



City of Saint Paul

City Hall and Court House
15 West Kellogg
Boulevard
Council Chambers - 3rd
Floor
651-266-8560

Meeting Agenda

City Council

Council President Rebecca Noecker
Vice President HwaJeong Kim
Councilmember Anika Bowie
Councilmember Cheniqua Johnson
Councilmember Saura Jost
Councilmember Molly Coleman
Councilmember Nelsie Yang

Wednesday, September 3, 2025

3:30 PM

Council Chambers - 3rd Floor

ROLL CALL

CONSENT AGENDA

Items listed under the Consent Agenda will be enacted by one motion with no separate discussion. If discussion on an item is desired, the item will be removed from the Consent Agenda for separate consideration.

- 1 [RES 25-963](#) Approving the Labor Agreement (May 1, 2025 - April 30, 2028) between the City of Saint Paul and the North Central States Regional Council of Carpenters. (To be laid over one week for adoption)

 Sponsors: Noecker
 Attachments: [Carpenters Summary Agreement 2025 - 2028](#)
 [Carpenter 2025 - 2028 Labor Agreement](#)

- 2 [RES 25-1296](#) Reducing the 2025 financing and spending budgets in the Department of Public Works Recycling and Organized Trash fund.

 Sponsors: Noecker
 Attachments: [Fund 645 reduction - RES 25-1296](#)

- 3 [RES 25-1310](#) Approving the agreement for transfer of Saint Paul Police employee, Michael DeTomaso, to the Ramsey County Attorney's Office (January 1, 2026 - December 31, 2026).

 Sponsors: Noecker
 Attachments: [DeTomaso RCASO 2026 Agreement](#)

- 4 [RES 25-1319](#) Authorizing the Departments of Public Works to apply for the FY29-30 Minnesota Highway Freight Program (MNHFP) grant, which has a local match requirement, from the Minnesota Department of Transportation to complete the Kellogg Boulevard Capital City Bikeway Project.

 Sponsors: Noecker

- 5 [RES 25-1330](#) Authorizing the Department of Public Works to accept a gift of travel, lodging and registration expenses from the Shared-Use Mobility Center for Erin Kayser to attend the 2025 New Shared Mobility Summit.

Sponsors: Noecker

- 6 [RES](#)
 [25-1340](#) Approving the Legislative Hearing Officer's recommendation with conditions for the application submitted by Blue Moxy Wellness LLC (License ID # 20250001071), d/b/a Discover Strength, for a Health/Sport Club license, located at 747 Cleveland Avenue S.

Sponsors: Jost

Attachments: [Signed Conditions Affidavit](#)

[Minutes](#)

[Class N License Application](#)

[Updated Site Plan \(Submitted on August 21, 2025\)](#)

[Floor Plan and Site Plan](#)

[Street Photo](#)

[Letter of Objection](#)

[District Council Correspondance](#)

[Aerial Map](#)

[Zoning Map](#)

[Plat Map](#)

[Property Owners within 100 Feet](#)

[Property Parcel Info Screen Printout](#)

[Class N Notice](#)

[Notice of License Hearing](#)

[Notice of License Hearing Rescheduling](#)

[License Hearing Sign-In Sheet](#)

- 7 [RES](#)
 [25-1352](#) Agreeing to join the additional national opioid settlements pursuant to the amended Minnesota Opioids State-Subdivision Memorandum of Agreement and authorizing City staff to execute all necessary documents, including Participation Form(s) and accompanying Release(s), to ensure the City's participation in additional national opioid settlements (including but not limited to the settlements with Purdue Pharma L.P. and the Sackler Family as well as the settlements with opioid manufacturers Alvogen, Amneal, Apotex, Hikma, Indivior, Mylan, Sun, and Zydus).

Sponsors: Noecker

Attachments: [Admin Code 3.02](#)

- 8 [RES](#)
 [25-1353](#) Approving the City Council's appointment of Demetrius Shaw and Regina Jackson to the Saint Paul Recovery Act Community Reparations Commission.

Sponsors: Bowie and Johnson

- 9 [RES](#)
 [25-1357](#) Reciting a proposal for a housing program for a Multifamily Rental Housing Development, approving the project and the program pursuant to Minnesota Statutes, Chapter 462C, authorizing the Housing and Redevelopment Authority to Issue Conduit Multifamily Housing Revenue Obligations and authorizing the preparation of necessary documents and materials in connection with said project and program, Joseph's Pointe at Upper Landing Project, 200 Wilkin

Street (District 9, Ward 2).

Sponsors: Noecker

- 10 [RES](#) Approving issuance of a \$241,157.97 ERA2 loan and execution of the loan
 [25-1358](#) agreements and related documents for the Joseph's Pointe at Upper Landing
 Project, 200 Wilkin Street (District 9, Ward 2).
 Sponsors: Noecker
- 11 [RES](#) Authorizing use of a Project Labor Agreement (PLA) for the rehabilitation of the
 [25-1359](#) Joseph's Pointe at Upper Landing project, 200 Wilkin Street (District 9, Ward 2).
 Sponsors: Noecker
- 12 [RES](#) Authorizing the Police Department to enter into an agreement with the
 [25-1339](#) Minnesota Sports Facilities Authority (MSFA) to provide law enforcement
 security services that meet National Football League Standards during NFL
 games held at the US Bank Stadium.
 Sponsors: Noecker
 Attachments: [MSFA - St. Paul Joint Powers Agreement](#)
- 13 [RES](#) Establishing the rate of pay for the Legislative Hearing Officer series, in EG 17,
 [25-1289](#) Non-Represented City Managers, Grades 010, 20C, and 25C, respectively.
 Sponsors: Noecker
 Attachments: [Financial Analysis Worksheet - Legislative Hearing Officer Series](#)
- 14 [RES](#) Establishing the rate of pay for the City Council Communications Lead,
 [25-1288](#) Non-Represented City Managers, Grade 010.
 Sponsors: Noecker
 Attachments: [Resolution-Financial Analysis City Council Communications Lead](#)

ORDINANCES

An ordinance is a city law enacted by the City Council. It is read at three separate council meetings and becomes effective after passage by the Council and 30 days after publication in the Saint Paul Pioneer Press. Public hearings on ordinances are generally held at the second reading.

First Reading

- 15 [Ord 25-50](#) Amending Chapter 45 of the Administrative Code to define reporting
 requirements and require that the City's Legislative Agenda be submitted to City
 Council at least 90 days prior to the start of the regular State Legislative
 session.
 Sponsors: Noecker, Yang and Kim

PUBLIC HEARINGS

Live testimony is limited to two minutes for each person. See below for optional ways to testify.

- 16 [Ord 24-26](#) Amending Chapters 65 and 66 of the Legislative Code pertaining to
 drive-through sales and services and walk-up service windows. (Public hearing
 continued from November 13, 2024)

Sponsors: Jalali

Attachments: [Table 66-321](#)

[Table 66-421](#)

[PC Resolution- Drive Throughs zoning code amendments- adopted 2024-09-13](#)

[PC memo post PH- Drive Throughs](#)

[Map- Drive Throughs in Saint Paul June 2024](#)

[Drive Throughs in St Paul 2024-09-05](#)

[10.3 public comment](#)

[10.15 public comment](#)

[10.31 public comment](#)

[11.5 public comment](#)

[11.6 public comments](#)

[11.7 public comment](#)

[11.8 public comments](#)

[11.12 public comments](#)

[11.13 public comments](#)

[BRC Letter to Request Layover Drive Through Zoning FINAL](#)

[BRC Letter of Opposition Drive Through Zoning Amendment Final](#)

- 17 [Ord 25-48](#) Amending Chapter 130 of the Legislative Code, Procedure for Vacating Streets and Other Public Grounds.
- Sponsors:** Noecker
- Attachments:** [Ch. 130 summary.08072025](#)
- [Impacts of Vacation ordinance \(Ch. 130 Leg. Code\) amendment.08072025](#)
- [Vacation Primer.08072025](#)
-
- 18 [RES PH 25-162](#) Authorizing the Department of Public Works Sewer Utility to accept and amend the Sewer Fund for a Point Source Implementation Grant, issued by the Minnesota Public Facilities Authority (PFA).
- Sponsors:** Noecker
- Attachments:** [RES PH 25-162 Flandrau Case.xlsx](#)
-
- 19 [RES PH 25-174](#) Authorizing the Police Department to accept the Auto Theft Prevention grant from the Minnesota Department of Public Safety, authorizing execution of a grant agreement, and amending the 2025 grant fund budget and adding the activity budget.
- Sponsors:** Noecker
- Attachments:** [Auto Theft Prevention Program A-ATPP-202627-STPAULCI-036 AWARD Financial Analysis](#)
-
- 20 [RES PH 25-187](#) Authorizing the City Attorney's Office to accept a \$139,767 grant and authorizing execution of a Grant Agreement (which includes an indemnification clause) with the Minnesota Department of Public Safety, Office of Justice Programs (OJP) to provide crime victim services during the 12-month period of

October 1, 2025, to September 30, 2026, and amending the 2025 spending and financing budget for the City Attorney's Office.

Sponsors: Noecker

21 [RES PH](#)
[25-178](#)

Approving the Moore Street Lofts final (combined) plat.

Sponsors: Coleman

Attachments: [Plat Staff Report](#)

[Final Plat Application](#)

[Final Plat for Moore Street Lofts](#)

[Preliminary Plat Moore Street Lofts](#)

[Declaration of Covenants Moore Lofts Townhome Association](#)

22 [RES PH](#)
[25-181](#)

Approving the three sound level variance applications of University of St Thomas (UST) for a UST Stadium -Cretin Derham Hall (CDH) Football Game Series for Fridays September 5, 19 and October 10; Tuesday, October 21; and Saturday, October 25; in order to present live amplified sound at the University of St Thomas Stadium, 2115 Summit Avenue.

Sponsors: Coleman

Attachments: [Application 1](#)

[Application 2](#)

[Application 3](#)

[ENS](#)

[ENS](#)

[ENS](#)

[Map](#)

[Notices to Owners](#)

[Property Owners List](#)

[Letter to Applicant](#)

[Richard Varco public comment](#)

23 [RES PH](#)
[25-182](#)

Approving the application of University of St. Thomas for a sound level variance in order to present amplified sound on Saturdays, October 4, October 18, November 1, and November 15, 2025 at 2115 Summit Ave - O'Shaughnessy Stadium.

Sponsors: Privratsky

Attachments: [Application](#)

[ENS](#)

[Map](#)

[Owners Notice](#)

[Owners List](#)

[Letter to Applicant](#)

[Richard Varco public comment](#)

- 24 [RES PH](#)
 [25-183](#) Approving the application of Stone Saloon, SBC dba Waldmann Brewery, Waldmann Oktoberfest event series, Fridays, September 19 and 26; Saturdays, September 20, and 27; Sundays, September 21 and 28; for a sound level variance in order to present live amplified sound at Waldmann Brewery, 445 Smith Avenue N.
- Sponsors:** Noecker
- Attachments:** [Application](#)
 [ENS](#)
 [Map](#)
 [Owners Notice Letter](#)
 [Owners-Taxpayers List](#)
 [Letter to Applicant](#)
 [Barb Thees public comment](#)
- 25 [RES PH](#)
 [25-184](#) Approving the application of Wabasha Brewing Co for a Wabasha Brewing Co - Saturdays on the Patio event series, Saturdays, September 13 and 27, October 4, 11, 18 and 25 for a sound level variance in order to present live amplified sound at Wabasha Brewing Co, 429 Wabasha Street South.
- Sponsors:** Noecker
- Attachments:** [Application](#)
 [ENS](#)
 [Map](#)
 [Owners Notice](#)
 [Owners List](#)
 [Letter to Applicant](#)

LEGISLATIVE HEARING DISCUSSION ITEMS

- 26 [RLH TA](#)
 [25-306](#) Ratifying the Appealed Special Tax Assessment for property at 992 ARCADE STREET. (File No. J2511B1, Assessment No. 258116) (Public hearing closed and laid over from August 20, 2025)
- Sponsors:** Yang
- Attachments:** [992 Arcade St.Emergency Boading Ltr 2-27-25.pdf](#)
 [992 Arcade St.Respro Invoice 2-21-25.pdf](#)
 [992 Arcade St.Police Report 2-21-25.pdf](#)
 [992 Arcade St Photos 02-21-2025.pdf](#)
 [992 Arcade St Investigation 2-21-25.pdf](#)
 [992 Arcade St- Incident 02-21-2025.pdf](#)
 [992 Arcade St.Moua-Lee Ltr 7-16-25.doc](#)
- 27 [RLH TA](#)
 [25-296](#) Ratifying the Appealed Special Tax Assessment for property at 815 UNIVERSITY AVENUE WEST. (File No. J2523R1, Assessment No. 258583) (Public hearing closed and laid over from August 20, 2025)
- Sponsors:** Bowie

Attachments: [815 University Ave W.SA Ltr & Photo 04-14-25.pdf](#)
[815 University Ave W.SA Photos 4-14-25.pdf](#)
[815 University Ave W.Contractor Photos 4-21-25.pdf](#)
[815 University Ave W.Owner Ltr 6-23-25.doc](#)
[815 University Ave W.email chain.6-24-25](#)
[815 University Ave W.Ryan Ltr.7-17-25](#)

LEGISLATIVE HEARING CONSENT AGENDA

Items listed under the Consent Agenda will receive a combined public hearing and be enacted by one motion with no separate discussion. Items may be removed from the Consent Agenda for a separate public hearing and discussion if desired.

- 28 [RLH TA](#)
 [25-331](#) Ratifying the Appealed Special Tax Assessment for property at 869 CLARK STREET. (File No. J2524R, Assessment No. 258563)
- Sponsors:** Kim
- Attachments:** [869 Clark St.SAO Ltr+Photo 4-10-25.pdf](#)
 [869 Clark St.Photos 4-10-25.pdf](#)
 [869 Clark St.Recheck photos 4-17-25.pdf](#)
 [869 Clark St.Contractor photos 5-9-25 \(loaded 5-12-25\).pdf](#)
 [869 and 875 Clark St.email chain 7-24-25.pdf](#)
 [869-875 Clark St.Panzer email 8-25-25.pdf](#)
 [869 Clark St.Sale Recorded 4-12-24.pdf](#)
 [869 Clark St.Ramsey County Info - searched result 8-28-25.pdf](#)
 [869 Clark St.Warranty Deed 4-12-24.pdf](#)
 [Related: 923 Burr St.Relase of MN Notice of Potential Claim 3-9-18.pdf](#)
 [Related - 923 Burr St.Transfer of Death Deed 11-6-17.pdf](#)
 [Related 903 Burr St.General Warranty Deed 7-13-23.pdf](#)
 [869-875 Clark St.County Recorder response 8-28-25.pdf](#)
- 29 [RLH TA](#)
 [25-332](#) Ratifying the Appealed Special Tax Assessment for property at 875 CLARK STREET. (File No. J2524R, Assessment No. 258563)
- Sponsors:** Kim
- Attachments:** [875 Clark St.SAO Ltr+photo 4-10-25.pdf](#)
 [875 Clark St.photos 4-10-25.pdf](#)
 [875 Clark St.recheck photos 4-17-25.pdf](#)
 [875 Clark St.contractor photos 5-9-25 \(loaded 5-12-25\).pdf](#)
 [869-875 Clark St.Panzer email 8-25-25.pdf](#)
 [869-875 Clark St.email chain 7-24-25.pdf](#)
 [875 Clark St.Summary of Sale 4-12-24.pdf](#)
 [875 Clark St.Warranty Deed 4-12-24.pdf](#)
 [875 Clark St.Warranty Deed 5-9-25.pdf](#)
 [875 Clark St.Summary of Sale 5-9-25.pdf](#)

[875 Clark St.RC Info searched 8-28-25.pdf](#)

[Related 903 Burr St.General Warranty Deed 7-13-23.pdf](#)

[Related 923 Burr St.Transfer of Death Deed 11-6-17.pdf](#)

[Related 923 Burr St.Relase of MN Notice of Potential Claim 3-9-18.pdf](#)

[869-875 Clark St.County Recorder response 8-28-25.pdf](#)

30 [RLH TA](#)
[25-314](#)

Deleting the Appealed Special Tax Assessment for property at 1119 EDGERTON STREET. (File No. J2524R, Assessment No. 258563)

Sponsors: Kim

Attachments: [1119 Edgerton St.SA Ltr&Photo 4-22-25.pdf](#)

[1119 Edgerton St.Photo from SA 4-22-25.pdf](#)

[1119 Edgerton St.Photos 4-29-25.pdf](#)

31 [RLH TA](#)
[25-334](#)

Deleting the Appealed Special Tax Assessment for property at 506 EDMUND AVENUE. (File No. J2524R, Assessment No. 258563)

Sponsors: Bowie

Attachments: [506 Edmund Ave.SA Ltr+photo 4-21-25.pdf](#)

32 [RLH TA](#)
[25-337](#)

Deleting the Appealed Special Tax Assessment for property at 725 FULLER AVENUE. (File No. J2524R, Assessment No. 258563)

Sponsors: Bowie

Attachments: [725 Fuller Ave.SA Ltr+photo 4-14-25.pdf](#)

[725 Fuller Ave.photo 4-14-25.pdf](#)

[725 Fuller Ave.photos 4-25-25.pdf](#)

[725 Fuller Ave.Contractor photos 4-28-25.pdf](#)

33 [RLH TA](#)
[25-353](#)

Ratifying the Appealed Special Tax Assessment for property at 1100 MAGNOLIA AVENUE EAST. (File No. J2524R, Assessment No. 258563)

Sponsors: Yang

Attachments: [1100 Magnolia Ave E.SA Ltr+photo 4-18-25.pdf](#)

[1100 Magnolia Ave E.photo 4-18-25.pdf](#)

[1100 Magnolia Ave E.photo 4-28-25.pdf](#)

[1100 Magnolia Ave E.contractor photos 4-30-25 \(loaded 5-1-25\).pdf](#)

34 [RLH TA](#)
[25-313](#)

Ratifying the Appealed Special Tax Assessment for property at 1745 NEVADA AVENUE EAST. (File No. J2502A, Assessment No. 258564)

Sponsors: Yang

Attachments: [1745 Nevada Ave E.Emergency Summary Abatement Order 1-16-25.pdf](#)

[1745 Nevada Ave E.Photos 1-16-25.pdf](#)

[1745 Nevada Ave E.VB Proceed with Demolition Ltr 1-21-25.pdf](#)

[1745 Nevada Ave E.Kamish invoice 1-30-25.pdf](#)

[1745 Nevada Ave E.Contractor Payment 2-4-25.pdf](#)

- 35** [RLH TA](#)
 [25-346](#) Ratifying the Appealed Special Tax Assessment for property at 747 PAYNE AVENUE. (File No. J2524R, Assessment No. 258563)
- Sponsors: Yang
- Attachments: [747 Payne Ave.SAO 4-17-25.pdf](#)
 [747 Payne Ave.Photos 4-17-25.pdf](#)
 [747 Payne Ave.Photos 4-24-25.pdf](#)
 [747 Payne Ave.Contractor Photos 4-28-25.pdf](#)
- 36** [RLH AR](#)
 [25-72](#) Ratifying the assessment for Rubbish and Garbage Clean Up services during April 15 to May 14, 2025. (File No. J2524R, Assessment No. 258563)
- Sponsors: Noecker
- Attachments: [Notice Assessment Roll J2524R.258563](#)
- 37** [RLH AR](#)
 [25-73](#) Ratifying the assessment for Miscellaneous Abatement services during February to May 2025. (File No. J2502A, Assessment No. 258564)
- Sponsors: Noecker
- Attachments: [Notice Assessment Roll J2502A.258564](#)

ADJOURNMENT

City Council meetings are open for in person attendance, but the public may also comment on public hearing items in writing or via voicemail. Any comments and materials submitted by 12:00 pm of the day before the meeting will be attached to the public record and available for review by the City Council. Comments may be submitted as follows:

The public may comment on public hearing items in writing or via voicemail. Any comments and materials submitted by 12:00 pm of the day before the meeting will be attached to the public record and available for review by the City Council. Comments may be submitted as follows:

Written public comment on public hearing items can be submitted to Contact-Council@ci.stpaul.mn.us, CouncilHearing@ci.stpaul.mn.us, or by voicemail at 651-266-6805. Live testimony will be taken in person in the Council Chambers. Live testimony by phone is unavailable at this time.

Council Meeting Information

The City Council is paperless which saves the environment and reduces expenses. The agendas and Council files are all available on the Web (see below). Council members use mobile devices to review the files during the meeting. Using a mobile device greatly reduces costs since most agendas, including the documents attached to files, are over 1000 pages when printed.

Web

Meetings are available on the Council's website. Email notification and web feeds (RSS) of newly released minutes, agendas, and meetings are available by subscription. Visit www.stpaul.gov/council for meeting videos and updated copies of the agendas, minutes, and supporting documents.

Cable

Meetings are live on St Paul Channel 18 and replayed at various times. Check your local listings.



City of Saint Paul

City Hall and Court House
15 West Kellogg
Boulevard
Phone: 651-266-8560

Master

File Number: RES 25-963

File ID: RES 25-963

Type: Resolution

Status: Agenda Ready

Version: 1

Contact 651-266-6503
Number:

In Control: City Council

File Created: 06/12/2025

File Name: Carpenters Labor Agreement May 1, 2025 - April 30, 2028

Final Action:

Title: Approving the Labor Agreement (May 1, 2025 - April 30, 2028) between the City of Saint Paul and the North Central States Regional Council of Carpenters. (To be laid over one week for adoption)

Notes:

Agenda Date: 09/03/2025

Sponsors: Noecker

Enactment Date:

Attachments: Carpenters Summary Agreement 2025 - 2028,
Carpenter 2025 - 2028 Labor Agreement

Financials Included?:

Contact Name: Jason Schmidt

Hearing Date:

Entered by: Sue.Wegwerth@ci.stpaul.mn.us

Ord Effective Date:

History of Legislative File

Ver- sion:	Acting Body:	Date:	Action:	Sent To:	Due Date:	Return Date:	Result:
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Text of Legislative File RES 25-963

Approving the Labor Agreement (May 1, 2025 - April 30, 2028) between the City of Saint Paul and the North Central States Regional Council of Carpenters. (To be laid over one week for adoption)

Whereas, the May 1, 2022 - April 30, 2025 Labor Agreement between the City of Saint Paul and the North Central States Regional Council of Carpenters was approved by City Council on September 14, 2022; and

Whereas, the City of Saint Paul and the North Central States Regional Council of Carpenters have a tentative agreement that, once approved, shall be effective as of May 1, 2025 (or closest pay period), now therefore, be it

Resolved, that the Saint Paul City Council, pursuant to the Saint Paul City Charter Section 6.03.3 (5), hereby approves and ratifies the attached Labor Agreement (May 1, 2025 - April 30, 2028) between the City of Saint Paul and the North Central States Regional Council of Carpenters.

SUMMARY AGREEMENT SHEET
North Central States Regional Council of Carpenters
May 1, 2025 – April 30, 2028

Below is a summary of the changes in the collective bargaining agreement between the City of Saint Paul and North Central States Regional Council of Carpenters.

Date of Tentative Agreement

June 9, 2025

Duration

3 years

Wages

The total package increases in Appendix B reflect the following increases:

5/1/25 or closest pay period: \$2.98 (this reflects the outside rate minus the fringes the city does not pay)

5/1/26 or closest pay period: \$3.00

5/1/27 or closest pay period: \$2.50

Article 6 – Probationary Periods

Probationary period extended to one year for new and promotional employees.

Article 8 Overtime

Work done on Saturday will be paid at time and a half.

Work done on Sunday will be paid at double time.

Added clarifying language around payment options for overtime work.

Article 11 – Wages

Added a step 4 Building Inspector rate.

Article 13 – Selection of Foreman, General Foreman and Senior Building Inspector

Lead worker wages will be paid for temporary assignments after 3 days of being vacant.

Article 21 – Tools and Safety Shoes

Added a safety shoes/boots reimbursement of \$240 every other year of the agreement.

Article 27 – City Mileage Plan

Reduced required insurance coverage to the minimum required by the State of Minnesota.

All other changes were housekeeping in nature.

MAY 1, 2025 – APRIL 30, 2028

LABOR AGREEMENT

BETWEEN

THE CITY OF SAINT PAUL

AND

**NORTH CENTRAL STATES REGIONAL
COUNCIL OF CARPENTERS**

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P R E A M B L E

This Agreement is entered into between the City of Saint Paul, hereinafter referred to as the Employer and the North Central States Regional Council of Carpenters, hereinafter referred to as the Union. The Employer and the Union concur that this Agreement has as its objective the promotion of the responsibilities of the City of Saint Paul for the benefit of the general public through effective labor-management cooperation.

The Employer and the Union both realize that this goal depends not only on the words in the Agreement but rather primarily on attitudes between people at all levels of responsibility. Constructive attitudes of the City, the Union, and the individual employees will best serve the needs of the general public.

ARTICLE 1 – PURPOSE

- 1.1 The Employer and the Union agree that the purpose for entering into this Agreement is to:
 - 1.1 (1) Achieve orderly and peaceful relations, thereby establishing a system of uninterrupted operations and the highest level of employee performance that is consistent with the safety and well-being of all concerned;
 - 1.1 (2) Set forth rates of pay, hours of work, and other conditions of employment as have been agreed upon by the Employer and the Union;
 - 1.1 (3) Establish procedures to orderly and peacefully resolve disputes as to the application or interpretation of this Agreement without loss of productivity.
- 1.2 The Employer and the Union agree that this Agreement serves as a supplement to legislation that creates and directs the Employer. If any part of this Agreement is in conflict with such legislation, the latter shall prevail. The parties, on written notice, agree to negotiate that part in conflict so that it conforms to the statute as provided by Article 25 (Severability).

ARTICLE 2 – RECOGNITION

- 2.1 The Employer recognizes the Union as the exclusive representative for collective bargaining purposes for all personnel having an employment status of regular, probationary, provisional, and temporary employed in the classes of positions defined in Appendix A as certified by the Bureau of Mediation Services in accordance with Case No. 73-PR-478-A dated April 16, 1973.
- 2.2 The Union supports City goals, policies and practices intended to advance race and gender equity, reverse disparity trends and eliminate systemic racism to achieve fair, just and equitable opportunities and outcomes for all people.

ARTICLE 3 – EMPLOYER RIGHTS

- 3.1 The Employer retains the right to operate and manage all personnel, facilities, and equipment; to establish functions and programs; to set and amend budgets; to determine the utilization of technology, to establish and modify the organizational structure; to select, direct and determine the number of personnel; and to perform any inherent managerial function not specifically limited by this Agreement.
 - 3.1 (1) Selection of personnel will be based on the merit system defined in the City Charter Section 12.01.
- 3.2 Any “term or condition of employment” not established by this Agreement shall remain with the Employer to eliminate, modify, or establish following written notification to the Union.

ARTICLE 4 – UNION RIGHTS

- 4.1 The Employer shall deduct from the wages of employees who authorize such a deduction in writing an amount necessary to cover monthly Union dues. Such monies deducted shall be remitted as directed by the Union.
- 4.1 (1) The Employer shall not deduct dues from the wages of employees covered by this Agreement for any other labor organization.
- 4.1 (2) The Union shall indemnify and save harmless the Employer from any and all claims or charges made against the Employer as a result of the implementation of this Article.
- 4.2 The Union may designate one (1) employee from the bargaining unit to act as a Steward and shall inform the Employer in writing of such designation. Such employee shall have the right and responsibilities as designated in Article 22 (Grievance Procedure).
- 4.3 Upon notification to a designated Employer supervisor, the Business Manager of the Union, or his/her designated representative shall be permitted to enter the facilities of the Employer where employees covered by this Agreement are working.

ARTICLE 5 – SCOPE OF THE AGREEMENT

- 5.1 This Agreement establishes the “terms and conditions of employment” defined by M.S.179A for all employees exclusively represented by the Union. This Agreement shall supersede such “terms and conditions of employment” established by Civil Service Rule, Council Ordinance, and Council Resolution.
- 5.2 Effective May 1, 2007, employees represented by this agreement are not subject to nor do they have any rights under the Saint Paul Civil Service Rules.

ARTICLE 6 – PROBATIONARY PERIODS

- 6.1 All personnel, originally hired or rehired following separation, in a regular employment status on or after January 1, 2026 shall serve a one (1) year or 1850 regular hours worked, whichever comes first, probationary period during which time the employee’s fitness and ability to perform the position’s duties and responsibilities shall be evaluated.
- 6.1 (1) At any time during the probationary period an employee may be terminated at the discretion of the Employer without appeal to the provisions of Article 22 (Grievance Procedure).
- 6.1 (2) An employee terminated during the probationary period shall receive a written notice of the reason(s) for such termination, a copy of which shall be sent to the Union.

ARTICLE 6 – PROBATIONARY PERIODS (Continued)

6.2 All personnel promoted to a higher class on or after January 1, 2026 shall serve a one (1) year or 1850 regular hours worked, whichever comes first, promotional probationary period during which time the employee's fitness and ability to perform the position's duties and responsibilities shall be evaluated.

6.2 (1) At any time during the promotional probationary period an employee may be demoted to the employee's previously held class at the discretion of the Employer without appeal to the provisions of Article 22 (Grievance Procedure).

6.2 (2) An employee demoted during the promotional probationary period shall be returned to the employee's previously held class and shall receive a written notice of the reasons for demotion, a copy of which shall be sent to the Union.

ARTICLE 7 – HOURS OF WORK

7.1 The normal work day shall be eight (8) consecutive hours per day, excluding a thirty (30) minute lunch period, between 7:00 a.m. and 5:30 p.m.

7.2 The normal work week shall be five (5) consecutive normal work days Monday through Friday.

7.3 If, during the term of this Agreement, it is necessary in the Employer's judgment to establish second and third shifts or a work week of other than Monday through Friday, the Union agrees to enter into negotiations immediately to establish the conditions of such shifts and/or work weeks.

7.4 This section shall not be construed as, and is not a guarantee of, any hours of work per normal work day or per normal work week.

7.5 All employees shall be at the location designated by their supervisor, ready for work, at the established starting time and shall remain at an assigned work location until the end of the established work day unless otherwise directed by their supervisor.

7.6 All employees are subject to call back by the Employer as provided by Article 9 (Call Back/Call In).

7.7 Employees reporting for work at the established starting time and for whom no work is available shall receive pay for two (2) hours, at the basic hourly rate, unless notification has been given not to report for work prior to leaving home, or during the previous work day.

7.8 Notwithstanding Sections 7.1 through 7.3, employees may, through mutual agreement with the Employer, for the purpose of attending seminars, conferences or training, work schedules other than schedules limited by the normal work day and work week as set forth in Sections 7.1, 7.2 and 7.3.

ARTICLE 8 – OVERTIME

- 8.1 All overtime compensated for by the Employer must receive prior authorization from a designated Employer supervisor. No overtime work claim will be honored for payment or credit unless approved in advance. An overtime claim will not be honored, even though shown on the time card, unless the required advance approval has been obtained.
- 8.2 The overtime rate of one and one-half (1.5) the basic hourly rate shall be paid for work performed under the following circumstances:
- 8.2 (1) Time worked in excess of eight (8) hours in any one normal work day and
- 8.2 (2) Time worked in excess of forty (40) hours in any seven (7) day period.
- 8.2 (3) Time worked on Saturday.
- 8.2 (4) Overtime compensation for employees shall be subject to the provisions of the Federal Fair Labor Standards Act including those working under such agreements as stated in Article 7, section 7.8 of this collective bargaining agreement.
- 8.3 All work performed on Sunday shall be compensated at double time.
- 8.4 For the purposes of calculating overtime compensation overtime hours worked shall not be "Pyramided", compounded, or paid twice for the same hours worked.
- 8.5 Overtime hours worked as provided by this Article shall be paid on the paycheck or in compensatory time. The default method of payment shall be overtime paid on the paycheck unless compensatory time is requested by the Employee and approved solely by the authority of the Employer.

ARTICLE 9 – CALL BACK/CALL IN

- 9.1 The Employer retains the right to call in or call back employees before an employee has started a normal work day or normal work week and after an employee has completed a normal work day or normal work week.
- 9.2 Employees called in or called back shall receive a minimum of four (4) hours straight time pay at the basic hourly rate or shall be compensated in accordance with Article 8 (Overtime), when applicable, whichever is greater.
- 9.2 (1) Notwithstanding Article 9.2, employees called in four (4) hours or less prior to their normal work day shall complete the normal work day and be compensated only for overtime hours worked in accordance with Article 8 (Overtime).
- 9.3 The Employer shall make fringe benefit deductions and contributions described in Appendix C on all call back hours.

ARTICLE 10 – WORK LOCATION

- 10.1 Employees shall report to work locations as assigned by a designated Employer supervisor. During the normal work day employees may be assigned to other work locations at the direction of the Employer.

ARTICLE 11 – WAGES

- 11.1 The basic hourly wage rates as established by Appendix B shall be paid for all hours worked by an employee. No retroactive payment shall be made to any employee who has terminated his/her employment prior to signing of the new Agreement.

- 11.2 Employees in the classification of Building Inspector shall begin employment at step 1; shall advance to step 2 and Step 3 according to the qualifications below:

Step 1: Initial Classification upon hiring.

Step 2: Building Inspector has worked 1850 hours as a Building Inspector and is certified as a Building Official-Limited (or Class I Building Official) by the State of Minnesota.

Step 3: Building Inspector has worked a total of 3700 hours as a Building Inspector and is certified as a Building Official (or Class II Building Official) by the State of Minnesota.

Step 4: Building Inspector is certified by the Department of Labor and Industry (DLI) to perform inspections delegated by the State of Minnesota.

Advancement in step shall be implemented at the start of the pay period following the attainment of hours for each step. Employee's with relevant experience maybe hired beyond Step 1 with the approval of the Department Head and Human Resources.

- 11.3 Employees shall be compensated in accordance with Article 11.1 (Wages) and have fringe benefit contributions and/or deductions made on their behalf as provided for by Article 12 (Fringe Benefits).
- 11.4 Provisional and temporary employees shall be considered, for the purposes of this Agreement, "participating employees" and shall be compensated in accordance with Article 11.1 (Wages) and have fringe benefit contributions and/or deductions made in their behalf as provided for by Article 12 (Fringe Benefits).
- 11.5 All regular employees employed after February 15, 1974, shall be considered, for the purpose of this Agreement, "participating employees" and shall be compensated in accordance with Article 11.1 (Wages) and have fringe benefit contributions and/or deductions made on their behalf as provided for by Article 12 (Fringe Benefits).
- 11.6 Employees covered by this agreement are not eligible to participate in the Public Employee Retirement Association (PERA) plan.

ARTICLE 12 – FRINGE BENEFITS

- 12.1 The Employer shall make contributions on behalf of and/or make deductions from the wages of employees covered by this Agreement in accordance with Appendix C for all hours worked.

ARTICLE 13 – SELECTION OF LEAD CARPENTER, GENERAL FOREMAN AND SENIOR BUILDING INSPECTOR

- 13.1 The selection of personnel for the class of Lead Carpenter and Senior Building Inspector shall remain solely with the Employer.
- 13.2 The classes of positions Lead Carpenter and Senior Building Inspector shall be filled by employees of the bargaining unit on a "temporary assignment."
- 13.3 All "temporary assignments" shall be made only at the direction of a designated Employer supervisor.
- 13.4 Such "temporary assignments" may be made only in cases where the class of positions is vacant for more than three (3) normal work days.

ARTICLE 14 – LEGAL SERVICES

- 14.1 Except in cases of malfeasance in office or willful or wanton neglect of duty, or indifference to rights of others, the Employer shall defend, save harmless and indemnify employee against tort claim or demand whether groundless or otherwise arising out of alleged acts or omission occurring in the performance or scope of the employee's duties.
- 14.2 Notwithstanding the provisions of Section 14.1 the Employer shall not be required to defend or indemnify any employee against personal liability, or damages, costs or expense (a) resulting from a claim, suit, verdict, finding, determination or judgment that the employee has committed an intentional tort or torts, including but not limited to slander, libel and/or other defamatory harms; or (b) arising out of cross claims, counterclaims, affirmative defenses and/or separate actions brought against such employee in response to or resulting from claims, allegations, demands or actions (whether or not litigation was actually commenced) brought, made or instituted by such employee.
- 14.3 Each employee, within 20 days after receiving notice of (1) a tort claim or demand, action, suit or proceeding against him/her, (2) a judgment, verdict, finding or determination, either of which arises out of alleged or found acts or omissions occurring in the performance or scope of the employee's duties, shall notify the City by giving written notice thereof to the Office of the City Clerk.

ARTICLE 15 – HOLIDAYS

15.1 The following eleven (11) days shall be designated as holidays:

New Year's Day, January 1
Martin Luther King Day, third Monday in January (effective 1986)
Presidents' Day, third Monday in February
Memorial Day, last Monday in May
Juneteenth Day, June 19
Independence Day, July 4
Labor Day, first Monday in September
Veterans' Day, November 11
Thanksgiving Day, fourth Thursday in November
Day after Thanksgiving, fourth Friday in November
Christmas Day, December 25

15.2 When New Year's Day, Independence Day or Christmas Day falls on a Sunday, the following Monday shall be considered the designated holiday. When any of these three (3) holidays falls on a Saturday, the preceding Friday shall be considered the designated holiday.

15.3 The eleven (11) holidays shall be considered non-work days.

15.4 If in the judgment of the Employer personnel are necessary for operating or emergency reasons, employees may be scheduled or "called back," or "called in," in accordance with Article 9 (Call Back/Call In).

15.5 Participating employees (Union benefited), as defined in Articles 11.3, 11.4 and 11.5, assigned to work on Martin Luther King Day, Presidents' Day, Day after Thanksgiving, Juneteenth Day or Veterans' Day shall be compensated on a straight time basis for such hours worked.

15.6 Participating employees (Union benefited) assigned to work on New Year's Day, Memorial Day, Independence Day, Labor Day, Thanksgiving Day or Christmas Day shall be compensated at the rate of two (2) times the basic hourly rate for such hours worked.

ARTICLE 16 – DISCIPLINARY PROCEDURES

16.1 The Employer shall have the right to impose disciplinary actions on employees for just cause.

16.2 Disciplinary actions by the Employer shall include only the following actions:

- 16.2 (1) Oral reprimand
- 16.2 (2) Written reprimand
- 16.2 (3) Suspension (Limited to 30 days)
- 16.2 (4) Demotion
- 16.2 (5) Discharge

ARTICLE 16 – DISCIPLINARY PROCEDURES (Continued)

- 16.3 Employees that are suspended or discharged have the right to appeal these disciplinary actions by following the grievance procedures specified in Article 22.4 (Grievance Procedure) of this agreement.

ARTICLE 17 – ABSENCES FROM WORK

- 17.1 Employees who are unable to report for their normal work day have the responsibility to notify their supervisor of such absence as soon as possible, but in no event later than the beginning of each work day.
- 17.2 Failure to make such notification may be grounds for discipline as provided in Article 16 (Disciplinary Procedures).
- 17.3 Failure to report for work without notification for three (3) consecutive normal work days may be considered a “quit” by the Employer on the part of the employee.

ARTICLE 18 – SENIORITY

- 18.1 Seniority, for the purposes of this Agreement, shall be defined as follows:
- 18.1 (1) “Master Seniority”: the length of continuous regular and probationary service with the Employer from the last date of employment in any and all class titles covered by this Agreement.
- 18.1 (2) “Class Seniority”: the length of continuous regular and probationary service with the Employer from the date an employee was first appointed to a class title covered by this Agreement.
- 18.2 Seniority shall not accumulate during an unpaid leave of absence, except when such a leave is granted for a period of less than thirty (30) calendar days; is granted because of illness or injury; is granted to allow an employee to accept an appointment to the unclassified service of the Employer, or to an elected or appointed full-time position with the Union.
- 18.3 Seniority shall terminate when an employee retires, resigns, or is discharged.
- 18.4 In the event it is determined by the Employer that it is necessary to reduce the work force, all temporary employees shall be released prior to the layoff of permanent employees. Further, it is management’s intent that permanent employees will be laid off by class title within each Department based on inverse length of “Class Seniority.” However, management reserves the right to institute layoffs out of seniority for legitimate business reasons. The Union will receive a thirty (30) day written notification of the legitimate business reason for out-of-order layoff only. Management’s exercise of this right shall not be arbitrary or capricious. If the Union believes that an out-of-order layoff has occurred for an arbitrary or capricious reason, such decision may be grieved under Article 22 (Grievance Procedure). Upon request, the parties agree to “meet and confer” to discuss any out-of-order layoff. This Article shall not be used in place of Article 16 (Disciplinary Procedures) to discharge employees. Recall from layoff shall be inverse order of layoff, except that recall rights shall expire after two (2) years of layoff.

ARTICLE 18 – SENIORITY (Continued)

- 18.5 The selection of vacation periods shall be made by class title based on length of “Class Seniority”, subject to the approval of the Employer.

ARTICLE 19 – JURISDICTION

- 19.1 Disputes concerning work jurisdiction between and among unions is recognized as an appropriate subject for determination by the various unions representing employees of the Employer.
- 19.2 The Employer agrees to be guided in the assignment of work jurisdiction by any mutual agreements between the unions involved.
- 19.3 In the event of a dispute concerning the performance or assignment of work, the unions involved and the Employer shall meet as soon as mutually possible to resolve the dispute. Nothing in the foregoing shall restrict the right of the Employer to accomplish the work as originally assigned pending resolution of the dispute, or to restrict the Employer’s basic right to assign work.
- 19.4 Any employee refusing to perform work assigned by the Employer and as clarified by Sections 19.2 and 19.3 above shall be subject to disciplinary action as provided in Article 16 (Disciplinary Procedures).
- 19.5 There shall be no work stoppage, slow down, or any disruption of work resulting from a work assignment.

ARTICLE 20 – SEPARATION

- 20.1 Employees having a probationary or regular employment status shall be considered separated from employment based on the following actions:
- 20.1 (1) Resignation: Employees resigning from employment shall give written notice fourteen (14) calendar days prior to the effective date of the resignation.
- 20.1 (2) Discharge: As provided in Article 16 (Disciplinary Procedures).
- 20.1 (3) Failure to Report for Duty: As provided in Article 17 (Absences from Work).
- 20.2 Employees having a temporary or provisional employment status may be terminated at the discretion of the Employer before the completion of a normal work day.

ARTICLE 21 – TOOLS AND SAFETY SHOES

- 21.1 All employees shall personally provide themselves with all necessary hand tools.
- 21.2 The Employer agrees to reimburse \$240 every even numbered year during the agreement to each employee of the bargaining unit to wear protective shoes or boots. The employee must provide a receipt for reimbursement.

ARTICLE 22 – GRIEVANCE PROCEDURE

- 22.1 The Employer shall recognize the Steward selected in accordance with Union rules and regulations as the grievance representative of the bargaining unit. The Union shall notify the Employer in writing of the name of the Steward and of their successor when so named.
- 22.2 It is recognized and accepted by the Employer and the Union that the processing of grievances as hereinafter provided is limited by the job duties and responsibilities of the employees and shall therefore be accomplished during working hours only when consistent with such employee duties and responsibilities. The Steward involved and a grieving employee shall suffer no loss in pay when a grievance is processed during working hours, provided, the Steward and the employee have notified and received the approval of their supervisor to be absent to process a grievance and that such absence would not be detrimental to the work programs of the Employer.
- 22.3 The procedure established by this Article shall be the sole and exclusive procedure, for the processing of grievances and disciplinary actions under 16.2, which are defined as an alleged violation of the terms and conditions of this Agreement.
- 22.4 Grievances and disciplinary actions of Article 16 (Disciplinary Procedures) shall be resolved in conformance with the following procedure:
- Step 1** Upon the occurrence of an alleged violation of this Agreement, the employee involved shall attempt to resolve the matter on an informal basis with the employee's supervisor. If the matter is not resolved to the employee's satisfaction by the informal discussion it may be reduced to writing and referred to Step 2 by the Union. The written grievance shall set forth the nature of the grievance, the facts on which it is based, the alleged section(s) of the Agreement violated, and the relief requested. Any alleged violation of the Agreement not reduced to writing by the Union within seven (7) calendar days of the first occurrence of the event giving rise to the grievance or within the use of reasonable diligence should have had knowledge of the first occurrence of the event giving rise to the grievance, shall be considered waived.
- Step 2** Within seven (7) calendar days after receiving the written grievance a designated Employer supervisor shall meet with the Union Steward and attempt to resolve the grievance. If, as a result of this meeting, the grievance remains unresolved, the Employer shall reply in writing to the Union within three (3) calendar days following this meeting. The Union may refer the

ARTICLE 22 – GRIEVANCE PROCEDURE (Continued)

grievance in writing to Step 3 within seven (7) calendar days following receipt of the Employer's written answer. Any grievance not referred in writing by the Union within seven (7) calendar days following receipt of the Employer's answer shall be considered waived.

- Step 3** Within seven (7) calendar days following receipt of a grievance referred from Step 2, a designated Employer supervisor shall meet with the Union Business Manager or his/her designated representative and attempt to resolve the grievance.

Within seven (7) calendar days following this meeting, the Employer shall reply in writing to the Union stating the Employer's answer concerning the grievance. If as a result of the written response the grievance remains unresolved, the Union may refer the grievance to Step 4. Any grievance not referred to in writing by the Union to Step 4 within seven (7) calendar days following receipt of the Employer's answer shall be considered waived.

- Step 4** If the grievance remains unresolved, the Union may within seven (7) calendar days after the response of the Employer in Step 3, by written notice to the Employer, request arbitration of the grievance. The arbitration proceedings shall be conducted by an arbitrator to be selected by mutual agreement of the Employer and the Union within seven (7) calendar days after notice has been given. If the parties fail to mutually agree upon an arbitrator within the said seven (7) day period, either party may request the Bureau of Mediation Services to submit a panel of five (5) arbitrators.

Both the Employer and the Union shall have the right to strike two (2) names from the panel. The Union shall strike the first (1st) name; the Employer shall then strike one (1) name. The process will be repeated and the remaining person shall be the arbitrator.

- 22.5 The arbitrator shall have no right to amend, modify, nullify, ignore, add to, or subtract from the provisions of this Agreement. The arbitrator shall consider and decide only the specific issue submitted in writing by the Employer and the Union and shall have no authority to make a decision on any other issue not so submitted. The arbitrator shall be without power to make decisions contrary to or inconsistent with or modifying or varying in any way the application of laws, rules, or regulations having the force and effect of law. The arbitrator's decision shall be submitted in writing within thirty (30) days following close of the hearing or the submission of briefs of the parties, whichever be later, unless the parties agree to an extension. The decision shall be based solely on the arbitrator's interpretation or application of the express terms of this Agreement and to the facts of the grievance presented. The decision of the arbitrator shall be final and binding on the Employer, the Union, and the employees.
- 22.6 The fees and expenses for the arbitrator's services and proceedings shall be borne equally by the Employer and the Union, provided that each party shall be responsible for compensating its own representative and witnesses. If either party desires a verbatim record of the proceedings, it may cause such a record to be made providing it pays for the record.

ARTICLE 22 – GRIEVANCE PROCEDURE (Continued)

- 22.7 The time limits in each step of this procedure may be extended by mutual agreement of the Employer and the Union.

ARTICLE 23 – RIGHT OF SUBCONTRACT

- 23.1 The Employer may, at any time during the duration of this Agreement, contract out work done by the employees covered by this Agreement. In the event that such contracting would result in a reduction of the work force covered by this Agreement, the Employer shall give the Union a sixty (60) calendar day notice of the intention to subcontract.
- 23.2 The subcontracting of work done by the employees covered by this Agreement shall in all cases be made only to employers who qualify in accordance with Ordinance 14013.

ARTICLE 24 – NONDISCRIMINATION

- 24.1 The terms and conditions of this Agreement will be applied to employees equally without regard to, or discrimination for or against, any individual because of race, color, creed, sex, age, or because of membership or non-membership in the Union.
- 24.2 Employees will perform their duties and responsibilities in a nondiscriminatory manner as such duties and responsibilities involve other employees and the general public.

ARTICLE 25 – SEVERABILITY

- 25.1 In the event that any provision(s) of this Agreement is declared to be contrary to law by proper legislative, administrative, or judicial authority from whose finding, determination, or decree no appeal is taken, such provision(s) shall be voided. All other provisions shall continue in full force and effect.
- 25.2 The parties agree to, upon written notice, enter into negotiations to place the voided provisions of the Agreement in compliance with the legislative, administrative, or judicial determination.

ARTICLE 26 – WAIVER

- 26.1 The Employer and the Union acknowledge that during the meeting and negotiating which resulted in this Agreement, each had the right and opportunity to make proposals with respect to any subject concerning the terms and conditions of employment. The agreements and understandings reached by the parties after the exercise of this right are fully and completely set forth in this Agreement.
- 26.2 Therefore, the Employer and the Union for the duration of this Agreement agree that the other party shall not be obligated to meet and negotiate over any terms or conditions of employment whether specifically covered or not specifically covered by this Agreement. The Union and Employer may, however, mutually agree to modify any provision of this Agreement.

ARTICLE 26 – WAIVER (Continued)

- 26.3 Any and all prior ordinances, agreements, resolutions, practices, policies, and rules or regulations regarding the terms and conditions of employment, to the extent they are inconsistent with this Agreement, are hereby superseded.

ARTICLE 27 – CITY MILEAGE PLAN

- 27.1 **Automobile Reimbursement Authorized:** Pursuant to Chapter 33 of the Saint Paul Legislative Code, as amended, pertaining to reimbursement of City officers and employees for the use of their own automobiles in the performance of their duties, the following provisions are adopted.
- 27.2 Effective January 1, 2005, employees of this bargaining unit shall receive the current IRS mileage reimbursement rate.
- 27.3 The City will provide parking at a location and manner of the employer's choice within a reasonable distance of the work site for City employees who are required to have their personal car available for City business. Such parking will be provided only for the days the employee is required to have his/her own personal car available.
- 27.4 **Rules and Regulations:** The Mayor shall adopt rules and regulations governing the procedures for automobile reimbursement, which regulations and rules shall contain the requirement that recipients shall file daily reports indicating miles driven and shall file monthly affidavits stating the number of days worked and the number of miles driven, and further require that they maintain automobile liability insurance in amounts of not less than the minimum required by the state of Minnesota. These rules and regulations, together with the amendment thereto, shall be maintained on file with the City Clerk.

ARTICLE 28 – DURATION AND PLEDGE

- 28.1 This Agreement shall become effective as of the date of signing, except as specifically provided otherwise in Articles 11 and 12, and shall remain in effect through the 30th day of April, 2028 and continue in effect from year to year thereafter unless notice to change or to terminate is given in the manner provided in 28.2.
- 28.2 If either party desires to terminate or modify this Agreement, effective as of the date of expiration, the party wishing to modify or terminate the Agreement shall give written notice to the other party, not more than ninety (90) or less than sixty (60) calendar days prior to the expiration date, provided, that the Agreement may only be so terminated or modified effective as of the expiration date.
- 28.3 In consideration of the terms and conditions of employment established by this Agreement and the recognition that the Grievance Procedure herein established is the means by which grievances concerning its application or interpretation may be peacefully resolved, the parties hereby pledge that during the term of the Agreement:

ARTICLE 29 – DURATION AND PLEDGE (Continued)

28.3 (1) The Union and the employees will not engage in, instigate, or condone any concerted action in which employees fail to report for duty, willfully absent themselves from work, stop work, slow down their work, or absent themselves in whole or part from the full, faithful performance of their duties of employment.

28.3 (2) The Employer will not engage in, instigate, or condone any lock-out of employees.


28.3 (3) This constitutes a tentative agreement between the parties which will be recommended by the City Negotiator, but is subject to the approval of the Administration of the City, and is also subject to ratification by the Union.


Agreed and attested to as the full and complete understanding of the parties for the period of time herein specified by the signature of the following representative(s) for the Employer and the Union:


WITNESSES:

City of Saint Paul

North Central States Regional
Council of Carpenters


Christy Harriman (Aug 14, 2025 14:17:48 CDT) Aug 14, 2025
Christy Harriman Date
Labor Relations Specialist


A Hill (Aug 14, 2025 14:13:32 CDT) Aug 14, 2025
Aaron Hill Date
Business Representative


Jason Schmidt (Aug 19, 2025 15:21:19 CDT) Aug 19, 2025
Jason Schmidt Date
Labor Relations Manager

APPENDIX A

The classes of positions recognized by the Employer as being exclusively represented by the Union are as follows:

Carpenter

Lead Carpenter (formerly Carpenter-Foreman)

Building Inspector

Building Inspector (Carpenter, Plasterer, Lather)

Senior Building Inspector

and other classes which may be established by the Employer where both parties agree that the newly established classes should be represented by the Union.

In the event that the parties cannot agree, the issue shall be determined by the State Bureau of Mediation Services.

APPENDIX B

The basic hourly wage rate for temporary employees and union-benefited employees appointed to the following class of positions shall be:

	Effective 05/01/2025 (or closest pay period)
Carpenter	\$48.54
Lead Carpenter	\$52.04
Building Inspector	
1st Step	\$48.54
2nd Step	\$52.04
3rd Step	\$58.84
4th Step	\$60.84
Senior Building Inspector	\$65.15

All Building Inspectors shall be paid the appropriate step in accordance with Article 11.2 of the collective bargaining agreement.

Lead Carpenter Rate is equivalent to the AGC Foreperson rate.

Step 1 Building Inspector rate is equivalent to the AGC Carpenter Rate.

Step 2 Building Inspector rate is equivalent to the Lead Carpenter/ AGC Foreperson rate.

The total package increases shall be allocated between wages and fringe benefits in a proportion decided by the Union. The increases shall be as follows:

- Effective 05/01/2025 (or closest pay period): \$4.00
- Effective 05/01/2026 (or closest pay period): \$3.00
- Effective 05/01/2027 (or closest pay period): \$2.50

The rate increases above include fringes that the City does not pay (Worker Wellness Program and the Fair Contracting fringe).

The City will adjust wage and fringe benefit contributions with notice from the union in accordance with the total package increase and Appendix C.

APPENDIX C

Effective date of signing 5/1/2025 (or closest pay period) the Employer shall:

- (1) Deduct and forward **\$3.27** to a Fund per hour for all hours worked by employees covered by this agreement. This amount shall be in the form of a payroll deduction from the hourly rates listed in Appendix B.
- (2) Contribute **\$28.84** per hour for all hours worked by employees covered by this agreement to a union designated fund.



City of Saint Paul

City Hall and Court House
15 West Kellogg
Boulevard
Phone: 651-266-8560

Master

File Number: RES 25-1296

File ID: RES 25-1296

Type: Resolution

Status: Agenda Ready

Version: 1

Contact 651-266-6216
Number:

In Control: City Council

File Created: 07/25/2025

File Name: Reducing the 2025 financing and spending budgets
in the Department of Public Works Recycling and
Organized Trash fund.

Final Action:

Title: Reducing the 2025 financing and spending budgets in the Department of Public
Works Recycling and Organized Trash fund.

Notes:

Agenda Date: 09/03/2025

Sponsors: Noecker

Enactment Date:

Attachments: Fund 645 reduction - RES 25-1296

Financials Included?:

Contact Name: Sarah Hass

Hearing Date:

Entered by: Igor.vainshtein@ci.stpaul.mn.us

Ord Effective Date:

History of Legislative File

Ver- sion:	Acting Body:	Date:	Action:	Sent To:	Due Date:	Return Date:	Result:
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Text of Legislative File RES 25-1296

Reducing the 2025 financing and spending budgets in the Department of Public Works Recycling
and Organized Trash fund.

See Attachment.

WHEREAS, there was a scrivener's error in the creation of the 2025 budget for the Recycling and
Organized Trash fund; and

WHEREAS, the error resulted in overstating revenue by \$28M; and

WHEREAS none of this excess revenue has been spent; and

WHEREAS, the Mayor, pursuant to Section 10.07.3 of the Charter of the City of Saint Paul, does
certify that a reduction of appropriations in the amount of \$28,410,000 is appropriate; now

THEREFORE BE IT RESOLVED, by the City Council of the City of Saint Paul, upon
recommendation of the Mayor, that \$28,410,000 is unavailable for appropriation in the Recycling
and Organized Trash budgets, as heretofore adopted and amended by this Council, is hereby
further amended in the particulars as specified in the attached financial analysis.

City of Saint Paul Financial Analysis Template Instructions

Purpose of the Fiscal Analysis Template:

- Provide summary information of the fiscal impact of financial resolutions that come before the Mayor and City Council
- Provide accurate accounting information (codes, and amounts) so that budget amendments can be reflected in the Infor system.
- Resolutions and administrative orders without this information will not be approved by OFS, and will be returned to the resolution drafter.

Financial Analysis Template

- Provide the requested information in the [Financial Analysis Template \(green tab\)](#) of this file. Pop-up windows will appear throughout the file to provide more details on what information is required.
- Complete the **top section** (line #s 1-27) of the Financial Analysis Template for any finance related resolutions, including:
 - Grants: applying for, accepting, and budgeting
 - Donations: soliciting, accepting, and budgeting
 - Budget amendments: both resolutions and administrative orders
 - All other resolutions with a financial impact
- Required fields are marked with red font or borders.
- **General Ledger (GL) - Annual Budget**
 - Complete the **General Ledger** section for all changes to the annual budget
 - Provide accurate **GL account codes**: Company, Accounting Unit (fund-department-cost center), Account
 - If you need help with GL codes, check the Chart of Accounts crosswalk on the intranet or contact Lori Lee x68822
 - This section is required for all changes to the budget via budget amendment or administrative order
- **Activity Ledger (AC) - Life to Date Activity Budget**
 - Complete the **Activity Ledger** section in addition to the GL section for changes to the following budgets:
 - Grants
 - Capital and Capital Bond Proceeds
 - STAR
 - TIF
 - HRA
 - Provide accurate **AC account codes**: Activity Group, Activity, Account Category
 - If you need help with AC codes, check the Chart of Accounts crosswalk on the intranet or contact Patty Germain x68807

Budget Reference Tabs

- The [Operating Budget Reference](#) and [CIB Budget Reference](#) pages (blue tabs) contain guidance on what kind of Mayoral and/or Council action is required for budget changes to the operating and capital budgets. Charter and administrative code citations for various financial resolutions are also provided.
- If you have questions about what is required to accomplish a particular financial action, please contact your budget analyst.

City of Saint Paul Financial Analysis

1

File ID Number:

RES 25-1296

2

3

Budget Affected:

Operating Budget Public WorksSpecial Fund

4

5

Total Amount of Transaction:

(28,410,000.00)

6

7

Funding Source:

OtherAssessments

8

9

Appropriation already included in budget?Yes

10

11

Charter Citation:

City Charter 10.07.3

12

Fiscal Analysis

Reduce the Fund 645 revenue budget by \$28,410,000, due to correcting a scrivener's error in the FY25 adopted budget.

Detail Accounting Codes:

GENERAL LEDGER (GL) - ANNUAL BUDGET							
Spending Changes							
(Action Accomplished)							
GL Annual Budget					CURRENT		AMENDED
Company	Fund-Dept-Cost Center	Account	Description		BUDGET	CHANGES	BUDGET
1	64531400	63325	Refuse Disposal and Collection		15,865,230	(380,794)	15,484,436
1	64531410	63325	Refuse Disposal and Collection		28,406,308	(28,406,308)	-
1	64531415	63160	General Professional Services		15,484,436	(15,430,343)	54,093
1	64531415	63325	Refuse Disposal and Collection		-	15,811,137	15,811,137
1	64531415	69590	Other Services		50,000	(3,692)	46,308
TOTAL:					59,805,974	(28,410,000)	31,395,974

Financing Changes

(Action Accomplished)							
GL Annual Budget					CURRENT		AMENDED
Company	Fund-Dept-Cost Center	Account	Description		BUDGET	CHANGES	BUDGET
1	64531410	54105	Current Year		31,562,564	(28,410,000)	3,152,564

PROJECT LEDGER (AC) - LIFE TO DATE PROJECT BUDGET							
Complete this section for Grants, Capital, Capital Bond Proceeds, STAR, TIF, and HRA amendments.							

Spending Changes

(Action Accomplished)							
Life to Date Project Budget					CURRENT		AMENDED
Project Group	Project	Account Category	Description		BUDGET	CHANGES	BUDGET
C-FMSCAP					-	-	-

Financing Changes

(Action Accomplished)							
Life to Date Project Budget					CURRENT		AMENDED
Project Group	Project	Account Category	Description		BUDGET	CHANGES	BUDGET
C-FMSCAP					-	-	-

Operating Budget Changes Procedures Guide

2/14/2014

In order to:	Resolution, A.O., or Other Documentation Required?	Resolution/AO Action	Charter/Code Citation
1.) Recognize additional/unanticipated revenues (Ex. Outperforming revenues, outside donations, etc.)	Budget Amendment Resolution and Public Hearing	- Mayor certifies that there are available for appropriation total revenues in excess of those estimated in the budget - Amend spending and financing to recognize new revenue in the appropriate company and activity	C.C. 10.07.1
2.) Accept a Grant a.) If no budget has previously been established for the grant	Award Letter and/or Grant Agreement Budget Amendment Resolution and Public Hearing	- Mayor certifies that there are available for appropriation total revenues in excess of those estimated in the budget - Amend spending and financing to recognize the grant in the appropriate company and activity	C.C. 10.07.1 Admin 41.03
b.) Previously established grant budget	Award Letter and/or Grant Agreement Resolution Accepting the Grant Funds (No public hearing needed)	- Accept the awarded grant funds - Include in the resolution that the grant funds were included in the current year's budget	
3.) Transfer Appropriations within Departments: a.) Within the same Fund/Company	Administrative Order (A.O.)	- Mayor may transfer any unencumbered appropriation balances within a department - Administrative order is prepared to execute the transfer	C.C. 10.07.4
b.) Between Funds/Companies	Budget Amendment Resolution	- Mayor recommends and council approves through resolution to transfer appropriations between companies - Amend spending and financing to recognize transfer	C.C. 10.07.4

Operating Budget Changes Procedures Guide

2/14/2014

In order to:		Resolution, A.O., or Other Documentation Required?	Resolution/AO Action	Charter/Code Citation
4.)	Transfer Appropriations between Departments			
	a.) Within the same Fund/Company	Budget Amendment Resolution	- Mayor recommends and council approves through resolution to transfer appropriations between departments - Amend spending and financing to recognize transfer	C.C. 10.07.4
	b.) Between Funds/Companies	Budget Amendment Resolution	- Mayor recommends and council approves through resolution to transfer appropriations between departments - Amend spending and financing to recognize transfer	C.C. 10.07.4
5.)	Allow appropriations to lapse (non-capital improvement dollars)	None	- No action required.	C.C. 10.08
	For Lapse of appropriations - Capital improvements see City Charter 10.09.		-All non-encumbered appropriations will fall to fund balance at the end of the fiscal year.	
	For guidance on budget change procedures for accomplished or abandoned projects, see the CIB Project and Budget Changes Procedures Guide, numbers 1, 2, and 6.		- All encumbered appropriations will be re-appropriated in the following fiscal year's budget for the same purposes	
6.)	Enact Emergency Appropriation	Emergency is defined as "a sudden or unforeseen situation affecting life, health, property, or the public peace or welfare that requires immediate council action", C.C. 6.06 Emergency Ordinances Budget Amendment Resolution	- Resolution to appropriate emergency funds is adopted by unanimous affirmative vote by the council	C.C. 10.07.2 C.C. 6.06
7.)	Reduction of Appropriations	Report by the Mayor of the estimated amount of the deficit Recommendation by the Mayor to the City Council of steps to be taken	- Resolution or other actions deemed necessary by Council to prevent or minimize any deficit	C.C. 10.07.3

Capital Project and Budget Changes Procedures Guide

2/14/2014

In order to:	Resolution and/or A.O. Required? CIB	Resolution/AO Action	Charter/Code Citation
1.) Close a completed project with excess balances	Administrative Order (completed by OFS)	- Amend project financing and spending	Administrative Code 57.09 (2)
	Periodic review by the CIB Committee	- Transfer excess appropriation to contingency when applicable	City Charter 10.09 - Accomplished projects
2.) Close a completed project with no excess balances, but excess spending authority	Administrative Order (completed by OFS)	- Amend project financing and spending	City Charter 10.09 - Accomplished projects
	Periodic review by the CIB Committee		
3.) Close a completed project with no excess balances and no excess spending authority	None	- Contact OFS with project budget codes to have the project inactivated in the finance system	N/A
4.) <u>Adding new spending authority to an existing project (without changing the scope of the project)</u>			
a.) Financing source is new money	CIB Committee review and recommendation		
	Mayor recommends via resolution	- Amend project financing and spending to recognize	Administrative Code 57.09 (1)
	Compliance with City Comprehensive Plan	new revenue	City Charter 10.07.1
	Public hearing		

Capital Project and Budget Changes Procedures Guide

2/14/2014

In order to:	Resolution and/or A.O. Required? CIB	Resolution/AO Action	Charter/Code Citation
b.) Financing source is contingency (less than \$25,000)	All proposed uses of Contingency funds must first be reviewed by OFS		
	Transfers within a department require an Administrative Order (completed by departments; verified and approved by OFS)	- Reduce amount in appropriate contingency fund	Administrative Code 57.09 (3) a
	A.O.s require periodic review by CIB Committee	- Amend project spending and financing to recognize use of contingency funding	City Charter 10.07.4
	Transfers between departments require a resolution (completed by departments; verified and approved by OFS)		
c.) Financing source is contingency (more than \$25,000)	All proposed uses of Contingency funds must first be reviewed by OFS		
	CIB Committee review and recommendation	- Reduce amount in appropriate contingency fund (<i>"unallocated reserve account "</i>)	Administrative Code 57.09 (3) b
	Mayor recommends via resolution	- Amend project spending and financing to recognize use of contingency funding	City Charter 10.07.4
	Public hearing		

Capital Project and Budget Changes Procedures Guide

2/14/2014

In order to:	Resolution and/or A.O. Required? CIB	Resolution/AO Action	Charter/Code Citation
<u>Add a new project</u>			
5.) OR			
<u>Expand the scope of an existing project</u>			
a.) Financing source is new money	CIB Committee review and recommendation		
	Mayor recommends via resolution	- Amend project financing and spending to recognize	Administrative Code 57.09 (1)
	Compliance with City Comprehensive Plan	new revenue	City Charter 10.07.1
	Public hearing		
b.) Financing source is contingency	All proposed uses of Contingency funds must first be reviewed by OFS		
	CIB Committee review and recommendation	- Transfer dollars from contingency to new project	Administrative Code 57.09 (1)
	Mayor recommends via resolution	- Amend spending and financing to recognize transfer	City Charter 10.07.4
	Public hearing		
6.) Declare a project abandoned	Council resolution	- Identify project as abandoned	
		-Transfer appropriation for the abandoned project to a separate contingency fund (" <i>unallocated reserve account</i> ")	Administrative Code 57.09 (4)
		- Reappropriation of the funds needs CIB Committee review, Mayor recommendation, and Council approval (see either of the Add dollars to a project sections above)	City Charter 10.09
7.) Replace an approved project with a new project	1) Declare an approved project abandoned or completed with excess balances (see process above)	- Can accomplish both steps in one resolution	
	2) Add new project after capital improvement budget is adopted (see process above)		

<u>Departments</u>	<u>Affected Budgets</u>	<u>General vs. Special Fund</u>	<u>Funding Source</u>	<u>Already Appropriated?</u>	<u>Company</u>
(Select Department)	(Choose CIB or Operating)	(Choose General, Special or Capital)	(Select Funding Source)	(Yes or No?)	(Choose Company)
Multiple Departments			Transfer of Appropriations	Yes	1
City Attorney's Office	Both Operating and CIB Budgets	General Fund	Grant	No	3
City Council	Operating Budget	Special Fund	Donation	Yes and No	5
Emergency Management	CIB Budget	Capital	Multiple	No and Yes	8
Financial Services		Multiple Funds	Other		9
Fire and Safety Services					
General Government Accounts					
HRA					
Human Resources					
HREEO					
Mayor's Office					
Parks and Recreation					
PED					
Police Department					
Public Health					
Public Library Agency					
Public Works					
RiverCentre					
Safety and Inspections					
Technology and Communications					
Water Department					



City of Saint Paul

City Hall and Court House
15 West Kellogg
Boulevard
Phone: 651-266-8560

Master

File Number: RES 25-1310

File ID: RES 25-1310

Type: Resolution

Status: Agenda Ready

Version: 1

Contact 651-266-6503
Number:

In Control: City Council

File Created: 08/13/2025

File Name: Michael DeTomaso Transfer Agreement (January 1, 2026 - December 31, 2026) Ramsey County Attorney's Office

Final Action:

Title: Approving the agreement for transfer of Saint Paul Police employee, Michael DeTomaso, to the Ramsey County Attorney's Office (January 1, 2026 - December 31, 2026).

Notes:

Agenda Date: 09/03/2025

Sponsors: Noecker

Enactment Date:

Attachments: DeTomaso RCASO 2026 Agreement

Financials Included?:

Contact Name: Jason Schmidt

Hearing Date:

Entered by: Sue.Wegwerth@ci.stpaul.mn.us

Ord Effective Date:

History of Legislative File

Ver- sion:	Acting Body:	Date:	Action:	Sent To:	Due Date:	Return Date:	Result:
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Text of Legislative File RES 25-1310

Approving the agreement for transfer of Saint Paul Police employee, Michael DeTomaso, to the Ramsey County Attorney's Office (January 1, 2026 - December 31, 2026).

