

From: [Moermond, Marcia \(CI-StPaul\)](#)
To: [Musolf, Joe \(CI-StPaul\)](#)
Cc: [Tammy & Larry Home](#); [Mary Kaye](#); [Vang, Mai \(CI-StPaul\)](#); [Zimny, Joanna \(CI-StPaul\)](#)
Subject: RE: 1126 Lincoln
Date: Wednesday, July 28, 2021 4:08:04 PM
Attachments: [image002.png](#)

Thanks for the update Joe. I'll have this correspondence attached to the City Council's record.

From: Musolf, Joe (CI-StPaul) <joe.musolf@ci.stpaul.mn.us>
Sent: Wednesday, July 28, 2021 3:33 PM
To: Moermond, Marcia (CI-StPaul) <marcia.moermond@ci.stpaul.mn.us>
Cc: Tammy & Larry Home <tkuenster@comcast.net>; Mary Kaye <mckaye001@netscape.net>
Subject: 1126 Lincoln

Dear Marcia,

CC: Larry Kuenster and Mary Kaye,

I just wanted to recap a conversation I had with Mr. Kuenster and Ms. Kaye today regarding 1126 Lincoln Avenue. Our conversation was prompted by a letter they received from your office which included my name as a resource for additional City information.

I told them about the City's Rental Rehab program and followed up with a link to more information at the City website about the program. I also gave them Dionne Alkamooneh's contact information. Dionne manages the program.

I confirmed that they have been in touch with Paul Dubruiel and are getting the information they need in order to potentially apply for legal nonconforming status.

They asked me some questions about their garbage service. They are paying for three units but would now like to pay for two. I sent them information about the City's garbage service with a web link and contact information.

We also discussed concerns they have regarding DSI process, specifically, they're trying to make sure they understand what their options are with C of O for the lower floor. They have been in touch with more than one Inspector and they told me they have some conflicting information. Maybe you have some advice on who they should be in touch with there?

And they mentioned requests that they have made for various documents through DSI. I'm not familiar with policies on data requests. Maybe you have some advice on who at DSI they should be in contact with?

At this point, I'm not sure if there's much more I can do. As I mentioned to Larry and Mary, I continue to be available to help in any way I can, but maybe I've connected them with now with the right people and information.

Respectfully,
Joe

Joe Musolf

Principal Project Manager

Pronouns: he/him/his

Department of Planning and Economic Development

25 West 4th Street, Suite 1100

Saint Paul, MN 55102

P: 651-266-6594

joe.musolf@ci.stpaul.mn.us

www.StPaul.gov



SAINT PAUL
MINNESOTA

From: Tammy & Larry Home <tkuenster@comcast.net>

Sent: Wednesday, July 28, 2021 12:53 PM

To: Musolf, Joe (CI-StPaul) <joe.musolf@ci.stpaul.mn.us>

Cc: Mary Kaye <mckaye001@netscape.net>; Tammy Kuenster <tkuenster@comcast.net>

Subject: Re: garbage question

Think Before You Click: This email originated **outside** our organization.

Joe. - Thank you for the Follow up. I will review the info on Trash Removal.

Notes from call:

1. We did speak to Paul DuBrueil. paul.dubrueil@ci.stpaul.mn.us for the non-conforming unit. Can you confirm his spelling and email?

2. Looking for direction on the Safety requirements. Does DSI give out requirements, etc.

3. Finance options. \$40,000 , No interest, 10 year loan avail.

Rental Rehab program. Requires rental income and rental cap. Thanks for that info. I will let you know if further questions.

4. Data Requests. Any insight you have appreciated. Despite submitting the requests - limited responses. (Was directed to the online Ramsey County property site).

Thanks, Larry

On Jul 28, 2021, at 12:11 PM, Musolf, Joe (CI-StPaul) <joe.musolf@ci.stpaul.mn.us> wrote:

Dear Larry and Mary,

One of the things I promised to help you with is your question about garbage service billing. I looked through the City's website for you and found the following:

This is the main page about garbage service:

[Residential Garbage | Saint Paul, Minnesota \(stpaul.gov\)](http://www.stpaul.gov/residential-garbage)

This is the garbage program contact information:

contact the city's garbage program by calling 651-266-6101 or by emailing garbage@ci.stpaul.mn.us.

There are references as well to contacting your hauler, so that might be your answer as well.

I hope this is helpful.

