



CITY OF SAINT PAUL

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July 1, 2020

JEFF T CONNELL -ENVIRONMENTAL SERVICES MANAGER  
ST PAUL PUBLIC SCHOOLS  
1930 COMO AVE  
ST PAUL MN 55108 USA

## **FIRE INSPECTION CORRECTION NOTICE**

RE: 1700 SAUNDERS AVE -HIGHLAND ELEMENTARY  
Ref. #74225

Dear Property Representative:

Your building was inspected on June 25, 2020 for the renewal of your Fire Certificate of Occupancy. Approval for occupancy will be granted upon compliance with the following deficiency list. The items on the list must be corrected prior to the re-inspection date. A re-inspection will be made after July 27, 2020.

Failure to comply may result in a criminal citation or the revocation of the Fire Certificate of Occupancy. The Saint Paul Legislative Code requires that no building shall be occupied without a Fire Certificate of Occupancy. The code also provides for the assessment of additional re-inspection fees.

**YOU WILL BE RESPONSIBLE FOR NOTIFYING TENANTS IF ANY OF THE FOLLOWING LIST OF DEFICIENCIES ARE THEIR RESPONSIBILITY.**

### **DEFICIENCY LIST**

1. 0250 DISCOVERY CLUB - MSFC 703.1 - The fire door must not be obstructed or impaired from its proper operation at any time. -REMOVE "KICK STANDS" FROM MAIN DOORS OF ROOM
2. 0250 DISCOVERY CLUB 2ND EXIT - 1111- 2ND EXIT - MSFC 1030.2 - Remove the materials that cause an exit obstruction. Maintain a clear and unobstructed exit path.

3. 0251 STORAGE - 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. 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. -THIS ROOM WAS A STORAGE ROOM AND NOW USED AS AN OFFICE. ADEQUATE VENTILATION AND HEAT ARE REQUIRED OR RETURN TO ORIGINAL STORAGE USE
4. 0251 STORAGE - MSFC 603.5.3 - Provide clearance around all mechanical equipment. -MOVE SHELVING THAT BLOCKS ACCESS TO WATER MAIN/SHUT OFF
5. 0255 CUSTODIAL - MSFC 901.6 - The fire sprinkler system must be maintained in a operative condition at all times, replace or repair where defective. All work must be done by a licensed contractor under a permit. -REMOVE CONSTRUCTION CAP ON SPRINKLER HEAD
6. 0255 CUSTODIAL, 2004 ELECTRICAL/DATA CLOSET, 2007 STORAGE, 2121 - MECHANICAL, FIRE PANEL & DATA CLOSET - MSFC 703.1, 1106.1 - Provide and maintain fire rated floor and/or ceiling construction with approved materials and methods. - WALL AND CEILINGS NOT FINISHED FROM CONSTRUCTION PROJECT. 2007 PARTICULAR ATTENTION TO OVER THE DOOR AND WALL/CEILING ON RIGHT SIDE. 2121 MECHANICAL OVER DOOR
7. 0257 - MSFC 703.1 - Provide, repair or replace the fire rated door and assembly. -Repair and maintain the door closer
8. 0257 - MSFC 703.1, 1106.1 - Provide and maintain fire rated floor and/or ceiling construction with approved materials and methods. - REPAIR HOLES IN CEILING.
9. 0258 - MSFC 315.3 - Provide and maintain orderly storage of materials.
10. 0258, 2004 ELECTRICAL/DATA CLOSET - MSFC 605.6 - Provide all openings in junction boxes to be sealed. -0258- LEFT SIDE CEILING. 2004 ELECTRICAL PROVIDE ACCESS PANEL AND CLOSE JUNCTION BOX.
11. 0258-OLD PIT AREA, 1219 - NFPA 13 Escutcheons used with recessed. flush-type, or concealed sprinklers shall be part of a listed sprinkler assembly -1219 MISSING 3 AND ONE IS LOOSE.
12. 1107, 1214, 2103, 2106 - NEC 440.13 - For cord-connected equipment such as: room air conditioners, household refrigerators and freezers, drinking water coolers, and beverage

dispensers, a separable connector or an attachment plug and receptacle shall be permitted to serve as the disconnecting means. The appliance must plug directly into a permanent outlet.

13. 1108 ENGINEER OFFICE & 2103 - MSFC 605.4 - Discontinue use of all multi-plug adapters.

14. 1110 - MSFC 605.5 - Remove electrical cords that extend through walls, ceiling, floors, under doors, or floors coverings, or are subjected to environmental or physical damage. - REMOVE ELECTRICAL CORD FROM UNDER THE RUG

15. 1117 RECEIVING AREA - MSFC 703.1 - The fire door must not be obstructed or impaired from its proper operation at any time.- REMOVE FRICTION HOLD OPEN. THIS DOOR WOULD REQUIRE MAGNETIC HOLD OPENS.

16. 1215, INSIDE 2112 & 3RD GRADE COMMONS STAIRWELL DOORS - DOORS: MSFC 1008.1 Doors. Means of egress doors shall be readily distinguishable from the adjacent construction and finishes such that the doors are easily recognizable as doors. Mirrors or similar reflecting materials shall not be used on means of egress doors. Means of egress doors shall not be concealed by curtains, drapes, decorations or similar materials. -REMOVE CONSTRUCTION PAPER THAT COVERS THE ENTIRE DOOR.

17. 1217 & - MSFC 807.2 - Provide documentation that decorative materials have been treated and maintained with an approved flame retardant or remove decorative materials that do not meet the flame retardant requirements. -REMOVE DECORATIVE MATERIALS FROM LIGHTS ON CEILING.

