

MINUTES OF LEGISLATIVE HEARINGS  
**Pertaining to 947 Earl Street**  
Marcia Moermond, Legislative Hearing Officer

**Tuesday, August 24, 2010**

The property owner of record, State of MN Trust Exempt, did not appear. No other parties of interest appeared.

Ms. Moermond asked for a report from Mr. Magner.

Mr. Magner stated that the building was a two story, wood frame, single-family dwelling and two- stall garage on a lot of 3,920 square feet and had been vacant since July 21, 2009. As of September 10, 2009, a code compliance inspection had been completed, the vacant building registration fees have been paid, but the \$5,000 performance bond had not been posted. On June 2, 2010, an inspection of the building was done and a list of deficiencies which constitute a nuisance condition was developed. An order to abate a nuisance building was posted on June 23, 2010 with a compliance date of July 26, 2010. To date, the property remained in a condition which comprised a nuisance as defined by the Legislative Code. Ramsey County Taxation estimated the market value of the land to be approximately \$9,900 and the building to be \$35,100. Real estate taxes were current. Code Enforcement estimates the cost to repair the building to be approximately \$50,000 to \$60,000. The cost for demolition was estimated to be approximately \$8,000 to \$10,000. There had been no summary abatements issued to this property since 2009, and no work orders issued. Code Enforcement recommends the building be removed within 15 days. Mr. Magner presented photographs of the property.

Mr. Magner said he sent an e-mail to Ms. Moermond on August 23, 2010 regarding this property; subject was the HRA hold had been released. Mr. Magner also added that the property may be candidate for the R4 program, which allows deconstruction. Need to review analysis to determine best option, deconstruct or repair. If repair, get permits and allow into the R4 program. Kris Kujala requests property is allowed into the R4 program.

Ms. Moermond asks for a report from Ms. Spong. Ms. Spong reported that the structure was built in 1910 in a "worker's cottage" style, and maintains the original porch. Ms. Spong commented that the structure sits low, close to a vacant corner, with two substantial Victorian style houses close by. Ms. Spong offered that structure has potential, is in the Legacy survey area, and may contribute in a positive way. Ms Spong recommends rehabilitation, and wants to learn more about the R4 program.

Ms. Moermond asks Mr. Magner if DSI would accept a ninety-day extension for code compliance. Mr. Magner responds that DSI will allow more time if needed to secure bids for rehabilitation vs. bids through the R4 program.

Ms. Moermond requests response is sent to Kris Kujala indicating DSI will allow more time, and asking at the same time for more information on the R4 program. Ms. Moermond also indicated that a \$5,000 performance deposit will be needed in two months time, if the County wishes to proceed with a rehabilitation plan.

Ms. Moermond recommended two-month layover (October 12, 2010). Ms. Moermond requests Ms. Vang property packet be given to Kris Kujala and request more information on R4 program, suggesting

deadlines for resolution by Legislative hearing on October 12, 2010 and City Council meeting November 3, 2010.

## **Tuesday, October 12, 2010**

1. Ordering the owner to remove or repair the building(s) at 947 Earl Street within fifteen (15) days from adoption of resolution. **(CPH 10/20)**

No one appeared.

Mr. Magner reported that it was heard August 24, 2010. At that time the Hearing Officer recommended to continue the matter until Tuesday, October 12, 2010 at 10:00 a.m. Ms. Moermond requested information on the R-4 Program for her review. Staff provided a document. Ms. Moermond noted that there has been a fair amount of correspondence with the county on this program. On this particular property, there has been a significant layover to find out what the county's plans are on it. **Ms. Moermond will recommend the property be removed with fifteen (15) days with no options for rehabilitation.**