



APPLICATION FOR APPEAL

RECEIVED
AUG 03 2011
CITY CLERK

Saint Paul City Clerk
310 City Hall, 15 W. Kellogg Blvd.
Saint Paul, Minnesota 55102
Telephone: (651) 266-8560

The City Clerk needs the following to process your appeal:

- \$25 filing fee payable to the City of Saint Paul (if cash: receipt number _____)
- Copy of the City-issued orders or letter which are being appealed
- Attachments you may wish to include
- This appeal form completed
- Walk-In OR Mail-In

YOUR HEARING Date and Time:

Tuesday, August 16, 2011

Time 2:30 p.m.

Location of Hearing:

Room 330 City Hall/Courthouse

Address Being Appealed:

Number & Street: 1119¹¹¹⁹ ARUNDEL City: ST. PAUL State: MN Zip: _____

Appellant/Applicant: GHOAM ASKRAFZADEH Email GKIAN@AETRIUM.COM

Phone Numbers: Business 651-704-1814 Residence 612-925-4693 Cell 612-298-5205

Signature: _____ Date: 8/13/2011

Mailing: 3817 Beard Ave S., Mpls. 55410
Name of Owner (if other than Appellant): _____

Address (if not Appellant's): _____

Phone Numbers: Business _____ Residence _____ Cell _____

What Is Being Appealed and Why? *Attachments Are Acceptable*

- Vacate Order/Condemnation/Revocation of Fire C of O
- Summary/Vehicle Abatement
- Fire C of O Deficiency List
- Fire C of O: Only Egress Windows
- Code Enforcement Correction Notice
- Vacant Building Registration
- Other

ALL UTILITIES ARE WORKING.
PROBLEM WITH SEWER HAS BEEN COLLECTED
READY FOR RE-INSPECTION



CITY OF SAINT PAUL

Christopher B. Coleman, Mayor

Nuisance Building Code Enforcement

375 Jackson Street, Suite 220

Saint Paul, MN 55101-1806

651-266-8989

651-266-1919

www.stpaul.gov/dsj

July 27, 2011

Gholamreza Ashrafzadehkian
3817 Beard Ave S
Minneapolis MN 55410-1040

VACANT BUILDING REGISTRATION NOTICE

The premises at **1119 ARUNDEL ST**

has been inspected and found to meet the legal definition of a Vacant Building as described in Saint Paul Legislative Code, Chapter 43. You are required to register this building with the Department of Safety and Inspections, Vacant Buildings Division, by filling out and returning the registration form provided with this letter. You are also required to pay the annual Vacant Building Registration Fee of **\$1,100.00**. The fee is due upon receipt of this letter and must be paid no later than thirty (30) days from the date of this letter, as required in Saint Paul Legislative Code Chapter 43. If this building is vacant due to a fire, complete the enclosed registration form and return it to this office within 30 days.

Please return the enclosed registration form along with your payment by August 27, 2011.

Do not mail cash.

If you wish to pay in person, you may do so from 8:00 a.m. to 4:00 p.m. Monday through Friday at:

DEPARTMENT OF SAFETY AND INSPECTIONS
375 Jackson Street, Suite 220
Saint Paul, MN 55101-1806

You may file an appeal to this fee or registration requirements by contacting the Office of the City Clerk at (651) 266-8688. Any appeal of this fee must be made within ten (10) days of the date of this notice.

If the registration fee is not received in this office within 45 days of the date of this letter the full amount owed will be assessed to, and collected with, the taxes for this property as permitted by Saint Paul Legislative Code Chapter 43.

The Code Enforcement Officer has notified the Building Inspection And Design Section that this property meets the legal definition of a registered vacant building and in accordance with Legislative Code Chapter 33, no permits (except demolition, wrecking and removal permits) will be issued until the requirements of all applicable ordinances are fulfilled.

All category 2 and category 3 vacant buildings must be winterized with gas and water services shut off or, alternately, an excess flow gas valve must be installed in the dwelling, within sixty (60) days of the date of this Notice.

WRITTEN PERMISSION FROM THE CITY OF SAINT PAUL IS REQUIRED BEFORE A CATEGORY 2 OR CATEGORY 3 VACANT BUILDING CAN BE OCCUPIED OR SOLD.

Category 2: Requirements include: 1. register/re-register the building, 2. pay outstanding fee(s), 3. obtain a code compliance report, 4. submit for approval a rehab cost estimate from a licensed contractor and a schedule for completion of all code compliance work, 5. submit proof of financial responsibility acceptable to the City, and 6. obtain Zoning approval of the proposed use.

Category 3: All requirements listed for Category 2 vacant buildings, AND obtain a **Certificate of Occupancy OR Certificate of Code Compliance** prior to the sale of the building.

If the use of this building meets the definition of a nonconforming use by the Zoning Code then the use will lose its nonconforming status 365 days from the date the building was declared vacant.

