



APPLICATION FOR APPEAL

Saint Paul City Council – Legislative Hearings

RECEIVED

FEB 23 2024

CITY CLERK

310 City Hall, 15 W. Kellogg Blvd.

Saint Paul, Minnesota 55102

Telephone: (651) 266-8585

legislativehearings@ci.stpaul.mn.us

We need the following to process your appeal:

☒ \$25 filing fee (non-refundable) (payable to the City of Saint Paul) (if cash: receipt number 445684)

☒ Copy of the City-issued orders/letter being appealed & any attachments you may wish to include

☒ Walk In ☐ Mail ☐ Email

Appeal taken by:

HEARING DATE & TIME

(provided by Legislative Hearing staff)

Tuesday, March 5, 2024

Location of Hearing:

☒ Telephone: you will be called between 1:00 p.m. & 3:00 p.m.

☐ In person (Room 330 City Hall) at: _____
(required for all condemnation orders and
Fire C of O revocations and orders to vacate)

Address Being Appealed:

Number & Street: 1050 Hatch City: S. Paul State: MN Zip: 55103

Appellant/Applicant: Carolyn Brown Email: Carolynsp16@gmail.com
Leibovich, Shari

Phone Numbers: Business _____ Residence _____ Cell 612-850-1156

Signature: _____ Date: 051-353-8543
Carolyn Brown

Name of Owner (if other than Appellant): _____

Mailing Address if Not Appellant's: _____

Phone Numbers: _____ 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/Correction
- ☐ Code Enforcement Correction Notice
- ☒ Vacant Building Registration
- ☐ Other (Fence Variance, Code Compliance, etc.)

We called Serv. & envt immediately
+ have set installation for new
turnover. We have heard for
now.
The unit is vacant +

DEPARTMENT OF SAFETY AND INSPECTIONS

Steve Magner, Manager of Code Enforcement



CITY OF SAINT PAUL

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

Telephone: 651-266-8989
Facsimile: 651-266-1919
www.stpaul.gov/dsi

February 13, 2024

Bph 3 Llc
Po Box 127
Levittown NY 11756-0127

Customer #:1640607

Bill #: 1815382

VACANT BUILDING REGISTRATION NOTICE

The premises at **1056 HATCH AVE** 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 by law to register this building with the Department of Safety and Inspections, Vacant Building 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 **\$2,459.00**. 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.

Payment must be received by March 13, 2024.

You may pay this registration fee online by going to **online.stpaul.gov** and selecting the 'Make a Payment' option. You will need your customer number and bill number to process a payment - both can be found on this letter.

To pay this invoice by mail please send this registration form along with payment to:

DEPARTMENT OF SAFETY AND INSPECTIONS
375 Jackson Street, Suite 220
Saint Paul, MN 55101-1806
Do Not Mail Cash

If you wish to pay in person, you may do so from 8:00am to 4:00pm Monday through Friday at the above address.

You may file an appeal to this fee or registration requirements by contacting the City Clerk's Office by calling (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 , James Hoffman, at 651- 266- 1947 to find out what must be done before this building can be legally reoccupied.

The Enforcement Officer may declare this building 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 Office 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 District Inspector, James Hoffman, at 651- 266- 1947.

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

Steve Magner
Vacant Buildings Program Manager

Enclosures: Regulations Requirements Information
Vacant Building Registration Form

SM: jh
vb_registration_notice 11/14

Also Sent To:
Community Stabilization Project 501 Dale St N St Paul MN 55103



Home Service Plus

Merchandise Purchase Agreement

THIS IS NOT A BILL

Account on automatic bank draft:	☐ Yes ☐ No
Buyer like this purchase on Automatic Bank Draft:	☐ Yes ☐ No
Terms:	
Installation Address:	1056 HATCH AVE / SAINT PAUL MN 55103-1232
Account No: 0403416307	
Buyer Name: CAROLYN BROWN	
Billing Address: 1056 HATCH AVE / SAINT PAUL MN 55103-1232	
Telephone: 651-353-8543	
Proposal No: 5543687	
Sales Person: Chad Satre	
Purchase Agreement Date: 02/21/2024	

1. DESCRIPTION OF PROPERTY

Qty.	Material#	Description	Labor Warranty	Parts Warranty	Cash price
1 EA	286235	Daikin DM96SN0603BN 96% Single Stage ECM Furnace	5 Yrs	12 Yrs	\$ 7081.00
1 EA	266080	Honeywell T-4 PRO TH4110U2005	1 Yr	5 Yrs	\$

1	Total cash price	\$ 7,081.00
2		
3		

FEDERAL TRUTH-IN-LENDING DISCLOSURE STATEMENT

ANNUAL PERCENTAGE RATE	FINANCE CHARGE	AMOUNT FINANCED	TOTAL OF PAYMENTS	TOTAL SALE PRICE
THE COST OF YOUR CREDIT AS A RATE	THE DOLLAR AMOUNT THE CREDIT WILL COST YOU.	THE AMOUNT OF CREDIT PROVIDED TO YOU OR ON YOUR BEHALF.	THE AMOUNT YOU WILL HAVE PAID AFTER YOU HAVE MADE ALL AS SCHEDULED.	THE COST OF YOUR PURCHASE ON CREDIT, INCLUDING YOUR DOWN PAYMENT OF
0.00 %	\$ 0.00	\$ 0.00	\$ 0.00	\$ 0.00

YOUR PAYMENT SCHEDULE WILL BE:

NUMBER OF PAYMENTS	AMOUNT OF PAYMENTS	WHEN PAYMENTS ARE DUE
	\$ 0.00	DUE MONTHLY, BEGINNING E

"E" Means Estimate

Security: You are giving a security interest in the goods or property being purchased.

Late charges: If a payment is late more than 10 days, you may be charged 5% of the payment.

The parties intend this transaction to be a time price sale. Disclosures made pursuant to Truth-in-Lending Act requirements are included here only because of the very broad definition of "finance charge" in Regulation Z, which includes in that definition a time price differential.

PRIVACY NOTICE. We collect non-public information about you from the following sources:

- information we receive from you on applications or other forms;
- information about your transactions with us; and
- information we receive from a consumer reporting agency.

We do not disclose any non-public personal information about our customers or former customers to anyone, except as permitted by law.

We restrict access to non-public information about you to those who need to know that information to provide products or services to you. We maintain physical, electronic, and procedural safeguards that comply with federal regulations to guard your non-public personal information.

2. PARTIES: In this Contract, the words "I," "me," "my," "you" and "your" mean all persons signing this Contract as Buyer. "We," "us" and "our" mean CenterPoint Energy.

3. PROMISE TO PAY: I may buy the merchandise for cash or on time. If I pay cash, I will pay the cash sales price. If I buy on time, I will pay the total time sales price.

4. LATE PAYMENT CHARGE (LATE CHARGE): If a payment is late more than 10 days, you may be charged 5 percent of the payment. If the last day to pay a payment without a late charge is a Saturday, Sunday or legal holiday, you will not owe a late charge if you pay the payment in full the next day that is not a Saturday, Sunday or legal holiday.

5. RETURNED CHECK CHARGE: You agree to pay us \$30 for each check returned to us unpaid.

6. SECURITY INTEREST: To secure all my obligations under this contract and for any extensions or renewals of my obligations, I give CenterPoint Energy a security interest under the Uniform Commercial Code and/or as a fixture filing on the property.

7. PREPAYMENT: I have the right to pay all I owe at any time before the final payment is due. This means I can pay any payment or