



City of Saint Paul

15 West Kellogg Blvd.
Saint Paul, MN 55102

Minutes - Final - Final-revised Legislative Hearings

Marcia Moermond, Legislative Hearing Officer
Mai Vang, Hearing Coordinator
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651-266-8585

Tuesday, May 21, 2013

9:00 AM

Room 330 City Hall & Court House

9:00 a.m. Hearings

Special Tax Assessments

- 1 [RLH TA 13-147](#) Ratifying the Appealed Special Tax Assessment for Real Estate Project No. J1306A2, Assessment No. 138527 at 860 LAWSON AVENUE EAST. (To be laid over to May 21, 2013 Legislative Hearing and June 5, 2013 City Council Public Hearing)

Sponsors: Bostrom

Attachments: [860 Lawson Ave E.Summary Abatement.12-17-12.DOC](#)
[860 Lawson Ave E.Photo.2-17-12.DOC](#)

Approve the assessment and spread the payments over two years.

RE: 860 Lawson Ave E (duplex)

Paulett E. Gartner, owner, appeared.

Inspector Paula Seeley:

- clean-up and pre-authorized Work Order*
- Summary Abatement Order issued Dec 17, 2012 for garbage all over the ground; compliance date Dec 21, 2012*
- pre-authorized Work Order due to the amount of garbage on the ground*
- work was done Dec 21, 2012 for a cost of \$158 plus \$155 service charge = \$318*
- sent to Paulett Gartner, 1791 York Ave*
- no returned mail*
- Feb 14, 2011 - also had Orders on garbage*
- photo dated Dec 17, 2012*

Ms. Gartner:

- she didn't understand because usually, if she gets the Notice right away, she tells her renters to get out there and clean it up but she never got a Notice*
 - this time, she just got the letter saying the city removed the trash and charged \$318*
- VIDEO*

Ms. Moermond:

- it snowed in between when the photo was taken and when the clean-up happened but the garbage was still there; she can tell by the lumps in the snow*

Ms. Seeley:

- inspector was out there Mar 20, 2013 and there was garbage all over the ground again; it's an on-going issue

Ms. Gartner:

- there's a lot going on in the neighborhood; dumping; graffiti all over the garage door
- neighborhood has done a lot of damage to her property; her neighbor is responsible for some of it
- looks like the garbage can was kicked over; happens now and again
- has 2 containers out there

Ms. Moermond:

- the had to clean up
- will recommend approval of this assessment divided over 2 years

Referred to the City Council due back on 6/5/2013

- 2 [RLH TA 13-369](#) Ratifying the Appealed Special Tax Assessment for Real Estate Project No. VB1307B, Assessment No. 138818 at 401 SELBY AVENUE. (Laid over from May 15)

Sponsors: Carter III

Laid Over to the Legislative Hearings due back on 6/4/2013

- 3 [RLH TA 13-362](#) Ratifying the Appealed Special Tax Assessment for Real Estate Project No. CRT1308, Assessment No. 138209 at 1067 BUSH AVENUE.

Sponsors: Bostrom

Attachments: [1067 Bush Ave.First](#)
 [1067 Bush Ave.Second](#)

Reduce the assessment from \$630.00 to \$450.00.

RE: 1067 Bush Ave (duplex)

No one appeared.

Fire Inspector Leanna Shaff:

- Fire Certificate of Occupancy inspection
- cost: \$480 + \$150 service charge = \$630
- appointment letters: 7-31-12; 8-23-12; 9-20-12 and 10-10-12
- revocation letters: 10-25-12 and 11-20-12; compliance date: Dec 19, 2012
- billing dates: 12-21-12 and 1-21-13
- no returned mail
- all appointment letters, orders and billings were sent to: Al Conard, 103 Wildwood Beach Road, Mahtomedi, MN
- need to adjust this assessment down to a cost of \$300 + \$150 service fee = \$450 (3 no show fees need to be removed)

Ms. Moermond:

- will recommend reducing this assessment to \$450

Referred to the City Council due back on 6/19/2013

- 4 [RLH TA 13-361](#) Ratifying the Appealed Special Tax Assessment for Real Estate Project No.

CRT1308, Assessment No. 138209 at 492 PRIOR AVENUE NORTH.

Sponsors: Stark

Attachments: [492 Prior Ave N.First Notice.](#)
[492 Prior Ave N.Second Notice](#)

Reduce the assessment from \$480 to \$420 and spread the payments over two years.

RE: 492 Prior Ave N (general retail & service-B-Commercial)

Ronald Anderson, owner, appeared.

Fire Inspector Leanna Shaff:

- *Fire Certificate of Occupancy Inspection fee*
- *cost: \$340 + \$150 service charge = \$480*
- *dates of Orders: 8-10-12; 10-17-12 and 11-7-12; compliance date 11-26-12*
- *billing dates: 11-30-12 and 12-31-12*
- *no returned mail*
- *orders and billings were sent to Ron Anderson, Anderson Welding, 492 Prior Ave N, St. Paul*

Ms. Moermond:

- *change on the bill: the no entry date fee needs to be deleted*

Mr. Anderson:

- *he had no cash when the first bill was sent*
- *after the next bill, he called Ms. Shaff and asked why the bill was raised \$150; doesn't think that's right*

Ms. Moermond:

- *will take \$60 off the top; it should not have been charged*
- *when the bill isn't paid to the city, it goes to tax assessment, which adds cost*
- *will recommend this assessment be reduced to \$420 and divided over 2 years*
- *at City Council Public Hearing Jun 19, 2013*

Referred to the City Council due back on 6/19/2013

- 5 [RLH TA 13-340](#) Ratifying the Appealed Special Tax Assessment for Real Estate Project No. J1309A, Assessment No.138521 at 1232 ALBEMARLE STREET.

Sponsors: Brendmoen

Attachments: [1232 albemarle street. snow letters. 3-8-13.pdf](#)
[1232 albemarle street. photo. 3-13-13.DOC](#)

No show; approve the assessment.

Referred to the City Council due back on 7/10/2013

- 6 [RLH TA 13-326](#) Ratifying the Appealed Special Tax Assessment for Real Estate Project No. J1309A, Assessment No. 138521 at 1945 BERKELEY AVENUE.

Sponsors: Tolbert

Attachments: [1945 Berkeley Avenue, snow letter, 3.13.13.pdf](#)
[1945 Berkeley Ave.Photos.3-21-13](#)

No show; approve the assessment.

Referred to the City Council due back on 7/10/2013

- 7 [RLH TA 13-335](#) Ratifying the Appealed Special Tax Assessment for Real Estate Project No. J1309A, Assessment No.138521 at 1477 CARROLL AVENUE.

Sponsors: Carter III

Attachments: [1477 CARROLL AVENUE. SUMMARY ABATEMENT. 3-6-13.DOC](#)
[1477 CARROLL AVENUE. PHOTO.3-18-13.DOC](#)

No show; approve the assessment.

Referred to the City Council due back on 7/10/2013

- 8 [RLH TA 13-324](#) Ratifying the Appealed Special Tax Assessment for Real Estate Project No. J1309A, Assessment No. 138521 at 515 CLEVELAND AVENUE SOUTH.

Sponsors: Tolbert

Attachments: [515 Cleveland Avenue South, snow letter 3.13.13.pdf](#)

Rescheduled per owner's request.

Laid Over to the Legislative Hearings due back on 6/4/2013

- 9 [RLH TA 13-310](#) Ratifying the Appealed Special Tax Assessment for Real Estate Project No. J1309A, Assessment No. 138521 at 743 COOK AVENUE EAST.

Sponsors: Bostrom

Attachments: [743 COOK AVENUE EAST. SUMMARY ABATEMENT.2-28-13.DOC](#)
[743 COOK AVENUE EAST. PHOTOS. 3-4-13.DOC](#)

Reduce the assessment from \$448 to \$150.

RE: 743 Cook Ave E (duplex)

Deborah Kaehler and Daniel Eggers, owners, appeared.

Inspector Paula Seeley:

- Summary Abatement Orders sent Feb 28, 2013; compliance date Mar 4, 2013 for overflowing garbage*
- re-checked Mar 4, 2013;*
- work done Mar 7, 2013 for a cost of \$288 + \$160 service charge = \$448*
- sent to Deborah and Keith Kaehler, 880 Paris Ave N, W. Lakeland MN; and Deborah Kaehler, P.O. Box 6504, St. Paul*
- no returned mail*
- Mar 26, 2013 - overflowing garbage again and orders were sent*
- photo*
- history: May 3, 2012-Orders on garbage - abated by owner; and on Mar 26,*

2013-done by owner

Ms. Kaehler:

- has never had this happen
- got a letter dated Feb 28 stating that she needed to remove overflowing garbage; she and her brother (partners) went over right away and cleaned it up
- got another letter Mar 8 that said she needed proof of trash service; she had her own containers (they owned a trash company so they put in their own containers); she argued with about what I was doing with someone else's containers; she said they were hers
- she did get another container; has a feeling that neighbors are throwing their trash in there
- Mar 26 she got another letter saying there was overflowing trash; she made sure all was cleaned up
- doesn't know where in between there that the city came

Ms. Moermond:

- looking at the Feb 28 case; has a photo dated Mar 4
- VIDEO

Mr. Eggers:

- the photo is different from the VIDEO; the photo has bags on it that are not in the VIDEO
- added a container to help with the problem

Ms. Kaehler:

- believes that the garbage is coming from the neighbors but there's never an address in it
- the bags are different color

Ms. Moermond:

- made a good faith effort
- will recommend reducing this assessment from \$448 to \$150
- asked DSI not to process the Excessive Consumption on the 3 that we have going on now

Referred to the City Council due back on 7/10/2013

- 10 [RLH TA 13-364](#) Ratifying the Appealed Special Tax Assessment for Real Estate Project No. J1309A, Assessment No. 138521 at 795 COOK AVENUE EAST.