Whereas, Minnesota Statute 15.51 et.seq. provides for the interchange of public employees among various jurisdictions; and

Whereas, Minnesota Statute 471.59 et.seq. requires the consent of the governing bodies of political subdivisions to enter into agreements among them for such matters as employee interchanges; and

Whereas, the City of Saint Paul and Ramsey County through its Ramsey County Attorney's Office desire to renew the agreement for the intra governmental transfer of Michael DeTomaso of the Saint Paul Police Department; and

Whereas, it is the intent of the Council that the City be reimbursed by Ramsey County for all costs incurred by the City as a result of this transfer, including salary, fringe benefits and

pension costs; and

Whereas, the previous agreements between the City of Saint Paul and Ramsey County, were approved by the Saint Paul City Council on April 17, 2024 (Res 24-539) and October 2, 2024 (Res 24-1404), and continue in full force and effect through December 31, 2025 and thereafter until modified or amended by mutual agreement of the parties; now therefore, be it

Resolved, that the proper City officials are authorized to enter into a written agreement consistent with the above recitals and applicable laws.

AGREEMENT
Between
**RAMSEY COUNTY,
RAMSEY COUNTY ATTORNEY'S OFFICE**
And
**CITY OF SAINT PAUL
POLICE DEPARTMENT**

This intergovernmental mobility agreement (Agreement) is hereby entered into by and between the County of Ramsey acting through the Ramsey County Attorney's Office (hereinafter "RCAO") and the City of Saint Paul, Police Department (hereinafter "City").

WHEREAS, Michael DeTomaso is a regular employee of the City in the title of Sergeant in the Saint Paul Police Department, and has certain rights as a City employee; and

WHEREAS, Michael DeTomaso will be paid out-of-title as a Commander – Step E for the duration of this agreement; and

WHEREAS, the parties agree that Michael DeTomaso be granted an intergovernmental mobility assignment from the City to the Ramsey County Attorney's Office to assume duties as assigned.

WHEREAS, this agreement is authorized by and subject to Minnesota Statutes sections 15.51 – 15.59 (inclusive) and section 471.59 et. seq.

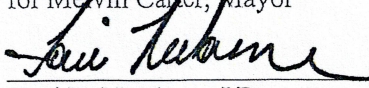
NOW THEREFORE, the parties hereto and their respective agencies hereby agree as follows:

1. Effective January 1, 2026, or as soon thereafter as approved by the parties hereto, Michael DeTomaso will perform his intergovernmental mobility assignment from the City to the RCAO through December 31, 2026.
2. As Michael DeTomaso serves at the pleasure of the Ramsey County Attorney, this Agreement may be terminated without notice and with or without cause at any time by the RCAO. The Agreement may also be terminated with or without cause at any time by DeTomaso or the City with thirty (30) days written notice. While working at the Ramsey County Attorney's Office, Michael DeTomaso will work under the direction and control of First Assistant Ramsey County Attorney John Kelly.
3. The RCAO shall reimburse Michael DeTomaso for all expenses incurred which relate to his duties pursuant and subject to the applicable expense reimbursement policies of RCAO.
4. During the life of this Agreement, Michael DeTomaso remains a regular employee of the City and continues to accrue and retain benefits, seniority, compensation and allowances from the City in accordance with any current and subsequently approved City administrative procedures and/or policies, including any increases in compensation or allowance that may occur during the effective dates of this mobility agreement for which Michael DeTomaso could be eligible. Michael DeTomaso will comply with all City procedures related to receipt of allowances or use of sick/vacation time which will be coded with corresponding entries on his City of Saint Paul timesheets and deducted from his City payroll balances for same. Total compensation under this Agreement for Michael DeTomaso's services shall be reflected in the City's non-represented manager's salary schedule and will include the cost of all fringe benefits or overtime, if appropriate.
5. All of Michael DeTomaso's City compensation will be subject to the Police and Fire Fund of the Public Employee Retirement Association of Minnesota with regular contributions from the City and Michael DeTomaso.

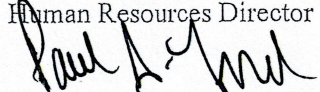
6. Michael DeTomaso will remain an active licensed peace officer on the City roster subject to Peace Officers Standards and Training Board ("POST") continuing education requirements. Michael DeTomaso may attend in-service training provided by the City or other training as directed by the City, but is required to keep his POST license current.
7. During the term of this Agreement, the RCAO shall, upon receipt of an invoice in proper form, reimburse the City quarterly, or as otherwise agreed, for all compensation and related fringe benefit costs, including worker compensation costs resulting from injuries that occur or are aggravated during his scope of employment in RCAO, as outlined or as subsequently increased, paid to or on behalf of Michael DeTomaso from the City as described in Paragraph 4 and 5 above except for training or uniform allowances.
8. Each party is responsible for its own acts and conduct and the results thereof. The City and RCAO's liability is governed by the Municipal Tort Claims Act, Minnesota Statutes 466.02. Although the supervision of Michael DeTomaso's duties will rest exclusively with the Ramsey County Attorney's Office, it is agreed that he is not a RCAO employee and is not entitled to any benefits from Ramsey County or the RCAO, including but not limited to, unemployment benefits, pension, sick and vacation leave, death and medical benefits except as provided in Minn. Stat. 15.56, Subd. 4.
9. Nothing in this Agreement, express or implied, is or shall be construed to be an offer or promise of permanent or other employment for Michael DeTomaso with Ramsey County or RCAO.
10. The City cannot guarantee that Michael DeTomaso will have the ability to return to his Police Department position upon termination of this agreement.

CITY OF SAINT PAUL

Jaime R. Tincher, Deputy Mayor Date
for Melvin Carter, Mayor

 8/12/2025

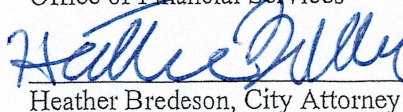
Toni D. Newborn, J.D. Date
Human Resources Director

 8/13/25

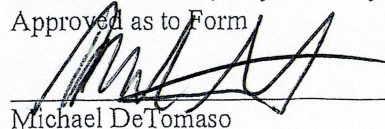
Paul Ford, Date
Assistant Chief of Police

 8/12/25

Laura Logsdon, Interim Director Date
Office of Financial Services

 8/13/25

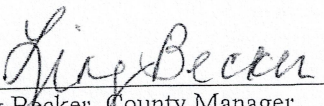
Heather Bredeson, City Attorney Date
Approved as to Form

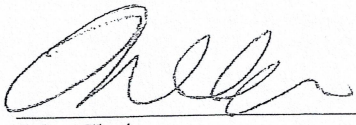
 8/12/25

Michael DeTomaso Date

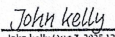
Agreement - Ramsey County Attorney's Office/Saint Paul Police Department
Mike DeTomaso
Page 3

COUNTY OF RAMSEY

 8/11/25
Ling Becker, County Manager Date
Ramsey County Manager's Office

 8.7.25
John Choi Date
Ramsey County Attorney

Approved as to Form:

 08/07/2025
John Kelly (Aug 7, 2025 12:34:54 CDT)
John Kelly Date
First Assistant



Board of Commissioners
Resolution
B2024-057

15 West Kellogg Blvd.
Saint Paul, MN 55102
651-266-9200

Sponsor: County Attorney's Office

Meeting Date: 4/2/2024

Title: Intergovernmental Mobility Agreement with the City of Saint Paul Police Department

File Number: 2024-124

Background and Rationale:

In Minnesota, the state recognizes the benefits of the interchange of personnel among and between governmental entities as an essential factor towards resolving problems affecting the community (Minnesota Statutes 5.51). The County Attorney's Office has a vacant position in its personnel complement that can be filled by appointments of the County Attorney. Intergovernmental Mobility Agreements have been used in previous years between the Ramsey County and the city of Saint Paul. Minnesota Statutes 471.59 requires the consent of the governing bodies of political subdivisions to enter into agreements among them for such matters as employee interchanges.

Upon assignment to the County Attorney's Office, the employee will conduct prevailing wage and criminal wage theft investigations including but not limited to: collaborating upon and coordinating such investigations, when necessary, with other federal, state and local law enforcement agencies; working with county staff to determine compliance with the county's Ordinance; collaborating and engaging with community members and other affected stakeholders on the topics of wage theft and prevailing wage enforcement; and participating in the creation of new policies and procedures regarding wage theft investigations.

The County Attorney's Office and the city of Saint Paul Police Department recommends approval of this Intergovernmental Mobility Agreement. The County Attorney's Office will reimburse the city of Saint Paul on a cost reimbursement basis.

Recommendation:

The Ramsey County Board of Commissioners resolved to:

1. Approve the Intergovernmental Mobility Agreement with the city of Saint Paul Police Department for the assignment of Michael DeTomaso to the County Attorney's Office on a cost reimbursement basis to be effective upon execution through December 31, 2024.
2. Authorize the Chair and Chief Clerk to execute the Intergovernmental Mobility Agreement.
3. Authorize the County Manager to approve and execute amendments to renew the terms of the agreements for additional one-year periods, with all other terms and conditions remaining the same, in a form approved by the County Attorney's Office.

A motion to approve was made by Commissioner Moran, seconded by Commissioner Reinhardt.
Motion passed.

Aye: - 7: Frethem, Martinson, McGuire, Moran, Ortega, Reinhardt, and Xiong

By: Mee Cheng

Mee Cheng, Chief Clerk - County Board



City of Saint Paul

City Hall and Court House
15 West Kellogg
Boulevard
Phone: 651-266-8560

Master

File Number: RES 25-1319

File ID: RES 25-1319

Type: Resolution

Status: Agenda Ready

Version: 1

Contact 651-266-6058
Number:

In Control: City Council

File Created: 08/15/2025

File Name: Authorizing Public Works to apply to MnDOT's
FY29-30 Minnesota Highway Freight Program grant
for Kellogg Blvd CCB

Final Action:

Title: Authorizing the Departments of Public Works to apply for the FY29-30
Minnesota Highway Freight Program (MNHFP) grant, which has a local match
requirement, from the Minnesota Department of Transportation to complete
the Kellogg Boulevard Capital City Bikeway Project.

Notes:

Agenda Date: 08/27/2025

Sponsors: Noecker

Enactment Date:

Attachments:

Financials Included?:

Contact Name: Anna Potter

Hearing Date:

Entered by: caroline.swinford@ci.stpaul.mn.us

Ord Effective Date:

History of Legislative File

Ver- sion:	Acting Body:	Date:	Action:	Sent To:	Due Date:	Return Date:	Result:
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Text of Legislative File RES 25-1319

Authorizing the Departments of Public Works to apply for the FY29-30 Minnesota Highway Freight Program (MNHFP) grant, which has a local match requirement, from the Minnesota Department of Transportation to complete the Kellogg Boulevard Capital City Bikeway Project.

WHEREAS, the Department of Public Works would like to apply for FY29-30 Minnesota Highway Freight Program (MNHFP) from the Minnesota Department of Transportation (MnDOT), which is allocating \$25.6M million to fund freight projects that address the investment goals identified in the State Freight Plan; and,

WHEREAS, the City of Saint Paul proposes to construct Phase 3 of the Kellogg Boulevard Capital City Bikeway Project, by completing a full reconstruction of Kellogg Boulevard from West 7th Street (TH 5) to Concordia Avenue; and

WHEREAS, the proposed project will complete a critical segment of the nearly five-mile Capital City Bikeway network designed to connect downtown Saint Paul's regional destinations with

surrounding neighborhoods and the broader trail system; and,

WHEREAS, the proposed improvements will transform Kellogg Boulevard into a multimodal street, addressing longstanding safety, access, and equity concerns, while improving conditions for pedestrians, motorists, freight vehicles, transit users, and bicyclists of all ages and abilities; and,

WHEREAS, the grant amount would be up to \$10,000,000 with a grant term ending no later than September 30, 2030, and the funding source for this grant is Federal; and

WHEREAS, the grant requires 20% in matching funds, and the source for these funds is Municipal State Aid Funds; and

WHEREAS, the Grants Division of the Office of Financial Services has reviewed and approved the Intent to Apply request; and

WHEREAS, the City certifies that it will comply with all applicable laws and regulations as stated in the grant agreement; now, therefore, be it

RESOLVED that the Saint Paul City Council authorize the Department of Public Works to apply for the FY29-30 Minnesota Highway Freight Program.



City of Saint Paul

City Hall and Court House
15 West Kellogg
Boulevard
Phone: 651-266-8560

Master

File Number: RES 25-1330

File ID: RES 25-1330

Type: Resolution

Status: Agenda Ready

Version: 1

Contact 266-6246
Number:

In Control: City Council

File Created: 08/19/2025

File Name: Accepting the gift of travel expenses from the Shared-Use Mobility Center.

Final Action:

Title: Authorizing the Department of Public Works to accept a gift of travel, lodging and registration expenses from the Shared-Use Mobility Center for Erin Kayser to attend the 2025 New Shared Mobility Summit.

Notes: Fair market value of donation is \$650.

Agenda Date: 09/03/2025

Sponsors: Noecker

Enactment Date:

Attachments:

Financials Included?:

Contact Name: Erin Kayser

Hearing Date:

Entered by: anne.weber@ci.stpaul.mn.us

Ord Effective Date:

History of Legislative File

Ver- sion:	Acting Body:	Date:	Action:	Sent To:	Due Date:	Return Date:	Result:
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Text of Legislative File RES 25-1330

Authorizing the Department of Public Works to accept a gift of travel, lodging and registration expenses from the Shared-Use Mobility Center for Erin Kayser to attend the 2025 New Shared Mobility Summit.

WHEREAS, the Shared-Use Mobility Center is a public-interest organization dedicated to achieving equitable, affordable, and environmentally sound mobility across the United States through efficient sharing of transportation assets; and

WHEREAS, the New Shared Mobility Summit will bring together ten teams of Change Leaders from ten metropolitan areas across the United States to build more connected and cohesive Local Change Teams to fight climate change, advance equity, and strengthen communities; and

WHEREAS, the New Shared Mobility Summit will take place September 11-12, 2025 in Chicago, Illinois; and

WHEREAS, the Shared-Use Mobility Center has offered to cover the cost of registration, travel and lodging for Erin Kayser to attend; and

WHEREAS, attendance at this summit will be beneficial to the ongoing development of the work of the City to advance shared mobility, and networking among peer cities and regions working towards a common goal; now therefore, be it

RESOLVED, that the Council of the City of Saint Paul authorizes the Department of Public Works to accept said donation from the Shared-Use Mobility Center and thanks them for their generous gift.



City of Saint Paul

City Hall and Court House
15 West Kellogg
Boulevard
Phone: 651-266-8560

Master

File Number: RES 25-1340

File ID: RES 25-1340

Type: Resolution

Status: Agenda Ready

Version: 1

Contact 651-266-8566
Number:

In Control: City Council

File Created: 08/21/2025

File Name: Discover Strength - 747 Cleveland Ave S

Final Action:

Title: Approving the Legislative Hearing Officer's recommendation with conditions for the application submitted by Blue Moxy Wellness LLC (License ID # 20250001071), d/b/a Discover Strength, for a Health/Sport Club license, located at 747 Cleveland Avenue S.

Notes:

Agenda Date: 09/03/2025

Sponsors: Jost

Enactment Date:

Attachments: Signed Conditions Affidavit, Minutes, Class N License Application, Updated Site Plan (Submitted on August 21, 2025), Floor Plan and Site Plan, Street Photo, Letter of Objection, District Council Correspondance, Aerial Map, Zoning Map, Plat Map, Property Owners within 100 Feet, Property Parcel Info Screen Printout, Class N Notice, Notice of License Hearing, Notice of License Hearing Rescheduling, License Hearing Sign-In Sheet

Financials Included?:

Contact Name: Nhia Vang

Hearing Date:

Entered by: greg.weiner@ci.stpaul.mn.us

Ord Effective Date:

History of Legislative File

Ver- sion:	Acting Body:	Date:	Action:	Sent To:	Due Date:	Return Date:	Result:
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Text of Legislative File RES 25-1340

Approving the Legislative Hearing Officer's recommendation with conditions for the application submitted by Blue Moxy Wellness LLC (License ID # 20250001071), d/b/a Discover Strength, for a Health/Sport Club license, located at 747 Cleveland Avenue S.

WHEREAS, Blue Moxy Wellness LLC (License ID # 20250001071), d/b/a Discover Strength, located at 747 Cleveland Avenue S, has applied for a Health/Sport Club Class N license; and

WHEREAS, the applicant notified the Highland District Council prior to submitting their application; and

WHEREAS, a notification regarding the license application was sent from the Department of Safety and Inspections to the affected neighborhood for the period of July 24, 2025, to August 8, 2025; and

WHEREAS, during the notification period, an objection was received which triggered the hearing and a hearing was held on August 21, 2025; and

WHEREAS, the objection was related to parking and traffic; and

WHEREAS, in response to the concerns raised, the licensee has agreed to work with the city to comply with the necessary requirements to minimize nuisance activities that would disturb the surrounding residential neighborhood; and

WHEREAS, after conducting the hearing and considering the testimonies and evidence, the Legislative Hearing Officer recommends approval of the application submitted by Blue Moxy Wellness LLC (License ID # 20250001071), d/b/a Discover Strength, located at 747 Cleveland Avenue S, with the following condition being imposed:

1. At least one employee or manager, trained and qualified in first aid and CPR according to standards established by rule by the Department of Safety and Inspections shall be on duty at all times that the licensed premises are in operation or open to members of the public. Such standards shall be in conformity with standards and guidelines established by the American Red Cross with respect to water safety instructors or by the American Heart Association for similar purposes.

NOW, THEREFORE, BE IT RESOLVED that the Council of the City of Saint Paul hereby approves this license application with the aforementioned agreed-upon condition and finds that the license condition is reasonable, and the application is in order and there are no grounds to deny the approval of the license.

The conditions affidavit was signed and submitted on August 25, 2025.



CITY OF SAINT PAUL

Department of Safety & Inspections

Angie Wiese, Director

375 Jackson Street, Suite 220

Saint Paul, MN 55101-1806

Web Site Address: www.stpaul.gov/dsi

Telephone: 651-266-8989

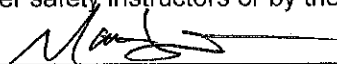
Facsimile: 651-266-9124

I agree to the following conditions being placed on the following license(s):

License #: 20250001071
Type of Business: Health/Sport Club
Applied for by: BLUE MOXY WELLNESS LLC
Doing Business As: DISCOVER STRENGTH
at: 747 CLEVELAND AVE S
ST PAUL MN 55104

Conditions are as follows:

1. At least one employee or manager, trained and qualified in first aid and CPR according to standards established by rule by the Department of Safety and Inspections shall be on duty at all times that the licensed premises are in operation or open to members of the public. Such standards shall be in conformity with standards and guidelines established by the American Red Cross with respect to water safety instructors or by the American Heart Association for similar purposes.



Licensee

8/25/25

Date

LICENSE HEARING MINUTES
Blue Moxy Wellness LLC, dba Discover Strength, 747 Cleveland Ave S
Monday, August 25, 10:00 AM
Room 330 City Hall, 15 Kellogg Boulevard West
Nhia Vang, Legislative Hearing Officer

The hearing was called to order at 10:00 AM

Staff Present: Ashley Skarda, Department of Safety and Inspections (DSI) Licensing Inspector; Frances Birch, DSI Zoning Inspector (remote participation)

Licensee: Mathew Xiong, Applicant/Owner

License Application: Health/Sport Club license

Legislative Hearing Officer Nhia Vang made introductory comments about the hearing process: This is an informal legislative hearing for a license application. This license application required a Class N notification to inform neighbors and the District Council about the application and provide them with an opportunity to submit comments. The city received correspondence of concern/objection, which triggered this hearing.

The hearing will proceed as follows: DSI staff will explain their review of the application and state their recommendation. The applicant will be asked to discuss their business plan. Members of the community will be invited to testify as to whether they object to or support the license application. At the end of the hearing, the Legislative Hearing Officer will develop a recommendation for the City Council to consider. The recommendation will come before the City Council as a resolution on the Consent Agenda; the City Council is the final authority on whether the license is approved or denied.

There are three possible results from this hearing: 1) a recommendation that the City Council issue this license without any conditions; 2) a recommendation that the City Council issue this license with agreed upon conditions; or 3) a recommendation that the City Council not issue this license but refer it to the city attorney's office to take an adverse action on the application, which could involve review by an administrative law judge.

Minutes:

Ashley Skarda, Department of Safety and Inspections (DSI) - Licensing, gave a staff report for licensee Blue Moxy Wellness LLC, (License ID# 20250001071), d/b/a Discover Strength, located at 747 Cleveland Ave S. The application is for a Health/Sport Club license. DSI is recommending approval with the following license condition:

1. At least one employee or manager, trained and qualified in first aid and CPR according to standards established by rule by the Department of Safety and Inspections shall be on duty at all times that the licensed premises are in operation or open to members of the public. Such standards shall be in conformity with standards and guidelines established by the American Red Cross with respect to water safety instructors or by the American Heart Association for similar purposes.

The District 15 Highland District Council was informed of the application by the applicant and has sent a letter of support. Building conditions, N/A; Licensing approved with conditions; Zoning approved.

Vang: Is that a standard condition for these types of licenses?

Skarda: Yes. Is this in the former salon space or the former Alchemy 365 space?

Xiong: Part of the Alchemy space. We're using less than half of the former business's square footage.

Vang: Why is the building still under review?

Skarda: This is standard for situations like this. They're doing some work to divide one space into two, and I think they're nearing approval.

Xiong: We made the necessary changes asked for by DSI and it's under review.

Vang: Will the license be issued before the building approval is finalized?

Skarda: We wait until building review is approved before issuing a license.

Frances Birch, Department of Safety and Inspections (DSI) - Zoning, gave a staff report. The area is zoned T2 – Traditional Neighborhood. This is a permitted use and meets our definition of a health/sport club. Zoning has no conditions attached to that use. There are no parking minimum requirements for this application. Any creation of a parking plan will require zoning approval.

Hearing Officer Vang asked the applicant to talk about the business: history, hours of operation, number of employees, etc.

Xiong: I want to talk about how we will fit into the neighborhood and address the parking and traffic concerns. This is not like the previous gym with large classes. We do 30-minute one-on-one sessions and 45-minute group sessions. We also do virtual training, which means that people won't necessarily need to come in to work out with us. We will always know exactly how many people are in the studio ahead of time and never have unplanned crowds. Our schedule also reduces strain on parking because we open as early as 5:30am. On weekends we close at 3pm to avoid conflict with restaurant traffic. Parking was a factor in choosing this location. The garage has more than 30 retail spaces, there's a lot across the street we can use, there's street parking on Cleveland Ave, and there's bike parking. The space is previously tested by a much larger operation, and we are using less than half of their square footage with a smaller operation. We also hope to bring value to the neighborhood as a healthy space in a walkable community.

Vang: Are walk-ins accepted?

Xiong: No. We sit with them and work on scheduling a future appointment.

Vang: Alchemy is no longer there. Can the other space be used for something else?

Skarda: Yes, it could be something else.

Vang: So, the building work is just to reduce space. Is there soundproofing being installed?

Xiong: It's more of a clinical setting with lower music and no loud workouts. We will be spraying a sound dampener on the ceiling and then also have sound clouds, which are panels to reduce noise. Behind us is a concrete wall as well.

Vang: Are the 33 parking spaces in the basement and known by customers?

Xiong: Yes, there are signs. Some is reserved for Edina Realty from 8am – 5pm, but our peak hours from 5 – 8pm so those spots will be accessible for our customers much of the time.

Vang: Do residents of the apartment above you have their own parking?

Xiong: Yes, they have their own underground parking. The entrance to all the parking is on Pinehurst Ave and the exit is on Highland Pkwy.

Vang: What is lighting like?

Xiong: The interior is well-lit. We are not allowed to add any external lighting besides a lit sign.

Vang: How long is your lease?

Xiong: 10 years.

Vang: Will you be managing or having staff?

Xiong: I'll be managing. Right now, it's just me but I'll be hiring staff who will also be CPR certified.

Vang: What are group sizes?

Xiong: 3 clients maximum per trainer. It's about safety. Lower ratios deliver better results.

Vang: Do people need to be members for virtual training?

Xiong: Yes. They still need to do an introductory workout with us.

Vang: What percentage of your customers are virtual?

Xiong: 20%

Vang: What are your hours?

Xiong: We are open every day, except for being closed on Christmas and July 4. Hours Monday – Friday are 5:30am – 8pm, Saturday – Sunday are 7:30am – 3pm.

Vang: Do you have history working in this industry?

Xiong: I've been doing this for 7 years. I've managed a location before, and ownership was the next step for me to take.

Vang: What issues have you faced in the past, as a manager?

Xiong: Managing employees is always the hardest part. The business has been around for 22 years and the blueprint we operate from helps us figure out any issues.

Vang: You are CPR trained, correct?

Xiong: Yes. It needs to be renewed every 2 years. We also require all staff to be certified as an Exercise Physiologist with the American College of Sports Medicine and have at least a 4-year degree in an exercise-related field.

Vang: Do we have a signed Conditions Affidavit?

Xiong: I don't think I've signed anything like that, but I can do it today.

Vang: Do you have an appointment with Barb McMonigal-St Dennis from DSI about your environmental health review, as it relates to the building?

Xiong: I've been trying but it's hard to get in touch with her. I've sent emails but don't have an appointment yet. I resubmitted everything based on her feedback to both her and Jeff Fischbach

Vang: Is that the only thing holding up the building review?

Xiong: Yes.

Vang: Is she the only person we have doing environmental health review?

Skarda: Yes

Vang: Can you follow-up with her?

Skarda: Yes. Was she looking for this updated site plan you submitted?

Xiong: Yes.

Skarda: The changes were just need for things to comply with the City's environmental health code. For instance, a second bathroom has been added. I assume she will go out once the space is built. I can also talk to my manager on your behalf if you're not getting a response.

Xiong: If I get in touch with her, when does she give final approval?

Skarda: She usually goes out on inspections before opening and gives it after that point.

Xiong: I don't want to have to build and then tear down.

Skarda: That's what the plan review phase is for. She looks for things like paint that can be cleaned easily and low pile carpet.

Xiong: She has all that. I reached out on August 7 with the changes she asked for.

Vang: When are you opening?

Xiong: December 1, 2025.

Vang: Will you be doing a soft opening?

Xiong: Yes. We will likely invite people from the district council.

Vang: Is the floor plan we have now is the one waiting for approval?

Xiong: Yes.

Vang: Where is the entrance?

Xiong: On Cleveland Ave at street level.

Hearing Officer Vang next read into the record the letter of objection from Jack Mueller, which raised concerns about traffic and parking.

Xiong: It's two-sided parking on Pinehurst and has been like that for a while.

Skarda: It's still doable to have cars pass each other. They just have to slow down.

Vang: People most likely won't use street parking, right?

Xiong: Correct.

Hearing Officer Vang next read into the record the letter of support from the Highland District Council, which also asked for mindfulness of sound and parking concerns.

Hearing Officer Vang stated that after reviewing the records and considering the testimonies from all parties, she will recommend to the City Council that they approve the license with the removal of the following condition:

1. At least one employee or manager, trained and qualified in first aid and CPR according to standards established by rule by the Department of Safety and Inspections shall be on duty at all times that the licensed premises are in operation or open to members of the public. Such standards shall be in conformity with standards and guidelines established by the American Red Cross with respect to water safety instructors or by the American Heart Association for similar purposes.

The hearing adjourned at 10:34 AM.

The conditions affidavit was signed and submitted on August 25, 2025.

SAINT PAUL
SAFETY & INSPECTIONSSaint Paul, Minnesota 55101
Phone: 651-266-8989
Web: www.stpaul.gov/dsi

Received Class "N" License Application

LICENSES ARE NOT TRANSFERRABLE

JUL 07 2025

Payment must be received with each application. This application is subject to review by the public.

City of Saint Paul - DSI

This application requires District Council notification prior to submission.

Types of License(s) being applied for:

Fee(s):

- | | |
|--------------------------------|----------|
| 1. Health / Sport Club License | \$405.00 |
| 2. _____ | _____ |
| 3. _____ | _____ |
| 4. _____ | _____ |
| 5. _____ | _____ |
| 6. _____ | _____ |
| 7. _____ | _____ |

Total: \$ 405.00

Business Information

Business Address: 747 Cleveland Ave South Saint Paul MN 55116
Street City State Zip

Company Name: Blue Moxy Wellness, LLC Doing Business As: Discover Strength

Company Type: Corporation ☒ Partnership ☐ Sole Proprietorship ☐

Date of Incorporation: 07/14/2024 Date of Anticipated Opening: 10/15/2025

Mailing Address: 8665 Platinum Drive Woodbury MN 55129
Street City State Zip

Business Phone #: (317) 694-2125 Email Address: mhxiong88@gmail.com

Applicant Information

Applicant Name: Mathew Hniatou Xiong
First Middle Last

Title: President Date of Birth: [REDACTED]

Drivers License: MN [REDACTED] Email: mhxiong88@gmail.com
State License #Home Address: 8665 Platinum Drive Woodbury MN 55129
Street City State Zip

Cell Phone #: (317) 694-2125 Alternate Phone #: (651) 246-8828

(Continued on back)

Supplemental Required Information

Are you going to operate this business personally?
If no, who will operate it?

Yes: ☒No: ☐

Operator Name:

First

Middle

Last

Home Address:

Street

City

State

Zip

Date of Birth:

Phone #:

Email Address:

Are you going to have a manager or assistant in this business?

Yes: ☒No: ☐

If manager is not the same as the operator, please complete the following information:

Manager Name:

First

Middle

Last

Home Address:

Street

City

State

Zip

Date of Birth:

Phone #:

Email Address:

Please list all other officers of the corporation (Attach another sheet if applicable.)

Officer Name: Molly

First

Middle

Yang

Last

Title: Member

Email: yangmolly83@gmail.com

Home Address: 8665 Platinum Drive

Street

Woodbury

City

MN

State

55129

Zip

Date of Birth:

Phone #: (651) 246-8828

Officer Name:

First

Middle

Last

Title:

Email:

Home Address:

Street

City

State

Zip

Date of Birth:

Phone #:

Officer Name:

First

Middle

Last

Title:

Email:

Home Address:

Street

City

State

Zip

Date of Birth:

Phone #:

FALSIFICATION OF ANSWERS GIVEN OR MATERIAL SUBMITTED WILL RESULT IN DENIAL OF APPLICATION

I hereby state that I have answered all of the preceding questions and that the information contained herein is true and correct to the best of my knowledge and belief. I also hereby state that I have provided a completed District Council Notification Form to the district council representing the planning district in which my business will operate.



Applicant Signature

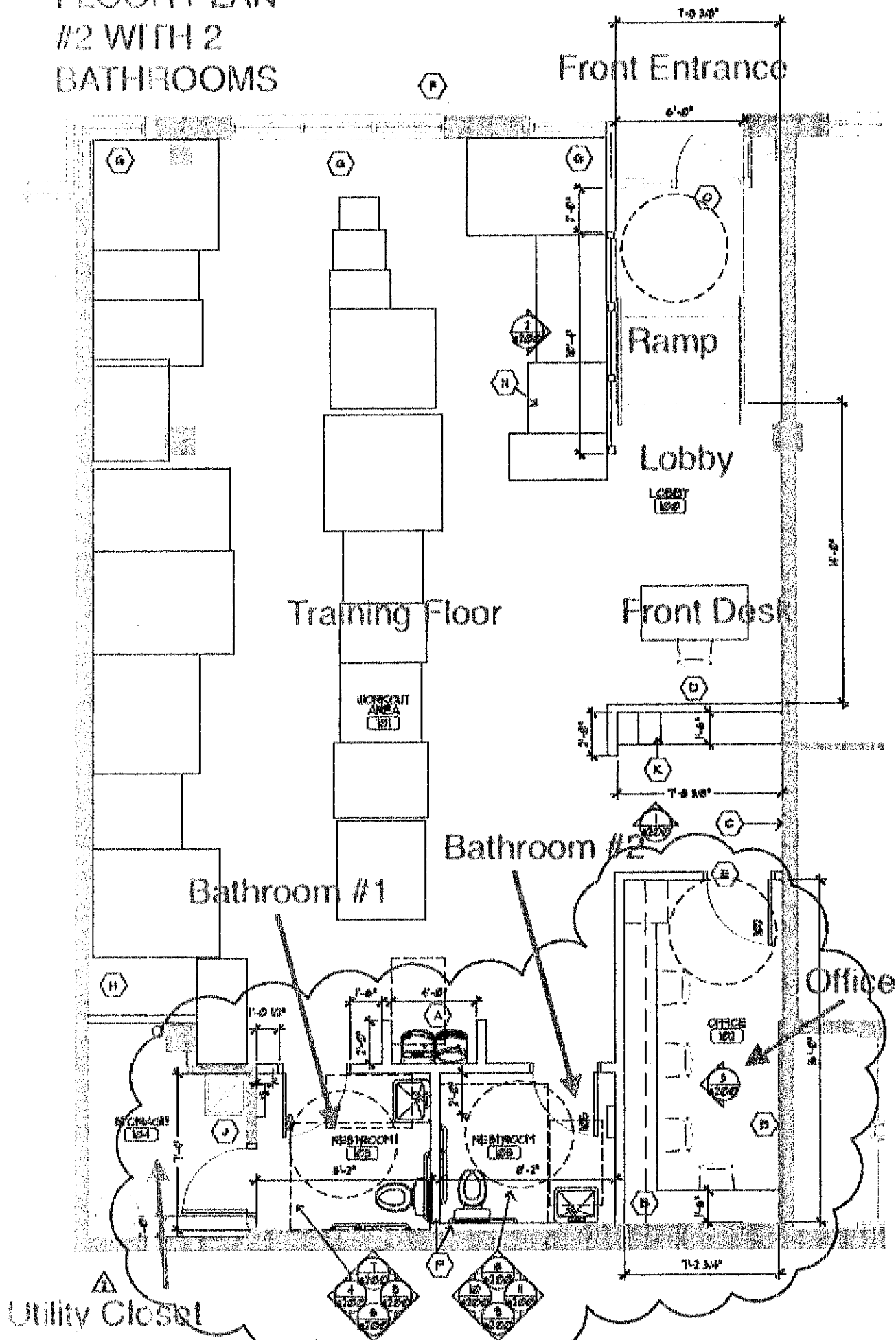
President

Title

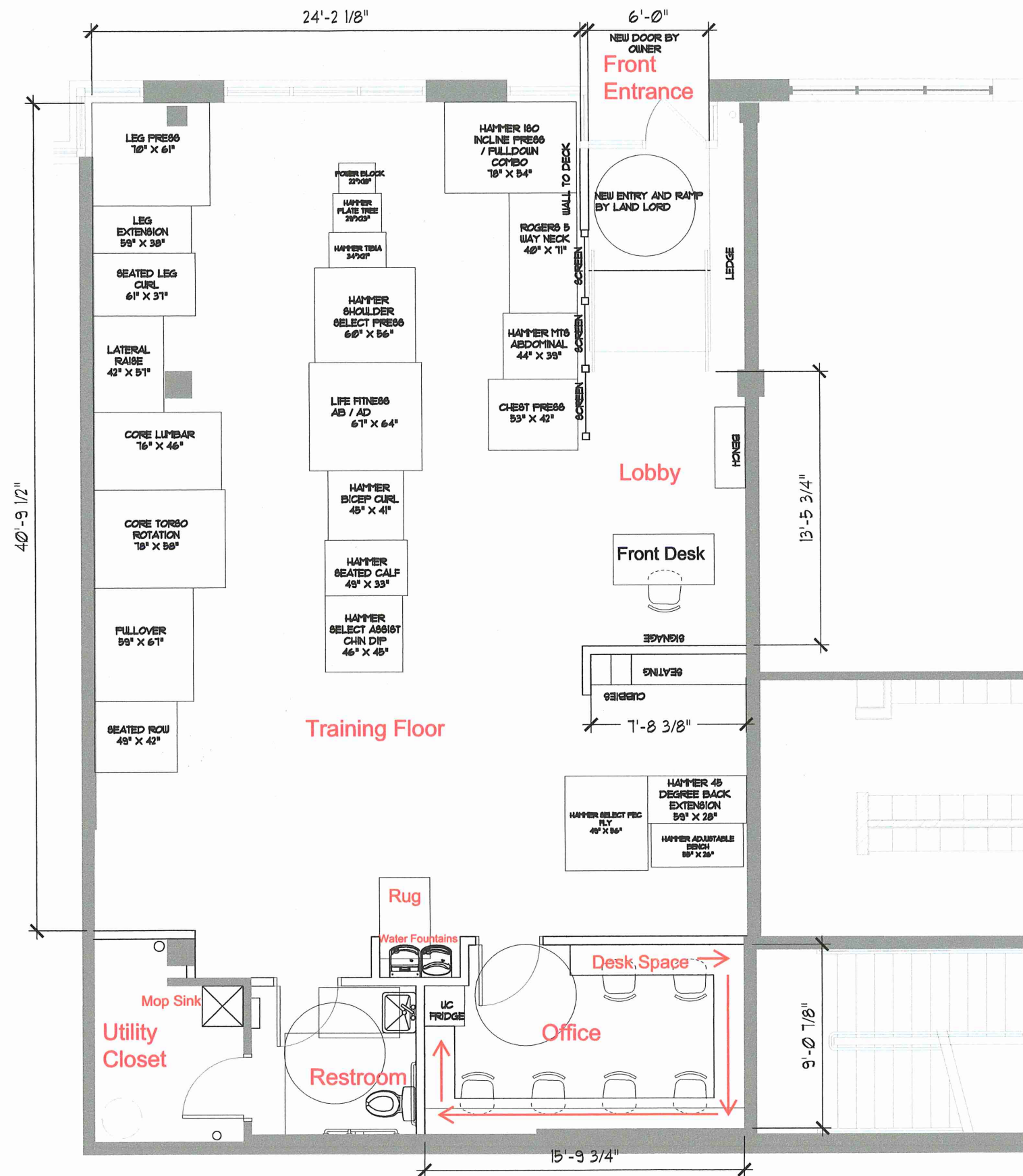
06/26/2025

Date

FLOOR PLAN #2 WITH 2 BATHROOMS



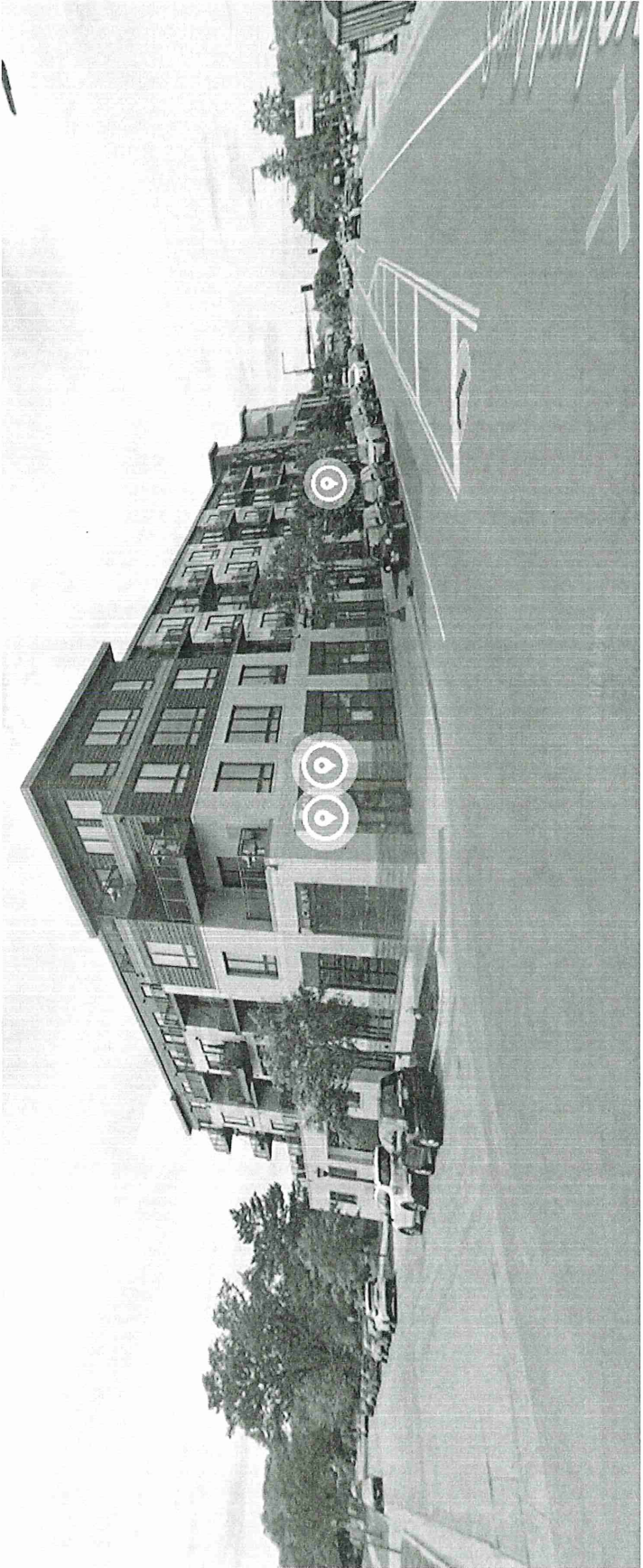
FLOOR PLAN



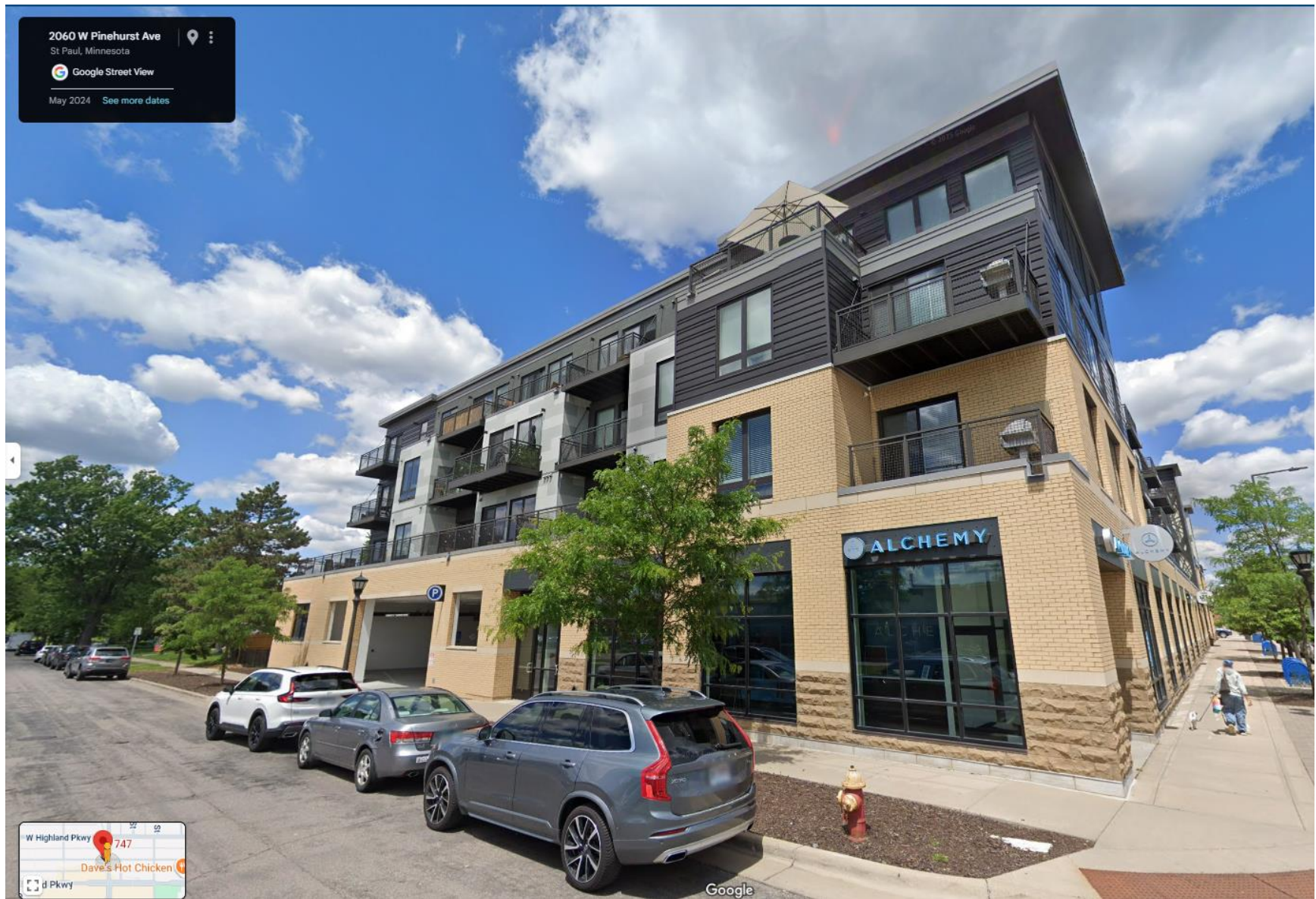
SITE PLAN

Retail Parking Garage









From: [JACK MUELLER](#)
To: [*CI-StPaul_LH-Licensing](#)
Subject: 20250001071
Date: Friday, August 1, 2025 8:36:44 AM

You don't often get email from jaxco@msn.com. [Learn why this is important](#)

RE: 747 S. Cleveland Avenue

Yes, I oppose this business operating at 747 South Cleveland Avenue.

Why? Simple. More excessive traffic, and more parking congestion on Pinehurst and surrounding, residential streets.

Often I can't park anywhere on Pinehurst because someone from elsewhere is parked there. Every couple hours, they leave and soon are replaced by someone else. Often, with cars on both side of the street, passing traffic must stop at the end of the block as there is not sufficient room for two cars to pass. In the yard last month, I witnessed a loud snapping sound and saw a car's outside mirror fly into my yard, knocked loose by a car trying to squeeze by a parked car. The striking car stopped, then quickly left the scene, leaving the damaged car owner to discover it and pay for the repair himself.

We have much too traffic now to be handled by the neighborhood.

Deny the license approval.

Jack Mueller
651 690 3322

Ashley Skarda

From: Ashley Skarda
Sent: Thursday, June 26, 2025 10:01 AM
To: mhxiong88@gmail.com
Cc: Jeffrey Fischbach
Subject: Class "N" License District Council Form
Attachments: Health Sport Club (Staffed) New App Requirements (Change Ownership-No construction)_8-14-2024.pdf; 20250626100213548.pdf

Good morning Matthew,

The Department of Safety and Inspections received a paper copy of a Class "N" License District Council Form. Attached scan of your application for reference.

Please see the attached requirements for a Health Sports Club. You will see that emailing a copy of the Class "N" License District Council Form to your new district council is section A in the Health Sport Club New App Requirements. Please email your copy of the Class "N" License District Council Form to Kathy: kathy@highlanddistrictcouncil.org and copy me on your email.

Please submit everything from Section B with your license application. please mail, fax, or drop it off in person to:

Department of Safety and Inspections
375 Jackson St., Suite 200
St. Paul, MN

Please let me know if you have any other questions about the application requirements.

Well wishes,
Ashley

Ashley Skarda

Pronouns: she/her/hers
Department of Safety and
Inspections

375 Jackson St. Suite #220
Saint Paul, MN 55102
P: 651-266-9013
ashley.skarda@ci.stpaul.mn.us
www.StPaul.gov



SAINT PAUL
SAFETY & INSPECTIONS

375 Jackson Street, Suite 220
St. Paul, Minnesota 55101-1806
Phone: 651-266-8989 Fax: 651-266-8951
Visit our website at www.stpaul.gov/dsi

Class "N" License District Council Form

Please complete this form and submit it, via mail or in-person, to the appropriate District Council prior to submitting your application to the City. This notification will allow time for the community to talk with you and provide feedback to the city on your proposed business.

Received

License(s) being applied for:

JUN 16 2025

Health / Sports Club License

City of Saint Paul - DSI

BUSINESS INFORMATION

Applicant Name: Mathew Xiong

Title: President

Contact Person: Mathew Xiong

Phone/Email: 317-694-2125/mhxiong88@gmail.com

Business Type: Gym

Date of Anticipated Opening: 10/15/2025

Business Address: 747 Cleveland Ave S, St. Paul, MN 55116

Company Name: Blue Moxy Wellness, LLC

Doing Business As: Discover Strength

Will you operate the business personally?

Yes ☒

No ☐

If **no**, who will operate it? _____

ZONING VARIANCE INFORMATION

Have you sought a Zoning variance? If so, for what: No

When do you anticipate a decision by the City on your request? _____

Do you intent to seek a parking agreement?

Yes ☐

No ☒

If **yes**, please provide more information: _____

ZONING INFORMATION

Please answer the following questions (if business is located in Saint Paul proper):

- A. What is the gross floor area for this business? 1,760 sqft
- B. What was the previous use of this space? Gym
- C. How many off-street parking spaces are provided for this business only? 32
- D. Is the parking leased or owned? Leased
- E. How many different uses are in the building? 3

i. What are these uses? What is the gross floor area for each?

a.	<u>Restaurant</u>	<u>Est. 3,000 sqft</u>
	<u>Use</u>	<u>Area</u>
b.	<u>Apartments</u>	<u>Est. 40,000 sqft</u>
	<u>Use</u>	<u>Area</u>
c.	<u>Laser Hair Removal</u>	<u>Est. 1,500 sqft</u>
	<u>Use</u>	<u>Area</u>

- i. Are there any bar/restaurants in the building operating after midnight? If yes, please list them: No

F. Do you own the property or are you leasing it? Leasing

G. Business Plan

Please provide details of your business plan for the business for which a license is being requested.

- a. Description of Business Personalized Strength Training
- b. Days and Hours Business will be Operating M-F 5:30am-8pm, Sat-Sun 7:30am-3:30pm
- c. All Business Services Provided Personal Training (1on1, Small Groups and Virtual)
- d. Outside usage
- Explain all use(s) of outside areas, including all potential activities and associated times
None
 - Provide description of planned activities to prevent/address safety and neighborhood livability issues, including a security plan

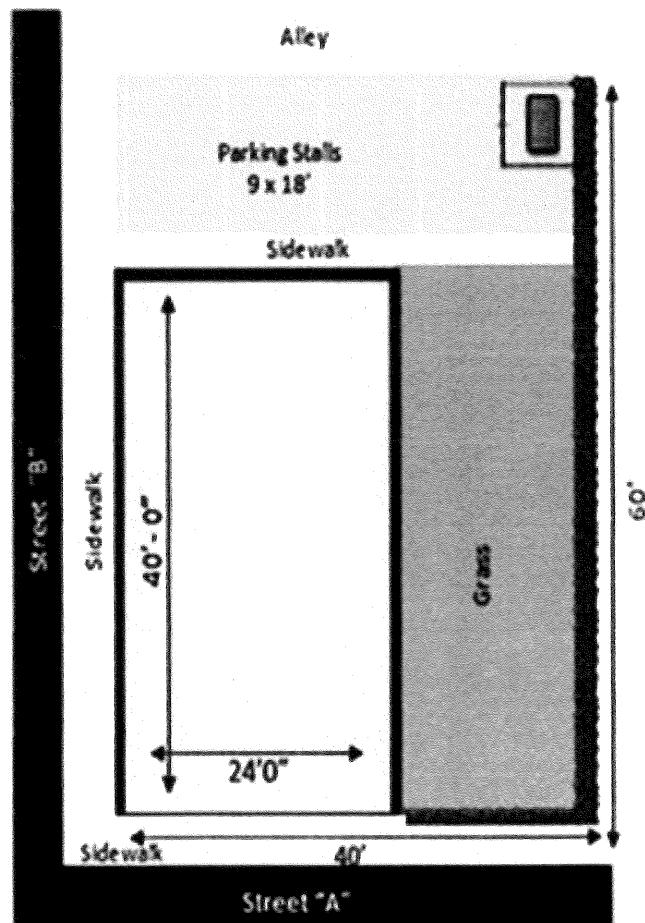
See Attachment A

H. Please attach a site plan of the licensed property (**See provided example**)

See Attachment B

- I. Drawn to scale
- II. Showing dimensions
- III. Showing all property lines
- IV. Showing the parking lot
- V. Label all rooms/spaces

Site Plan



Please answer these questions if you are applying for a restaurant/bar/brewery license:

- C. Do you intend to have a drive-thru window? Yes ☐ No ☐
- D. Will you have a permanent menu board? Yes ☐ No ☐
- E. Do you intend to serve liquor? Yes ☐ No ☐
- F. Is this restaurant associated with a chain or franchised business? Yes ☐ No ☐
- G. Is a self-service condiment bar proposed? Yes ☐ No ☐
- H. Are trash receptacles provided for self-service bussing? Yes ☐ No ☐
- I. Will there be hard finished, stationary seating? Yes ☐ No ☐
- J. Are your main course food items Pre Packaged ☐ To Order ☐
- K. If you intend to have outdoor seating, please provide additional detail regarding the size of the space and location (sidewalk or patio), hours of operation (if they vary from business hours), how the space will be lit, if live entertainment will be offered, etc.

**Please answer the following additional question if you intend to serve liquor*

- L. Where do you intend to serve liquor (indoor, outdoor, main level, etc.)?

DSI's Mission

To preserve and improve the quality of life in Saint Paul by protecting and promoting public health and safety for all.

Attachment A

Q: Provide description of planned activities to prevent/address safety and neighborhood livability issues, including a security plan

A: Our studio will operate by appointment only, with scheduled sessions from early morning through early evening. As such, there will be no loitering, late-night activity, or large crowds. We prioritize a quiet, clean, and respectful environment for both our clients and neighboring tenants.

Security Plan:

Controlled Access: Doors will remain locked outside of staffed hours. Only clients and staff will have access during operating times.

Staff Presence: A staff member will always be present when the facility is open.

Lighting: Well-lit entryways will enhance visibility and safety during early morning and evening sessions.

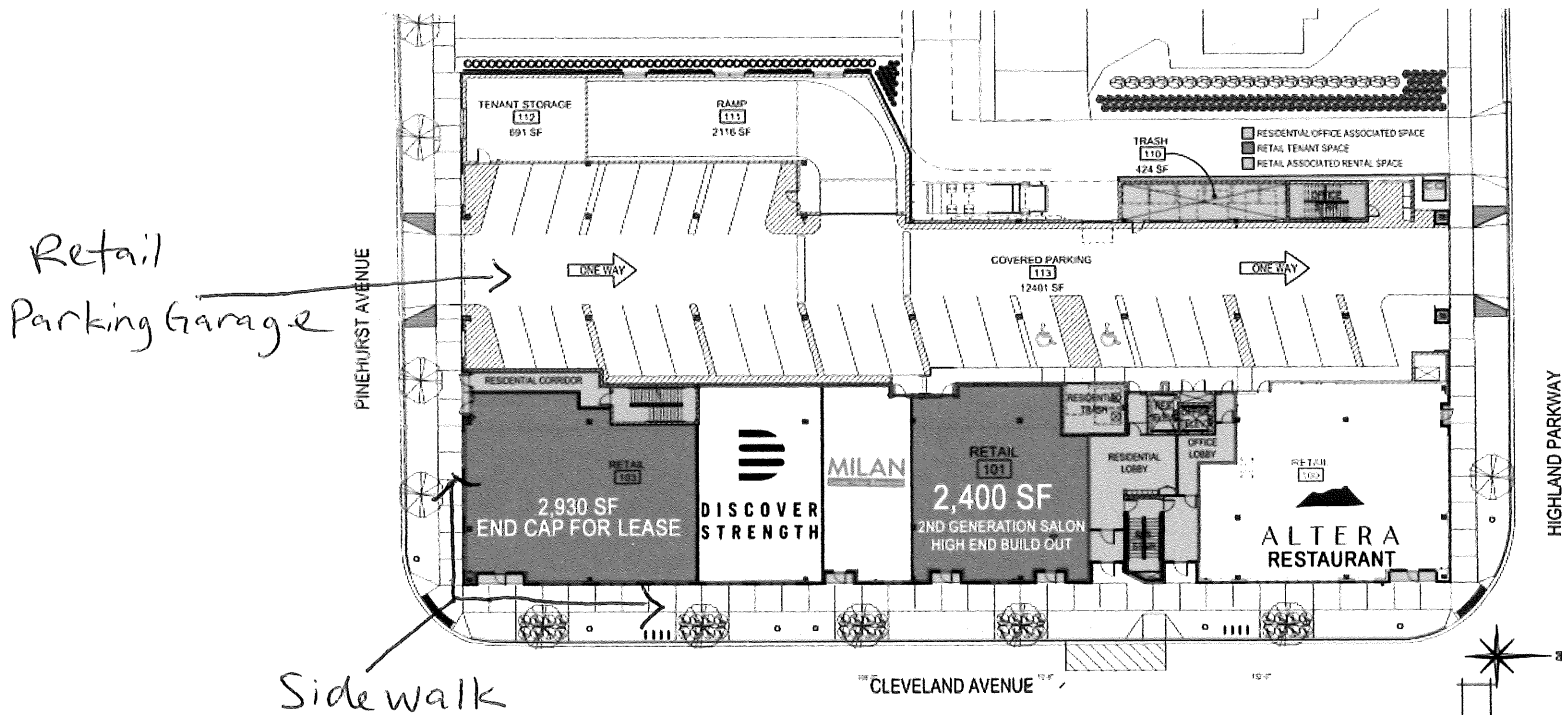
Client Conduct: All clients are expected to act respectfully. Loud music, aggressive behavior, or disruptive activity is not permitted.

Emergency Preparedness: Staff will be trained in basic emergency procedures, including how to respond to provide CPR, injuries, fire, or suspicious behavior.

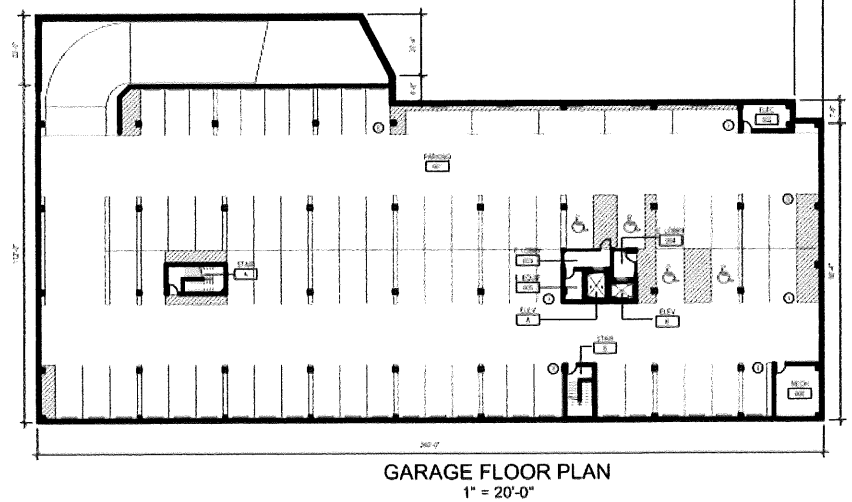
We are committed to being a responsible and respectful member of the Highland Park community.

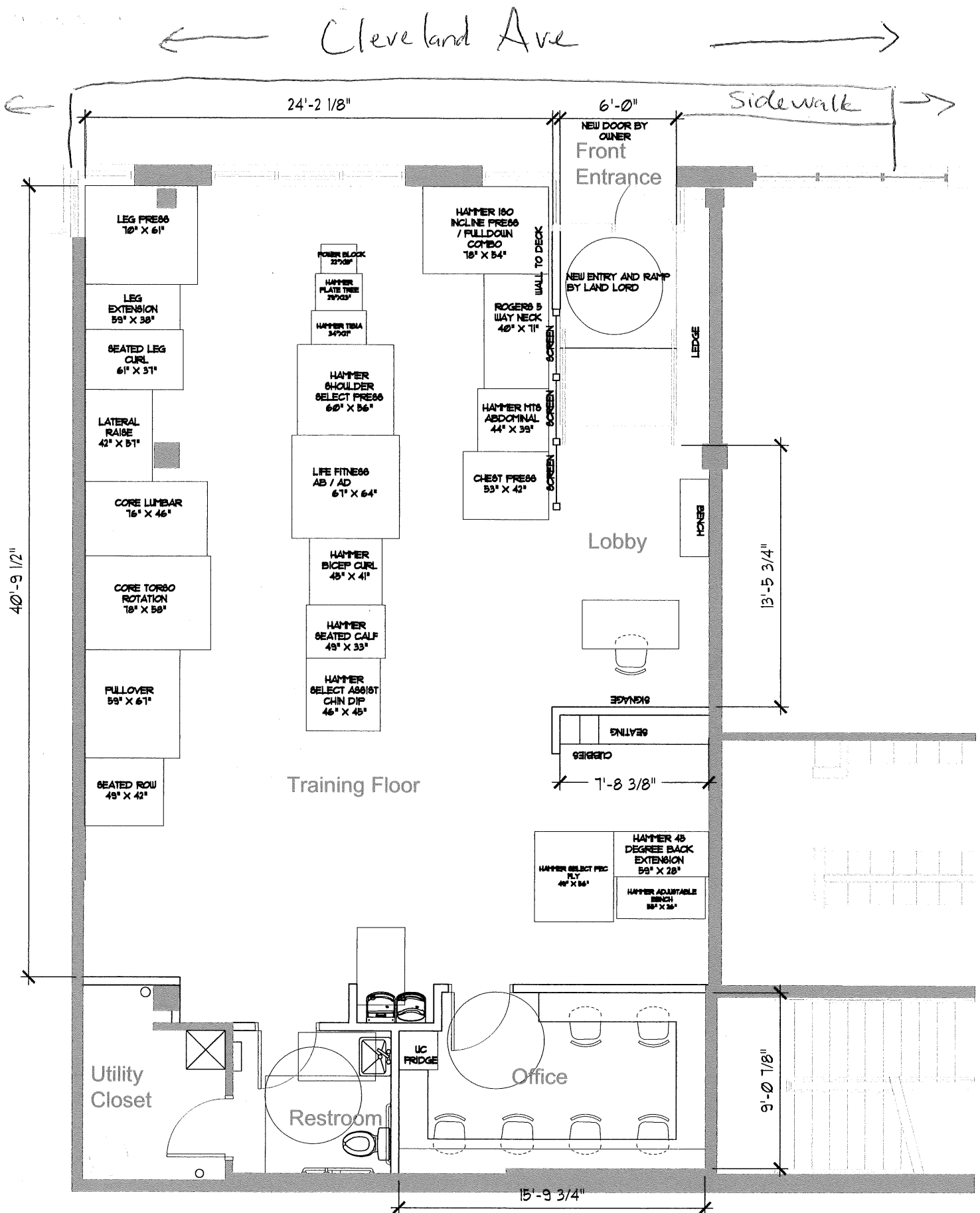
SITE PLAN

Attachment B



Underground Residential Parking





DISCOVER STRENGTH

747 CLEVELAND S, ST PAUL

tanek

118 E. 26th Street Suite 300 Minneapolis, MN 55404
P:612-879-8225 F:612-879-8152

www.tanek.com

4.3.2025

Ashley Skarda

From: Kathy Carruth <Kathy@highlanddistrictcouncil.org>
Sent: Monday, June 30, 2025 11:35 AM
To: Matt Xiong
Cc: Ashley Skarda
Subject: RE: Pre License Connection - Blue Moxy Wellness

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

Matt,

Thank you for sending the Class N application. The Highland District Council understands this is a use similar to what existed at 747 South Cleveland. There are no concerns, but I will let you know that a couple of the residents that live above it, will be grateful if the early morning classes are not super loud. I can connect you if you have not talked with them already.

Thanks again,

Kathy

Kathy Carruth
Executive Director
Highland District Council
651.695.4005
kathy@highlanddistrictcouncil.org

From: Matt Xiong <mhxiong88@gmail.com>
Sent: Thursday, June 26, 2025 1:45 PM
To: Kathy Carruth <Kathy@highlanddistrictcouncil.org>
Cc: ashley.skarda@ci.stpaul.mn.us
Subject: Pre License Connection - Blue Moxy Wellness

Hi Kathy,

My name is Matt Xiong and I am interested in opening up a business in the Highland Park area. I understand part of the process is to reach out to a member of the Highland District Council as a part of the approval process. Enclosed you will find our application for the Class "N" License District Council Form. Please let me know if there's anything else you may need from me.

Looking forward to hearing from you.

Thanks,

Matt X

Ashley Skarda

From: Kathy Carruth <Kathy@highlanddistrictcouncil.org>
Sent: Monday, July 14, 2025 9:02 AM
To: Ashley Skarda
Subject: FW: Pre License Connection - Blue Moxy Wellness

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

Ashley,

Sorr for the delay -let me know if you need anything else from the HDC.

Thank you,

Kathy

Kathy Carruth
Executive Director
Highland District Council
651.695.4005
kathy@highlanddistrictcouncil.org

From: Matt Xiong <mhxiong88@gmail.com>
Sent: Thursday, July 3, 2025 2:24 PM
To: Kathy Carruth <Kathy@highlanddistrictcouncil.org>
Subject: Re: Pre License Connection - Blue Moxy Wellness

Hi Kathy!

So great to hear from you. Apologies for the delay as we're returning back from travel. Thank you for your confirmation. We're excited at the opportunity to be in Highland Park and can absolutely appreciate the concern with the upstairs neighbors. The benefit of our studios is that we'll be equipped with sound proofing cloud panels on the ceiling and will have sound dampening material throughout the ceiling to ensure no noise or vibrations cause a nuisance for the tenants in the building. Another benefit is that we don't use cardio equipment, medicine balls, olympic lift stations or squat racks which are generally the main culprits of noise for a gym. We're a strength training facility that focuses on 1on1 and small group training by appointment only with no amplified mics or loud group classes.

I plan on submitting our application to the department of safety and inspections later this week, so if you'd like to connect, please don't hesitate to reach out with any other questions.

Regards,

Matt X

the approval process. Enclosed you will find our application for the Class "N" License District Council Form. Please let me know if there's anything else you may need from me.

Looking forward to hearing from you.

Thanks,

Matt X



Zoning Map of Saint Paul



PASTER FORD CLEVELAND LLC
606 WASHINGTON AVE STE 400
MINNEAPOLIS MN 55401-3200

FBS PROPERTIES MANAGEMENT
2800 LAKE ST
MINNEAPOLIS MN 55406-1930

H A L K PROPERTIES INC
730 CLEVELAND AVE S
ST PAUL MN 55116-1345

KEVIN M SMYTH
2077 HIGHLAND PKWY
ST PAUL MN 55116-1312

HERBERT JOACHIM SCHMIDT TR
2074 HIGHLAND PKWY
SAINT PAUL MN 55116-1311

CLEVELAND FINN LLC
1040 BAYSIDE LN
MOUND MN 55364-8963

ROBERT L WARREN
2082 HIGHLAND PKWY
SAINT PAUL MN 55116-1311

TRUSTONE FINANCIAL FEDERAL CREDIT UNION
14601 27TH AVE N STE 104
PLYMOUTH MN 55447-4834

JEFFREY A COMPTON
2079 PINEHURST AVE
SAINT PAUL MN 55116-1316

JANET L DICKELMAN
2086 HIGHLAND PKWY
ST PAUL MN 55116-1311

JUDITH A GIULIANI
2087 PINEHURST AVE
ST PAUL MN 55116-1316

JACKIE S ALBERG
2078 HIGHLAND PKWY
SAINT PAUL MN 55116-1311

BRENNA CARBERRY
2083 PINEHURST AVE
SAINT PAUL MN 55116-1316

MATTHEW G MEAD
2075 HIGHLAND PKWY
ST PAUL MN 55116-1312

Layers

Map

Search

Advanced Search

Advanced Search Results

Results

Property Tax

Property Value

Layer List

Legend

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☒ Tax Parcel

☐ Parcel Anno

☐ Water Anno

☐ Street Anno

☐ Street Names

☐ Plat Anno

☐ Landtile

☐ Cities

☐ Commissioner District

☐ School District

☐ Watershed District

☐ Common Interest

☐ Subdivision

☒ Ramsey County

☐ Quarter Quarter Sections

☐ Easement

☐ Conveyance Division

☒ Waterbody

☐ Special Survey

☒ Parcel Info

☒ CityNames

☐ Wetlands

☐ Building Footprint

☒ 2024 Aerial

☐ 2022 Aerial

☐ 2015 Aerial

☐ 2011 Aerial

☐ 2009 Aerial

Restore Layer Defaults

172823110110

CLEVELAND FINN LLC (OWNER)

735 CLEVELAND AVE S

Acres: 0.83

Value: \$26,448,800

[View: Property Tax](#) | [Property Value](#) | [Google Maps](#)

Parcel ID

172823110110

Alternate ID

n/a

Sec/Twp/Rng

17/28/23

Tax Classification

4A APARTMENT 4 OR MORE UNITS; 3A COMMERCIAL LAND AND BUILDING;

Property Address

735 CLEVELAND AVE S

Parcel Area

0.8282

ST PAUL 625 C

SAINT CATHERINE PARK SUBJ TO ALLEY & VAC ALLEY ACCRUING & FOL; LOTS 1...3 & LOTS 25 THRU LOT 28 BLK 1

(Note: Not to be used on legal documents)

Owner Address

CLEVELAND FINN LLC

1040 BAYSIDE LN

MOUND MN 55364-8963

Results:

Parcel ID - 172823110110

Address - 735 CLEVELAND AVE S

Owner - CLEVELAND FINN LLC (OWNER)

Parcel Area - 0.8282 acres

[View: Property Tax](#) | [Property Value](#) | [Google Maps](#)



CITY OF SAINT PAUL

375 Jackson Street, Suite 220
Saint Paul, Minnesota 55101-1024

Telephone: 651-266-8989
Facsimile: 651-266-9124
Web: www.stpaul.gov/dsi

Dear Resident and/or Neighborhood Organization:

The Department of Safety and Inspections (DSI) has received an application for a license for a business in your area. You are being notified because this request requires neighborhood notification.

