

Construction Update 1/22/24

Property Address: 1043 Beech St. St. Paul, MN 55106

Owner: Metro Holdings, LLC: 7279 40th St. N. Oakdale, MN 55128

Contractor: Brownstone Properties LLC. #BC753012

Here is an update of the work completed and the permits that are in the process of being completed:

- 1.) Mechanical/Warm Air – Permit has been pulled. New Water Heater was installed, Duct work has been completed, New Furnace and AC were replaced. Permit is still open, we can't get the final until electrical work is completed.

Contractor: J Dubs Heating. **Jason Dubs**

Total paid: \$10,000.00. 10/4/23

- 2.) Electrical. – Permit was pulled, work was completed, rough-in inspection completed on 1/22/24. Added a new Electrical Box, updated to code. Rewired existing issues in the home. In order to get the final inspection, we still have to complete the 2nd level. Our goal is to have it completed by Feb. 2nd, 2024

Contractor: **FTK Services. Jose Ramirez**

Total paid: \$6,500.00. 1/15/24

- 3.) Plumbing – Permit has been pulled, rough-in inspection was completed. Kitchen, Main floor Bathroom, and lower laundry tub have been signed off. The only remaining item is the kitchen sink. We will have the plumbers back once the counter tops and sink are added.

Contractor: **J. Gadtke Plumbing Inc.**

Total Cost: \$7,500.00

4.) General work- All main floor windows have been replaced. Bathroom is completed (Main Floor). Main floor and lower level have been prepped, primed and painted.

Outstanding items:

2nd floor should be completed by 2/2/24. Electrical was just signed off, we can now finish the sheetrock, taping, mud, and paint.

Kitchen can now be finished. The plumbing and electrical have been signed off. The goal is to have the kitchen completed by 2/6/24.

Flooring and appliances will be the last items on the list. Our goal is to have the carpet and hardwood floors done by 2/15/24.

The plan is to have the final inspection done by 2/23/24.

Items paid to date:

Delinquent property taxes: \$24,497.00 paid.

Warm Air Furnace: \$10,000. 00 paid.

Plumbing: \$6,500.00 paid.

Electrical: \$6,500.00 paid

General Construction: \$15,000.00 Total: **\$62,497.00 paid**

Metro Holdings LLC/ Property Fixx LLC

Address: 7279 40th St. N. Oakdale MN 55128

Attn: Joe Steinmaus