Sponsors: Bostrom

Attachments: [795 Cook Ave E. summary abatement. 3-21-13.DOC](#)
 [795 Cook Ave E. photo.3-26-13.DOC](#)

No show; approve the assessment.

Referred to the City Council due back on 7/10/2013

- 11 [RLH TA 13-358](#) Ratifying the Appealed Special Tax Assessment for Real Estate Project No. J1309A, Assessment No. 138521 at 910 COTTAGE AVENUE EAST.

Sponsors: Bostrom

No show; approve the assessment.

Referred to the City Council due back on 7/10/2013

- 12 [RLH TA 13-365](#) Ratifying the Appealed Special Tax Assessment for Real Estate Project No. J1305E, Assessment No. 138306 at 2106 DAYTON AVENUE.

Sponsors: Stark

Attachments: [2106 Dayton Ave. Correction Notice.1-4-13](#)

Approve the assessment.

RE: 2106 Dayton Ave (single family)

Sean Doyle, Goven-Doyle Ventures LLC, owner, appeared.

Inspector Joe Yannarely:

- Excessive Consumption fee:

- Jan 4, 2013, Vacant Building Inspector Dennis Senty issued a Correction Notice to obtain a Code Compliance Certificate and to Vacate the illegally occupied VB; it was not complied with so, he issued the Excessive Consumption fee

- cost: \$120 + \$35 service charge = \$155

Mr. Doyle:

- they owner the building for about a year but they don't have it anymore

- they sold it

- he rehabs properties and sells them

- they had hired a staining company and they had a person who lived in the house; when he talked to Mr. Senty, he realized that was incorrect and trying to get them out of the house took some time

Ms. Moermond:

- will recommend approval of this Excessive Consumption assessment

Referred to the City Council due back on 7/10/2013

- 13 [RLH TA 13-374](#) Ratifying the Appealed Special Tax Assessment for Real Estate Project No. VB1307, Assessment No. 138810 at 2106 DAYTON AVENUE. (Laid over from May 15)

Sponsors: Stark

Reduce the assessment from \$1255 to \$400.

RE: 2106 Dayton Ave (single family)

Sean Doyle, Goven-Doyle Ventures LLC, owner, appeared.

Inspector Joe Yannarely:

- Vacant Building registration fee:

- anniversary date is Nov 30; they closed Mar 14, 2013 (3 1/2 months past the anniversary date)

- would have no problem pro-rating the VB fee

Mr. Doyle:

- they owner the building for about a year but they don't have it anymore; they sold it

- he rehabs properties and sells them

- he'd be happy with pro-rating it

- there were some issues with the timing; their dates got screwed up
- we had the property finished long before that; it just didn't sell

Ms. Moermond:

- will recommend reducing this assessment from \$1255 to \$400

Referred to the City Council due back on 6/5/2013

14 [RLH TA 13-352](#)

Ratifying the Appealed Special Tax Assessment for Real Estate Project No. VB1309, Assessment No. 138812 at 26 DOUGLAS STREET.

Sponsors: Thune

Reduce the assessment from \$1255 to \$625. (Owner paid the \$1255 already-per Real Estate staff, will automatically refund the half to owner after Council.)

RE: 26 Douglas St (duplex)

Trevor Houghton and David Holm, Houghton and Holm Made LLC, owners, appeared.

Ms. Moermond:

- is looking a recommendation to pro-rate this

Inspector Joe Yannarely:

- Vacant Building registration fee
- he spoke with property owner, who said he'd have a sign-off before this hearing today, so, he would recommend pro-rating it if that were the case
- it was signed-off May 20, 2013 (anniversary date is Oct 27)
- was properly maintained

Mr. Holm:

- would like this fee to either gone or reduced
- it took 4-5 months to get fixed

Ms. Moermond:

- was in the VB Program for half of the year that was paid for, so she can reduce it by half
- will decrease this assessment from \$1,255 to \$525
- house was sold on Fri to an owner-occupant; was disclosed at Closing

Mr. Yannarely:

- usually, when this comes up, we need a special resolution from the City Council
- he had recommended that the money be put into escrow

Ms. Moermond:

- taking all these things into account, and having a responsible owner who took care of rehab quickly, she will recommend going backward and amend the roll to decrease this assessment by half
- a special resolution will go through on this
- in the future, escrow; work with Mr. Yannarely on this

Mr. Yannarely:

- if you're close, make sure you have contact with the VB inspector because they'll waive the fee

Referred to the City Council due back on 7/10/2013

- 15 [RLH TA 13-351](#) Ratifying the Appealed Special Tax Assessment for Real Estate Project No. J1309A, Assessment No. 138521 at 271 EARL STREET.
- Sponsors:** Lantry
- Attachments:** [271 Earl St. snow letters. 3-8-13.pdf](#)
[271 Earl St. summary abatement. 3-12-13.DOC](#)
[271 Earl St. photo.3-15-13.DOC](#)
- No show; approve the assessment.*
- Referred to the City Council due back on 7/10/2013**
- 16 [RLH TA 13-331](#) Ratifying the Appealed Special Tax Assessment for Real Estate Project No. J1308G, Assessment No. 138709 at 963 EARL STREET.
- Sponsors:** Bostrom
- Attachments:** [963 EARL STREET. HAULER ORDER. 2-28-13.DOC](#)
- Delete the assessment due to error on order even though owner never had trash service due to it being canceled. (no show)*
- Referred to the City Council due back on 6/5/2013**
- 17 [RLH TA 13-332](#) Ratifying the Appealed Special Tax Assessment for Real Estate Project No. J1305E, Assessment No. 138306 at 963 EARL STREET.
- Sponsors:** Bostrom
- Attachments:** [963 EARL STREET. SUMMARY ABATEMENT. 1-30-13.DOC](#)
[963 EARL STREET. EC BILL. 2-7-13.DOC](#)
[963 EARL STREET. PHOTOS, 2-7-13.DOC](#)
- Rescheduled per owner's request.*
- Laid Over to the Legislative Hearings due back on 6/4/2013**
- 18 [RLH TA 13-360](#) Ratifying the Appealed Special Tax Assessment for Real Estate Project No. J1309A, Assessment No. 138521 at 521 EDMUND AVENUE.
- Sponsors:** Carter III
- No show; approve the assessment.*
- Referred to the City Council due back on 7/10/2013**
- 19 [RLH TA 13-317](#) Ratifying the Appealed Special Tax Assessment for Real Estate Project No. J1309A, Assessment No. 138521 at 1668 FERNWOOD STREET.
- Sponsors:** Brendmoen
- Attachments:** [1668 Fernwood Street, snow letter, 3.7.13.pdf](#)
[1670 Fernwood St.Photos.3-12-13](#)

No show; approve the assessment.

Referred to the City Council due back on 7/10/2013

- 20** [RLH TA 13-316](#) Ratifying the Appealed Special Tax Assessment for Real Estate Project No. J1309A, Assessment No. 138521 at 242 FIFTH STREET EAST.

Sponsors: Thune

Attachments: [242 Fifth Street East, snow letter, 3.7.13.pdf](#)

Delete the assessment.

RE: 242 Fifth St E (apartments)

Karen Sessler and John Noland appeared.

Inspector Paula Seeley:

- Snow Order sent Mar 7; compliance Mar 10*
- re-checked Mar 11; Work Order sent*
- work done Mar 13 for a cost of \$80 + \$160 service charge = \$240*
- no returned mail*
- sent to Lowertown Commons, 300 4th St E; Occupant; and Ree Parkside LLC, 245 St. Peter St*

Ms. Sessler:

- they are new managers of this property*
- they keep detailed snow logs*
- want to know how to avoid this in the future*

VIDEO - the cross walk open; they salted and sanded

Ms. Moermond:

- will recommend this assessment be deleted*

Referred to the City Council due back on 7/10/2013

- 21** [RLH TA 13-308](#) Ratifying the Appealed Special Tax Assessment for Real Estate Project No. J1309A, Assessment No. 138521 at 1116 FIFTH STREET EAST.

Sponsors: Lantry

Attachments: [1116 FIFTH STREET EAST.SUMMARY ABATEMENT. 3-22-13.DOC](#)
[1116 FIFTH STREET EAST.PHOTOS.3-22-13](#)

Reduce the assessment from \$476 to \$150.

RE: 1116 Fifth St E (single family)

Gholamreza Ashrafzadehkian, owner, appeared.

Inspector Paula Seeley:

- Summary Abatement Order sent Mar 22, 2013; compliance date Mar 26, 2013*
- remove all furniture from rear yard and the alley*
- pre-authorized work order sent to Gholam Ashrafzadehkien, Mpls and Occupant*
- work done Mar 26, 2013 for a cost of \$316 + \$160 = \$476*
- no returned mail*

- 9-20-12 - orders on garbage
- photos show quite a lot of furniture

Ms. Moermond:

- from the photos, she see about a dozen chairs, all matching; 4 loveseats, all matching; looks like office furniture

VIDEO

Appellant:

- he put all of the furniture in the garage so, seeing all this, he's puzzled
- he evicted the tenant because of all that furniture and he moved it all inside themselves
- he called the inspector, who said that it might have been a pre-authorized work order

Ms. Moermond:

- a good faith effort had been made but there were 3 love seats remaining
- will reduce the assessment to \$150

Referred to the City Council due back on 7/10/2013

22 [RLH TA 13-309](#)

Ratifying the Appealed Special Tax Assessment for Real Estate Project No. J1309A, Assessment No. 138521 at 719 FRANK STREET.