Details regarding this matter are given on the reverse side of this letter. You will have 15 days from the date this notice was mailed to express any objections. The response deadline is given on the reverse side of this document. If you have any objections to the application as described on the reverse side, **please send your objection(s) (with your telephone number) in writing to:**

Legislative Hearing Officer
310 City Hall
15 West Kellogg Blvd.
Saint Paul, MN 55102

Or email to: LH-Licensing@ci.stpaul.mn.us

If objections are received, a hearing will be scheduled before a legislative hearing officer. If you have sent in an objection, you will receive notice of the time, place and date of the scheduled hearing. At that hearing, the Legislative Hearing Officer will take testimony from all interested persons. At the end of this hearing, the Legislative Hearing Officer will make a recommendation to the City Council as to whether the license request should be approved or be referred to an administrative law judge for further review. The City Council will have the final authority to grant or deny the license.

If you have any questions regarding this matter, please contact Tom Ferrara, DSI Inspector III, at 651-266-8989, or me at 651-266-9106.

Sincerely,

Jeff Fischbach
DSI Inspector III

LICENSE APPLICATION NOTIFICATION

License Number: 20250001071
Application for: Health/Sport Club
License at: 747 Cleveland Ave S
Licensee: Blue Moxy Wellness LLC, doing business as Discover Strength
Mathew Xiong, owner, 317-694-2125

Recommended License Conditions:

1. At least one employee or manager, trained and qualified in first aid and CPR according to standards established by rule by the Department of Safety and Inspections shall be on duty at all times that the licensed premises are in operation or open to members of the public. Such standards shall be in conformity with standards and guidelines established by the American Red Cross with respect to water safety instructors or by the American Heart Association for similar purposes.

Deadline for Response Date: Friday, August 8, 2025, at 4:30 p.m.

If you have any comments on the license application, you must respond in writing by Friday, August 8, 2025 to:

Legislative Hearing Officer
310 City Hall
15 West Kellogg Blvd.
Saint Paul, MN 55102

Or email to: LH-Licensing@ci.stpaul.mn.us

If you have any questions, please contact DSI Inspectors Ashley Skarda or Jeff Fischbach at 651-266-8989.

Notice Mailed: Thursday, July 24, 2025



SAINT PAUL
SAFETY & INSPECTIONS

DEPARTMENT OF SAFETY & INSPECTIONS (DSI)
ANGIE WIESE, PE(MN), CBO, DIRECTOR

375 Jackson Street, Suite 220
Saint Paul, MN 55101-1806
Tel: 651-266-8989 | Fax: 651-266-9124

July 24, 2025

Discover Strength
Attn: Mathew Xiong
8665 Platinum Dr
Woodbury MN 55129

RE: License Application for Blue Moxy Wellness LLC, doing business as Discover Strength, ID # 20250001071,
Located at 747 Cleveland Ave S / **Health/Sport Club**

Dear Applicant:

Our review of your application for a license is in process. Notification has been sent to owners and occupants of nearby properties, community organizations and other interested parties giving them until **Friday, August 8, 2025** to submit comment on your application. If no objections are received, and you have returned a signed condition affidavit if applicable, a recommendation for approval of your license(s) will be placed on the City Council consent agenda.

If objections are received a legislative hearing will be scheduled. You will receive notice of the time, place and date of the scheduled hearing from the Legislative Hearing Officer. At that hearing, the hearing officer will take testimony from all interested persons and will make a recommendation to the City Council as to whether the license(s) should be approved or be referred to an administrative law judge for further review. The City Council will have the final authority to approve or deny your license application.

Your license will be issued once City Council has approved you application and you have satisfied all applicable requirements. **Requirements including the following must be met prior to license issuance:**

- Sign and return one copy of the enclosed license condition affidavit acknowledging the conditions that will be placed on your license(s). A return envelope has been included for your convenience.
- Obtain all necessary building and/or trade permits for construction work associated with the establishment of the use, and all required inspection approval(s) related to these permit(s). Only licensed trade contractors authorized to perform work in that trade (e.g., plumbing, electrical, ventilation, etc.) may obtain permit(s) and/or perform work in such trade.
- Obtain DSI Environmental Health inspection approval from DSI Health Inspector Barb McMonigal-St. Dennis at 651-266-9137 or via email at barb.mcmonigal-st.dennis@ci.stpaul.mn.us. Actions including the following are needed to obtain this approval:
 - Obtain Environmental Health approval of your construction plans & method of operation.
 - Obtain Environmental Health site inspection approval.

NOTE: The Environmental Health plan-review/inspection/approval process is separate and in addition to the Building/Trade Permitting review/inspection process.

If you have any questions, please contact DSI Inspector Tom Ferrara at 651-266-9087 or me at 651-266-9106.

Sincerely,

Jeff Fischbach
DSI Licensing Division
enc.

Disclaimer: This letter is not an indication that your application will be granted. This letter is intended simply as notice of the ongoing process of your pending application.



License Hearing

CITY OF SAINT PAUL
OFFICE OF THE CITY COUNCIL

15 West Kellogg Boulevard, 310 City Hall
Saint Paul, MN 55102-1615
Email: LH-Licensing@ci.stpaul.mn.us
Tel: 651-266-8512 | Fax: 651-266-8574

NOTICE OF LICENSE HEARING

August 25, 2025

Matthew Xiong, owner
Blue Moxy Wellness LLC, dba Discover Strength
747 Cleveland Ave S
Saint Paul, MN 55116

**RE: Blue Moxy Wellness LLC, dba Discover Strength, 747 Cleveland Ave S
Health/Sport Club license**

Dear Matthew,

You are invited to attend and participate in a hearing before the Legislative Hearing Officer. A notice regarding your application for a Health/Sport Club license was mailed on 7/24/2025 with a comment closing date of 8/8/2025 for Blue Moxy Wellness LLC, dba Discover Strength, 747 Cleveland Ave S. Correspondence of objection was received related to the license application, which automatically triggered a hearing. The Class N Notification and correspondence of objection are attached for your review in preparation for the hearing. You may also go to the [License Hearing Calendar](http://stpaul.legistar.com/) (stpaul.legistar.com/) for the latest agenda and documents related to the hearing

The Legislative Hearing will be held on:

Date/Time: **8/25/2025 at 10:00 a.m.**
Location: **Room 330 City Hall/Courthouse
15 West Kellogg Boulevard
St. Paul, MN 55102**

At this hearing, the Legislative Hearing Officer will take testimony from all interested parties. At the end of the hearing, a recommendation may be made as to whether the license should be approved, approved with conditions, or referred to an Administrative Law Judge. The City Council will have the final authority to grant or deny this license.

If you require American Sign Language (ASL) and interpreters for languages other than English, please notify our office at LH-Licensing@ci.stpaul.mn.us as soon as you receive this notice or at least 72 hours before the hearing date.

Sincerely,
Greg Weiner, Executive Assistant

cc: Ward 3 City Council Office
DSI Staff: Eric Hudak, YaYa Diatta, Jeffrey Fischbach, Ashley Skarda, Tom Ferrara, Farhan Omar, David Eide, Frances Birch
City Attorney's Office: Therese Skarda, Riddhi Mistry

Attachments: Class N Notice, Letter of Objection

Notice Mailed: 8/21/2025 by Greg Weiner, 651-266-8512

Saint Paul License Hearing

Blue Moxy Wellness LLC, dba Discover Strength – 747 Cleveland Ave S

Thursday, August 21, 2025, 2:00 p.m.

PLEASE PRINT LEGIBLY

PLEASE PRINT LEGIBLY

NAME	ADDRESS	PHONE NUMBER	E-MAIL ADDRESS
Joe Sample	123 Baker Street	612-111-1111	joesample@provider.com
Mat Xiong	8665 Platinum Dr ^{Woodbury} MN	317 317-694-2125	mxiong88@gmail.com
Molly Yang	8665 Platinum Dr Woodbury	651-246-8828	yangmolly83@gmail.com
Jake Horden	602 Linden St. Farmington	612-298-7550	jakeh@discoverstrength.com



City of Saint Paul

City Hall and Court House
15 West Kellogg
Boulevard
Phone: 651-266-8560

Master

File Number: RES 25-1352

File ID: RES 25-1352

Type: Resolution

Status: Agenda Ready

Version: 1

Contact 651-266-8774
Number:

In Control: City Council

File Created: 08/25/2025

File Name: Agreeing to join the additional national opioid settlements pursuant to the amended Minnesota Opioids State-Subdivision Memorandum of Agreement

Final Action:

Title: Agreeing to join the additional national opioid settlements pursuant to the amended Minnesota Opioids State-Subdivision Memorandum of Agreement and authorizing City staff to execute all necessary documents, including Participation Form(s) and accompanying Release(s), to ensure the City's participation in additional national opioid settlements (including but not limited to the settlements with Purdue Pharma L.P. and the Sackler Family as well as the settlements with opioid manufacturers Alvogen, Amneal, Apotex, Hikma, Indivior, Mylan, Sun, and Zydus).

Notes:

Agenda Date: 09/03/2025

Sponsors: Noecker

Enactment Date:

Attachments: Admin Code 3.02

Financials Included?:

Contact Name: Hampton-Flowers, Portia

Hearing Date:

Entered by: julie.tinkham@ci.stpaul.mn.us

Ord Effective Date:

History of Legislative File

Ver- sion:	Acting Body:	Date:	Action:	Sent To:	Due Date:	Return Date:	Result:
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Text of Legislative File RES 25-1352

Agreeing to join the additional national opioid settlements pursuant to the amended Minnesota Opioids State-Subdivision Memorandum of Agreement and authorizing City staff to execute all necessary documents, including Participation Form(s) and accompanying Release(s), to ensure the City's participation in additional national opioid settlements (including but not limited to the settlements with Purdue Pharma L.P. and the Sackler Family as well as the settlements with opioid manufacturers Alvogen, Amneal, Apotex, Hikma, Indivior, Mylan, Sun, and Zydus).

WHEREAS, the State of Minnesota and numerous Minnesota cities and counties are engaged in nationwide civil litigation against opioid supply chain participants related to the opioid crisis; and

WHEREAS, in 2021, the State of Minnesota, the City of Saint Paul, and numerous other Minnesota

cities and counties previously agreed to the Minnesota Opioids State-Subdivision Memorandum of Agreement ("State-Subdivision Agreement"), which governed distribution of opioid settlement funds from multistate agreements with pharmaceutical distributors, as well as opioid manufacturers; and

WHEREAS, the State-Subdivision Agreement prioritizes flexibility for how local governments may use opioid settlement funds for opioids abatement and remediation, and which provides for 75% of the settlement funds to be distributed directly to local governments and 25% of the settlement funds to be distributed directly to the State; and

WHEREAS, the Minnesota Attorney General has signed on to several additional multistate settlement agreements with manufacturers, distributors, as well as pharmacy companies; and

WHEREAS, representatives of Minnesota's local governments and of the State of Minnesota through the Office of the Attorney General agreed that the distribution of funds pursuant to these additional multistate settlement agreements and any future settlement agreements should be governed by the State-Subdivision Agreement, as amended, in order to prioritize flexibility for local governments and maintain the favorable 75/25 split of funds between local governments and the State; now, therefore,

BE IT RESOLVED, the City of Saint Paul supports and agrees to join the multistate settlement agreements with Purdue Pharma L.P. and the Sackler Family as well as the settlement agreement with opioid manufacturers Alvogen, Amneal, Apotex, Hikma, Indivior, Mylan, Sun, and Zydus; and

BE IT FURTHER RESOLVED, the Saint Paul City Council authorizes City Staff to execute all necessary documents, including Participation Form(s) and accompanying Release(s), to ensure the City's participation in additional national opioid settlements, including but not limited to the settlements with Purdue Pharma L.P. and the Sackler Family as well as the settlements with opioid manufacturers Alvogen, Amneal, Apotex, Hikma, Indivior, Mylan, Sun, and Zydus.

Sec. 3.02. - Powers and duties.

The city attorney shall represent the city in all causes in which city is interested and shall have full and complete charge of the legal business of the city. The city attorney shall be the legal advisor to the mayor, to the council and to all departments and agencies of the city except as may be otherwise provided by the Charter. The city attorney shall prosecute and defend actions and proceedings by and against the city and every department and agency thereof. In the furtherance of these general powers, the city attorney shall:

- (1) Advise the mayor, the council and the heads of all departments and agencies on all matters relating to their official powers, duties and functions.
- (2) Attend in person or by designee all council meetings and, at the request of the presiding officer, attend committee meetings of the council.
- (3) Be responsible for the preparation of all ordinances and resolutions as requested by the mayor or the council. The city attorney shall advise the council as to the form and sufficiency of all ordinances prior to their adoption, and no ordinance shall be introduced until it shall either have been approved as to form by the city attorney or until the city attorney has filed with the city clerk a statement of reasons why the ordinance is insufficient.
- (4) Review and approve all contracts, deeds, documents and instruments prior to the execution thereof by or on behalf of the city, its departments and agencies.
- (5) Render legal opinions upon any question of law submitted to the mayor or the council, with respect to their official powers, duties and obligations.
- (6) Enter into any agreement, compromises or settlement of any claim or litigation in which the city is involved. The city attorney may contract with outside consultants or specialists to assist in the collection of registered bills.
- (7) Conduct and prosecute appeals from orders, decisions or judgments affecting any interest of the city as the city attorney may, in the exercise of discretion, determine to be necessary or desirable.
- (8) Conduct prosecutions for crimes and offenses occurring in the City of Saint Paul and within the jurisdiction of the Ramsey County Municipal Court and appeals therefrom, including violations of city ordinances, complaints of any department under law and violations of rules and regulations duly promulgated and adopted by city departments and agencies.
- (9) Prepare and approve all workers' compensation payrolls and investigate all cases in which workers' compensation is involved and be responsible for the filing of all documents and papers required by the Workers' Compensation Act of the State of Minnesota.
- (10) Maintain appropriate records of all actions, suits, proceedings and matters which relate to the interests of the city, its departments or agencies and report thereon from time to time as required by the mayor and council.
- (11) Advise the city clerk on all matters relating to the codification, publication and distribution of the legislative and administrative codes of the city as provided in Section 4.02 of the Administrative Code.
- (12) Be responsible for representing the city in all causes, hearings, trials, and administrative or judicial review concerning rates, franchises, valuations, utility conducts, or other issues involving the city and the public utilities which affect it or are under its control, including, but not limited to, telephone, telegraph, radio, television, cable television, lighting, heating, water, sewer and transportation. In so doing, the city attorney may retain a rate expert or experts to ensure proper review, analysis, study and recommendations on all utility matters, which expert shall prepare for submission to the mayor and the council, upon request, such reports and recommendations as may assist them in resolving rate determinations and other utility matters.
- (13) Have such other and different powers and duties as may be provided by charter or law.

(Ord. No. 17913, § 1, 3-12-92; C.F. No. 93-1095, § 1, 8-17-93; C.F. No. 00-601, § 2, 7-12-00)



City of Saint Paul

City Hall and Court House
15 West Kellogg
Boulevard
Phone: 651-266-8560

Master

File Number: RES 25-1353

File ID: RES 25-1353

Type: Resolution

Status: Agenda Ready

Version: 1

**Contact
Number:**

In Control: City Council

File Created: 08/25/2025

File Name: Approving New Commissioner Appointments

Final Action:

Title: Approving the City Council's appointment of Demetrius Shaw and Regina Jackson to the Saint Paul Recovery Act Community Reparations Commission.

Notes:

Agenda Date: 09/03/2025

Sponsors: Bowie and Johnson

Enactment Date:

Attachments:

Financials Included?:

Contact Name: Veronica Burt

Hearing Date:

Entered by:

Ord Effective Date:

History of Legislative File

Ver- sion:	Acting Body:	Date:	Action:	Sent To:	Due Date:	Return Date:	Result:
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Text of Legislative File RES 25-1353

Approving the City Council's appointment of Demetrius Shaw and Regina Jackson to the Saint Paul Recovery Act Community Reparations Commission.

WHEREAS, the Saint Paul City Council adopted Ordinance 22-52 on January 4, 2023 establishing the Saint Paul Recovery Act Community Reparations Commission (hereinafter referred to as the "commission"); and

WHEREAS, the Commission serves as an advisory body to the mayor and city council on matters related to repairing the damage caused by public and private systemic racism in the City of Saint Paul which resulted in racial disparities in generational wealth, homeownership, health care, education, employment and pay, and fairness within the criminal justice system among the American descendants of chattel slavery; and

WHEREAS, the commission shall consist of eleven (11) at-large members first appointed by the Saint Paul City Council through Resolution 23-969 on June 28, 2023; and

BE IT RESOLVED, the Saint Paul City Council appoints Demetrius Shaw to fulfill the remainder of a (2) year term vacancy and Regina Jackson to fulfill the remainder of a (3) year term vacancy; and

BE IT FURTHER RESOLVED, the Saint Paul City Council is honored to appoint two new Commissioners to advance the work and fulfill the goals of the Reparations Commission.



City of Saint Paul

City Hall and Court House
15 West Kellogg
Boulevard
Phone: 651-266-8560

Master

File Number: RES 25-1357

File ID: RES 25-1357

Type: Resolution

Status: Agenda Ready

Version: 1

Contact Number: 266-6552

In Control: City Council

File Created: 08/25/2025

File Name: Joseph's Pointe Conduit Multifamily Housing
Revenue Obligations CC Res

Final Action:

Title: Reciting a proposal for a housing program for a Multifamily Rental Housing Development, approving the project and the program pursuant to Minnesota Statutes, Chapter 462C, authorizing the Housing and Redevelopment Authority to Issue Conduit Multifamily Housing Revenue Obligations and authorizing the preparation of necessary documents and materials in connection with said project and program, Joseph's Pointe at Upper Landing Project, 200 Wilkin Street (District 9, Ward 2).

Notes:

Agenda Date: 09/03/2025

Sponsors: Noecker

Enactment Date:

Attachments:

Financials Included?:

Contact Name: Hannah Chong

Hearing Date:

Entered by: kelly.bauer@ci.stpaul.mn.us

Ord Effective Date:

History of Legislative File

Ver- sion:	Acting Body:	Date:	Action:	Sent To:	Due Date:	Return Date:	Result:
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Text of Legislative File RES 25-1357

Reciting a proposal for a housing program for a Multifamily Rental Housing Development, approving the project and the program pursuant to Minnesota Statutes, Chapter 462C, authorizing the Housing and Redevelopment Authority to Issue Conduit Multifamily Housing Revenue Obligations and authorizing the preparation of necessary documents and materials in connection with said project and program, Joseph's Pointe at Upper Landing Project, 200 Wilkin Street (District 9, Ward 2).

WHEREAS, Minnesota Statutes, Chapter 462C (the "Act") confers upon cities, or housing and redevelopment authorities or port authorities authorized by ordinance to exercise on behalf of a city the powers conferred by the Act, the power to issue revenue bonds to finance a program for the purposes of planning, administering, making or purchasing loans with respect to one or more multifamily housing developments within the boundaries of the city; and

WHEREAS, the Housing and Redevelopment Authority of the City of Saint Paul, Minnesota (the "HRA") has been designated, by ordinance, to exercise, on behalf of the City of Saint Paul,

Minnesota (the "City") the powers conferred by Minnesota Statutes, Section 462C.01 to 462C.081; and

WHEREAS, the HRA has received a proposal from Wilkin Street LLLP, a Minnesota limited liability limited partnership (or another entity to be formed by or affiliated with Schafer Richardson, LLC, the "Borrower"), that the HRA undertake a housing finance program (the "Housing Program") to finance the Project hereinafter described, pursuant to Minnesota Statutes, Chapter 462C, through the issuance of taxable and tax exempt housing revenue bonds or notes in one or more series in an estimated aggregate principal amount not to exceed \$13,000,000 (the "Bonds"); and

WHEREAS, the project to be financed by the Bonds is the acquisition, renovation, rehabilitation, construction and equipping of an existing 90-unit apartment community, related amenities and underground parking all to be located at 200 Wilkin Street in the City (the "Project"); and

WHEREAS, the Project will be owned and operated by the Borrower, or an affiliated entity; and

WHEREAS, the proposal calls for the HRA to loan the proceeds realized upon the issuance and delivery of the Bonds to the Borrower pursuant to a loan agreement wherein the Borrower will be obligated to pay all costs and expenses of the HRA and the City incident to the issuance of the Bonds; and

WHEREAS, the City desires to facilitate the construction and development of multifamily housing facilities within the City; and the Project will assist the City in achieving these objectives; and

WHEREAS, a public hearing on the Housing Program and the Project was held on this date by the HRA at a regularly scheduled meeting of the Board of Commissioners of the HRA following duly published notice, at which time a reasonable opportunity was provided for interested individuals to express their views, both orally and in writing; and

WHEREAS, following the public hearing, the HRA adopted a resolution providing approval to the issuance of the Bonds by the HRA subject to the approval of the City Council; and

WHEREAS, no public official of the City has either a direct or indirect financial interest in the Project nor will any public official either directly or indirectly benefit financially from the Project.

NOW THEREFORE, BE IT RESOLVED by the City Council of the City of Saint Paul, Minnesota, as follows:

1. The City hereby approves the multifamily rental housing project, described above, to be undertaken by the Borrower pursuant to the Borrower's specifications, and approves the Housing Program therefor, pursuant to the Act.
2. On the basis of information available to the City it appears, and the City hereby finds, that the Project constitutes a multifamily housing development within the meaning of subdivision 5 of Section 462C.02 of the Act; that the availability of the financing under the Act and the willingness of the HRA to furnish such financing will be a substantial inducement to the Borrower to undertake the Project, and that the effect of the Project, if undertaken, will be to provide multifamily rental housing opportunities to residents of the City, and to promote more intensive development and use of land within the City.
3. The Project, and the program to finance the Project by the issuance of the Bonds, is hereby approved by the City subject to final approval by the Borrower and the purchaser of the Bonds as to ultimate details of the financing of the Project, all subject to the availability of an allocation of tax exempt bonding authority for the Bonds.
4. Pursuant to Chapter 72, Saint Paul, Minnesota Administrative Code, the City hereby authorizes and directs the HRA to issue the Bonds to finance the Project and to implement the Housing Program and to take all actions necessary or desirable in connection therewith, and no further approval or authorization of the City shall be required.
5. The Borrower has agreed and it is hereby determined that any and all costs incurred by the City or the HRA in connection with the financing of the Project whether or not the Project is carried to completion and whether or not approved by HRA will be paid by the Borrower.
6. Kutak Rock LLP, as bond counsel, and such financial institutions as may be selected by Borrower, with the consent of the HRA, are authorized to assist in the preparation and review of

necessary documents relating to the Project and the financing program therefor, to consult with the City Attorney, Borrower and the purchaser of the Bonds as to the maturities, interest rates and other terms and provisions of the Bonds and as to the covenants and other provisions of the necessary documents and submit such documents to the HRA for final approval.

7. Nothing in this Resolution or the documents prepared pursuant hereto shall authorize the expenditure of any municipal funds on the Project. The Bonds shall not constitute a charge, lien or encumbrance, legal or equitable, upon any property or funds of the City or the HRA except the revenue and proceeds pledged to the payment thereof, nor shall the City or the HRA be subject to any liability thereon. The holders of the Bonds shall never have the right to compel any exercise of the taxing power of the City or the HRA to pay the outstanding principal on the Bonds or the interest thereon, or to enforce payment thereon against any property of the City or the HRA. The Bonds shall recite in substance that the Bonds, including the interest thereon, are payable solely from the revenue and proceeds pledged to the payment hereof. The Bonds shall not constitute a debt of the City or the HRA within the meaning of any constitutional or statutory limitation.

8. In anticipation of the issuance of the Bonds to finance all or a portion of the Project, and in order that completion of the Project pursuant to the Borrower's specifications will not be unduly delayed when approved, the Borrower is hereby authorized to make such expenditures and advances toward payment of that portion of the costs of the Project to be financed from the proceeds of the Bonds, as the Borrower considers necessary, including the use of interim, short-term financing, subject to reimbursement from the proceeds of the Bonds if and when delivered but otherwise without liability on the part of the City or the HRA.

9. The City's PED Director, staff and legal counsel are hereby authorized and directed to take all actions necessary to implement this Resolution.



City of Saint Paul

City Hall and Court House
15 West Kellogg
Boulevard
Phone: 651-266-8560

Master

File Number: RES 25-1358

File ID: RES 25-1358

Type: Resolution

Status: Agenda Ready

Version: 1

Contact 266-6552
Number:

In Control: City Council

File Created: 08/25/2025

File Name: Joseph's Pointe Loan CC Res

Final Action:

Title: Approving issuance of a \$241,157.97 ERA2 loan and execution of the loan agreements and related documents for the Joseph's Pointe at Upper Landing Project, 200 Wilkin Street (District 9, Ward 2).

Notes:

Agenda Date: 09/03/2025

Sponsors: Noecker

Enactment Date:

Attachments:

Financials Included?:

Contact Name: Hannah Chong

Hearing Date:

Entered by: kelly.bauer@ci.stpaul.mn.us

Ord Effective Date:

History of Legislative File

Ver- sion:	Acting Body:	Date:	Action:	Sent To:	Due Date:	Return Date:	Result:
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Text of Legislative File RES 25-1358

Approving issuance of a \$241,157.97 ERA2 loan and execution of the loan agreements and related documents for the Joseph's Pointe at Upper Landing Project, 200 Wilkin Street (District 9, Ward 2).

WHEREAS, on March 21, 2021, the United States Congress passed the American Rescue Plan Act of 2021, Pub. L. No. 117-2 (the "Second Act") in response to the ongoing effects of the COVID-19 public health emergency; and

WHEREAS, under the Second Act, the U.S. Department of Treasury ("Treasury") allocated \$11,588,419.60 to the City (the "ERA2 Funds"); and

WHEREAS, RES PH-21-319 authorized the City to accept the ERA2 funds; amend the 2021 budget to incorporate and appropriate the funds; and execute necessary agreements; and

WHEREAS, in accordance with the Second Act, after October 1, 2022, if at least 75 percent of total ERA2 funds have been obligated to eligible uses related to housing and housing stability services, remaining funds can be used for other affordable housing purposes as defined by the Secretary of the Department of Housing and Urban Development ("HUD") to assist very low-income families; and WHEREAS, to date, the City has obligated and/or expended 98% of ERA2 for eligible uses related to housing and housing stability services; and,

WHEREAS, on March 24, 2024, Treasury published FAQ 46 updating guidance for affordable housing developments using ERA2 funds; and

WHEREAS, the City found that the proposed uses of the Project are eligible to be funded by ERA2 as identified in FAQ 46, which identifies the following eligible expenses: “the acquisition of real property for the purpose of constructing, rehabilitating, or preserving affordable rental housing projects serving very low-income families; and predevelopment activities that enable the construction, rehabilitation, or preservation of affordable rental housing projects serving very low-income families, including architectural and engineering design, planning, permitting, surveys, appraisals, and environmental review associated with an eligible project”; and

WHEREAS, to use ERA2 funds for an affordable rental housing project, the purpose must be aligned with at least one other program and meet the requirements of such program as outlined in FAQ 46; and

WHEREAS, the Project will utilize the Low-Income Housing Tax Credit (“LIHTC”) program as part of project financing; and

WHEREAS, according to the ERA2 guidance, the funds must be obligated by September 30, 2025 and spent within 120 days thereafter; and,

WHEREAS, through the standard application for affordable housing funding process, the City identified that the Project is eligible for the remaining \$241,157.97 of ERA2 funds; and,

NOW, THEREFORE, BE IT RESOLVED, that the City Council of the City of Saint Paul does hereby:

1. Authorize the City to loan \$241,157.97 in ERA2 funds to Developer and/or affiliated entities for the Joseph’s Pointe rehabilitation project at 200 Wilkin Street.
2. Authorize the appropriate City officials to execute agreements and such other documents necessary to carry out this Resolution.
3. Authorize City staff to take all other actions necessary to carry out this Resolution.
4. This Resolution does not constitute a binding legal agreement; rather, the action taken herein shall not be effective until said documents are executed by the appropriate official(s) of the City.



City of Saint Paul

City Hall and Court House
15 West Kellogg
Boulevard
Phone: 651-266-8560

Master

File Number: RES 25-1359

File ID: RES 25-1359

Type: Resolution

Status: Agenda Ready

Version: 1

Contact 266-6552
Number:

In Control: City Council

File Created: 08/25/2025

File Name: Joseph's Pointe PLA CC Res

Final Action:

Title: Authorizing use of a Project Labor Agreement (PLA) for the rehabilitation of the Joseph's Pointe at Upper Landing project, 200 Wilkin Street (District 9, Ward 2).

Notes:

Agenda Date: 09/03/2025

Sponsors: Noecker

Enactment Date:

Attachments:

Financials Included?:

Contact Name: Hannah Chong

Hearing Date:

Entered by: kelly.bauer@ci.stpaul.mn.us

Ord Effective Date:

History of Legislative File

Ver- sion:	Acting Body:	Date:	Action:	Sent To:	Due Date:	Return Date:	Result:
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Text of Legislative File RES 25-1359

Authorizing use of a Project Labor Agreement (PLA) for the rehabilitation of the Joseph's Pointe at Upper Landing project, 200 Wilkin Street (District 9, Ward 2).

WHEREAS, the Saint Paul City Council adopted a policy on the use of Project Labor Agreements ("PLA") pursuant to Council File #09-584 for projects involving \$250,000 or more of city money; and WHEREAS, Wilkins Street LLLP, a Minnesota limited partnership, and/or its affiliated entity (the "Developer"), will acquire and rehabilitate a vacant building located 200 Wilkin Street (the "Project").

The total project budget will be over \$250,000, and a portion of this amount will be financed by CDBG and ERA2 funds from the City of Saint Paul; and

WHEREAS, Planning and Economic Development staff sent written "Notice and Request for Recommendation on the Use of a PLA" to interested parties on August 6, 2025 with only one response received from the Saint Paul Building Trades Council; and

WHEREAS, the Saint Paul Building Trades Council responded to recommend a PLA for the Project, stating "dollar amount, multi-craft, project length" as reasons for their recommendation; now, therefore, be it

RESOLVED, that the City Council of the City of Saint Paul:

1. hereby approves the use of a PLA on the rehabilitation at 200 Wilkin Street; and

2. hereby authorizes the appropriate city officials to draft and execute such documents as are necessary to implement this resolution.



City of Saint Paul

City Hall and Court House
15 West Kellogg
Boulevard
Phone: 651-266-8560

Master

File Number: RES 25-1339

File ID: RES 25-1339

Type: Resolution

Status: Agenda Ready

Version: 1

**Contact
Number:**

In Control: City Council

File Created: 08/20/2025

File Name:

Final Action:

Title: Authorizing the Police Department to enter into an agreement with the Minnesota Sports Facilities Authority (MSFA) to provide law enforcement security services that meet National Football League Standards during NFL games held at the US Bank Stadium.

Notes:

Agenda Date:

Sponsors: Noecker

Enactment Date:

Attachments: MSFA - St. Paul Joint Powers Agreement

Financials Included?:

Contact Name:

Hearing Date:

Entered by: michele.bunce@ci.stpaul.mn.us

Ord Effective Date:

History of Legislative File

Ver- sion:	Acting Body:	Date:	Action:	Sent To:	Due Date:	Return Date:	Result:
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Text of Legislative File RES 25-1339

Authorizing the Police Department to enter into an agreement with the Minnesota Sports Facilities Authority (MSFA) to provide law enforcement security services that meet National Football League Standards during NFL games held at the US Bank Stadium.

WHEREAS, the City of Saint Paul Police Department has been solicited to provide law enforcement services at the Stadium during the periods of August 8, 2025 through August 7, 2030; and

WHEREAS, the MSFA agrees (through the Stadium Manager) to pay the City \$150.00 (one hundred fifty dollars) per hour per employee for the services described in Section II of the attached agreement; and

WHEREAS, the City of Saint Paul Police Department requests authorization to enter into the attached Joint Powers Agreement with the MSFA to provide the law enforcement security for NFL games held at the US Bank Stadium; and

THEREFORE BE IT RESOLVED, by the City Council of the City of Saint Paul, upon

recommendation of the Mayor, the City of Saint Paul is authorized to enter into, and Chief Axel Henry to implement, the attached agreement with the Minnesota Sports Facilities Authority.

**JOINT POWERS AGREEMENT
BETWEEN THE MINNESOTA SPORTS FACILITIES AUTHORITY
AND THE CITY OF ST. PAUL**

This Joint Powers Agreement (“Agreement”) is made and entered into by and between the Minnesota Sports Facilities Authority, a public body and political subdivision of the State of Minnesota (“MSFA”), and the City of St. Paul, Minnesota, a Minnesota municipality (the “City”). This Agreement, and any amendments and supplements thereto, shall be interpreted pursuant to the Laws of the State of Minnesota.

WHEREAS, Minnesota Statutes § 471.59, subd. 1, permits governmental units to jointly exercise powers that each may separately exercise (the “Joint Powers Act”).

WHEREAS, the City and the MSFA are governmental units as defined in Minnesota Statutes § 471.59, subd. 1(a).

WHEREAS, the MSFA, pursuant to Minnesota Statutes, Chapter 473J, owns U.S. Bank Stadium (the “Stadium”) as a venue for professional football and a broad range of other civic, community, athletic, educational, cultural, and commercial activities.

WHEREAS, the MSFA (through its Stadium manager, ASM Global (“Stadium Manager”)) is obligated to provide certain security services, including a specified number of Minnesota licensed peace officers, that meet National Football League standards during NFL games held at the Stadium (the “NFL Security Standards”).

WHEREAS, since the Stadium opened in 2016, the NFL Security Standards have been met by officers of the Minneapolis Police Department, but current staffing shortages within that police department prohibited providing sufficient officers to meet the NFL Security Standards.

WHEREAS, the City agrees to exercise certain powers and provide certain services on behalf of MSFA as more fully set forth herein.

WHEREAS, the City and MSFA desire to enter into a written Joint Powers Agreement pursuant to Minnesota Statutes § 471.59, subd. 1, whereby MSFA will designate the City as the provider of peace officers as defined in Minnesota Statutes § 626.84(c).

NOW, THEREFORE, BE IT HEREBY RESOLVED BY THE MSFA AND THE CITY, that execution of this Joint Powers Agreement by and between the MSFA and the City is hereby approved and that the City of St. Paul Police Department (the “Department”) is hereby designated as a peace officer provider on behalf of MSFA

ADOPTED by the City Council of St. Paul on this ____ day of August, 2025 and the MSFA on this ____ day of _____, 2025.

I. Background & Purpose

The purpose of this Agreement is to set forth the terms under which the City, through the Department, will provide law enforcement services at the Stadium during the periods of August 8, 2025, through August 7, 2030. City agrees to provide law enforcement and security services, through the Department at the Stadium. The City acknowledges that the Stadium Manager will act on behalf of the MSFA regarding the Department and the Stadium Manager will assume all obligations of the MSFA under this Agreement. All responsibilities of the MSFA established under this Agreement will be performed by the Stadium Manager (except as required under the Joint Powers Act). The City further acknowledges that the Minneapolis Police Department (“MPD”) will provide incident command for all events at the Stadium and Department’s services will be provided within the vicinity of the Stadium, unless further directed by the MPD. In consideration of the mutual terms and conditions, promises, covenants, and payments of this Agreement, the City and MSFA agree as follows:

II. City Responsibilities

1. Pursuant to the MPD incident command expressed above, the City, through the Department, will provide law enforcement and security services at the Stadium including but not limited to:
 - a. Event security services, including arrests as required, for the periods of August 8, 2025, through August 7, 2026;
 - b. Enforcement of state law or ordinance, consistent with Minnesota Statutes Chapter 473J;
 - c. Supplement MPD traffic enforcement in coordination with MPD;
 - d. Responses to reports of criminal activity and medical, fire, and other emergencies.
2. The manner and standards of performance, the discipline of law enforcement officers, and other matters incident to the provision of services under this Agreement lies solely within the control of the City, through the Department. In the event of a dispute between the parties as to the extent of the duties and functions to be rendered hereunder, or the level or manner of performance of such service, the determination thereof made by the Department shall be final and conclusive as between the parties hereto, subject however, to the provisions of Section II.3 herein.
3. In the event the MSFA notifies ~~the City, through~~ the Department, that the MSFA is dissatisfied with the assignment of personnel for the performance of services under this Agreement and requests a change in personnel, ~~the City, through~~ the Department, shall make every effort to effect a change in the assignment of personnel, provided that such a change does not jeopardize the ability of the Department to fulfill their duties under state law.

4. Services shall be provided in the manner prescribed by the Stadium Manager and shall be performed by the number of deputies and other personnel as may be mutually agreed to from time-to-time.
5. The City, through the Department, shall furnish the labor, supervision, equipment, and supplies necessary to provide services pursuant to this Agreement, including, but not limited to general patrol and security, traffic control, building security, and supervision.

III. MSFA Responsibilities

1. The MSFA will provide all necessary facilities, as identified by Department, and other resources necessary to fulfill the purposes of this Agreement.
2. The MSFA agrees that the City shall have full cooperation and assistance from the MSFA and its officers, agents, and employees. The MSFA shall designate a liaison to the Department. The liaison shall represent the MSFA at planning meetings related to services provided under this Agreement.

IV. Billings and Payment

1. Except for recognized holidays, the MSFA (through the Stadium Manager) shall pay the City \$150.00 (one hundred fifty dollars) per hour per employee for the services described in Section II of this Agreement. This Agreement contemplates completed coverage as required by the NFL, as listed below:

Security Services at Events — August 8, 2025, through August 7, 2026, as described in Section II of this Agreement.

The MSFA shall additionally reimburse Department for mileage at the current General Services Administration (GSA) rate for mileage incurred during the provision of law enforcement or security services with City vehicles.

2. The MSFA (through the Stadium Manager) shall pay City invoices sent pursuant to this Agreement within 30 days.

V. General Terms

1. **Public Data:** All data collected, created, received, maintained, or disseminated for any purpose in the course of either Party's performance of this Agreement are governed by the Minnesota Government Data Practices Act ("MGDPA"), Minnesota Statutes Chapter 13, and any other applicable statutes and rules. The City shall be responsible for maintaining such data consistent with the MGDPA following the conclusion of the City's provision of services under this Agreement.
2. **Compliance with Applicable Laws:** The Parties agree to comply with all federal, state, and local laws or ordinances, and all applicable rules, regulations, and standards established by any agency of such governmental units insofar as they relate to the Parties' performance under this Agreement.

3. **Conflict of Interest:** The Parties agree that they will not contract nor accept employment for the performance of any work or services with any individual, business, corporation, or governmental unit that would create a conflict of interest in the performance of this Agreement.
4. **Liability:** Pursuant to the provisions of Minnesota Statutes § 471. 59, subd. 1a(a), the MSFA agrees to be responsible for the acts or omissions of the City and its employees, officials, representatives, and agents in connection with this Agreement. Accordingly, the MSFA agrees to provide for the full coverage, defense, and indemnification of the City and its employees, officials, representatives, and agents from all claims arising from or in any way related to the provision of services under this Agreement. The MSFA further agrees to defend and indemnify the City for any property damaged or lost in connection with this Agreement. As such, the Parties agree that their liability shall be governed by Minnesota Statutes § 471.59, subd. 1a, Minnesota Statutes § 3.732, and other applicable state and federal law. The City acknowledges that the MSFA will require the Stadium Manager to fully assume all these liability responsibilities on behalf of the MSFA.

Nothing herein shall be construed as a waiver by either Party of any other tort liability protections provided by law.

In the event that the City or its employees, officials, representatives, or agents are sued for any act or omission in connection with services provided pursuant to this Agreement, the City will tender the defense of such lawsuit and the MSFA will accept the tender of defense (which tender will subsequently be tendered to the Stadium Manager). The City reserves the right to defend itself against any lawsuit or claim.

For purposes of determining total liability for damages, the Parties agree that they are considered a single governmental unit under Minnesota Statutes § 471.59, subd. 1a(b).

5. **Workers' Compensation:** Each Party will maintain workers' compensation insurance or a program of self-insurance covering its own personnel.
6. **Other Benefits:** Nothing in this Agreement is intended to prevent or hinder the pursuit of applicable state or federal benefits to personnel who respond in the course of, and arising out of, their employment under this Agreement.
7. **Assignment:** Each Party binds itself and its successors, legal representatives, and assigns with respect to all covenants of this Agreement, and neither the City nor the MSFA will assign or transfer their interest in this Agreement without the written consent of the other.
8. **Amendments:** Any changes or additions to this Agreement must be in writing and signed by authorized representatives of each Party.
9. **Waiver:** Failure of a Party to assert any right under this Agreement shall not constitute a waiver or termination of that right.
10. **Survival of Obligations:** If a court or governmental agency with proper jurisdiction determines that a provision herein is unlawful, that provision shall terminate. If a

provision is so terminated but the Parties can continue this Agreement without the terminated provision, the remainder of this Agreement shall continue in effect.

11. **Interpretation of Agreement, Venue:** This Agreement shall be interpreted according to the laws of the State of Minnesota. Litigation related to this Agreement shall be venued in the appropriate state or federal court in Minneapolis.
12. **Force Majeure:** Neither Party shall be held responsible if its performance under this Agreement is prevented by acts or events beyond the Party's reasonable control including, but not limited to, acts of God, severe weather and storms, pandemics, earthquake or other natural occurrences, strikes and other labor unrest, power failures, electrical power surges or current fluctuations, nuclear or other civil military emergencies, civil unrest, or acts of legislative, judicial, executive, or administrative authorities.
13. **Term and Termination:** This Agreement shall be effective from August 8, 2025, through August 7, 2026 (the "Initial Term"), subject to the Termination provisions of this Agreement. The parties may renew the Agreement for four additional one-year periods.

This Agreement shall terminate upon expiration of the Initial Term or by either Party giving 30 days' written notice to the other Party. In any event, the Parties may not terminate this Agreement earlier than February 1, 2026.
14. **Distribution of Property:** Any equipment or property acquired by either Party to fulfill the purposes of this Agreement shall remain the property of the purchasing party at the conclusion of this Agreement.
15. **Equal Opportunity:** Each Party agrees to comply with all federal, state, and local laws, resolutions, ordinances, rules, regulations, and executive orders pertaining to unlawful discrimination or denial of programs, services, and activities on account of race, color, creed, religion, sexual orientation, national origin, gender, marital status, status with regard to public assistance, disability, or age.
16. **Statutory Authority:** This agreement shall not be construed as a relinquishment by the MSFA of any of the powers vested in it by Minnesota Statutes Chapter 473J.
17. **Notice:** All notices under this Agreement will be deemed to have been fully given when made in writing and sent to Paul Ford, Assistant Chief of Police (on behalf of the City) or the Board Chair of the MSFA (on behalf of the MSFA).
18. **Entire Agreement:** This Agreement supersedes all oral agreements and negotiations between the parties relating to the subject matters herein.

MINNESOTA SPORTS FACILITIES
AUTHORITY

By: _____
Michael Vekich
Chair
Date: _____

By: _____
Ed Kroics,
Executive Director
Date: _____

CITY OF ST. PAUL, MINNESOTA

By: _____
Jaime Tincher, Deputy Mayor

Date: _____

By: _____
Paul Ford, Assistant Chief of Police

Date: _____

By: _____
Laura Logsdon, Interim Director, Office of
Financial Services

Date: _____

By: _____
Anthony Edwards, Assistant City Attorney

Date: _____



City of Saint Paul

City Hall and Court House
15 West Kellogg
Boulevard
Phone: 651-266-8560

Master

File Number: RES 25-1289

File ID: RES 25-1289

Type: Resolution

Status: For Discussion

Version: 1

Contact 266-6476
Number:

In Control: City Council

File Created: 08/08/2025

File Name: Legislative Hearing Officer Series Rate of Pay

Final Action:

Title: Establishing the rate of pay for the Legislative Hearing Officer series, in EG 17, Non-Represented City Managers, Grades 010, 20C, and 25C, respectively.

Notes:

Agenda Date: 09/03/2025

Sponsors: Noecker

Enactment Date:

Attachments: Financial Analysis Worksheet - Legislative Hearing Officer Series

Financials Included?:

Contact Name: Nastassia Leigh

Hearing Date:

Entered by: Trisha.Freiberger@ci.stpaul.mn.us

Ord Effective Date:

History of Legislative File

Ver- sion:	Acting Body:	Date:	Action:	Sent To:	Due Date:	Return Date:	Result:
1	City Council	08/27/2025	Laid Over	City Council	09/03/2025		
Action Text: Laid over to September 3, 2025							

Text of Legislative File RES 25-1289

Establishing the rate of pay for the Legislative Hearing Officer series, in EG 17, Non-Represented City Managers, Grades 010, 20C, and 25C, respectively.

WHEREAS, the Office of Human Resources conducted an audit for the classifications of Legislative Hearing Officer, Senior Legislative Hearing Officer, and Chief Legislative Hearing Officer; and

WHEREAS, the results of the audit instruct that the rate of pay for Legislative Hearing Officer, Senior Legislative Hearing Officer, and Chief Legislative Hearing Officer be established at the rate set forth in Grades 010, 20C, and 25C, in Employee Group 17, Non-Represented City Managers now therefore, be it

RESOLVED, pursuant to City Charter Sections 6.03.3(5) and 12.01, that the rate of pay for the Legislative Hearing Officer, Senior Legislative Hearing Officer, and Chief Legislative Hearing Officer be established at the rate set forth in Grades 010, 20C, and 25C, respectively, in Employee Group 17, Non-Represented City Managers. This resolution shall take effect at the same time as the unclassified Legislative Hearing Officer, Senior Legislative Hearing Officer, and Chief Legislative Hearing Officer classifications (Ordinance 25-43) which is 30 days from and after its passage,

approval, and publication in the Legal Ledger.

City of Saint Paul Financial Analysis

File ID Number: 25-1289

Budget Affected: Operating Budget City Council General Fund

Total Amount of Transaction: see below

Funding Source: Other Please Specify:

Charter Citation: City Charter, Chapter 6, Section 6.03.3 (5) - Resolutions, Chapter 12.01 - Personnel & Civil Service Rules

Fiscal Analysis

Pursuant to the City Charter, Chapter 6, Section 6.03.3 (5), Chapter 12.01, and Civil Service Rules 3 and 25, the Office of Human Resources has put forth this Resolution to ensure equitable compensation for these job classifications based on the results of a job study. This classification change may or may not affect a specific department's budget.

Classification Title: Legislative Hearing Officer, Senior Legislative Hearing Officer, and Chief Legislative Hearing Officer

The new grade and salary range is detailed below: EG 17, Grade 010, 20C, and 25C, respectively

Proposed Grade 010: \$33.58 - \$49.06 hourly or \$69,846.40 - \$102,044.80 annually

Proposed Grade 20C: \$43.57 - \$64.20 hourly or \$90,625.60 - \$133,536.00 annually

Proposed Grade 25C: \$49.74 - \$73.65 hourly or \$103,459.20 - \$153,192.00 annually



City of Saint Paul

City Hall and Court House
15 West Kellogg
Boulevard
Phone: 651-266-8560

Master

File Number: RES 25-1288

File ID: RES 25-1288

Type: Resolution

Status: For Discussion

Version: 1

Contact 266-6476
Number:

In Control: City Council

File Created: 08/08/2025

File Name: City Council Communications Lead Rate of Pay

Final Action:

Title: Establishing the rate of pay for the City Council Communications Lead,
Non-Represented City Managers, Grade 010.

Notes:

Agenda Date: 09/03/2025

Sponsors: Noecker

Enactment Date:

Attachments: Resolution-Financial Analysis City Council
Communications Lead

Financials Included?:

Contact Name: Nastassia Leigh

Hearing Date:

Entered by: Trisha.Freiberger@ci.stpaul.mn.us

Ord Effective Date:

History of Legislative File

Ver- sion:	Acting Body:	Date:	Action:	Sent To:	Due Date:	Return Date:	Result:
1	City Council	08/27/2025	Laid Over	City Council	09/03/2025		
Action Text: Laid over to September 3, 2025							

Text of Legislative File RES 25-1288

Establishing the rate of pay for the City Council Communications Lead, Non-Represented City Managers, Grade 010.

WHEREAS, the Office of Human Resources conducted an audit for the classification of City Council Communications Lead; and

WHEREAS, the results of the audit instruct that the rate of pay for the City Council Communications Lead be established at the rate set forth in Grade 010, in Employee Group 17, Non-Represented City Managers now therefore, be it

RESOLVED, pursuant to City Charter Sections 6.03.3(5) and 12.01, that the rate of pay for the City Council Communications Lead be established at the rate set forth in Grade 010, Employee Group 17, Non-Represented City Managers. This resolution shall take effect at the same time as the unclassified City Council Communications Lead classification through Ordinance which is 30 days from and after its passage, approval, and publication in the Legal Ledger.

City of Saint Paul Financial Analysis

File ID Number: 25-1288

Budget Affected: Operating Budget City Council General Fund

Total Amount of Transaction: see below

Funding Source: Other Please Specify:

Charter Citation: City Charter, Chapter 6, Section 6.03.3 (5) - Resolutions, Chapter 12.01 - Personnel & Civil Service Rules

Fiscal Analysis

Pursuant to the City Charter, Chapter 6, Section 6.03.3 (5), Chapter 12.01, and Civil Service Rules 3 and 25, the Office of Human Resources has put forth this Resolution to ensure equitable compensation for these job classifications based on the results of a job study. This classification change may or may not affect a specific department's budget.

Classification Title: City Council Communications Lead

The new grade and salary range is detailed below: EG 17, Grade 010

Proposed Grade: \$33.58 - \$49.06 Hourly; \$69,846.40 - \$102,044.80 Annually



City of Saint Paul

City Hall and Court House
15 West Kellogg
Boulevard
Phone: 651-266-8560

Master

File Number: Ord 25-50

File ID: Ord 25-50

Type: Ordinance

Status: Agenda Ready

Version: 1

Contact 651-266-8571
Number:

In Control: City Council

File Created: 08/26/2025

File Name: Legislative Agenda 90 Days

Final Action:

Title: Amending Chapter 45 of the Administrative Code to define reporting requirements and require that the City's Legislative Agenda be submitted to City Council at least 90 days prior to the start of the regular State Legislative session.

Notes:

Agenda Date: 09/03/2025

Sponsors: Noecker, Yang and Kim

Enactment Date:

Attachments:

Financials Included?:

Contact Name: Tim Greenfield

Hearing Date:

Entered by: megan.jekot@ci.stpaul.mn.us

Ord Effective Date:

History of Legislative File

Ver- sion:	Acting Body:	Date:	Action:	Sent To:	Due Date:	Return Date:	Result:
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Text of Legislative File Ord 25-50

Amending Chapter 45 of the Administrative Code to define reporting requirements and require that the City's Legislative Agenda be submitted to City Council at least 90 days prior to the start of the regular State Legislative session.

An Ordinance amending Administrative Code chapter 45 pertaining to the timeline for submission of the City of Saint Paul's Legislative Agenda to City Council.

The City Council of the City of Saint Paul Does Ordain:

Section 1.

Sec. 45.01. Definitions.

As used in this chapter:

(a) *Lobbyist* means any individual, firm or agency engaged by the city for pay or other consideration to perform lobbying activities for the city. Lobbyist also-This includes any city employees required to who must register as a lobbyists with the State of Minnesota under Minnesota Statutes, sections 10A.01, subdivision 21 and Sections 10A, subd. 21 and 10A.03.

(b) *Lobbying activities* means to appear before a state or federal legislative, executive, or administrative body, including committees, sub-committees, and task forces, to meet state or federal legislative, executive or administrative officials, or to consult with or advise any city official on content or strategies concerning any aspect of a City of Saint Paul Legislative Agenda ~~legislative agenda, as defined in this chapter.~~

(c) ~~Federal legislative agenda shall be defined as the compilation of city policies and positions on issues or legislation pending at the federal level of government, and which serves as the basis for the city's lobbying activities.~~

(d) ~~State legislative agenda shall be defined as~~ City of Saint Paul Legislative Agenda means the compilation of city priorities, policies and positions on issues or legislation pending at the state level of government, and ~~which~~ serves as the basis for the city's lobbying activities.

Sec. 45.02. City of Saint Paul Legislative Agenda agenda.

~~At least annually, the city's federal legislative agenda and state legislative agenda shall be recommended by the mayor and reviewed and adopted by resolution of the city council. These agendas may be updated from time to time by resolution, as needed.~~

The City of Saint Paul's Legislative Agenda must be annually submitted by the Mayor to the City Council no later than the first Wednesday in December prior to the commencement of the regular State legislative session.

The City of Saint Paul's Legislative Agenda must contain the following headings and priorities should be aligned under these topics:

Revenue, Taxes and Finance

Capital Investment and Economic Development

Transportation

Parks and Trails

Education and Workforce

Public Safety

Housing Economic and Community Stability

Other Organizations

The City Council must review the submitted Legislative Agenda and adopt the Agenda by resolution no later than 30 days after the commencement of the regular State legislative session.

An adopted City of Saint Paul's Legislative Agenda may be updated from time to time by resolution of the City Council no later than 30 days before the constitutional date of adjournment of the regular State legislative session.

Sec. 45.03. Lobbyists.

No lobbyist shall engage in lobbying activities without prior authorization by resolution of the city council. All lobbying activities on behalf of the city shall be consistent with the City of Saint Paul's Legislative Agenda ~~city's federal legislative agenda or state legislative agenda~~. All contracts retaining a lobbyist, except lobbyists who are city employees, must be in writing and must include by express reference the provisions of this chapter.

Sec. 45.04. Disclosure and conflict of interest.

(a) *Disclosure.* Any lobbyist retained by the city shall, at the time of retention and quarterly thereafter, file with the city clerk a complete list of all current clients of that lobbyist, including representation of any type, full-time or part-time. This requirement shall be made part of the contract by which the city retains the services of such lobbyist.

(b) *Conflict of interest.* During its period of contract with the city, no lobbyist shall lobby the city or city council on behalf of any other client nor on behalf of any other client represent any interest(s) which conflicts with any city policy or position.

Section 2.

This Ordinance shall take effect and be in force thirty (30) days following its passage, approval and publication.



City of Saint Paul

City Hall and Court House
15 West Kellogg
Boulevard
Phone: 651-266-8560

Master

File Number: Ord 24-26

File ID: Ord 24-26

Type: Ordinance

Status: Second Reading

Version: 1

Contact 266-6617
Number:

In Control: City Council

File Created: 09/26/2024

File Name: Drive Throughs Zoning Study

Final Action:

Title: Amending Chapters 65 and 66 of the Legislative Code pertaining to drive-through sales and services and walk-up service windows. (Public hearing continued from November 13, 2024)

Notes:

Agenda Date: 09/03/2025

Sponsors: Jalali

Enactment Date:

Attachments: Table 66-321, Table 66-421, PC Resolution- Drive Throughs zoning code amendments- adopted 2024-09-13, PC memo post PH- Drive Throughs, Map- Drive Throughs in Saint Paul June 2024, Drive Throughs in St Paul 2024-09-05, 10.3 public comment, 10.15 public comment, 10.31 public comment, 11.5 public comment, 11.6 public comments, 11.7 public comment, 11.8 public comments, 11.12 public comments, 11.13 public comments, BRC Letter to Request Layover Drive Through Zoning FINAL, BRC Letter of Opposition Drive Through Zoning Amendment Final

Financials Included?:

Contact Name: Bill Dermody

Hearing Date:

Entered by: bill.dermody@ci.stpaul.mn.us

Ord Effective Date:

History of Legislative File

Ver- sion:	Acting Body:	Date:	Action:	Sent To:	Due Date:	Return Date:	Result:
1	City Council	11/06/2024	Laid Over to Second Reading	City Council	11/13/2024		
	Action Text: Laid over to November 13, 2024 for Second Reading						
	Notes: Bill Dermody, City Planner, gave a staff report and answered councilmember questions.						
1	City Council	11/13/2024	Laid Over to Second Reading	City Council	09/03/2025		Pass
	Action Text: Public hearing continued to September 3, 2025 for Final Adoption						
	Notes: Timotei Chas and El Davis-Gruene spoke during the public hearing.						
	Jill Sims spoke during the public hearing.						
	Freeman Boda spoke during the public hearing.						

Kaleb McCulloch spoke during the public hearing.

Everett Dalton spoke during the public hearing.

Anna Hover spoke during the public hearing.

Councilmember Kim moved to close the public hearing. Approved 7-0.

Councilmember Noecker moved to lay over to September 3, 2025.

Councilmember Yang asked about opportunities for public comment.

Council President Jalali spoke against the layover motion.

Noecker changed her motion to reopen the public hearing and lay over to September 3, 2025.

Councilmember Bowie spoke in favor of the layover motion.

Councilmember Johnson spoke in favor of the layover motion.

Yang spoke in favor of the layover motion.

Noecker renewed her motion.

Yea: 6	Councilmember Noecker, Councilmember Yang, Councilmember Kim, Councilmember Bowie, Councilmember Jost, and Councilmember Johnson
Nay: 1	Councilmember Jalali

Text of Legislative File Ord 24-26

Amending Chapters 65 and 66 of the Legislative Code pertaining to drive-through sales and services and walk-up service windows. (Public hearing continued from November 13, 2024)

WHEREAS, on March 29, 2024 the Planning Commission initiated a zoning study to consider amendments to the Zoning Code regarding drive-through sales and services and connected regulations; and

WHEREAS, the Planning Commission held a duly noticed public hearing on June 7, 2024 regarding the potential amendments and held the record open for written comments through June 10, 2024; and

WHEREAS, in a memo dated September 6, 2024, the Comprehensive and Neighborhood Planning Committee submitted a report to the Planning Commission in which recommendations and a rationale for amending specific sections of the Zoning Code were set forth: and

WHEREAS, on September 13, 2024, the Planning Commission, based on the Comprehensive and Neighborhood Planning Committee's report and all the testimony received from the June 7, 2024 public hearing, duly submitted its recommendation to amend certain sections of the Zoning Code regarding drive-through sales and services and related regulations to the Mayor and City Council for its review and consideration; and

WHEREAS, a public hearing before the City Council having been duly conducted at which all interested parties were given an opportunity to be heard, and having considered all the testimony and recommendations concerning the proposed zoning text amendments, including the Planning Commission resolution and the Comprehensive and Neighborhood Planning Committee's memorandum and their rationale for the recommended Zoning Code amendments which the Council finds persuasive and thus hereby incorporates by reference into this ordinance for the specific

purpose of articulating the Council's reasons and rationale for enacting the recommended amendments as set forth below in Section 1, in addition to any other reasons the Council might articulate on the record in adopting these amendments the Council, having considered all the facts and recommendations concerning the proposed zoning amendments and pursuant to the authority granted by and in accordance with the procedures set forth in Minnesota Statutes Sec. 462.357 states as follows:

THE COUNCIL OF THE CITY OF SAINT PAUL DOES ORDAIN:

SECTION 1 Chapters 65 & 66 of the Saint Paul Legislative Code are hereby amended to read as follows:

Existing language to be deleted is shown by ~~strikeout~~. New language to be added is shown by underlining.

Chapter 65. - Zoning Code-Land Use Definitions and Development Standards

ARTICLE V. - 65.400.COMMERCIAL USES

Division 1. - 65.410.Office, Retail and Service Uses

Sec. 65.513. - Drive-through sales and services, principal and accessory.

Standards and conditions:

- (a) The use is not permitted to be associated with a food and beverage use.
- (~~a~~b) Drive-through lanes and service windows ~~shall~~must be located to the side or rear of buildings, ~~shall~~must not be located between the principal structure and a public street, and ~~shall~~must be at least sixty (60) feet from the closest point of any residentially zoned property or property occupied with a one-, two-, or multiple-family dwelling, unless that property is located across an arterial street from the drive through or it is buffered from the drive through by the principal building associated with the drive through, and excluding residential dwellings located in the same building or on the same zoning lot as the drive through.
- (~~b~~c) Points of vehicular ingress and egress ~~shall~~must be located at least sixty (60) feet from the intersection of two (2) streets and at least sixty (60) feet from abutting residentially zoned property.
- (~~e~~d) Speaker box sounds from the drive-through lane ~~shall~~must not be plainly audible so as to unreasonably disturb the peace and quiet of abutting residential property.
- (~~e~~e) A six-foot buffer area with screen planting and an obscuring wall or fence ~~shall be~~ is required along any property line adjoining an existing residence or residentially zoned property.
- (~~f~~) ~~Stacking spaces shall be provided for each drive-through lane. Banks, credit unions, and fast-food restaurants shall provide a minimum of four (4) stacking spaces per drive-through lane. Stacking spaces must be provided on the site and/or contiguous sites with shared vehicular circulation in the following minimum amounts: six (6) stacking spaces for banks, credit unions, and pharmacies; twelve (12) stacking spaces for fast-food restaurants; and fourteen (14) stacking spaces for coffee shops. The stacking spaces counted towards the minimum may be aggregated from all drive-through lanes if there is more than one, so long as there are at least two (2) stacking spaces per lane. Additional stacking beyond the above-listed minimums may be required based on transportation analysis during site plan review. Stacking spaces for all other uses shall be determined by the zoning administrator. Required stacking spaces must not interfere with required circulation on the site. In no event are vehicles permitted to stack into public sidewalks, trails, bicycle lanes, alleys, or streets.~~
- (g) Pedestrian access must be provided to the building from abutting streets in a manner that does not require pedestrians to cross drive-through lanes or other vehicular circulation.

~~Additional conditions in the T2 traditional neighborhood district:~~

- (fh) ~~There shall be no more than one (1) drive-through lane and no more than two (2) drive-through service windows, with the exception of banks, which may have no more than three (3) drive-through lanes. In T3 traditional neighborhood and T4 traditional neighborhood districts the drive-through service windows must be part of a building with at least four stories in height and 40,000 square feet in gross floor area.~~
- (gi) ~~The number of curb cuts shall be minimized. In light rail station areas, there shall generally be no more than one (1) curb cut on a block face per drive-through. Drive-through sales and services are prohibited along the entire length of block faces adjacent to light rail transit station platforms. Drive-through lanes and the primary points of vehicular ingress and egress for drive-through customers are not permitted to be within three hundred (300) feet of a light rail transit station, bus rapid transit station, arterial bus rapid transit station, or streetcar station, nor a planned such station associated with a transit project that has been approved to enter project development phase by the Federal Transit Administration or that has a full funding commitment.~~
- (j) ~~Products and services provided via a drive-through window must during the same hours also be provided to customers not in motor vehicles via the building interior, a walk-up kiosk, or a walk-up service window. Serving such customers via the drive-through window does not satisfy this standard.~~

~~Sec. 65.612. Coffee kiosk.~~

~~A retail food business in a freestanding building that sells coffee, or other beverages, and premade bakery goods from a drive-through window to customers seated in their automobiles for consumption off of the premises and that provides no indoor or outdoor seating.~~

~~Standards and conditions:~~

~~See section 65.513, drive-through sales and services, principal and accessory.~~

ARTICLE VII. - 65.900.ACCESSORY USES

Sec. 65.924. - Walk-up service window.

A service window accessory to a food and beverages use that is designed to provide food and/or beverage service to customers approaching the building as pedestrians.

Standards and conditions:

- (a) Dedicated, safe pedestrian access must be provided to the service window from an adjacent public sidewalk.
- (b) Any walk-up service window with pedestrian queuing anticipated in the public right-of-way must not obstruct normal pedestrian flow in the public right-of-way and must receive approval from the department of public works.
- (c) A walk-up service window may not simultaneously function as a drive-through service window.

Chapter 66. - Zoning Code-Zoning District Uses, Density and Dimensional Standards

ARTICLE III. - 66.300.TRADITIONAL NEIGHBORHOOD DISTRICTS

Division 2. - 66.320.Principal Uses in Traditional Neighborhood Districts

Sec. 66.321. - Principal uses.

Table 66.321. Principal Uses in Traditional Neighborhood Districts
[SEE ATTACHED TABLE 66.321]

ARTICLE IV. - 66.400.BUSINESS DISTRICTS

Division 2. - 66.420.Principal Uses in Business Districts

Sec. 66.421. - Principal uses.

Table 66.421. Principal Uses in Business Districts
[SEE ATTACHED TABLE 66.421]

SECTION 2. This ordinance shall take effect and be in force thirty (30) days from and after its passage, approval and publication.

Table 66.321 Principal Uses in Traditional Neighborhood Districts

Use	T1	T2	T3	T4	Definition (d) Standards (s)
Commercial Uses					
<i>Retail Sales and Services</i>					
Drive-through sales and services, primary and accessory		C	<u>C</u>	<u>C</u>	(s)

Table 66.421 Principal Uses In Business Districts

Use	OS	B1	BC	B2	B3	B4	B5	Definition (d) Standards (s)
Commercial Uses								
<i>Retail Sales and Services</i>								
Drive-through sales and services, primary and accessory	€	€		C	P	≠	≠	(s)
<i>Food and Beverages</i>								
—Coffee kiosk				≠	≠	≠	≠	(d), (s)

city of saint paul
planning commission resolution

file number 24-27

date September 13, 2024

WHEREAS, the Saint Paul Zoning Code, found in chapters 60 through 69 of the Saint Paul Legislative Code, is established to promote and to protect the public health, safety, morals, aesthetics, economic viability and general welfare of the community, and to implement the policies of the comprehensive plan; and

WHEREAS, Section 61.801(a) of the Saint Paul Zoning Code calls for periodic review of said code to reflect current city policies and bring the code up to date; and

WHEREAS, drive through sales and services are permitted or conditionally permitted in several zoning districts, but have been found in some instances to negatively affect walkability and livability, which may be considered conflicting with 2040 Comprehensive Plan goals and policies (e.g., LU-9: Promote high-quality urban design that supports pedestrian friendliness and a healthy environment, and enhances the public realm; LU-10: Activate streetscapes with active first-floor uses, street trees, public art, outdoor commercial uses and other uses that contribute to a vibrant street life); and

WHEREAS, the Zoning Administrator has identified walk up service windows as a use similar to drive through sales and services and in need of zoning guidance to ensure safety and predictability in conformance with Comprehensive Plan goals and policies; and

WHEREAS, the Planning Commission held a duly noticed public hearing on June 7, 2024 regarding the potential amendments and held the record open for written comments through June 10, 2024; and

WHEREAS, the Comprehensive and Neighborhood Planning Committee of the Saint Paul Planning Commission, having reviewed the public hearing testimony and a memorandum containing analysis provided by staff, provided a recommendation for consideration by the Saint Paul Planning Commission; and

WHEREAS, the Saint Paul Planning Commission, having reviewed the public hearing testimony and the Comprehensive and Neighborhood Planning Committee's recommendation, finds the proposed text amendments to be supported by the policies of the Comprehensive Plan.

NOW, THEREFORE, BE IT RESOLVED, by the Saint Paul Planning Commission, under the authority of the City's Legislative Code, that the following proposed amendments to the Legislative Code are recommended for approval by the Mayor and Council of the City of Saint Paul:

moved by Holst

seconded by Houmas

in favor 7 (Holst, Houmas, Ortega, Reilly, Risberg, Thomas, Grill)

against 5 (Hackney, Hood, Ochoa, Starling, Syed)

Zoning Code Amendments

Drive Throughs and Walk-up Service Windows

Existing language to be deleted shown by ~~strikeout~~. New language shown by underlining.

Chapter 65. - Zoning Code—Land Use Definitions and Development Standards

ARTICLE V. - 65.400. COMMERCIAL USES

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- (~~bc~~) Points of vehicular ingress and egress ~~shall~~must be located at least sixty (60) feet from the intersection of two (2) streets and at least sixty (60) feet from abutting residentially zoned property.
- (~~cd~~) Speaker box sounds from the drive-through lane ~~shall~~must not be plainly audible so as to unreasonably disturb the peace and quiet of abutting residential property.
- (~~de~~) A six-foot buffer area with screen planting and an obscuring wall or fence ~~shall be~~ is required along any property line adjoining an existing residence or residentially zoned property.
- (~~ef~~) ~~Stacking spaces shall be provided for each drive-through lane. Banks, credit unions, and fast-food restaurants shall provide a minimum of four (4) stacking spaces per drive-through lane. Stacking spaces must be provided on the site and/or contiguous sites with shared vehicular circulation in the following minimum amounts: six (6) stacking spaces for banks, credit unions, and pharmacies; twelve (12) stacking spaces for fast-food restaurants; and fourteen (14) stacking spaces for coffee shops. The stacking spaces counted towards the minimum may be aggregated from all drive-through lanes if there is more than one, so long as there are at least two (2) stacking spaces per lane. Additional stacking beyond the above-listed minimums may be required based on transportation analysis during site plan review.~~ Stacking spaces for all other uses shall be determined by the zoning administrator. Required stacking spaces must not interfere with required circulation on the site. In no event are vehicles permitted to stack into public sidewalks, trails, bicycle lanes, alleys, or streets.
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- (c) A walk-up service window may not simultaneously function as a drive-through service window.

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ARTICLE III. - 66.300. TRADITIONAL NEIGHBORHOOD DISTRICTS

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ARTICLE IV. - 66.400. BUSINESS DISTRICTS

Division 2. - 66.420. Principal Uses in Business Districts

Sec. 66.421. - Principal uses.

Table 66.421. Principal Uses in Business Districts

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Commercial Uses								
<i>Retail Sales and Services</i>								
Drive-through sales and services, primary and accessory	<u>C</u>	<u>C</u>		C	P	P	P	(s)
<i>Food and Beverages</i>								
Coffee kiosk				P	P	P	P	(d), (s)



City Hall Annex, 25 West 4th Street, Suite 1300
Saint Paul, MN 55102

Tel: 651-266-6565

September 6, 2024

SUBJECT: Drive Throughs Zoning Study
TO: Planning Commission
FROM: Comprehensive and Neighborhood Planning Committee & Bill Dermody, Planning Manager

INTRODUCTION/STUDY PURPOSE

Drive-through sales and services (drive throughs) can negatively impact walkability and active streetscapes, in contrast with [2040 Comprehensive Plan](#) goals and policies (e.g. LU-9: Promote high-quality urban design that supports pedestrian friendliness and a healthy environment, and enhances the public realm; LU-10: Activate streetscapes with active first-floor uses, street trees, public art, outdoor commercial uses and other uses that contribute to a vibrant street life). The following study analyzes drive throughs and potential code amendments to better implement the 2040 Comprehensive Plan.