**You must contact the Enforcement officer, Mike Kalis,
at 651-266-1929 to find out what must be done before this
building can be legally reoccupied.**

The Enforcement Officer may declare this building(s) to constitute a Nuisance Building subject to demolition and issue an Order to Abate under authority of Legislative Code Chapter 45. In the event this building is declared a Nuisance Building subject to demolition, the Enforcement Officer will notify all owners and interested parties of the Order to Abate, as provided in the Legislative Code Chapter 45.

If you have questions about this annual registration fee or other vacant building requirements, please contact the Enforcement Officer, Mike Kalis, at 651-266-1929.

This registration form and fee is required by law. Your prompt attention to this matter is appreciated.

Thank You,

Steve Magner
Vacant Buildings Program Manager
Department of Safety and Inspections

Enclosures: Regulations Requirements Information
Vacant Building Registration Form

SM: mk
vb_registration_notice 06/10



CITY OF SAINT PAUL
Christopher B. Coleman, Mayor

375 Jackson Street, Suite 220
Saint Paul, Minnesota 55101-1806

Telephone: 651-266-8989
Facsimile: 651-266-8951
Web: www.stpaul.gov/dsi

July 19, 2011

Gholamreza Ashrafzadehkian
3817 Beard Ave S
Minneapolis MN 55410-1040

NOTICE OF CONDEMNATION UNFIT FOR HUMAN HABITATION ORDER TO VACATE

RE: 1119 ARUNDEL ST

Dear Property Representative:

Your building was inspected on July 19, 2011.

The building was found to be unsafe, unfit for human habitation, a public nuisance, a hazard to the public welfare or otherwise dangerous to human life. A Condemnation Placard has been posted on the building.

The following deficiency list must be completed or the building vacated by the re-inspection date.

CONDEMNATION OF THE BUILDING REVOKES THE CERTIFICATE OF OCCUPANCY.

Failure to complete the corrections may result in a criminal citation. The Saint Paul Legislative Code requires that no building be occupied without a Fire Certificate of Occupancy.

DEFICIENCY LIST

1. Exterior - SPLC 34.09 (1) a, 34.32 (1) a - Provide and maintain foundation elements to adequately support this building at all points.
2. Exterior - SPLC 34.09 (1) b,c, 34.32 (1) b,c - Provide and maintain all exterior walls free from holes and deterioration. All wood exterior unprotected surfaces must be painted or protected from the elements and maintained in a professional manner free from chipped or peeling paint.

3. Exterior - SPLC 34.08 (7) - All parking spaces shall be paved with asphalt, concrete, or durable dustless surfacing. Before any existing spaces may be paved, site plan approval must be obtained as specified in the St. Paul Zoning Code. Contact DSI Zoning at 651-266-9090.
4. Exterior - SPLC 45.03 (6) - Cut and maintain the grass/weeds less than 8 inches tall.
5. Exterior - SPLC 34.08 (1), 34.31 (1) - All exterior property areas shall be maintained free from any accumulation of refuse, garbage or feces.-Remove sewage, tree branches and debris from the porches and property.
6. Exterior - SPLC 34.09 (2), 34.32(2) - Repair or replace the unsafe stairways, porch, decks or railings in an approved manner. This work may require a permit(s). Call DSI at (651) 266-9090.-The front porch is sloped and the windows are not fitting. The footings appear to have failed.
7. Exterior-Throughout - SPLC 34.09 (3), 34.32 (3) - Repair and maintain the door in good condition.-Repair or replace the storm doors that are not closing and/or do not fit the frames.
8. Exterior-Throughout - SPLC 34.09 (3), 34.32 (3) - Repair and maintain the window frames.
9. Exterior-Throughout - SPLC 34.09 (3), 34.32 (3) - Provide or repair and maintain the window screens throughout.
10. Exterior-Throughout - SPLC 34.08 (10) - Repair, replace and maintain exterior sidewalks, walkways and stairs.
11. Interior - SPLC 34.23, MSFC 110.1 - This occupancy is condemned as unfit for human habitation. This occupancy must not be used until re-inspected and approved by this office.-Home condemned based on sewer line break and back up into the home.
12. Interior - SPLC 4715.0200.F.M. - Repair the clogged drain line.-Hire a licensed contractor to repair the sewer line break and the backup into the home. Permits required.
13. Interior - SPLC 34.10 (1) - Abate and maintain the basement reasonably free from dampness and free of mold and mildew.
14. Interior - SPLC 34.19 - Provide access to the inspector to all areas of the building.
15. Interior-Basement - SPLC 34.12 (2), 34.35 (1) - Repair and maintain all required and supplied equipment in an operative and safe condition.-Repair or replace all appliances, furnace, and water heater that may have been damaged due to sewer back up in the basement.
16. Interior-Basement - SPLC 34.10 (7), 34.33 (6) - Repair and maintain the floor in an approved manner.

17. SPLC 34.11 (6), 34.34 (3) - Provide service of heating facility by a licensed contractor which must include a carbon monoxide test. Submit a completed copy of the Saint Paul Fire Marshal's Existing Fuel Burning Equipment Safety Test Report to this office.
18. SPLC 39.02(c) - Complete and sign the provided smoke detector affidavit and return it to this office.