Sponsors: Lantry

Attachments: [719 FRANK STREET. SNOW LETTERS. 3-12-13.pdf](#)
[719 FRANK STREET. SUMMARY ABATEMENT. 3-18-13.DOC](#)
[719 FRANK STREET.PHOTOS.3-21-13](#)

Delete the assessment.

RE: 719 Frank St (Duplex)

Tha Taw, owner, appeared.

Marshall Harris, appeared.

Inspector Paula Seeley:

- snow order issued Mar 12, 2013; compliance Mar 14, 2013
 - re-checked Mar 18, 2013
 - inspector went out and issued another Summary Abatement, giving them a 2nd chance to get rid of ice until May 22, 2013
 - work done May 25, 2013 for a cost of \$160 + \$160 = \$320
 - sent to Occupant and Tha Taw at 719 Frank
 - photos
 - no returned mail
- VIDEO

- not much history: Jul 2012 - tall grass and weeds

Ms. Moermond:

- suggested they make sure they have some sand out there to put out
- there was a lot of ice; they made a good faith effort
- will recommend deleting this assessment

Referred to the City Council due back on 7/10/2013

- 23 [RLH TA 13-322](#) Ratifying the Appealed Special Tax Assessment for Real Estate Project No. J1309A, Assessment No. 138521 at 873 FREMONT AVENUE.

Sponsors: Lantry

Attachments: [873 FREMONT AVENUE.SNOW ORDER 3-8-13.pdf](#)

[873 FREMONT AVENUE. PHOTO.3-11-13.DOC](#)

No show; approve the assessment.

Referred to the City Council due back on 7/10/2013

- 24 [RLH TA 13-363](#) Ratifying the Appealed Special Tax Assessment for Real Estate Project No. J1309A, Assessment No. 138521 at 280 FRONT AVENUE EAST..

Sponsors: Brendmoen

Delete the assessment.

RE: 280 Front Ave E (single family)

Greg Brendemuehl, owner, appeared.

Inspector Joe Yannarely:

- Excessive Consumption for a snow and ice complaint

- order issued Feb 4, 2013 and done by owner on Feb 6, 2013

- 2nd work order for snow and ice in this season; 6th work order for either tall grass/weeds or snow/ice in the last year

Mr. Brendemuehl:

- just acquired this property; closed Feb 10, 2013

Ms. Moermond:

- will recommend the Council delete this assessment

Referred to the City Council due back on 7/10/2013

- 25 [RLH TA 13-318](#) Ratifying the Appealed Special Tax Assessment for Real Estate Project No. J1305E, Assessment No. 138306 at 91 GERANIUM AVENUE WEST.

Sponsors: Brendmoen

Attachments: [91 Geranium Avenue West, summary abatement order 1.25.13.DOC](#)

[91 Geranium Ave West.Photos.2-1-13](#)

No show; approve the assessment.

Referred to the City Council due back on 7/10/2013

- 26 [RLH TA 13-323](#) Ratifying the Appealed Special Tax Assessment for Real Estate Project No. J1309A, Assessment No. 138521 at 715 HOPE STREET.

Sponsors: Lantry

Attachments: [715 HOPE STREET. SUMMARY ABATEMENT. 2-26-13.DOC](#)

[715 HOPE STREET. PHOTO. 3-4-13.DOC](#)

No show; approve the assessment.

Referred to the City Council due back on 7/10/2013

- 27 [RLH TA 13-328](#) Ratifying the Appealed Special Tax Assessment for Real Estate Project No. J1309G, Assessment No. 138709 at 715 HOPE STREET.

Sponsors: Lantry

Attachments: [715 HOPE STREET.HAULER ORDER.3-8-13.DOC](#)
[715 HOPE STREET. PHOTO. 3-4-13.DOC](#)

No show; approve the assessment.

Referred to the City Council due back on 7/10/2013

- 28 [RLH TA 13-353](#) Ratifying the Appealed Special Tax Assessment for Real Estate Project No. VB1309, Assessment No. 138812 at 1915 IVY AVENUE EAST.

Sponsors: Bostrom

Approve the assessment and spread the payments over 5 years.

RE: 1915 Ivy Ave E (Single Family)

Michael Hulke, owner, appeared.

Mr. Hulke:

- property is coming along but not cleaned out yet*
- he has had kidney stone problems*
- the family's place up north burned down; there's been a lot to do up there, too*

Inspector Joe Yannarely:

- Vacant Building fee: \$1,100 + \$155 = \$1,250*
- entered into VB system Oct 16, 2012 as a Category 2; it was Condemned*
- Inspector Singerhouse granted a 90-day waiver to allow the property owner to get a Code Compliance Certificate, which has not occurred*
- the VB fee was re-imposed*
- currently, there is no Code Compliance inspection*

Mr. Hulke:

- he thought the VB fee had been waived at City Council because it was so large (Ms. Moermond: it was waived for 90 days); Mr. Hulke said he didn't hear that; with everything that was going on, he just got confused*
- he has not talked to Kay Wittgenstein, House Calls Program*
- his brother is helping him*

Inspector Paula Seeley:

- she was the inspector who Condemned the property; he did get 2 dumpsters but he didn't want assistance from House Calls*

Ms. Moermond:

- time period VB fee covers: Oct 2012 - Oct 2013; it got waived for 90 days to give Mr. Hulke a chance to apply for a Code Compliance Inspection and get going with some of the repairs*
- a Code Compliance Inspection is required for a building in the condition of this*

property

- Ms. Vang printed out a Code Compliance Inspection application (4 trades inspectors will go through the house and make a list of those items that will be necessary to be done before anyone can move back in again)

- put a lockbox on the house so that different inspectors can come and go as they are able

- inspectors will need to see the walls, ceilings, floors, etc; house has to be cleaned up so they can see to do a good inspection

- will recommend the Council approve this assessment divided over 5 years

- City Council Public Hearing Jul 10, 2013

Referred to the City Council due back on 7/10/2013

- 29 [RLH TA 13-336](#) Ratifying the Appealed Special Tax Assessment for Real Estate Project No.J1309A, Assessment No. 138521 at 486 JACKSON STREET.

Sponsors: Thune

Attachments: [486 JACKSON STREET. SNOW ORDER. 3-7-13.pdf](#)

[486 JACKSON STREET. PHOTO. 3-11-13.DOC](#)

No show; approve the assessment.

Referred to the City Council due back on 7/10/2013

- 30 [RLH TA 13-412](#) Ratifying the Appealed Special Tax Assessment for Real Estate Project No. J1305E, Assessment No.138306 at 676 MAGNOLIA AVENUE EAST.

Sponsors: Bostrom

Attachments: [676 Magnolia Ave E.Summary Abatement Order.1-17-13](#)

[676 Magnolia Ave E.Photos.1-23-13](#)

Staff recommends deleting the assessment because owner is handicapped and it was illegal dumping. LHO concurs with recommendation.

Referred to the City Council due back on 7/10/2013

- 31 [RLH TA 13-338](#) Ratifying the Appealed Special Tax Assessment for Real Estate Project No. J1305E, Assessment No. 138306 at 346 MARIA AVENUE.

Sponsors: Lantry

Attachments: [346 Maria Ave.Photos.1-9-13](#)

[346 Maria Ave.Photos.1-23-13](#)

No show; approve the assessment.

NOTE:

J1304E for \$85 - LH 4/16/13 and PH 6/5/13

J1306E for \$155 - LH pending

Referred to the City Council due back on 7/10/2013

- 32 [RLH TA 13-341](#) Ratifying the Appealed Special Tax Assessment for Real Estate Project No. J1309A, Assessment No.138521 at 715 MARYLAND AVENUE EAST.

Sponsors: Bostrom

Attachments: [715 MARYLAND AVENUE. SUMMARY ABATEMENT.3-7-13.DOC](#)
[715 MARYLAND AVENUE. PHOTO. 3-14-13.DOC](#)

No show; approve the assessment.

Referred to the City Council due back on 7/10/2013

- 33** [RLH TA 13-321](#) Ratifying the Appealed Special Tax Assessment for Real Estate Project No. J1305E, Assessment No.138306 at 971 MENDOTA STREET.

Sponsors: Bostrom

Attachments: [971 MENDOTA STREET. SUMMARY ABATEMENT.1-22-13.DOC](#)
[971 MENDOTA STREET. EC.1-22-13.DOC](#)
[971 MENDOTA STREET. SUMMARY ABATEMENT.11-13-12.DOC](#)
[971 Mendota St.Photos.1-22-13](#)

No show; approve the assessment.

Referred to the City Council due back on 7/10/2013

- 34** [RLH TA 13-329](#) Ratifying the Appealed Special Tax Assessment for Real Estate Project No. J1309A, Assessment No. 138521 at 1036 MINNEHAHA AVENUE EAST.

Sponsors: Lantry

Attachments: [1036 MINNEHAHA AVENUE EAST. SNOW ORDERS. 3-18-13.pdf](#)
[1036 MINNEHAHA AVENUE EAST. SNOW AND ICE SA.3-22-13.DOC](#)
[1036 MINNEHAHA AVENUE EAST. PHOTO.3-27-13.DOC](#)

Delete the assessment.

RE: 1036 Minnehaha Ave E (Single Family)

Iani Houmes appeared.

Inspector Paula Seeley:

- snow order issued Mar 18, 2013; compliance date Mar 20, 2013
- re-checked Mar 22, 2013; work order sent
- work done Mar 28, 2013 for a cost of \$40 (sanding) + \$160 service charge = \$200
- Summary Abatement sent Mar 22, 2013 also
- 2 notices to remove ice from sidewalk
- sent to Adonis Eco Housing and Occupant
- no returned mail
- history: Jan 11, 2012 - orders on refuse
- photo dated Mar 27, 2013

Mr. Houmes:

- he got the Notice and went out there salted and shoveled; he thought it was done VIDEO

Inspector Essling:
- nothing going on in 2013

Ms. Moermond:
- it needed sand
- will recommend the Council delete this assessment

Referred to the City Council due back on 7/10/2013

- 35** [RLH TA 13-312](#) Ratifying the Appealed Special Tax Assessment for Real Estate Project No. J1309A, Assessment No.138521 at 1094 MINNEHAHA AVENUE EAST.

