



APPLICATION FOR APPEAL

Saint Paul City Clerk

310 City Hall, 15 W. Kellogg Blvd.

Saint Paul, Minnesota 55102

Telephone: (651) 266-8560

RECEIVED

SEP 26 2012

CITY CLERK

The City Clerk needs the following to process your appeal:

\$25 filing fee payable to the City of Saint Paul

- (if cash: receipt number
 - Copy of the City-issued orders or letter which
 - are being appealed
 - Attachments you may wish to include
- This appeal form completed

- Walk-In *OR* Mail-In

YOUR HEARING Date and Time:

Tuesday, October 9, 2012

Time 11:00 a.m.

Location of Hearing:

Room 330 City Hall/Courthouse

Address Being Appealed:

Number & Street: 737 Ridge St. City: St. Paul State: MN Zip: 55116

Appellant/Applicant: John A. Lampland Email brian@mcclay-alton.com

Phone Numbers: Business _____ Residence _____ Cell _____

Date: September 26, 2012

Signature:  Brian D. Alton, Attorney for Owner

Name of Owner (if other than Appellant): John A. Lampland

Address (if not Appellant): c/o McClay·Alton, PLLP, 951 Grand Ave., St. Paul, MN 55105

Phone Numbers: Business 651-290-0301 Residence _____ Cell _____

What Is Being appealed and why?

Attachments Are Acceptable

- Vacate Order/Condemnation/
- Revocation of Fire C of O
- Summary/Vehicle Abatement
- Fire C of O Deficiency List
- Fire C of O: Only Egress Windows
- Code Enforcement Correction Notice
- Vacant Building Registration
- Other

See Attachment

**ATTACHMENT TO APPLICATION FOR APPEAL
OF VACANT BUILDING REGISTRATION NOTICE**

Address: 737 Ridge Street, St. Paul, MN 55116

The Owner of the property appeals the Notice of Condemnation and Order to Vacate dated September 17, 2012 ("Notice") on the grounds that the building is not unfit for human habitation. The residence is the homestead of the property owner. There have been previous issues with respect to citation for code violations. The property owner has been making progress in repairing the property and making an attempt to comply with any deficiencies that DSI has noted. These deficiencies do not however make the property unfit for human habitation. The personal property belonging to the owner located in the house is not a dangerous "excess accumulation of storage" as described in the Notice. The property owner is willing to correct any code violations which are cited, and is in the process of correcting maintenance issues.

For these reasons, the property owner does not believe that the building located on the property should be determined to be unfit for human habitation.

MCCLAY · ALTON, P.L.L.P.
ATTORNEYS

Robert M. McClay
Brian D. Alton*

951 Grand Avenue
St. Paul, MN 55105
Fax: 651/290-2502
651/290-0301

*Also Licensed in Wisconsin

HAND DELIVERED

September 26, 2012

St. Paul City Clerk
15 West Kellogg Blvd
290 City Hall
St. Paul, MN 55102

RE: 737 Ridge Street, St. Paul, 55116

Dear Sir or Madam:

Our office represents John A. Lampland, the owner of the property located at 737 Ridge Street, St. Paul. Enclosed please find Application for Appeal, with Attachment, copy of the Notice of Condemnation and Order to Vacate dated September 17, 2012, and \$25.00 filing fee, made payable to the City of St. Paul.

On behalf of John Lampland, we respectfully request that a hearing on the appeal be scheduled.

Thank you for your consideration in this matter. If you need any further information please do not hesitate to contact me.

Very truly yours,



Brian D. Alton
brian@mcclay-alton.com

BDA/mm

Enclosures

cc: John Lampland



CITY OF SAINT PAUL
Christopher B. Coleman, Mayor

375 Jackson Street., Suite 220
Saint Paul, MN 55101-1806

Telephone: 651-266-8989
Facsimile: 651-266-1919
Web: www.stpaul.gov/dsi

322

September 17, 2012

NOTICE OF CONDEMNATION AS UNFIT FOR HUMAN HABITATION AND ORDER TO VACATE

John A Lampland
737 Ridge St
St Paul MN 55116-2218

Dear Sir or Madam:

The Department of Safety and Inspections, Division of Code Enforcement, has determined that the dwelling and premises at **737 RIDGE ST** is "Unfit for Human Habitation". In accordance with Saint Paul Legislative Code, Chapter 34, Section 23, the premises will be placarded on **9.20.12** and ordered vacated no later than **9.21.12**.

Your attention is called to the following provisions of Section 34.23, Subsection 6 entitled, "Vacation of Structure or Unit":

"Any residential structure or residential unit which has been condemned or placarded as unfit for human habitation shall be vacated within the time set forth in the placard and/or order. It shall be unlawful for any person to let to any person for human habitation any structure or unit so condemned or placarded, and no person shall occupy the structure or unit after the date set forth in the placard and/or notice."

THIS DWELLING SHALL NOT AGAIN BE USED FOR HUMAN HABITATION UNTIL WRITTEN APPROVAL IS SECURED FROM THE CITY OF SAINT PAUL; DEPARTMENT OF SAFETY AND INSPECTIONS, DIVISION OF CODE ENFORCEMENT

CONDITIONS CONSTITUTE MATERIAL ENDANGERMENT

Principle Violations: These deficiencies must be corrected before this condemnation and vacate order will be removed.

FIRE HAZARD

1. **STORAGE:** There is an excessive accumulation of storage in the dwelling constituting a danger for occupants and responding emergency personnel. Remove storage from dwelling.

2. EXITING. Exits and/or access to exits are blocked by storage. Remove storage from dwelling.

LACK OF MAINTENANCE/DILAPIDATION

3. ROOF: The roof is deteriorated, defective, or in a state of disrepair. Repair or replace the roof covering to a sound, tight and water impervious condition. Permit may be required.
4. SIDING/TRIM/THRESHOLD/GUTTERS: The exterior walls of the house and/or garage are defective. Repair all holes, breaks, loose or rotting siding, to a professional state of maintenance, including front door threshold and wooden gutters.
5. PAINT: The exterior walls and/or trim of the house and/or garage has defective, peeled, flaked, scaled or chalking paint or has unpainted wood surfaces. Scrape and repaint to effect a sound condition in a professional manner.
6. FRONT STAIRS: The concrete stairs leading from the public sidewalk to the dwelling are defective/ deteriorated and hazardous. Re pair stairs.
- 7.

Other Violations: These deficiencies must be corrected in order to bring this property into compliance with the Saint Paul Legislative Code.

2. VEHICLE: Chevrolet re VNL-787. All vehicles must be correctly licensed, operable, secure from unauthorized entry, and parked on an improved surface. Correct violations; store in a garage or remove.

Authorization to reoccupy this/these dwelling unit(s) will not be given until it is demonstrated that all principal violations have been corrected and that no new conditions exist which could constitute material endangerment or which threaten the peace, health, safety or welfare of the occupants of this building.

All repairs and new installations must be made in accordance with the appropriate codes. Permit information may be obtained from the Building Inspection and Design Section, 375 Jackson Street, Suite 220, (651) 266-8989.

You may file an appeal to this notice by contacting the City Clerk's Office at (651) 266-8688. Any appeal must be made in writing within 10 days of the date of this notice.

It is the responsibility of the property owner to keep all buildings secured and to properly maintain the premises at all times.

If you have any questions concerning this matter, please contact the Inspector, Joel Essling, at 651-266-1904. To arrange an appointment or request an extension of time to complete repairs, you will need to speak directly to the inspector.

Sincerely,

Joel Essling
Enforcement Officer

je

c: Posted to ENS

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