18. 1303 MEDIA CENTER - MSFC 1104.5, 1011.3 - Provide and maintain approved external or internal lighting of the exit sign.

19. 2007 STORAGE, 2112 & OUTSIDE OF 2115B - MSFC 901.6 - The sprinkler system does not appear to properly protect the hazard. Contact a fire sprinkler contractor to provide calculation and/or remedies to properly protect the hazard. Provide written documentation to this office. All sprinkler work must be done by a licensed contractor under permit. -2007 STORAGE: VERIFY COVERAGE IN AREA JUST PAST DOOR ON RIGHT. OPENINGS ARE LARGE AND WILL NEED TO BE COVERED OR ADD SPRINKLER HEADS, VERIFY PROPER COVERAGE IN 2112, OUTSIDE 2115B AT WINDOW (ALL OTHER WINDOWS HAVE SPRINKLER HEADS AT THEM).

20. 2112 - NFPA 13 (2010) 9.1.1.7 - Remove all objects, equipment or storage hanging from the fire sprinkler piping and/or fire sprinkler heads. -REMOVE THE ZIP TIES FROM THE SPRINKLER PIPE AND CONDUIT

21. ACROSS FROM 2012 - MSFC 901.6 - The fire alarm system must be maintained in a operative condition at all times, replace or repair where defective. -SECURE HANGING HORN/STROBE

22. CHECK THROUGHOUT - CEILING TILES: SPLC 34.10 (7), 34.17 (5) - Repair and maintain the ceiling in an approved manner. Replace missing ceiling tiles to maintain proper fire sprinkler coverage -1101A- PRINCIPAL OFFICE, 1303 MEDIA CENTER STORAGE
23. CHECK THROUGHOUT - MSFC 605.5 - Discontinue use of extension cords used in lieu of permanent wiring. -1107, 1214, 1216 DAISY CHAINING AT DESK, 2106
24. CHECK THROUGHOUT - MSFC 315.3.1 - Provide and maintain a minimum of 18 inches clearance between the top of the storage and the sprinkler heads throughout the space.- 1118B DRY KITCHEN STORAGE, 1120A PTO, 1220
25. EMAIL REPORT - MSFC 901.6 - Provide required annual inspection and testing of the fire sprinkler system by a licensed fire sprinkler contractor and provide written documentation to this office as proof of compliance. Tags must be maintained on the riser showing the latest date of inspection and testing. -LAST INSPECTION DATED 6/2019.
26. GYM & CAFETERIA - MSFC 1004.3- Post the occupant load on an approved sign in a conspicuous location near the main exit of the room. -PROVIDE INSPECTOR WITH NEW OCCUPANT LOADS FROM ADDITION PLANS.
27. HOLD OPENS IN CORRIDORS & NEAR 1109 - MSFC 703.1 - The fire door must not be obstructed or impaired from its proper operation at any time.-MAGNETIC HOLD OPEN DEVICES ARE LOOSE AT CONNECTION TO WALL OR NEED ADJUSTING. SEVERAL SLAM SHUT OR DO NOT LATCH IN THE CORRIDORS. THE CONNECTION NEAR RESTROOMS IN GREEN NEAR 1109 IS LOOSE.
28. INSIDE 0250- OLD SPRINKLER ROOM - MSFC 509.1.1 - Remove SPRINKLER ROOM sign on door. -REMOVE OLD SIGN INTO OLD MAIN SPRINKLER ROOM
29. INSIDE 0250- OLD SPRINKLER ROOM - MSFC 901.6 - The sprinkler system does not appear to properly protect the hazard. Contact a fire sprinkler contractor to provide calculation and/or remedies to properly protect the hazard. Provide written documentation to this office. All sprinkler work must be done by a licensed contractor under permit. -OR REMOVE STORAGE FROM THIS AREA. THIS AREA IS A CONFINED SPACE.
30. INSIDE 0250- OLD SPRINKLER ROOM & 2114 MECHANICAL - MSFC 703.1 - Provide and maintain fire rated wall construction with approved materials and methods. - REPAIR BLOCK WALL AT HOLES.
31. MAIN FIRE PANEL - MSFC 509.1.1 - Provide FIRE ALARM PANEL sign on door.
32. NEXT TO 2009/AREA NEAR 2012 - MSFC 703.1 - Provide, repair or replace the fire rated door and assembly. -PROVIDE DOOR SWEEP OR ADJUST DOORS TO MAINTAIN CORRIDOR SMOKE SEPARATIONS.

33. POST MAPS - MSFC 404.2 - Provide an approved fire and emergency evacuation plan. - 1105
34. SPRINKLER ROOM - MSFC 605.6 - Provide electrical cover plates to all outlets, switches and junction boxes where missing.
35. SPRINKLER ROOM - 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. -LOCK ON DOOR IS REVERSED.

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>

You have the right to appeal these orders to the Legislative Hearing Officer. Applications for appeals may be obtained at the Office of the City Clerk, 310 City Hall, City/County Courthouse, 15 W Kellogg Blvd, Saint Paul MN 55102 Phone: (651-266-8585) and must be filed within 10 days of the date of this order.

If you have any questions, email me at: [Diane.gavin@ci.stpaul.mn.us](mailto:Diane.gavin@ci.stpaul.mn.us) or call me at 651-266-8942 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,

Diane Gavin  
Fire Safety Inspector

Reference Number 74225