Sponsors: Lantry

Attachments: [1094 MINNEHAHA AVENUE EAST. SNOW ORDERS. 3-12-13.pdf](#)
 [1094 MINNEHAHA AVENUE E.PHOTOS.3-18-13](#)

No show; approve the assessment.

Referred to the City Council due back on 7/10/2013

- 36** [RLH TA 13-314](#) Ratifying the Appealed Special Tax Assessment for Real Estate Project No. J1309A, Assessment No. 138521 at 1626 MINNEHAHA AVENUE WEST.

Sponsors: Stark

Attachments: [1626 Minnehaha Avenue West, snow letter, 3.11.13.pdf](#)

No show; approve the assessment.

Referred to the City Council due back on 7/10/2013

- 37** [RLH TA 13-334](#) Ratifying the Appealed Special Tax Assessment for Real Estate Project No. J1309A, Assessment No.138521 at 2183 MINNEHAHA AVE EAST.

Sponsors: Lantry

Attachments: [2183 Minnehaha Ave E.Photos.3-11-13](#)
 [2183 Minnehaha Ave E.Snow Walk Ltr.3-7-13pdf](#)

No show; approve the assessment.

Referred to the City Council due back on 7/10/2013

- 38** [RLH TA 13-313](#) Ratifying the Appealed Special Tax Assessment for Real Estate Project No. J1309A, Assessment No. 138521 at 575 MONTROSE LANE.

Sponsors: Tolbert

Attachments: [575 Montrose Lane, snow letter 3.7.13.pdf](#)
 [575 Montrose Lane.Photos.3-12-13](#)

Approve the assessment.

RE: 575 Montrose Lane (Single Family)

Susan Crosby, owner, appeared.

Inspector Paula Seeley:

- Snow letter sent Mar 7, 2013; compliance date Mar 10, 2013
 - re-checked Mar 12, 2013; work order sent
 - work done Mar 13, 2013 for a cost of \$40 (salted & sanded) + \$160 service charge = \$200
 - sent to Susan Crosby; Occupant
 - no returned mail
 - photos show the ice, dated Mar 12, 2013
- VIDEO

Ms. Crosby:

- seems like a lot of money for salt and sand
- they both went out and tried to clean it up; it was the middle of Mar and they thought it would melt; winter just went on and on
- then, she was ill and hospitalized out of the county
- her husband had back surgery
- they are guilty; just seems like a lot of money for sand

Inspector Joe Essling:

- the inspector's notes say: The walk is compacted ice from property line to property line; there is an empty salt on the front stair but the walk is icy

Ms. Moermond:

- there is a lot of compacted ice
- the city did give an Order; there was no returned mail; and there was plenty of time to handle this, although, it was pretty bad
- will recommend the Council approve this assessment
- City Council Public Hearing Jul 10, 2013

Referred to the City Council due back on 7/10/2013

- 39** [RLH TA 13-367](#) Ratifying the Appealed Special Tax Assessment for Real Estate Project No. J1305E, Assessment No. 138306 at 1528 OSCEOLA AVENUE.

Sponsors: Tolbert

Attachments: [1528 Osceola Avenue, snow letter, 1.31.13.pdf](#)
[1528 Osceola Avenue, PAEC letter, 2.14.13.pdf](#)
[1528 Osceola Avenue.Photos.2-7-13](#)

No show; approve the assessment.

Referred to the City Council due back on 7/10/2013

- 40** [RLH TA 13-320](#) Ratifying the Appealed Special Tax Assessment for Real Estate Project No. J1305E, Assessment No. 138306 at 1614 PACIFIC STREET.

Sponsors: Lantry

Attachments: [1614 Pacific Street.Summary Abatement. 1-10-13.DOC](#)
[1614 Pacific Street.PAEC](#)
[1614 Pacific St.Photos.1-23-13](#)

DSI staff recommends deleting the assessment due to inspector error; LHO concurs.

Referred to the City Council due back on 7/10/2013

- 41** [RLH TA 13-327](#) Ratifying the Appealed Special Tax Assessment for Real Estate Project No. J1309A, Assessment No. 138521 at 54 PASCAL STREET SOUTH.

Sponsors: Tolbert

Attachments: [54 Pascal Street, snow letter 3.8.13.pdf](#)

[54 Pascal Street South, photo, 3.15.13.DOC](#)

No show; approve the assessment.

Referred to the City Council due back on 7/10/2013

- 42** [RLH TA 13-333](#) Ratifying the Appealed Special Tax Assessment for Real Estate Project No. J1309A, Assessment No.138521 at 1268 PAYNE AVENUE.

Sponsors: Bostrom

Attachments: [1268 PAYNE AVENUE. SNOW ORDERS. 3-1-13.pdf](#)

[1268 PAYNE AVENUE. PHOTOS.4-4-13.DOC](#)

No show; approve the assessment.

Referred to the City Council due back on 7/10/2013

- 43** [RLH TA 13-325](#) Ratifying the Appealed Special Tax Assessment for Real Estate Project No. J1309A, Assessment No. 138521 at 726 RANDOLPH AVENUE.

Sponsors: Thune

Attachments: [726 Randolph Ave.Snow Walk Ltr.3-13-13](#)

[726 Randolph Avenue, photo, 3.19.13.DOC](#)

No show; approve the assessment.

Referred to the City Council due back on 7/10/2013

- 44** [RLH TA 13-315](#) Ratifying the Appealed Special Tax Assessment for Real Estate Project No. J1309A, Assessment No. 138521 at 1925 RANDOLPH AVENUE.

Sponsors: Tolbert

Attachments: [1925 Randolph Ave.Snow Letter.2-26-13](#)

[1925 Randolph Ave.Photo.3-1-13](#)

Approve the assessment.

RE: 1925 Randolph Ave (Single Family)

Neal Keppers, owner, appeared.

Mark Koranda, neighbor, who lives at 1919 Randolph

Mr. Keppers:

- background: he has been retired from the Army for 42 years; and he is fortunate to be able to leave the cold county for a warmer climate in the winter
- he hired, Mark, who lives next door, to shovel his walk
- when he came home Mar 31, 2013, he had received a letter from the city, dated Feb 26, 2013; he was appalled at the hourly rate charged; and he noticed that there was no date as to when the city had shoveled his sidewalk; so, he called the number and whoever answered the phone was incompetent
- in Apr 2013, he received another letter saying that there had been a clean-up at 1925 Randolph, dates Mar 4, 2013 - Mar 27, 2013
- he would like to know what's going on
- Mark has a list of the dates that he shoveled the walk

Inspector Paula Seeley:

- orders were sent for an unshoveled sidewalk Feb 26, 2013; compliance date Feb 29, 2013
- re-checked Mar 1, 2013 and a Work Order sent (rutted and icy)
- cost: \$160 + \$160 service charge = \$320
- no returned mail
- sent to Neal L. Keppers and to Occupant at 1925 Randolph

Mr. Keppers:

- he couldn't respond because he was out of the county
- Mark says that he's been shoveling, when needed
- VIDEO- walk not shoveled full width of the sidewalk; removed snow and ice; salted and sanded

Ms. Moermond:

- will recommend the Council approve this assessment

Referred to the City Council due back on 7/10/2013

- 45** [RLH TA 13-355](#) Ratifying the Appealed Special Tax Assessment for Real Estate Project No. VB1309, Assessment No. 138812 at 1264 REANEY AVENUE.

Sponsors: Lantry

DSI recommends deleting the assessment because rehab was completed in time; LHO concurs.

Referred to the City Council due back on 7/10/2013

- 46** [RLH TA 13-354](#) Ratifying the Appealed Special Tax Assessment for Real Estate Project No. VB1309, Assessment No. 138812 at 1258 RICE STREET.

Sponsors: Brendmoen

No show; approve the assessment.

Referred to the City Council due back on 7/10/2013

- 47** [RLH TA 13-290](#) Ratifying the Appealed Special Tax Assessment for Real Estate Project No. J1304E, Assessment No. 138304 at 160 RICHMOND STREET.

Sponsors: Thune

Attachments: [160 Richmond Street, Emergency summary abatement, 11.21.12.DOC](#)
[160 Richmond Street, Hauler Summary abatement, 11.21.12.DOC](#)
[160 Richmond Street, excessive consumption letter, 12.5.12.DOC](#)
[160 Richmond Street, excessive consumption letter 12.14.12.DOC](#)
[160 Richmond Street, excessive consumption letter, 1.4.13.DOC](#)
[160 Richmond St.Photos.11-21-12](#)

Approve the assessment. (NOTE: J1305E was scheduled today as well but was not discussed--PH is July 10, 2013)

RE: 160 Richmond St (Single Family)

Bob Lancaster, appeared on behalf of his wife, Sheri Lancaster, the owner.