For an explanation or information on some of the violations contained in this report, please visit our web page at: <http://www.ci.stpaul.mn.us/index.aspx?NID=211>

You have the right to appeal these orders to the Legislative Hearing Officer. Applications for appeals may be obtained at the Office of the City Clerk, 310 City Hall, City/County Courthouse, 15 W Kellogg Blvd, Saint Paul MN 55102 Phone: (651-266-8688) and must be filed within 10 days of the date of the original orders.

If you have any questions, email me at: lisa.martin@ci.stpaul.mn.us or call me at 651-266-8988 between 6:30 - 8:30 a.m. Please help make Saint Paul a safer place in which to live and work.

Sincerely,

Lisa Martin
Fire Inspector

cc: Housing Resource Center
Force Unit

3734 14th Ave

SS 3739

651

347 0059

City of Saint Paul Sewer Assessment Program
for Repair of Private Sanitary Sewer Services

Completion Form

(Filled out by property owner)

Request for Assessment: The work has been completed to my satisfaction. I request the Sewer Utility to pay the attached invoice and assess the costs of this work against my property. I understand that the City does not warrant the work done by my contractor. I further understand that contractual relationships between property owners and contractors do not include the City and so questions relating to the sewer work done must be directed to my contractor.

Administration Fee: I understand that the assessed charge against my property for this work will include a one-time fee of \$60.00 to process this assessment.

Payback period: I understand that the contractor's cost and City administrative fee will be collected through real estate taxes over a twenty year period. Interest charges will be based on the fixed rate approved by the Saint Paul City Council and is subject to change without notice. The current rate is 4.75%. I also understand that I may pay the unpaid assessed balance in full at any time during this twenty year period without penalty.

Mechanic's Lien Waiver: I understand that I need to submit a completed Mechanic's Lien Waiver, filled out and signed by the contractor, with this form.

Waiver of Appeal: As owner of the property listed below, I agree to waive my right to appeal this assessment.

Date of Sewer Repair July 24

Company Name PipeRight Plumbing INC

Company Address 4029 Pennrod Lane NE, ST ANTHONY, MN 55421

Amount of Invoice \$ 5050.00

Property Address 1119 ARUNDEL
(location of sewer repair)

Owner's Name Gholam KIAN

Owner's Address 3817 BEARD AVE S, MPLR MN 55410
(if different from property address)

Telephone Number 612-925-4693

Owner's Signature [Signature]

Please fill out and return this form, along with the "Waiver of Mechanics' Lien Rights" form, and a copy of the contractor's final invoice to: St. Paul Sewer Utility, Attn: Lori Lemke, 700 City Hall Annex, 25 W. 4th St., St. Paul, MN 55102. May also be faxed or emailed.

Fax number: 651-298-5621

Email address: lori.lemke@ci.stpaul.mn.us

Please call Lori at (651) 266-6230 if you have questions.

PipeRight Plumbing INC

GENE TOMAS
 4029 Penrod Lane NE
 St. Anthony MN 55421
 Cel: 612 747 6114 FAX 1 800 604 2019

Invoice

DATE	INVOICE #
8/31/2011	S895

BILL TO
GHOLAM KIAN AZIZ KIAN PHONE 701 200 8842

TERMS

DESCRIPTION	QUANTITY	RATE	AMOUNT
1119 ARUNDEL ST ST PAUL TICKET # 112 012 81 PRICE OF CONTRACT FOR TWO HOLES IN YARD NOT IN STREET) EACH HOLE NOT TO EXCEED 5 FT OF PIPE -----\$ 3,650.00		3,650.00	3,650.00
Dig a 3rd hole next to building install a clean out 3rd hole not to exceed 5 ft. of pipe price \$1200.00		1,200.00	1,200.00
CLEAN OUT		200.00	200.00
Total			\$5,050.00

Pay online at: <https://ipn.intuit.com/2t97v5t4>

Gholam Kian

From: kian@mnstate.edu
Sent: Wednesday, August 03, 2011 8:37 AM
To: Gholam Kian
Subject: Fw: 1119 Ariundel

For your record.

Sent on the Sprint® Now Network from my BlackBerry®

From: "Jennifer Ziemer" <Jennifer.Ziemer@ci.stpaul.mn.us>
Date: Wed, 03 Aug 2011 08:28:26 -0500
To: <kian@mnstate.edu>
Subject: Re: 1119 Ariundel

Kian,

Thank you.

Jennifer

>>> <kian@mnstate.edu> 8/2/2011 4:03 PM >>>

Hi Jennifer. Please note the signed copy of work done by Piperight. Thank you.

Sent on the Sprint® Now Network from my BlackBerry®

From: "Gholam Kian" <GKian@aetrium.com>
Date: Tue, 2 Aug 2011 14:58:19 -0500
To: <kian@mnstate.edu>
Subject: Signed copy

Can you forward it.