BACKGROUND

Drive-through sales and services (drive throughs) have been prominent in the United States since the late-1970s, especially in suburban settings but also in central cities like Saint Paul. They are common, though not universal, features of fast-food restaurants, coffee shops, banks, and pharmacies. In Saint Paul, about 80 of these businesses feature drive throughs, including 37 restaurants, 2 coffee shops, 33 banks, and 8 pharmacies (out of around 640 restaurants (6%), 51 coffee shops (4%), 41 banks (80%), and 17 pharmacies in the city (47%)¹).

¹ Based on staff calculations, March-May 2022 and updated in June 2024. Coffee shops, banks, and pharmacies counted and analyzed via desktop mapping software. Restaurants estimated based on State of Minnesota licenses in St. Paul (751), minus approximately 110 that would not normally be recognized as restaurants, such as entertainment venues (Xcel Center, Fitzgerald Theater, Como Zoo), caterers, hotels/bed & breakfasts, food security service providers (Salvation Army, Battle Creek Head Start, Keystone), senior centers, hospitals, and private employer kitchens. Establishments that emphasize coffee on their website more than food were counted as coffee shops rather than restaurants.

Demand for drive throughs may be growing. In recent years, grocery stores and big-box retail (with or without ancillary pharmacy services) have begun experimenting with drive throughs in suburban locations and one could imagine that format expanding if successful. The Covid-19 pandemic prompted a surge in demand for drive throughs nationwide, especially in the 2nd quarter of 2020 but also with some lasting impact. Restaurants and coffee shop chains that formerly intentionally avoided having drive throughs, such as Chipotle and Starbucks, have incorporated them more often, especially in suburbs. Since March 2020, the City has approved site plans and/or conditional use permits for three new drive throughs (two banks and a coffee shop) and at least five drive through reconstructions or redesigns (all for fast food restaurants). The City also approved the removal of one drive through (coffee shop at Snelling/Marshall).

Problems have been observed with drive throughs, as described below, that deter implementation of City policies.

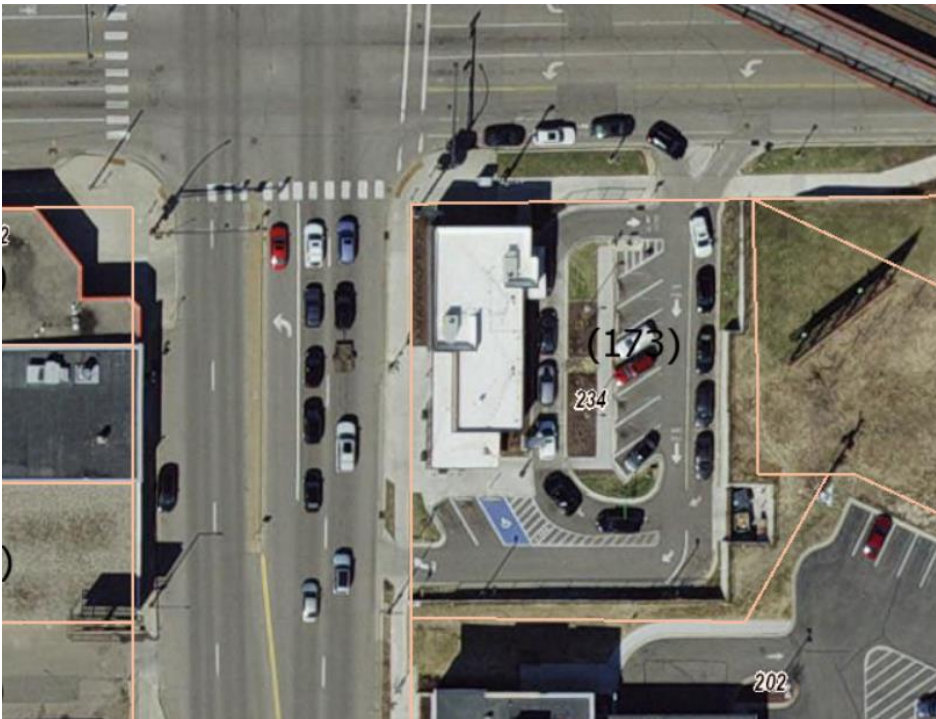
Problems

Drive throughs can present several negative land use and transportation impacts on their surroundings, including: off-site queuing that blocks sidewalks, bike lanes, or traffic lanes; difficult pedestrian access in reaching a business (unsafe or unwelcoming); detracting from pedestrian-oriented streetscape design; pollution from vehicle exhaust; and noise. Also, more broadly, drive throughs contribute to auto-oriented lifestyles and, in turn, more vehicle miles traveled in the city. Each of these impacts is examined below.

Off-Site Queuing

In recent history, the Starbucks coffee shop at the southeast corner of Snelling and Marshall Avenues is a prominent example of vehicles queuing off-site during peak hours and blocking vehicular, bicycle, and pedestrian travel, presenting safety issues to people entering the site or just passing by. Unsafe u-turns and left-turn movements onto Marshall Avenue (despite signage forbidding such movements) were also noted, with the safety impact magnified by the proximity to Snelling Avenue. This drive through opened in 2016 and problems were observed immediately. According to a traffic study provided to the City in 2017, the drive through's peak hour queuing extended up to 12 vehicles (approximately 240 feet), which was more than the stacking provided on-site, leading to overflow of queued cars into the public right of way. Anecdotally, longer queues than that had been observed since then. After a period of attempting to mitigate safety issues by providing traffic control personnel at peak times, the drive through was replaced in 2022 by an outdoor patio to serve dine-in customers. This drive through's queuing experience is not unique.

Figure 1: Starbucks at Snelling and Marshall



Above: 2020 aerial photo of the Starbucks at Snelling and Marshall, with 14 vehicles in the queue. Zoned T2.

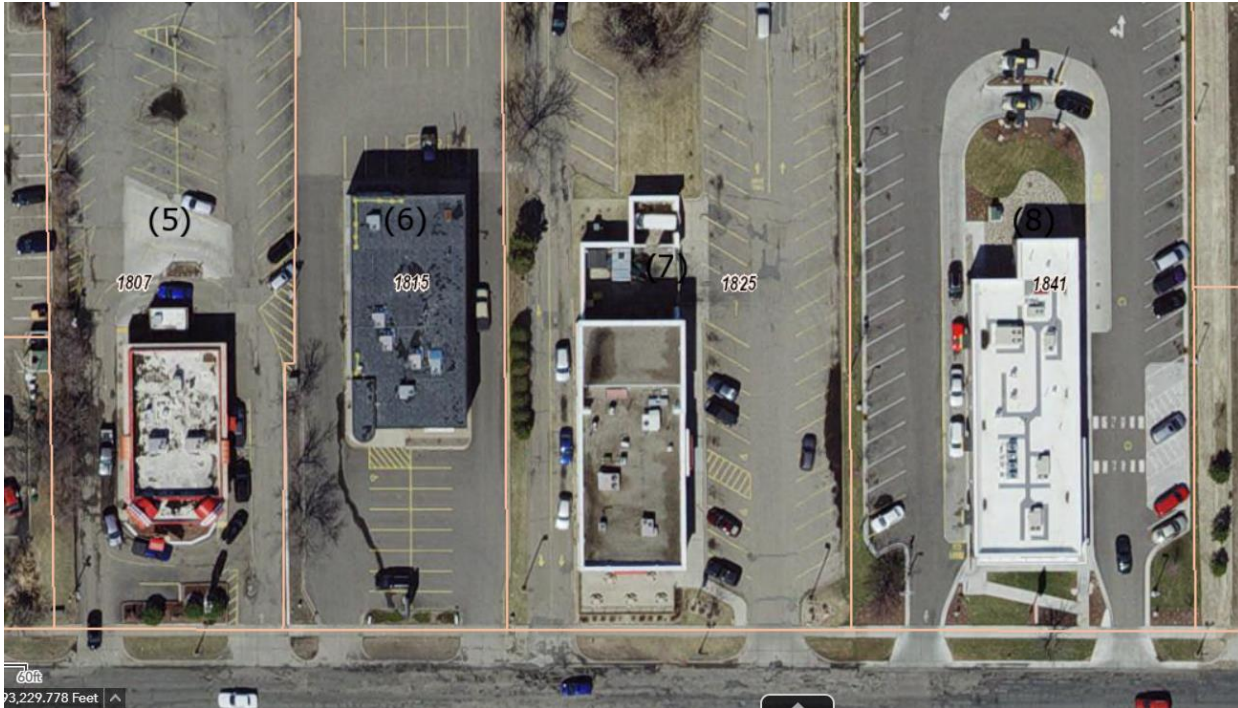
The Institute of Transportation Engineers (ITE) does not provide queuing length recommendations, but rather provides guidance for engineers to conduct their own analyses. Thus, there are not universally referenced professional standards for drive through queuing, but there have been many queuing studies completed. Those completed in urban settings are most relevant to this zoning study. [2010 and 2012 counts from the Twin Cities area](#) found maximum queues of 8 vehicles at banks, 10 vehicles at car washes, 16 vehicles at coffee shops, 13 vehicles at fast-food restaurants, and 5 vehicles at pharmacies. A [2022 study of coffee shops and kiosks in Northern California](#) found a maximum queue of 14 vehicles. A [2021 study of coffee shops in Northern California](#) found a maximum queue of 15 vehicles. A [2021 study of several Chick-Fil-A fast-food restaurants near Los Angeles](#) found a maximum queue of 26 vehicles. A 2019 study of a coffee kiosk in Flagstaff, Arizona found a maximum queue of 26 vehicles (surprisingly on Wednesday afternoon; notably near a college campus). A [2015 study of a coffee shop in Seattle](#) found a maximum queue of 13 vehicles (although, notably, the study did not include a Friday morning). A [2014 study of a fast-food restaurant near Washington D.C.](#) found a maximum queue of 14 vehicles.

The Zoning Code currently requires that: “Stacking spaces shall be provided for each drive-through lane. Banks, credit unions, and fast-food restaurants shall provide a minimum of four (4) stacking spaces per drive-through lane. Stacking spaces for all other uses shall be determined by the zoning administrator.”

Unsafe Pedestrian Access

Drive throughs can be unsafe to pedestrians accessing the business for several reasons, including the concentration of vehicular turning movements at peak times, multiple crossing points with pedestrians, and driver distraction when they are engaging in other activities. Plus, the amount of space and attention dedicated to a drive through signals that the motor vehicle is the priority transportation mode at this location, which can degrade travel safety for other modes. Safety can be an issue anywhere pedestrians cross vehicular access and circulation aisles, including in the drive through lanes themselves. Site designs that require pedestrians to cross drive through lanes to access businesses are especially unsafe and unwelcoming.

Figure 2: Drive through uses along Suburban Avenue

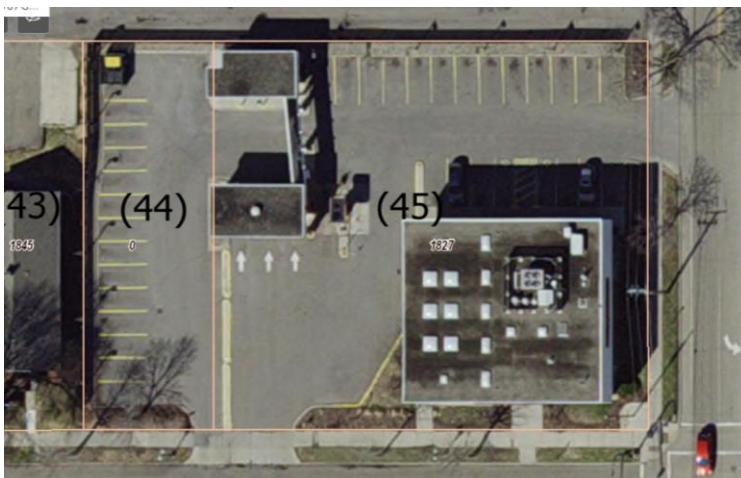


Above: The drive through at 1807 Suburban Ave (leftmost business) requires pedestrians to cross the lanes to access the building, while those two and three lots to the east at 1825 and 1841 Suburban Ave do not. Also, generally, with eight curb cuts in a 470' stretch, this is an example of a non-pedestrian-oriented streetscape. Zoned T2.

Non-Pedestrian-Oriented Streetscape

Sites with drive throughs can have several features that detract from a pedestrian-oriented streetscape, including larger expanses of asphalt to accommodate the additional vehicle circulation, smaller buildings along street frontages (compared to larger buildings that would provide a better sense of enclosure), buildings set back farther from the street to allow more space for vehicle stacking, and additional curb cuts to accommodate the drive through circulation patterns (e.g. an “in” driveway and an exit driveway).

Figure 3: Bank site on Grand Avenue



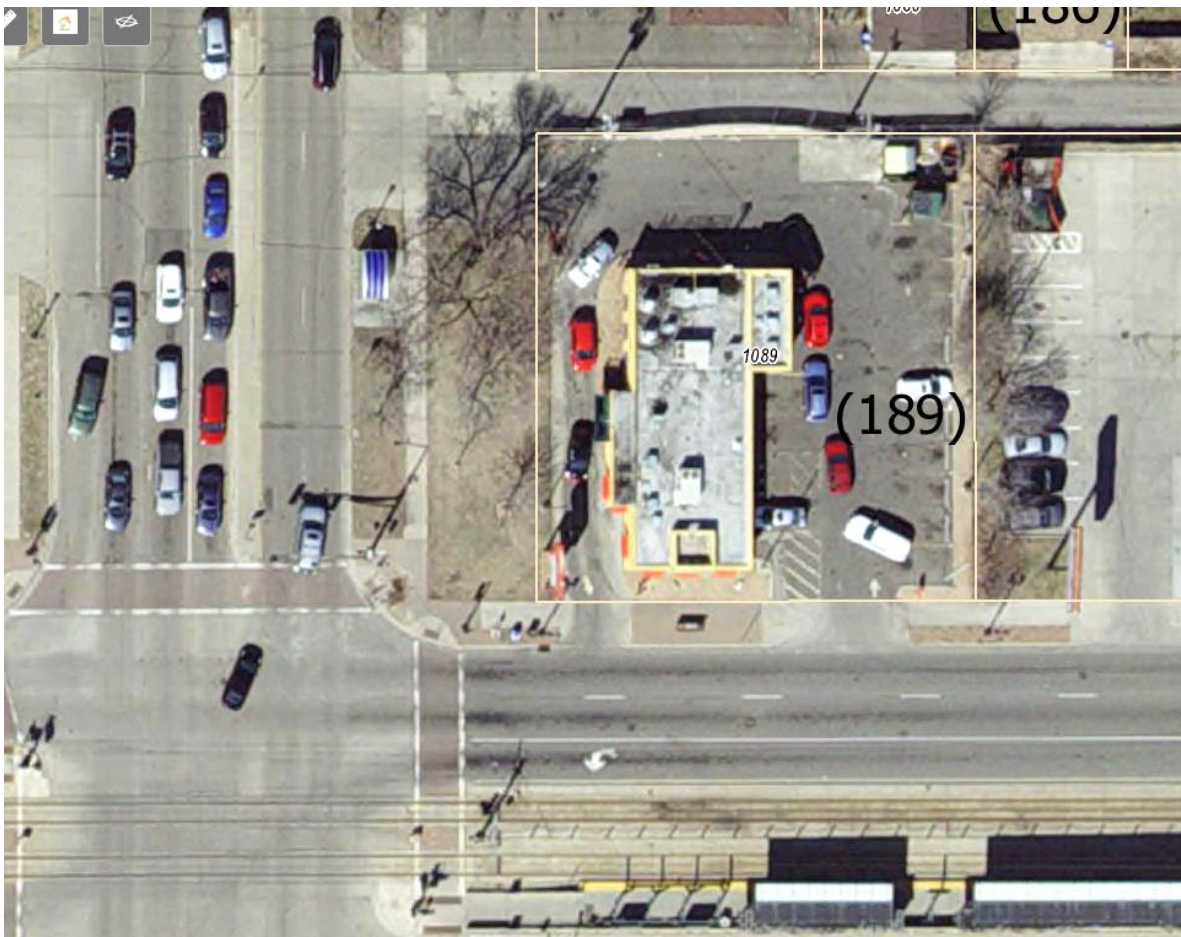
Above: The bank site at 1827 Grand Ave includes a substantial amount of additional pavement to accommodate its drive through operations, beyond what is needed for bank parking. Zoned T2.

Figure 4: Drive through use on Ford Parkway



Above: 1959 Ford Pkwy is designed with additional pavement and a larger front yard setback to accommodate drive through vehicles. Zoned T2.

Figures 5 & 6: Drive through use on University Avenue



Above and below: The frontage of the fast-food restaurant at 1089 University Ave W dedicates about 33 linear feet to the building, 16 feet to perimeter landscaping (not including the parkway right-of-way west of the lot), and 62 feet to driveways and parking. It is adjacent to a light rail station. Zoned T2.



Pollution/ Vehicle Miles Traveled

Drive throughs contribute directly to air pollution via vehicle idling that occurs as customers await service. According to the U.S. Department of Energy and the U.S. Environmental Protection Agency, a small sedan burns about 1/6 gallon of gas per hour and each gallon emits about 8.9 kg of carbon dioxide. So, a drive through serving about 200 small, gasoline-powered sedans per day with each waiting an average of six minutes would result in about 30 kg of carbon dioxide emissions per day. At a social cost of about \$51/ton of carbon emissions (per the interim estimate of the [Interagency Working Group on Social Cost of Greenhouse Gases, US Government, 2021](#)), such a drive through scenario would have a social cost of about \$615/year for idling. For a fast-food restaurant or coffee shop, these estimates are plausible based on recent transportation analyses submitted to the City during site plan reviews, although they only address the impacts of certain emissions (carbon dioxide, methane and nitrous oxide). Elsewhere, [a 2008 Texas study](#) estimated that closure of a fast-food restaurant's drive through would result in up to a 67% reduction in nitrous oxide emissions. However, the assumption with any pollution attribution to a drive through is that the idling is replaced with stop in/pick up of goods and that other emissions are not impacted, including that there is not a resulting increase in vehicle miles traveled via delivery services. Recent growth in the use of delivery services casts some doubt on that assumption.

The more significant pollution impact of drive throughs may be indirect: they contribute to more auto-oriented design and lifestyles. That is, negative impacts of drive throughs on pedestrian-oriented streetscapes and density of destinations push people to [own more cars](#) and [drive more](#), which in turn have a much greater – and self-perpetuating – emissions impact than the drive throughs' direct impact.

Noise

Noise from drive through speakers can negatively impact residential neighbors, particularly when the speakers are close to the property line or the business is open late at night. This issue has not been observed at most drive throughs in Saint Paul. But a fast-food drive through at 565 Snelling Avenue North, whose speaker box is about 65 feet from the nearest residential property line, has generated several noise complaints in recent years. Zoning Code standards for drive throughs include that "(s)peaker box sounds from the drive-through lane shall not be plainly audible so as to unreasonably disturb the peace and quiet of abutting residential property"; although the Zoning Code does not specify a decibel level, Legislative Code Chapter 293 (Noise Regulations) limits noise levels from commercial uses at residential property to 65 dBA during the day and 55

dBA between 10 p.m. and 7 a.m. The drive through at 565 Snelling was inspected and found to be in compliance with the Noise Regulations in August 2013.

Health

Drive throughs discourage active transportation and encourage driving, with [corresponding negative impacts on people's health](#). Also, it has been noted that fast-food drive throughs often serve less healthy food.

Other Cities

Most cities allow drive throughs in at least some zoning districts. Minneapolis, as a notable exception, banned new drive throughs citywide in 2019. Portland, Oregon only allows them in one zoning district and other cities often ban them in certain commercial districts that are more pedestrian- or transit-oriented. The following table shows minimum queue lengths and other drive through regulations in several comparison cities' zoning codes.

Figure 7: Drive through regulations in select comparison cities

	<u>Min. Distance from Residential</u>	<u>Min. Distance from Intersection</u>	<u>Min. Queuing Distance</u>				<u>Other</u>
			<u>Bank</u>	<u>Pharmacy</u>	<u>Fast-Food</u>	<u>Coffee</u>	
Cleveland	0, but if abutting residential then must close 9:30 p.m. to 6 a.m.	-	5 vehicles	5 vehicles	7 vehicles	7 vehicles	Min. lot size 12,000 square feet
Denver	85' if open 11pm-5:30am	-	Whatever is needed to avoid backing up onto public streets				Not permitted within ¼ mile of a rail station platform
Kansas City	50'	-	80' to first point of services (including menu board)				
Miami	-	-	4 vehicles				
Nashville	-	-	5 vehicles per lane	4 vehicles	5 vehicles	5 vehicles	
Phoenix	-	-	150' for first lane, 100' for add'l	100'	150' per pickup window	100'	Revoked permits in 2019 for a coffee shop's queuing repeatedly spilling into adjacent street

Portland, OR	25'	50'	150' or 80' per lane if multiple lanes				Only permitted in one zoning district
Seattle	-	-	3 to 8 vehicles (depending on context)	Requires a study			Not permitted in pedestrian overlays; also, only permitted in two zoning districts; queue of 10 to 20 for car washes
Saint Paul	60'	60'	4 vehicles	Not specified	Not specified	4 vehicles	Limits # of lanes in T2 district (3 for banks, 1 for others)

PUBLIC TESTIMONY

Six people spoke at the Planning Commission’s public hearing on June 7, 2024 and 17 emails or letters were provided. Additionally, prior to the hearing staff spoke informally with eight district councils (only two of whom provided written comments), the Business Review Council, the Mayor’s Advisory Committee on Aging, and the Mayor’s Advisory Committee for People with Disabilities; although not all their discussion points are summarized here, ideas and positions of clear consensus from each group are included. The proposal on the table at the public hearing included reducing the districts which would permit the drive through use, prohibiting drive throughs near major transit stations, increasing the required stacking spaces for drive throughs, and requiring a direct pedestrian connection to the building that does not cross drive aisles. It also introduced a definition and standards for a “walk-up service window” and deleted “coffee kiosk” from the code. Below are the major points raised via public testimony, organized per questions asked by the Planning Commission in the public notice.

Should Saint Paul just prohibit new drive throughs? What are positive and negative aspects of drive throughs?

One speaker as well as written comments from the Fort Road Federation board, the Sustain Saint Paul advocacy group, and nine residents recommend a full prohibition of new drive throughs. Reasons stated include that drive throughs inhibit trip chaining for pedestrians, which is a strategic advantage for Saint Paul businesses; they encourage more driving rather than planning for pedestrians; they harm the environment through air pollution and the need for more pavement; they degrade pedestrian, bicyclist, and vehicle safety near the sites; they are inefficient land uses compared to more dense housing or commercial alternatives; they increase litter; they often cater to national chains at the expense of local character; and they negatively impact public health by encouraging less non-motorized movement and, in the case of fast food, encouraging the consumption of often unhealthy food.

Other commenters oppose prohibiting drive throughs, including five speakers and five written comments. Positive aspects of drive throughs noted include that they are popular and convenient services for customers (especially during harsh weather and for those with disabilities or small children), helpful to business development, and provide safety and convenience for employees, especially at late hours or when staffing is limited.

The Highland District Council, which supports updated regulations but opposes a full prohibition on drive throughs, heard opposition to a recently proposed drive through near Randolph/Hamline due to traffic congestion already present. However, the HDC has heard positive reactions to a Starbucks drive through constructed at Sibley Plaza, which in addition to providing a valued product and community gathering space is designed with plenty of on-site stacking space and has its building and patio located near the street.

When are curbside delivery options a good alternative for drive throughs?

Only one commenter addressed this question directly, saying that it is an option for pharmacies in lieu of drive throughs. Indirectly addressing this question, commenters noted other alternatives to drive throughs: prescriptions and food can be delivered, most banking can now be done online, and many stores allow customers with debit cards to get cash back. And of course, customers can usually enter the building to conduct business.

In staff's conversations with committees and boards before the hearing, some people noted that curbside delivery can require additional staff (which may be impractical), makes employees go outdoors in poor weather, and requires convenient parking to be reserved for it. Others noted that for fast-food it can operate similarly to drive throughs, which often have customers pull ahead into parking spaces anyway.

How should drive throughs be regulated differently for different uses like pharmacies, banks, fast-food restaurants, or coffee shops? How should they be regulated the same?

Most formal comments to reference this question advocate for the prohibition of all types of new drive throughs – essentially saying they should all be treated the same. The Highland District Council supports the proposal to prohibit fast-food and coffee shop drive throughs in the T2 district while allowing bank and pharmacy drive throughs in T2; they do not advocate regulating them differently in other districts. Informally, the Advisory Committee on Aging found consensus in permitting new/expanded drive throughs for pharmacies and banks because of the public health and safety benefits of allowing sick individuals to access medicine without entering the premises or allowing bank customers in vehicles to conduct more secure cash transactions, while noting that most problems observed with drive throughs have come from fast-food restaurants or coffee shops (on which their opinions were split).

Are there any potential unintended consequences to consider from full prohibition or tighter regulation of drive throughs?

Commenters said that prohibiting drive throughs could push business out of the city, cause people to drive further to locations with drive throughs, stifle service innovations that accompany drive through expansions, and cause businesses without drive throughs to close earlier than they would otherwise need to with the staffing efficiencies and staff safety that drive throughs provide.

Other comments

The Union Park District Council suggested this additional standard for drive throughs: “Service must be provided either via interior access or via walk-up service window throughout the same hours as customers are served by drive-through lanes.”

The Highland District Council suggested conditionally permitting drive throughs in most zoning districts that allow the associated business uses, in order to allow case-by-case evaluation.

One commenter suggested not restricting drive throughs in the B4 district but that the downtown should have the flexibility to evolve to remain vital and relevant.

One commenter suggests that the proposed stacking requirements were overly burdensome, with a minimum of 8 stacking spaces being more reasonable for fast-food restaurants and coffee shops.

ANALYSIS

Public comments highlight the impacts of drive throughs in light of sometimes competing policies in the 2040 Saint Paul Comprehensive Plan, namely those that encourage pedestrian-friendly design and reduction of vehicle use vs. those that promote economic growth, including the following excerpts:

- Policy LU-6. Foster equitable and sustainable economic growth by:
 - facilitating business creation, attraction, retention and expansion;
 - supporting family-sustaining jobs and enhancing workers’ skills to excel at those jobs;
 - growing Saint Paul’s tax base in order to maintain and expand City services, amenities and infrastructure;
- Policy LU-8. Ensure that zoning and infrastructure support environmentally and economically efficient, resilient land use development.
- Policy LU-9. Promote high-quality urban design that supports pedestrian friendliness and a healthy environment, and enhances the public realm.
- Policy LU-14. Reduce the amount of land devoted to off-street parking in order to use land more efficiently, accommodate increases in density on valuable urban land, and promote the use of transit and other non-car mobility modes.
- Policy LU-18. Support facilities outside public rights-of-way to support pedestrian and bicycling activity, such as sidewalk access to building entrances, adequate lighting, trails and bicycle parking/storage.
- Policy T-21. Reduce vehicle miles traveled (VMT) by 40% by 2040 by improving transportation options beyond single-occupant vehicles.
- Policy T-22. Shift mode share towards walking, biking, public transit, carpooling, ridesharing and carsharing in order to reduce the need for car ownership.

Most existing drive throughs, including the examples highlighted in the “Problems” section above, are largely inconsistent with these policies. However, there are real-world examples that are fully or mostly consistent with the Comp Plan policies, including those below. These examples show that drive throughs can be designed to work with pedestrian-friendly and transit-oriented design elements.

Figure 8: Bremer Bank with drive through on Snelling Avenue



Above: 423 Snelling Avenue South is a mixed-use project that contains a bank with a drive through whose vehicular stacking is fully contained within an indoor parking structure; Zoned T3; the drive through was a legal nonconforming use (as part of a standalone single-story bank) that received a permit from Planning Commission to change its layout in conjunction with the site's redevelopment to a multi-story building.

Figure 9: US Bank with drive through on Payne Avenue



Above: The bank at 1000 Payne Avenue has its building close to the street with five lanes of drive through service behind it. Zoned B2.

Figure 10: Starbucks with drive through on West 7th Street



Above: The coffee shop at 2525 West 7th Street has its building and patio close to the street with a drive through lane behind and to the side of it. There is plenty of stacking space and it is part of a larger shopping center. Zoned B2.

When it comes to economic development goals such as facilitating business creation and expansion, supporting jobs, and expanding tax base, or to providing goods and services that support residential density to be added to our city in the coming decades, it is important to recognize that:

- most new pharmacies and banks are built with drive throughs, even in Saint Paul-style urban settings;
- much of the forecasted denser residential development in Saint Paul is anticipated to happen in downtown (zoned B4 and B5), on larger parcels along University Avenue’s south side (mostly zoned T3 and T4), at The Heights (zoned T1M, T3M, and ITM) and along major streets in various parts of the city (zoning districts often include T2 or B2); and
- if goods and services to support residential density are not provided nearby, it could induce more transportation (including by car) to reach those destinations.

COMPREHENSIVE & NEIGHBORHOOD PLANNING COMMITTEE

A staff recommendation was presented to the Committee on August 28, 2024. Upon discussion, the Committee made two adjustments to the staff recommendation: (1) expanded the prohibition of fast-food and coffee shop drive throughs from T2 to all zoning districts; and (2) added a requirement for walk-up or interior service to be provided during the same hours as the drive through operates. Below is an overview of the Committee’s recommendation. The full set of recommended code amendments is contained in the attached draft Planning Commission resolution.

- **Prohibit fast-food and coffee shop drive throughs in all zoning districts.** Our local experience shows that drive throughs associated with these food and beverage uses have more negative impacts on pedestrian-oriented development than those associated with banks or pharmacies (see “Problems” and “Public Testimony” sections above). Drive throughs associated with other uses like pharmacies or banks have less dominant negative impacts, are more necessary for safety (or perceived safety), and can more effectively be incorporated into pedestrian- and transit-oriented development.
- **Require walk-up customers to be served during the same hours the drive through is open.** Such service could be via the inside of the building, a walk-up kiosk (such as an ATM), or a walk-up service window; the walk-up service cannot be provided via the drive-through window.

- Eliminate drive throughs as a permitted use in the B4 Central Business District and B5 Central Business-Service District.** In Policy LU-24, which applies to the downtown area (both zoning districts B4 and B5), the Comprehensive Plan calls for prioritizing public and private infrastructure investments that improve the public realm to encourage street-level pedestrian activity; continuing to allow drive throughs downtown would run counter to this policy. The B4 Central Business District was created in 1975 with accommodation of vehicular traffic as a primary concern. In modern times, accommodation of pedestrian traffic has become a much greater concern in downtown. Elimination from B4 is supported by Zoning Code Section 66.444, which states that uses in B4 shall not require frequent vehicular movements across sidewalks. It also says uses in B4 must not create objectionable influences, shall encourage through their character the concentration of similar businesses in continuous retail frontage to mutual benefit of consumers and uses, and shall not impede the normal and orderly development and improvement of surrounding uses. The B5 Central Business-Service District is intended to provide some uses that “involve objectionable influences” such as noise or truck traffic, but the code is silent on frequent vehicular movements across sidewalks in B5; the Comp Plan’s direction to encourage street-level pedestrian activity stands as a policy reason to eliminate drive throughs in B5, especially given the block patterns in downtown that would necessarily present conflicts between drive through traffic and pedestrian movement that cannot be well mitigated through design.
- Eliminate drive throughs as a conditional use in the OS Office-Service District and B1 Local Business District.** These districts are intended for fine-grained development that is not appropriate for drive throughs.
- Add drive throughs as a conditional use in the T3 and T4 zoning districts, with a standard that requires a minimum building height of four stories and size of 40,000 square feet.** These changes collectively would allow businesses with drive throughs to potentially be incorporated into denser transit-oriented development in places like the south side of University Avenue or The Heights where much residential development is anticipated in the coming decades.
- Prohibit drive throughs or their access points within 300 feet of a major transit station,** i.e. light rail transit, bus rapid transit, arterial bus rapid transit, or streetcar. This will ensure that space closer to transit stations is reserved for denser development that is less dependent on vehicles and takes better advantage of the transit proximity.
- Require additional stacking for drive throughs.** Drive through analyses in Saint Paul and elsewhere have found that stacking needs are typically greater than required by our Zoning Code. Drive through stacking that backs into roadways presents safety issues to pedestrians, bicyclists, and other motorists. Clear requirements for drive-through stacking at coffee shops and pharmacies – currently just left to the Zoning Administrator – would be helpful for all parties. Unlike current code, it is recommended that minimum stacking may be accommodated in the aggregate through multiple drive-through lanes, rather than a minimum per lane. Establishing requirements for food and beverage drive throughs, even if those uses are not permitted, will be helpful in evaluating and administering any future nonconforming use permits for these uses.
- Require direct pedestrian access to businesses with drive throughs that does not require pedestrians to cross drive-through lanes or other vehicular circulation.** Comprehensive Plan Policy LU-9 calls for promoting high-quality urban design that supports pedestrian friendliness and a healthy environment, and enhances the public realm. An amendment to allow pedestrians to directly access a business without crossing drive through lanes (or other on-site traffic) would further the implementation of Policy LU-9.
- Increase the separation distance of drive through lanes from residential properties.** An increase in the minimum separation distance from residential properties from 60 feet to 120 feet would

reduce the negative impacts of drive throughs such as noise or pollution that are most acutely experienced by immediate neighbors. With a larger separation requirement, it should be stipulated that it only applies to the same side of the street – or at least arterial streets – and does not apply to mixed use developments that intentionally incorporate the use alongside residential uses.

- **Delete “coffee kiosk” from the Zoning Code.** Any coffee shop that operates like a coffee kiosk is covered by the drive through regulations. There are no standards and conditions that apply specifically to coffee kiosks, so the separate definition is unnecessary.

Also, it is recommended to introduce a definition and standards for “walk-up service window” (as an accessory use) to ensure that these uses provide safe pedestrian access from adjacent sidewalks.

IMPLEMENTATION NOTES

Existing drive throughs that were established legally but become nonconforming due to code amendments via this zoning study will be “legal nonconforming”. Per Legislative Code Chapter 62, legal nonconforming drive throughs may continue operating unless they discontinue for a period of more than one year. Also, they generally may be altered so long as the use is not expanded (in any district where the use is no longer permitted) and any dimensional nonconformity is not increased (unless approved by the Planning Commission through a nonconforming use permit).

Estimating the impact of Zoning Code amendments on individual sites’ conformity requires making nonbinding judgment calls on several issues, especially regarding how to measure separation distances. Since no Zoning Administrator decisions are being made through this study, none of the following estimates are binding on any individual properties. Rather, these estimates are provided to allow order-of-magnitude understanding of potential impact on businesses.

Currently, 58 of the city’s 76 drive throughs (not counting the Capitol Area) are estimated to be nonconforming. The recommended Zoning Code amendments could make an additional 17 of them nonconforming, including 9 fast-food restaurants, 1 coffee shop, and 7 banks. Specifically, two bank drive throughs in downtown would become non-conforming because of the zoning, one bank drive through in Highland Park would become non-conforming because of proximity to an arterial bus rapid transit station, two bank drive throughs on the West Side and two restaurant drive throughs in the North End would become nonconforming because of the lack of a direct pedestrian connection, two bank drive throughs would become nonconforming because of less than 120 feet of separation of drive through lanes from a residential use, and one coffee shop drive through (in Highland Park) and six restaurant drive throughs (five in Southeast and one in Dayton’s Bluff) would become nonconforming because they are food and beverage uses (three of which would also become nonconforming because of a lack of stacking space). As noted above, all legal nonconforming drive throughs could continue operating in their current situations.

One bank drive through (in Union Park) is currently nonconforming due to its T3 zoning but would become conforming under the recommended amendments because it is part of a larger structure that satisfies the minimum building size standards.

COMMITTEE RECOMMENDATION

The Comprehensive and Neighborhood Planning Committee recommends the Planning Commission approve the attached resolution to recommend zoning code amendments regarding drive-through sales and services.

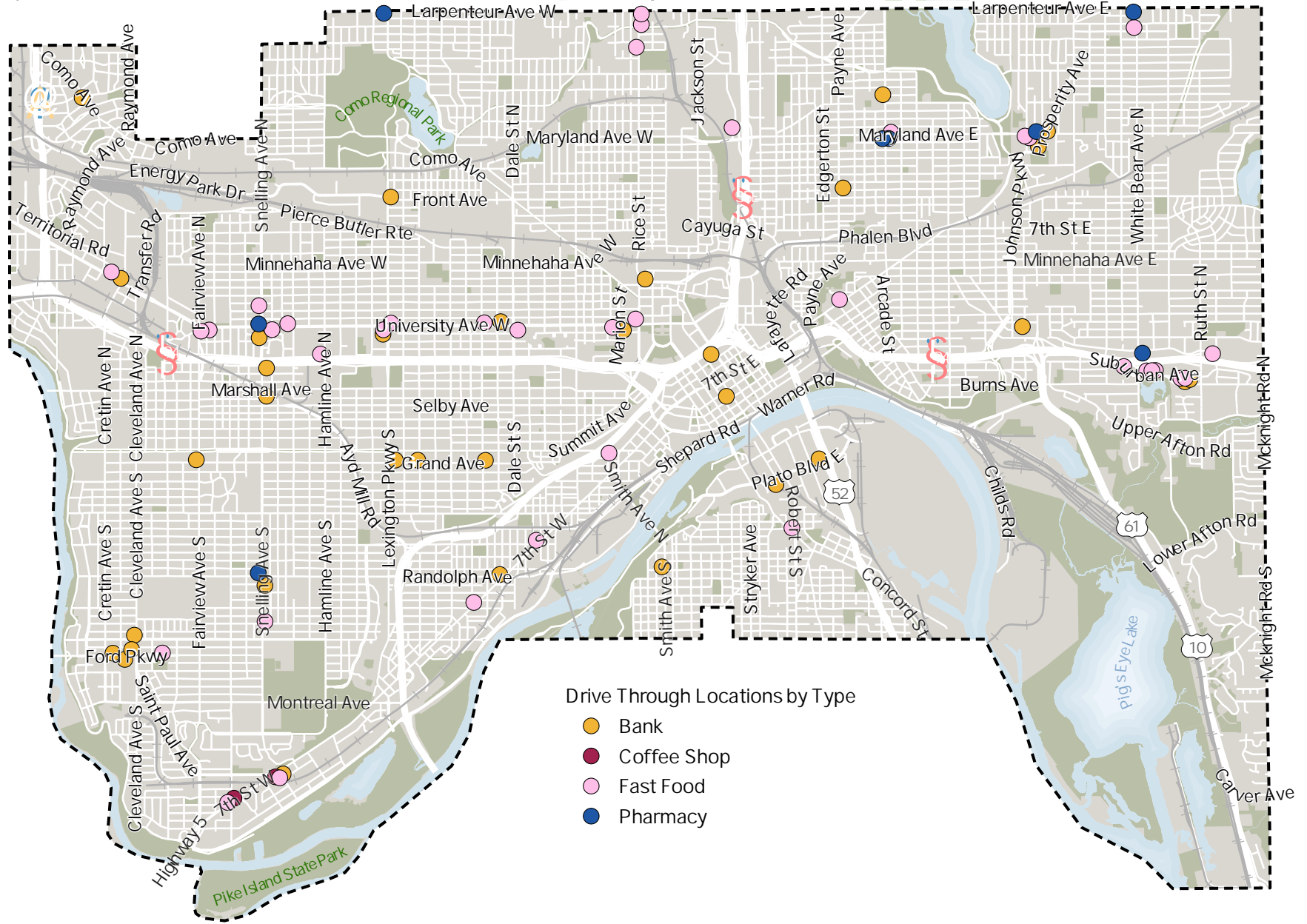
ATTACHMENTS

1. Draft Planning Commission resolution
2. Drive throughs in Saint Paul (spreadsheet)
3. Map of existing drive throughs in Saint Paul

Please also see the video, [written testimony](#), and [approved minutes](#) from the June 7, 2024 Planning Commission public hearing on the Planning Commission's webpage: www.stpaul.gov/planningcommission.

Drive Throughs in Saint Paul

Friday, June 14, 2024

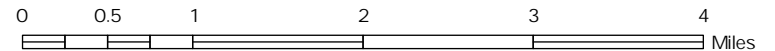


Date: 6/14/2024 9:54 AM Document Path: C:\Users\37665\City of Saint Paul\PEID - Research & Mapping - Documents\Projects\Infrastructure\2024-01-30 Drive Throughs in Saint Paul for Bill Durnody\4 - GIS\2024-01-30 Drive Throughs in Saint Paul.aprx

Data: St. Paul Enterprise GIS; Parcel Polygons; current Ramsey County data via Minnesota Geospatial Commons; Road and Building Polygons; 2017 impervious surface dataset; Ramsey County; Water bodies via Minnesota DNR. This document was prepared by the Saint Paul Planning and Economic Development Department and is intended to be used for reference and illustrative purposes only. This drawing is not a legally recorded plan, survey, official tax map or engineering schematic and is not intended to be used as such.



SAINT PAUL
PLANNING & ECONOMIC
DEVELOPMENT



1

Wells Fargo	1379 Phalen Blvd	272922220048	Bank	Yes	T2	1.34	8	120	95	150	105	105 shared	y	n	n	
US Bank	1000 Payne Ave	292922130128	Bank	Yes	B2	0.77	5	95	115	110	110	110 standalone	y	n	y	y (distance to residential)
McDonald's	1570 University Ave W	342923320009	Fast Food	Yes	T4M	0.68	2	540	220	120	275	120 shared	n	n	n	
Wendy's	612 University Ave W	362923320006	Fast Food	Yes	T3	0.21	1	370	165	125	275	125 shared	n	n	n	
Culver's	2065 Old Hudson Rd	3529222430001	Fast Food	Yes	T2	1.47	1	210	185	145	180	145 standalone	y	n	y	y (zoning, stacking space)
McDonald's	1388 Maryland Ave E	272922220007	Fast Food	Yes	T2	1.07	2	215	35	145	145	145 standalone	n	n	n	
White Castle	1120 University Ave W	342923410001	Fast Food	Yes	T4	0.92	1	275	100	130	320	170 shared	y	n	n	
CVS	499 Snelling Ave N	332923140194	Pharmacy	Yes	T4		2	145	125	175	175	175 standalone	y	n	n	
Hiway Federal Credit Union	111 Empire Dr	312922220128	Bank	Yes	I1	3.32	6	190	105	210	210	210 standalone	n	n	n	
Taco Bell	1940 Suburban Ave	352922340007	Fast Food	Yes	T2	0.64	1	350	400	365	250	230 standalone	y	n	y	Y- zoning
Sonic	1960 Suburban Ave	352922340020	Fast Food	Yes	T2	0.57	1	220	565	365	260	255 standalone	y	n	y	y (zoning, stacking space)
City & County Credit Union	144 11th St E	312922420015	Bank	Yes	B5	0.86	5	100	130	295	295	295 standalone	n	n	y	y (B5 zoning)
Huntington Bank	1988 Suburban Ave	352922340010	Bank	Yes	T2	1.56	6	140	350	80	325	325 standalone	n	n	n	
Huntington Bank	459 Lexington Parkway N	342923410066	Bank	Yes	T4	0.96	4	120	240	260	505	330 shared	y	n	n	
Sunrise Banks	200 University Ave W	362923410056	Bank	Yes	CA	1.65	4	135	65	260	360	360 shared	n	n	n/a	
Arby's	1807 Suburban Ave	352922330005	Fast Food	Yes	T2	0.79	1	400	255	355	380	380 standalone	n	n	n	
Popeye's	1722 Suburban Ave	342922440017	Fast Food	Yes	T2	0.74	1	300	690	445	605	445 standalone	y	n	y	Y- zoning
Wendy's	1825 Suburban Ave	352922330007	Fast Food	Yes	T2	1.24	1	665	450	545	605	565 standalone	y	n	y	Y- zoning
US Bank	101 5th St E	62822120119	Bank	Yes	B4		2	5	90	105	660	650 standalone	y	n	y	y (B4 zoning)
Drake Bank	60 Plato Blvd E	52822330059	Bank	Yes	I1	5.73	3	355	320	790	725	725 standalone	n	n	y	y (ped cxn)
McDonald's	1841 Suburban Ave	352922330008	Fast Food	Yes	T2	1.27	2	480	620	705	800	730 standalone	y	n	n	
Hardee's	369 Hamline Ave N	342923310011	Fast Food	Yes	T4	1.14	1	450	170	730	870	730 shared	n	n	n	
Wendy's	255 Maryland Ave E	192922440017	Fast Food	Yes	B2	0.92	1	370	590	750	900	800 shared	n	n	y	y (ped cxn)
Bank	2171 University Ave W	322923110062	Bank	Yes	IT	0.58	2	90	110	830	830	830 standalone	y	n	y	
Affinity Plus Credit Union	175 W Lafayette Frontage Rd	52822310001	Bank	Yes	ITM	4.18	4	225	120	1650	1650	1650 standalone	n	n	y	y (ped cxn)
Bremer Bank	423 Snelling Ave N	332923410133	Bank	Yes	T3	0.59	1	145	94	65		shared	y	n	n	y

(distance from stacking)

From: [Rick Beeson](#)
To: [#CI-StPaul_Ward4](#); [#CI-StPaul_Ward1](#)
Cc: [*CI-StPaul_Contact-Council](#); [David Reiling](#); [Melvin Carter](#)
Subject: Drive Throughs Zoning Study
Date: Thursday, October 3, 2024 8:20:06 AM

Council President Jalali and Council Member Bowie- greetings from Sunrise Banks. Thank you for your all your hard work every day in helping make our great city even better. I'm copying owner and President David Reiling and will be meeting with him later this month to get any further observations he might have on the above issue. We were just made aware of it last week and wanted to provide immediate feedback as the matter appears to be moving along quickly for a vote.

As you know, Sunrise Banks is locally owned and is the United States Treasury's only designated community development bank in Minnesota. We are centered here in Saint Paul with over 200 diverse, full-time, and living wage employed people working throughout our three Saint Paul locations. The properties include our corporate building at 2525 Wabash in the West Midway (no drive-through presently and ineligible under the proposed amendments), a commercial and consumer hub at 2300 Como in Saint Anthony Park (with drive-through and now considered a legal non-conforming use) and a community bank center and neighborhood office building at 200 University Avenue in Frogtown (with drive-through and it too would be considered a legal non-conforming use status but for the fact that its location is governed by the State Capitol Planning Board). The Reiling family has owned the bank and these facilities for decades and has taken great pride in continually improving the quality of the real estate as well as the provision of fair and affordable financial products and services to the underserved communities you represent.

Our major reaction is that the city should focus on fast-food and coffee shop drive-throughs and eliminate banks and other life safety businesses from additional restrictions. Financial institution drive-throughs have completely different traffic levels and trends. The dynamics and use of bank drive-throughs have changed dramatically over the past decades, to a point where they represent neither a traffic hazard nor a land-use conflict. The use of drive-through lanes is 10% from fifty years ago and is likely to continue to decrease as digital banking replaces place-based visits. Today, our drive-throughs primarily accommodate seniors, the handicapped and small retailers. There are no banks in Saint Paul, that we're aware of, that have traffic queuing onto public streets-at Sunrise we have just one or two cars in each lane at any given time. It certainly is a far-cry from a generation ago with two dozen cars trying to make their way toward teller windows to cash Friday afternoon payroll checks. The number of banks and branches have shrunk in Saint Paul, and there is an unintended message when one's property is designated after the fact as "a legal non-conforming use", notwithstanding that the business was permissible when constructed, that the properties have experienced strong reinvestment and that there have been very few or no complaints from customers and neighbors. Typically, a non-conforming use should be accompanied by a recognized and significant land-use conflict. Bank drive-throughs, both existing and proposed, do not rise to that threshold today.

While we understand banks may continue to use facilities under the grandfathering clause, it sends a chilling effect and, of course, instantly devalues the property in the eyes of the marketplace. It may also discourage short and intermediate investment if the ultimate disposition is being steered by the city to a redevelopment outcome. Also, prohibiting new construction of bank facilities with drive-throughs that are too closely located to transit

stations or whose heights lacks four stories or that are located downtown, strikes us a megacity solution that does not fit the medium density and very modest mass transit utilization levels of Saint Paul. Further, the city's zoning administrator already has the authority to review and adjust site plan applications based on best practices and individual situations, and certainly the citizen participation process ensures that community groups have strong influence on construction design and plans.

Aside from linking low-volume bank facilities with intense food and beverage drive-ups, our MAJOR operational concern with the recommendations is the requirement to force drive-through hours to coincide with those inside the building. For our bank, small retailers need early access to cash and coin as they begin their business day. Many proprietors store currency overnight and retrieve it in the morning-they are uncomfortable walking in and out of the car with bags of cash. They're targets for robbery, of course, and are too small to utilize armored car services. Early drive-through service provides them privacy, security, and efficiency. For other bank customers, there is no demand for earlier hours. For the occasional need, we will special arrangements to meet with customers before business hours. We would need to staff at least two additional in-building people daily at each branch during this gap period to safely handle this unnecessary burden for which there is no demand. We are already struggling to fill open positions in this tight local labor market. Finally, we are open on Saturdays to handle residents who cannot otherwise visit the branch during the work week.

Please be careful in not broad brushing all businesses with drive-throughs. Financial institutions provide extremely sensitive lifeline products and services. The city should be doing everything it can to encourage banks to keep their remaining "brick and mortar" facilities open. They're a critical access resources and are symbols of progress and hope for our urban neighborhoods. Thanks in advance for considering our comments.

Rick Beeson
Executive Vice-President for Corporate Development & Government Relations
Sunrise Banks
2525 Wabash Avenue Saint Paul, MN. 55114
Direct: 651-523-7830
www.sunrisebanks.com

Sunrise Banks made the following annotations:

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From: [Patrick Cotter](#)
To: [*CI-StPaul Contact-Council](#)
Subject: Support for Restricting Drive Thrus
Date: Tuesday, October 15, 2024 7:40:21 PM

Hello Saint Paul City Council,

As a Saint Paul resident and urbanist, I support efforts to restrict drive throughs in the city. I think restricting drive throughs, especially new drive throughs, is a good policy and a good part of a greater strategy of making St. Paul a city designed for people rather than cars.

Thank you for your work!

Patrick Cotter

1355 Carling Drive

APT 239

Saint Paul, MN 55108



West 7th / Fort Road Federation

395 Superior Street

Saint Paul, MN 55102

651.298.5599

www.FortRoadFederation.org

October 31, 2024

Office of the City Council

310 City Hall

15 Kellogg Blvd. West

Saint Paul, MN 55102

Contact-Council@ci.stpaul.mn.us

Subject: Drive Through Zoning Study - D9 Public Comment, Amended

Dear City Council,

The West 7th/Fort Road Federation Board met and discussed the proposed amendments for the drive through zoning study on May 13, 2024 and unanimously voted to recommend passing an ordinance that will prohibit the construction of any new drive throughs in the City of Saint Paul. The issue was revisited at our October Transportation & Land Use Committee meeting (10/2) and our October board meeting (10/14). While we recognize the broader concerns about drive-throughs, particularly around climate impacts, pedestrian safety, and prioritizing a car-centric culture, we also understand the unique benefits that drive-through services at pharmacies and banks can provide. These include improved accessibility for residents with limited mobility, greater convenience for caregivers, and increased safety for those needing secure access to essential services, especially in inclement weather. Therefore, we support amendments that would restrict new drive-through developments for other types of businesses *while allowing them for banks and pharmacies*.

We believe the limitation of new drive throughs support priorities listed in the Comprehensive Plan, Climate Action and Resilience Plan, Pedestrian Plan, and Bicycle Plan. Drive throughs prioritize cars, perpetuating a car-centric culture that discourages alternative modes of transportation like walking or cycling. This not only contributes to traffic congestion but also neglects one of the core tenets of the city's transportation plan to put pedestrians first. Additionally, idling vehicles at drive throughs contribute to global carbon emissions and local air pollution. The extensive pavement required for appropriate queue lengths and the increasing size of vehicles contributes to the urban heat island effect and exacerbates stormwater runoff issues.

The Fort Road Federation coordinates participation in advocacy and planning and builds community connections for the residents, businesses, and nonprofit organizations of the West 7th neighborhood so that it is a place where people want to live, work, and play.

Lastly, as evidenced by the current types of businesses that operate drive-throughs in Saint Paul, they often cater to large chain businesses. In our neighborhood, we value locally owned, independent businesses and we currently have enough pedestrian safety challenges to contend with. Additional drive-throughs would further exacerbate hazards to pedestrians and cyclists, degrade local character, and threaten sustainability goals.

For these reasons, the West 7th/Fort Road Federation board believes the City Council should vote in favor of limiting new drive throughs to banks and pharmacies only.

The board thanks you for the opportunity to weigh in on this matter. If you have any questions, please contact me at 651.298.5599 or julia@fortroadfederation.org.

Thank you,



Julia McColley
Executive Director

CC: Councilmember Noecker
Councilmember Jost
Bill Dermody, Current Planning Manager

The Fort Road Federation coordinates participation in advocacy and planning and builds community connections for the residents, businesses, and nonprofit organizations of the West 7th neighborhood so that it is a place where people want to live, work, and play.

Affirmative Action, Equal Opportunity Employer



November 5, 2024

Members of the St. Paul City Council:

We are deeply concerned about the proposed ban on new drive-thrus being considered. Such a broad policy could have consequences for the City's future growth, accessibility, and overall business climate.

First and foremost, a ban on new drive-thrus could discourage businesses from investing in St. Paul. Companies looking to expand or open new locations may see this restriction as a reason to choose neighboring cities that offer more flexibility. **This could result in missed economic opportunities and fewer job prospects for St. Paul residents.** While it may make sense to restrict drive-thrus in areas with heavy pedestrian traffic or challenging traffic patterns, not all parts of the City face the same concerns.

Drive-thrus also play a critical role in providing essential services for residents with mobility restrictions. According to the Minnesota State Demographic Center, nearly one in two Minnesotans over age 75 and one in ten age 35-64 report one or more disabilities. For many of these consumers, especially those with ambulatory issues, drive-thrus are more than just convenient, they're necessary. The ability to access services like pharmacies, banks, and restaurants without needing to navigate stairs or long distances is vital for many members of our community.

Additionally, busy families in St. Paul depend on the convenience drive-thrus offer. Whether it's grabbing a meal on the way to an event or picking up a prescription after work, drive-thrus provide a much-needed service for time-strapped parents. Restricting future drive-thrus could make the City less family-friendly, forcing families to look elsewhere for the convenience they need in their daily lives.

One critical point that seems to have been overlooked in this discussion is the potential future needs of local businesses. **St. Paul is home to more than a half dozen independent pharmacies, none of which currently have drive-thrus.** However, as the City's population continues to age, these pharmacies may seek to innovate and expand their services to **better serve their customers.** Drive-thrus could become an important part of how pharmacies meet the evolving healthcare needs of St. Paul residents. **By limiting new drive-thrus now, the City could be impacting the ability of these businesses to adapt and serve**

their customers in the future, compounding the pharmacy desert challenges recently reported in the news.

Furthermore, disallowing future changes that would expand the size or scope of an existing drive-thru could prevent necessary safety improvements. Existing drive-thrus could be made safer and more efficient with thoughtful modifications, but the limitations proposed could close off that possibility.

Instead of imposing a blanket ban, the City should take a more balanced approach—one that recognizes the importance of safety while also considering the needs of businesses, residents, and future growth. St. Paul's existing processes for approving drive-thrus could be improved by considering traffic, pedestrian safety, and neighborhood input on a case-by-case basis. This would allow the City to address safety concerns while still supporting accessibility and economic development.

We urge the City Council to reconsider the proposed ban and instead focus on creating a more responsive, flexible regulatory framework that balances both safety and convenience for all.

Sincerely,



Bruce Nustad
President
Minnesota Retailers



Angie Whitcomb, IOM
President & CEO
Hospitality Minnesota



November 6th, 2024

Bill Dermody, Principal City Planner, Planning Commission

This letter is on behalf of the Union Park District Council, regarding the Saint Paul Planning Commission proposed amendments to zoning laws around the construction and modification of drive-through businesses in the City of Saint Paul.

The Union Park District Council is in favor of the proposed amendments, as we feel that it fairly balances the need and desire for drive-through commerce while also setting reasonable rules to minimize their impact on lives of pedestrians and other non-vehicular traffic.

However, there is concern amongst the board around the growing development of “drive-through only” businesses around the Twin Cities. These businesses are intentionally unfriendly to pedestrians, bicyclists, and transit users, and their operation runs counter to the city’s established climate goals in the 2040 Comprehensive Plan.

As such, we recommend that the Planning Commission consider the following change to the proposed amendment:

Sec. 65.513. - Drive-through sales and services, principal and accessory.

Standards and conditions:

(g) Service must be provided either via interior access or via walk-up service window throughout the same hours as customers are served by drive-through lanes.

Language such as this would provide equitable access to business services by customers using all forms of transportation modalities.

Thank you,

Sarah Dvorak Board President



November 6, 2024

Honorable Mayor Carter
Honorable Members of the Saint Paul City Council
390 City Hall
15 Kellogg Boulevard West
St. Paul, MN 55102

Honorable Mayor Carter, Honorable Members of the Saint Paul City Council, Staff,

The City of Saint Paul's Business Review Council respectfully submits this letter to advise of concerns with and request a layover of the first reading of the current drive-through zoning proposal. The BRC has the following concerns with the zoning proposal in its current language:

- The current proposal will put Saint Paul businesses at a competitive disadvantage and will discourage new businesses to the City with the addition of this burdensome regulation to drive-thru operations. Many food businesses with drive-throughs have up to 60% of their revenue from this service.
- This will negatively impact consumers who desire more drive-thru services at pharmacies, banks, and food/beverage establishments, especially those who may be disabled or otherwise unable to easily exit their vehicles if they are caring for others in the vehicle.
- The close 7-5 vote of the Planning Commission highlights a need for further study and refinement. The lack of clarity exists in two areas:
 - Defining the problem the proposal is meant to solve based on information received thus far from presentations and materials provided to the BRC.
 - The level of engagement from the business community, especially current City of Saint Paul Drive-Through business owners, in the planning and drafting of proposed changes.

If you choose to layover this proposed zoning change, we will welcome further engagement and discussion to refine a solution. Thank you for your consideration of this request and concerns.

Sincerely,

R Lynn Pingol, Chair
Business Review Council

From: [Kaleb McCulloch](#)
To: [CouncilHearing \(CI-StPaul\)](#)
Cc: [John Perlich](#)
Subject: St. Paul Area Chamber's Public Comments on Ord. 24-26
Date: Friday, November 8, 2024 9:52:32 AM
Attachments: [image001.png](#)
[SPAC Ord. 24-26 Drive Thru Amendments Public Comment 11.13.24.pdf](#)

You don't often get email from kaleb@stpaulchamber.com. [Learn why this is important](#)

Hello,

I have attached the St. Paul Area Chamber's public comments on Ordinance 24-26 regarding zoning amendments for drive-thrus in advance of the November 13 public hearing. Please let me know if you have any questions.

Best,
Kaleb McCulloch



Kaleb McCulloch
Senior Director of Government Affairs
C | 320.515.1801
D | 651.265.2788
kaleb@stpaulchamber.com



November 13, 2024

Council President Mitra Jalali
Councilmember Anika Bowie
Councilmember Rebecca Noecker
Councilmember Saura Jost

Council Vice President Hwa Jeong Kim
Councilmember Nelsie Yang
Councilmember Cheniqua Johnson

Re: Ordinance 24-26 Zoning Code Amendments for Drive-Thrus and Walk-up Services

Dear Council President Jalali and Councilmembers:

On behalf of the St. Paul Area Chamber and our 1,700+ members and affiliates, I write to express our opposition to Ordinance 24-26 regarding zoning code amendments for drive-thrus and walk-up services.

Restricting future drive-thrus will negatively affect businesses and residents by removing a key component of modern convenience, safety, and efficiency. Drive-thrus are popular because they allow customers to quickly access services without exiting their vehicles, which boosts service speed and increases customer turnover. COVID showed drive-thrus as a necessity to customers and businesses alike. Eliminating this option will remove a business's ability to continue serving customers while providing a safer environment for staff during workforce shortages and safety concerns. These zoning code amendments won't change consumer behaviors - any environmental benefit would be negated by customers driving further to access a drive-thru or relying more on delivery platforms.

This broad prohibition will tell retailers - "no thank you," at a time when we should be doing all we can to welcome, invite, and make room at the table. From my season at the Port Authority, I worked with several companies that walked away from Saint Paul because they simply couldn't find locations for drive-thru service. Each of these companies wanted to bring jobs, tax base, and expanded services to Saint Paul. They went elsewhere. The City needs to promote an environment that attracts new jobs, not create more restrictions that limit consumer choice and hinder economic development.

When looking into the details of this ordinance, more questions are raised than answered. It removes a business's legal right to a drive-thru if it is out of operation for over a year but does not define what starts that clock. Does it start the day the building is sold to a new owner? What if the building burns down through the fault of no one? Can the location be sold to a different business that wants to maintain the drive-thru? Will a business be able to make safety and technology upgrades to better serve customers without their drive-thru becoming a non-conforming structure? Do interior



401 N Robert Street, Suite 150
St. Paul, MN 55101

lobby or storefront upgrades impact the status of a drive-thru service lane? There is no definite statutory language that clarifies these details, only a lack of certainty on how the city is going to enforce the ordinance.

Drive-thrus are a core component of many businesses. A quick-service chain testified at the Planning Commission that 80% of their sales are from the drive-thru - reaching 90% during COVID. Other businesses would struggle to stay open when they are critically short-staffed. Drive-thrus are a need-to-have, not just a nice-to-have for businesses.

Lack of clarity regarding upgrades to existing drive-thrus will leave businesses with outdated buildings, harming property values and customer experience. The city must leave room for future technological improvements that enhance service for customers and communities. For example, many banks still rely on inefficient tube systems. As banks are renovated, they incorporate remote tellers to serve customers without on-site staff. This allows businesses to offer modern services to their customers, and they'll view their inability to upgrade as a significant barrier.

Mandating walk-up service or lobbies to match drive-thru hours will also present challenges. Businesses base their operations on demand. Adding this requirement when demand does not dictate it will force businesses to choose between overstaffing or cutting operating hours.

Saint Paul should be increasing access to pharmacies and financial institutions instead of limiting them. These are essential services that communities rely on. Especially as the number of pharmacy deserts continue to grow in Saint Paul and across the state. Creating policies that make it more difficult for them to expand is going to exacerbate that problem - a problem that urgently requires action.

The St. Paul Area Chamber certainly understands that some locations are not a good fit for a drive-thru operation due to infrastructure design and traffic patterns. There may be merit in discussing what is the appropriate number of required stacking spaces or distance from transit stations. However, disallowing future drive-thrus is akin to using a sledgehammer to swat a fly.

The Starbucks on West 7th Street demonstrates how a business can successfully build a drive-thru within the current zoning codes. They redeveloped an underutilized parking lot while prioritizing pedestrian safety and avoiding traffic congestion. We should encourage examples like this, not punish them.



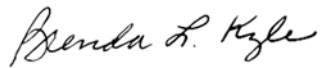
401 N Robert Street, Suite 150
St. Paul, MN 55101

Saint Paul is dealing with escalating taxes and a shrinking tax base. This ordinance will hinder new businesses and future economic growth. The city needs strategies that promote business expansion, increase the property tax base, and attract new companies. I urge the Saint Paul City Council to reject this ordinance and focus on policies that support sustainable economic development.

As this proposal stands, we ask you to oppose Ordinance 24-26

Thank you for your time and attention to this matter. Please don't hesitate to reach out if you have any questions.

Sincerely,



B Kyle
President and CEO
Saint Paul Area Chamber



From: [Kaleb McCulloch](#)
To: [CouncilHearing \(CI-StPaul\)](#)
Cc: [John Perlich](#)
Subject: St. Paul Area Chamber's Public Comments on Ord. 24-26
Date: Friday, November 8, 2024 9:52:32 AM
Attachments: [image001.png](#)
[SPAC_Ord. 24-26_Drive Thru Amendments_Public Comment_11.13.24.pdf](#)

You don't often get email from kaleb@stpaulchamber.com. [Learn why this is important](#)

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Kaleb McCulloch



Kaleb McCulloch
Senior Director of Government Affairs
C | 320.515.1801
D | 651.265.2788
kaleb@stpaulchamber.com



November 13, 2024

Council President Mitra Jalali
Councilmember Anika Bowie
Councilmember Rebecca Noecker
Councilmember Saura Jost

Council Vice President Hwa Jeong Kim
Councilmember Nelsie Yang
Councilmember Cheniqua Johnson

Re: Ordinance 24-26 Zoning Code Amendments for Drive-Thrus and Walk-up Services

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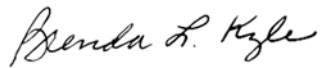
401 N Robert Street, Suite 150
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As this proposal stands, we ask you to oppose Ordinance 24-26

Thank you for your time and attention to this matter. Please don't hesitate to reach out if you have any questions.

Sincerely,



B Kyle
President and CEO
Saint Paul Area Chamber



From: [Tim Diegel](#)
To: [*CI-StPaul Contact-Council](#)
Subject: Medical effects of drive-up windows
Date: Friday, November 8, 2024 4:58:38 PM

You don't often get email from timdiegel@mac.com. [Learn why this is important](#)

There are some US cities (CA) that have banned new coffee and eating establishments with drive-up windows due to constant exposure to Air Pollution to the surrounding areas. Everyone realizes that Starbucks will have a constant line of waiting cars during the day numbering up to 8 or more. This effect can be added to the St. Paul City Council's discussion regarding drive-up windows Tim Diegel, MD Edina, MN

This is what what one car contributes:

Idling a car for 10 minutes produces a variety of air pollutants, including:

- **Carbon monoxide:** 11.87 grams
- **Nitrogen oxide:** 0.59 grams
- **Volatile organic compounds:** 0.45 grams
- **Total hydrocarbons:** 0.53 grams



Idling a car for 10 minutes also wastes about 20% of a gallon of gas

How does idling affect health?

Pollutants emitted by vehicle tailpipes can enter the body and impact brain, heart, and lung function. They can affect pregnancy outcomes, lower life expectancy, and impact the risk for obesity and diabetes.

Who is most at risk?

Infants and young children

Pregnant people

Older people (65 & older)

People with pre-existing conditions

Communities with poor air quality

Here are some tips to help enforce anti-idling laws in New York City:

Some cities have anti-idling laws. New York City fines people (\$100-\$2000) who idle their vehicles for more than 1 minute outside a of a school, or 3 minutes in the rest of NYC.

- Anonymously report an idling vehicle, other than an authorized emergency vehicle, by calling 311.
- **[NYC Citizens Air Complaint Program](#)** – Submit a time-stamped video

or photo of a truck or bus idling for 3 minutes to the NYC Department of Environmental Protection. You can be awarded 25% of the fine for your enforcement efforts.

From: [Luke Hanson](#)
To: [*CI-StPaul Contact-Council](#)
Cc: [Sustain Saint Paul](#)
Subject: Sustain Saint Paul supports drive-through amendments
Date: Friday, November 8, 2024 1:29:44 PM
Attachments: [2024.11.07 drive-through ordinance letter - SSP.pdf](#)

Hi,

My name is Luke Hanson, and I'm a co-chair of the board of Sustain Saint Paul, a local advocacy organization. Attached to this email, please find our organizational public comment regarding the proposed amendments to the St. Paul Zoning Code regarding drive-throughs. Thank you, and please let us know if you have any questions.

Luke



Abundant housing, low-carbon transportation, and sustainable land use

Sustain Saint Paul

PO Box 16164, Saint Paul, MN 55116

www.sustainstpaul.org | info@sustainstpaul.org

Board of Directors

November 7th, 2024

Luke Hanson
Co-Chair

Council President Jalali and Councilmembers,

Melissa Wenzel
Co-Chair

Sustain Saint Paul is a volunteer-led, grass-roots organization that champions abundant housing, low-carbon transportation, and sustainable land use in the City of Saint Paul. We strongly support the proposed amendments to the City's zoning regulations regarding drive-throughs and urge you to pass them.

Michele Molstead
Secretary

Zack Farrell
Treasurer

The City of Saint Paul has set ambitious goals to advance the sustainability, health, safety and prosperity of our city. Drive-throughs, particularly those operated by restaurants, run counter to these objectives. Drive-throughs make Saint Paul's streets and sidewalks less hospitable and more hazardous for all residents, especially those walking, rolling, or biking nearby. They induce driving and thus inhibit Saint Paul's progress towards reducing transportation-related pollution and greenhouse gas emissions in the City – a key goal of the Climate Action Resilience Plan.

Karen Allen

Galen Benshoof

Paul Fiesel

Cody Fischer

Faith Krogstad

Chris Smith

Drive-throughs also fail to strengthen the City's economy and financial health. Unlike small businesses, which reinvest their profits in the City and create "multiplier effects," the profits of corporate drive-through restaurants are siphoned out of Saint Paul. They contribute little to the City's property tax base, by devoting most of their taxable land to asphalt. Meanwhile, businesses with drive-throughs often inflict greater wear-and-tear on taxpayer-funded streets than do other businesses. In the end, drive-throughs impose more costs for Saint Paul than the benefits they offer.

Our Mission

Sustain Saint Paul champions abundant housing, low-carbon transportation, and sustainable land use in the City of Saint Paul through education, advocacy and political action, to ensure a more just and equitable city for all current and future residents.

Thank you in advance for your continued work to make Saint Paul a more environmentally sustainable, healthy, and financially resilient city.