Inspector Joel Essling:

- Excessive Consumption fee: \$125 + \$35 service charge = \$160
- orders issued 11-21-12; compliance date 11-26-12;
- was re-inspected 3 times for noncompliance to an order requiring the property owner to get garbage service and provide the name of that garbage service to the inspector
- there's another assessment pending for \$155 for the same thing
- Mr. Essling was the inspector on this
- there was an emergency Summary Abatement issued the day before Thanksgiving
- the neighbors were unhappy that they were looking out their window at garbage piled on the blvd
- he had a conversation with Mr. Lancaster and he seemed quite put out that he had to clean up this garbage but thinks that he eventually did get someone to clean it up, so, the crew did not have to clean it up; however, Mr. Lancaster told Mr. Essling that he was not going to comply with the order to provide the name of the garbage service
- he went back Dec 4, 2012 (4th re-inspection) and found that garbage service had been changed into the property owner's name
- he closed the file

Mr. Lancaster:

- across the board, he has always felt that the Department of Safety and Inspections was always professional and accommodating and civil
- this thing was initiated when they were 500 miles away and Mr. Essling called and started shouting about the trash laying all over the place; that we had 2 hours to pick it up and that they were going to charge us \$400 to go out
- first of all, he didn't know why Mr. Essling was calling him; he isn't even on the deed
- secondly, there's a tenant who lives there and there's trash removal service there
- thirdly, he has a problem with Mr. Essling's demeanor and his non-accommodating attitude
- Mr. Lancaster had told Mr. Essling that he would get someone to clean it up if he couldn't fine the tenant
- the trash man was coming the Fri after Thanksgiving
- he told Mr. Essling that he was out of town and when he got back he'd take of things
- after they got back, he was sitting in a restaurant and someone started shouting at me; he had no intention of communicating with him - he just said, "It's not my house."
- after they got home, there was a Notice which she hadn't saved; she didn't know what to do and was intimidated by it so, he said he'd take care of it; then, it skipped his mind for a couple of weeks
- his wife did put the trash service in her name with Veolia; then cancelled it and to keep the same service the tenant had: Garbage Man; they said they couldn't just

change names without consulting the tenant

- he is taking care of this for his wife because he doesn't want her to have to talk with Mr. Essling; he's rude

Ms. Moermond:

- the mail was sent to their house; it was in a pile and neither Mr. Lancaster nor his wife saw it but he called and Mr. Lancaster thought his demeanor was rude and he was loud; after a while had passed, the wife got a garbage service; the tenant had one, as well, so she cancelled hers and went with what the tenant had

- she is looking at an assessment for the garbage service not having been handled in a timely fashion, so, there were excessive inspection service while this gets sorted out

- Mr. Lancaster confirms that some time had passed before it got resolved

Mr. Essling:

- there was no garbage service at the property; it had been cancelled for nonpayment (Garbage Man)

Mr. Lancaster:

- Garbage Man was always there; a can was always there

Ms. Moermond:

- Mr. Essling is saying that Garbage Man wasn't collected because they weren't paid - photo - sees 4-5 bags of garbage and an overflowing garbage can

Mr. Lancaster:

- the guy he got to clean it up was out there in 2 hours

Ms. Moermond:

- you are being charged for several weeks of garbage service

- whether you are in town or not, it needs to be taken care of

- will recommend the Council approve this assessment

Referred to the City Council due back on 7/10/2013

48 [RLH TA 13-311](#)

Ratifying the Appealed Special Tax Assessment for Real Estate Project No. J1309A, Assessment No.138521 at 1704 SEVENTH STREET EAST.

Sponsors: Lantry

Attachments: [1704 SEVENTH STREET EAST. SNOW ORDERS. 2-27-13.pdf](#)
[1704 SEVENTH STREET EAST. SUMMARY ABATEMENT. 3-8-13.DOC](#)
[1704 SEVENTH STREET EAST.PHOTOS.3-14-13](#)

Approve the assessment.

RE: 1704 Seventh St E (Single Family)

Tongson Yang, owner, appeared.

Inspector Paula Seeley:

- Snow Order sent Feb 27, 2013; compliance date Feb 29, 2013

- re-checked Mar 8, 2013; sent another Summary Abatement (had more snow fall) - compliance date Mar 14, 2013

- work done Mar 20, 2013 for a cost of \$160 + \$160 service charge = \$320

- sent to Occupant and Sarah Jean Peters, 1704 Seventh St E

- no mail returned
- photos from Mar 14, 2013 - walk was totally glare ice and rutted

Mr. Yang:

- just moved in Mar 15, 2013; closed Mar 15, 2013
- this was for Feb 26 and he was not there at that time
- bought house from Sarah Jean Peters

VIDEO

Ms. Moermond:

- explained the situation: the previous owner got the Notice while she owned the house; the day before Mr. Yang closed, the city cleared it up; Ms. Peters didn't disclose the Order nor the Bill; it is incumbent upon the seller to tell the buyer about it if she hasn't taken care of the bill
- Mr. Yang should hold Ms. Peters accountable for this assessment
- reluctantly, she will recommend the Council approve this assessment
- City Council Public Hearing Jul 10, 2013; Council may look on this differently

Referred to the City Council due back on 7/10/2013

49 [RLH TA 13-357](#)

Ratifying the Appealed Special Tax Assessment for Real Estate Project No. J1309A, Assessment No. 138521 at 991 SIXTH STREET EAST.

Sponsors: Lantry

Approve the assessment.

RE: 991 Sixth St E (Single Family)

Nanda Sutrisno, owner, appeared.

Inspector Joe Yannarely:

- snow and ice order issued Mar 8, 2013; compliance 48 hours after postmark
- re-checked Mar 12 and found in noncompliance; work order issued
- work done Mar 14, 2013 for a cost of \$160 + \$160 service charge = \$320
- sent to Five Brothers Mortgage Company; Occupant; Secretary of Housing and Urban Development; and US Bank, Kentucky
- no returned mail
- VB file opened 5-18-12 as a Cat 2

Ms. Sutrisno:

- they closed on the house Mar 29, 2013
- doesn't know who to contact because it was a foreclosed house
- HUD was involved

Ms. Moermond:

- suggested they contact the realtor, who was involved
- problem: when people buy foreclosed homes, they are buying it either on a short sale or some other way; it's cheap because the transaction is handled quickly and simply and an explanation of Orders is often not disclosed
- the Orders were sent to the previous owner; it should have been disclosed to you
- the assessments, however, go with the property, not the previous owner
- will recommend the Council approve this assessment

Referred to the City Council due back on 7/10/2013

50 [RLH TA 13-337](#)

Ratifying the Appealed Special Tax Assessment for Real Estate Project No.

J1309A, Assessment No. 138521 at 846 SMITH AVENUE SOUTH.

Sponsors: Thune

Attachments: [846 Smith Ave S. snow letter 3.13.13.pdf](#)
[846 Smith Ave South, photos, 3.19.13.DOC](#)

No show; approve the assessment.

Referred to the City Council due back on 7/10/2013

51 [RLH TA 13-305](#)

Ratifying the Appealed Special Tax Assessment for Real Estate Project No. J1305E, Assessment No. 138306 at 2001 STANFORD AVENUE.

Sponsors: Tolbert

Attachments: [2001 Stanford Ave. snow letter 2.4.13.pdf](#)
[2001 Stanford Avenue, PAEC 2.8.13.pdf](#)
[2001 Stanford Ave.Photos.2-7-13](#)
[2001 Stanford Ave.Maintenance Letter.4-11-13](#)

Delete the assessment.

RE: 2001 Stanford Ave (Single Family)

Paul Quist, owner, appeared.

Inspector Paula Seeley:

- snow order issued Feb 4, 2013; compliance date Feb 7, 2013
- re-checked Feb 7 - work order sent
- work had been done by owner
- comments: PAEC for a cost of \$120 + \$35 service charge = \$155

Mr. Quist:

- he rents to a tenant who will probably be buying the house; he is an out-of-town sales person, so he's gone quite a bit; he contracts for snow removal
- he contacted the tenant; tenant wrote a letter saying that the inspection was made Feb 4; they shoveled on Feb 5 and re-inspection was Feb 7, 2013; in between the 5th and the 7th, there was additional snow fall
- he guesses that what the inspector saw on the 7th was the additional snow fall
- he provided the bill from the contractor, who also kept a record of snow fall inches and dates on the back (scanned into the record)
- snow was also shoveled on Feb 10 and Feb 20, 2013
- there was no snow fall between the 10th and the 13th

Ms. Seeley:

- city crew did not get out there until Feb 13, 2013; that's a long period
- NO VIDEO
- no history

Ms. Moermond:

- the work wasn't done when the Orders were issued and someone did do the work right away
- will recommend the Council delete this assessment

Referred to the City Council due back on 7/10/2013

- 52 [RLH TA 13-350](#) Ratifying the Appealed Special Tax Assessment for Real Estate Project No. VB1309, Assessment No. 138812 at 603 VAN BUREN AVENUE.
- Sponsors:** Carter III
- DSI staff recommends deleting the assessment because rehab was completed in 2 months after the anniversary date. LHO concurs.*
- Referred to the City Council due back on 7/10/2013**
- 53 [RLH TA 13-359](#) Ratifying the Appealed Special Tax Assessment for Real Estate Project No. J1309A, Assessment No. 138521 at 449 VIEW STREET.
- Sponsors:** Thune
- No show; approve the assessment.*
- Referred to the City Council due back on 7/10/2013**
- 54 [RLH TA 13-366](#) Ratifying the Appealed Special Tax Assessment for Real Estate Project No. J1305E, Assessment No. 138306 at 601 WESTERN AVENUE NORTH.
- Sponsors:** Carter III
- Reduce the assessment from \$275 to 77.50.*
- RE: 601 Western Ave N*
- Alex Jerome, owner, and his wife appeared.*
- Inspector Joe Yannarely:*
- *Excessive Consumption fee on snow and ice complaints*
 - *Orders dated Jan 30, 2013; compliance 48 hours after postmark*
 - *when inspector checked it, it wasn't done*
 - *when city crew showed up, it had already been done by owner*
 - *2 work orders for the same thing were issued resulting in 2 fees totaling \$275*
 - *recommends that 1 fee be deleted*
 - *history: 11 Work Orders within the last year and a half*
- Ms. Moermond:*
- *will reduce fee to \$155 (\$120 fee + \$35 = \$155)*
- Ms. Jerome:*
- *they always clean up their property, including shoveling snow*
 - *in the bill, it says \$120 X 1 = \$240; it is supposed to read \$120 X 1 = \$120*
 - *website shows a complaint of snow on sidewalk came in but it was 48 degrees and there was no snow*
- Ms. Moermond:*
- *when a complaint comes into the office, the inspectors have to go check it out*
 - *explained the Excessive Consumption fee which means too many inspections within a 12-month time period (charge for coming out)*
- Mr. Yannarely:*
- *he inspected this; notes: packed snow and ice; no attempt made to clear; sending Work Order - note taken Feb 4, 2013*
 - *this is a high traffic area; complaints will come in because people walk there all the*

time

- history since Jan 2013 = nothing

Ms. Moermond:

