4) Connected to water and sewer system. Every kitchen sink, hand sink, bathtub, shower, toilet or urinal which is supplied must be connected to an adequate water and sewer system in accordance with the plumbing code. Each of these facilities shall be supplied with running water. Every kitchen sink, hand sink, bathtub or shower shall be supplied with adequate hot and cold running water.

(5) Water heating facilities. 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 one hundred ten (110) degrees Fahrenheit but not more than one hundred twenty (120)

degrees Fahrenheit. An adequate amount of water pressure shall be available for the system served.

(6) 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 with an outside temperature of minus twenty (-20) degrees Fahrenheit. The owner shall maintain a minimum room temperature of 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.

(7) Mixed municipal solid waste storage and removal. Every residential building shall be supplied with approved containers which are of sufficient quantity and capacity to store all the mixed municipal solid waste from the unit and which are equipped with tight-fitting covers for storage of mixed municipal solid waste. Mixed municipal solid waste shall be collected at least every other weekly by a licensed refuse hauler. In all residential buildings with five or more dwelling units, it shall be the responsibility of the owner to provide the containers and, either opt-in to coordinated collection as provided in chapter 220 of the legislative code, or contract with a licensed hauler for collection of the mixed municipal solid waste, in accordance with section 357.05(g)(1).

(8) Refuse and garbage storage. The owner of every residential building shall ensure that an adequate number supply sufficient of approved containers with covers impervious to weather for storage of refuse and garbage are supplied for each dwelling.

(9) All residential structures and dwelling units shall be supplied with electrical service that is adequate to safely meet the electrical needs of the residential structures and dwelling units in accordance with the building code in effect at the time of construction or as altered/modified under an approved building permit. Any illegal or electrical devices shall be removed, repaired or replaced. All electrical components shall be maintained in an approved manner and free of defects.

SECTION 2

Section 34.35 of the Saint Paul Legislative code is hereby amended to read as follows:

Sec. 34.35. - Same-Basic facilities standards on nonresidential, industrial, commercial and institutional properties.

The owner of any premises regulated by this section, as specified in section 34.03, shall comply with the following requirements:

(1) Plumbing:

a. Connected to water and sewer system. Every kitchen sink, hand sink, bathtub, shower, toilet or urinal which is supplied must be connected to an adequate water and sewer system in accordance with the plumbing code. Each of these facilities shall be supplied with running water. Every kitchen sink, hand sink, bathtub or shower shall be supplied with adequate hot and cold running water in accordance with the plumbing code.

b. Plumbing fixtures and systems. In every structure, every waterline, plumbing fixture, drain, stack, waste, vent and sewer line shall be properly installed, connected and maintained in working order and must be kept free from obstructions, leaks and defects and capable of performing the function for which it was designed. All repairs and installations must be made in accordance with the provisions of the plumbing code.

(2) Water heating facilities. All water heating facilities shall be installed in accordance with the plumbing and mechanical codes, properly maintained and properly connected with hot water lines required under paragraph (1) of this section. An adequate amount of water shall be available at every kitchen sink, hand sink, bathtub, shower and laundry facility or other similar units in accordance with the plumbing code.

(3) Heating facilities. Every building or occupied 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 spaces located therein to a temperature of at least sixty-eight (68) degrees Fahrenheit with an outside temperature of minus twenty (-20) degrees Fahrenheit. The owner shall maintain a minimum room temperature of 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 the 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.

(4) Refuse and garbage storage and removal. The owner or operator of every building shall ensure that an adequate number supply adequate of approved containers with covers impervious to weather for storage of refuse and garbage and adequate removal are supplied for each building.

(5) Electrical.

a. Electrical service must be adequate to safely meet the electrical needs of the structure and occupancies. Every electrical outlet, fixture and all wiring shall be installed, maintained and connected to the source of electric power in accordance with the building code in effect at the time of construction or as altered/modified under an approved building permit.

b. Every common hall and inside stairway in every structure shall be adequately lighted at all times in accordance with the building code in effect at the time of construction or as altered/modified under an approved building permit.

SECTION 3

This Ordinance shall take effect and be in force on October 1, 2018 following its passage, approval, and publication.