



June 12, 2025

Richard Bowen
767 UNIVERSITY AVE W
ST PAUL MN 55104

RE: VACANT BUILDING DEFICIENCIES
767 UNIVERSITY AVE W
Ref. # 113607

Dear Property Representative:

Your building was inspected on June 6, 2025 for the renewal of your Certificate of Occupancy. Approval for occupancy will be granted upon compliance with the following deficiency list. The items on the list must be corrected immediately. A reinspection will be made in accordance with deadline from the legislative appeal process.

Failure to comply may result in additional reinspection fees and a criminal citation.

DEFICIENCY LIST

1. EXTERIOR-BOTH GARAGES-SPLC 34.09 (1)(2)(a), 34.33 (1)(b) - 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. - *Scrape and paint. Per legislative appeal result, an extension through October 31, 2025 is approved for this item.*
2. EXTERIOR-ELECTRICAL-MSFC 604.1 - Electrical Hazards - Remove branches that are growing into the main electrical drop to the building. - *Per legislative appeal result, an extension through March 21, 2025 is approved for this item.*
3. EXTERIOR-THROUGHOUT-SPLC 34.09 (1)(2)(a), 34.33 (1)(b) - 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. - *Scrape and paint throughout the building. Per legislative appeal result, an extension through October 31, 2025 is approved for this item.*
4. Fire Extinguisher--MSFC 901.6 - Provide required annual maintenance of the fire extinguishers by a qualified person and tag the fire extinguishers with the date of service.

5. MAIN LEVEL-KITCHEN-MPC 312.0, MPC 313.0 - Provide approved support for all plumbing piping. - *Correctly install the unsupported PEX piping going from 1st floor kitchen sink through floor to the 2nd floor bathroom. Per legislative appeal result, an extension through March 21, 2025 is approved for this item. Work appeared complete on June 6, 2025 re-inspection. A permit is now on file as of June 12th. Contact plumbing inspector for final inspection of permit 25-041591 PG.*

For an explanation or information on some of the violations contained in this report, please visit our web page at: <http://www.ci.stpaul.mn.us/index.aspx?NID=211>

If you have any questions, email me at mitchell.imbertson@ci.stpaul.mn.us or call me at 651-266-8986 between 7:30 a.m - 9:00 a.m. Please help to make Saint Paul a safer place in which to live and work.

Sincerely,

Mitchell Imbertson
Fire Safety Inspector

Ref. # 113607