Sincerely,

Sustain Saint Paul's Board of Directors

From: [Jacob Weinand](#)
To: [*CI-StPaul Contact-Council](#)
Subject: Ordinance 24-26 Zoning Code Amendments Comment Letter
Date: Friday, November 8, 2024 5:30:27 PM
Attachments: [image001.png](#)
[image002.png](#)
[Ordinance 24-26 Zoning Code Amendments Wings Credit Union Comment Letter 11.08.2024.pdf](#)

You don't often get email from jacob.weinand@wingsfinancial.com. [Learn why this is important](#)

Good evening, Council Members.

Please find attached, Wings Credit Union Comment Letter regarding *amending Chapters 65 and 66 of the Legislative Code pertaining to drive-through sales and services and walk-up service windows*. This matter is currently on the November 13, 2024, City Council Meeting Agenda.

We appreciate your consideration. Please contact me with any questions or follow-ups.

Thank you,

Jake

Jacob Weinand
VP – Associate General Counsel
Wings Credit Union
14985 Glazier Avenue, Apple Valley, MN 55124
Phone: (952) 997-8416

This message, together with any attachments, is intended only for the use of the individual or entity to which it is addressed and may contain information that is legally privileged, confidential and exempt from disclosure. If you are not the intended recipient, you are hereby notified that any dissemination, distribution, or copying of this message or any attachment, is strictly prohibited. If you have received this message in error, please notify the sender or Wings Financial Credit Union immediately by telephone or return E-mail and delete this message, along with any attachments, from your computer. Thank you.



November 8, 2024

Council President Jalali
15 Kellogg Blvd. W.
Saint Paul, MN 55102

Re: Ordinance 24-26 Zoning Code Amendments for Drive Throughs and Walk-up Services

Dear Council President Jalali and the Saint Paul City Council,

I am writing on behalf of Wings Credit Union to express our opposition to the proposed amendments regarding drive throughs. These changes would hamper our ability to serve our Saint Paul members and community.

Wings is a member-owned, not-for-profit financial cooperative that serves nearly 270,000 members within the state of Minnesota. With over \$9.3 billion in assets, we are Minnesota's largest credit union with branches across the state, as well as three others. Our Saint Paul location is on West 7th Street and serves nearly 13,000 members within the Saint Paul community.

Wings is committed to providing outstanding experiences for our members, and drive throughs are an important part of this. They are an efficient, safe and convenient option for members of our community. Particularly those who may have challenges with in-person banking, whether it be due to physical impairments, parents with young children or someone simply trying to manage a busy schedule. Drive throughs proved especially important during the pandemic, allowing Wings to stay open and available to meet our members' needs.

Drive throughs also help ensure that members of our community have access to expanded financial services outside of traditional banking hours. At Wings, we recently upgraded our drive through at our Saint Paul location on West 7th Street with state-of-the-art technology to improve its safety and efficiency. This upgrade allows us to provide members with a full suite of banking services, beyond a standard ATM, during extended business hours.

Adding unnecessary regulations would limit the growth of community-based credit unions within Saint Paul. National banks have the economies of scale to help them absorb the added operating costs created by such ordinances. On the other hand, local credit unions operate on tighter margins and would need to compromise our member experience to remain in compliance.



For example, the proposal's requirement for equal walk-up and drive through services. At Wings, to provide equal services, we would likely need to limit the capability of our drive-through services during our current extended hours. This would have an outsized impact on individuals who are unable to visit our branch during normal operating hours. Instead, these individuals would be forced to visit another branch location outside of city limits. Ultimately, this may cause our members to switch to a national bank that can more easily absorb the costs associated with offering both walk-up and drive through services during extended business hours.

These outcomes do not seem consistent with the City Council's intentions but would be unintended consequences, which we have seen in other communities. The proposed zoning code amendments would negatively impact the Saint Paul community by limiting local credit unions' ability to provide services within the city. Therefore, we strongly urge the City Council to reconsider the proposal.

A handwritten signature in blue ink, appearing to read "Jacob Weinand", with a long horizontal line extending to the right.

Jacob Weinand
Vice President – Associate General Counsel

From: [Mark Gilbert](#)
To: [*CI-StPaul Contact-Council](#)
Subject: Support the Drive-Through Amendments
Date: Tuesday, November 12, 2024 8:33:49 AM

[You don't often get email from markgilbert@pobox.com. Learn why this is important at <https://aka.ms/LearnAboutSenderIdentification>]

Greetings Saint Paul City Council,

I write to ask you to disallow new drive-throughs in Saint Paul. Our city is already too car-focused, and car focus means pedestrian unfriendly. I read the other day that 75% of the infrastructure we'll have in 2050 doesn't exist yet. I don't think this is true for Saint Paul in particular, but it got me thinking. We should think about the city we want to have in 2050, and start building it now. We want a more pedestrian-friendly city in 2050, so let's start building it now!

Regards,
Mark Gilbert (Ward 3)
1855 Lincoln Ave.
Saint Paul, MN 55105

From: [vickielacroix](#)
To: [*CI-StPaul Contact-Council](#)
Subject: Please keep Drive thru's
Date: Tuesday, November 12, 2024 8:33:45 AM

[You don't often get email from vickielacroix@xmission.com. Learn why this is important at <https://aka.ms/LearnAboutSenderIdentification>]

Greeting, I just saw you plan to eliminate drive thru's. I am disabled. I can not easily get out of my car to go into stores, restaurants, banks and other places I do business. This would be an incredible hardship for me. Please consider all citizens when making decisions not just the able bodied that can easily get out of their cars and walk up to a window.

Thank you,
Vickie LaCroix
Sent from my iPhone

From: [maddymn 19](#)
To: [*CI-StPaul Contact-Council](#)
Subject: Support the Drive-Through Amendments
Date: Monday, November 11, 2024 11:18:00 AM

You don't often get email from maddymn19@gmail.com. [Learn why this is important](#)

Council President Jalali,

My name is Madison Liebl. I'm a resident of St. Paul and I am writing to express my support for the proposed drive-through ban amendments and hope it will be passed when it comes to vote.

I love St. Paul for its historic buildings and character. To see drive-throughs become commonplace would be sad to me. It's a reason why I don't want to live in the suburbs; the chains, lack of walkability, the same building designs that you see everywhere else. Drive-throughs encourage more car dependency and make it difficult for those who can't travel by car or who wish to use other modes such as biking, walking, or taking the bus. I personally have been biking to places such as coffee shops and libraries to take a break from all the driving, and I love the bike lanes and infrastructure that's starting to be built in St. Paul.

Drive-throughs will also increase carbon emissions. As a young person in my 20's I fear what my future will look like as leaders refuse to take the action necessary to stop climate catastrophe. Any part, no matter how small, helps, and by passing this amendment, you will be helping the city continue its Climate Resiliency Plan and help protect people's lives in the coming decades.

I appreciate you taking the time to read this and hope this amendment will be passed to ban food and beverage drive-throughs.

Sincerely,
Madison Liebl

From: [Jennifer Morrow](#)
To: [*CI-StPaul Contact-Council](#)
Subject: Support the drive-through amendments
Date: Sunday, November 10, 2024 2:36:47 PM

You don't often get email from jennlmorrow1@gmail.com. [Learn why this is important](#)

I strongly support the proposed amendments to the City's zoning regulations regarding drive-throughs and urge you to pass them.

Idling cars in lines create excess emissions, they block sidewalks and bike lanes and pay little attention to safety. The tiny amount of convenience they enjoy is heavily outweighed by all the damage they do.

That Starbucks on Snelling and Marshall was a prime example. It was awful and I'm glad they have closed the drive thru there.

Thank you for your time and attention.

Jenn Morrow 55102

Sent from Gmail Mobile

From: [Jenn P](#)
To: [*CI-StPaul Contact-Council](#)
Subject: Comment: Drive-through zoning code amendments
Date: Sunday, November 10, 2024 9:13:03 AM

You don't often get email from j.l.pierson@gmail.com. [Learn why this is important](#)

Council President Jalali and Councilmembers,

I strongly support the proposed amendments to the city's zoning regulations regarding drive-throughs and urge you to pass them. This is a strong and common sense proposal moving Saint Paul toward its clean air and lower emissions goals. The worst impacts of climate change are being felt and we need to urgently take action towards a more sustainable future. Drive-throughs encourage driving and idling which run counter to reducing transportation-related pollution and greenhouse gas emissions a key goal of the Climate Action Resilience Plan.

Additionally, Drive-throughs make Saint Paul's streets and sidewalks less hospitable and more hazardous for all residents, especially those walking, rolling, or biking nearby. As someone who primarily cycles and walks around our city, cleaner air and less congested and safer streets is a priority.

Finally, the profits from corporate drive-throughs offer few benefits to Saint Paul's economy as they are not represented by small businesses. Rather the profits of corporate drive-throughs leave Saint Paul. They contribute little to the City's property tax base, and often inflict greater wear-and-tear on taxpayer-funded streets than do other businesses. In the end, drive-throughs impose more costs for Saint Paul than the benefits they offer.

Sincerely,
Jenn Pierson
Resident Highland Park and SPPS teacher

From: [Dave Peterson](#)
To: [*CI-StPaul Contact-Council](#)
Subject: Ban on new food/drink drive throughs
Date: Saturday, November 9, 2024 6:16:11 PM

You don't often get email from alphaviking1@yahoo.com. [Learn why this is important](#)

Dear St. Paul City Council,

I support the amendment to ban new food/drink drive throughs. Drive throughs eat up enormous amounts of land and are potentially dangerous for pedestrians and cyclists. Instead of having a vibrant city commercial district, we end up with a suburban style wasteland.

Please support the ban on new drive throughs.

Thank you,
Dave Peterson
754 Nevada Ave. W
St. Paul
651-334-1132

From: [Austin bell](#)
To: [*CI-StPaul Contact-Council](#)
Subject: Support the drive-through amendments
Date: Saturday, November 9, 2024 12:41:35 PM

You don't often get email from acjbell@yahoo.com. [Learn why this is important](#)

Drive-thrus promote automobile infrastructure that is dangerous to climate and the fabric of the city. Idling cars pollute often in lower income neighborhoods. The amount of space needed for drive-thrus lead to low density when the space could be used to build more housing which we desperately need.

Austin Bell
55117

From: [Jill Sims](#)
To: [*CI-StPaul Contact-Council](#); [CouncilHearing \(CI-StPaul\)](#)
Subject: Local McDonald's Operators Public Comments on Ord 24-26
Date: Tuesday, November 12, 2024 8:33:41 AM
Attachments: [image001.png](#)
[image002.png](#)
[image003.png](#)
[image004.png](#)
[image005.png](#)
[McDonalds Operators Letter to City Council 11.12.2024.pdf](#)

Some people who received this message don't often get email from jill@parkstreetpublic.com. [Learn why this is important](#)

Good Morning,

Please see attached public comment from local McDonald's operators on Ord 24-26 regarding zoning amendments for drive-thrus ahead of the scheduled pubic hearing for tomorrow (November 13).

If you have any questions, please do not hesitate to reach out.

Thank you,

Jill

Jill Sims
PRINCIPAL
jill@parkstreetpublic.com
612.961.2220 (m)
525 Park Street, Suite 210
St. Paul, MN 55103





November 12, 2024

Mitra Jalali, Council President
Saint Paul City Council
310-D City Hall
15 Kellogg Blvd. W.
St. Paul, MN 55102

Dear Council President Jalali and Members of the Council:

On behalf of local family owned McDonald's owner operators, this letter expresses opposition and concerns to the to [Ordinance 24-26](#), which proposes changes to zoning code in Chapters 65 and 66 for drive-thru and walk-up services.

As local operators, we are regularly evaluating and improving our restaurants' drive-thru services to reduce wait times, prevent blockage of sidewalks and roads, and consider the neighborhoods we live and work in throughout the city. Our customers prefer using drive-thru's to the tune of 70-80% of our business for several key reasons, including:

- Convenience and saving time
- Accessibility for those with mobility challenges or illness
- Avoiding adverse weather conditions
- Ease of travel with children or pets

This proposed ordinance has several significant impacts to our business models, which we've raised below:

The proposed elimination of use of drive-thru for food and beverage is a significant change, which would prevent any new drive-thru's in Saint Paul. This seems like a drastic measure in response to a poorly designed restaurant. We urge Council reconsider this provision and continue to allow food and beverage drive-thru's in the City of Saint Paul, under more careful consideration of placement.

The proposed window walk up or lobby operation requirements to mimic drive-thru hours puts a significant risk on safety to our employees and customers. While we prefer to have extensive lobby hours, recent safety concerns have put us in the position to reduce lobby hours in late evening hours for the safety of all. Changes to this could result in loss of staff, changes in operating hours, or potential safety risks. We urge Council to reconsider this provision and find opportunities to mitigate late night safety concerns across the City.

The proposed T3 and T4 zoning requirements, as requiring drive-thru in T3 and T4 to be apart of four story buildings with at least 40,000 square feet would make it very difficult and effectively eliminate restaurant drive-thru's in those neighborhoods. While we appreciate the innovation other sectors have had to make a drive-thru like this work, from a food perspective this is a difficult challenge.

Staff recommendations included increasing the existing 60' separation from residential properties up to 120'. We find this change unnecessary, therefore we encourage the Council to follow suit of the Planning Commission and not increase the existing separation.

Consideration of site improvements or expansion is noticeably not addressed in this ordinance. We are proud operators in our community and are always looking for opportunities to improve our locations through beautification, technology upgrades and more to best serve our neighborhood. We encourage Council to ensure our existing drive-thru's have the opportunity to improve or expand as necessary in the future.

Banning or restricting the ability for customers to buy food and beverage will result in less commerce in Saint Paul, greater costs to consumers and business owners, and fewer convenient options for residents and visitors. It is important to consider the impact of economic conditions to local businesses as well as to the tax revenue for the City of Saint Paul. In addition, the proposed new regulations may stifle innovation and efficiencies in renovating restaurants, reducing wait times, and improving the experience for consumers.

As this proposal stands, we ask you to oppose Ordinance 24-26 in it's original form and request you make the changes we've outlined above. We invite each of you into our restaurants to futher discuss and understand our drive-thru model. We are happy to engage in further discussion on this important matter.

Sincerely,

St. Paul/MSP Local Operators:

Patrick Duvall
Courtney Henry
Melissa Kennedy
Jeff Ralph

C: Council Vice President Hwajeong Kim, Ward 5
Council Member Anika Bowie, Ward 1
Council Member Rebecca Noecker, Ward 2
Council Member Saura Jost, Ward 3
Council Member Nelsie Yang, Ward 6
Council Member Cheniqua Johnson, Ward 7

From: [Macalester Urbanists Student Organization](#)
To: [*CI-StPaul Contact-Council](#)
Cc: [Everett Dalton](#); [Timotei Chas](#); [Adam Schwalbe](#); [El Davis-Greene](#); [Freeman Boda](#); [Basil DiBenedetto](#)
Subject: Written Statement for Ord 24-26: Drive-through"s
Date: Tuesday, November 12, 2024 7:15:57 AM
Attachments: [Macalester Urbanists" Public comment on Drive-throughs.pdf](#)

You don't often get email from macurbanists@macalester.edu. [Learn why this is important](#)

Good morning,

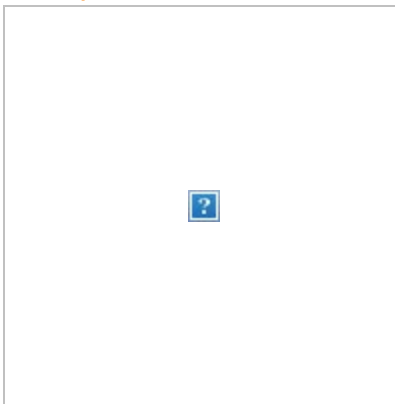
Attached is the Macalester Urbanists' written statement for Ord 24-26 regarding drive-throughs.

Have a lovely day,
Macalester Urbanists.

--

The Macalester Urbanists Presidents:
[Everett Dalton '27](#), [Timotei Chas '27](#), & [Adam Schwalbe '26](#)
[Instagram](#) & [Website](#)

"The Macalester Urbanists is an organization whose dual purpose is (i) to connect students to urbanist advocacy and (ii) to foster a community united in a common interest in urbanism. We aim to make urbanism more accessible to all students, regardless of previous knowledge, and we encourage students to engage regardless of anticipated level of advocacy."





Macalester Urbanists

1600 Grand Avenue,
Saint Paul, MN 55105

<https://macurbanists.org/>

November 8, 2024

Subject: Drive Through Zoning Study - D9 Public Comment, Amended

Members of the St Paul City Council,

We, the Macalester Urbanists, represent a coalition of students living in St. Paul who are interested in diligent urban design and governance. As college students, many of us lack cars, and the auto-centric built environment impedes non-car owners. We have spent time deliberating as to how the recommendations made in the drive-through zoning study could affect us, and have come to the position outlined below.

We support a full ban on new drive-thrus in St Paul for the following reasons:

- 1) *Drive-throughs create a **dangerous and inhospitable environment** for pedestrians, cyclists, and public transit users. Many of us have experienced this* firsthand at Starbucks on Snelling, the Wells Fargo on Grand, and the Caribou on Grand; through the dangerous car cut-throughs of the sidewalks, the built environment is clearly hostile to us not encased in cars. The city has committed to promoting alternative transportation and protecting the safety and comfort of pedestrians and cyclists, as part of this group, **it is clear to us that the current situation is insufficient**. Drive-through access cutting through sidewalks is dangerous for sidewalk users across all age groups. It is **incongruent with the people-centered and safety values of the St. Paul 2040 Plan** Sustainability as well as integration and coordination.
- 2) *Drive-throughs **increase congestion in commercially and residentially oriented districts***. Issues with off-site queuing around drive-throughs have resulted in the slowing of traffic flows and harming air quality in neighboring areas.
- 3) *Drive-throughs encourage car-centric design and transportation in the St. Paul area, diminishing the ability of college students to access services. Drive-throughs take up a lot of physical space and prohibit dense and walkable urban design. Continuing drive-throughs in any form perpetuates auto-centric infrastructure.*

We are sensitive to concerns that reducing drive-through availability may reduce access for people with accessibility concerns and families with young children. However, we believe that

drive-throughs create accessibility barriers for St Paul's non-car users. The safety of pedestrians and cyclists shouldn't be sacrificed for the convenience of drivers. We also find the exception for banks and pharmacies unnecessary. Regarding accessibility concerns, Covid-era measures such as workers coming to cars provide precedents for inclusionary procedures.

Contact-Council@ci.stpaul.mn.us

Sincerely,

Macalester Urbanists

From: [Chad Kulas](#)
To: [*CI-StPaul Contact-Council](#)
Subject: Midway Chamber Statement on Drive Throughs
Date: Monday, November 11, 2024 8:51:13 AM
Attachments: [image002.png](#)
[image004.png](#)
[Midway Chamber Drive Through Ban Letter.docx](#)
[Midway Chamber Drive Through Ban Letter.pdf](#)

You don't often get email from chad@midwaychamber.com. [Learn why this is important](#)

Hello,

See attached statement on ORD 24-26, pertaining to drive through windows. I've attached the same copy in pdf and word and you can use whichever you like.

Thank you,
Chad

Chad Kulas
Executive Director
Midway Chamber of Commerce



C: 612.414.1934

chad@midwaychamber.com

www.midwaychamber.com

1600 University Avenue West, Spruce Tree Centre – Suite 301, St. Paul, MN 55104



Building a Stronger Midway since 1919



November 6, 2024

Members of the Saint Paul City Council:

The Midway Chamber of Commerce opposes restrictions proposed on drive-throughs in Saint Paul. We find additional restrictions to be discriminatory to the elderly, disabled, ill, and parents with young children.

Many Midway Chamber members are nonprofits and small businesses who work directly with people with disabilities. According to the Minnesota State Demographic Center, over 20% of Minnesotans age 35-75 reported one or more disabilities. This number continues to climb with the aging population.

During the COVID-19 pandemic, many businesses relied on drive-throughs due to restrictions. Should we face another health crisis, there could once again be a safe way for people to attain goods (including prescriptions), do banking and get medically tested.

Of the current 80 drive-throughs in Saint Paul, 25 of them belong to a member of the Midway Chamber. While they could be protected, what happens if the business wishes to renovate their property, expand or open a new location? Renovations are often made to enhance the business as well as make it more aesthetically pleasing; the proposal could make it difficult to make these property improvements. We also believe this will hinder new businesses from choosing to locate in Saint Paul.

In terms of an environmental impact, we too aim for a more eco-friendly city. However, we believe many residents will choose to travel farther for convenience if they cannot use a drive-through in Saint Paul. This not only causes a larger carbon footprint, but would create a loss of sales for Saint Paul businesses and loss of sales tax for the city. In addition, limiting or restricting drive-throughs puts additional pressure on the need for more parking spaces and lower density housing in order to ensure people have reliable parking options to access businesses and services. Parking spaces continue to decrease in the city, while elimination of a drive-through option will require more spaces.

While we remain supportive of drive-throughs, we realize not every drive-through is suitable for the circumstance. Some properties may be too small for a drive through, or a particular proposal is not the best use of space. We believe the current system allows for decisions on a case-by-case basis without asking for an outright ban.

We call on the City Council to consider ways to make doing business in St. Paul easier for consumers and residents. In addition, we ask the City Council to reconsider the proposed drive-through ban and focus on the best and most flexible uses of commercial space which aids the consumer in the long-term.

Sincerely,

A handwritten signature in dark ink, appearing to read "Chad Kulas". The signature is fluid and cursive, with the first name "Chad" and last name "Kulas" clearly distinguishable.

Chad Kulas
Executive Director

From: [Cloteal LaBroi](#)
To: [*CI-StPaul_Contact-Council](#); [CouncilHearing \(CI-StPaul\)](#)
Cc: [Kim \(she/her\) Winston](#)
Subject: Starbucks - Written Public Comment (Ord 24-26)
Date: Tuesday, November 12, 2024 11:26:45 AM
Attachments: [image002.png](#)
[City of St. Paul City Council \(11.12.24\).pdf](#)

Some people who received this message don't often get email from clabroi@starbucks.com. [Learn why this is important](#)

Attached, please find the written public comment on behalf of Starbucks Coffee Company for Ordinance 24-26 - *Amending Chapters 65 and 66 of the Legislative code pertaining to drive-through sales and services and walk-up service windows*. This written document should be shared during the public comment on public hearings at the St. Paul city council meeting on Wednesday, November 13, 2024.

Thank you,
Cloteal LaBroi



Cloteal LaBroi, Esq. (she/her)
Regional Head | Government & External Affairs
Starbucks Coffee Company
111 North Canal St, Chicago, IL 60606
312.519.3893 (c)



November 12, 2024

St. Paul City Council Members
15 Kellogg Blvd. West
310 City Hall
St. Paul, MN 55102

RE: Public Hearing: Amending Chapters 65 and 66 of the Legislative Code pertaining to drive-through sales and services and walk-up service windows

Dear Members of the St. Paul City Council:

I am writing pursuant to the proposed ban on new drive-throughs in St. Paul, MN. As you know, we closed the drive-through portion of our store at Snelling and Marshall in 2022 to ensure pedestrian and customer safety.

We want to ensure you are informed about the significant design and safety protocols Starbucks has inculcated into drive-through projects since 2021 that improve safety and accessibility for customers and the community.

Our mission is to nurture the limitless possibilities of human connection. We create human connections by adapting to the needs of the communities that we serve, and our new store and drive-through models reflect our commitment to communities.

In 2022, we converted our drive-through location at Snelling and Marshall to a Café Only space. We understood the need for a format change, and we wanted to address the needs of the community. We worked closely with our store design partners to create an enhanced patio in the footprint of the prior drive-through which integrated bike-friendly elements and reflected a warm and welcoming space for our customers.

Our site plans for our drive-through lanes have evolved post-COVID.

- Our drive-through locations now have a 12-15 car stack. To increase customer safety, we wrap our drive-throughs around our parking lots when appropriate.
- We now offer a new Y-Lane which is a layout strategy that allows us to increase the number of vehicles in our drive-through queue. This concept is a traffic mitigation approach to alleviate congestion on constrained sites.



- We have also launched a “Queuing Tool” which allows us to estimate traffic count at our drive-through locations and it helps us to better understand the traffic patterns at our stores.
- Our new site plans address pedestrian traffic in our drive-through locations, and we are moving our exit and entry ways from our drive-through locations to eliminate future risks.

Given Starbucks has invested and greatly enhanced our drive-through designs, vehicle stacks, and ingress/egress pedestrian safety, we encourage the City Council to reconsider the proposed plans to eliminate drive-throughs in the B4 Central Business District, limiting drive-through locations in T2 Traditional Neighborhood Districts to banks and pharmacies as many residents including working parents and persons with disabilities need access to other services beyond those outlined in the study, and ensure stacking requirements are geographically calibrated and industry-relevant. We encourage – no “one size fits all” regulation as business needs are unique to the communities we collectively serve.

Starbucks is deeply committed to public, pedestrian, and bicycle safety. Our enhancements are consistent with the City’s desire to create sustainable and livable communities that accommodate all citizens.

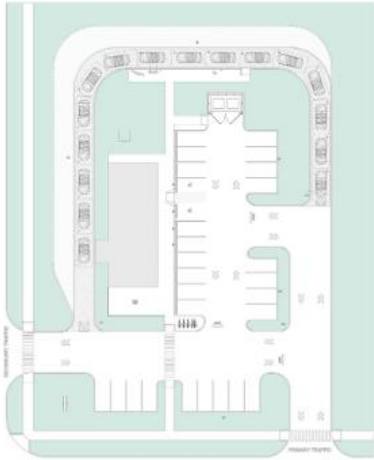
Sincerely,

Cloteal M. LaBroi, Esq.

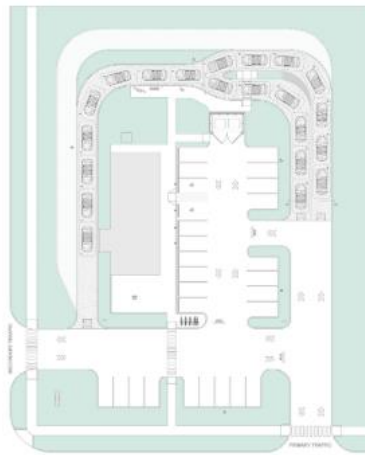
Cloteal LaBroi, Esq.
Regional Head of Government Affairs (Midwest, Mid-America & Mid-South)
Starbucks Coffee Company



Y-Lane Drive-Through

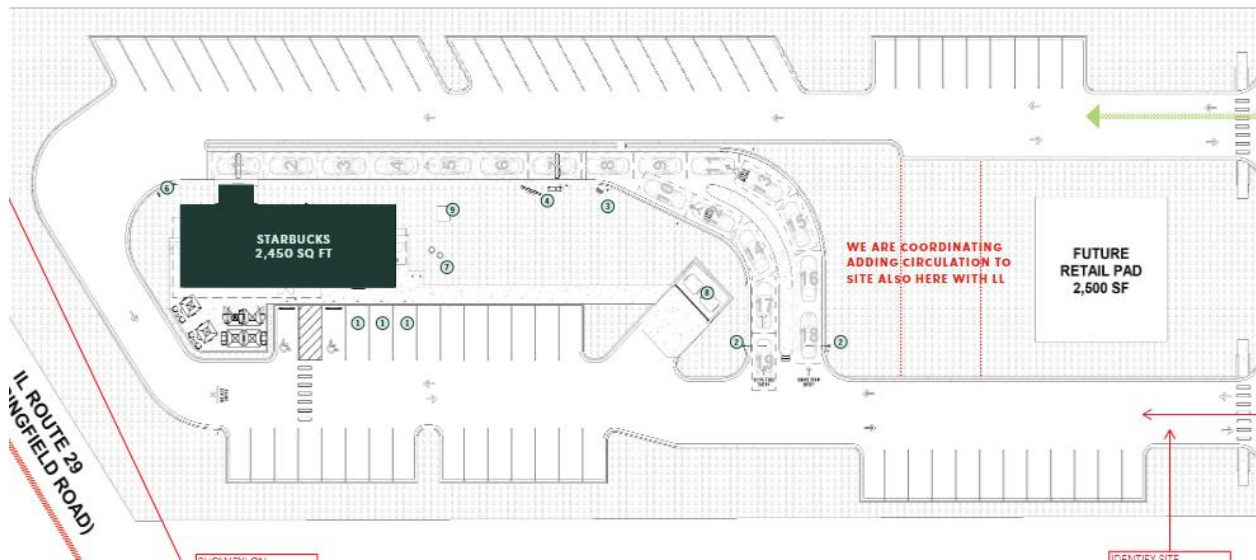


Single Lane DT



Single Order Point Y-Lane

Recent opening in MN:



From: [Rosenbrook, Troy](#)
To: [CouncilHearing \(CI-StPaul\)](#)
Cc: [#CI-StPaul Ward3](#)
Subject: Comment on proposed changes to drive up requirements
Date: Tuesday, November 12, 2024 4:50:32 PM
Attachments: [image001.png](#)
[Drive up Zoning Change 11-24.pdf](#)

You don't often get email from troy.rosenbrook@highland.bank. [Learn why this is important](#)

Attached please find a letter about the proposed changes.

Troy Rosenbrook

President

P: 952-858-4810 | C: 651-238-1600

2100 Ford Parkway

St. Paul MN 55116

[Website](#) | [Email](#)

[Send a Secure File](#)



Your Business, Our Bank.

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November 11, 2024

Council President Jalali
15 Kellogg Blvd. W.
Saint Paul, MN 55102

Re: Ordinance 24-26 Zoning Code Amendments for Drive-Thrus and Walk-up Services

Dear Council President Jalali and Members of the City Council,

I am writing on behalf of Highland Bank to express our opposition to the proposed amendments concerning future drive-thrus for banks. While we understand the council's intentions, these changes could inadvertently undermine our ability to serve our customers effectively.

Drive-thru banking is a critical service for many residents, particularly seniors, parents with small children in car seats and those with mobility challenges. These facilities provide safe and convenient access to essential financial services. We have not found stacking to be an issue at any of our drive-thru locations.

Consumer habits around banking have changed considerably over the years. Before the advent of mobile banking, banks needed to cater to smaller geographic circles to serve their customers. People no longer have the need to cash their checks every Friday and as a result, customers have been willing to drive further less frequently. This has allowed banks to reduce the number of physical branches and become strategic in their offerings, with drive-thrus being a major draw. Limiting future drive-thrus will only serve as a disincentive for banks considering an expansion into St. Paul.

Additionally, small business owners are the primary customers who rely on banks early in the morning or evening, often using the drive-thru for secure transactions before their busy days begin or on the way home. Limiting access during these crucial hours will disproportionately impact them, as their unique banking needs require timely service. Without a significant increase in walk-up customers to justify such changes, restricting drive-thru hours to match lobby hours could severely undermine the support that small businesses need to thrive.

We urge the council to reconsider these proposed restrictions. Instead of imposing further limitations on financial institutions, let's focus on fostering an environment that supports local banks and access to vital services.



Thank you for your attention to this issue. If you wish to discuss this or any other topic, I can be reached at 952-858-4810. We look forward to your consideration.

Sincerely,

A handwritten signature in black ink, appearing to read "Troy Rosenbrook".

Troy Rosenbrook
President
Highland Bank

From: [Kristin Koziol](#)
To: [Greg Weiner](#)
Subject: Fw: Vote No on Proposed Zoning Code Amendments for Drive-Thrus
Date: Tuesday, November 12, 2024 4:03:16 PM

From: myvoice@oneclickpolitics.com <myvoice@oneclickpolitics.com>
Sent: Tuesday, November 12, 2024 03:15 PM
To: #CI-StPaul_Ward4 <Ward4@ci.stpaul.mn.us>
Subject: Vote No on Proposed Zoning Code Amendments for Drive-Thrus

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

Re: Vote No on Proposed Zoning Code Amendments for Drive-Thrus
Councilmember Mitra Jalali,

I am writing to express my concerns regarding the proposed zoning code amendments for drive-thrus scheduled for discussion in the upcoming City Council meetings. This ordinance would ban new food and beverage drive-thrus and impose strict restrictions on future pharmacy and banking service lanes. As a resident of your district, I am asking you not to support these proposed changes. Drive-thrus provide important services for residents, allowing access to pick up food, money, or medications without having to leave the car. This is particularly helpful when managing a busy schedule or during bad weather. They also create a safer environment for both employees and customers, especially during times of workforce shortages and public safety concerns. The thought of having to drive outside of Saint Paul for these services is concerning to me and could detract from the businesses that have become staples in our community. These restrictions could hinder our city's ability to attract new businesses, which are vital for job creation and a robust tax base. In a time when convenience and efficiency are paramount, these regulations seem counterproductive. I urge you to consider the real-life implications for families in our district and to advocate for an approach that balances community needs with local businesses. Thank you for your attention to this important issue. I appreciate your service to our community and hope you will stand for a solution that benefits all residents and businesses, including myself.

Sincerely,

Tetra Constantino

tetra@elsasfurniture.com

6512100599 1441 University Ave W Saint Paul, MN 55104-4003 Constituent

Prepared by OneClickPolitics (tm) at www.oneclickpolitics.com. OneClickPolitics provides online communications tools for supporters of a cause, issue, organization or association to contact their elected officials. For more information regarding our policies and services, please contact info@oneclickpolitics.com

From: [Dan Johnson](#)
To: [Brian C. Martinson](#)
Subject: For asking you to support the Planning Commission to ban any new drive-thrus for restaurants and coffee-shops.
Date: Wednesday, November 13, 2024 12:01:14 PM

Would you please add this letter to the drive thru public record.

Tom Baugan
612-360-9506

From: Brian C. Martinson <brian_c.martinson@gmail.com>
Sent: Monday, November 4, 2024 3:25:24 PM
To: KC 50Paul_Ward4 <kward4@ci.stpaud.mn.us>; KC 50Paul_Ward1 <Ward1@ci.stpaud.mn.us>; KC 50Paul_Ward2 <Ward2@ci.stpaud.mn.us>; KC 50Paul_Ward3 <Ward3@ci.stpaud.mn.us>; KC 50Paul_Ward5 <Ward5@ci.stpaud.mn.us>; KC 50Paul_Ward6 <Ward6@ci.stpaud.mn.us>; KC 50Paul_Ward7 <Ward7@ci.stpaud.mn.us>
Cc: Doua Yang <dyang1718@gmail.com>; Tom Baugan <Tom.Baugan@ci.stpaud.mn.us>
Subject: Re: Asking you to support the Planning Commission to ban any new drive-thrus for restaurants and coffee-shops.

Some people who received this message don't often get email from brian_c.martinson@gmail.com. [Learn why this is important.](#)

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

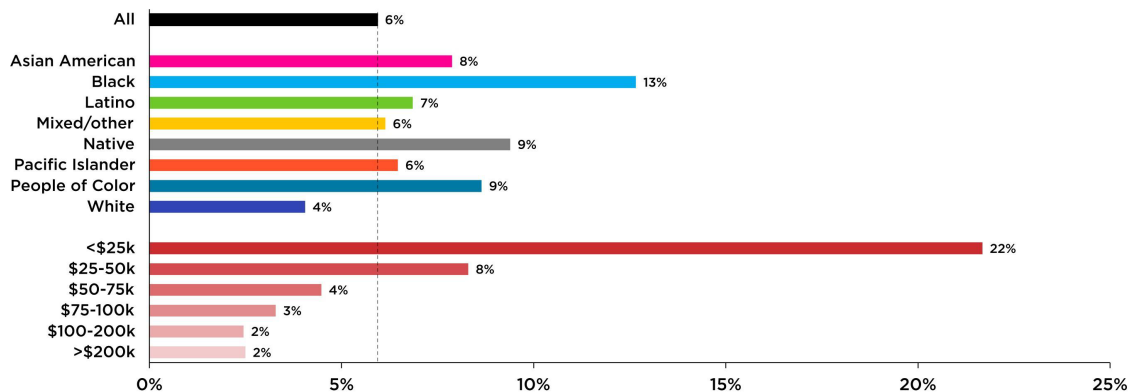
Dear Council President Jalali and Council Members,

Just to follow up on my previous email, I wanted to share this recent graph from the Union of Concerned Scientists, documenting inequities in car ownership in the U.S. While 6% of household on average do not have a vehicle, here in Saint Paul that figure is closer to one-quarter of households. Drive-thrus represent an ongoing fostering of a car-centric lifestyle, and specifically exclude people without access to cars. Please abide by the Planning Commission vote to disallow any additional drive-thrus for restaurants or coffee-shops in Saint Paul.

Thank you for all you do for our city!

Brian C. Martinson, PhD
1943 Princeton Ave
Saint Paul, MN 55105

Households without Cars are Disproportionately Lower-income and Households of Color



Percentage of People Living in Households Without a Vehicle by Race/Ethnicity and Household Income

© 2024 Union of Concerned Scientists

On 10/29/24 3:09 PM, Brian C. Martinson wrote:

Dear Council President Jalali and Council Members,

I'm writing to you directly about this because I was not able to vote at the Planning Commission meeting where drive-thrus were most recently voted on. I support the Planning Commission vote to ban any new drive-thrus in Saint Paul for restaurants and coffee-shops.

Others have noted that such drive-thrus are inconsistent with the Comprehensive Plan goals of making our city more pedestrian friendly, and that they encourage additional vehicle miles traveled by car, which is inconsistent with the urgent need to reduce carbon emissions and mode-shift as many trips as possible to non-car-based modes, including transit.

I would simply like to draw your attention to the fact that such drive-thrus are also inconsistent with improving public health and equity in our city. Looking at a map of such existing drive-thrus, it is immediately apparent that they are nearly all located in areas of our city that are food deserts - places where there are few, if any, healthy and affordable food options for residents. These also tend to be neighborhoods where residents have other disadvantages, including lower incomes, lower levels of car-ownership, higher rates of food-insecurity, and more. This is not an accident!

Beyond these issues, the vast majority of businesses that would wish to have such drive-thrus are franchise operations run by national or multi-national corporations, and any local jobs they create are not high-paying. In fact, we are already seeing attempts by some of these corporations to replace all or nearly all paid employees with automation and "AI" tools. Meanwhile, the CEOs of these corporations receive obscenely large compensation. Based on 2021 data, Starbucks CEO, Kevin Johnson, received a total compensation package of \$24.4 million. CEO, David Gibbs, of Taco Bell, Peiza Inc. LLC, and Habit Burger, received a total compensation package of \$27.6 million. Average workers at these companies, even if they are allowed to work full-time, typically receive compensation that would still put them below the poverty line in most circumstances.

Our city is already saddled with the existing fast-food chain stores and coffee-shops that have such drive-thrus. The last thing our city needs is any more of them. Please support the Planning Commission vote to ban additional such drive-thrus.

Thank you for all you do for our city!

--
Brian C. Martinson, PhD
Saint Paul Planning Commissioner (Board 4)
Saint Henry's House of Mission Support, City of Saint Paul
Non-Official Representative - Transportation Advisory Board - Metropolitan Council
(612) 614-1141

From: [Kristin Koziol](#)
To: [Greg Weiner](#)
Subject: Fw: Forward to Mitra..St. Paul drive-thru restrictions eyed by city leaders to improve safety
Date: Wednesday, November 13, 2024 4:05:39 PM

From: Mark Lentsch <marklentschrealty@gmail.com>
Sent: Wednesday, November 13, 2024 03:59 PM
To: Kristin Koziol <kristin.koziol@ci.stpaul.mn.us>
Cc: #CI-StPaul_Ward4 <Ward4@ci.stpaul.mn.us>
Subject: Re: Forward to Mitra..St. Paul drive-thru restrictions eyed by city leaders to improve safety

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

You don't know me, but I know more about Saint paul than anybody who lives in St Paul. I've been in over 30,000 properties here I've driven over 1,000,000 miles on the street of St Paul so everybody should pay attention to who I am.

Mark - Lentsch Realty - Real Estate Broker marklentschrealty@gmail.com 651-335-5464 988 Dale St N St Paul, MN. 55117

On Wed, Nov 13, 2024 at 3:58 PM Mark Lentsch <marklentschrealty@gmail.com> wrote:
Mitra runs the show. I don't really care. One of them doesn't live in St Paul.

Mark - Lentsch Realty - Real Estate Broker marklentschrealty@gmail.com 651-335-5464 988 Dale St N St Paul, MN. 55117

On Wed, Nov 13, 2024 at 3:48 PM Kristin Koziol <kristin.koziol@ci.stpaul.mn.us> wrote:
Thank you, Mark. Please be sure to send additional comments on this item to contact-council@ci.stpaul.mn.us to have them included in the public record.

Best,
Kristin

Kristin Koziol | Executive Assistant to Council President Mitra Jalali
Pronouns: she/her
P: 651-266-8640
E: kristin.koziol@ci.stpaul.mn.us

From: Mark Lentsch <marklentschrealty@gmail.com>
Sent: Wednesday, November 13, 2024 03:47 PM
To: Kristin Koziol <kristin.koziol@ci.stpaul.mn.us>
Cc: #CI-StPaul_Ward4 <Ward4@ci.stpaul.mn.us>
Subject: Re: Forward to Mitra..St. Paul drive-thru restrictions eyed by city leaders to improve

safety

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

I myself raised my own children so when they were babies, I needed to drive Thru all the way up till age 7 or eight. They'd be asleep in the car.

now I'm having difficulty walking using a cane and I shouldn't be penalized for it

it's not just me. It's everybody

we don't have to follow Minneapolis.

my grandpa was born in Saint Paul. My dad was born in Saint Paul. I was born in Saint Paul. My kids were born in Saint Paul. My grandkids were born in Saint Paul how things like this just come up on a whim like oh hey let's get rid of drive-through. It's almost sounds like insanity not something that's thought through.

Mark - Lentsch Realty - Real Estate Broker marklentschrealty@gmail.com 651-335-5464
[988 Dale St N St Paul, MN. 55117](#)

On Wed, Nov 13, 2024 at 3:37 PM Kristin Koziol <kristin.koziol@ci.stpaul.mn.us> wrote:

Hi Mark,

Thank you for your email and comments on Ord 24-26 pertaining to drive-throughs. Your email will be included in the public record for this item for all council members to review.

Best,
Kristin

Kristin Koziol

Executive Assistant to Council President Mitra Jalali, Ward 4

Pronouns: she/her/hers

[15 W Kellogg Blvd - Ste 310-D](#)

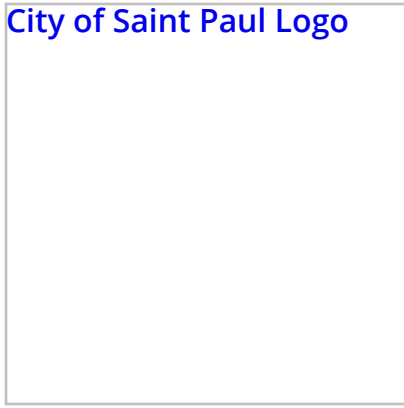
[Saint Paul, MN 55102](#)

P: 651-266-8640

E: kristin.koziol@ci.stpaul.mn.us

www.StPaul.gov

City of Saint Paul Logo



From: Mark Lentsch <marklentschrealty@gmail.com>

Sent: Wednesday, November 13, 2024 03:03 PM

To: #CI-StPaul_Ward4 <Ward4@ci.stpaul.mn.us>

Subject: Forward to Mitra..St. Paul drive-thru restrictions eyed by city leaders to improve safety

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Mitra the stuff is getting ridiculous. There's people who are handicapped who need drive-through's or if you have little kids not everybody lives exactly your lifestyle just like homeowners are different than renters.

* Go to Rochester Minnesota there's drive-through's for everything because they care about their citizens who have an inability to walk to things or they don't have the possibility because of infants in the car, etc.

St. Paul drive-thru restrictions eyed by city leaders to improve safety

<https://fox9.com/news/st-paul-drive-thru-restrictions-2024>

From: [Kristin Koziol](#)
To: [Greg Weiner](#)
Subject: Fw: Forward to Mitra..St. Paul drive-thru restrictions eyed by city leaders to improve safety
Date: Wednesday, November 13, 2024 3:48:14 PM

From: Mark Lentsch <marklentschrealty@gmail.com>
Sent: Wednesday, November 13, 2024 03:47 PM
To: Kristin Koziol <kristin.koziol@ci.stpaul.mn.us>
Cc: #CI-StPaul_Ward4 <Ward4@ci.stpaul.mn.us>
Subject: Re: Forward to Mitra..St. Paul drive-thru restrictions eyed by city leaders to improve safety

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Mark - Lentsch Realty - Real Estate Broker marklentschrealty@gmail.com 651-335-5464 988 Dale St N St Paul, MN. 55117

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Kristin

Kristin Koziol

Executive Assistant to Council President Mitra Jalali, Ward 4

Pronouns: she/her/hers

[15 W Kellogg Blvd - Ste 310-D](#)

[Saint Paul, MN 55102](#)

P: 651-266-8640

E: kristin.koziol@ci.stpaul.mn.us

www.StPaul.gov

City of Saint Paul Logo



From: Mark Lentsch <marklentschrealty@gmail.com>

Sent: Wednesday, November 13, 2024 03:03 PM

To: #CI-StPaul_Ward4 <Ward4@ci.stpaul.mn.us>

Subject: Forward to Mitra..St. Paul drive-thru restrictions eyed by city leaders to improve safety

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St. Paul drive-thru restrictions eyed by city leaders to improve safety

<https://fox9.com/news/st-paul-drive-thru-restrictions-2024>

From: [Kristin Koziol](#)
To: [Greg Weiner](#)
Subject: Fw: Forward to Mitra..St. Paul drive-thru restrictions eyed by city leaders to improve safety
Date: Wednesday, November 13, 2024 3:30:17 PM

please attach for ord 24-26

From: Mark Lentsch <marklentschrealty@gmail.com>
Sent: Wednesday, November 13, 2024 03:03 PM
To: #CI-StPaul_Ward4 <Ward4@ci.stpaul.mn.us>
Subject: Forward to Mitra..St. Paul drive-thru restrictions eyed by city leaders to improve safety

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St. Paul drive-thru restrictions eyed by city leaders to improve safety

<https://fox9.com/news/st-paul-drive-thru-restrictions-2024>



November 6, 2024

Honorable Mayor Carter
Honorable Members of the Saint Paul City Council
390 City Hall
15 Kellogg Boulevard West
St. Paul, MN 55102

Honorable Mayor Carter, Honorable Members of the Saint Paul City Council, Staff,

The City of Saint Paul's Business Review Council respectfully submits this letter to advise of concerns with and request a layover of the first reading of the current drive-through zoning proposal. The BRC has the following concerns with the zoning proposal in its current language:

- The current proposal will put Saint Paul businesses at a competitive disadvantage and will discourage new businesses to the City with the addition of this burdensome regulation to drive-thru operations. Many food businesses with drive-throughs have up to 60% of their revenue from this service.
- This will negatively impact consumers who desire more drive-thru services at pharmacies, banks, and food/beverage establishments, especially those who may be disabled or otherwise unable to easily exit their vehicles if they are caring for others in the vehicle.
- The close 7-5 vote of the Planning Commission highlights a need for further study and refinement. The lack of clarity exists in two areas:
 - Defining the problem the proposal is meant to solve based on information received thus far from presentations and materials provided to the BRC.
 - The level of engagement from the business community, especially current City of Saint Paul Drive-Through business owners, in the planning and drafting of proposed changes.

If you choose to layover this proposed zoning change, we will welcome further engagement and discussion to refine a solution. Thank you for your consideration of this request and concerns.

Sincerely,

R Lynn Pingol, Chair
Business Review Council



July 8, 2025

Honorable Mayor Carter
Honorable Members of the Saint Paul City Council
390 City Hall
15 Kellogg Boulevard West
St. Paul, MN 55102

Honorable Mayor Carter, Honorable Members of the Saint Paul City Council, Staff,

The City of Saint Paul's Business Review Council respectfully submits this letter of opposition to the proposed Drive-Through Zoning code amendments. The BRC has the following concerns with the zoning proposal in its current language:

- It creates unnecessary barriers for new businesses trying to establish themselves in Saint Paul.
- Instead of encouraging economic opportunities, it sends an unwelcoming message to businesses considering Saint Paul as a place to invest.
- It weakens Saint Paul's ability to compete with surrounding municipalities for job creation, commercial activity, and new development.
- Many residents – including seniors, parents with young children, and individuals with disabilities – depend on drive-throughs for safe, convenient access to everyday needs.
- Businesses lose the ability to evolve with new technologies that make drive-throughs more efficient and responsive to customer needs.
- The ordinance lacks a clear rationale, making it hard to identify the specific problem it targets.

The BRC supports exploring additional safety measures that will benefit both residents and business owners and welcomes further discussion on implementing these solutions in ways that do not hinder business growth in Saint Paul. Thank you for your consideration of this letter.

Sincerely,

R Lynn Pingol, Chair
Business Review Council



City of Saint Paul

City Hall and Court House
15 West Kellogg
Boulevard
Phone: 651-266-8560

Master

File Number: Ord 25-48

File ID: Ord 25-48

Type: Ordinance

Status: Second Reading

Version: 1

Contact 2666307
Number:

In Control: City Council

File Created: 08/07/2025

File Name: Amending Chapter 130 of the Saint Paul Legislative
Code - Procedure for Vacating Streets and Other
Public Grounds

Final Action:

Title: Amending Chapter 130 of the Legislative Code, Procedure for Vacating Streets
and Other Public Grounds.

Notes:

Agenda Date: 09/03/2025

Sponsors: Noecker

Enactment Date:

Attachments: Ch. 130 summary.08072025, Impacts of Vacation
ordinance (Ch. 130 Leg. Code)
amendment.08072025, Vacation Primer.08072025

Financials Included?:

Contact Name: Sarah Sullivan

Hearing Date:

Entered by: riddhi.mistry@ci.stpaul.mn.us

Ord Effective Date:

History of Legislative File

Ver- sion:	Acting Body:	Date:	Action:	Sent To:	Due Date:	Return Date:	Result:
1	City Council	08/27/2025	Laid Over to Second Reading	City Council	09/03/2025		
Action Text: Laid over to September 3, 2025 for Second Reading							

Text of Legislative File Ord 25-48

Amending Chapter 130 of the Legislative Code, Procedure for Vacating Streets and Other Public
Grounds.

SECTION 1

WHEREAS, the Real Estate Section of the Office of Financial Services is responsible for
administering proceedings for the vacation of streets and public ways; and
WHEREAS, the Real Estate Section has conducted a review of Chapter 130 of the Legislative Code
pertaining to the vacation of City right of way; and
WHEREAS, said review has identified provisions in need of clarification and updating, with the aim
of simplifying and improving the City's vacation policies and procedures for the benefit of elected
officials, City administrative staff, and property owners; now, therefore, be it
RESOLVED, that the Council of the City of Saint Paul does hereby ordain:

SECTION 2

Chapter 130.01 of the Saint Paul Legislative Code is hereby amended as follows:

Section 130.01. - Definitions. For the purposes of this Chapter, the following definitions apply:

~~The word "street," as used in this chapter, shall be construed to mean public grounds, public streets, alleys and highways in the City of Saint Paul.~~

Abutting: Real property touching, reaching, joining, bordering on, or contiguous with city property in the City of Saint Paul.

Affected property owners: Property owners whose properties either abut the street requested to be vacated or do not abut the street, but whose access to or use of such properties may be impaired, altered, or inconvenienced by the vacation of the street.

Facilities: Sewer, water, gas, electric, communication mains, pipes, conduits, wires, poles, towers, and other related public and private utility transmission equipment.

Real estate office: The Real Estate Section of the City's Office of Financial Services.

Street: Public streets and highways, alleys, walkways, right-of-way, or parts thereof in the City of Saint Paul, whether established by plat, direct conveyance, or condemnation, and whether opened and improved or unimproved.

Utilities: Legal entities that operate facilities within city right of way, including the City of Saint Paul, the Board of Water Commissioners of the City of Saint Paul, and private utility companies that operate within city right of way pursuant to franchise agreements with the city.

SECTION 3

Chapter 130.02 of the Saint Paul Legislative Code is hereby amended as follows:

Sec. 130.02. - Procedure for initiating proceedings.

(a) The council of the City of Saint Paul shall have the exclusive power to vacate public streets or portions thereof within the city. Vacation proceedings may be initiated in the following manner:

- (1) Where the ~~City of Saint Paul~~ city owns fee title to all or any portion of the property sought to be vacated, any member of the ~~city~~ council or the mayor may submit a written petition therefore;
- (2) By written petition of ~~the a~~ majority of the owners of the ~~property on the line of properties abutting~~ such street or portion thereof ~~sought~~ requested to be vacated;
- (3) The ~~city~~ council may by resolution waive the requirement for the petition by a majority of owners ~~for a petition of properties abutting the street or portion thereof requested to be vacated~~ if the ~~city~~ council shall determine that a hardship exists thereof, and in such case ~~a petition~~ may be submitted by any number of owners of property ~~on the line of abutting~~ such street or portion thereof ~~sought to be vacated~~.

(b) All petitions shall ~~bring forth~~ describe the facts and reasons for such vacation, accompanied by a plat and a survey or detailed drawing of such street or streets proposed to be vacated. Petitions shall be addressed to the council ~~of the City of Saint Paul~~ and filed with the city clerk.

SECTION 4

Chapter 130.03 of the Saint Paul Legislative Code is hereby amended as follows:

Sec. 130.03. - Verified petitions and filing expense.

All petitions filed by owners as provided above shall be verified by the oath of one of the petitioners that the petition was signed by each ~~of the parties described~~ party identified in the petition and in presence of the affiant. Such petitions must be approved by the real estate ~~section of the office of financial services~~ as to form sufficiency before submission to the council. The real estate ~~section of the office of financial services~~ shall ~~certify~~ determine that the petition is signed by the requisite number of petitioners and that such petitioners are the owners of the property abutting upon the street or portion thereof ~~sought~~ requested to be vacated. For the purpose of verifying titles and ownership, ~~abstracts of each petition shall include an ownership and encumbrance report prepared by a title certified company, or a deed including current ownership of real property abutting the street if there is only one abutting owner to the date of petition or street requested to any time thereafter shall be submitted with the petition vacated.~~ At the time of filing such ~~petitions the owners petitioning therefor~~ petition, the petitioner shall pay to the city clerk one hundred dollars (\$100.00) as the filing fee ~~therefor and coverage.~~ Upon completion of the vacation process, as evidenced by council approval of the city's vacation resolution and the city's receipt of a certificate of completion in accordance with Sec. 130.07 of this chapter, the petitioner shall pay the city's publication, filing, and other procedural administrative costs connected therewith, as determined and administered by the real estate office.

SECTION 5

Chapter 130.04 of the Saint Paul Legislative Code is hereby amended as follows:

130.04. - Public hearing.

- (a) The real estate ~~section of the office of financial services~~ shall contact all affected city departments, ~~agencies utilities,~~ and other units of government that may have an interest in the street being considered for vacation for the purpose of submitting to the council a report resolution with recommendations terms and conditions concerning the vacation and the present or future needs and uses of the street under consideration. ~~This report requested to be vacated. The resolution shall be returned submitted to the city council within sixty (60) days following the date of the request real estate office's approval of the sufficiency of the vacation petition unless the council shall grant an extension of, or the petitioner and the real estate office mutually agree to extend, the time thereof. Upon receipt of the report and recommendation resolution, the council shall fix a date for public hearing to consider the petition and afford an opportunity to all affected property owners to be heard. The city clerk real estate office shall cause notice of the hearing to be published once in the official newspaper of the city; and mailed notice thereof shall be given by the real estate section of the office of financial services to all affected property owners of land abutting on the street proposed to be vacated. Published notice and mailed notice shall be made at least twenty (20) days in advance of the public hearing.~~
- (b) The council, at the public hearing or adjournment thereof, shall consider the petition and may, by resolution adopted by an affirmative vote of at least five (5) of its members, vacate and declare such street or portion thereof vacated and discontinued. The council may condition any vacation upon terms and conditions and such compensation being paid to the city as shall be set forth in its resolution. No vacation of any street shall ~~be allowed become effective~~ except upon the petitioner's compliance with all such terms and conditions as may be established by the city council in the resolution, as verified by the real estate office.

SECTION 6

Chapter 130.05 of the Saint Paul Legislative Code is hereby amended as follows:

Sec. 130.05. - Terms and conditions of vacation.

All vacations of streets made by the council shall be made upon and subject to the following terms and conditions:

- (1) The council shall specify in the vacation resolution that any claim by any utility, city department, or other unit of government to access, construct, reconstruct, install, or repair, replace, relocate, maintain, or operate its facilities or exercise any property rights that such entities may possess within the street being vacated, is released and terminated except upon satisfaction of one of the following conditions:
 - (a) The entity has provided written evidence to the real estate office of its desire to reserve its property rights, regardless of whether the entity, if a utility, has existing facilities within the street being vacated; or
 - (b) The entity has not provided written evidence to the real estate office of its desire to reserve its property rights, but the real estate office has determined that the entity, if a utility, has existing facilities within the street being vacated; or
 - (c) The entity has an active franchise agreement with the City.
- ~~(2)~~ ~~(1)-The petitioner shall pay into the treasury of said the city such sum of money as may be fixed by the council in the vacation resolution as compensation to the city for such vacation, and in addition thereto, for the cost of the vacation proceedings; provided, however, that compensation shall not be required if the city is the petitioner as provided for in Section 130.02(a)(1).~~
- ~~(3)~~ ~~(2)-The petitioners, or some of them, petitioner shall file with agree to language in the city clerk a bond or undertaking and/or file a written covenant resolution, as may be required and fixed by the council, in such form as may be approved by the city attorney, conditioned to indemnify and hold the city harmless from any and all damages, claims for damages, costs, charges, and expenses of every kind and nature arising or growing out of the vacation of the street described in the resolution. In-The council may additionally require that the event petitioner file with the city clerk a bond or undertaking is required as provided herein, then no-and/or file a written covenant, in such form as approved by the city attorney, to condition these requirements. No bond or undertaking shall be for a period in excess of six (6) years from the date of acceptance of the terms and conditions.~~

~~The city shall reserve and hereby does reserve for itself and to and for any persons or corporations having public instrumentalities in the vacated street the right to install, maintain and operate any sewer, water, gas or electric main, pipe or conduit, or any other public instrumentality in or upon the vacated street and to enter upon such street or any portion thereof at any time and from time to time for the purpose of reconstructing, inspecting, maintaining or repairing same. Provided, that the council resolution may specify that the street or portion thereof to be vacated is released from the claim of the city, for itself or on behalf of any other person or corporation, to any right or easement therein for the construction, reconstruction, repair, maintenance and operation of any of the aforesaid instrumentalities by the city council's findings in said resolution that no such public instrumentality is located within the street or portion thereof to be vacated, or if so~~

~~located therein is voluntarily surrendered or abandoned by the city. Provided further, additional to all other authority and power hereby conferred upon such city council, that said city council shall be authorized and empowered to make special provision in any particular case for the reservation to said city, as an exception to the vacation of any public ground, public street, alley or highway, of a perpetual right or easement within the tract of land which shall embrace the vacation area for said city's construction, reconstruction, repair, maintenance and operation therein of public sewer, water, gas or electric mains, pipes, conduits or other public instrumentalities, despite the fact that no such public instrumentalities shall be located within such tract of land when the subject vacation shall be effected.~~

- (4) If by virtue of such vacation, or if by subsequent grant, any street ~~or part thereof~~ shall become the property of any person or ~~corporation~~ legal entity paying a gross earnings tax in lieu of other taxes and assessments, such vacated street ~~or portion thereof~~ shall nevertheless be subject to assessments for any public or local improvements in common with other property deemed benefited thereby.
- (5) Within sixty (60) days after ~~the publication~~ council adoption of any vacation resolution, the petitioner shall ~~file with the city clerk an~~ submit to the real estate office a signed acceptance in writing of the conditions of such resolution, and shall within the period(s) specified within the terms and conditions of such resolution comply in all respects with the terms and conditions therein. In case of failure to ~~file~~ submit such acceptance within sixty (60) days and to comply with such conditions set forth in said resolution, the ~~resolution shall be ipso facto null and void; provided, however, that the council may, by resolution adopted by an affirmative vote of at least five (5) of its members prior to the expiration of said sixty day period, or prior to the expiration of the period(s) for compliance specified in such resolution, amend the vacation resolution so as to extend the time for compliance for an additional period~~ real estate office may extend the time for compliance for no greater than an additional sixty (60) day period.
- (6) The terms and conditions specified in this section shall be deemed to be part of every vacation resolution, and such resolution shall refer to this chapter by citation and set out the conditions. The imposition of the conditions herein specified shall not be construed to preclude the council from imposing such other and further conditions as it may deem advisable in particular cases.

SECTION 7

Chapter 130.06 of the Saint Paul Legislative Code is hereby amended as follows:

Sec. 130.06. - Waiver of retained easements.

- (a) ~~The terms and conditions specified in section 130.05 shall be deemed to be a part of every vacation resolution, and such resolution shall refer to this chapter by citation, but need not set out the conditions. The imposition of the conditions herein specified shall not be construed to preclude the council from imposing such other and further conditions as it may deem advisable in particular cases.~~
- (a) The terms and conditions as specified and reserved in section 130.05(3) may be waived by subsequent resolution of the council ~~of the City of Saint Paul~~, said resolution to ~~be adopted and approved by no fewer than five (5) votes of the council members present and voting, and said resolution to recite therein that the City of Saint Paul, for itself and~~

~~for on behalf of those persons entities and utilities for whom it has previously reserved easements, rights, and other claims in said vacated street property for the installation, maintenance and operation of any sewer, water, gas or electrical main, pipe or conduit of public instrumentality, and upon receipt in writing of certificates of intended nonuse of reserved rights, easements, and other claims by the affected city departments or public service corporations entities, shall, as to said vacation property, waive, terminate, and extinguish said retained rights, easements, and other claims-, as adopted and approved by no fewer than five (5) votes of the council members present and voting.~~

SECTION 8

Chapter 130.07 of the Saint Paul Legislative Code is hereby amended as follows:

Sec. 130.07. - Certificate of completion.

~~Upon the petitioner's written compliance with all of the terms and conditions of such the vacation resolution, the city clerk shall issue a certificate to the effect that as verified by the petitioners, or some of them, have complied with the terms and conditions of such resolution and that thereby real estate office, said resolution has shall become operative. The city clerk and the real estate office shall file a city clerk certified copy such certificate, together with a copy of the vacation of said resolution, with the office of the county recorder and/or registrar of titles of Ramsey County and shall notify all affected city departments the city's department of public works of such filing.~~

SECTION 9

Chapter 130.08 of the Saint Paul Legislative Code is hereby amended as follows:

Sec. 130.08. - Rescission of resolutions-Failure to comply with conditions.

~~In the event the petitioner shall fails to comply with the conditions of the vacation resolution or to submit a signed written acceptance of the conditions of the resolution within the 60-day time period of time or extension thereof, as set forth therein, in Sec. 130.05 (5), the city clerk real estate office shall so notify the city council, and the council shall, by resolution, shall rescind its previous resolution vacating the street or portion thereof. Copies of said resolution shall be transmitted by the city clerk real estate office, to the petitioner, and to all affected city departments utilities.~~

SECTION 10

This Ordinance shall take effect and be in force thirty (30) days following passage, approval, and publication.

Ch. 130, Legislative Code, Procedure for Vacating Streets

Summary of Proposed Amendments

Office of Financial Services – Real Estate Section (with City Attorney review and approval)

August 7, 2025

Purpose of the ordinance amendment:

To clarify, update and simplify the City’s right-of-way vacation ordinance with the goal of improving the vacation procedures for the benefit of elected officials, city administrative staff and property owners who petition for the vacations. No new laws or legal requirements are being created by the amendment.

Sec. 130.01 – Definitions

- Adds new definitions to more precisely specify terms used throughout the ordinance

Sec. 130.02 – Procedure for initiating proceedings

- Clarifies and adds precision to terms associated with property owner petitions to vacate right-of-way

Sec. 130.03 – Verified petitions and filing expense

- Clarifies requirements for petitions and costs to petitioners

Sec. 130.04 – Public hearing

- Clarifies steps taken by Real Estate staff to seek input on petitioned vacations from city departments and public and private utilities
- Allows an extension – by agreement of the City and petitioner – on the 60-day turnaround from petition submission to Council approval
- Clarifies when the vacation becomes effective, i.e., when the petitioner complies with all terms and conditions established in the vacation resolution

Sec. 130.05 – Terms and conditions of vacation

- **This section reflects the key substantive changes that prompted revision of the ordinance:**
 - Clarifies that when the City vacates or terminates its right-of-way easement rights, any other easement rights the city or public and private utilities may have in the right-of-way are also terminated unless: the affected entity specifically reserves its rights, or OFS/Real Estate determines that a utility has existing facilities located in the vacation area, or the utility is a city franchisee
 - Clarifies language for costs to petitioners for the vacation
 - Removes the petitioner requirement to file a bond but gives Council the right to require one. Also, clarifies language requiring the petitioner to indemnify the City
 - Eliminates unnecessary, complicated and archaic text
 - Clarifies the timeframe for a petitioner to submit a signed compliance form after Council approval of the vacation (60 days), and allowing up to a 60-day extension

Sec. 130.06 – Waiver of retained easements

- Reorganizes and clarifies the language permitting the later release of conditions or utility easement rights that were retained in a previous vacation resolution

Sec. 130.07 – Certificate of completion

- Clarifies that when a petitioner signs a compliance form stating the petitioner will comply with all terms and conditions of the vacation resolution, Real Estate will file a certified copy of the resolution with the county recorder’s office

Sec. 130.08 – Rescission of resolutions – Failure to comply with conditions

- Clarifies the requirements to rescind a Council-adopted vacation resolution if the petitioner fails to comply with the resolution conditions within a 60-day time period or permitted extension.

Vacation Ordinance (Ch. 130, Leg. Code)

Proposed Amendment – Impacts on Participants

OFS/Real Estate

August 7, 2025

City Departments and Public/Private Utilities

What continues:

- Real Estate will send a vacation information and a “reply form” for feedback on whether they support or oppose the vacation (and why), and whether utilities wish to retain easement rights after the right-of-way is vacated.
- Real Estate will continue to reflect in the city council vacation resolutions any conditions or requirements departments and utilities may impose related to the vacation or any release or retention of utility easements they may want.
- Utilities may continue to retain their easement rights in a vacation area even if they do not currently have facilities located in the vacation area.
- There continues to be a mechanism to release easements subsequent to a vacation. Real Estate will continue to request department/utility input on such easement-release requests as they come in.

What’s new:

- Clarification of definitions:
 - Facilities: “sewer, water, gas, electric, communication mains, pipes, conduits, wires, poles, towers, and other related public and private utility transmission equipment.”
 - Street: “public streets, highways, alleys, walkways, right-of-way, or parts thereof in the city of Saint Paul, whether established by plat, direct conveyance or condemnation, and whether opened and improved or unimproved.”
 - Utilities: “legal entities that operate facilities within city right of way, including the City of Saint Paul, the Board of Water Commissioners of the City of Saint Paul, and private utility companies that operate within city right of way under franchise agreements with the city.”
- KEY CHANGE: Release/retention of easement rights:
 - In the event a utility does not respond to Real Estate’s request for input on the vacation in a reasonable timeframe, or does not respond at all, the vacation resolution will retain the utility’s easement rights if it has existing facilities in the vacation area or if the utility is a city franchisee, and will

release its easement rights if OFS/Real Estate determines no facilities are located in the vacation area or the utility is not a city franchisee.

City Administration (OFS/Real Estate)

What continues:

- Allows Mayor to submit a vacation petition if desired
- No impact on the city budget

What's new:

- Nothing

City Council

What continues:

- Allows Council to submit a vacation petition if desired
- Vacation resolution heard at a properly notified public hearing (20-day notice)
- 5 votes required to pass the resolution
- Ability to rescind the vacation resolution if the petitioner fails to comply with conditions imposed in the resolution
- No impact on the city budget

What's new:

- Nothing

Property Owners

What continues:

- Process largely the same:
 - Same timeframe
 - Allowance for “hardship” petition if necessary
 - Same right to bring petition before Council at a public hearing
 - Same city notification requirements
 - Ability to later release utility easements after previous vacation
 - No cost increase in the filing/application fee (\$100)

What's new:

- Clarifies information required in a petition (e.g., ownership and encumbrance report or deed, not property abstract; plat, survey or detailed drawing of street proposed to be vacated)
- Sets a 60-day time limit on petitioners signing a certificate of completion accepting the conditions of the vacation resolution (or up to a 60-day extension, as permitted by OFS/Real Estate). If petitioners fail to comply, Real Estate must prepare a Council resolution to rescind the vacation.

Question:

Are there potential negatives resulting from the proposed amendment (e.g., restricted rights, added bureaucracy, more confusion)?

Answer:

No, just the opposite. The amendment clarifies terms and procedures that benefit all parties: petitioners, city departments, utilities, Administration, Council.

Vacation of City Right-of-Way: A Brief Primer

Office of Financial Services – Real Estate

August 7, 2025

What does “vacation of city right-of-way” mean?

Vacation is a term that means to release, terminate or extinguish city right-of-way (ROW) easement rights. It can also generally refer to the release of public utility easement rights (e.g., storm sewer, sanitary sewer, water) and private utility easement rights (gas, electric, communications). The vacation process is authorized by and specified in city ordinance.

What exactly is “city ROW?”

City ROW is property in the city that is dedicated to public use for transportation purposes such as highways, streets, alleys and pedestrian trails. ROW generally includes improvements and facilities such as streets, curbs, gutters, underground sewers, water mains, gas lines, overhead power or communication lines, sidewalks, boulevards, street lighting, public trees, pedestrian bike lanes, trails, and pathways. ROW easement rights are most often established by plat, but sometimes by conveyance of deeds or easement documents. ROW rights are most often easements within land that is owned in “fee” by another party. Most “underlying fee owners” of ROW are the owners of property abutting the ROW.

Why does city right-of-way sometimes need to be vacated?

Most city ROW was platted many years ago, even as early as the mid-1800s. What were intended to be opened, functioning public streets or alleys were mostly improved as such, but some ROW was never improved and remained a street or alley on paper only. Occasionally, owners of property that abuts platted, unopened ROW – or ROW that was opened, improved and used by the public but later became abandoned – want to construct buildings or other improvements within the ROW, but they cannot do so until it is vacated and the utility easements within the ROW are also released.