- this wasn't done in a timely fashion; on Feb 4, 2013 there was packed snow and ice (Mr. Yannarely's testimony)

- will recommend the Council reduce the \$155 by half = \$72.50

- City Council Public Hearing Jul 10, 2013

Referred to the City Council due back on 7/10/2013

Special Tax Assessment Rolls

- 55** [RLH AR 13-48](#) Ratifying Collection of Certificate of Occupancy fees billed November 27, 2012 to January 4, 2013. (File No. CRT1308, Asmt No. 138209)
- Sponsors: Lantry
- Attachments: [Assessment Roll](#)
- Referred to the City Council due back on 6/19/2013**
- 56** [RLH AR 13-49](#) Ratifying Collection of Vacant Building fees billed March 29, 2012 to January 18, 2013. (File No. VB1309, Asmt No. 138812)
- Sponsors: Lantry
- Attachments: [Assessment Roll](#)
- Referred to the City Council due back on 7/10/2013**
- 57** [RLH AR 13-52](#) Ratifying Property Clean Up services during March 4 to 27, 2013. (File No. J1309A, Asmt No. 138521)
- Sponsors: Lantry
- Attachments: [Assessment Roll](#)
- Referred to the City Council due back on 7/10/2013**
- 58** [RLH AR 13-53](#) Ratifying Trash Hauling services during March 6 to 27, 2013. (File No. J1309G, Asmt No. 138709)
- Sponsors: Lantry
- Attachments: [Assessment Roll](#)
- Referred to the City Council due back on 7/10/2013**
- 59** [RLH AR 13-54](#) Ratifying Excessive Use of Inspection services during January 2 to February 13, 2013. (File No. J1305E, Asmt No. 138306)
- Sponsors: Lantry
- Attachments: [Assessment Roll](#)

Referred to the City Council due back on 7/10/2013

11:00 a.m. Hearings

Summary Abatement Orders

- 60 [RLH SAO 13-18](#) Appeal of Donald Knoepke to a Summary Abatement Order at 977 GREENBRIER STREET.

Sponsors: Bostrom

Attachments: [977 Greenbrier St.appeal.5-13-13](#)

Issue resolved.

Withdrawn

Orders To Vacate, Condemnations and Revocations (NONE)

1:30 p.m. Hearings

Fire Certificates of Occupancy

- 61 [RLH FCO 13-95](#) Appeal of John D. Foster to a Fire Inspection Correction Notice at 1666 MARYLAND AVENUE EAST.

Sponsors: Bostrom

Attachments: [1666 Maryland Ave. E. appeal 4-22-13](#)

[1666 Maryland Ave E.Foster Ltr 5-13-13](#)

[1666 Maryland Ave E.Foster Ltr 5-22-13](#)

Deny the appeal. (No one appeared)

Referred to the City Council due back on 6/19/2013

- 62 [RLH FCO 13-102](#) Appeal of Michelle Nuttall to a Fire Certificate of Occupancy Correction Notice at 988 FIFTH STREET EAST.

Sponsors: Lantry

Attachments: [988 Fifth St. E. appeal 4-30-13](#)

[988 Fifth St E.Nuttall Ltr 5-13-13](#)

[988 Fifth St.Photos](#)

[988 Fifth St E.Nuttall Ltr 5-22-13](#)

Grant the appeal.

RE: 988 Fifth St E (duplex)

Michelle Nuttall, owner, appeared.

Fire Inspector A. J. Neis:

- had a chance to review the file that Ms. Nuttall had sent
- after see the photos himself, he concurs with the plumbing and mechanical inspectors that the water heater is vented properly

Ms. Moermond:

- will recommend granting this appeal

Referred to the City Council due back on 6/19/2013

63 [RLH FCO
13-111](#)

Appeal of Vanna Yean to a Fire Certificate of Occupancy Correction Notice at 535 FOREST STREET.

Sponsors: Lantry

Attachments: [535 Forest St.appeal.5-13-13](#)
 [535 Forest St.Yean Ltr 5-22-13](#)
 [535 Forest St Yean Revised Ltr 5-23-13](#)

Grant extension until June 7, 2013 for compliance.

RE: 535 Forest St (single family)

Vanna Yean, owner, appeared.

Fire Inspector A. J. Neis:

- Fire Certificate of Occupancy Correction Notice dated Feb 19, 2013 with a Re-inspection on May 29, 2013 by Bill Beumer
- multiple code violations: damaged joist and beam; damaged siding; electrical hazards-appliances that are 3-prong plugged into non-grounded outlets; don't have the fuel burning test report nor the CO test; window issues, etc.
- generated by a behavioral complaint
- the C of O process started Oct 2012
- issued a final Correction Notice to comply or we will Revoke the C of O
- no photos in the file
- Oct 4, 2012 - appointment letter sent for inspection Oct 29 (that date was changed because of a behavioral complaint)
- Oct 30, 2012 - appointment letter sent for re-inspection Dec 5, 2012 - that inspection was conducted-found 19 code violations
- Jan 11, 2013 - re-inspection (was re-scheduled to Feb 19, 2013); occupant stated the property was a half-way house run by the State of MN
- Feb 19, 2013 - Inspector met property owner's daughter for a re-check and gave until the end of Apr to complete the list - that was re-scheduled for May 1, 2013: down to 6 items
- May 8, 2013 - appointment letter for Re-inspection May 29, 2013, which references an inspection made Feb 19, 2013 (not current information)

Ms. Moermond:

- the May 8th letter was poorly composed and there's no photos in the file
- the appeal calls for an extension (don't have a lot of money to hire a general contractor; will cost over \$10,000 to replace the floor joists and siding, etc.)

Mr. Yean:

- three contractors came to look at it and said it would cost over \$10,000 to fix this

(one joist is cracking; contractor said, if you are going to replace 1, you might as well replace the rest)

- he would like to keep the place running and keep up the maintenance*
- he is applying for refinancing and some loans but it feels like a losing battle, financially*
- he is concerned about safety, too; doesn't want it to come down*
- the siding is no big deal; the electrical has not been addressed but the cost is less than \$1,000*
- he was waiting to see how much of an extension he could get and to see how much the joists would cost before he started working on everything*
- has run that house for 10 years and has never had an issue; now, all of a sudden, we keep getting more and more items that need to be done*

Ms. Moermond:

- is not seeing anything new on the latest set of Orders*
- is troubled by how this was handled by Fire inspections and how it was handled by Mr. Yean (Mr. Yean said he has been frustrated, too; he works full time and when appointments were scheduled, the inspector called to re-schedule, then, he was sick and had to re-schedule; it seemed that when the inspector was available, Mr. Yean was not available)*
- that did give Mr. Yean more time to address the issues, which he did not take advantage of*
- the re-scheduling and re-scheduling of this is bizarre; there are 4 actual inspections and no Revocation for non-compliance over a long period of time, which is not what Fire Inspections' procedure is in these matters; she would expect different; especially, with such critical life-safety violations as a failing structural member*
- the last letter is not constructed correctly and there's no photos attached to the file*
- this issue has been going on for a long while and these are old problems*
- is hearing that the Appellant doesn't know whether or not he can get the money out of the property to make it worthwhile to spend this kind of money on it*
- is not convinced that Mr. Yean has solid estimates; thinks a \$10,000 estimate is extraordinary to replace a structural member*
- this must be taken care of right now*
- she will recommend granting an extension to Jun 7, 2013*
- City Council Public Hearing Jun 5, 2013*
- Mr. Yean needs to decide if he's going to spend the money on it; if he is not, the city will close it down*

Mr. Yean:

- his daughter is working with Inspector Beumer*
- he never heard about the behavioral issues that were mentioned*
- they rent this house to state; they manage and take care of things*
- they call him to do repairs-maintenance issues, only*

Ms. Moermond:

- told Mr. Yean to talk with Inspector Beumer about what happened with the behavioral issues*

Referred to the City Council due back on 6/5/2013

64 [RLH FCO
13-109](#)

Appeal of Patrick Igo to a Re-Inspection Fire Certificate of Occupancy With Deficiencies at 819 HOLLY AVENUE.

Sponsors: Carter III

Attachments: [819 Holly Ave.appeal.5-10-13](#)
[819 Holly Ave.Igo Ltr 5-22-13](#)
[819 Holly Ave.Water Bill, Xcel Bill and Mortgage.6-10-13](#)
[819 Holly Ave.Igo Affidavit Ltr.6-14-13](#)

Documents received on June 10th and Ms. Moermond reviewed the documents provided by son, Daniel Igo and she indicated that Mr. Pat Igo will need to send in a written statement stating that son is making payment thru mortgage co on his own and not in lieu of rent payment.

LHO will grant the appeal in order to get out of the Fire Certificate of Occupancy Program provided that son provide proof, per document, that he is part owner.

RE: 819 Holly Ave (single family)

Patrick Igo, owner, appeared.

