



CITY OF SAINT PAUL
OFFICE OF THE CITY COUNCIL
310 CITY HALL
15 WEST KELLOGG BOULEVARD
SAINT PAUL, MN 55102-1615
EMAIL: legislativehearings@ci.stpaul.mn.us
PHONE: (651) 266-8560 FAX: (651) 266-8574

January 13, 2011

Soua Vang
624 Fuller Ave, Ste. 206
St. Paul, MN 55104

Soua Vang
309 – 141st Avenue
Anoka, MN 55304

Re: Remove or Repair at 859 Front Avenue
File ID: RES 10-1657

Dear Mr. Vang:

This is to confirm that on January 11, 2011, at the Legislative Hearing, Marcia Moermond, Legislative Hearing Officer stated that the following conditions must be met by Monday, January 24, 2011 in order for her to recommend that the City Council grant you additional time to develop work plans and contractor bids for the rehabilitation of the building:

1. apply for the Code Compliance Inspection;
2. the \$5,000 performance deposit must be posted with the Department of Safety and Inspections;
3. financial information must be provided (a line of credit, sworn construction loan or a bank statement) dedicating the funds of at least \$50,000 available to do the project. Additional funds will likely need to be identified later in the review process.

If these aforementioned conditions are not met, she will recommend that the Council order the building removed within 15 days. If these same conditions are met, she will recommend that the Council lay the matter, during which you must provide the following:

1. a work plan, including timelines for the rehabilitation of the building (can document your labor and the value to your labor); and
2. submit subcontractor bids, including an asbestos contractor bid.

If you decided to demolish the building yourself, you won't need to comply with the aforementioned conditions but you will need to hire a demolition contractor to pull a demolition permit before the time the City Council gives you time to remove it. In the event that the City is to remove the building the cost will be assessed to your property taxes.

If you wish to contest further, the City Council Public Hearing is scheduled for Wednesday, February 2, 2011 at 5:30 p.m. in Room 300 Council Chambers.

859 Front Ave

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If you have further questions, please contact me at 651-266-8563.

Sincerely,

Mai Vang
Legislative Hearing Coordinator

c: Steve Magner (email)
Amy Spong (email)
Christine Boulware (email)
Vicki Sheffer (email)
File