What does the city’s vacation ordinance do?

It establishes the process for vacating ROW rights. It specifies who can petition for a vacation, what information is needed to process a vacation, and how city departments and utilities should weigh in on the vacation request. It also provides for approval of the vacation via resolution before the City Council at a public hearing. And it lays out after-approval steps and options for rescinding the vacation if petitioners do not comply with the terms and conditions of the vacation.

Why is there a need to amend the vacation ordinance?

- 1) The current text is unclear, repetitive and antiquated, and needs to be updated to improve clarity and understandability.
- 2) Real Estate often delays timely processing of vacation petitions because utility companies do not always provide timely feedback on whether to retain or release their easement rights. The key ordinance amendment helps keep the process moving by allowing the City to release all utility easement rights unless: a utility says they want to retain those rights; city staff determine the utility has a facility (e.g., power line, gas pipe, sewer or water pipe) within the ROW; or the utility is a city franchisee. This more efficient process benefits property owners and developers who want a vacation completed as quickly as possible.



City of Saint Paul

City Hall and Court House
15 West Kellogg
Boulevard
Phone: 651-266-8560

Master

File Number: RES PH 25-162

File ID: RES PH 25-162

Type: Resolution-Public Hearing

Status: Agenda Ready

Version: 1

Contact 651-266-6254
Number:

In Control: City Council

File Created: 07/16/2025

File Name: Authorizing the Department of Public Works Sewer Utility to accept and amend the Sewer Fund for a Point Source Implementation Grant, issued by the Minnesota Public Facilities Authority (PFA).

Final Action:

Title: Authorizing the Department of Public Works Sewer Utility to accept and amend the Sewer Fund for a Point Source Implementation Grant, issued by the Minnesota Public Facilities Authority (PFA).

Notes:

Agenda Date: 09/03/2025

Sponsors: Noecker

Enactment Date:

Attachments: RES PH 25-162 Flandrau Case.xlsx

Financials Included?:

Contact Name: Patrick G. Murphy

Hearing Date:

Entered by: mireille.prusak@ci.stpaul.mn.us

Ord Effective Date:

History of Legislative File

Ver- sion:	Acting Body:	Date:	Action:	Sent To:	Due Date:	Return Date:	Result:
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Text of Legislative File RES PH 25-162

Authorizing the Department of Public Works Sewer Utility to accept and amend the Sewer Fund for a Point Source Implementation Grant, issued by the Minnesota Public Facilities Authority (PFA).

WHEREAS, the Minnesota Public Facilities Authority (PFA) has awarded a Point Source Implementation Grant to the Department of Public Works Sewer Utility for \$568,334; and

WHEREAS, the Department of Public Works Sewer Utility will use this grant to aid in constructing the Flandrau-Case Stormwater Pond Retrofit Project for the protection of critical water resources in and downstream of Saint Paul; and

WHEREAS, the Department of Public Works Sewer Utility received authorization to apply for and execute a grant agreement with the Minnesota Public Facilities Authority on RES 22-243; and

WHEREAS, by this Resolution, the Council authorizes the acceptance of the Point Source Implementation Grant Program disbursement and amends the 2025 budget; and

WHEREAS, the Mayor, pursuant to Section 10.07.1 of the Charter of the City of Saint Paul, does

certify that there are available for appropriation total revenues in excess of those estimated in the budget, funds of \$568,334 in the Public Works Sewer Fund; now

THEREFORE BE IT RESOLVED, by the Council of the City of Saint Paul, upon recommendation of the Mayor that \$568,334 is available for appropriation in the Sewer Fund, as heretofore adopted and amended by this Council, be hereby further amended in the particulars as specified in the attached financial analysis.

See attachment.

City of Saint Paul Financial Analysis Template Instructions

Purpose of the Fiscal Analysis Template:

- Provide summary information of the fiscal impact of financial resolutions that come before the Mayor and City Council
- Provide accurate accounting information (codes, and amounts) so that budget amendments can be reflected in the Infor system.
- Resolutions and administrative orders without this information will not be approved by OFS, and will be returned to the resolution drafter.

Financial Analysis Template

- Provide the requested information in the [Financial Analysis Template \(green tab\)](#) of this file. Pop-up windows will appear throughout the file to provide more details on what information is required.
- Complete the **top section** (line #s 1-27) of the Financial Analysis Template for any finance related resolutions, including:
 - Grants: applying for, accepting, and budgeting
 - Donations: soliciting, accepting, and budgeting
 - Budget amendments: both resolutions and administrative orders
 - All other resolutions with a financial impact
- Required fields are marked with red font or borders.
- **General Ledger (GL) - Annual Budget**
 - Complete the **General Ledger** section for all changes to the annual budget
 - Provide accurate **GL account codes**: Company, Accounting Unit (fund-department-cost center), Account
 - If you need help with GL codes, check the Chart of Accounts crosswalk on the intranet or contact Lori Lee x68822
 - This section is required for all changes to the budget via budget amendment or administrative order
- **Activity Ledger (AC) - Life to Date Activity Budget**
 - Complete the **Activity Ledger** section in addition to the GL section for changes to the following budgets:
 - Grants
 - Capital and Capital Bond Proceeds
 - STAR
 - TIF
 - HRA
 - Provide accurate **AC account codes**: Activity Group, Activity, Account Category
 - If you need help with AC codes, check the Chart of Accounts crosswalk on the intranet or contact Patty Germain x68807

Budget Reference Tabs

- The [Operating Budget Reference](#) and [CIB Budget Reference](#) pages (blue tabs) contain guidance on what kind of Mayoral and/or Council action is required for budget changes to the operating and capital budgets. Charter and administrative code citations for various financial resolutions are also provided.
- If you have questions about what is required to accomplish a particular financial action, please contact your budget analyst.

City of Saint Paul Financial Analysis

File ID Number:	RES PH 25-162	
Budget Affected:	Operating Budget Public Works	Special Fund
Total Amount of Transaction:	568,334	
Funding Source:	Transfer of Appropriations	
	Appropriation already included in budget?	No
Charter Citation:	10.7.1	

Fiscal Analysis

Authorizing the Department of Public Works Sewer Utility to accept Point Source Implementation Grant (PSIG) funds from the Minnesota Public Facilities Authority (PFA), and authorizing City staff to execute a grant agreement on behalf of the City for the Flandrau Case Stormwater Pond Retrofit Project.

Detail Accounting Codes:

GENERAL LEDGER (GL) - ANNUAL BUDGET

Spending Changes

(Action Accomplished)

GL Annual Budget				CURRENT BUDGET	CHANGES	AMENDED BUDGET
Company	Fund-Dept-Cost Center	Account	Description			
1	20031800	76101	Infrastructure	-	568,334.00	568,334.00
TOTAL:					568,334.00	568,334.00

Financing Changes

(Action Accomplished)

GL Annual Budget				CURRENT BUDGET	CHANGES	AMENDED BUDGET
Company	Fund-Dept-Cost Center	Account	Description			
1	20031800	43465	MN Public Facilities Authority	-	(568,334.00)	(568,334.00)
TOTAL:					(568,334.00)	(568,334.00)

ACTIVITY LEDGER (AC) - LIFE TO DATE ACTIVITY BUDGET

Complete this section for Grants, Capital, Capital Bond Proceeds, STAR, TIF, and HRA amendments.

Spending Changes

(Action Accomplished)

Life to Date Activity Budget				CURRENT BUDGET	CHANGES	AMENDED BUDGET
Activity Group	Activity	Account Category	Description			
G-Grants	G3125710510001	76101	Infrastructure	-	568,334.00	568,334.00
TOTAL:					568,334.00	568,334.00

Financing Changes

(Action Accomplished)

Life to Date Activity Budget				CURRENT BUDGET	CHANGES	AMENDED BUDGET
Activity Group	Activity	Account Category	Description			
G-Grants	G3125710510001	43465	MN Public Facilities Authority	-	(568,334.00)	(568,334.00)
TOTAL:					(568,334.00)	(568,334.00)

Operating Budget Changes Procedures Guide

2/14/2014

In order to:	Resolution, A.O., or Other Documentation Required?	Resolution/AO Action	Charter/Code Citation
1.) Recognize additional/unanticipated revenues (Ex. Outperforming revenues, outside donations, etc.)	Budget Amendment Resolution and Public Hearing	- Mayor certifies that there are available for appropriation total revenues in excess of those estimated in the budget - Amend spending and financing to recognize new revenue in the appropriate company and activity	C.C. 10.07.1
2.) Accept a Grant			
a.) If no budget has previously been established for the grant	Award Letter and/or Grant Agreement Budget Amendment Resolution and Public Hearing	- Mayor certifies that there are available for appropriation total revenues in excess of those estimated in the budget - Amend spending and financing to recognize the grant in the appropriate company and activity	C.C. 10.07.1 Admin 41.03
b.) Previously established grant budget	Award Letter and/or Grant Agreement Resolution Accepting the Grant Funds (No public hearing needed)	- Accept the awarded grant funds - Include in the resolution that the grant funds were included in the current year's budget	
3.) Transfer Appropriations within Departments:			
a.) Within the same Fund/Company	Administrative Order (A.O.)	- Mayor may transfer any unencumbered appropriation balances within a department - Administrative order is prepared to execute the transfer	C.C. 10.07.4
b.) Between Funds/Companies	Budget Amendment Resolution	- Mayor recommends and council approves through resolution to transfer appropriations between companies - Amend spending and financing to recognize transfer	C.C. 10.07.4

Operating Budget Changes Procedures Guide

2/14/2014

In order to:		Resolution, A.O., or Other Documentation Required?	Resolution/AO Action	Charter/Code Citation
4.)	Transfer Appropriations between Departments			
	a.) Within the same Fund/Company	Budget Amendment Resolution	- Mayor recommends and council approves through resolution to transfer appropriations between departments - Amend spending and financing to recognize transfer	C.C. 10.07.4
	b.) Between Funds/Companies	Budget Amendment Resolution	- Mayor recommends and council approves through resolution to transfer appropriations between departments - Amend spending and financing to recognize transfer	C.C. 10.07.4
5.)	Allow appropriations to lapse (non-capital improvement dollars)	None	- No action required.	C.C. 10.08
	For Lapse of appropriations - Capital improvements see City Charter 10.09.		-All non-encumbered appropriations will fall to fund balance at the end of the fiscal year.	
	For guidance on budget change procedures for accomplished or abandoned projects, see the CIB Project and Budget Changes Procedures Guide, numbers 1, 2, and 6.		- All encumbered appropriations will be re-appropriated in the following fiscal year's budget for the same purposes	
6.)	Enact Emergency Appropriation	Emergency is defined as "a sudden or unforeseen situation affecting life, health, property, or the public peace or welfare that requires immediate council action", C.C. 6.06 Emergency Ordinances	- Resolution to appropriate emergency funds is adopted by unanimous affirmative vote by the council	C.C. 10.07.2 C.C. 6.06
		Budget Amendment Resolution		
7.)	Reduction of Appropriations	Report by the Mayor of the estimated amount of the deficit Recommendation by the Mayor to the City Council of steps to be taken	- Resolution or other actions deemed necessary by Council to prevent or minimize any deficit	C.C. 10.07.3

Capital Project and Budget Changes Procedures Guide

2/14/2014

In order to:	Resolution and/or A.O. Required? CIB	Resolution/AO Action	Charter/Code Citation
1.) Close a completed project with excess balances	Administrative Order (completed by OFS)	- Amend project financing and spending	Administrative Code 57.09 (2)
	Periodic review by the CIB Committee	- Transfer excess appropriation to contingency when applicable	City Charter 10.09 - Accomplished projects
2.) Close a completed project with no excess balances, but excess spending authority	Administrative Order (completed by OFS)	- Amend project financing and spending	City Charter 10.09 - Accomplished projects
	Periodic review by the CIB Committee		
3.) Close a completed project with no excess balances and no excess spending authority	None	- Contact OFS with project budget codes to have the project inactivated in the finance system	N/A
4.) <u>Adding new spending authority to an existing project (without changing the scope of the project)</u>			
a.) Financing source is new money	CIB Committee review and recommendation		
	Mayor recommends via resolution	- Amend project financing and spending to recognize	Administrative Code 57.09 (1)
	Compliance with City Comprehensive Plan	new revenue	City Charter 10.07.1
	Public hearing		

Capital Project and Budget Changes Procedures Guide

2/14/2014

In order to:	Resolution and/or A.O. Required? CIB	Resolution/AO Action	Charter/Code Citation
b.) Financing source is contingency (less than \$25,000)	All proposed uses of Contingency funds must first be reviewed by OFS		
	Transfers within a department require an Administrative Order (completed by departments; verified and approved by OFS)	- Reduce amount in appropriate contingency fund	Administrative Code 57.09 (3) a
	A.O.s require periodic review by CIB Committee	- Amend project spending and financing to recognize use of contingency funding	City Charter 10.07.4
	Transfers between departments require a resolution (completed by departments; verified and approved by OFS)		
c.) Financing source is contingency (more than \$25,000)	All proposed uses of Contingency funds must first be reviewed by OFS		
	CIB Committee review and recommendation	- Reduce amount in appropriate contingency fund ("unallocated reserve account ")	Administrative Code 57.09 (3) b
	Mayor recommends via resolution	- Amend project spending and financing to recognize use of contingency funding	City Charter 10.07.4
	Public hearing		

Capital Project and Budget Changes Procedures Guide

2/14/2014

In order to:	Resolution and/or A.O. Required? CIB	Resolution/AO Action	Charter/Code Citation
<u>Add a new project</u>			
5.) OR			
<u>Expand the scope of an existing project</u>			
a.) Financing source is new money	CIB Committee review and recommendation		
	Mayor recommends via resolution	- Amend project financing and spending to recognize	Administrative Code 57.09 (1)
	Compliance with City Comprehensive Plan	new revenue	City Charter 10.07.1
	Public hearing		
b.) Financing source is contingency	All proposed uses of Contingency funds must first be reviewed by OFS		
	CIB Committee review and recommendation	- Transfer dollars from contingency to new project	Administrative Code 57.09 (1)
	Mayor recommends via resolution	- Amend spending and financing to recognize transfer	City Charter 10.07.4
	Public hearing		
6.) Declare a project abandoned	Council resolution	- Identify project as abandoned	
		-Transfer appropriation for the abandoned project to a separate contingency fund (" <i>unallocated reserve account</i> ")	Administrative Code 57.09 (4)
		- Reappropriation of the funds needs CIB Committee review, Mayor recommendation, and Council approval (see either of the Add dollars to a project sections above)	City Charter 10.09
7.) Replace an approved project with a new project	1) Declare an approved project abandoned or completed with excess balances (see process above)	- Can accomplish both steps in one resolution	
	2) Add new project after capital improvement budget is adopted (see process above)		

<u>Departments</u>	<u>Affected Budgets</u>	<u>General vs. Special Fund</u>	<u>Funding Source</u>	<u>Already Appropriated?</u>	<u>Company</u>
(Select Department)	(Choose CIB or Operating)	(Choose General, Special or Capital)	(Select Funding Source)	(Yes or No?)	(Choose Company)
Multiple Departments			Transfer of Appropriations	Yes	1
City Attorney's Office	Both Operating and CIB Budgets	General Fund	Grant	No	3
City Council	Operating Budget	Special Fund	Donation		5
Emergency Management	CIB Budget	Capital	Multiple		8
Financial Services		Multiple Funds	Other		9
Fire and Safety Services					
General Government Accounts					
HRA					
Human Resources					
HREEO					
Mayor's Office					
Parks and Recreation					
PED					
Police Department					
Public Health					
Public Library Agency					
Public Works					
RiverCentre					
Safety and Inspections					
Technology and Communications					
Water Department					



City of Saint Paul

City Hall and Court House
15 West Kellogg
Boulevard
Phone: 651-266-8560

Master

File Number: RES PH 25-174

File ID: RES PH 25-174

Type: Resolution-Public Hearing

Status: Agenda Ready

Version: 1

**Contact
Number:**

In Control: City Council

File Created: 08/08/2025

File Name: Auto Theft Grant FY26

Final Action:

Title: Authorizing the Police Department to accept the Auto Theft Prevention grant from the Minnesota Department of Public Safety, authorizing execution of a grant agreement, and amending the 2025 grant fund budget and adding the activity budget.

Notes:

Agenda Date:

Sponsors: Noecker

Enactment Date:

Attachments: Auto Theft Prevention Program
A-ATPP-202627-STPAULCI-036 AWARD, Financial
Analysis

Financials Included?:

Contact Name:

Hearing Date:

Entered by: Renee.Manning@ci.stpaul.mn.us

Ord Effective Date:

History of Legislative File

Ver- sion:	Acting Body:	Date:	Action:	Sent To:	Due Date:	Return Date:	Result:
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Text of Legislative File RES PH 25-174

Authorizing the Police Department to accept the Auto Theft Prevention grant from the Minnesota Department of Public Safety, authorizing execution of a grant agreement, and amending the 2025 grant fund budget and adding the activity budget.

See Attachment

WHEREAS, the Saint Paul Police Department received approval to apply for the FY 26 Auto Theft Prevention Program grant (RES 25-467), and
WHEREAS, the department has been awarded \$204,635 for a grant term from July 1, 2025 through June 30, 2027; and
WHEREAS, this grant provides funds for costs of an analyst who supports efforts to prevent auto thefts; and
WHEREAS, the 2025 financing and spending plans need to be amended and activity budget added for the new grant award; and
WHEREAS, the Mayor, pursuant to Section 10.07.1 of the Charter of the City of Saint Paul, does certify that there are available for appropriation funds of \$52,925 in excess of those estimated in the

2025 budget; and

THEREFORE BE IT RESOLVED, by the City Council of the City of Saint Paul, upon recommendation of the Mayor to accept the Auto Theft Prevention Grant from the Minnesota Department of Public Safety and approves these changes to the 2025 budget as amended on the attached financial analysis.



Minnesota Department of Public Safety (“State”) Bureau of Criminal Apprehension 1430 Maryland Avenue East St. Paul, MN 55106	Grant Program: Auto Theft Prevention Program Grant Contract Agreement No.: A-ATPP-2026/27-STPAULCI-036
Grantee: City of St. Paul 367 Grove Street St. Paul, MN 55101	Grant Contract Agreement Term: Effective Date: 07/01/25 Expiration Date: 06/30/27
Grantee’s Authorized Representative: Paul Ford, Assistant Chief 367 Grove Street St. Paul, MN 55101 651-266-5533 Paul.ford@ci.stpaul.mn.us	Grant Contract Agreement Amount: Original Agreement \$ 204,635.00 Matching Requirement \$ 0.00
State’s Authorized Representative: Chris Huhn, Assistant Special Agent in Charge 1430 Maryland Avenue East St. Paul, MN 55106 651-262-3164 chris.huhn@state.mn.us	Federal Funding: CFDA/ALN: FAIN: N/A State Funding: Minnesota Statute 65B.84 Special Conditions See Exhibit B

Under Minn. Stat. § 299A.01, Subd 2 (4) the State is empowered to enter into this grant contract agreement.

Term: Per Minn. Stat. §16B.98, Subd. 5, the Grantee must not begin work until this grant contract agreement is fully executed and the State's Authorized Representative has notified the Grantee that work may commence. Per Minn. Stat. §16B.98 Subd. 7, no payments will be made to the Grantee until this grant contract agreement is fully executed. Once this grant contract agreement is fully executed, the Grantee may claim reimbursement for expenditures incurred pursuant to the Payment clause of this grant contract agreement. Reimbursements will only be made for those expenditures made according to the terms of this grant contract agreement. Expiration date is the date shown above or until all obligations have been satisfactorily fulfilled, whichever occurs first.

The Grantee, who is not a state employee, will:

Perform and accomplish such purposes and activities as specified herein and in the Grantee’s approved Auto Theft Prevention Program Application [“Application”] which is incorporated by reference into this grant contract agreement and on file with the State at 1430 Maryland Avenue East, St. Paul, MN 55106. The Grantee shall also comply with all requirements referenced in the Auto Theft Prevention Program Guidelines and Application which includes the Terms and Conditions and Grant Program Guidelines (<https://app.dps.mn.gov/EGrants>), which are incorporated by reference into this grant contract agreement.

Budget Revisions: The breakdown of costs of the Grantee’s Budget is contained in Exhibit A, which is attached and incorporated into this grant contract agreement. As stated in the Grantee’s Application and Grant Program Guidelines, the Grantee will submit a written change request for any substitution of budget items or any deviation and in accordance with the Grant Program Guidelines. Requests must be approved prior to any expenditure by the Grantee.

Matching Requirements: (If applicable.) As stated in the Grantee’s Application, the Grantee certifies that the



matching requirement will be met by the Grantee.

Payment: As stated in the Grantee's Application and Grant Program Guidance, the State will promptly pay the Grantee after the Grantee presents an invoice for the services actually performed and the State's Authorized Representative accepts the invoiced services and in accordance with the Grant Program Guidelines. Payment will not be made if the Grantee has not satisfied reporting requirements.

Certification Regarding Lobbying: (If applicable.) Grantees receiving federal funds over \$100,000.00 must complete and return the Certification Regarding Lobbying form provided by the State to the Grantee.

1. ENCUMBRANCE VERIFICATION

Individual certifies that funds have been encumbered as required by Minn. Stat. § 16A.15.

Signed: _____

Date: _____

3. STATE AGENCY

Signed: _____
(with delegated authority)

Title: _____

Date: _____

Grant Contract Agreement No./ P.O. No. A-ATPP-2026/27-STPAULCI-036 / 3000104471

Project No.(indicate N/A if not applicable): _____

2. GRANTEE

The Grantee certifies that the appropriate person(s) have executed the grant contract agreement on behalf of the Grantee as required by applicable articles, bylaws, resolutions, or ordinances.

Signed: _____

Print Name: _____

Title: _____

Date: _____

Signed: _____

Print Name: _____

Title: _____

Date: _____

Signed: _____

Print Name: _____

Title: _____

Date: _____

Distribution: DPS/FAS
Grantee
State's Authorized Representative

**Exhibit A****Grantee's Budget
(St Paul)**

Budget: The Grantee's eligible costs include actual costs incurred invoiced as reimbursement per State requirements. These costs include labor/fringe, subcontractors, equipment, marketing, printing, materials, supplies, and travel (subject to the guidelines of the "Commissioner's Plan"). These costs are reflected in the following categories which align with the Tasks in Exhibit B.

Category	FY 2026	FY 2027	Total Amount
1. Personnel	\$ 97,850.00	\$ 100,785.00	\$ 198,635.00
a. Analyst - Full-time; estimated based on current analyst with an expected 3% COLA per year	\$97,850.00	\$100,785.00	
2. Payroll Tax & Fringe	\$ 0.00	\$ 0.00	\$ 0.00
3. Contract Services	\$ 0.00	\$ 0.00	\$ 0.00
4. Travel	\$ 3,000.00	\$ 3,000.00	\$ 6,000.00
a. Estimate per person for travel to IAATI conference (based on 2024 costs): \$650 airfare; \$600 lodging; \$300 M&IE and ground transportation; \$350 registration; expect five individuals each year and a slight increase in expenses in second year.	\$3,000.00	\$3,000.00	
5. Training	\$ 0.00	\$ 0.00	\$ 0.00
6. Office Expense	\$ 0.00	\$ 0.00	\$ 0.00
7. Program Expenses	\$ 0.00	\$ 0.00	\$ 0.00
8. Equipment Over \$5,000 Per Unit	\$ 0.00	\$ 0.00	\$ 0.00
9. Other	\$ 0.00	\$ 0.00	\$ 0.00
Total Grant Award:	\$ 100,850.00	\$ 103,785.00	\$ 204,635.00

**Exhibit B****Grantee's Duties and Expectations**

The Grantee shall do all the things necessary to complete the following tasks according to the following schedule:

Task	Description	Completion Date
Task 1.	Consideration and Payment	Ongoing
1.1	Consideration. The State will pay for all services performed by the Grantee under this grant contract as follows: 1.1.1 Compensation. The Grantee will be paid, upon reimbursement, an amount not to exceed: 1.1.1.1 \$100,850.00 available for fiscal year 2026 1.1.1.2 \$103,785.00 available for fiscal year 2027 of actual eligible costs incurred in the performance of the Grantee's duties according to the breakdown of costs contained in the grant budget (Exhibit A), which is attached and incorporated into this grant contract. 1.1.2 Total Obligation. The total obligation of the State for all compensation and reimbursements to the Grantee under this grant contract will not exceed \$204,635.00.	
1.2	Line-Item Changes. Expenditures specified in Exhibit A may not be moved from one line-item to another unless in accordance with the requirements listed below: 1.2.1 Any changes to the line-item budget must advance the purpose of the Automobile Theft Prevention Grant Program and must remain within the total dollar amount available for each fiscal year. 1.2.2 Any fund transfers must be approved in advance in writing by the State's Authorized Representative and will not be effective until an amendment to this Agreement has been executed.	
1.3	Invoices. The state will reimburse the Grantee after the Grantee presents an itemized invoice for the services actually performed and the State's Authorized Representative accepts the invoiced services. Amounts submitted on each invoice must reflect goods ordered and services rendered during the specific invoice period for each invoice. The final invoice pertaining to each state fiscal year of this grant contract must be received by the close of business on July 25th following the end of the fiscal year.	
Task 2.	Equipment	
2.1.	Purchase orders for equipment authorized to be purchased with grant funds will be made within 30 days of the start of the State's Fiscal Year, unless approved by the Auto Theft Prevention Program Grant Manager.	7/30/2025 & 7/30/2026
2.2.	Equipment purchased will be installed and operational by the end of the calendar year, unless approved by the Auto Theft Prevention Program Grant Manager.	12/31/2025 & 12/31/2026
2.3.	The use of equipment will be documented on the grantee's quarterly narrative report.	
2.4.	An evaluation of the equipment will be completed in quarterly reports and the final report.	
2.5.	An inventory of equipment purchased with grant funds shall be submitted and updated if/when	



Task	Description	Completion Date
	equipment inventory changes. 2.6. Approval is required for equipment not specified in Exhibit A. 2.7. Approval is required for the disposal of capital equipment at any time during the term of the grant, and for 5 years from the date of purchase of the equipment or before the equipment has a value of less than \$5,000.00, whichever comes first.	Ongoing
Task 3.	Meetings 3.1. The agency will send a representative to intelligence meetings/trainings organized by the State.	Periodically
Task 4.	Overtime 4.1. Employee receiving overtime under the grant will complete a report indicating: name, date, hours worked, case number or detailed description, general description of work, number of arrests, vehicles recovered, search warrants executed (if any), and overtime rate.	Ongoing
Task 5.	Training 5.1. Staff attending training with grant funds shall be approved by the Auto Theft Prevention Program Grant Manager. 5.2. Staff shall submit an evaluation of the training with the next quarterly report.	Ongoing
Task 6.	Reporting/Invoicing 6.1. Conduct conferences as needed with the Auto Theft Prevention Program Grant Manager to apprise him/her on progress accomplishments and issues encountered. 6.2. Schedule project update meetings as necessary to inform the Auto Theft Prevention Program Grant Manager of deviations to the project schedule, the need to modify the scope of the project or at the request of the Auto Theft Prevention Program Grant Manager to discuss any item related to the project's progress. 6.3. If the Grantee's Authorized Representative changes at any time during this grant contract, the Grantee must immediately notify the Auto Theft Prevention Grant Manager, along with any other changes to personnel assigned to work on the grant. 6.4. On a monthly basis submit (by the 5 th of the month): 6.4.1 Grantee shall provide a list of the vehicles reported stolen to the grantee agency. The list shall include, but not limited to, case number, date, time, address of incident, all vehicle information, manner taken, and arrest numbers (adult/juv). (Template provided by the State) 6.4.2 Grantee shall provide a list of the vehicles recovered by the grantee agency. The list shall include, but not limited to, case number, date, time, address of incident, all vehicle information, recovery indicators, and arrest numbers (adult/juv). (Template provided by the State) 6.4.3 The state may modify or change all reporting forms at its discretion during the grant period. 6.5. On a quarterly basis submit (within 30 days following the end of the quarter): 6.5.1 Invoices and supporting documentation to the State for the preceding quarter's work completed within the project scope; and 6.5.2 A narrative report (template provided by the State) documenting grantee's progress, challenges and suggestions. 6.5.3 The state may modify or change all reporting forms at its discretion during the grant period.	Ongoing

City of Saint Paul Financial Analysis Template Instructions

Purpose of the Fiscal Analysis Template:

- Provide summary information of the fiscal impact of financial resolutions that come before the Mayor and City Council
- Provide accurate accounting information (codes, and amounts) so that budget amendments can be reflected in the Infor system.
- Resolutions and administrative orders without this information will not be approved by OFS, and will be returned to the resolution drafter.

Financial Analysis Template

- Provide the requested information in the [Financial Analysis Template \(green tab\)](#) of this file. Pop-up windows will appear throughout the file to provide more details on what information is required.
- Complete the **top section** (line #s 1-27) of the Financial Analysis Template for any finance related resolutions, including:
 - Grants: applying for, accepting, and budgeting
 - Donations: soliciting, accepting, and budgeting
 - Budget amendments: both resolutions and administrative orders
 - All other resolutions with a financial impact
- Required fields are marked with red font or borders.
- **General Ledger (GL) - Annual Budget**
 - Complete the **General Ledger** section for all changes to the annual budget
 - Provide accurate **GL account codes**: Company, Accounting Unit (fund-department-cost center), Account
 - If you need help with GL codes, check the Chart of Accounts crosswalk on the intranet or contact Lori Lee x68822
 - This section is required for all changes to the budget via budget amendment or administrative order
- **Activity Ledger (AC) - Life to Date Activity Budget**
 - Complete the **Activity Ledger** section in addition to the GL section for changes to the following budgets:
 - Grants
 - Capital and Capital Bond Proceeds
 - STAR
 - TIF
 - HRA
 - Provide accurate **AC account codes**: Activity Group, Activity, Account Category
 - If you need help with AC codes, check the Chart of Accounts crosswalk on the intranet or contact Patty Germain x68807

Budget Reference Tabs

- The [Operating Budget Reference](#) and [CIB Budget Reference](#) pages (blue tabs) contain guidance on what kind of Mayoral and/or Council action is required for budget changes to the operating and capital budgets. Charter and administrative code citations for various financial resolutions are also provided.
- If you have questions about what is required to accomplish a particular financial action, please contact your budget analyst.

City of Saint Paul Financial Analysis

File ID Number:	RES PH 25-174	
Budget Affected:	Operating Budget Police Department	Special Fund
Total Amount of Transaction:	52,925.00	
Funding Source:	Donation	
	Appropriation already included in budget?	No
Charter Citation:	City Charter 10.7.1	

Fiscal Analysis

Resolution to accept the Auto Theft Prevention Program grant from the Minnesota Department of Public Safety for the term 7/1/2025-6/30/2027 and to amend the 2025 grant fund budget and add activity budget for the grant.

Detail Accounting Codes:

GENERAL LEDGER (GL) - ANNUAL BUDGET

Spending Changes

(Action Accomplished)

GL Annual Budget					CURRENT		AMENDED
Company	Fund-Dept-Cost Center	Account	Description		BUDGET	CHANGES	BUDGET
1	20023816	60105	Full Time Certified		56,574	49,925	106,499
1	20023816	60110	Police Sworn		83,333		83,333
1	20023816	60180	Overtime Police Sworn		114,962		114,962
1	20023816	61005	Social Security		3,508		3,508
1	20023816	61010	Medicare Regular		0		0
1	20023816	61030	Medicare Police		2,029		2,029
1	20023816	61110	Pera Coordinated Pension		1,667		1,667
1	20023816	61130	Pera Police		35,098		35,098
1	20023816	61210	Employee Health Insurance		18,650		18,650
1	20023816	67505	Out of Town Registration		11,556	1,500	13,056
1	20023816	67530	Transportation		6,000	1,500	7,500
1	20023816	72220	Law Enforcement Supplies		12,000		12,000
1	20023816	76805	Capital Outlay		129,000		129,000
TOTAL:					474,377	52,925	527,302

Financing Changes

(Action Accomplished)

GL Annual Budget					CURRENT		AMENDED
Company	Fund-Dept-Cost Center	Account	Description		BUDGET	CHANGES	BUDGET
	20023816	43435	MN Department of Public Safety		(474,377)	(52,925)	(527,302)
	20023816	43401	State Grants		(23,627)		(23,627)
TOTAL:					(498,004)	(52,925)	(550,929)

ACTIVITY LEDGER (AC) - LIFE TO DATE ACTIVITY BUDGET

Complete this section for Grants, Capital, Capital Bond Proceeds, STAR, TIF, and HRA amendments.

Spending Changes

(Action Accomplished)

Life to Date Activity Budget					CURRENT		AMENDED
Activity Group	Activity	Account Category	Description		BUDGET	CHANGES	BUDGET
GPOLICE	G2325707034290	60105	Full Time Certified		0	198,635	198,635
GPOLICE	G2325707034290	67505	Out of Town Registration		0	3,000	3,000
GPOLICE	G2325707034290	67530	Transportation		0	1,500	1,500
GPOLICE	G2325707034290	67535	Lodging		0	1,500	1,500
TOTAL:					0	204,635	204,635

Financing Changes

(Action Accomplished)

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Life to Date Activity Budget				CURRENT		AMENDED
Activity Group	Activity	Account Category	Description	BUDGET	CHANGES	BUDGET
GPOLICE	G2325707034290	43435	MN Department of Public Safety	0	(204,635)	(204,635)
TOTAL:				0	(204,635)	(204,635)

Operating Budget Changes Procedures Guide

2/14/2014

In order to:	Resolution, A.O., or Other Documentation Required?	Resolution/AO Action	Charter/Code Citation
1.) Recognize additional/unanticipated revenues (Ex. Outperforming revenues, outside donations, etc.)	Budget Amendment Resolution and Public Hearing	<div>- Mayor certifies that there are available for appropriation total revenues in excess of those estimated in the budget</div> <div>- Amend spending and financing to recognize new revenue in the appropriate company and activity</div>	C.C. 10.07.1
2.) Accept a Grant a.) If no budget has previously been established for the grant	Award Letter and/or Grant Agreement	- Mayor certifies that there are available for appropriation total revenues in excess of those estimated in the budget	C.C. 10.07.1
	Budget Amendment Resolution and Public Hearing	<div>- Amend spending and financing to recognize the grant in the appropriate company and activity</div>	Admin 41.03
b.) Previously established grant budget	Award Letter and/or Grant Agreement	- Accept the awarded grant funds	
	Resolution Accepting the Grant Funds (No public hearing needed)	- Include in the resolution that the grant funds were included in the current year's budget	
3.) Transfer Appropriations within Departments: a.) Within the same Fund/Company	Administrative Order (A.O.)	<div>- Mayor may transfer any unencumbered appropriation balances within a department</div> <div>- Administrative order is prepared to execute the transfer</div>	C.C. 10.07.4
b.) Between Funds/Companies	Budget Amendment Resolution	<div>- Mayor recommends and council approves through resolution to transfer appropriations between companies</div> <div>- Amend spending and financing to recognize transfer</div>	C.C. 10.07.4

Operating Budget Changes Procedures Guide

2/14/2014

In order to:		Resolution, A.O., or Other Documentation Required?	Resolution/AO Action	Charter/Code Citation
4.)	Transfer Appropriations between Departments			
	a.) Within the same Fund/Company	Budget Amendment Resolution	- Mayor recommends and council approves through resolution to transfer appropriations between departments - Amend spending and financing to recognize transfer	C.C. 10.07.4
	b.) Between Funds/Companies	Budget Amendment Resolution	- Mayor recommends and council approves through resolution to transfer appropriations between departments - Amend spending and financing to recognize transfer	C.C. 10.07.4
5.)	Allow appropriations to lapse (non-capital improvement dollars)	None	- No action required.	C.C. 10.08
	For Lapse of appropriations - Capital improvements see City Charter 10.09.		-All non-encumbered appropriations will fall to fund balance at the end of the fiscal year.	
	For guidance on budget change procedures for accomplished or abandoned projects, see the CIB Project and Budget Changes Procedures Guide, numbers 1, 2, and 6.		- All encumbered appropriations will be re-appropriated in the following fiscal year's budget for the same purposes	
6.)	Enact Emergency Appropriation	Emergency is defined as "a sudden or unforeseen situation affecting life, health, property, or the public peace or welfare that requires immediate council action", C.C. 6.06 Emergency Ordinances Budget Amendment Resolution	- Resolution to appropriate emergency funds is adopted by unanimous affirmative vote by the council	C.C. 10.07.2 C.C. 6.06
7.)	Reduction of Appropriations	Report by the Mayor of the estimated amount of the deficit Recommendation by the Mayor to the City Council of steps to be taken	- Resolution or other actions deemed necessary by Council to prevent or minimize any deficit	C.C. 10.07.3

Capital Project and Budget Changes Procedures Guide

2/14/2014

In order to:	Resolution and/or A.O. Required? CIB	Resolution/AO Action	Charter/Code Citation
1.) Close a completed project with excess balances	Administrative Order (completed by OFS)	- Amend project financing and spending	Administrative Code 57.09 (2)
	Periodic review by the CIB Committee	- Transfer excess appropriation to contingency when applicable	City Charter 10.09 - Accomplished projects
2.) Close a completed project with no excess balances, but excess spending authority	Administrative Order (completed by OFS)	- Amend project financing and spending	City Charter 10.09 - Accomplished projects
	Periodic review by the CIB Committee		
3.) Close a completed project with no excess balances and no excess spending authority	None	- Contact OFS with project budget codes to have the project inactivated in the finance system	N/A
4.) <u>Adding new spending authority to an existing project (without changing the scope of the project)</u>			
a.) Financing source is new money	CIB Committee review and recommendation	- Amend project financing and spending to recognize new revenue	Administrative Code 57.09 (1) City Charter 10.07.1
	Mayor recommends via resolution		
	Compliance with City Comprehensive Plan		
	Public hearing		

Capital Project and Budget Changes Procedures Guide

2/14/2014

In order to:	Resolution and/or A.O. Required? CIB	Resolution/AO Action	Charter/Code Citation
b.) Financing source is contingency (less than \$25,000)	All proposed uses of Contingency funds must first be reviewed by OFS		
	Transfers within a department require an Administrative Order (completed by departments; verified and approved by OFS)	- Reduce amount in appropriate contingency fund	Administrative Code 57.09 (3) a
	A.O.s require periodic review by CIB Committee	- Amend project spending and financing to recognize use of contingency funding	City Charter 10.07.4
	Transfers between departments require a resolution (completed by departments; verified and approved by OFS)		
c.) Financing source is contingency (more than \$25,000)	All proposed uses of Contingency funds must first be reviewed by OFS		
	CIB Committee review and recommendation	- Reduce amount in appropriate contingency fund ("unallocated reserve account ")	Administrative Code 57.09 (3) b
	Mayor recommends via resolution	- Amend project spending and financing to recognize use of contingency funding	City Charter 10.07.4
	Public hearing		

Capital Project and Budget Changes Procedures Guide

2/14/2014

In order to:	Resolution and/or A.O. Required? CIB	Resolution/AO Action	Charter/Code Citation
<u>Add a new project</u>			
5.) OR			
<u>Expand the scope of an existing project</u>			
a.) Financing source is new money	CIB Committee review and recommendation		
	Mayor recommends via resolution	- Amend project financing and spending to recognize	Administrative Code 57.09 (1)
	Compliance with City Comprehensive Plan	new revenue	City Charter 10.07.1
	Public hearing		
b.) Financing source is contingency	All proposed uses of Contingency funds must first be reviewed by OFS		
	CIB Committee review and recommendation	- Transfer dollars from contingency to new project	Administrative Code 57.09 (1)
	Mayor recommends via resolution	- Amend spending and financing to recognize transfer	City Charter 10.07.4
	Public hearing		
6.) Declare a project abandoned	Council resolution	- Identify project as abandoned	
		-Transfer appropriation for the abandoned project to a separate contingency fund (" <i>unallocated reserve account</i> ")	Administrative Code 57.09 (4)
		- Reappropriation of the funds needs CIB Committee review, Mayor recommendation, and Council approval (see either of the Add dollars to a project sections above)	City Charter 10.09
7.) Replace an approved project with a new project	1) Declare an approved project abandoned or completed with excess balances (see process above)	- Can accomplish both steps in one resolution	
	2) Add new project after capital improvement budget is adopted (see process above)		

<u>Departments</u>	<u>Affected Budgets</u>	<u>General vs. Special Fund</u>	<u>Funding Source</u>	<u>Already Appropriated?</u>	<u>Company</u>
(Select Department)	(Choose CIB or Operating)	(Choose General, Special or Capital)	(Select Funding Source)	(Yes or No?)	(Choose Company)
Multiple Departments			Transfer of Appropriations	Yes	1
City Attorney's Office	Both Operating and CIB Budgets	General Fund	Grant	No	3
City Council	Operating Budget	Special Fund	Donation		5
Emergency Management	CIB Budget	Capital	Multiple		8
Financial Services		Multiple Funds	Other		9
Fire and Safety Services					
General Government Accounts					
HRA					
Human Resources					
HREEO					
Mayor's Office					
Parks and Recreation					
PED					
Police Department					
Public Health					
Public Library Agency					
Public Works					
RiverCentre					
Safety and Inspections					
Technology and Communications					
Water Department					



City of Saint Paul

City Hall and Court House
15 West Kellogg
Boulevard
Phone: 651-266-8560

Master

File Number: RES PH 25-187

File ID: RES PH 25-187

Type: Resolution-Public Hearing

Status: Agenda Ready

Version: 1

Contact 2668755
Number:

In Control: City Council

File Created: 08/22/2025

File Name: Authorizing the City Attorney's Office to accept a \$139,767 grant and authorizing execution of a Grant Agreement

Final Action:

Title: Authorizing the City Attorney's Office to accept a \$139,767 grant and authorizing execution of a Grant Agreement (which includes an indemnification clause) with the Minnesota Department of Public Safety, Office of Justice Programs (OJP) to provide crime victim services during the 12-month period of October 1, 2025, to September 30, 2026, and amending the 2025 spending and financing budget for the City Attorney's Office.

Notes:

Agenda Date: 08/27/2025

Sponsors: Noecker

Enactment Date:

Attachments:

Financials Included?:

Contact Name: Therese Skarda

Hearing Date:

Entered by: riddhi.mistry@ci.stpaul.mn.us

Ord Effective Date:

History of Legislative File

Ver- sion:	Acting Body:	Date:	Action:	Sent To:	Due Date:	Return Date:	Result:
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Text of Legislative File RES PH 25-187

Authorizing the City Attorney's Office to accept a \$139,767 grant and authorizing execution of a Grant Agreement (which includes an indemnification clause) with the Minnesota Department of Public Safety, Office of Justice Programs (OJP) to provide crime victim services during the 12-month period of October 1, 2025, to September 30, 2026, and amending the 2025 spending and financing budget for the City Attorney's Office.

WHEREAS, The City Attorney's Office, Criminal Division, received authorization via RES 25-891 to apply for a grant from the Minnesota Department of Public Safety, Office of Justice Programs through the Crime Victim Services grant program for the purpose of ensuring crime victims' rights are upheld, increasing victims' safety, and ensuring that victims' services are relevant to the population that exists within the community; and

WHEREAS, the Minnesota Department of Public Safety, Office of Justice Programs has awarded \$139,767 to the St. Paul City Attorney's Office through this grant program; and

WHEREAS, \$137,767 of the \$139,767 in awarded grant funds comes from the US Department of Justice, Office of Justice Programs, Office for Victims of Crime - Crime Victim Assistance formula award; and

WHEREAS, this grant will assist the City Attorney's Office in funding a Victim Witness Coordinator, currently funded with ARPA grant funding which will expire on December 31, 2025, and a Victim Outreach Assistant, currently funded by a DPS Crime Victim Services grant which is set to expire on September 30, 2025; and

WHEREAS, the City Attorney's Office currently receives Victim Services funding from an Office of Justice Programs Crime Victim Services grant for the period of October 1, 2024, to September 30, 2025, and the newly-awarded grant period will be October 1, 2025, to September 30, 2026;; and

WHEREAS, the St. Paul City Attorney's Office, Criminal Division, relies heavily on the work of our Victim/Witness Coordinator and Assistant to provide services to crime victims and uphold statutory mandates in Minn. Stat. 611A (Crime Victims' Rights) as well as ensuring underserved communities are able to access these services; and

WHEREAS, we recognize that crime victim services offered by the City Attorney's Office benefit the citizens of the City of St. Paul; and

WHEREAS, this award does not include a matching funds requirement; and

WHEREAS, the City Attorney's Office wishes to accept said funding and execute a Grant Agreement (which contains an indemnification clause) with the Minnesota Department of Public Safety, Office of Justice Programs; and

WHEREAS, the 2025 financing and spending plans need to be amended and activity budget added for these funds; and

WHEREAS, the Mayor, pursuant to Section 10.07.1 of the Charter of the City of Saint Paul, does certify that there are available for appropriation total revenues in excess of those estimated in the budget, funds of \$139,767 in the General Fund; now, therefore, be it RESOLVED, that the City Council authorizes and approves entering into the Grant Agreement with the Minnesota Department of Public Safety, Office of Justice Programs (which includes an indemnification clause) to accept and implement the grant funds consistent with the application and applicable compliance requirements.



City of Saint Paul

City Hall and Court House
15 West Kellogg
Boulevard
Phone: 651-266-8560

Master

File Number: RES PH 25-178

File ID: RES PH 25-178

Type: Resolution-Public Hearing

Status: Agenda Ready

Version: 1

Contact 651-266-6619
Number:

In Control: City Council

File Created: 08/12/2025

File Name: Moore Street Lofts Final (Combined) Plat

Final Action:

Title: Approving the Moore Street Lofts final (combined) plat.

Notes: The public hearing for this item must be on the September 3, 2025 agenda. Hearing notices will be published in the newspaper and sent to area property owners for the September 3, 2025 hearing.

Agenda Date: 09/03/2025

Sponsors: Coleman

Enactment Date:

Attachments: Plat Staff Report, Final Plat Application, Final Plat for Moore Street Lofts, Preliminary Plat Moore Street Lofts, Declaration of Covenants Moore Lofts Townhome Association

Financials Included?:

Contact Name: Kady Dadlez

Hearing Date:

Entered by: Kady Dadlez

Ord Effective Date:

History of Legislative File

Ver- sion:	Acting Body:	Date:	Action:	Sent To:	Due Date:	Return Date:	Result:
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Text of Legislative File RES PH 25-178

Approving the Moore Street Lofts final (combined) plat.

WHEREAS, Brent Thompson, Zoning File #25-to be assigned, submitted for City Council approval the attached final plat to create six (6) lots and one (1) Outlot on property at 1984 Marshall Avenue (the new lots will be assigned Moore Street addresses); and

WHEREAS, the appropriate City departments have reviewed the final plat and found, subject to recommended conditions, that it meets the requirements of Chapter 69, subdivision regulations, of the Zoning Code; and

WHEREAS, notice of a public hearing before the City Council for the plat was duly published in the official newspaper of the City and notices were duly mailed to each owner of affected property and property situated wholly or partly within 350 feet of the subject property; and

WHEREAS, the City Council held a public hearing for the proposed plat on September 3, 2025, at which all interested parties were given an opportunity to be heard; and

WHEREAS, the Council, having considered all the facts, recommendations, and testimony concerning the plat, including the report and recommendations from Department of Planning and Economic Development (PED) staff under PED Zoning File #25-to be assigned, dated August 20, 2025, and the findings therein;

NOW, THEREFORE, BE IT RESOLVED, that the City Council accepts and approves the attached Moore Street Lofts Final Plat to create six (6) lots and one (1) Outlot on property located at 1984 Marshall Avenue (the new lots will be assigned Moore Street addresses), subject to the following conditions:

1. The applicant shall file a copy of the council resolution approving the plat with the office of the county recorder and/or registrar of titles of Ramsey County.
2. The Declaration of Covenants, Conditions, and Restrictions for Moore Lofts Townhome Association document associated with the final plat shall be executed and filed with the office of the county recorder and/or registrar of titles of Ramsey County.

AND BE IT FINALLY RESOLVED that the City Clerk shall mail a copy of this resolution to the Applicant, the Zoning Administrator, and the Planning Administrator.

Zoning Application: Moore Street Lofts Final (Combined) Plat - ZF #25-*to be assigned*

Location	1984 Marshall Avenue (new lots will be assigned Moore Street addresses)
Application Type	Final (combined) plat
Applicant	Brent Thompson
Request	Final (combined) plat (§ 69.406) to create six (6) RM1 lots and one Outlot
Staff Recommendation Summary	Approval of the final (combined) plat for Moore Street Lofts
District Council Recommendation	The Union Park District Council, District 13, had not provided a recommendation on the plat application at the time the staff report was drafted
Public Hearing Date	September 3, 2025
Deadline for Action	December 17, 2025
Staff	Kady Dadlez

Parcel Information

PIN	04.28.23.22.0012
Legal Description	Lot 1, Block 5 Merriam Park Second Addition
Parcel Size	8,053 square feet
Existing Land Use	Single family dwelling
Zoning	RM1 - low-density multiple-family residential
Surrounding Land Use	Residential uses to the north, east, and west and a religious institution to the south
2040 Future Land Use Designation	Urban Neighborhood
History	Single family dwelling unit on the property was built in 1910.

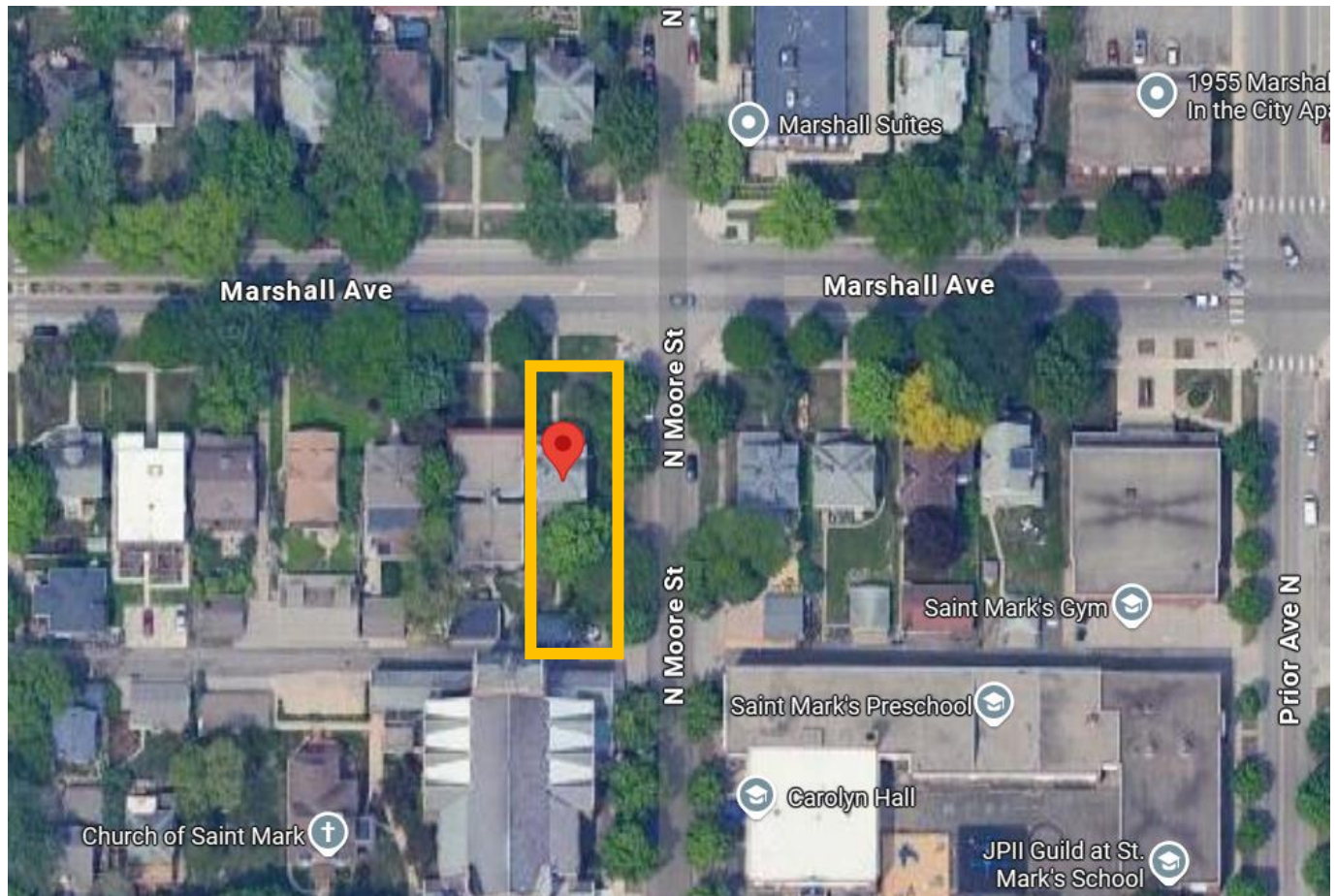


Figure 1. Aerial Map of Property to be Platted

Applicant Request

Final (combined) plat for Moore Street Lofts to create six (6) RM1 parcels and one (1) Outlot. A six-unit townhome building with common areas to the north, south, and west is planned.

Zoning Analysis

Standards for the Review of Divisions of Land

Section 69.406 of the Zoning Code states that all of the following findings shall be made prior to approval of a subdivision.

(1) All the applicable provisions of the Legislative Code are complied with.

This finding is met. City staff has reviewed the proposed plat and determined that all applicable provisions of city codes are met. No variances are needed or requested.

(2) The proposed subdivision will not be detrimental to the present and potential surrounding land uses.

This finding is met. The proposed plat is consistent with present and potential surrounding land uses and will not be detrimental to present and future uses of surrounding land.

(3) *The area surrounding the subdivision can be planned and developed in coordination and compatibility with the proposed subdivision.*

This finding is met. The area surrounding the proposed plat is fully developed with residential and institutional uses that are compatible with the proposed subdivision.

(4) *The subdivision is in conformance with the comprehensive plan.*

This finding is met. The subdivision is in conformance with the 2040 Comprehensive Plan, which identifies the area as Urban Neighborhood and guides the property for residential uses.

(5) *The subdivision preserves and incorporates the site's important existing natural features, whenever possible.*

This finding is met. There are no notable natural features on the parcels and Outlot in the subdivision.

(6) *All land intended for building sites can be used safely without endangering the residents by peril from floods, erosion, continuously high water table, severe soil conditions or other menace.*

This finding is met. The site is flat with no flooding, erosion, high water table, or soil condition problems.

(7) *The subdivision can be economically served with public facilities and services.*

This finding is met. The subdivision can be economically served with public facilities and services from surrounding streets.

Parkland Dedication

Section 69.511 of the Zoning Code allows the City to require the dedication of parkland as part of platting. No land dedication is required for this plat. A parkland dedication fee will be due at the time of building.

Action

Recommended Motion

Approval of the final (combined) plat for Moore Street Lofts at 1984 Marshall Avenue (the new lots will be assigned Moore Street addresses), subject to the following conditions:

1. The applicant shall file a copy of the Council Resolution approving the plat with the Ramsey County Recorder's Office.
2. The Declaration of Covenants, Conditions, and Restrictions for Moore Lofts Townhome Association document associated with the final plat shall be executed and filed with the office of the county recorder and/or registrar of titles of Ramsey County.

Legistar Attachments

Staff Report

Final Plat

Final Plat Subdivision Application

Preliminary Plat

Declaration of Covenants, Conditions, and Restrictions for Moore Lofts Townhome Association



SUBDIVISION REVIEW APPLICATION

Department of Planning and Economic Development
Zoning Section
1400 City Hall Annex, 25 West Fourth Street
Saint Paul, MN 55102-1634
(651) 266-6583

Zoning Office Use Only

File # _____

Fee Paid \$ _____

Received By / Date _____

APPLICANT

Property Owner(s) MOORE LOFTS, LLC
Address 1039 WHITE BEAR PKWY City WHITE BEAR State MN Zip 55110
Email MOORELOFTS@YAHOO.COM Phone 651.274.2900 FE 200
Contact Person (if different) BRENT THOMPSON
Address 1984 WILLIAM ST. City ROSEVILLE State MN Zip 55113
Email bthompson@vb-19.com Phone 651.775.1989

PROPERTY INFO

Address / Location 1984 MARSHALL AVE
PIN(s) & Legal Description 042823220012
(Attach additional sheet if necessary.)
MERRIAM PARK 2ND ADDITION LOT 1 BLK 5
Lot Area 8100/SF Current Zoning RMI

TYPE OF SUBDIVISION: Application is hereby made for subdivision review under provisions of Zoning Code Chapter 69, Subdivision Regulations, for the following:

- | | | |
|--|---|--|
| <input type="checkbox"/> Adjustment of Common Boundary | <input type="checkbox"/> Registered Land Survey | <input type="checkbox"/> Combined Plat |
| <input type="checkbox"/> Lot Split | <input type="checkbox"/> Preliminary Plat | <input checked="" type="checkbox"/> Final Plat |

SUPPORTING INFORMATION: State the proposed use of the lots, including residential building types and number of dwelling units, and types of business and industrial uses. Attach additional sheets if necessary.

SINGLE FAMILY TOWNHOMES

- ☐ For lot splits and adjustments of common boundaries, a certificate of survey and other information as required under Zoning Code § 69.305(1) – (5) is attached.
- ☐ For preliminary plats, a preliminary plat and other information as required under Zoning Code § 69.401(a) - (e) is attached.
- ☐ If you are a religious institution you may have certain rights under RLUIPA. Please check this box if you identify as a religious institution.

Applicant's Signature _____

Date 8/19/25

MOORE STREET LOFTS

KNOW ALL MEN BY THESE PRESENTS: That Moore Lofts LLC, a Minnesota limited liability company, owner of the following described property situated in the City of Saint Paul, County of Ramsey, State of Minnesota:

Lot 1, Block 5, SECOND ADDITION MERRIAM PARK, Ramsey County, Minnesota.

Has caused the same to be surveyed and platted as MOORE STREET LOFTS.

In witness whereof said Moore Lofts LLC, a Minnesota limited liability company, has caused these presents to be signed by its proper officer this ____day of _____, 202____.

Signed: Moore Lofts LLC

Chief Manager

STATE OF MINNESOTA

COUNTY OF _____

The foregoing instrument was acknowledged before me this ____day of _____, 202____, by _____, Chief Manager of Moore Lofts LLC, a Minnesota limited liability company, on behalf of the company.

Notary Public, _____ County, Minnesota
My Commission Expires _____

I, Ryan M. Peterson, Licensed Land Surveyor, do hereby certify that I have surveyed or directly supervised the survey of the property described on this plat; prepared this plat or directly supervised the preparation of this plat; that this plat is a correct representation of the boundary survey; that all mathematical data and labels are correctly designated on this plat; that all monuments depicted on this plat have been correctly set; that all water boundaries and wet lands, as defined in Minnesota Statutes, Section 505.01, Subd. 3, as of the date of the surveyor's certification are shown and labeled on this plat; and all public ways are shown and labeled on this plat.

Dated this ____day of _____, 202____.

Ryan M. Peterson, Licensed Land Surveyor
Minnesota License No. 60424

STATE OF MINNESOTA

COUNTY OF _____

The foregoing Surveyor's Certificate was acknowledged before me this ____day of _____, 202____, by Ryan M. Peterson, a Licensed Land Surveyor.

Notary Public, _____ County, Minnesota
My Commission Expires _____

City of Saint Paul

I do hereby certify that on the ____day of _____, 202____, the City Council of the City of Saint Paul, Minnesota, approved this plat. Also, the conditions of the Minnesota Statutes, Section 505.03, Subd. 2, have been fulfilled.

City Clerk

Property Tax, Records and Election Services Department

Pursuant to Minnesota Statutes, Section 505.021, Subd. 9, taxes payable in the year 202____ on the land hereinbefore described have been paid. Also, pursuant to Minnesota Statutes, Section 272.12, there are no delinquent taxes and transfer entered this ____day of _____, 202____.

Ramsey County Auditor/Treasurer

By _____, Deputy

County Surveyor

Pursuant to Minnesota Statutes, Section 383A.42, this plat is approved this ____day of _____, 202____.

Daniel D. Baar, L.S.,
Ramsey County Surveyor

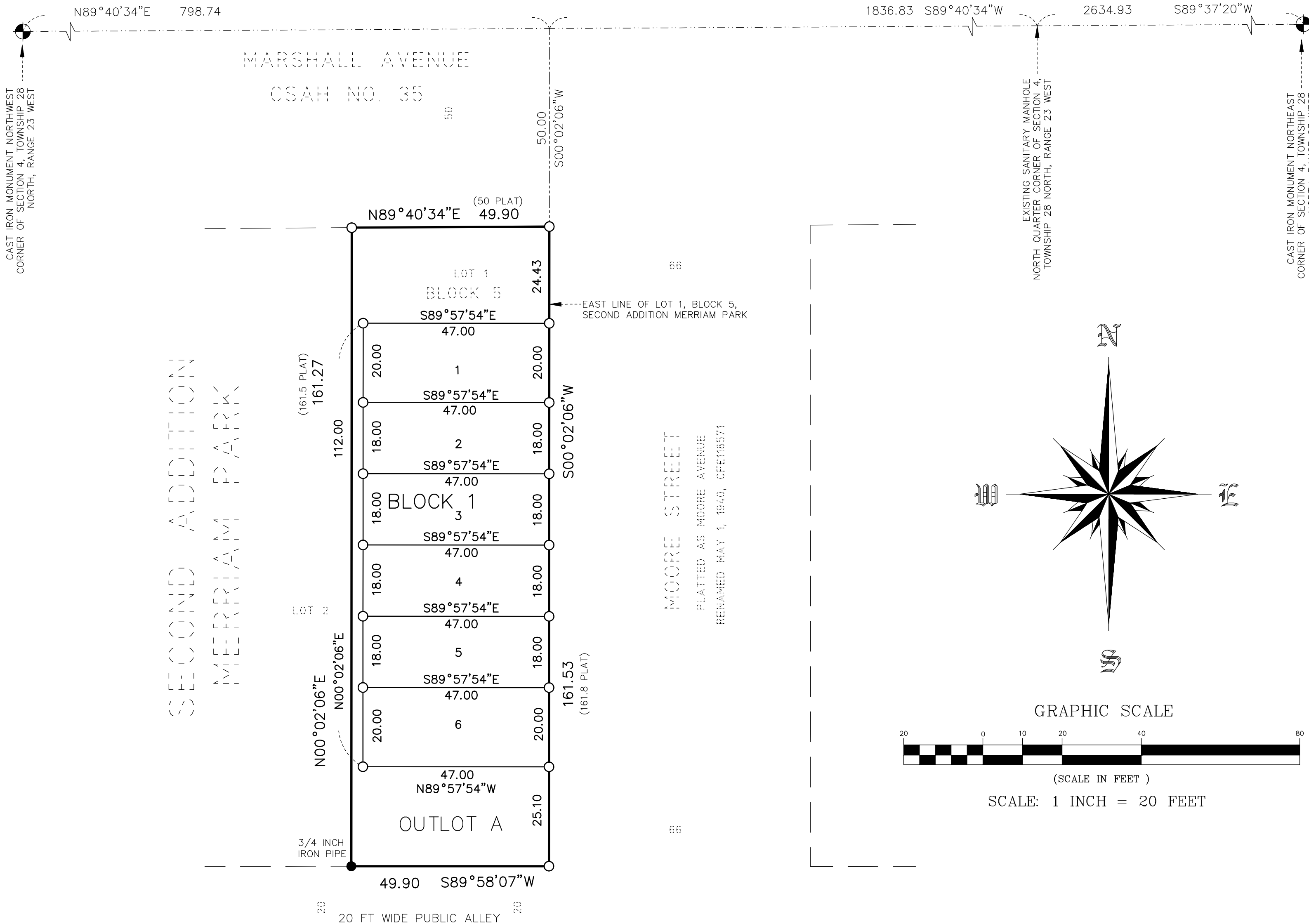
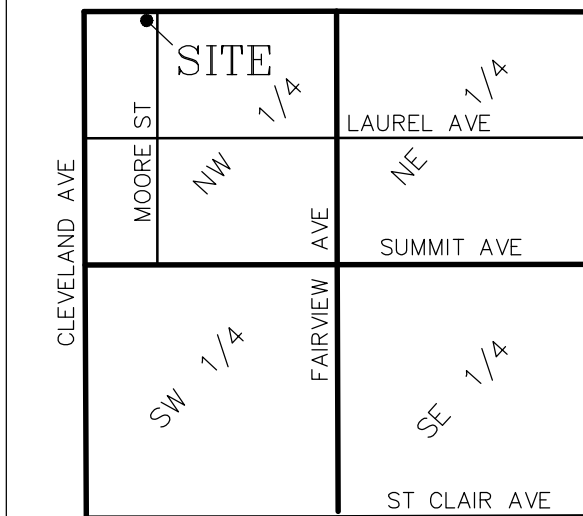
County Recorder, County of Ramsey, State of Minnesota

I hereby certify that this plat of MOORE STREET LOFTS was filed in the office of the County Recorder for pubic record on this ____day of _____, 202____, at ____o'clock__M. and was duly filed in Book_____ of Plats, Page_____, as Document Number_____.

Deputy County Recorder

VICINITY MAP

SECTION 4, T. 28N, R. 23W



LEGEND

⊕ DENOTES SECTION CORNER CAST IRON MONUMENT FOUND

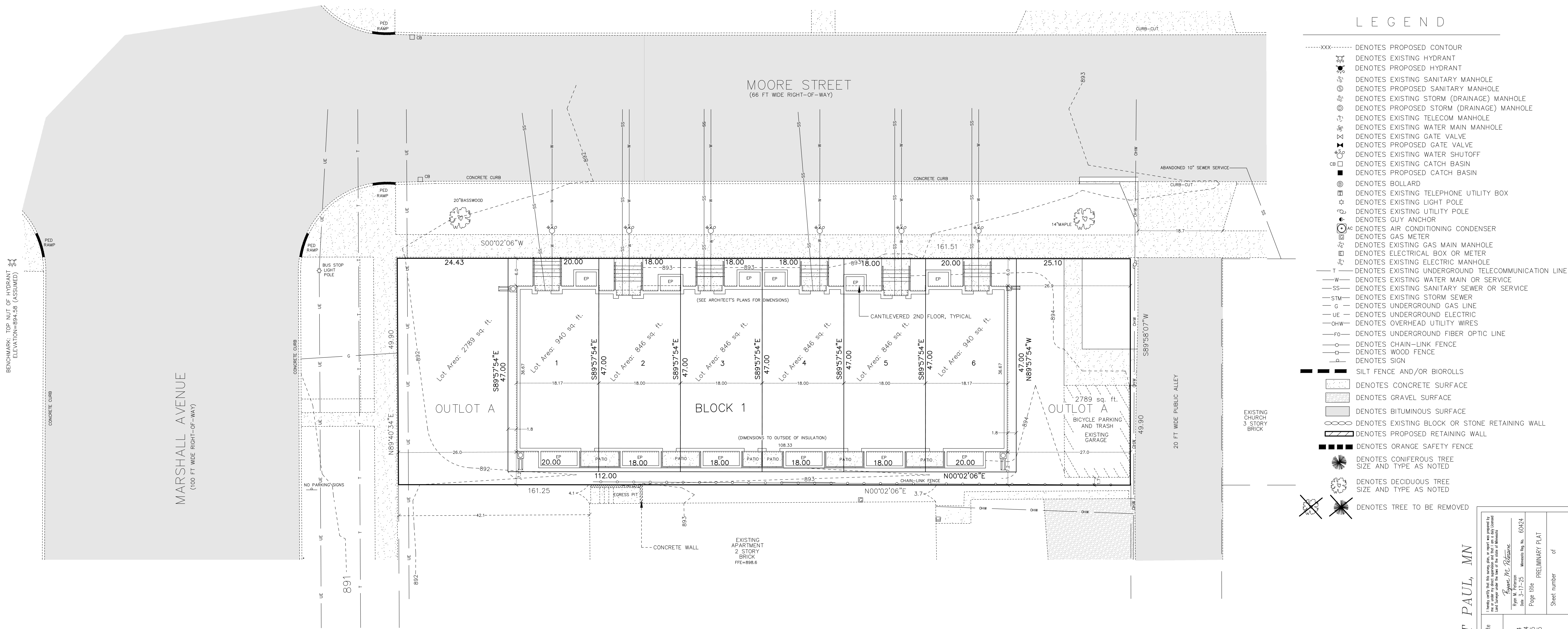
○ DENOTES 14 INCH X 5/8 INCH REBAR MONUMENT SET AND CAPPED RLS 60424

● DENOTES IRON MONUMENT FOUND, SIZE, TYPE, AS NOTED

(XXX.XX PLAT) DENOTES RECORD DIMENSION FROM SECOND ADDITION MERRIAM PARK PLAT

BASIS OF BEARING: THE EAST LINE OF LOT 1, BLOCK 5, SECOND ADDITION MERRIAM PARK IS ASSUMED TO BEAR SOUTH 00 DEGREES 02 MINUTES 06 SECONDS WEST

PRELIMINARY PLAT: MOORE STREET LOFTS



Existing Legal Description:

Lot 1, Block 5, MERRIAM PARK SECOND ADDITION,
Ramsey County, Minnesota.