Fire Inspector A. J. Neis:

- *Fire Certificate of Occupancy Correction Notice date Apr 1, 2013 with a May 1, 2013 re-inspection date*
- *next re-inspection Jul 1, 2013*
- *the appeal is a request to be removed from the C o O requirement*
- *this is a family homestead; family members occupy the home*

Mr. Igo:

- *after his son, wife and 3 kids moved in with them, he and his wife bought a condo at 165 Western Ave N*
- *the house had never been inspected until Apr 2013; personally, he feels like it's an intrusion*
- *his son will eventually move out and we will move back in*
- *he brought a copy of the homestead*
- *he intends to comply with the list*
- *the house is not for sale or for rent and maybe he should not be required to be in the C of O Program*
- *he bought this house either in 2001 or 2002*
- *his son wants to buy it but he's not qualified; he is making the mortgage payments*

Ms. Moermond:

- *the ordinance says "non-owner occupied" (if you are the owner and are not living there, setting aside the homesteading stuff, the house is "non-owner occupied")*
- *could there be a way for the son to assume an ownership interest in this (?)*
- *this is a hybrid situation*
- *he has been making house payments for 10 years, so then, he has developed an interest in the mortgage if he's not actually on the mortgage*
- *asked for a statement in writing from Mr. Igo that states his son is making payments and intends to buy it*
- *some of the things that have been called out at the inspection may need to be resolved*
- *noticed damaged ceiling in the mechanical room (Mr. Neis: we'll withdraw that order; there's no fire separation requirement in a single family home)*
- *dryer exhaust venting could be fixed because it's the 2nd most common cause of fires in residences*
- *doesn't think a re-inspection is necessary if the letter is submitted*

Referred to the City Council due back on 6/19/2013

65 [RLH FCO
13-112](#)

Appeal of Mary Tichich to a Re-Inspection Fire Certificate of Occupancy With Deficiencies at 663 LINCOLN AVENUE.

Sponsors: Thune

Attachments: [663 Lincoln Ave.appeal.5-13-13](#)
[663 Lincoln Ave.Photos.2-20-13](#)
[663 Lincoln Ave.Tichich Ltr 5-23-13](#)
[663 Lincoln Ave.Photos.6-5-13](#)
[663 Lincoln Ave.Fire C of O Order.6-5-13](#)

Laid over to get update on inspection visit set for June 5 at 11:00 AM.

RE: 663 Lincoln Ave (apartments)

Mary Tichich, owner, appeared.

Fire Inspector A. N. Neis:

- Fire Certificate of Occupancy Correction Notice dated Apr 26, 2013; re-inspection May 29, 2013*
- 7 code violations; all but dog licensing is being appealed.*
- photos in file*

Ms. Moermond:

- looks as though there was a much long list earlier*

Ms. Tichich:

- Nov 2011 - a tenant called the city before she called Ms. Tichich or the building manager because the ceiling was leaking*
- the city came out and she got a list of 20 things to fix*
- she has always tried to be in compliance, so she thought she'd go ahead and fix all the things on the list*
- when the inspector came to re-inspect, he wanted more things fixed, and so on, and so on*
- she sent in a check, which was cashed, for the extra inspections but she never received her C of O; she called up the city and they said, "Well, if you want one, we can send you one," but she never got it*
- a couple months later, she got another notice that she'd be re-inspected and she didn't know why; she had just finished those 20 items and now, she got another list with 8 more items on it; then, she got a different inspector, who gave her 8 more items and then, more*
- now, the dog licenses just came up and I need an extension on the hand rail for the basement (it never was brought up before and has been that way for 85 years)*
- from her point of view, it seems like harassment; it never stops*
- she takes care of the building*
- it's been constant since Nov 2011 and she wants it to stop; it seems as though she's been singled out*
- they are working on the property; these things are not cheap, especially the ones which require a permit; there doesn't seem to be any consideration for cost*

Mr. Neis:

- assured Ms. Tichich that she is not being singled out*
- they have not initiated the inspections; since 2011, their office has been contacted by complainants; they are obligated to send out an inspector and if he finds a*

violation, he is obligated to write the order
 - there have been 3 complaints since 2011, all of which have triggered inspections
 - the last set of orders doesn't require permits - purely maintenance issues: photos of substantial cracking in the living room ceiling

Ms. Tichich:

- has owned the building for over 20 years and has never had this amount of attention

Mr. Neis:

- looking at the files, the Appellant is correct; the first inspection process started in 2001 and approved in 2002; another inspection was done in 2004; the next inspection was done in 2008; and then this process began
 - there had been no complaints prior to 2011

Ms. Moermond:

- understands Ms. Tichich's frustration
 - she needs to look at the building conditions and not how the city became aware of them - it doesn't matter; what matters is whether or not the conditions exist and if they should be called out
 - from the photos, she is seeing conditions that would normally be called out
 - when the list is finished, the inspections will stop

Mr. Neis:

- on the re-check, Inspector Efferson would be checking for the violations that he wrote up on the previous inspection; if, however, a new violation pops out at him or was caused since his last visit, it may be called out
 - from his last inspection, the building received a "B" grade, which means that if these orders are in compliance, the next inspection won't be due until 2016 unless there's another complaint

Ms. Tichich:

- expects to be completely done in 2 weeks

Ms. Moermond:

- asked that Mr. Neis go along to the next re-inspection Jun 5, 2013 at 11 am
 - will lay this over for 3 weeks until Jun 11 LH

Laid Over to the Legislative Hearings due back on 6/11/2013

66 [RLH VO 13-19](#)

Appeal of Jennifer Jahangiri, St. Paul Tobacco Room, to a Notice of Condemnation-Unfit for Human Habitation-Order to Vacate at 152 UNIVERSITY AVENUE WEST. (To be referred back to Legislative Hearing on July 9, 2013 and City Council Public Hearing on August 7, 2013)

Sponsors: Carter III

Attachments: [152 University Ave W.appeal.4-15-13](#)
 [152 University Ave W.Photos.4-8-13](#)
 [152 University Ave W.Jahangiri Ltr.4-18-13](#)
 [152 University Ave W.Materials](#)
 [152 University Ave W.Jahangiri Ltr 5-23-13](#)

Deny the appeal; building must be vacated immediately.

RE: 152 University Ave W (Commercial/Apartment-B-Commercial)

*Justin Jahangiri, St. Paul Tobacco Room, appeared.
Omer Jamel, business consultant, appeared.*

Ms. Moermond:

*- she was copied on an FYI Email yesterday saying that the inspector had observed that the scaffolding was gone; he had a conversation with Mr. Jahangiri about that; Ms. Moermond responded to the Email by saying this issue was one covered in the City Council's resolution on this matter
-therefore, she understands all parties wish this be considered sooner than later, so the building may not have to be vacated.*

Fire Inspector A. J. Neis:

*- yesterday, he drove by this property and noticed that the scaffolding had been removed; he then contacted Justin and well as the property owner to find out what had happened plus he sent out the Email to Ms. Moermond and his superiors
- it's a dangerous condition; he took photos and then blocked off the sidewalk with emergency fireline tape because the conditions had changed
- the appeal was on the Order to Vacate; since the violation and after speaking with his superiors, they Condemned the building and are now enforcing the Order to Vacate
- Mr. Jahangiri has just shown me photos of the scaffolding having been re-erected and the debris in the back abated*

Ms. Moermond:

*- a Summary Abatement Order has also been issued by Inspector Matt Dornfeld; it talks about the requirement to immediately remove/repair and shore any or all loose masonry stone on exterior of building and immediately obtain Right-of-Way obstruction permit from the Dept of Public Works
- he mentions some garbage in the back, as well*

Mr. Neis:

*- since condition #2 has been violated, we don't know whether it will be removed again; so, we need to safeguard the public in the public right-of-way
- the SA Order is to remove any of those hazardous issues*

Mr. Jahangiri:

*- brought up photos to show Ms. Moermond
- he hadn't known that the scaffolding had been removed until Mr. Neis called him yesterday
- he called the scaffolding company and found out that it was an accounting error on their part; they hadn't charged him and they apologized
- the owner of the building didn't know about it; the money for the scaffolding was coming out of their business' pocket
- when put all of his payment information on the application, they didn't enter the numbers correctly; he went over the numbers with them and found that it was their mistake; they thought he didn't have the funds and had given them false information; when the company found out that it was their mistake, they put the scaffolding again; it wasn't anything on his part*

Mr. Jamel:

*- he did some research on what had happened; the company apologized - said it was simply a mistake on their part and they would put the scaffolding back up and they did; it's their mistake that lead to this meeting, not Mr. Jahangiri's
- is sure this will not happen again unless there is a tornado or other bad weather*

Mr. Jahangiri:

- they need the 90-day window to keep their business open while either the roof is repaired or they find another place
- will be meeting with the building owner tomorrow to talk about the roof issues
- they are in the process of fixing everything
- he has nothing else beside this business; this business supports 2 families
- they want to keep their business open; they need to show some kind of stability to keep their business going

Mr. Neis:

- he went out there yesterday at 4 pm accompanied by Building Official Steve Ubl, who concurred with the assessment and also identified a couple of issues at the building next door, as well (in an area that's not a hazard to the public)
- we found that nothing has changed about any kind of repairs to be made-no permit, either
- he spoke with the owner's representative, who is a structural engineer (J. B. Realty is the landlord)
- the structural engineer provided a report back to J. B. Realty indicating that some tuckpointing needed to be done to make sure that it's safe; he also concurred that the safety measures of the scaffolding would need to be in place and was a very good idea; he also realized that there's no mortar holding those cap stones in place, so, those bricks could go, one by one, any time

Ms. Moermond:

