



# City of Saint Paul

City Hall and Court House  
15 West Kellogg Boulevard  
Phone: 651-266-8560

## Staff Report

File Number: ALH 11-211

**Introduced:** 1/31/2011

**Version:** 1

**Current Status:** Laid Over Items

**Matter Type:** Appeal-Legislative  
Hearing

Appeal of Special Tax Assessment for 577 FRONT AVENUE for Project #: VB1103,  
Assessment #: 8004 in Ward 5

### Legislative Hearing Officer Recommendation

Delete.

### Tax Assessment Worksheet

Cost: \$1100.00

Service Charge: \$135.00

Total Assessment: \$1,235.00

Gold Card Returned by: John Carter

Type of Order/Fee:

Nuisance: Unpaid VB Fees

Date of Orders:

Compliance Date:

Re-Check Date:

Date Work Done:

Work Order #:

Returned Mail?:

**07/22/2010** Debra Jackson: Returned Mail Renewal Notice 07/18/10 Sader

**09/28/2010** Debra Jackson: Returned Mail Warning Letter 09-20-10 Sader

**11/10/2010** Debra Jackson: Returned Mail Warning Letter 10-22-10 Sader

**11/10/2010** Debra Jackson: Returned Mail SA 10-05-10 Berg (Douglas)

Comments: VB File opened on 8/14/08 cat 2

History of Orders on Property:

**01/16/2009** : 01/16/2009 Snow Ice WO created: PA 09-010563

Remove snow and ice from public sidewalk full width, salt and sand as needed.

**10/01/2009** : 10/01/2009 Garbage Rubbish WO created: PA 09-280281

Remove all refuse from yard and driveway.

**10/01/2009** : 10/01/2009 Tall Grass WO created: PA 09-280282

Cut tall grass/weeds throughout front and back yard.

**02/17/2010** : 02/17/2010 Snow Ice WO created: PA 10-108243

Remove snow and ice from public sidewalk full width, salt and sand as needed.

### **Legislative Hearing Notes 2/15/11**

Temporary Certificate of Code Compliance Issued.

### **Legislative Hearing Notes 2/1/11**

John Carter appeared.

Inspector Yannarely reported that 577 Front Street is a Category 2 Vacant Building. The file was opened on August 14, 2008; it's still active. The annual fees are \$1,100 plus \$135 service charge for a total of \$1,235.

Mr. Carter stated that he purchased the property in February of 2010. He had construction started on it in May 2010, which was supposed to be done by August 2010 but the contractor dragged his feet. He called the Vacant Building program in September because the contractors were waiting for final inspections. The house has been finished since October 2010 and all of the permits have been signed-off on. After all was finished, Mr. Carter pulled another permit to insulate the garage; that's also finished.

Mr. Yannarely added that two (2) fee waivers have been granted: 1) August 5, 2010; and 2) September 22, 2010 with notations: 1) waiting for the sign-off; and 2) still waiting for a sign-off. As of today, they're still not signed-off on. Mr. Seeger hasn't totally signed-off; don't know what he is waiting for. Mr. Carter responded that he didn't understand because the other inspectors told him that they know it's been signed-off. He noted that he appealed an egress window - turned out to be fine.

Ms. Moermond stated that it looks as though the last time the inspector (David Tank) was out there was November 12, 2010 and he issued Corrections. Two (2) weeks earlier, Mr. Tank had spoken with Mr. Carter about the basement stairs. Mr. Carter responded that all of that had been completed. Ms. Moermond suggested that Mr. Carter speak again with Inspector Tank to find out what's going on. Mr. Carter replied that he went to talk to DSI and spoke with the mechanical inspector who said as far as he knew, everything had been signed-off. Ms. Moermond noted that the record clearly says that the building permit is not signed-off. Mr. Carter added that he spoke with an inspector on the phone who also said that everything was signed-off with the exception of paving the driveway, which needs to be done by May 31, 2011. Ms. Moermond noted that a variance had been granted on the egress window on January 20, 2011. Perhaps, that was what the inspectors were waiting for.

Mr. Carter noted that he is living at there. Ms. Moermond said that he shouldn't be. Mr. Carter responded that the inspectors had told him that it's all done. Ms. Moermond responded that it's not the same as getting everything signed-off on. She asked him if he had ever rehabbed a house before. Ms. Carter responded that he bought the house because it's only a half block from his business. Ms. Moermond stated that Mr. Carter needs to go down to the DSI office today and get that permit taken care of right now. Mr. Yannarely added that he needs to speak directly with Mr. Jim Seeger; he's the guy that pushes the buttons. If he is waiting for something to happen in spring, he can give Mr. Carter a partial sign-off so that he can live there. Ms. Moermond added that if Jim Seeger is not available, he will need to talk to the Building Official, Jim Blum, or the Senior Building inspector, Steve Ubl. Whomever he talks with needs to send the proper notification to Vacant Buildings.

Ms. Moermond will recommend laying this over for two (2) weeks in order to get this resolved.