Respectfully,

Joe

Joe Musolf

Principal Project Manager

Pronouns: he/him/his

Department of Planning and Economic Development

25 West 4th Street, Suite 1100

Saint Paul, MN 55102

P: 651-266-6594

joe.musolf@ci.stpaul.mn.us

www.StPaul.gov

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From: Home Email <tkuenster@comcast.net>
Sent: Wednesday, July 28, 2021 9:52 AM
To: Musolf, Joe (CI-StPaul) joe.musolf@ci.stpaul.mn.us
Cc: Mary Kaye <mckaye001@netscape.net>
Subject: 11:00 call today? Re: 1126 Lincoln Ave.Kuenster Ltr.7-22-21

Think Before You Click: This email originated **outside** our organization.

Hi Joe. I will plan on calling you at 11:00 today.
Thanks. Larry.

Larry Kuenster
612-860-9274

On Jul 27, 2021, at 5:14 PM, Musolf, Joe (CI-StPaul)
<joe.musolf@ci.stpaul.mn.us> wrote:

Hello Larry,

I'm happy to help you out in any way I can. For full disclosure, I just want to say that I was a little surprised to see me listed in the letter. I corresponded with the Legislative Hearings folks via email and this is what I said to them:

If I understand correctly, this is a property owner who has a triplex, but one of the units is not legal and needs both some zoning work and some physical work to get it into compliance. You're wondering if PED can help. From a zoning problem-solving perspective, sure. I can connect you and/or the owner with one of my crack planner colleagues to talk them through what could/needs to happen. Regarding help with the financial side, the first thing that comes to mind is our Rental Rehab program. I don't know the details but I can help make the connections. But keep in mind that most (all?) of our housing dollars come with some sort of affordability string attached.

The next thing I heard was the cc on the letter. Anyway, like I said, I will help however I can, and will make sure you're connected with the appropriate people in my department.

Could we chat by phone tomorrow? Feel free to call anytime before noon

if that's possible for you. 651-266-6594. I should be close to my desk the entire morning. If I miss you, please leave a message and I'll get back to you asap.

Respectfully,
Joe Musolf

Joe Musolf

Principal Project Manager

Pronouns: he/him/his

Department of Planning and Economic Development

25 West 4th Street, Suite 1100

Saint Paul, MN 55102

P: 651-266-6594

joe.musolf@ci.stpaul.mn.us

www.StPaul.gov

<image004.png>

From: Tammy & Larry Home <tkuenster@comcast.net>
Sent: Tuesday, July 27, 2021 5:02 PM
To: Musolf, Joe (CI-StPaul) <joe.musolf@ci.stpaul.mn.us>
Cc: Mary Kaye <mckaye001@netscape.net>
Subject: Fwd: 1126 Lincoln Ave.Kuenster Ltr.7-22-21

Think Before You Click: This email originated **outside** our organization.

Joe -

I would like to get the process started asap and would appreciate your help and input.

Attached is the letter that I received on Monday regarding moving forward to have 1126 Lincoln Avenue, St Paul re-zoned.

Please let me know your preferred method of contact. Email or phone call and your availability.

Thanks, Larry Kuenster, 612-860-9274

Begin forwarded message:

From: Home Email <tkuenster@comcast.net>
Subject: Fwd: 1126 Lincoln Ave.Kuenster Ltr.7-22-21
Date: July 26, 2021 at 8:33:47 AM CDT
To: Mary Kaye <mckaye001@netscape.net>

Hi Mary Kaye. FYI.
I'm out of town. Will review and chat later this week.

Larry Kuenster
612-860-9274

Begin forwarded message:

From: "Zimny, Joanna (CI-StPaul)"
<joanna.zimny@ci.stpaul.mn.us>
Date: July 26, 2021 at 8:00:30 AM CDT
To: tkuenster@comcast.net
Cc: "Musolf, Joe (CI-StPaul)"
<joe.musolf@ci.stpaul.mn.us>, "Dubruiel, Paul (CI-StPaul)" <paul.dubruiel@ci.stpaul.mn.us>, "Neis, Adrian (CI-StPaul)" <adrian.neis@ci.stpaul.mn.us>, "Perucca, James (CI-StPaul)" <james.perucca@ci.stpaul.mn.us>, "Shaff, Leanna (CI-StPaul)" <leanna.shaff@ci.stpaul.mn.us>, "Wiese, Angie (CI-StPaul)" <angie.wiese@ci.stpaul.mn.us>
Subject: 1126 Lincoln Ave.Kuenster Ltr.7-22-21

Attached please find a letter regarding the above matter.

Thank you,
Joanna

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Joanna Zimny
Legislative Hearing Executive Assistant
Legislative Hearing Office
Pronouns: she/her/hers
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