ZONING CLASSIFICATION: RM1
TOTAL EXISTING LOT AREA: 8053 SQ. FT. OR 0.18 ACRES

SITE ADDRESS:
1984 MARSHALL AVE, ST PAUL, MN

Client: Mr. Brent Thompson Vanguard Builders, Inc. 11225a Baltimore Street Blaine, MN 55449	Design by JF	Original date 1-3-24	I hereby certify that this survey, plan, or report was prepared by me or under my direct supervision and that I am a duly licensed Professional Engineer in the State of Minnesota. Signature: <i>Raymond McRae</i> Date: 3-17-25 Minnesota Reg. No. 60424	
	Drawn by JF	Revisions 1-16-24 8-30-24 3-17-25		Page title PRELIMINARY PLAT
	Survey book No. S.A.P-number 2023.307	Sheet number of		
LAKE AND LAND SURVEYING, INC. SURVEYING/CIVIL ENGINEERING 1200 CENTRE POINT, SUITE 375 ST. PAUL, MN 55108 PHONE: (651) 476-4211 E-MAIL: LAKEANDLANDOUTLOOK.COM				

DECLARATION OF COVENANTS, CONDITIONS, AND RESTRICTIONS FOR MOORE LOFTS TOWNHOME ASSOCIATION

This Declaration is made on this ____ day of _____, 2025, by the undersigned developer/owner for the purpose of establishing a homeowners association for the property known as Moore Lofts Townhome Association, located in the City of St. Paul, County of Ramsey, State of Minnesota.

ARTICLE I – DEFINITIONS

- Association – Moore Lofts Townhome Association, a Minnesota nonprofit homeowners association.
- Townhome Unit – Each of the six individually platted and addressed dwelling units within the building.
- Common Area Lots – Two separate parcels of land: North Lot (shared green/open space) and South Lot (bike and storage locker building).
- Owner – Any person or entity holding fee simple title to a Townhome Unit.
- Board – The governing body of the Association, elected by the Owners.

ARTICLE II – COMMON AREAS

- The Common Areas are for the mutual benefit of all Owners and shall be maintained by the Association.
- No Owner shall obstruct, encroach upon, or build permanent structures in the Common Areas.
- The bike and storage locker building shall be maintained and insured by the Association.

ARTICLE III – MEMBERSHIP AND VOTING

- Every Unit Owner is a member of the Association.
- Each Unit shall have one (1) vote in Association matters.

ARTICLE IV – ASSESSMENTS

- The Association may levy annual assessments to fund maintenance, insurance, reserves, and administrative costs.
- Special assessments may be levied by a majority vote of the Board.

ARTICLE V – MAINTENANCE RESPONSIBILITIES

- Association Responsibility: Common Area landscaping, Bike/storage building upkeep, Snow removal and general exterior common space maintenance.
- Owner Responsibility: Individual unit maintenance, Utility services to each unit.

ARTICLE VI – RESTRICTIONS

- No Owner shall use their unit or the common areas in a manner that violates any law or ordinance.
- Short-term rentals (less than 30 days) are prohibited unless approved by the Association.
- Pets are permitted in accordance with city ordinances and Board-approved rules.

ARTICLE VII – BOARD OF DIRECTORS

- The Association shall be governed by a Board of at least three (3) Owners.
- The initial Board shall be appointed by the developer and shall serve until the first annual meeting.

ARTICLE VIII – AMENDMENTS

- This Declaration may be amended by an affirmative vote of 75% of the Owners.

ARTICLE IX – GENERAL PROVISIONS

- The Association shall be governed in compliance with the Minnesota Common Interest Ownership Act (MCIOA).
- In the event of any conflict between this Declaration and Minnesota law, the latter shall govern.

SIGNATURE

- IN WITNESS WHEREOF, the undersigned executes this Declaration this ____ day of _____, 2025.
- Signature: _____
- Name: Stephen Moriarty
- Title: Developer/Declarant



City of Saint Paul

City Hall and Court House
15 West Kellogg
Boulevard
Phone: 651-266-8560

Master

File Number: RES PH 25-181

File ID: RES PH 25-181

Type: Resolution-Public Hearing

Status: Agenda Ready

Version: 1

Contact (651) 266-9137
Number:

In Control: City Council

File Created: 08/14/2025

File Name: SLV - University of St Thomas (UST) - PH 9/3/2025

Final Action:

Title: Approving the three sound level variance applications of University of St Thomas (UST) for a UST Stadium -Cretin Derham Hall (CDH) Football Game Series for Fridays September 5, 19 and October 10; Tuesday, October 21; and Saturday, October 25; in order to present live amplified sound at the University of St Thomas Stadium, 2115 Summit Avenue.

Notes:

Agenda Date: 09/03/2025

Sponsors: Coleman

Enactment Date:

Attachments: Application 1, Application 2, Application 3, ENS, ENS, ENS, Map, Notices to Owners, Property Owners List, Letter to Applicant, Richard Varco public comment

Financials Included?:

Contact Name: Barb

Hearing Date:

Entered by: david.eide@ci.stpaul.mn.us

Ord Effective Date:

History of Legislative File

Ver- sion:	Acting Body:	Date:	Action:	Sent To:	Due Date:	Return Date:	Result:
---------------	--------------	-------	---------	----------	-----------	-----------------	---------

Text of Legislative File RES PH 25-181

Approving the three sound level variance applications of University of St Thomas (UST) for a UST Stadium -Cretin Derham Hall (CDH) Football Game Series for Fridays September 5, 19 and October 10; Tuesday, October 21; and Saturday, October 25; in order to present live amplified sound at the University of St Thomas Stadium, 2115 Summit Avenue.

WHEREAS, Chapter 293 of the Saint Paul Legislative Code was enacted to regulate the subject of noise in the City of Saint Paul; and

WHEREAS, §293.09 provides for the granting of variances from the sound level limitations contained in

§293.07, upon a finding by the City Council that full compliance with Chapter 293 would constitute an unreasonable hardship on the applicant, other persons or on the community; and

WHEREAS, University of St Thomas , represented by Travis Hornik, UST Assistant Athletic Director, who has been designated as the responsible person on the application, has applied for three

variances, at a requested sound level limit of 92 dBA at 50 feet, to present amplified sound for the UST Stadium CDH Football Game Series on certain Fridays, September 5, September 19, October 10; a Tuesday, October 21, 2025 and a Saturday, October 25, 2025 at the University of St Thomas Stadium, 2115 Summit Avenue; and

WHEREAS, applicant has requested a variance for the hours of 6:00 p.m. until 10:00 p.m., with a pre-event sound check at 5:00 p.m. on Fridays, September 5, September 19 and October 10; on Tuesday, October 21, 2025 from 6:30 p.m. until 10:30 p.m. with a pre-event sound check at 5:30 p.m.; and on Saturday, October 25, from 2:00 p.m. until 6:00 p.m. with a pre-event sound check at 1:00 p.m. for UST Stadium CDH Football Game Series events; and

WHEREAS, if applicant is not granted a variance applicant will not be able to present amplified sound at the University of St Thomas, University of St Thomas Stadium, 2115 Summit Avenue.; and

WHEREAS, the Department of Safety and Inspections has reviewed the application and has made recommendations regarding conditions for the variances. Now, therefore, be it

RESOLVED, that the Council of the City of Saint Paul hereby grants three variances to University of St Thomas, subject to the following conditions:

- 1) The Variance shall be for the requested variance hours of 6:00 p.m. until 10:00 p.m., with a pre-event sound check at 5:00 p.m. on Fridays, September 5, September 19 and October 10; on Tuesday, October 21, 2025 from 6:30 p.m. until 10:00 p.m. with a pre-event sound check at 5:30 p.m.; and on Saturday, October 25, from 2:00 p.m. until 6:00 p.m. with a pre-event sound check at 1:00 p.m. for UST Stadium CDH Football Game Series events; and
- 2) All electronically powered equipment used in conjunction with the event shall not exceed 92 dBA at 50 feet from all sound sources during the 09/05, 09/19, 10/10/2025 events from 6:00 p.m. until 10:00 p.m.; and from 6:30 p.m. until 10:00 p.m. for the 10/21/2025 event; and from 2:00 p.m. until 6:00 p.m. for the 10/25/2025 event. All electronically powered equipment used in conjunction with the events shall not exceed 80 dBA at 50 feet from all sound sources during the pre-event sound checks; and
- 3) The applicant shall monitor the decibel level from the variance approved distance of each noise source and create a report that records the general operating decibel levels within 15 minutes of the start of each performing act and at intervals no greater than 60 minutes apart thereafter. The report shall be made available for viewing by city staff, upon request during the variance or within 30 days thereafter. Applicant shall also conduct a decibel reading during the variance upon request of city staff.
- 4) All electronically powered equipment, PA systems, loudspeakers or similar devices shall be turned off no later than 9:59 p.m. on September 5, September 19, October 10, and October 21, 2025; and no later than 6:00 p.m. on October 25, 2025, the event dates.

FURTHER RESOLVED, that any violations of the conditions set forth above on the September 5, September 19, October 10, October 21 and October 25, 2025 dates may result in denial of future requests for the grant of a noise variance, in addition to any criminal citation which might issue.

University of St Thomas, represented by Travis Hornik, has requested an exemption from the sound level limitations in Chapter 293.07 in order to present amplified sound, with limitations, from 6:00 p.m. until 10:00 p.m., with a pre-event sound check at 5:00 p.m. on Fridays, September 5,

September 19 and October 10; on Tuesday, October 21, 2025 from 6:30 p.m. until 10:00 p.m. with a pre-event sound check at 5:30 p.m.; and on Saturday, October 25, from 2:00 p.m. until 6:00 p.m. with a pre-event sound check at 1:00 p.m. for UST Stadium CDH Football Game Series events. Chapter 293.09 provides for the granting of variances from the sound level limitations contained in Chapter 293.07.

Was proper notice given? YES - See Attachments

DEPARTMENT OF SAFETY AND INSPECTIONS
Ricardo X. Ceryantes, Director

CITY OF SAINT PAUL

Business Licensing
375 Jackson Street, Suite 220
Saint Paul, Minnesota 55101-1806Telephone: 651-266-8989
Facsimile: 651-266-9124
Web: www.stpaul.gov/dsj

Sound Level Variance Application

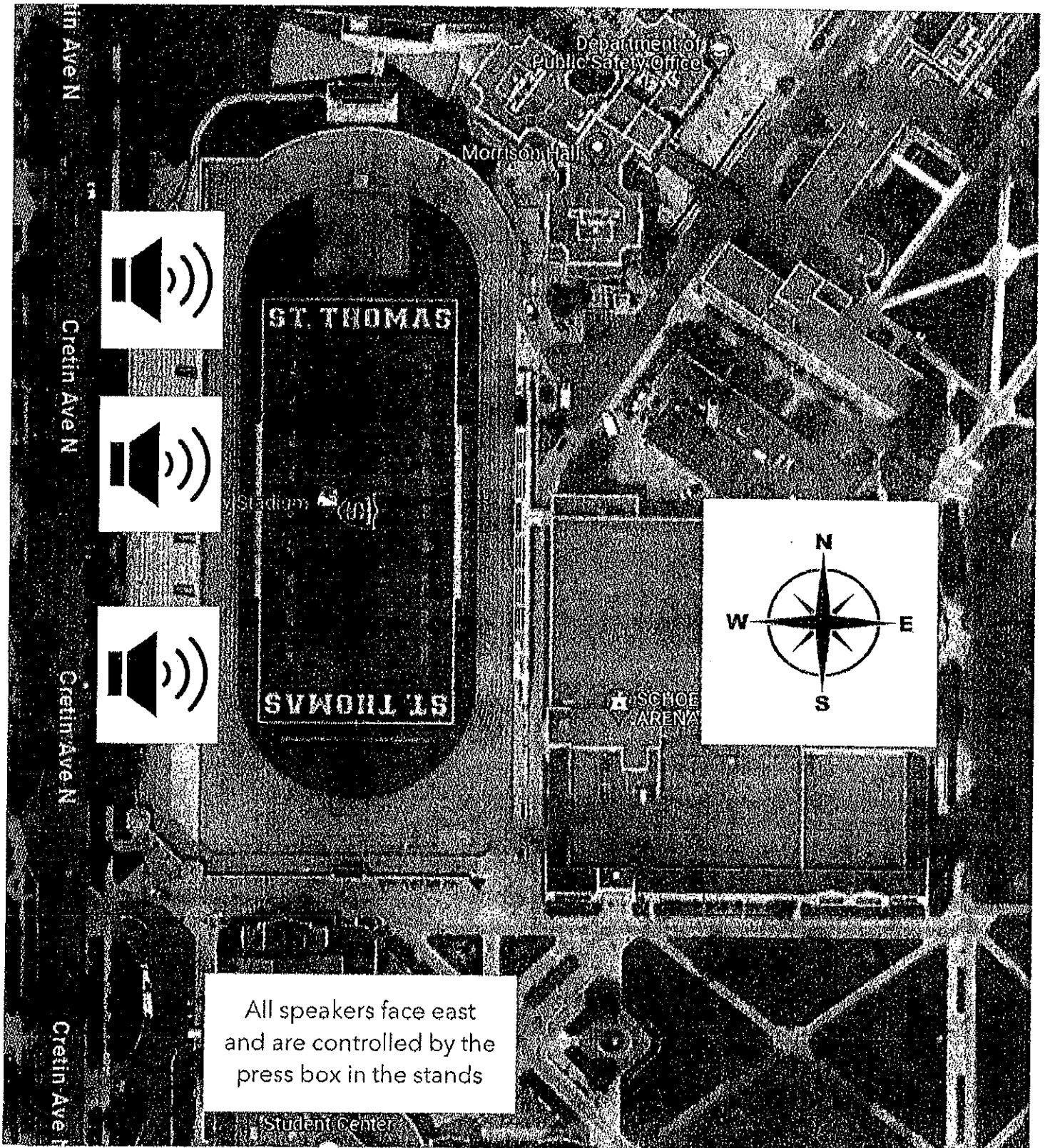
Legislative Code Chapter 293. - Noise Regulations

Application and \$175 fee payment should be submitted a minimum of sixty (60) days prior to the scheduled event start date. A public notification period is required prior to scheduling the application's Public Hearing before the Saint Paul City Council. Applications received fewer than sixty (60) days prior to the event may not satisfy the ordinance's processing timelines for placement on the Council's agenda.

1. Organization/person seeking variance: University of St. Thomas
2. Event Name: Cretin Derham Hall High School Football
3. Address and physical description of noise source location (Event, Worksite): O'Shaughnessy Stadium 2115 Summit Avenue St. Paul, Minnesota, 55105
4. Responsible person: Travis Hornik Title: UST Assistant Athletic Director
5. Telephone: 651-962-7922 E-Mail: travis.hornik@stthomas.edu
6. Date(s) variance requested: 9/05, 9/19, 10/10
7. Noise source - Time(s) of operation: 6:00PM - 10:00PM
- Time(s) of pre-event sound check: 5:00PM
8. Sound level requested (dBA/Decibels): 92 dBA at 50 Feet
9. Mailing address w/zip code: 2115 Summit Avenue St. Paul MN, 55105
10. Briefly describe the noise source and equipment involved: Stadium speakers will be playing music and making announcements during the game.
11. Describe the steps that will be taken to minimize the noise levels: The sound level will be monitored in the area and surrounding neighborhood. It will be consistent with past football games.
12. State reason for seeking variance (example - music, announcements, construction, etc.): Announcements and music during the games.
13. A site diagram & map must be attached showing location of noise source(s), streets, stages, tents, etc. (If there will be amplified sound, indicate location and direction that all speakers will be facing).
Multiple locations may require more than one application.
14. Submit completed application, site diagram/map, and **\$175.00** fee to:

CITY OF SAINT PAUL
DEPARTMENT OF SAFETY AND INSPECTIONS
375 JACKSON STREET, SUITE 220
SAINT PAUL, MN 55101-1806

Signature of responsible person: Travis Hornik Date: 5-14-25





DSI RECEIPT

CITY OF SAINT PAUL
Department of Safety and Inspections
375 Jackson Street Suite 220
Saint Paul, Minnesota 55101-1806
Phone: (651) 266-8989 Fax: (651) 266-9124
www.stpaul.gov/dsi

Date: 06/18/2025

Received From: UNIVERSITY OF ST THOMAS dba: O'SHAUGHNESSY STADIUM
2115 SUMMIT AVE ST PAUL MN 55105

Description:

Invoice Details

1179675

Noise Variance

Invoice Amount

\$1,246.00

Amount Paid

\$1,246.00

TOTAL AMOUNT PAID:

\$1,246.00

Paid By:

Payment Type	Check #	Received Date	Amount
Credit Card	V2693	06/18/2025	\$1,246.00

DEPARTMENT OF SAFETY AND INSPECTIONS
Ricardo X. Cervantes, Director

CITY OF SAINT PAUL

Business Licensing
375 Jackson Street, Suite 220
Saint Paul, Minnesota 55101-1806Telephone: 651-266-8989
Facsimile: 651-266-9124
Web: www.stpaul.gov/dsl

Sound Level Variance Application

Legislative Code Chapter 293. - Noise Regulations

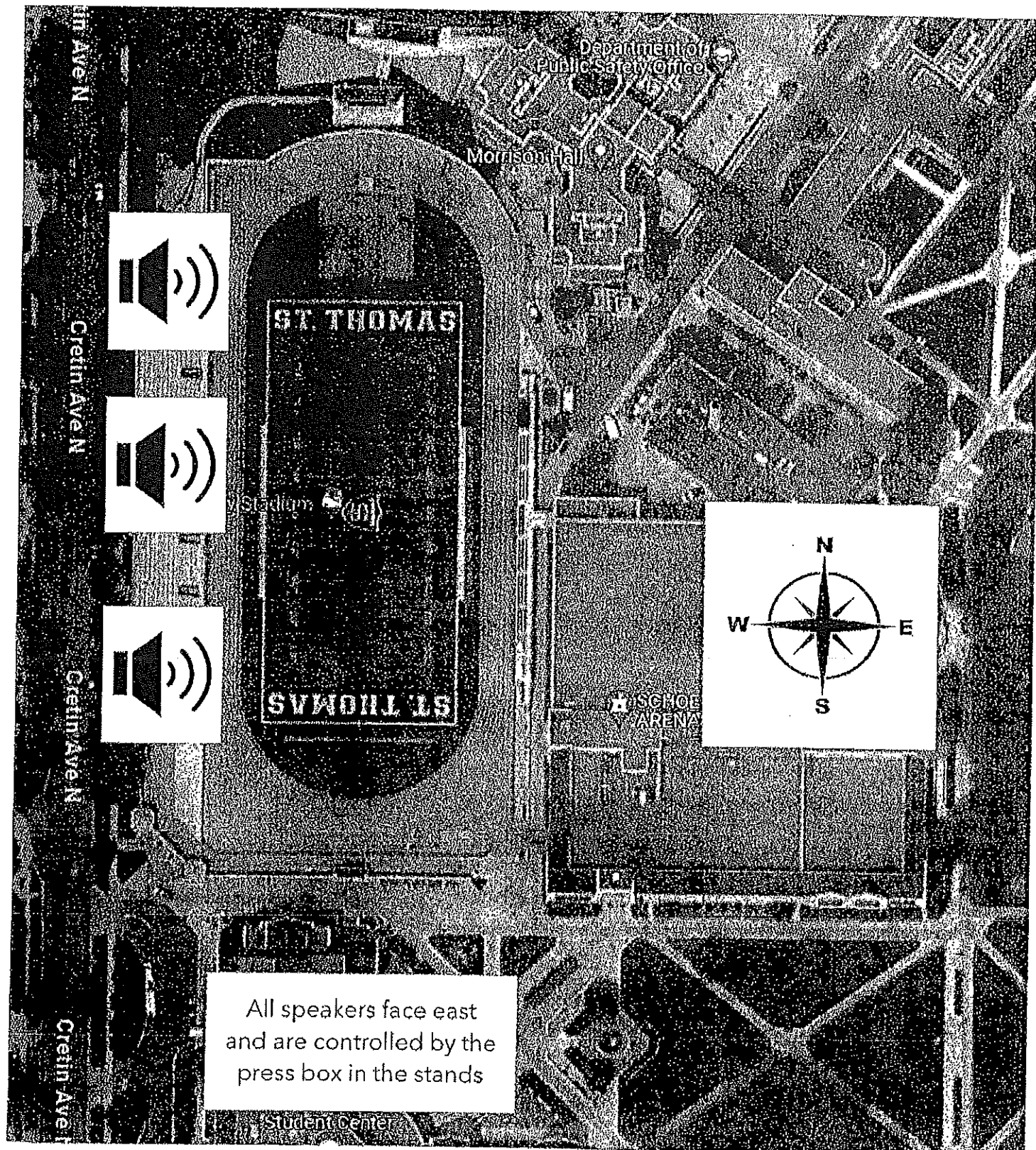
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1. Organization/person seeking variance: University of St. Thomas
2. Event Name: Cretin Derham Hall High School Football
3. Address and physical description of noise source location (Event, Worksite): O'Shaughnessy Stadium 2115 Summit Avenue St. Paul, Minnesota, 55105
4. Responsible person: Travis Hornik Title: UST Assistant Athletic Director
5. Telephone: 651-962-7922 E-Mail: travis.hornik@stthomas.edu
6. Date(s) variance requested: 10/21
7. Noise source - Time(s) of operation: 6:30PM - 10:30PM
- Time(s) of pre-event sound check: 5:30PM
8. Sound level requested (dBA/Decibels): 92 dBA at 50 Feet
9. Mailing address w/zip code: 2115 Summit Avenue St. Paul MN, 55105
10. Briefly describe the noise source and equipment involved: Stadium speakers will be playing music and making announcements during the game.
11. Describe the steps that will be taken to minimize the noise levels: The sound level will be monitored in the area and surrounding neighborhood. It will be consistent with past football games.
12. State reason for seeking variance (example - music, announcements, construction, etc.): Announcements and music during the games.
13. A site diagram & map must be attached showing location of noise source(s), streets, stages, tents, etc. (If there will be amplified sound, indicate location and direction that all speakers will be facing).
Multiple locations may require more than one application.
14. Submit completed application, site diagram/map, and **\$175.00** fee to:

CITY OF SAINT PAUL
DEPARTMENT OF SAFETY AND INSPECTIONS
375 JACKSON STREET, SUITE 220
SAINT PAUL, MN 55101-1806

Signature of responsible person: Travis Hornik Date: 5-14-25

AA-ADA-BEO Employer





DSI RECEIPT

CITY OF SAINT PAUL
Department of Safety and Inspections
375 Jackson Street Suite 220
Saint Paul, Minnesota 55101-1806
Phone: (651) 266-8989 Fax: (651) 266-9124
www.stpaul.gov/dsi

Date: 06/18/2025

Received From: UNIVERSITY OF ST THOMAS dba: O'SHAUGHNESSY STADIUM
2115 SUMMIT AVE ST PAUL MN 55105

Description:

Invoice Details

1179675

Noise Variance

Invoice Amount

Amount Paid

\$1,246.00

\$1,246.00

TOTAL AMOUNT PAID:

\$1,246.00

Paid By:

Payment Type	Check #	Received Date	Amount
Credit Card	V2693	06/18/2025	\$1,246.00

DEPARTMENT OF SAFETY AND INSPECTIONS
Ricardo X. Cervantes, Director

CITY OF SAINT PAUL

Business Licensing
375 Jackson Street, Suite 220
Saint Paul, Minnesota 55101-1806Telephone: 651-266-8989
Facsimile: 651-266-9124
Web: www.stpaul.gov/itsl

Sound Level Variance Application

Legislative Code Chapter 293. - Noise Regulations

Application and \$175 fee payment should be submitted a minimum of sixty (60) days prior to the scheduled event start date. A public notification period is required prior to scheduling the application's Public Hearing before the Saint Paul City Council. Applications received fewer than sixty (60) days prior to the event may not satisfy the ordinance's processing timelines for placement on the Council's agenda.

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2. Event Name: Cretin Derham Hall High School Football
3. Address and physical description of noise source location (Event, Worksite): O'Shaughnessy Stadium 2115 Summit Avenue St. Paul, Minnesota, 55105
4. Responsible person: Travis Hornik Title: UST Assistant Athletic Director
5. Telephone: 651-962-7922 E-Mail: travis.hornik@stthomas.edu
6. Date(s) variance requested: 10/25
7. Noise source - Time(s) of operation: 2:00PM - 6:00PM
- Time(s) of pre-event sound check: 1:00PM
8. Sound level requested (dBA/Decibels): 92 dBA at 50 Feet
9. Mailing address w/zip code: 2115 Summit Avenue St. Paul MN, 55105
10. Briefly describe the noise source and equipment involved: Stadium speakers will be playing music and making announcements during the game.
11. Describe the steps that will be taken to minimize the noise levels: The sound level will be monitored in the area and surrounding neighborhood. It will be consistent with past football games.
12. State reason for seeking variance (example - music, announcements, construction, etc.): Announcements and music during the games.
13. A site diagram & map must be attached showing location of noise source(s), streets, stages, tents, etc. (If there will be amplified sound, indicate location and direction that all speakers will be facing).
Multiple locations may require more than one application.
14. Submit completed application, site diagram/map, and **\$175.00** fee to:

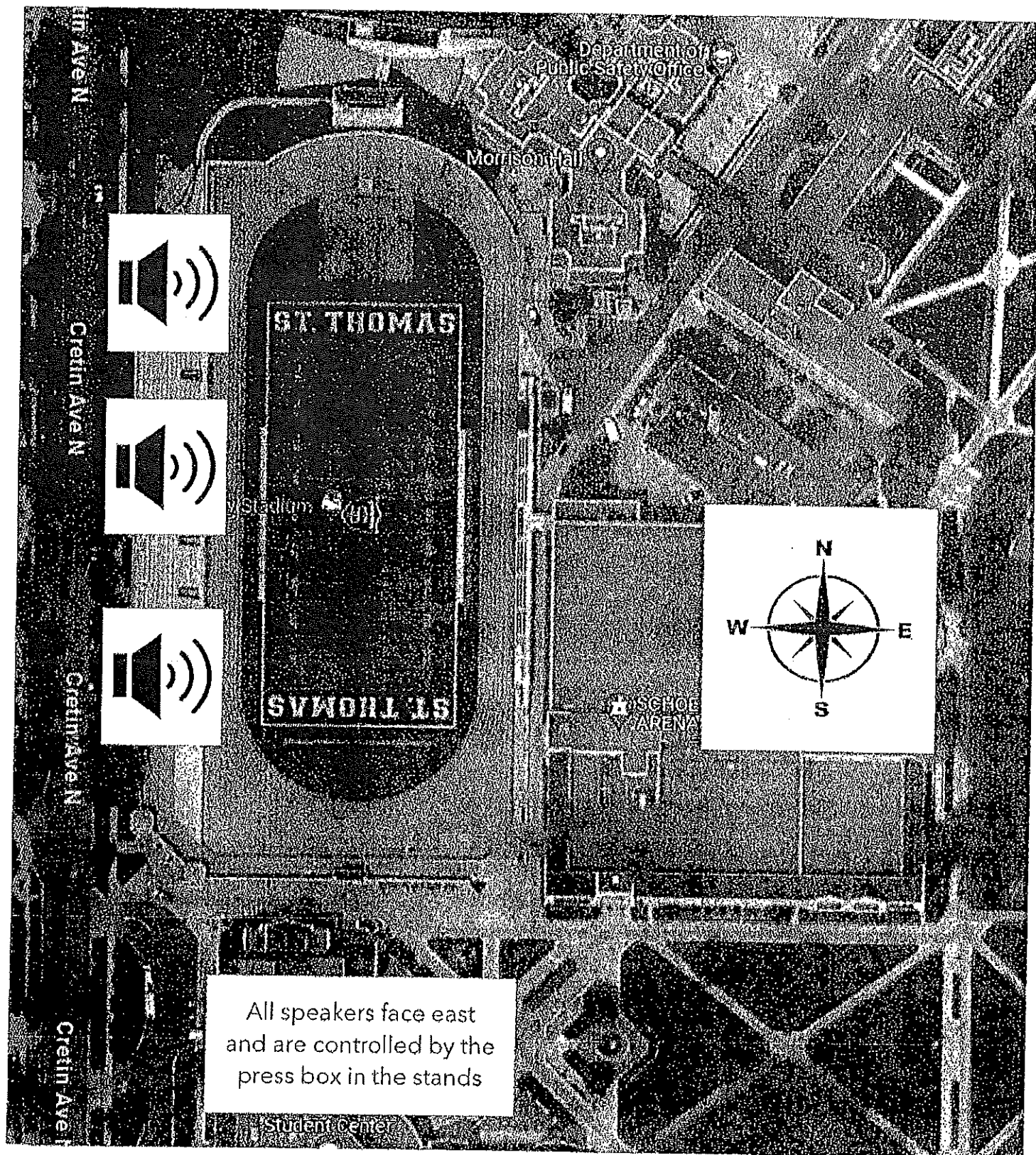
CITY OF SAINT PAUL
DEPARTMENT OF SAFETY AND INSPECTIONS
375 JACKSON STREET, SUITE 220
SAINT PAUL, MN 55101-1806

Signature of responsible person: _____

Travis Hornik

Date: _____

5-14-25





DSI RECEIPT

CITY OF SAINT PAUL
Department of Safety and Inspections
375 Jackson Street Suite 220
Saint Paul, Minnesota 55101-1806
Phone: (651) 266-8989 Fax: (651) 266-9124
www.stpaul.gov/dsi

Date: 06/18/2025

Received From: UNIVERSITY OF ST THOMAS dba: O'SHAUGHNESSY STADIUM
2115 SUMMIT AVE ST PAUL MN 55105

Description:

Invoice Details

1179675

Noise Variance

Invoice Amount

\$1,246.00

Amount Paid

\$1,246.00

TOTAL AMOUNT PAID:

\$1,246.00

Paid By:

Payment Type	Check #	Received Date	Amount
Credit Card	V2693	06/18/2025	\$1,246.00

Frances Birch

From: City of Saint Paul <cityofsaintpaul@public.govdelivery.com>
Sent: Thursday, August 14, 2025 2:00 PM
To: Frances Birch
Subject: Courtesy Copy: Sound Level Variance Applications, University of St Thomas (UST) Stadium - Cretin Derham Hall Fridays Football Game Series

This is a courtesy copy of an email bulletin sent by Barb McMonigal-St. Dennis.

This bulletin was sent to the following groups of people:

Subscribers of ENS - D13: Union Park District Council or ENS - D14: Macalester-Groveland Community Council (1784 recipients)

Events: University of St Thomas (UST) Stadium-Cretin Derham Hall Fridays Football Game Series

Location: 2115 Summit Avenue

Noise Source: Travis Hornik, University of St Thomas (UST) Assistant Athletic Director, has requested a sound level variance, for 92 dBA at 50 feet from the sound source, to present amplified sound with use of a sound system for various Cretin Derham Hall Football Games to be played at the University of St Thomas O'Shaughnessey Stadium, 2115 Summit Avenue. The Variance is requested for the hours of 6:00 p.m. until 10:00 p.m., with a pre-event sound check at 5:00 p.m. on Fridays, September 5, September 19 and October 10, 2025 at 2115 Summit Avenue.

The Department of Safety and Inspections will be recommending the following conditions:

1) The Variance shall be for the requested variance hours of 6:00 p.m. until 10:00 p.m., with a pre-event sound check at 5:00 p.m. on Fridays, September 5, September 19 and October 10, 2025 at 2115 Summit Avenue.

2) All electronically powered equipment used in conjunction with the event shall not exceed 92 dBA at 50 feet from all sound sources on September 5, September 19 and October 10, 2025 at 2115 Summit Avenue, with a pre-event sound check at 5:00 p.m..

3) The applicant shall monitor the decibel level from the variance approved distance of each noise source and create a report that records the general operating decibel levels within 15 minutes of the start of each performing act and at intervals no greater than 60 minutes apart thereafter. The report shall be made available for viewing by city staff, upon request during the variance or within 30 days thereafter. Applicant shall also conduct a decibel reading during the variance upon request of city staff.

4) All electronically powered equipment, PA systems, loudspeakers or similar devices shall be turned off no later than 09:59 p.m. on Fridays, September 5, September 19 and October 10, 2025, the event dates.

Submit comments for Public Hearing electronically. The public may comment on public hearing items in person, in writing or via voicemail. Any comments and materials submitted by 12:00 pm of the day before the

meeting, Tuesday, September 2, 2025, will be attached to the public record and available for review by the City Council. Comments may be submitted as follows: Written public comment on public hearing items can be submitted to Contact-Council@ci.stpaul.mn.us, ouncilHearing@ci.stpaul.mn.us, or by voicemail at 651-266-6805. Live testimony will be taken in person in the Council Chambers, and by telephone by registering to speak by noon on the day before the meeting. The registration link is located on the City Council website at www.stpaul.gov/council or <https://forms.office.com/g/TD3xN7WHy5>.

Members of the public may view City Council meetings online at <https://stpaul.legistar.com/Calendar.aspx> or on local cable Channel 18.

A public hearing before the City Council on this variance request will be held on:

Date: Wednesday, September 3, 2025

Time: 3:30 p.m.

Location: 3rd floor, City Hall Council Chambers

After the public hearing, the Council may grant, deny, or modify the variance request.

If you have questions about the sound level variance, please contact: Barb McMonigal-St.Dennis, Environmental Health Specialist, 651-266- 9137, barb.mcmonigal-st.dennis@ci.stpaul.mn.us.



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Frances Birch

From: City of Saint Paul <cityofsaintpaul@public.govdelivery.com>
Sent: Thursday, August 14, 2025 2:11 PM
To: Frances Birch
Subject: Courtesy Copy: Sound Level Variance Application University of St Thomas (UST) Stadium-Cretin Derham Hall Tuesday Football Game Series

This is a courtesy copy of an email bulletin sent by Barb McMonigal-St. Dennis.

This bulletin was sent to the following groups of people:

Subscribers of ENS - D13: Union Park District Council or ENS - D14: Macalester-Groveland Community Council (1784 recipients)

Event: University of St Thomas (UST) Stadium Cretin Derham Hall Tuesday Football Game Series on October 21, 2025

Description of Variance:

Location: 2115 Summit Avenue

Noise Source: Travis Hornik, University of St Thomas (UST) Assistant Athletic Director, has requested a sound level variance, for 92 dBA at 50 feet from the sound source, to present amplified sound with use of a sound system for various Cretin Derham Hall Football Games to be played at the University of St Thomas O'Shaughnessey Stadium, 2115 Summit Avenue. The applicant has requested a variance for Tuesday, October 21, 2025 from 6:30 p.m. until 10:30 p.m. with a pre-event sound check at 5:30 p.m. for a UST Stadium CDH Football Game Series event at 2115 Summit Avenue.

The Department of Safety and Inspections will be recommending the following conditions:

1) The Variance shall be for the requested variance hours of 6:30 p.m. until 10:00 p.m., with a pre-event sound check at 5:30 p.m. on Tuesday, October 21, 2025, for the University of St Thomas O'Shaughnessey Stadium Cretin Derham Hall Football Game Series event.

2) All electronically powered equipment used in conjunction with the event shall not exceed 92 dBA at 50 feet from all sound sources on October 21, 2025 from 6:30 p.m. to 10:00 p.m., with a pre-event sound check at 5:30 p.m..

3) The applicant shall monitor the decibel level from the variance approved distance of each noise source and create a report that records the general operating decibel levels within 15 minutes of the start of each performing act and at intervals no greater than 60 minutes apart thereafter. The report shall be made available for viewing by city staff, upon request during the variance or within 30 days thereafter. Applicant shall also conduct a decibel reading during the variance upon request of city staff.

4) All electronically powered equipment, PA systems, loudspeakers or similar devices shall be turned off no later than 09:59 p.m. on Tuesday, October 21, 2025, the event date.

Submit comments for Public Hearing electronically. The public may comment on public hearing items in person, in writing or via voicemail. Any comments and materials submitted by 12:00 pm of the day before the meeting, Tuesday, September 2, 2025, will be attached to the public record and available for review by the City Council. Comments may be submitted as follows: Written public comment on public hearing items can be submitted to Contact-Council@ci.stpaul.mn.us, ouncilHearing@ci.stpaul.mn.us, or by voicemail at 651-266-6805. Live testimony will be taken in person in the Council Chambers, and by telephone by registering to speak by noon on the day before the meeting. The registration link is located on the City Council website at www.stpaul.gov/council or <https://forms.office.com/g/TD3xN7WHy5>.

Members of the public may view City Council meetings online at <https://stpaul.legistar.com/Calendar.aspx> or on local cable Channel 18.

A public hearing before the City Council on this variance request will be held on:

Date: Wednesday, September 3, 2025

Time: 3:30 p.m.

Location: 3rd floor, City Hall Council Chambers

After the public hearing, the Council may grant, deny, or modify the variance request.

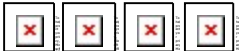
If you have questions about the sound level variance, please contact: Barb McMonigal-St.Dennis, Environmental Health Specialist, 651-266- 9137, barb.mcmonigal-st.dennis@ci.stpaul.mn.us.



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Frances Birch

From: City of Saint Paul <cityofsaintpaul@public.govdelivery.com>
Sent: Thursday, August 14, 2025 2:26 PM
To: Frances Birch
Subject: Courtesy Copy: Sound Level Variance Application University of St Thomas (UST) Stadium Cretin Derham Hall Saturday Football Game Series

This is a courtesy copy of an email bulletin sent by Barb McMonigal-St. Dennis.

This bulletin was sent to the following groups of people:

Subscribers of ENS - D13: Union Park District Council or ENS - D14: Macalester-Groveland Community Council (1784 recipients)

Event: Sound Level Variance Application, University of St Thomas (UST) Stadium- Cretin Derham Hall Football Game Series - Saturday, October 25, 2025

Description of Variance:

Location: 2115 Summit Avenue

Noise Source: Travis Hornik, University of St Thomas (UST) Assistant Athletic Director, has requested a sound level variance, for 92 dBA at 50 feet from the sound source, to present amplified sound with use of a sound system for various Cretin Derham Hall Football Games to be played at the University of St Thomas O'Shaughnessy Stadium, 2115 Summit Avenue. The applicant has requested a variance for Saturday, October 25, 2025 from 2:00 p.m. until 6:00 p.m. with a pre-event sound check at 1:00 p.m. for a UST Stadium CDH Football Game Series event at 2115 Summit Avenue.

The Department of Safety and Inspections will be recommending the following conditions:

- 1) The Variance shall be for the requested variance hours of 2:00 p.m. until 6:00 p.m. with a pre-event sound check at 1:00 p.m. on October 25, 2025 for a UST Stadium CDH Football Game Series event at 2115 Summit Avenue event.
- 2) All electronically powered equipment used in conjunction with the event shall not exceed 92 dBA at 50 feet from all sound sources on October 25, 2025 from 2:00 p.m. to 6:00 p.m., with a pre-event sound check at 1:00 p.m..
- 3) The applicant shall monitor the decibel level from the variance approved distance of each noise source and create a report that records the general operating decibel levels within 15 minutes of the start of each performing act and at intervals no greater than 60 minutes apart thereafter. The report shall be made available for viewing by city staff, upon request during the variance or within 30 days thereafter. Applicant shall also conduct a decibel reading during the variance upon request of city staff.

4) All electronically powered equipment, PA systems, loudspeakers or similar devices shall be turned off no later than 6:00 p.m. on Saturday, October 25, 2025, the event date.

Submit comments for Public Hearing electronically. The public may comment on public hearing items in person, in writing or via voicemail. Any comments and materials submitted by 12:00 pm of the day before the meeting, Tuesday, September 2, 2025, will be attached to the public record and available for review by the City Council. Comments may be submitted as follows: Written public comment on public hearing items can be submitted to Contact-Council@ci.stpaul.mn.us, CouncilHearing@ci.stpaul.mn.us, or by voicemail at 651-266-6805. Live testimony will be taken in person in the Council Chambers, and by telephone by registering to speak by noon on the day before the meeting. The registration link is located on the City Council website at www.stpaul.gov/council or <https://forms.office.com/g/TD3xN7WHy5>.

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A public hearing before the City Council on this variance request will be held on:

Date: Wednesday, September 3, 2025

Time: 3:30 p.m.

Location: 3rd floor, City Hall Council Chambers

After the public hearing, the Council may grant, deny, or modify the variance request.

If you have questions about the sound level variance, please contact: Barb McMonigal-St.Dennis, Environmental Health Specialist, 651-266- 9137, barb.mcmonigal-st.dennis@ci.stpaul.mn.us.



Questions? [Contact Us](#)

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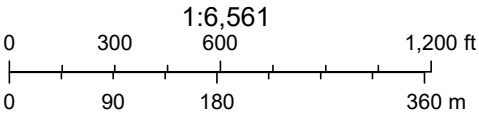
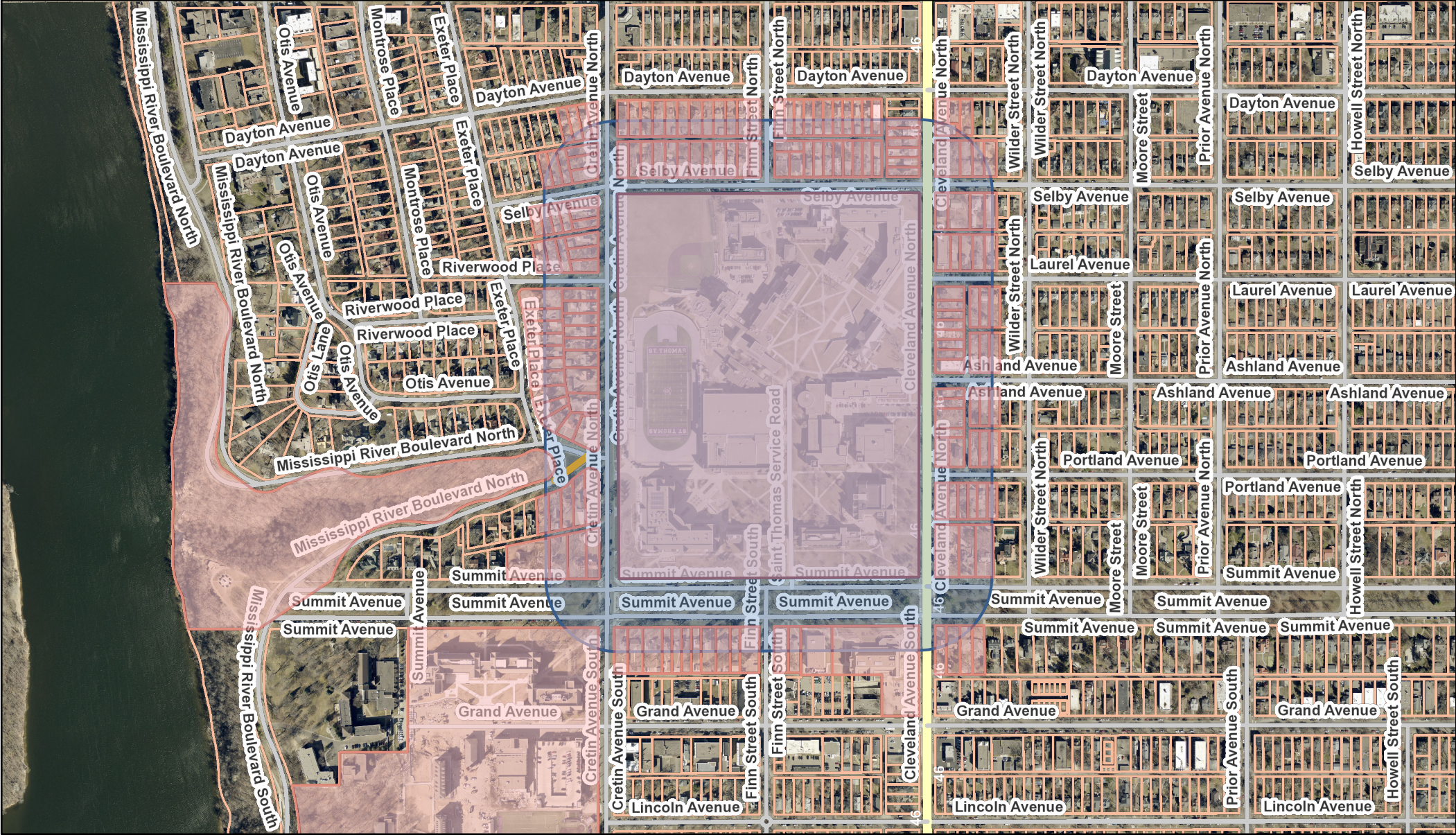


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University of St Thomas (UST) UST Stadium Saturdays Football Games Series Sound Level Variance (SLV) - Map of Properties within 300ft





August 15, 2025

Owner's Name
Address
City, State, & ZIP

NOTICE OF PUBLIC HEARING

Sound Level Variance
University of St Thomas

Dear St. Paul Property Owner:

This is to inform you of a request for a variance from the sound level limitations as indicated in the St. Paul Noise Ordinance (Chapter 293 of the St. Paul Legislative Code). Property owned by you and located near the noise source, may be affected by this variance request. Rental property owners must provide a copy of this notice to all renters or post a copy in a common area of the building so it can be viewed by the occupants.

Description of Variance:

Location: 2115 Summit Avenue

Noise Source: Travis Hornik, University of St Thomas (UST) Assistant Athletic Director, has requested a sound level variance, for 92 dBA at 50 feet from the sound source, to present amplified sound with use of a sound system for various Cretin Derham Hall Football Games to be played at the University of St Thomas O'Shaughnessy Stadium, 2115 Summit Avenue. The Variance is requested for the hours of 6:00 p.m. until 10:00 p.m., with a pre-event sound check at 5:00 p.m. on Fridays, September 5, September 19 and October 10, 2025 at 2115 Summit Avenue.

The Department of Safety and Inspections will be recommending the following conditions:

- 1) The Variance shall be for the requested variance hours of 6:00 p.m. until 10:00 p.m., with a pre-event sound check at 5:00 p.m. on Fridays, September 5, September 19 and October 10, 2025 at 2115 Summit Avenue.
- 2) All electronically powered equipment used in conjunction with the event shall not exceed 92 dBA at 50 feet from all sound sources on September 5, September 19 and October 10, 2025 at 2115 Summit Avenue, with a pre-event sound check at 5:00 p.m..

(Continued On Backside)

- 3) The applicant shall monitor the decibel level from the variance approved distance of each noise source and create a report that records the general operating decibel levels within 15 minutes of the start of each performing act and at intervals no greater than 60 minutes apart thereafter. The report shall be made available for viewing by city staff, upon request during the variance or within 30 days thereafter. Applicant shall also conduct a decibel reading during the variance upon request of city staff.
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August 15, 2025

Owner's Name
Address
City, State, & ZIP

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University of St Thomas

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(Continued On Backside)

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If you have questions about the sound level variance, please contact: Barb McMonigal-St.Dennis, Environmental Health Specialist, 651-266- 9137, barb.mcmonigal-st.dennis@ci.stpaul.mn.us.



August 15, 2025

Owner's Name
Address
City, State, & ZIP

NOTICE OF PUBLIC HEARING

Sound Level Variance
University of St Thomas

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(Continued On Backside)

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Owner's Name	Address	City, State, & ZIP
179 CLEVELAND AVENUE NORTH LLC	3450 COUNTY ROAD 101	MINNETONKA MN 55435-1016
2040 ASHLAND AVENUE LLC	3450 COUNTY ROAD 101	MINNETONKA MN 55435-1016
2051 PORTLAND AVENUE LLC	3450 COUNTY ROAD 101	MINNETONKA MN 55435-1016
2057L LLC	10127 BRIDGWATER PKWY	WOODBURY MN 55129-8587
2106 DAYTON AVENUE LLC	2106 DAYTON AVE	SAINT PAUL MN 55104-5733
2176 DAYTON AVE LLC	2220 GRAND AVE S APT 1	MINNEAPOLIS MN 55405-3719
2200 SELBY AVENUE HOLDINGS, LLC	708 5TH ST SE STE B100	MINNEAPOLIS MN 55414-2176
68 CLEVELAND AVENUE NORTH LLC	3450 COUNTY ROAD 101	MINNETONKA MN 55435-1016
80 CLEVELAND AVENUE NORTH LLC	3450 COUNTY ROAD 101	MINNETONKA MN 55435-1016
81922 PARTNERS LLC	7420 COVENTRY WAY	EDINA MN 55439-2608
88 CLEVELAND - M LLC	5003 BRUCE AVE	EDINA MN 55424-1319
AARON R PAETZNICK	38 MISSISSIPPI RIVER BLVD N	SAINT PAUL MN 55104-5713
ALEXANDER M THOMAS	2095 SELBY AVE	SAINT PAUL MN 55104-5766
ANDREW NOWAK	2040 SELBY AVE	SAINT PAUL MN 55104-5763
ANNE E SARVER	2042 PORTLAND AVE	SAINT PAUL MN 55104-5769
ARNE SLUNGAARD	108 EXETER PL	ST PAUL MN 55104-5707
BARBARA A OLSON	85 CRETIN AVE N	ST PAUL MN 55104-5701
BENJAMIN A ELLIOTT	2195 SUMMIT AVE	SAINT PAUL MN 55105-1051
BENJAMIN DAVIS	2156 DAYTON AVE	SAINT PAUL MN 55104-5735
BPM LEASING SERVICES LLC	1715 7TH ST W UNIT 16289	SAINT PAUL MN 55116-2004
BRENT A H KUDAK	2033 PORTLAND AVE	SAINT PAUL MN 55104-5770
BRETT BERGENE	2159 SELBY AVE	SAINT PAUL MN 55104-5717
BRIAN R OLMSTEAD	44 MISSISSIPPI RIVER BLVD N	ST PAUL MN 55104-5714
BT PROPERTIES OF ST PAUL LLC	11815 56TH ST N	LAKE ELMO MN 55042-6104
CHANDRA M KILGRIFF	2195 RIVERWOOD PL	SAINT PAUL MN 55104-5716
CHARLES MERCK	1784 HIGHLAND PKWY	SAINT PAUL MN 55116-2113
CITY OF ST PAUL	25 4TH ST W # 1000	ST PAUL MN 55102-1692
COLIN HARTMAN	48 MISSISSIPPI RIVER BLVD	SAINT PAUL MN 55104-5714
COLLEGE OF ST THOMAS	2115 SUMMIT AVE	ST PAUL MN 55105-1048
CRAIG T HAMM	183 CLEVELAND AVE N	ST PAUL MN 55104-5728
DANIEL GLENDENNING	2217 RIVERWOOD PL	SAINT PAUL MN 55104-5716
DANIEL N RILEY	118 EXETER PL	ST PAUL MN 55104-5707
DAVID FISCHER	6923 LYDIA LN	WOODBURY MN 55125-6706
DENNIS M CASEY TR	98 N CLEVELAND AVE	SAINT PAUL MN 55104-5724
DONALD L JOHNSTONE	2034 LAUREL AVE	SAINT PAUL MN 55104-5741
DPH PROPERTIES III LLC	2190 MARSHALL AVE	SAINT PAUL MN 55104-5738
ELIZABETH MENNINGA	2210 SELBY AVE	SAINT PAUL MN 55104-5719
ELIZABETH VOGSTROM	2710 PENCE LN	EXCELSIOR MN 55331-9589
ELLIOT CAPITAL GROUP LLC	7148 SHADY OAK RD	EDEN PRAIRIE MN 55344-3517
ERIC FERGEN	2037 SELBY AVE	SAINT PAUL MN 55104-5764
ERIC L FOTSCH	1462 CANFIELD AVE	SAINT PAUL MN 55108-2528
ERIC VOGSTROM	2710 PENCE LN	EXCELSIOR MN 55331-9589
ERIC W MOLTER	151 CRETIN AVE N	ST PAUL MN 55104-5702

FRANCES M MOUNTAIN	2043 PORTLAND AVE	ST PAUL MN 55104-5770
GREEN HOMES OF MN LLC	17003 WEAVER LAKE DR	MAPLE GROVE MN 55311-1437
GREGORY T PAVLICK	80 EXETER PL	ST PAUL MN 55104-5707
GRETCHEN T PYLE	2039 PORTLAND AVE	SAINT PAUL MN 55104-5770
HABIB AMINI	2146 DAYTON AVE	ST PAUL MN 55104-5735
HANY OMAR	115 CRETIN AVE N	SAINT PAUL MN 55104-5701
JAMES A HOFFMAN	4927 LAKE AVE	WHITE BEAR LAKE MN 55110-2626
JAMES CHRISTIAN PARKER	2197 SELBY AVE	ST PAUL MN 55104-5718
JAMES J WILLIAM WHEELER	2086 DAYTON AVE	ST PAUL MN 55104-5733
JAMES P MULLEN	2102 DAYTON AVE	SAINT PAUL MN 55104-5733
JAMIN OMALLEY	2172 DAYTON AVE	SAINT PAUL MN 55104-5735
JANE E GUINNANE	147 CRETIN AVE N	ST PAUL MN 55104-5702
JEANNE M BADMAN	2110 DAYTON AVE	SAINT PAUL MN 55104-5733
JEFFREY D TORSTENSON	98 EXETER PL	ST PAUL MN 55104-5707
JENNIE JEE HYE KOPIETZ	2168 DAYTON AVE	SAINT PAUL MN 55104-5735
JENNIFER L JOHNSON	2155 SELBY AVE	SAINT PAUL MN 55104-5717
JESSE KORINEK	2137 SELBY AVE	SAINT PAUL MN 55104-5717
JIMMY JOHN SANDE	112 EXETER PL	SAINT PAUL MN 55104-5707
JOEL JOHNSON	2046 DAYTON AVE	ST PAUL MN 55104-5731
JOHN P MILLS	2140 DAYTON AVE	ST PAUL MN 55104-5735
JONATHAN J SHUSTER	1709 WELLESLEY AVE	ST PAUL MN 55105-2009
JOSEPH M ANFANG	2099 SELBY AVE	ST PAUL MN 55104-5766
JOSEPH M CLYSDALE	2041 SELBY AVE	ST PAUL MN 55104-5764
JOSEPH R DUFRESNE	2032 ASHLAND AVE	ST PAUL MN 55104-5720
JUDITH HOPE KLEINMAN REVOCABLE TRUST	5201 E RIVER RD STE 308	FRIDLEY MN 55421-1035
KARLA E FRENKEL	155 CRETIN AVE N	SAINT PAUL MN 55104-5702
KATE ROBERTS	2204 SELBY AVE	SAINT PAUL MN 55104-5719
KATHERINE ELIZABETH PANOS	40 MISSISSIPPI RIVER BLVD N	SAINT PAUL MN 55104-5713
KDRI PROPERTIES LLC	7595 CURRELL BLVD UNIT 25391	WOODBURY MN 55125-2569
KEITH P COLLINS	7420 COVENTRY WAY	EDINA MN 55439-2608
KELLY WILEN	32 MISSISSIPPI RIVER BLVD N	SAINT PAUL MN 55104-5713
KJD RENTAL PROPERTIES LLC	7595 CURRELL BLVD UNIT 25391	SAINT PAUL MN 55125-2505
KJD RENTAL PROPERTIES LLC	7595 CURRELL BLVD UNIT 25391	WOODBURY MN 55125-2505
KOMIPROPERTIES 165 CRETIN AVE N LLC	2236 MARSHALL AVE	SAINT PAUL MN 55104-5758
KORIE DOWNS EHLERS	76 EXETER PL	SAINT PAUL MN 55104-5707
LAURA DUPONT	2077 SELBY AVE	SAINT PAUL MN 55104-5766
LAURA ELLEN HALFERTY TR	2187 SUMMIT AVE	SAINT PAUL MN 55105-1051
LAURA M MUDRAK TR	65 CRETIN AVE N	SAINT PAUL MN 55104-5701
LEAH JANUS	92 EXETER PL	SAINT PAUL MN 55104-5707
LVS INVESTMENTS LLC	11222 86TH AVE N	MAPLE GROVE MN 55369-4510
LYNDA C GIROUARD TR	2205 RIVERWOOD PL	SAINT PAUL MN 55104-5716
LYNNEE SPIKER	163 CLEVELAND AVE N	ST PAUL MN 55104-5728
MAJA LLC	84 CLEVELAND AVE N	SAINT PAUL MN 55104-5723
MARGARET L GRUENEWALD DARLING	9 W FRANKLIN AVE APT 310	MINNEAPOLIS MN 55404-2594

MARIANNE D SHORT	2215 SUMMIT AVE	ST PAUL MN 55105-1002
MARK SHORT	187 CLEVELAND AVE N	SAINT PAUL MN 55104-5728
MATTHEW J GOLLINGER	2037 SUMMIT AVE	SAINT PAUL MN 55105-1474
MAUREEN F HIRSCH	2124 DAYTON AVE	ST PAUL MN 55104-5735
MICHAEL B JOHNSON	10731 UPTON AVE S	BLOOMINGTON MN 55431-3727
MICHAEL G SPOONER	2035 LAUREL AVE	ST PAUL MN 55104-5742
MICHAEL R MARINOVICH	5317 HALIFAX AVE S	EDINA MN 55424-1404
MICHAEL T WEST TR	34 MISSISSIPPI RIVER BLVD	SAINT PAUL MN 55104-5713
NANCY J SCHONS	167 CLEVELAND AVE N	SAINT PAUL MN 55104-5728
NAOMI ELLEN PERMAN	2047 SELBY AVE	SAINT PAUL MN 55104-5764
NORMAN J SEGAL	2245 ST CLAIR AVE	SAINT PAUL MN 55105-1153
PATRICK F MCGUIRE TR	725 LINWOOD AVE	SAINT PAUL MN 55105-3514
PAUL KRAMER	2183 SUMMIT AVE	SAINT PAUL MN 55105-1051
PETER E HINRICHS	2154 DAYTON AVE	ST PAUL MN 55104-5735
PSIHOUSE HOLDINGS LLC	5810 NICOLLET AVE	MINNEAPOLIS MN 55419-2404
RACHAEL ADDIS	2096 DAYTON AVE	SAINT PAUL MN 55104-5733
REBECCA DUPAUL	2132 DAYTON AVE	SAINT PAUL MN 55104-5735
REBECCA J BARTHOLOMEW	89 CRETIN AVE N	SAINT PAUL MN 55104-5701
REBECCA RAND TR	1612 MORNINGSIDE DR	STILLWATER MN 55082-6110
RICHARD L VARCO JR TR	102 EXETER PL	ST PAUL MN 55104-5707
RICHARD MAJERUS	2200 DAYTON AVE	SAINT PAUL MN 55104-5705
RILEY W. ZIMMERMAN	2114 DAYTON AVE	SAINT PAUL MN 55104-5868
ROBERT DICKHAUSEN	1041 GRAND AVE PMB 136	ST PAUL MN 55105-3002
ROBERT G KENNEDY TR	2048 SUMMIT AVE	SAINT PAUL MN 55105-1460
ROBERT J NECHAL TR	2169 SELBY AVE	SAINT PAUL MN 55104-5717
ROBERT L DICKHAUSEN	1041 GRAND AVE PMB 136	ST PAUL MN 55105-3002
ROSE MARIE STROMME	2052 SUMMIT AVE	SAINT PAUL MN 55105-1460
SAMANTHA T GROSBY TR	2092 DAYTON AVE	SAINT PAUL MN 55104-5733
SARA CASSIDY	88 EXETER PL	SAINT PAUL MN 55104-5707
SARAH MARGARET MCCRAY	2087 SELBY AVE	SAINT PAUL MN 55104-5766
SCIT HOUSING CORPORATION	16010 38TH AVE N	PLYMOUTH MN 55446-2558
SCOTT K WRIGHT	502 E LYNNHURST AVE APT 213	SAINT PAUL MN 55104-3484
SCOTT P HESSIAN TR	2034 ASHLAND AVE	SAINT PAUL MN 55104-5720
SHARON L GRANLUND	2192 DAYTON AVE	ST PAUL MN 55104-5705
ST PAUL PUBLIC HOUSING AGENCY	555 WABASHA ST N STE 400	ST PAUL MN 55102-1602
STARBOARD LLC	34 13TH AVE NE STE B002E	MINNEAPOLIS MN 55413-1091
STEPHEN C SUTTON	2090 DAYTON AVE	ST PAUL MN 55104-5733
STEPHEN D DAGGETT	2046 ELMWOOD DR	DETROIT LAKES MN 56501-8030
STEVEN J WOLFE	2052 SELBY AVE	ST PAUL MN 55104-5763
STEVIE CHANCELLOR	36 MISSISSIPPI RIVER BLVD N	SAINT PAUL MN 55104-5713
TERRANCE M BUSHARD	2082 DAYTON AVE	ST PAUL MN 55104-5733
TERRENCE F KAYSER	2034 SELBY AVE	ST PAUL MN 55104-5763
THEODORE L GUSTAFSON	123 CRETIN AVE N	SAINT PAUL MN 55104-5702
THOMAS F EASLEY	141 CRETIN AVE N	SAINT PAUL MN 55104-5702

THOMAS S TURBES	2203 SELBY AVE	ST PAUL MN 55104-5718
TIMOTHY J ROWELL	2040 LAUREL AVE	ST PAUL MN 55104-5741
TODD J GOEDDERZ	184 CLEVELAND AVE N	SAINT PAUL MN 55104-5727
UNIVERSITY OF ST THOMAS	2115 SUMMIT AVE	ST PAUL MN 55105-1048
UNIVERSITY OF ST THOMAS	2115 SUMMIT AVE STE AQU219	SAINT PAUL MN 55105-1078
UNIVERSITY OF ST THOMAS	2115 SUMMIT AVE UNIT AQU19	ST PAUL MN 55105-1078
VAN W CLINE TRUST	72 EXETER PL	SAINT PAUL MN 55104-5707
WERTH INVESTMENTS LLC	5069 NINE MILE CREEK CIR	BLOOMINGTON MN 55437-1324
WESLEY SANDHOLM	2038 PORTLAND AVE	SAINT PAUL MN 55104-5769
WILDWOOD LLC	3564 ROLLING VIEW DR B	WHITE BEAR LAKE MN 55110-5676
WILLIAM D HART	79 CRETIN AVE N	SAINT PAUL MN 55104-5701
WINKER COMPANIES LLC	396 BEACON AVE	ST PAUL MN 55104-3526



August 20, 2025

Travis Hornik
University of St. Thomas
2115 Summit Ave
St. Paul, MN 55105

Dear Travis Hornik:

This is to confirm that our office has received your application for a variance from the city's noise ordinance for a Cretin Derham Hall High School Football event series and that the variance is being processed. The Department of Safety and Inspections has recommended that a variance be issued with conditions.

Submit comments for Public Hearing electronically. The public may comment on public hearing items in person, in writing or via voicemail. Any comments and materials submitted by 12:00 pm of the day before the meeting, Tuesday, September 2, 2025, will be attached to the public record and available for review by the City Council. Comments may be submitted as follows: Written public comment on public hearing items can be submitted to Contact-Council@ci.stpaul.mn.us, CouncilHearing@ci.stpaul.mn.us, or by voicemail at 651-266-6805. Live testimony will be taken in person in the Council Chambers, and by telephone by registering to speak by noon on the day before the meeting. The registration link is located on the City Council website at www.stpaul.gov/council or <https://forms.office.com/g/TD3xN7WHy5>. Members of the public may view City Council meetings online at <https://stpaul.legistar.com/Calendar.aspx> or on local cable Channel 18.

A public hearing before the City Council on this variance request will be held on:

Date: Wednesday, September 3, 2025

Time: 3:30 p.m.

Location: 3rd floor, City Hall Council Chambers

After the public hearing, the Council may grant, deny, or modify the variance request. If you have questions about the sound level variance, please contact: Barb McMonigal-St.Dennis, Environmental Health Specialist, 651-266-9137, barb.mcmonigal-st.dennis@ci.stpaul.mn.us

From: rtvarco@comcast.net
To: [*CI-StPaul Contact-Council](#)
Subject: Sound Level Variance Requests set for public hearing on September 3, 2025
Date: Thursday, August 21, 2025 10:57:17 AM

You don't often get email from rtvarco@comcast.net. [Learn why this is important](#)

These comments concern the noise limit variance requests from University of St Thomas (UST) for ten football games to be played on its campus this Fall. September 5 and 9; October 4,10,16,18,21, and 25; and November 1 and 15. The discretion of the Council to grant these requests is limited by St. Paul's Legislative Code. Section 293.10 (e) 3 provides in relevant part that: " (t)he variance may be granted only if the council finds that full compliance with ... (the noise limits) would constitute an unreasonable hardship on the applicant, on other persons, or on the community. The council shall balance the hardship to the applicant against the adverse impact on the health, safety and welfare of the persons affected, the adverse impact on the property affected, and any other adverse effects of granting the variance."

Nothing in UST's applications identifies the unreasonable hardship the Code requires for the requested variances. Indeed what UST seeks is exactly what the Code prohibits, i.e., the operation of an entertainment venue that produces noise incompatible with a residential neighborhood. Given this deficit in the UST requests, it is reasonable for the neighborhood to be given the protective noise level accorded it. Granting the requests without the required showing contravenes the Code. The Council should act in compliance with the Code and deny the requested variances.

Richard Varco, Jr.



City of Saint Paul

City Hall and Court House
15 West Kellogg
Boulevard
Phone: 651-266-8560

Master

File Number: RES PH 25-182

File ID: RES PH 25-182

Type: Resolution-Public Hearing

Status: Agenda Ready

Version: 1

Contact (651) 266-9137
Number:

In Control: City Council

File Created: 08/19/2025

File Name: SLV - UST Football Game Series - PH 9/03/2025

Final Action:

Title: Approving the application of University of St. Thomas for a sound level variance in order to present amplified sound on Saturdays, October 4, October 18, November 1, and November 15, 2025 at 2115 Summit Ave - O'Shaughnessy Stadium.

Notes:

Agenda Date: 09/03/2025

Sponsors: Privratsky

Enactment Date:

Attachments: Application, ENS, Map, Owners Notice, Owners List,
Letter to Applicant, Richard Varco public comment

Financials Included?:

Contact Name: Barb

Hearing Date:

Entered by: frances.birch@ci.stpaul.mn.us

Ord Effective Date:

History of Legislative File

Ver- sion:	Acting Body:	Date:	Action:	Sent To:	Due Date:	Return Date:	Result:
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Text of Legislative File RES PH 25-182

Approving the application of University of St. Thomas for a sound level variance in order to present amplified sound on Saturdays, October 4, October 18, November 1, and November 15, 2025 at 2115 Summit Ave - O'Shaughnessy Stadium.

WHEREAS, Chapter 283 of the Saint Paul Legislative Code was enacted to regulate the subject of noise in the City of Saint Paul; and

WHEREAS, §283.08 provides for the granting of variances from the sound level limitations contained in

§283.07, upon a finding by the City Council that full compliance with Chapter 283 would constitute an unreasonable hardship on the applicant, other persons or on the community; and WHEREAS, Travis Hornik, UST Assistant Athletic Director, who has been designated as the responsible person on the application, has applied for a variance, at 92 dBA at 50 feet, to present amplified sound for a UST Football Game event series at 2115 Summit Ave - O'Shaughnessy Stadium; and

WHEREAS, applicant has requested a variance for the hours of 11:00 a.m. to 4:00 p.m., with a pre-event sound check from 10:00 a.m. on Saturdays, October 4, October 18, November 1, and November 15, 2025 for a UST Football Game event series; and

WHEREAS, if applicant is not granted a variance applicant will not be able to present amplified

sound at 2115 Summit Ave - O'Shaughnessy Stadium; and
WHEREAS, the Department of Safety and Inspections has reviewed the application and has made recommendations regarding conditions for the variance. Now, therefore, be it
RESOLVED, that the Council of the City of Saint Paul hereby grants a variance to Daniel Erwin, subject to the following conditions:

- 1) The Variance shall be for the hours of 11:00 a.m. to 4:00 p.m., with a pre-event sound check from 10:00 a.m. on Saturdays, October 4, October 18, November 1, and November 15, 2025 for UST Football Game series.
- 2) All electronically powered equipment used in conjunction with the event shall not exceed 92 dBA at 50 feet from all sound sources.
- 3) The applicant shall monitor the decibel level from the variance approved distance of each noise source and create a report that records the general operating decibel levels within 15 minutes of the start of each performing act and at intervals no greater than 60 minutes apart thereafter. The report shall be made available for viewing by city staff, upon request during the variance or within 30 days thereafter. Applicant shall also conduct a decibel reading during the variance upon request of city staff.
- 4) All electronically powered equipment, PA systems, loudspeakers or similar devices shall be turned off no later than 4:00 p.m. on Saturdays, October 4, October 18, November 1, and November 15, 2025, the event dates.

FURTHER RESOLVED, that any violations of the conditions set forth above on the Saturdays, October 4, October 18, November 1, and November 15, 2025 dates may result in denial of future requests for the grant of a noise variance, in addition to any criminal citation which might issue.

Travis Hornik, has requested an exemption from the sound level limitations in Chapter 283.07 in order to present amplified sound, with limitations, from 11:00 a.m. to 4:00 p.m. with a pre-event sound check at 10:00 a.m. on Saturdays, October 4, October 18, November 1, and November 15, 2025. Chapter 283.08 provides for the granting of variances from the sound level limitations contained in Chapter 283.07.