- took a 15-minute break to review the record
- confirmed that there's a Right-of-Way permit pulled 4-17-13
- talked with Mr. Jahangiri; he was working with Joel at Scaffolding Services Inc (646-4600)
- observed that the scaffolding installed did not have any kind of snow fencing or barrier to protect pedestrians from a brick that may land and bounce off the scaffolding
- asked Mr. Neis to call and talk to Scaffolding Services, Inc., while she handles another case
- they will come back to this case and wrap up

Mr. Neis:

- spoke with Courtney, assistant to owner, Jack, at Scaffolding Services, Inc, who indicated that there had been an error, the card had been declined and that's why they pulled the scaffolding
- Courtney will be there for the next half hour and would be willing to talk with Ms. Moermond (provide testimony)

Mr. Jahangiri:

- the card had to have been declined because of entering an incorrect number because he had almost \$2,000 in the account and the bill was \$508; so, there's no way that the card could have been declined for insufficient funds

Ms. Moermond:

- this building is in disrepair; no one disputes that it's going to come down under its own weight if it's not repaired - all agree
- this business is tucked inside this shambles of a building and we're trying to figure out how to keep it open for the business a little bit longer knowing that the owner may/may not repair; he certainly hasn't been interested in fixing the roof or the 2nd

floor

Mr. Jahangiri:

- the owner has expressed to him that he wants to fix the roof*
- he doesn't know their business' future; they just need time to find a different and safe place; otherwise, they have no income*

Ms. Moermond:

- she wasn't happy crafting the resolution for this in the first place; and having the scaffolding taken down and not having the Appellant even know about it and seeing that the supporting fencing hadn't been in place in addition to the mess in the back --- it just doesn't speak will of a situation that's been under control*
- said that she wished she could give them the time but she can't*
- she thinks the building should be vacated*
- the next stop is the City Council Public Hearing Jun 5, 2013*
- the scaffolding went away, although Mr. Jahangiri was unaware of that; the scaffolding was put back up again; she understands that it was a billing problem with Scaffolding Services, Inc;*
- the fencing that was required had not been installed (Mr. Jahangiri: he understood that Ms. Moermond had said that it would be a good idea to put up the fencing but not that it was required; Inspector Neis approved the installation; he said nothing about the fencing)*

Mr. Neis:

- he did called the fencing incorrectly; he was concerned only with the scaffolding at that point*

Ms. Moermond:

- noted that Mai Vang had included the fencing requirement in the letter that was Emailed to the contact address he left at the last hearing*
- the city issued a Summary Abatement Order to the owner of the building that it needed to be scaffolding; the business has been paying for it but the responsibility is on the owners to protect the public right-of-way*
- Mr. Jahangiri's interest was in keeping the business open, which was conditioned on this being taken care of*

Mr. Jamel:

- the scaffolding is back and we all now know why it was taken away; it was not Mr. Jahangiri's fault; but it's back up again, lacking the snow fencing, which can be added easily*
- they called Mr. Neis after having installed the scaffolding in the first place and he checked it out and said it was fine; he put yellow tape around it; if he would have said that he was not happy with it, they would not have opened up again; but he was the boss and he OK'd it*
- non of this has been intentional*

Ms. Moermond:

- she understands that there was an inspector's mistake; however, they were given the notice in writing of the expectation (letter was sent by Email to the address that the Applicant left as his contact at the last LH, leejen35@hotmail.com (Mr. Jahangiri: that is my mom's Email - the primary owner; he said that he never got that Email from his mom)*
- things haven't been running smoothly; things keep going wrong -- what kind of faith can she put in this for the next 60 days? (Mr. Jahangiri said that he would pay ahead 60 days for the scaffolding and put up the snow fencing)*
- will take a break to talk with Inspector Neis and Public Works to verify sign-offs on*

their permit

- was in formed that no building permit was needed; OK there
- it's problematic that the snow fencing wasn't there

Mr. Neis:

- made another call to Courtney, Scaffolding Services, Inc. to get her testimony on the record regarding the error that was made

Courtney Dender:

- Justin from the tobacco shop contacted us because he needed to have scaffolding erected because for whatever reasons of the fire marshal. They came out the next day and put it up; he provided us with a credit card (they require credit card payment up front before the work is done). When they went to run his credit card, it was declined; they periodically ran it over the next few weeks and it kept coming back declined. The owner, Jack and their AR person, Donna, made 2-3 phone calls to him and left messages regarding payment and he did not return their calls. Friday, they went to the building to see if they could find him. There was no one there; it looked like it was boarded up, so they went over Monday to take down the scaffolding because it hadn't been paid for. He called first thing Tuesday morning and provided the same credit card number; when they re-ran it, it was declined twice; a couple hours later, it went through. Then, they went back to put up the equipment.

Ms. Moermond:

- that sounds different from what Mr. Jahangiri said

Mr. Jahangiri:

- insisted that it was not; he hadn't deposited any money, yet the card was run the same day twice and was declined; then, all of a sudden, it goes through; he had money in the account and it should have gone through immediately
- he also has no record of phone messages

Ms. Dender:

- file says: invalid credit card number
- we have the correct information, now; he provided the exact same number later and it started working

Mr. Jahangiri:

- noted that whenever he runs credit cards and it says "invalid card number", that means that they have a new card and that card's no longer working; if there are insufficient funds, it'll say "declined"
- when he spoke with Courtney initially, she said, "We need a new card;"

Ms. Moermond:

- noted the lack of connection that happened in the 3 weeks between Apr 29 and the present - the company says they tried to get a hold of the Appellant multiple times
- we also didn't have success when we sent the Email letter to the address he provided (to be consistent, the Appellant said he provided the same Email as always for this property)
- all of these little things are problematic to her
- this was already a razor thin case to begin with
- she has big concerns about the building itself and its own safety - if the roof fails, it could pancake down to the first floor
- it was assumed that things would be taken care of; we had not scheduled to look at this again until Jul;

- she is not satisfied that things have been taken care of to a high enough standard
- there are contact problems
- is concerned that the scaffolding left and Mr. Jahangiri wasn't even aware of it
- garbage hanging out the back
- is concerned that Appellant didn't read the letter and see that the snow fencing should have been attached; and that the inspector didn't follow through on that either
- the responsibility needs to shift to the owner to make sure that public safety is ensured
- does not think that it's safe enough to operate a business out of here
- if the owner abates the problem and gets this roof repaired or stabilizes it

Mr. Jahangiri:

- said that he can't be out of business that long; he will need to find a job; it may mean bankruptcy for him; this is very upsetting to him; this is the way he puts food on the table, as did his father's family
- pleaded for some understanding, consideration and compassion for human error

Mr. Jamel:

- the mistake has been rectified; there was no intention to not follow the rules of the city
- seems to be minor issues of miscommunication; please give them another chance

Ms. Moermond:

- understands that people make mistakes but a condition of the City Council resolution was not met (fencing)
- for now, she will recommend the building be vacated
- City Council Public Hearing Jun 5, 2013

Referred to the City Council due back on 6/5/2013

2:30 p.m. Hearings

Vacant Building Registrations

- 67 [RLH VBR 13-23](#) Appeal of Sheik and Farah Azizudin to a Vacant Building Registration Fee at 749 CHARLES AVENUE.

Sponsors: Carter III

Attachments: [749 Charles Ave.appeal.5-14-13](#)
[749 Charles Ave.Photos.5-6-10](#)
[749 Charles Ave.Revocation Order.5-4-10](#)
[749 Charles Ave.Azizudin Ltr 5-23-13](#)

Waive the VB fee for 90 days.

RE: 549 Charles Ave (single family)

Sheik and Farah Azizudin appeared.

Inspector Rich Singerhouse:

- Vacant Building registration fee
- been in the VB Program since May 6, 2010 after a referral from Fire Inspections May 4, 2010

- has been a recent purchase; however, there has been no sale review (Reid Soley, DSI) yet (when you buy a Cat 2 or Cat 3 VB, you need to go through a process called a sale review)
- has been a code compliance ordered and completed May 14, 2013; the report is not written up yet

Ms. Moermond:

- a sale review process allows you to demonstrate that you have the money and the where-with-all to do the rehabilitation
- the first step is the code compliance inspection report which is already complete
- before permits can be issued, there are hoops to jump through, one of which is the VB fee; another is the code compliance; and showing the city that you have the money to do the job

Ms. Azizudin:

- was unaware of 3 years worth of VB fees (have already paid for 2 years, prior)
- they want to live in the house right now
- it will take 3-4 months to fix it
- asking to have the fee waived for 3-4 months
- she paid \$16,000 for the house
- the appraisal was \$91,000 for the year prior
- the appraisal for 2013 is \$57,000
- the last guy who appraised is said it was worth only \$20,000
- the taxes should be lower (Ms. Moermond: that can be appealed and may be adjusted by the county)
- purchased the house either Apr 30 or May 1, 2013

Ms. Azizudin:

- contractors are lined up and they have the money to pay the bill
- has talked to Reid Soley
- contractor looked at the building and he's ready to give his report; everything is in process

Ms. Moermond:

- will recommend waiving the VB fee for 90 days; then, if the rehab is not done, they will receive a bill

Referred to the City Council due back on 6/19/2013

Window Variances: No Hearing Necessary

- 68 [RLH FOW 13-8](#) Appeal of Curtis Mangan to a Correction Notice-Adult Foster Care Inspection at 1428 ALMOND AVENUE.

Sponsors: Stark

Attachments: [1428 Almond Ave.appeal.5-14-13](#)
[1428 Almond Ave.Mangan Ltr 5-23-13](#)

Grant a 2-inch variance on the openable height of the egress windows in the first floor north and east bedrooms; grant a 5-inch variance on the openable height of the egress windows in the second floor staff bedroom; and grant a 6-inch variance on the openable height and a 2-inch variance on the openable width of the egress window in the second floor north bedroom. (no hearing was necessary)

Referred to the City Council due back on 6/19/2013

Staff Reports