



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

PHONE: (651) 266-8560 FAX: (651) 266-8574

May 3, 2017

Lauron & Molly Morgan
225 – 9th Street East #110
St Paul MN 55101

VIA EMAIL: lindy@pdinstore.com

Re: Request for Stay of Enforcement of Order to Remove or Repair at 106 King Street East.

Dear Mr. & Mrs. Morgan:

This is to notify you that a Legislative hearing has been scheduled for **Tuesday, May 23, 2017 at 10:00 a.m. in Room 330 City Hall** to consider a stay of enforcement of the above referenced matter. I left a voicemail on April 27 and today to discuss this matter. I am requesting that you provide the following in order for a resolution staying enforcement to be presented to the Council:

1. With respect to the scope of work for the rehabilitation, we currently have on file a plan showing Molly Morgan and the project lead and dated September 6, 2016. In your work plan you indicated construction would be completed in 2016. (The City Council's 180 day grant of time on September 6, 2016 allowed to March 10, 2017.) These plans are no longer valid and timely and will, therefore, need to be re-submitted.
2. The following permits have been pulled:
 - a. building permits for the roof and siding – partial approval on the permit noting the roof is done
 - b. plumbing – looks like there has been an approval at the rough-in stage
 - c. electrical – approved at the rough-in stage

There is no general building permit covering the balance of the work, in particular the interior, and no mechanical permit.

3. Evidence of financing to complete the project commensurate with the revised work plans and bids.
4. The \$2,127 vacant building annual fee has been billed on April 3, 2017. The building entered the vacant building program May 2, 2013, so this fee applies to the time period of May 2, 2017 to May 1, 2018. You will need to pay this fee.
5. The performance deposit in place was originally posted August 10, 2016. You were sent a letter on March 7, 2017 indicating the City's intent to forfeit the deposit for lack of progress in 30 days. I am willing to consider continuing this performance deposit and recommending that the City Council require an additional \$5,000 performance. Please note, the 2 performance deposits will be returned with interest to you upon the successful completion of the building's rehabilitation within the time granted.

6. The September 7, 2016 code compliance inspection report is still current, so no new inspection reports will be required.
7. The property will need to be maintained throughout the process. I note there have been no concerns with the maintenance of the property.

If you have any questions, you may contact me at 651-266-8570.

Sincerely,

/s/

Marcia Moermond
Legislative Hearing Officer
City Council Offices

cc: Steve Magner
Joe Yannarely
Christine Boulware
Vicki Sheffer