

Vang, Mai (CI-StPaul)

From: Vang, Mai (CI-StPaul)
Sent: Friday, May 31, 2019 11:52 AM
To: Bruce Nelson
Cc: Magner, Steve (CI-StPaul); Ubl, Stephen (CI-StPaul); Seeger, Jim (CI-StPaul); Yannarely, Joe (CI-StPaul); Boulware, Christine (CI-StPaul); Sheffer, Vicki (CI-StPaul); Soley, Reid (CI-StPaul)
Subject: RE: 830 University Ave W..

Mr. Nelson,

Unfortunately, I will not be able to make referrals nor give legal advice and I also have very limited information on owner(s). We based our information from Ramsey County Property Tax Record for up-to-date owners' information.



Mai X. Vang
Legislative Hearing Coordinator
Saint Paul City Council
15 W Kellogg Blvd, Ste. 310
Saint Paul, MN 55102
P: 651-266-8563
F: 651-266-8574
mai.vang@ci.stpaul.mn.us

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From: Bruce Nelson [mailto:brucenelsonrealestate@outlook.com]
Sent: Friday, May 31, 2019 11:18 AM
To: Vang, Mai (CI-StPaul) <mai.vang@ci.stpaul.mn.us>
Cc: Magner, Steve (CI-StPaul) <steve.magner@ci.stpaul.mn.us>; Ubl, Stephen (CI-StPaul) <stephen.ubl@ci.stpaul.mn.us>; Seeger, Jim (CI-StPaul) <jim.seeger@ci.stpaul.mn.us>; Yannarely, Joe (CI-StPaul) <joe.yannarely@ci.stpaul.mn.us>; Boulware, Christine (CI-StPaul) <christine.boulware@ci.stpaul.mn.us>; Sheffer, Vicki (CI-StPaul) <vicki.sheffer@ci.stpaul.mn.us>; Soley, Reid (CI-StPaul) <reid.soley@ci.stpaul.mn.us>
Subject: RE: 830 University Ave W..

Think Before You Click: This email originated outside our organization.

Hi Mai,

I just wanted to reach out to you regarding Category 3 properties. I know that the property owners are supposed to have a plan of either demolition rehabbing the property by the time they make it to the hearing. But I would suspect that often they don't.

I would like to let you know that I am working with several investors that are able to help other people in this situation. Now that we have successfully gone through the process once, I have learned a great deal and know how to serve these people while helping you meet your expectations for these properties.

The challenge for me in this business is making the contact with the owners of these distressed assets. Since they are vacant, the owners have moved on or in a situation like this one I would need to find a personal representative of an estate. Do you have any recommendations for me with regard to how I can find the owners or personal representatives for these vacant buildings or is it possible for you to make referrals to these owners if they simply don't know what to do?

Thanks,

Bruce Nelson

952-270-1514



Bridge Realty
1101 East 78th St, Suite 300
Bloomington, MN 55420

From: Vang, Mai (CI-StPaul) <mai.vang@ci.stpaul.mn.us>
Sent: Tuesday, May 28, 2019 10:59 AM
To: Andrew Kim <andrew@paramountinvestment.net>; 'Bruce Nelson' <brucenelsonrealestate@outlook.com>; wtsncraig5@gmail.com; Greg Park <greg@paramountinvestment.net>
Cc: Magner, Steve (CI-StPaul) <steve.magner@ci.stpaul.mn.us>; Ubl, Stephen (CI-StPaul) <stephen.ubl@ci.stpaul.mn.us>; Seeger, Jim (CI-StPaul) <jim.seeger@ci.stpaul.mn.us>; Yannarely, Joe (CI-StPaul) <joe.yannarely@ci.stpaul.mn.us>; Boulware, Christine (CI-StPaul) <christine.boulware@ci.stpaul.mn.us>; Sheffer, Vicki (CI-StPaul) <vicki.sheffer@ci.stpaul.mn.us>; Soley, Reid (CI-StPaul) <reid.soley@ci.stpaul.mn.us>
Subject: RE: 830 University Ave W..Making Finding Notice of Hearing Ltr.5-24-19

I have an email from Reid Soley stating the cci has been issued.



Mai X. Vang
Legislative Hearing Coordinator
Saint Paul City Council
15 W Kellogg Blvd, Ste. 310
Saint Paul, MN 55102
P: 651-266-8563
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mai.vang@ci.stpaul.mn.us

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From: Andrew Kim [<mailto:andrew@paramountinvestment.net>]
Sent: Tuesday, May 28, 2019 9:25 AM
To: Vang, Mai (CI-StPaul) <mai.vang@ci.stpaul.mn.us>; 'Bruce Nelson' <brucenelsonrealestate@outlook.com>; wtsncraig5@gmail.com; Greg Park <greg@paramountinvestment.net>

Cc: Magner, Steve (CI-StPaul) <steve.magner@ci.stpaul.mn.us>; Ubl, Stephen (CI-StPaul) <stephen.ubl@ci.stpaul.mn.us>; Seeger, Jim (CI-StPaul) <jim.seeger@ci.stpaul.mn.us>; Yannarely, Joe (CI-StPaul) <joe.yannarely@ci.stpaul.mn.us>; Boulware, Christine (CI-StPaul) <christine.boulware@ci.stpaul.mn.us>; Sheffer, Vicki (CI-StPaul) <vicki.sheffer@ci.stpaul.mn.us>; Soley, Reid (CI-StPaul) <reid.soley@ci.stpaul.mn.us>
Subject: Re: 830 University Ave W..Making Finding Notice of Hearing Ltr.5-24-19

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Hi Mai,

Inspector Jim Seeger has already issued us a certificate of occupancy since last week. I will contact inspector Seeger and send you the certificate as soon as possible for 830 University ave W.

Thank you,

Andrew Kim

Project Manager



15050 Cedar Ave, Suite 116
Apple Valley, MN 55124
www.paramountinvestment.net
P: 612.518.2602 | F: [952.314.7566](tel:9523147566)

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From: "Vang, Mai (CI-StPaul)" <mai.vang@ci.stpaul.mn.us>
Date: Tuesday, May 28, 2019 at 8:09 AM
To: 'Bruce Nelson' <brucenelsonrealestate@outlook.com>, "wtsncraig5@gmail.com" <wtsncraig5@gmail.com>, "andrew@paramountinvestment.net" <andrew@paramountinvestment.net>, Greg Park <greg@paramountinvestment.net>
Cc: "Magner, Steve (CI-StPaul)" <steve.magner@ci.stpaul.mn.us>, "Ubl, Stephen (CI-StPaul)" <stephen.ubl@ci.stpaul.mn.us>, "Seeger, Jim (CI-StPaul)" <jim.seeger@ci.stpaul.mn.us>, "Yannarely, Joe (CI-StPaul)" <joe.yannarely@ci.stpaul.mn.us>, "Boulware, Christine (CI-StPaul)" <christine.boulware@ci.stpaul.mn.us>, "Sheffer, Vicki (CI-StPaul)" <vicki.sheffer@ci.stpaul.mn.us>, "Soley, Reid (CI-StPaul)" <reid.soley@ci.stpaul.mn.us>
Subject: 830 University Ave W..Making Finding Notice of Hearing Ltr.5-24-19

Hi All,

See attached in the above matter. Sorry my subjected matter in my last email was wrong.



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City in America

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