



**CITY OF SAINT PAUL**  
OFFICE OF THE CITY COUNCIL  
310 CITY HALL  
15 WEST KELLOGG BOULEVARD  
SAINT PAUL, MN 55102-1615  
Marcia Moermond, Legislative Hearing Officer  
EMAIL: [legislativehearings@ci.stpaul.mn.us](mailto:legislativehearings@ci.stpaul.mn.us)  
PHONE: (651) 266-8585 FAX: (651) 266-8574

January 18, 2022

Roy R Carlson  
987 Reaney Ave  
St Paul MN 55106

VIA MAIL

Re: Remove or Repair of the Structure at 879 Sixth Street East

Dear Mr. Carlson:

This is to confirm that at the City Council Public Hearing on January 12, 2022 asked the Council to refer the matter back to **Legislative Hearing on Tuesday, January 25, 2022 via phone between 9:00 and 11:00 a.m. phone for further discussion.**

**A reminder that the following conditions must be met prior to the hearing on January 25:**

- 1. post a \$5,000 performance deposit with the Department of Safety & Inspections (DSI) by close of business January 10, 2022; and**
- 2. the property must be maintained** (note there was a snow/walk complaint as recently as January 11, 2022).

The performance deposit form can be found online here:

<https://www.stpaul.gov/departments/safety-inspections/vacant-buildings>. A copy was sent with your previous letter. Please contact the Department of Safety and Inspections directly at 651-266-8989 for questions regarding the application or payment process.

For your reference, in order to receive a grant of time to rehabilitate the property the following conditions must be met (in addition to those above):

- 1. apply for a Code Compliance inspection with the Department of Safety & Inspections before January 28, 2021. Your code compliance application must include lock box code and box must be attached to door for use;**
- 2. submit evidence of financing sufficient to complete the rehabilitation.** Staff estimates costs to exceed \$50,000. If total for bids are more than 20% less than staff estimate, a high level of detail will be required. Financing could be business or personal accounts, a line of credit, or construction loan. Other types of financing will be reviewed on a case by case basis;

3. If you are intending to have a third party rehabilitate the property, pending transfer of title, the contract used for this transaction will need to be approved by the Legislative Hearing Officer. **Title of the property cannot transfer until the rehabilitation is complete;**
4. **submit an affidavit indicating the finances will be dedicated to completing the project** and not diverted until a code compliance certificate is issued; and
5. **submit work plan, sworn construction statement, or scope of work.** This should include **signed** subcontractor bids and a **schedule** for completion of the project; and
6. **the property must be maintained.**

**Samples were sent with your previous letter.**

If you have any questions, please contact me at 651-266-8515.

Sincerely,

/s/

Joanna Zimny

Legislative Hearing Executive Assistant

- c:     Rehabilitation & Removal staff  
       Steve Magner – Department of Safety & Inspections, Housing and Code Enforcement  
       Manager  
       State of Minnesota Commissioner of Revenue  
       Minnesota Revenue, 600 Robert St. St Paul MN 55146 (via mail)