

HITCHCOCK LAW FIRM
A PROFESSIONAL LIMITED LIABILITY COMPANY
ATTORNEYS AT LAW

RAEBERN B. HITCHCOCK, SR.
EDWARD J. HITCHCOCK
GENE E. ADKINS

THE BARRISTER BUILDING
1465 ARCADE STREET
SAINT PAUL, MINNESOTA 55106
EMAIL ADDRESS: gadkins@hitchcocklaw.com

RECEIVED
DEC 28 2016
CITY CLERK

TELEPHONE
651/772-3401

FACSIMILE
651/772-2115

DIRECT DIAL: (651) 289-8321

December 27, 2016

Ms. Marica C. Moermond
Legislative Hearing Officer
Office of the City Council
15 West Kellogg Blvd. #130
St. Paul, MN 55102

Re: Ray Caliguire/Frank Winship/778 Jessie Street, St. Paul, MN

Dear Ms. Moermond:

Our office has been retained by landlord Ray Caliguire regarding terminating the occupancy of Frank Winship from the above-referenced commercial property. Mr. Caliguire asked me to forward to you a copy of the enclosed Notice of Termination letter that I mailed to Mr. Winship on December 22, 2016, with a termination date of January 31, 2017.

Should you need anything additional from me, please advise.

Yours very truly,

HITCHCOCK LAW FIRM, PLLC



Gene E. Adkins

enclosures/UNGAform-letterhead & ltr (master).doc
cc:

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December 22, 2016

COPY

Mr. Frank Windship
778 Jessie Street
St. Paul, MN 55130

**SENT VIA CERTIFIED MAIL
RETURN RECEIPT REQUESTED
AND U.S. MAIL**

Re: Notice of Termination of Occupancy for 778 Jessie Street, St. Paul, MN

Dear Mr. Winship:

Please be advised that this office has been retained by your landlord Ray Caliguire (hereinafter "Landlord") for the property located at 778 Jessie Street, St. Paul, MN (hereinafter "Leased Property"). **This letter shall serve as your written notice that effective as of January 31, 2017, at 11:59:59 p.m., Landlord is hereby terminating your occupancy of the Leased Property. You are to vacate the Leased Property by that time and date.**

You are required to leave the Leased Property in clean, broom swept condition, repair all damages caused by your occupancy of the Leased Premises, and remove all materials, trash, rubbish, inventory, litter, debris, metals, and other similar items from the interior and exterior of the Leased Premises. Failure to do so will result in Landlord having the Leased Property cleaned with the costs and expenses associated therewith charged back to you.

YOUR ARE HEREBY TO IMMEDIATELY CEASE AND DESIST ALL OPERATIONS AND REMOVE ALL SCRAP METAL FROM THE LEASED PREMISES AS THE CITY OF ST. PAUL REQUIRED YOU TO DO BY LETTER DATED OCTOBER 28, 2015.

Yours very truly,

HITCHCOCK LAW FIRM, PLLC



Gene E. Adkins

enclosures/
U:\GA\form-letterhead & ltr (master).doc

cc: Roy Caliguire