Was proper notice given? YES - See Attachments



CITY OF SAINT PAUL

Business Licensing
375 Jackson Street, Suite 220
Saint Paul, Minnesota 55101-1806Telephone: 651-266-8989
Facsimile: 651-266-9124
Web: www.stpaul.gov/dsi**Sound Level Variance Application**

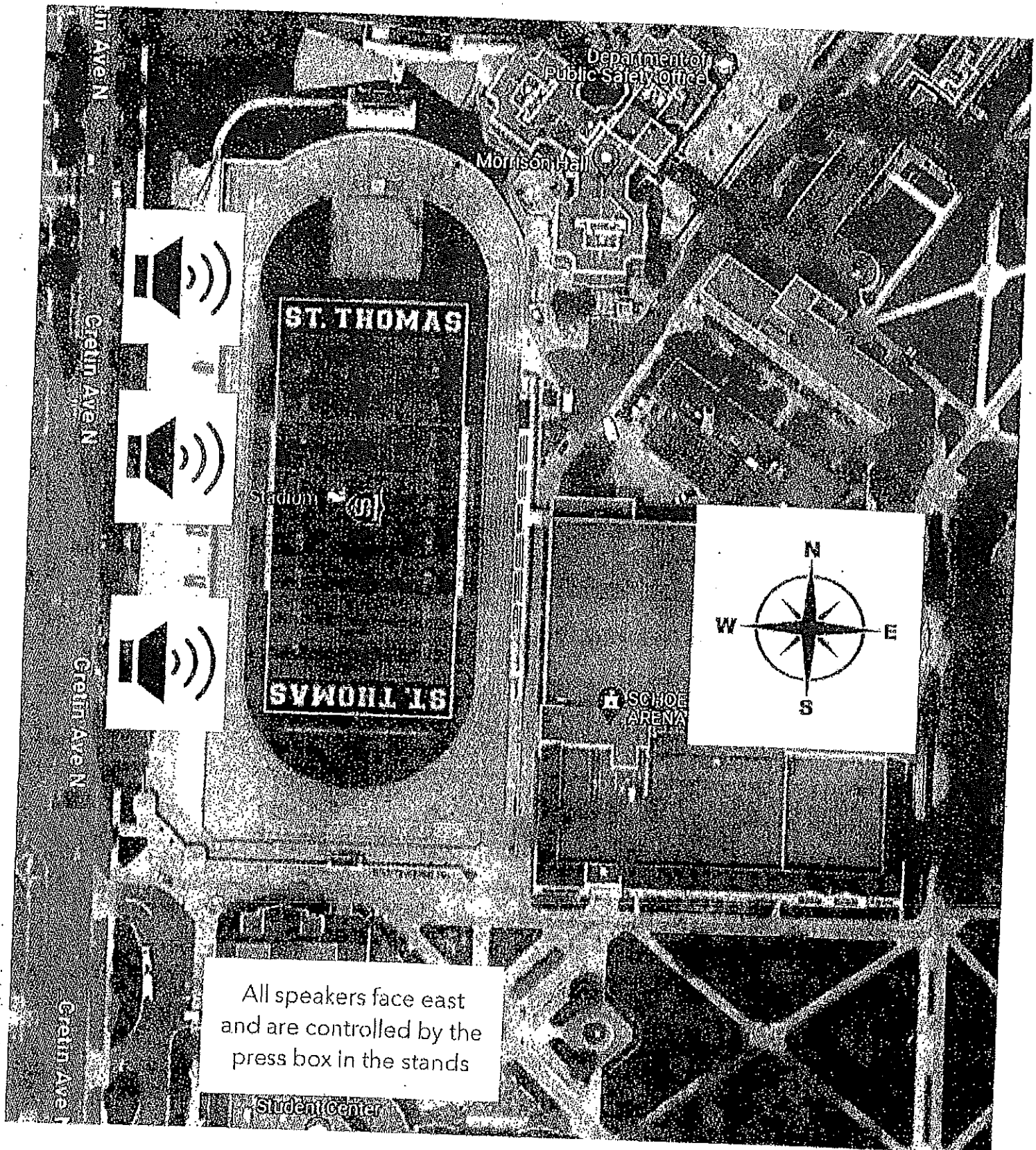
Legislative Code Chapter 293. - Noise Regulations

Application and \$175 fee payment should be submitted a minimum of sixty (60) days prior to the scheduled event start date. A public notification period is required prior to scheduling the application's Public Hearing before the Saint Paul City Council. Applications received fewer than sixty (60) days prior to the event may not satisfy the ordinance's processing timelines for placement on the Council's agenda.

1. Organization/person seeking variance: University of St. Thomas
2. Event Name: UST Football Game
3. Address and physical description of noise source location (Event, Worksite): 2115 Summit Avenue
St. Paul, Minnesota 55105
4. Responsible person: Travis Hornik Title: UST Assitant Athletic Director
5. Telephone: 651-962-7922 E-Mail: travis.hornik@stthomas.edu
6. Date(s) variance requested: 10/04/25, 10/18/2025, 11/01/25, 11/15/25
7. Noise source - Time(s) of operation: 11:00 AM - 4:00PM
- Time(s) of pre-event sound check: 10:00 AM
8. Sound level requested (dBA/Decibels): 92 dBA at 50 Feet
9. Mailing address w/zip code: 2115 Summit Avenue St. Paul MN, 55105
10. Briefly describe the noise source and equipment involved: Stadium Speakers will be playing music and making announcements during the game.
11. Describe the steps that will be taken to minimize the noise levels: The sound level will be monitored in the area and surrounding neighborhood. It will be consistent with past football games.
12. State reason for seeking variance (example - music, announcements, construction, etc.): Announcements and music during the game
13. A site diagram & map must be attached showing location of noise source(s), streets, stages, tents, etc. (If there will be amplified sound, indicate location and direction that all speakers will be facing).
Multiple locations may require more than one application.
14. Submit completed application, site diagram/map, and **\$175.00** fee to:

CITY OF SAINT PAUL
DEPARTMENT OF SAFETY AND INSPECTIONS
375 JACKSON STREET, SUITE 220
SAINT PAUL, MN 55101-1806

Signature of responsible person: Travis Hornik Date: 4.24.25





DSI RECEIPT

CITY OF SAINT PAUL
Department of Safety and Inspections
375 Jackson Street Suite 220
Saint Paul, Minnesota 55101-1806
Phone: (651) 266-8989 Fax: (651) 266-9124
www.stpaul.gov/dsi

Date: 06/18/2025

Received From: UNIVERSITY OF ST THOMAS dba: O'SHAUGHNESSY STADIUM
2115 SUMMIT AVE ST PAUL MN 55105

Description:

Invoice Details

1179675

Noise Variance

Invoice Amount

\$1,246.00

Amount Paid

\$1,246.00

TOTAL AMOUNT PAID:

\$1,246.00

Paid By:

Payment Type	Check #	Received Date	Amount
Credit Card	V2693	06/18/2025	\$1,246.00



August 18, 2025

NOTICE OF PUBLIC HEARING

Sound Level Variance

University of St Thomas, University of St Thomas Saturdays Football Games Series
October 4, October 18, November 1 and November 15, 2025

Dear St. Paul Property Owner:

This is to inform you of a request for a variance from the sound level limitations as indicated in the St. Paul Noise Ordinance (Chapter 293 of the St. Paul Legislative Code). Property owned by you and located near the noise source, may be affected by this variance request. Rental property owners must provide a copy of this notice to all renters or post a copy in a common area of the building so it can be viewed by the occupants.

Description of Variance:

Location: 2115 Summit Avenue

Noise Source: Travis Hornik, University of St Thomas (UST) Assistant Athletic Director, has requested a sound level variance, for 92 dBA at 50 feet from a sound source, to present amplified sound with use of a sound system for the University of St Thomas, University of St Thomas Saturdays Football Games Series on Saturdays, October 4, October 18, November 1 and November 15, 2025, at 2115 Summit Avenue. The variance is requested for the hours of 11:00 a.m. to 4:00 p.m. with a pre-event sound check at 10:00 a.m. on Saturdays, October 4, October 18, November 1 and November 15, 2025.

The Department of Safety and Inspections will be recommending the following conditions:

- 1) The Variance shall be for the hours of 11:00 a.m. until 4:00 p.m. with a pre-event sound check at 10:00 a.m. on Saturdays, October 4, October 18, November 1 and November 15, 2025 for the University of St Thomas, University of St Thomas Saturdays Football Games Series.
- 2) All electronically powered equipment used in conjunction with the event shall not exceed 92 dBA at 50 feet from any sound source during the listed Saturday Football Game Series events. All electronically powered equipment used in conjunction with the events shall not exceed 80 dBA at 50 feet from all sound sources during the pre-event sound checks.

(Continued On Backside)

- 3) All electronically powered equipment, PA systems, loudspeakers or similar devices shall be turned off no later than 4:00 p.m. on Saturdays, October 4, October 18, November 1 and November 15, 2025.
- 4) The applicant shall monitor the decibel level from the variance approved distance of each noise source and create a report that records the general operating decibel levels within 15 minutes of the start of each performing act and at intervals no greater than 60 minutes apart thereafter. The report shall be made available for viewing by city staff, upon request during the variance or within 30 days thereafter. Applicant shall also conduct a decibel reading during the variance upon request of city staff. Any violations of the conditions set forth above on each Saturday October 4, October 18, November 1 and November 15, 2025, date may result in denial of future requests for the granting of a noise variance, in addition to any criminal citation which might issue.

Submit comments for Public Hearing electronically. The public may comment on public hearing items in person, in writing or via voicemail. Any comments and materials submitted by 12:00 pm of the day before the meeting, Tuesday, September 2, 2025, will be attached to the public record and available for review by the City Council. Comments may be submitted as follows: Written public comment on public hearing items can be submitted to Contact-Council@ci.stpaul.mn.us, CouncilHearing@ci.stpaul.mn.us, or by voicemail at 651-266-6805. Live testimony will be taken in person in the Council Chambers, and by telephone by registering to speak by noon on the day before the meeting. The registration link is located on the City Council website at www.stpaul.gov/council or <https://forms.office.com/g/TD3xN7WHy5>

A public hearing before the City Council on this variance request will be held on:

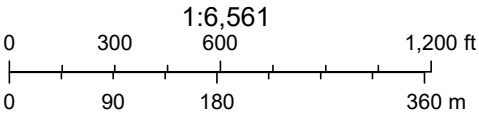
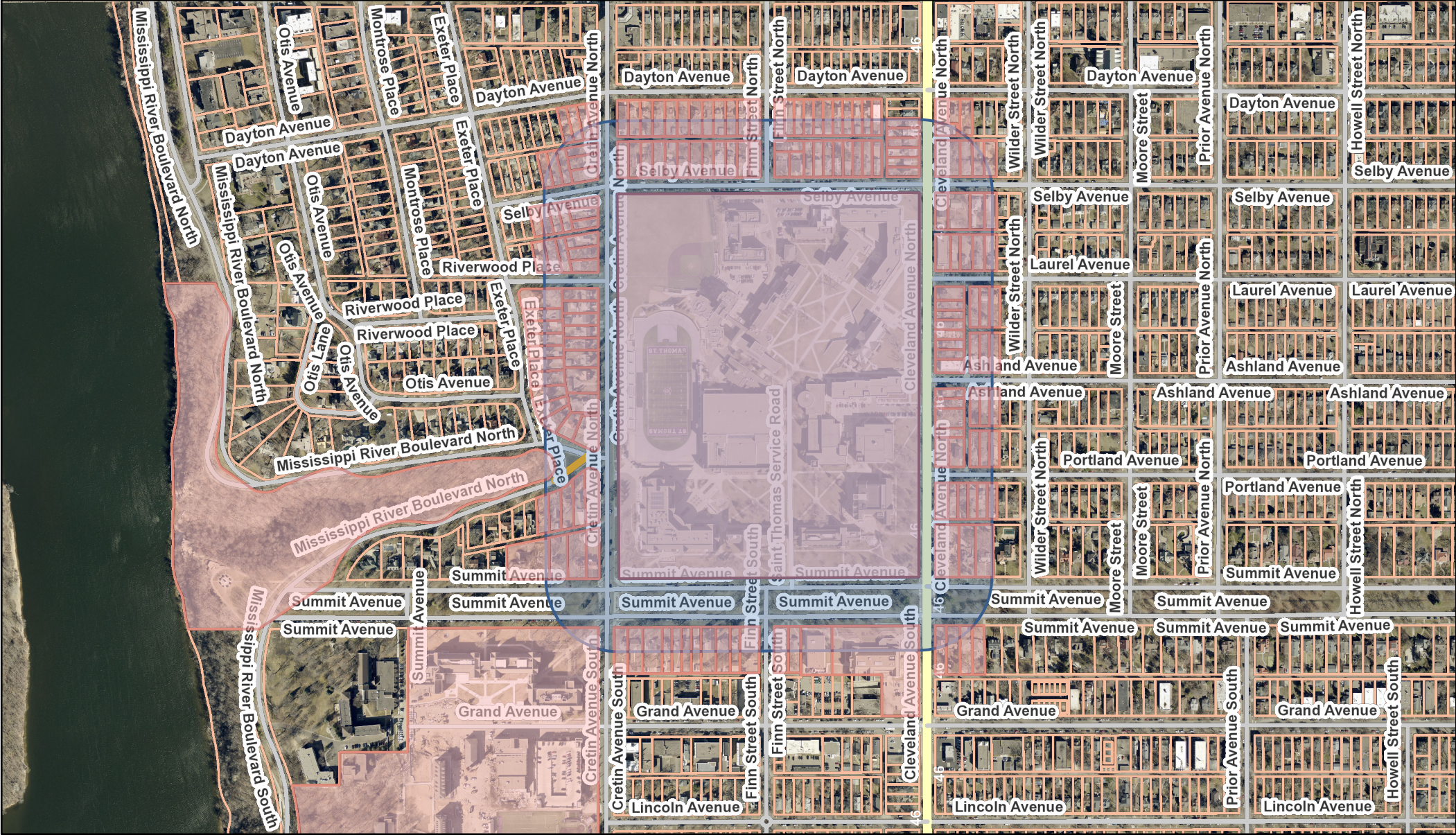
Date: Wednesday, September 3, 2025

Time: 3:30 p.m.

Location: 3rd floor, City Hall Council Chambers

After the public hearing, the Council may grant, deny, or modify the variance request. If you have questions about the sound level variance, please contact: Barb McMonigal-St.Dennis, Environmental Health Specialist, 651-266-9137, barb.mcmonigal-st.dennis@ci.stpaul.mn.us .

University of St Thomas (UST) UST Stadium Saturdays Football Games Series Sound Level Variance (SLV) - Map of Properties within 300ft





August 19, 2025

NOTICE OF PUBLIC HEARING

Sound Level Variance

University of St. Thomas – UST Football Game Series

Dear St. Paul Property Owner:

This is to inform you of a request for a variance from the sound level limitations as indicated in the St. Paul Noise Ordinance (Chapter 283 of the St. Paul Legislative Code). Property owned by you and located near the noise source, may be affected by this variance request. Rental property owners must provide a copy of this notice to all renters or post a copy in a common area of the building so it can be viewed by the occupants.

Description of Variance:

Location: 2115 Summit Ave – O'Shaughnessy Stadium

Noise Source: Travis Hornik, University of St. Thomas, UST Assistant Athletic Director, has requested a sound level variance, at 92 dBA at 50 feet to present amplified sound with use of a sound system for a UST Football Game event series on Saturdays October 4, October 18, November 1, and November 15, 2025 at 2115 Summit Ave – O'Shaughnessy Stadium. The variance is requested for the hours of 11:00 a.m. to 4:00 p.m., with a pre-event sound check from 10:00 a.m. on Saturdays October 4, October 18, November 1, and November 15, 2025. The Department of Safety and Inspections will be recommending the following conditions: 1) The Variance shall be for the hours of 11:00 a.m. to 4:00 p.m., with a pre-event sound check from 10:00 a.m. on Saturdays October 4, October 18, November 1, and November 15, 2025 for a UST Football Game event series. 2) All electronically powered equipment used in conjunction with the event shall not exceed 92 dBA at 50 feet from any sound source on Saturdays October 4, October 18, November 1, and November 15, 2025. 3) The applicant shall monitor the decibel level from the variance approved distance of each noise source and create a report that records the general operating decibel levels within 15 minutes of the start of each performing act and at intervals no greater than 60 minutes apart thereafter. The report shall be made available for viewing by city staff, upon request during the variance or within 30 days thereafter. Applicant shall also conduct a decibel reading during the variance upon request of city staff. 4) All electronically powered equipment, PA systems, loudspeakers or similar devices shall be turned off no later than 4:00 p.m. on Saturdays October 4, October 18, November 1, and November 15, 2025.

Submit comments for Public Hearing electronically. The public may comment on public hearing items in person, in writing or via voicemail. Any comments and materials submitted by 12:00 pm of the day before the meeting, Tuesday, September 2, 2025 will be attached to the public record and available for review by the City Council. Comments may be submitted as follows: Written public comment on public hearing items can be submitted to Contact-Council@ci.stpaul.mn.us, CouncilHearing@ci.stpaul.mn.us, or by voicemail at 651-266-6805. Live testimony will be taken in person in the Council Chambers, and by telephone by registering to speak by noon on the day before the meeting. The registration link is located on the City Council website at www.stpaul.gov/council or <https://forms.office.com/g/TD3xN7WHy5>. Members of the public may view City Council meetings online at <https://stpaul.legistar.com/Calendar.aspx> or on local cable Channel 18.

A public hearing before the City Council on this variance request will be held on:

Date: Wednesday, September 3, 2025

Time: 3:30 p.m.

Location: 3rd floor, City Hall Council Chambers

After the public hearing, the Council may grant, deny, or modify the variance request.

If you have questions about the sound level variance, please contact: Barb McMonigal-St.Dennis, Environmental Health Specialist, 651-266-8137, barb.mcmonigal-st.dennis@ci.stpaul.mn.us

Owner's Name	Address	City, State, & ZIP
179 CLEVELAND AVENUE NORTH LLC	3450 COUNTY ROAD 101	MINNETONKA MN 55435-1016
2040 ASHLAND AVENUE LLC	3450 COUNTY ROAD 101	MINNETONKA MN 55435-1016
2051 PORTLAND AVENUE LLC	3450 COUNTY ROAD 101	MINNETONKA MN 55435-1016
2057L LLC	10127 BRIDGWATER PKWY	WOODBURY MN 55129-8587
2106 DAYTON AVENUE LLC	2106 DAYTON AVE	SAINT PAUL MN 55104-5733
2176 DAYTON AVE LLC	2220 GRAND AVE S APT 1	MINNEAPOLIS MN 55405-3719
2200 SELBY AVENUE HOLDINGS, LLC	708 5TH ST SE STE B100	MINNEAPOLIS MN 55414-2176
68 CLEVELAND AVENUE NORTH LLC	3450 COUNTY ROAD 101	MINNETONKA MN 55435-1016
80 CLEVELAND AVENUE NORTH LLC	3450 COUNTY ROAD 101	MINNETONKA MN 55435-1016
81922 PARTNERS LLC	7420 COVENTRY WAY	EDINA MN 55439-2608
88 CLEVELAND - M LLC	5003 BRUCE AVE	EDINA MN 55424-1319
AARON R PAETZNICK	38 MISSISSIPPI RIVER BLVD N	SAINT PAUL MN 55104-5713
ALEXANDER M THOMAS	2095 SELBY AVE	SAINT PAUL MN 55104-5766
ANDREW NOWAK	2040 SELBY AVE	SAINT PAUL MN 55104-5763
ANNE E SARVER	2042 PORTLAND AVE	SAINT PAUL MN 55104-5769
ARNE SLUNGAARD	108 EXETER PL	ST PAUL MN 55104-5707
BARBARA A OLSON	85 CRETIN AVE N	ST PAUL MN 55104-5701
BENJAMIN A ELLIOTT	2195 SUMMIT AVE	SAINT PAUL MN 55105-1051
BENJAMIN DAVIS	2156 DAYTON AVE	SAINT PAUL MN 55104-5735
BPM LEASING SERVICES LLC	1715 7TH ST W UNIT 16289	SAINT PAUL MN 55116-2004
BRENT A H KUDAK	2033 PORTLAND AVE	SAINT PAUL MN 55104-5770
BRETT BERGENE	2159 SELBY AVE	SAINT PAUL MN 55104-5717
BRIAN R OLMSTEAD	44 MISSISSIPPI RIVER BLVD N	ST PAUL MN 55104-5714
BT PROPERTIES OF ST PAUL LLC	11815 56TH ST N	LAKE ELMO MN 55042-6104
CHANDRA M KILGRIFF	2195 RIVERWOOD PL	SAINT PAUL MN 55104-5716
CHARLES MERCK	1784 HIGHLAND PKWY	SAINT PAUL MN 55116-2113
CITY OF ST PAUL	25 4TH ST W # 1000	ST PAUL MN 55102-1692
COLIN HARTMAN	48 MISSISSIPPI RIVER BLVD	SAINT PAUL MN 55104-5714
COLLEGE OF ST THOMAS	2115 SUMMIT AVE	ST PAUL MN 55105-1048
CRAIG T HAMM	183 CLEVELAND AVE N	ST PAUL MN 55104-5728
DANIEL GLENDENNING	2217 RIVERWOOD PL	SAINT PAUL MN 55104-5716
DANIEL N RILEY	118 EXETER PL	ST PAUL MN 55104-5707
DAVID FISCHER	6923 LYDIA LN	WOODBURY MN 55125-6706
DENNIS M CASEY TR	98 N CLEVELAND AVE	SAINT PAUL MN 55104-5724
DONALD L JOHNSTONE	2034 LAUREL AVE	SAINT PAUL MN 55104-5741
DPH PROPERTIES III LLC	2190 MARSHALL AVE	SAINT PAUL MN 55104-5738
ELIZABETH MENNINGA	2210 SELBY AVE	SAINT PAUL MN 55104-5719
ELIZABETH VOGSTROM	2710 PENCE LN	EXCELSIOR MN 55331-9589
ELLIOT CAPITAL GROUP LLC	7148 SHADY OAK RD	EDEN PRAIRIE MN 55344-3517
ERIC FERGEN	2037 SELBY AVE	SAINT PAUL MN 55104-5764
ERIC L FOTSCH	1462 CANFIELD AVE	SAINT PAUL MN 55108-2528
ERIC VOGSTROM	2710 PENCE LN	EXCELSIOR MN 55331-9589
ERIC W MOLTER	151 CRETIN AVE N	ST PAUL MN 55104-5702

FRANCES M MOUNTAIN	2043 PORTLAND AVE	ST PAUL MN 55104-5770
GREEN HOMES OF MN LLC	17003 WEAVER LAKE DR	MAPLE GROVE MN 55311-1437
GREGORY T PAVLICK	80 EXETER PL	ST PAUL MN 55104-5707
GRETCHEN T PYLE	2039 PORTLAND AVE	SAINT PAUL MN 55104-5770
HABIB AMINI	2146 DAYTON AVE	ST PAUL MN 55104-5735
HANY OMAR	115 CRETIN AVE N	SAINT PAUL MN 55104-5701
JAMES A HOFFMAN	4927 LAKE AVE	WHITE BEAR LAKE MN 55110-2626
JAMES CHRISTIAN PARKER	2197 SELBY AVE	ST PAUL MN 55104-5718
JAMES J WILLIAM WHEELER	2086 DAYTON AVE	ST PAUL MN 55104-5733
JAMES P MULLEN	2102 DAYTON AVE	SAINT PAUL MN 55104-5733
JAMIN OMALLEY	2172 DAYTON AVE	SAINT PAUL MN 55104-5735
JANE E GUINNANE	147 CRETIN AVE N	ST PAUL MN 55104-5702
JEANNE M BADMAN	2110 DAYTON AVE	SAINT PAUL MN 55104-5733
JEFFREY D TORSTENSON	98 EXETER PL	ST PAUL MN 55104-5707
JENNIE JEE HYE KOPIETZ	2168 DAYTON AVE	SAINT PAUL MN 55104-5735
JENNIFER L JOHNSON	2155 SELBY AVE	SAINT PAUL MN 55104-5717
JESSE KORINEK	2137 SELBY AVE	SAINT PAUL MN 55104-5717
JIMMY JOHN SANDE	112 EXETER PL	SAINT PAUL MN 55104-5707
JOEL JOHNSON	2046 DAYTON AVE	ST PAUL MN 55104-5731
JOHN P MILLS	2140 DAYTON AVE	ST PAUL MN 55104-5735
JONATHAN J SHUSTER	1709 WELLESLEY AVE	ST PAUL MN 55105-2009
JOSEPH M ANFANG	2099 SELBY AVE	ST PAUL MN 55104-5766
JOSEPH M CLYSDALE	2041 SELBY AVE	ST PAUL MN 55104-5764
JOSEPH R DUFRESNE	2032 ASHLAND AVE	ST PAUL MN 55104-5720
JUDITH HOPE KLEINMAN REVOCABLE TRUST	5201 E RIVER RD STE 308	FRIDLEY MN 55421-1035
KARLA E FRENKEL	155 CRETIN AVE N	SAINT PAUL MN 55104-5702
KATE ROBERTS	2204 SELBY AVE	SAINT PAUL MN 55104-5719
KATHERINE ELIZABETH PANOS	40 MISSISSIPPI RIVER BLVD N	SAINT PAUL MN 55104-5713
KDRI PROPERTIES LLC	7595 CURRELL BLVD UNIT 25391	WOODBURY MN 55125-2569
KEITH P COLLINS	7420 COVENTRY WAY	EDINA MN 55439-2608
KELLY WILEN	32 MISSISSIPPI RIVER BLVD N	SAINT PAUL MN 55104-5713
KJD RENTAL PROPERTIES LLC	7595 CURRELL BLVD UNIT 25391	SAINT PAUL MN 55125-2505
KJD RENTAL PROPERTIES LLC	7595 CURRELL BLVD UNIT 25391	WOODBURY MN 55125-2505
KOMIPROPERTIES 165 CRETIN AVE N LLC	2236 MARSHALL AVE	SAINT PAUL MN 55104-5758
KORIE DOWNS EHLERS	76 EXETER PL	SAINT PAUL MN 55104-5707
LAURA DUPONT	2077 SELBY AVE	SAINT PAUL MN 55104-5766
LAURA ELLEN HALFERTY TR	2187 SUMMIT AVE	SAINT PAUL MN 55105-1051
LAURA M MUDRAK TR	65 CRETIN AVE N	SAINT PAUL MN 55104-5701
LEAH JANUS	92 EXETER PL	SAINT PAUL MN 55104-5707
LVS INVESTMENTS LLC	11222 86TH AVE N	MAPLE GROVE MN 55369-4510
LYNDA C GIROUARD TR	2205 RIVERWOOD PL	SAINT PAUL MN 55104-5716
LYNNEE SPIKER	163 CLEVELAND AVE N	ST PAUL MN 55104-5728
MAJA LLC	84 CLEVELAND AVE N	SAINT PAUL MN 55104-5723
MARGARET L GRUENEWALD DARLING	9 W FRANKLIN AVE APT 310	MINNEAPOLIS MN 55404-2594

MARIANNE D SHORT	2215 SUMMIT AVE	ST PAUL MN 55105-1002
MARK SHORT	187 CLEVELAND AVE N	SAINT PAUL MN 55104-5728
MATTHEW J GOLLINGER	2037 SUMMIT AVE	SAINT PAUL MN 55105-1474
MAUREEN F HIRSCH	2124 DAYTON AVE	ST PAUL MN 55104-5735
MICHAEL B JOHNSON	10731 UPTON AVE S	BLOOMINGTON MN 55431-3727
MICHAEL G SPOONER	2035 LAUREL AVE	ST PAUL MN 55104-5742
MICHAEL R MARINOVICH	5317 HALIFAX AVE S	EDINA MN 55424-1404
MICHAEL T WEST TR	34 MISSISSIPPI RIVER BLVD	SAINT PAUL MN 55104-5713
NANCY J SCHONS	167 CLEVELAND AVE N	SAINT PAUL MN 55104-5728
NAOMI ELLEN PERMAN	2047 SELBY AVE	SAINT PAUL MN 55104-5764
NORMAN J SEGAL	2245 ST CLAIR AVE	SAINT PAUL MN 55105-1153
PATRICK F MCGUIRE TR	725 LINWOOD AVE	SAINT PAUL MN 55105-3514
PAUL KRAMER	2183 SUMMIT AVE	SAINT PAUL MN 55105-1051
PETER E HINRICHS	2154 DAYTON AVE	ST PAUL MN 55104-5735
PSIHOUSE HOLDINGS LLC	5810 NICOLLET AVE	MINNEAPOLIS MN 55419-2404
RACHAEL ADDIS	2096 DAYTON AVE	SAINT PAUL MN 55104-5733
REBECCA DUPAUL	2132 DAYTON AVE	SAINT PAUL MN 55104-5735
REBECCA J BARTHOLOMEW	89 CRETIN AVE N	SAINT PAUL MN 55104-5701
REBECCA RAND TR	1612 MORNINGSIDE DR	STILLWATER MN 55082-6110
RICHARD L VARCO JR TR	102 EXETER PL	ST PAUL MN 55104-5707
RICHARD MAJERUS	2200 DAYTON AVE	SAINT PAUL MN 55104-5705
RILEY W. ZIMMERMAN	2114 DAYTON AVE	SAINT PAUL MN 55104-5868
ROBERT DICKHAUSEN	1041 GRAND AVE PMB 136	ST PAUL MN 55105-3002
ROBERT G KENNEDY TR	2048 SUMMIT AVE	SAINT PAUL MN 55105-1460
ROBERT J NECHAL TR	2169 SELBY AVE	SAINT PAUL MN 55104-5717
ROBERT L DICKHAUSEN	1041 GRAND AVE PMB 136	ST PAUL MN 55105-3002
ROSE MARIE STROMME	2052 SUMMIT AVE	SAINT PAUL MN 55105-1460
SAMANTHA T GROSBY TR	2092 DAYTON AVE	SAINT PAUL MN 55104-5733
SARA CASSIDY	88 EXETER PL	SAINT PAUL MN 55104-5707
SARAH MARGARET MCCRAY	2087 SELBY AVE	SAINT PAUL MN 55104-5766
SCIT HOUSING CORPORATION	16010 38TH AVE N	PLYMOUTH MN 55446-2558
SCOTT K WRIGHT	502 E LYNNHURST AVE APT 213	SAINT PAUL MN 55104-3484
SCOTT P HESSIAN TR	2034 ASHLAND AVE	SAINT PAUL MN 55104-5720
SHARON L GRANLUND	2192 DAYTON AVE	ST PAUL MN 55104-5705
ST PAUL PUBLIC HOUSING AGENCY	555 WABASHA ST N STE 400	ST PAUL MN 55102-1602
STARBOARD LLC	34 13TH AVE NE STE B002E	MINNEAPOLIS MN 55413-1091
STEPHEN C SUTTON	2090 DAYTON AVE	ST PAUL MN 55104-5733
STEPHEN D DAGGETT	2046 ELMWOOD DR	DETROIT LAKES MN 56501-8030
STEVEN J WOLFE	2052 SELBY AVE	ST PAUL MN 55104-5763
STEVIE CHANCELLOR	36 MISSISSIPPI RIVER BLVD N	SAINT PAUL MN 55104-5713
TERRANCE M BUSHARD	2082 DAYTON AVE	ST PAUL MN 55104-5733
TERRENCE F KAYSER	2034 SELBY AVE	ST PAUL MN 55104-5763
THEODORE L GUSTAFSON	123 CRETIN AVE N	SAINT PAUL MN 55104-5702
THOMAS F EASLEY	141 CRETIN AVE N	SAINT PAUL MN 55104-5702

THOMAS S TURBES	2203 SELBY AVE	ST PAUL MN 55104-5718
TIMOTHY J ROWELL	2040 LAUREL AVE	ST PAUL MN 55104-5741
TODD J GOEDDERZ	184 CLEVELAND AVE N	SAINT PAUL MN 55104-5727
UNIVERSITY OF ST THOMAS	2115 SUMMIT AVE	ST PAUL MN 55105-1048
UNIVERSITY OF ST THOMAS	2115 SUMMIT AVE STE AQU219	SAINT PAUL MN 55105-1078
UNIVERSITY OF ST THOMAS	2115 SUMMIT AVE UNIT AQU19	ST PAUL MN 55105-1078
VAN W CLINE TRUST	72 EXETER PL	SAINT PAUL MN 55104-5707
WERTH INVESTMENTS LLC	5069 NINE MILE CREEK CIR	BLOOMINGTON MN 55437-1324
WESLEY SANDHOLM	2038 PORTLAND AVE	SAINT PAUL MN 55104-5769
WILDWOOD LLC	3564 ROLLING VIEW DR B	WHITE BEAR LAKE MN 55110-5676
WILLIAM D HART	79 CRETIN AVE N	SAINT PAUL MN 55104-5701
WINKER COMPANIES LLC	396 BEACON AVE	ST PAUL MN 55104-3526



August 19, 2025

Travis Hornik
University of St. Thomas
2115 Summit Ave
St. Paul, MN 55105

Dear Travis Hornik:

This is to confirm that our office has received your application for a variance from the city's noise ordinance for a UST Football Game event series and that the variance is being processed. The Department of Safety and Inspections has recommended that a variance be issued with conditions.

Submit comments for Public Hearing electronically. The public may comment on public hearing items in person, in writing or via voicemail. Any comments and materials submitted by 12:00 pm of the day before the meeting, Tuesday, September 2, 2025, will be attached to the public record and available for review by the City Council. Comments may be submitted as follows: Written public comment on public hearing items can be submitted to Contact-Council@ci.stpaul.mn.us, CouncilHearing@ci.stpaul.mn.us, or by voicemail at 651-266-6805. Live testimony will be taken in person in the Council Chambers, and by telephone by registering to speak by noon on the day before the meeting. The registration link is located on the City Council website at www.stpaul.gov/council or <https://forms.office.com/g/TD3xN7WHy5>. Members of the public may view City Council meetings online at <https://stpaul.legistar.com/Calendar.aspx> or on local cable Channel 18.

A public hearing before the City Council on this variance request will be held on:

Date: Wednesday, September 6, 2025

Time: 3:30 p.m.

Location: 3rd floor, City Hall Council Chambers

After the public hearing, the Council may grant, deny, or modify the variance request. If you have questions about the sound level variance, please contact: Barb McMonigal-St.Dennis, Environmental Health Specialist, 651-266-9137, barb.mcmonigal-st.dennis@ci.stpaul.mn.us

From: rtvarco@comcast.net
To: [*CI-StPaul Contact-Council](#)
Subject: Sound Level Variance Requests set for public hearing on September 3, 2025
Date: Thursday, August 21, 2025 10:57:17 AM

You don't often get email from rtvarco@comcast.net. [Learn why this is important](#)

These comments concern the noise limit variance requests from University of St Thomas (UST) for ten football games to be played on its campus this Fall. September 5 and 9; October 4,10,16,18,21, and 25; and November 1 and 15. The discretion of the Council to grant these requests is limited by St. Paul's Legislative Code. Section 293.10 (e) 3 provides in relevant part that: " (t)he variance may be granted only if the council finds that full compliance with ... (the noise limits) would constitute an unreasonable hardship on the applicant, on other persons, or on the community. The council shall balance the hardship to the applicant against the adverse impact on the health, safety and welfare of the persons affected, the adverse impact on the property affected, and any other adverse effects of granting the variance."

Nothing in UST's applications identifies the unreasonable hardship the Code requires for the requested variances. Indeed what UST seeks is exactly what the Code prohibits, i.e., the operation of an entertainment venue that produces noise incompatible with a residential neighborhood. Given this deficit in the UST requests, it is reasonable for the neighborhood to be given the protective noise level accorded it. Granting the requests without the required showing contravenes the Code. The Council should act in compliance with the Code and deny the requested variances.

Richard Varco, Jr.



City of Saint Paul

City Hall and Court House
15 West Kellogg
Boulevard
Phone: 651-266-8560

Master

File Number: RES PH 25-183

File ID: RES PH 25-183

Type: Resolution-Public Hearing

Status: Agenda Ready

Version: 1

Contact (651) 266-9137
Number:

In Control: City Council

File Created: 08/19/2025

File Name: SLV - Waldmann Oktoberfest - PH 9/03/2025

Final Action:

Title: Approving the application of Stone Saloon, SBC dba Waldmann Brewery, Waldmann Oktoberfest event series, Fridays, September 19 and 26; Saturdays, September 20, and 27; Sundays, September 21 and 28; for a sound level variance in order to present live amplified sound at Waldmann Brewery, 445 Smith Avenue N.

Notes:

Agenda Date: 09/03/2025

Sponsors: Noecker

Enactment Date:

Attachments: Application, ENS, Map, Owners Notice Letter,
Owners-Taxpayers List, Letter to Applicant, Barb
Thees public comment

Financials Included?:

Contact Name: Barb

Hearing Date:

Entered by: frances.birch@ci.stpaul.mn.us

Ord Effective Date:

History of Legislative File

Ver- sion:	Acting Body:	Date:	Action:	Sent To:	Due Date:	Return Date:	Result:
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Text of Legislative File RES PH 25-183

Approving the application of Stone Saloon, SBC dba Waldmann Brewery, Waldmann Oktoberfest event series, Fridays, September 19 and 26; Saturdays, September 20, and 27; Sundays, September 21 and 28; for a sound level variance in order to present live amplified sound at Waldmann Brewery, 445 Smith Avenue N.

WHEREAS, Chapter 293 of the Saint Paul Legislative Code was enacted to regulate the subject of noise in the City of Saint Paul; and

WHEREAS, §293.09 provides for the granting of variances from the sound level limitations contained in
§293.07, upon a finding by the City Council that full compliance with Chapter 293 would constitute an unreasonable hardship on the applicant, other persons or on the community;
and

WHEREAS, Stone Saloon, SBC dba Waldmann Brewery, represented by Tom Schroeder,

President/CEO, who has been designated as the responsible person on the application, has applied for a variance, at a requested sound level limit of 85 dBA at no specified distance, to present live amplified sound for the Waldmann Oktoberfest event series on Fridays, September 19 and September 26; and Saturdays, September 20, and September 27, 2025; and from 12:00 p.m. until 7:00 p.m. on Sundays, September 21 and September 28, 2025, with a pre-event sound check at 11:00 a.m. on all dates at the Stone Saloon, SBC dba Waldmann Brewery, 445 Smith Avenue N; and

WHEREAS, applicant has requested a variance for the hours of 12:00 p.m. until 10:00 p.m. on Fridays, September 19 and September 26 and Saturdays, September 20, and September 27, 2025; and from 12:00 p.m. until 7:00 p.m. on Sundays, September 21 and September 28, 2025, with a pre-event sound check at 11:00 a.m. on all dates for a Stone Saloon, SBC dba Waldmann Brewery, Waldmann Oktoberfest event series; and

WHEREAS, if applicant is not granted a variance applicant will not be able to present amplified sound at the Stone Saloon, SBC dba Waldmann Brewery, 445 Smith Avenue N; and

WHEREAS, the Department of Safety and Inspections has reviewed the application and has made recommendations regarding conditions for the variances. Now, therefore, be it

RESOLVED, that the Council of the City of Saint Paul hereby grants a variance to Stone Saloon, SBC dba Waldmann Brewery, subject to the following conditions:

- 1) The Variance shall be for the requested variance hours of 12:00 p.m. until 10:00 p.m. on Fridays, September 19 and September 26 and Saturdays, September 20, and September 27, 2025; and from 12:00 p.m. until 7:00 p.m. on Sundays, September 21 and September 28, 2025, with a pre-event sound check at 11:00 a.m. on all dates for a Stone Saloon, SBC dba Waldmann Brewery, Waldmann Oktoberfest event series; and
- 2) All electronically powered equipment used in conjunction with the event shall not exceed 85 dBA at 50 feet from all sound sources during the September 19 - September 21 and September 26-September 28, 2025 event dates and times; and
- 3) The applicant shall monitor the decibel level from the variance approved distance of each noise source and create a report that records the general operating decibel levels within 15 minutes of the start of each performing act and at intervals no greater than 60 minutes apart thereafter. The report shall be made available for viewing by city staff, upon request during the variance or within 30 days thereafter. Applicant shall also conduct a decibel reading during the variance upon request of city staff.
- 4) All electronically powered equipment, PA systems, loudspeakers or similar devices shall be turned off no later than 9:59 p.m. on September 19, September 20, September 26 and September 27, 2025 and no later than 7:00 p.m. on September 21 and September 28, 2025, the event dates.

FURTHER RESOLVED, that any violations of the conditions set forth above on the September 19, September 20, September 21, September 26, September 27 and September 28, 2025 dates may result in denial of future requests for the grant of a noise variance, in addition to any criminal citation which might issue.

Stone Saloon, SBC dba Waldmann Brewery, represented by Tom Schroeder, has requested an exemption from the sound limitations in Chapter 293.07 in order to present amplified sound, with limitations, from 12:00 p.m. until 10:00 p.m. on Fridays, September 19 and September 26 and Saturdays, September 20, and September 27, 2025; and from 12:00 p.m. until 7:00 p.m. on Sundays, September 21 and September 28, 2025, with a pre-event sound check at 11:00 a.m. on all dates. Chapter 293.09 provides for the granting of variances from the sound level limitations contained in Chapter 293.07.

Was proper notice given? YES - See Attachments



Sound Level Variance Application
Legislative Code Chapter 293 - Noise Regulations

Application and \$178 fee should be submitted a minimum of sixty (60) days prior to the event date to allow ample time for required public notification period and scheduling of a Council public hearing. Applications submitted within sixty (60) days of the event date may not satisfy the processing timeline requirements.

1. Organization/person seeking variance: Stone Saloon, SBC dba Waldmann Brewery
2. Event Name: Waldmann Oktoberfest
3. Address and physical description of noise source location (Event, Worksite): 445 Smith Av N, on south side of building in our outdoor patio space
4. Responsible person: Tom Schroeder Title: President/CEO
5. Telephone: 612-385-8838 E-Mail: tom@waldmannbrewery.com
6. Date(s) variance requested: Sept. 19-21, 26-28
7. Noise source - Time(s) of operation: noon-10pm on Sept 19, 20, 26 and 27; noon-7pm 21 & 28
- Time(s) of pre-event sound check: 1 hour prior
8. Sound level requested at 50 feet from noise source (dBA/Decibels): 85db
9. Mailing address w/zip code: Waldmann Brewery, 445 Smith Av N, St. Paul MN 55102
10. Briefly describe the noise source and equipment involved: Music and announcements from PA system (Samsung Exped XP300 or equivalent) with 2 speakers on stands
11. Describe the steps that will be taken to minimize the noise levels: Strict adherence to event ending times, frequent decibel testing, and commitment to respectful and responsible monitoring
12. State reason for seeking variance (example - music, announcements, construction, etc.): To enable musicians, entertainers and announcements to be heard
13. Maximum number of attendees: 300/day
14. A site diagram & map must be attached showing location of noise source(s), streets, stages, tents, etc. **(If there will be amplified sound, indicate location and direction that all speakers will be facing). Multiple locations may require more than one application.**
15. Submit completed application, site diagram/map, and \$178 fee to:

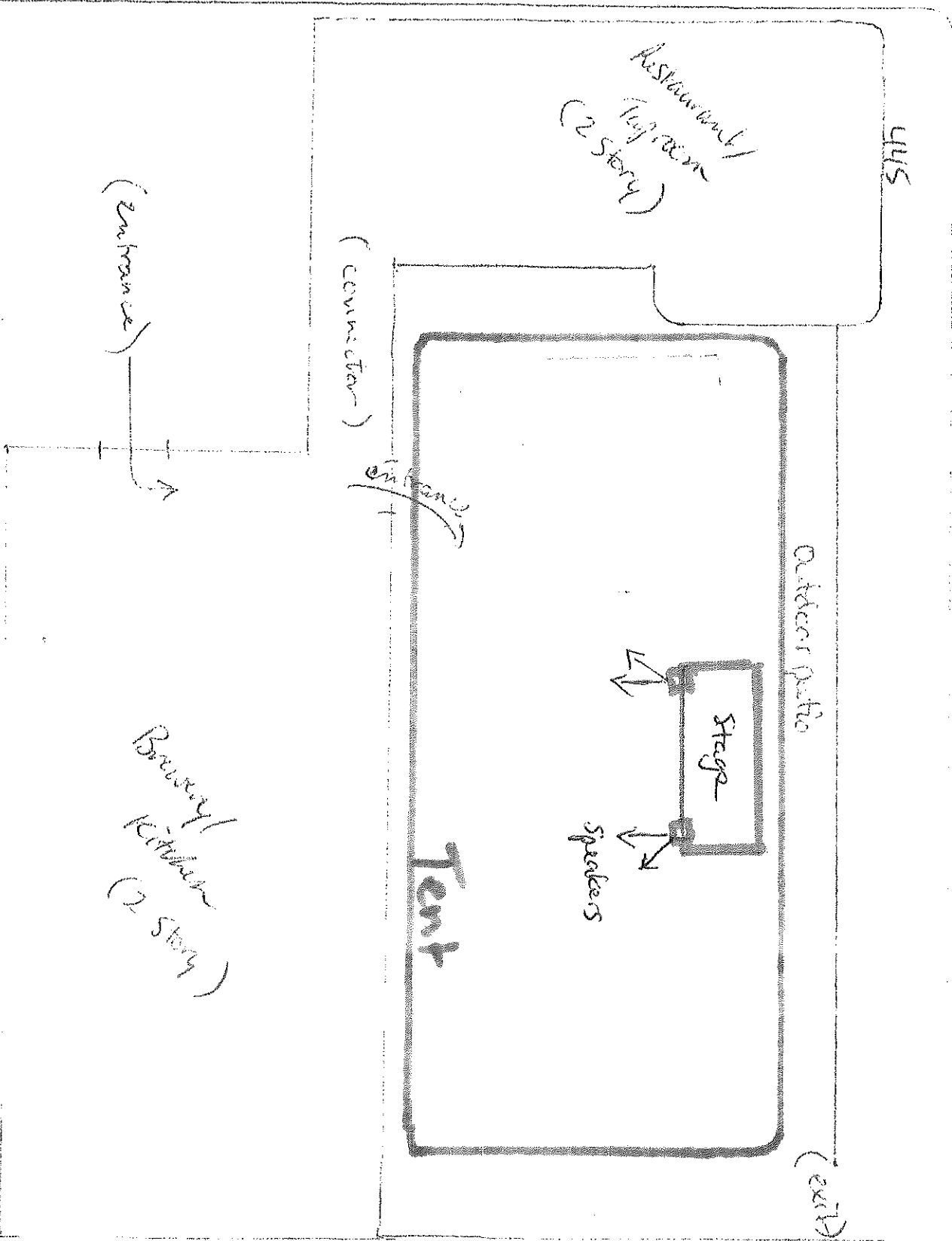
CITY OF SAINT PAUL
DEPARTMENT OF SAFETY AND INSPECTIONS
375 JACKSON STREET, SUITE 220
SAINT PAUL, MN 55101-1806

Signature of responsible person: 

Date: July 21, 2025

Smith Ave

Alley





DSI RECEIPT

CITY OF SAINT PAUL
Department of Safety and Inspections
375 Jackson Street Suite 220
Saint Paul, Minnesota 55101-1806
Phone: (651) 266-8989 Fax: (651) 266-9124
www.stpaul.gov/dsi

Date: 07/21/2025

Received From: STONE SALOON SBC dba: WALDMANN
194 MCBOAL ST ST PAUL MN 55102

Description:

Invoice Details

1180499

Noise Variance

Invoice Amount

\$178.00

Amount Paid

\$178.00

TOTAL AMOUNT PAID:

\$178.00

Paid By:

Payment Type	Check #	Received Date	Amount
Check	5564	07/21/2025	\$178.00

Frances Birch

From: City of Saint Paul <cityofsaintpaul@public.govdelivery.com>
Sent: Tuesday, August 19, 2025 1:41 PM
To: Frances Birch
Subject: Courtesy Copy: Sound Level Variance Application, Stone Saloon SBC dba Waldmann Brewery Waldmann Oktoberfest

This is a courtesy copy of an email bulletin sent by Barb McMonigal-St. Dennis.

This bulletin was sent to the following groups of people:

Subscribers of ENS - D9: West 7th / Fort Road Federation (1492 recipients)

Event: Sound Level Variance Application, Stone Saloon SBC dba Waldmann Brewery Waldmann Oktoberfest

Description of Variance:

Location: 445 Smith Avenue N

Noise Source: Tom Schroeder, Stone Saloon, SBC dba Waldmann Brewery, President/CEO, has requested a sound level variance, for 85 dBA at no specified distance from the sound source, to present live amplified sound with use of a sound system for the Stone Saloon, SBC dba Waldmann Brewery, Waldmann Oktoberfest events on September 19, 20, 21 and September 26, 27 and 28, 2025 at Stone Saloon, SBC dba Waldmann Brewery, 445 Smith Avenue N. The applicant has requested a variance for the hours of 12:00 p.m. until 10:00 p.m. on Fridays, September 19 and September 26 and Saturdays, September 20, 27, 2025; and from 12:00 p.m. until 7:00 p.m. on Sundays, September 21 and September 28, 2025, with a pre-event sound check at 11:00 a.m. on all dates for Stone Saloon, SBC dba Waldmann Brewery, Waldmann Oktoberfest events series. The Department of Safety and Inspections will be recommending the following conditions: 1) The Variance shall be for the requested variance hours of 12:00 p.m. until 10:00 p.m. on Fridays, September 19 and September 26 and Saturdays, September 20, 27, 2025; and from 12:00 p.m. until 7:00 p.m. on Sundays, September 21 and September 28, 2025, with a pre-event sound check at 11:00 a.m. on all dates for a Stone Saloon, SBC dba Waldmann Brewery, Waldmann Oktoberfest events series. 2) All electronically powered equipment used in conjunction with the event shall not exceed 85 dBA at 50 feet from all sound sources during the Waldmann Oktoberfest event dates. 3) The applicant shall monitor the decibel level from the variance approved distance of each noise source and create a report that records the general operating decibel levels within 15 minutes of the start of each performing act and at intervals no greater than 60 minutes apart thereafter. The report shall be made available for viewing by city staff, upon request during the variance or within 30 days thereafter. Applicant shall also conduct a decibel reading during the variance upon request of city staff. 4) All electronically powered equipment, PA systems, loudspeakers or similar devices shall be turned off no later than 10:00 p.m. on September 19, September 20, September 26 and September 27;

and shall be turned off no later than 7:00 p.m. on September 21 and September 28, 2025, the event dates.

Submit comments for Public Hearing electronically. The public may comment on public hearing items in person, in writing or via voicemail. Any comments and materials submitted by 12:00 pm of the day before the meeting, Tuesday, September 2, 2025, will be attached to the public record and available for review by the City Council. Comments may be submitted as follows: Written public comment on public hearing items can be submitted to Contact-Council@ci.stpaul.mn.us, ouncilHearing@ci.stpaul.mn.us, or by voicemail at 651-266-6805. Live testimony will be taken in person in the Council Chambers, and by telephone by registering to speak by noon on the day before the meeting. The registration link is located on the City Council website at www.stpaul.gov/council or <https://forms.office.com/g/TD3xN7WHy5>. Members of the public may view City Council meetings online at <https://stpaul.legistar.com/Calendar.aspx> or on local cable Channel 18.

A public hearing before the City Council on this variance request will be held on:

Date: Wednesday, September 3, 2025

Time: 3:30 p.m.

Location: 3rd floor, City Hall Council Chambers

After the public hearing, the Council may grant, deny, or modify the variance request.

If you have questions about the sound level variance, please contact: Barb McMonigal-St.Dennis, Environmental Health Specialist, 651-266- 9137, barb.mcmonigal-st.dennis@ci.stpaul.mn.us.



Questions? [Contact Us](#)

SAINT PAUL
MINNESOTA

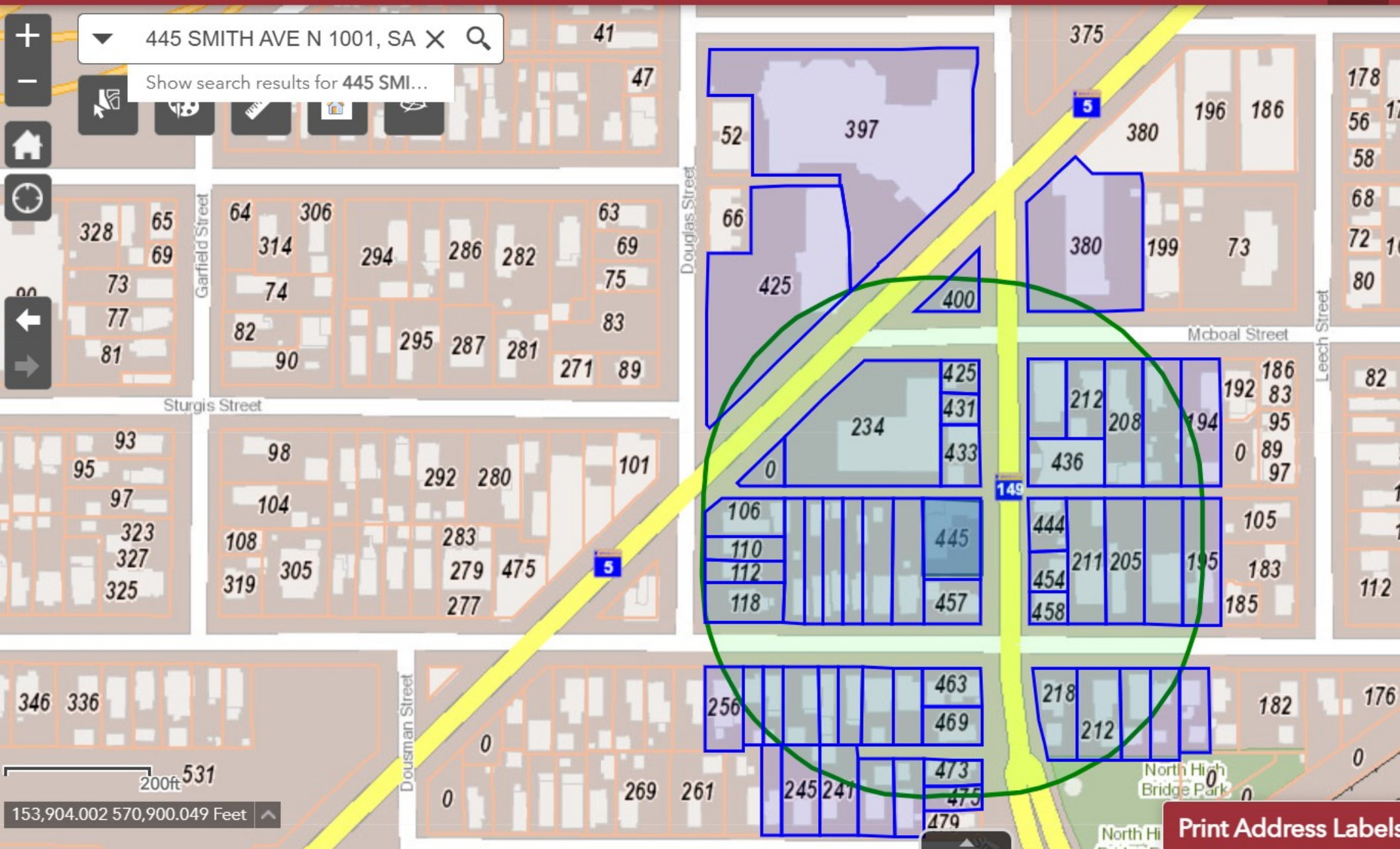
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August 19, 2025

NOTICE OF PUBLIC HEARING

Sound Level Variance

Stone Saloon, SBC dba Waldmann Brewery – Waldmann Oktoberfest

Dear St. Paul Property Owner:

This is to inform you of a request for a variance from the sound level limitations as indicated in the St. Paul Noise Ordinance (Chapter 283 of the St. Paul Legislative Code). Property owned by you and located near the noise source, may be affected by this variance request. Rental property owners must provide a copy of this notice to all renters or post a copy in a common area of the building so it can be viewed by the occupants.

Description of Variance:

Location: 445 Smith Ave N – Waldmann Brewery

Noise Source: Tom Schroeder, Stone Saloon, SBC dba Waldmann Brewery, President/CEO, has requested a sound level variance, for 85 dBA at no specified distance from the sound source, to present live amplified sound with use of a sound system for the Stone Saloon, SBC dba Waldmann Brewery, Waldmann Oktoberfest events on September 19, 20, 21 and September 26, 27 and 28, 2025 at Stone Saloon, SBC dba Waldmann Brewery, 445 Smith Avenue N. The applicant has requested a variance for the hours of 12:00 p.m. until 10:00 p.m. on Fridays, September 19 and September 26 and Saturdays, September 20, 27, 2025; and from 12:00 p.m. until 7:00 p.m. on Sundays, September 21 and September 28, 2025, with a pre-event sound check at 11:00 a.m. on all dates for Stone Saloon, SBC dba Waldmann Brewery, Waldmann Oktoberfest events series. The Department of Safety and Inspections will be recommending the following conditions: 1) The Variance shall be for the requested variance hours of 12:00 p.m. until 10:00 p.m. on Fridays, September 19 and September 26 and Saturdays, September 20, 27, 2025; and from 12:00 p.m. until 7:00 p.m. on Sundays, September 21 and September 28, 2025, with a pre-event sound check at 11:00 a.m. on all dates for a Stone Saloon, SBC dba Waldmann Brewery, Waldmann Oktoberfest events series. 2) All electronically powered equipment used in conjunction with the event shall not exceed 85 dBA at 50 feet from all sound sources during the Waldmann Oktoberfest event dates. 3) The applicant shall monitor the decibel level from the variance approved distance of each noise source and create a report that records the general operating decibel levels within 15 minutes of the start of each performing act and at intervals no greater than 60 minutes apart thereafter. The report shall be made available for viewing by city staff, upon request during the variance or within 30 days thereafter. Applicant shall also conduct a decibel reading during the variance upon request of city staff. 4) All electronically powered equipment, PA systems, loudspeakers or similar devices shall be turned off no later than 10:00 p.m. on September 19, September 20, September 26 and September 27; and shall be turned off no later than 7:00 p.m. on September 21 and September 28, 2025, the event dates.

Submit comments for Public Hearing electronically. The public may comment on public hearing items in person, in writing or via voicemail. Any comments and materials submitted by 12:00 pm of the day before the meeting, Tuesday, September 2, 2025 will be attached to the public record and available for review by the City Council. Comments may be submitted as follows: Written public comment on public hearing items can be submitted to Contact-Council@ci.stpaul.mn.us, CouncilHearing@ci.stpaul.mn.us, or by voicemail at 651-266-6805. Live testimony will be taken in person in the Council Chambers, and by telephone by registering to speak by noon on the day before the meeting. The registration link is located on the City Council website at www.stpaul.gov/council or <https://forms.office.com/g/TD3xN7WHy5>. Members of the public may view City Council meetings online at <https://stpaul.legistar.com/Calendar.aspx> or on local cable Channel 18.

A public hearing before the City Council on this variance request will be held on:

Date: Wednesday, September 3, 2025

Time: 3:30 p.m.

Location: 3rd floor, City Hall Council Chambers

After the public hearing, the Council may grant, deny, or modify the variance request.

If you have questions about the sound level variance, please contact: Barb McMonigal-St.Dennis, Environmental Health Specialist, 651-266-8137, barb.mcmonigal-st.dennis@ci.stpaul.mn.us

JAMES A SAZEVICH
454 SMITH AVE N
ST PAUL MN 55102-2726

BRANDON W FLESHER
239 GOODRICH AVE
ST PAUL MN 55102-2735

TRACEY L WASSON
241 GOODRICH AVE
ST PAUL MN 55102-2735

MICHELLE M REHAK
458 SMITH AVE N
SAINT PAUL MN 55102-2726

CLAIR L IBURG
726 SUMMIT AVE
SAINT PAUL MN 55105-3440

SUZANNE C ZAHORSKI
457 SMITH AVE N
SAINT PAUL MN 55102-2725

ROBERT J OKEEFE JR
235 GOODRICH AVE
ST PAUL MN 55102-2735

KAYLA RAE ORR
112 DOUGLAS ST
SAINT PAUL MN 55102-2714

RYAN LOFTSGAARDEN
469 SMITH AVE N
SAINT PAUL MN 55102-3031

LUCY IBURG
106 DOUGLAS ST
SAINT PAUL MN 55102-2714

MICHAEL BARRETO
233 GOODRICH AVE
SAINT PAUL MN 55102-2735

J-DIB PROPERTIES LLC
1521 SELBY AVE
SAINT PAUL MN 55104-6304

LUCY IBURG
3929 FRANCE AVE S
MINNEAPOLIS MN 55416-5013

DALE A SJOBLUM
854 SHOWPLACE GTWY
BRANSON MO 65616-7957

JOHN HATHAWAY
473 SMITH AVE N
SAINT PAUL MN 55102-3031

DEL CO LIMITED PARTNERSHIP
PO BOX 17122
SAINT PAUL MN 55117-0122

RICHARD G MILLER
242 GOODRICH AVE
ST PAUL MN 55102-2718

STONE SALOON PROPERTIES LLC
445 SMITH AVE
SAINT PAUL MN 55102-2725

NANCY JAGATNARAIN
463 SMITH AVE
SAINT PAUL MN 55102-3031

ROBIN R WILSON
5205 S 188TH RD
BOLIVAR MO 65613-8488

MICHAEL J HAVELIN
244 GOODRICH AVE
SAINT PAUL MN 55102-2718

JASON M HUNEKE
469 SMITH AVE N
SAINT PAUL MN 55102-3031

414 INDUSTRIAL LLC
414 7TH ST W
SAINT PAUL MN 55102-2733

LILY BABER COYLE
254 GOODRICH AVE
SAINT PAUL MN 55102-2718

EDWIN WILLIAM STOCKMEYER III
233 BANFIL ST
SAINT PAUL MN 55102-6524

CHARLES KOBETT
444 SMITH AVE N
SAINT PAUL MN 55102-2726

BARBARA R THEES
232 GOODRICH AVE
SAINT PAUL MN 55102-2718

STONE SALOON PROPERTIES LLC
445 SMITH AVE
SAINT PAUL MN 55102-2725

ALEXANDER LINDSAY
436 SMITH AVE N
SAINT PAUL MN 55102-2726

LORAIN K HARRIS
218 GOODRICH AVE
SAINT PAUL MN 55102-2716

ROBERT L BROWN
431 SMITH AVE N
ST PAUL MN 55102-2725

KATHLEEN H CORLEY
248 GOODRICH AVE
SAINT PAUL MN 55102-2718

BONFES AUTO SERVICE INC
380 7TH ST W
ST PAUL MN 55102-2732

THOMAS S SCHROEDER
194 MCBOAL ST
ST PAUL MN 55102-2723

JEFFREY JAMES CORNIEA
240 GOODRICH AVE
SAINT PAUL MN 55102-2718

JOHN W TAYLOR
3625 47TH ST E
MINNEAPOLIS MN 55406-3866

JORDAN ARNES
110 DOUGLAS ST
SAINT PAUL MN 55102-2714

SAMUEL FREDRICK JOHNSON
245 BANFIL ST
SAINT PAUL MN 55102-3015

JOEL T GROTEN
212 GOODRICH AVE
SAINT PAUL MN 55102-2716

AIZAR CABRERA
205 GOODRICH AVE
SAINT PAUL MN 55102-2717

CITY OF ST PAUL REAL ESTATE
25 4TH ST W # 1000
SAINT PAUL MN 55102-1692

JANICE Z GROVER
251 BANFIL ST
SAINT PAUL MN 55102-3015

EQUITY TRUST CO CUST FBO CLAIR IBURG IRA
726 SUMMIT AVE
SAINT PAUL MN 55105-3440

JAMES J FISHBECK
433 SMITH AVE N
SAINT PAUL MN 55102-2725

VADIM NMN TOKMAN
780 CHEROKEE AVE
ST PAUL MN 55107-3531

AUDREY HILLE
206 GOODRICH AVE
SAINT PAUL MN 55102-2716

NATHANAEL PAUL PATRIN
208 MCBOAL ST
SAINT PAUL MN 55102-2723

WILLIAM A ELDREDGE
1285 MINNEHAHA AVE W
ST PAUL MN 55104-1409

424 SMITH LLC
1554 SELBY AVE
SAINT PAUL MN 55104-7369

MARY J SWENSON
994 IOWA AVE W
ST PAUL MN 55117-3359

DAVID L MARKS
195 GOODRICH AVE
SAINT PAUL MN 55102-2717

JOHN H YUST TR
256 GOODRICH AVE
SAINT PAUL MN 55102-2718

JOHN H YUST TR
256 GOODRICH AVE
SAINT PAUL MN 55102-2718

JASON M TSCHIDA
425 7TH ST W
SAINT PAUL MN 55102-2730

SALVATION ARMY
401 WEST 7TH ST
ST PAUL MN 55116-0325



August 19, 2025

Tom Schroeder
Waldmann Brewery
445 Smith Ave N
St. Paul, MN 55102

Dear Tom Schroeder:

This is to confirm that our office has received your application for a variance from the city's noise ordinance for a Waldmann Oktoberfest event and that the variance is being processed. The Department of Safety and Inspections has recommended that a variance be issued with conditions.

Submit comments for Public Hearing electronically. The public may comment on public hearing items in person, in writing or via voicemail. Any comments and materials submitted by 12:00 pm of the day before the meeting, Tuesday, September 2, 2025, will be attached to the public record and available for review by the City Council. Comments may be submitted as follows: Written public comment on public hearing items can be submitted to Contact-Council@ci.stpaul.mn.us, CouncilHearing@ci.stpaul.mn.us, or by voicemail at 651-266-6805. Live testimony will be taken in person in the Council Chambers, and by telephone by registering to speak by noon on the day before the meeting. The registration link is located on the City Council website at www.stpaul.gov/council or <https://forms.office.com/g/TD3xN7WHy5>. Members of the public may view City Council meetings online at <https://stpaul.legistar.com/Calendar.aspx> or on local cable Channel 18.

A public hearing before the City Council on this variance request will be held on:

Date: Wednesday, September 3, 2025

Time: 3:30 p.m.

Location: 3rd floor, City Hall Council Chambers

After the public hearing, the Council may grant, deny, or modify the variance request. If you have questions about the sound level variance, please contact: Barb McMonigal-St.Dennis, Environmental Health Specialist, 651-266-9137, barb.mcmonigal-st.dennis@ci.stpaul.mn.us

From: [Barb Thees](#)
To: [*CI-StPaul Contact-Council](#)
Subject: Comment for Public Hearing: 9/3 Sound Variance at Waldmann
Date: Friday, August 22, 2025 10:46:36 AM

You don't often get email from theesbr@gmail.com. [Learn why this is important](#)

Hello!

I am writing in support of the proposed sound variance for Waldmann Brewery for their Oktoberfest celebrations, happening September 19-21 and 26-28. Waldmann and their events are an amazing community-building addition to our neighborhood and they are great stewards of the West 7th community.

As a resident who lives around the corner at 232 Goodrich Ave., it brings me great joy to hear, see, and feel the enjoyment taking place nearby.

Thanks,
Barb Thees



City of Saint Paul

City Hall and Court House
15 West Kellogg
Boulevard
Phone: 651-266-8560

Master

File Number: RES PH 25-184

File ID: RES PH 25-184

Type: Resolution-Public Hearing

Status: Agenda Ready

Version: 1

Contact (651) 266-9137
Number:

In Control: City Council

File Created: 08/19/2025

File Name: SLV - Wabasha Brewing Saturdays on the Patio - PH
9/03/2025

Final Action:

Title: Approving the application of Wabasha Brewing Co for a Wabasha Brewing Co - Saturdays on the Patio event series, Saturdays, September 13 and 27, October 4, 11, 18 and 25 for a sound level variance in order to present live amplified sound at Wabasha Brewing Co, 429 Wabasha Street South.

Notes:

Agenda Date: 09/03/2025

Sponsors: Noecker

Enactment Date:

Attachments: Application, ENS, Map, Owners Notice, Owners List,
Letter to Applicant

Financials Included?:

Contact Name: Barb

Hearing Date:

Entered by: frances.birch@ci.stpaul.mn.us

Ord Effective Date:

History of Legislative File

Ver- sion:	Acting Body:	Date:	Action:	Sent To:	Due Date:	Return Date:	Result:
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Text of Legislative File RES PH 25-184

Approving the application of Wabasha Brewing Co for a Wabasha Brewing Co - Saturdays on the Patio event series, Saturdays, September 13 and 27, October 4, 11, 18 and 25 for a sound level variance in order to present live amplified sound at Wabasha Brewing Co, 429 Wabasha Street South.

WHEREAS, Chapter 293 of the Saint Paul Legislative Code was enacted to regulate the subject of noise in the City of Saint Paul; and

WHEREAS, §293.09 provides for the granting of variances from the sound level limitations contained in

§293.07, upon a finding by the City Council that full compliance with Chapter 293 would constitute an unreasonable hardship on the applicant, other persons or on the community; and

WHEREAS, Wabasha Brewing Co, represented by Deanna Vastine, Events Manager, who has been designated as the responsible person on the application, has applied for a variance, at a requested sound level limit of 80 dBA at no specified distance, to present live amplified sound for the Saturdays on the Patio event series on Saturdays, September 13,

September 27, October 4, October 11, October 18 and October 25, 2025 at the Wabasha Brewing Co, 429 Wabasha Street South; and

WHEREAS, applicant has requested a variance for the hours of 2:00 p.m. until 8:00 p.m., with a pre-event sound check at 1:30 p.m. on Saturdays, September 13, September 27, October 4, October 11, October 18 and October 25, 2025 for a Saturdays on the Patio event series; and

WHEREAS, if applicant is not granted a variance applicant will not be able to present amplified sound at the Wabasha Brewing Co, 429 Wabasha Street South; and

WHEREAS, the Department of Safety and Inspections has reviewed the application and has made recommendations regarding conditions for the variances. Now, therefore, be it RESOLVED, that the Council of the City of Saint Paul hereby grants a variance to Wabasha Brewing Co, subject to the following conditions:

1) The Variance shall be for the requested variance hours of 2:00 p.m. until 8:00 p.m., with a pre-event sound check at 1:30 p.m. on Saturdays, September 13, September 27, October 4, October 11, October 18 and October 25, 2025 for a Wabasha Brewing Co - Saturdays on the Patio event series.

2) All electronically powered equipment used in conjunction with the event shall not exceed 80 dBA at 50 feet from all sound sources during the September 13, September 27, October 4, October 11, October 18 and October 25, 2025 events from 2:00 p.m. until 8:00 p.m., with a pre-event sound check at 1:30 p.m.; and

3) The applicant shall monitor the decibel level from the variance approved distance of each noise source and create a report that records the general operating decibel levels within 15 minutes of the start of each performing act and at intervals no greater than 60 minutes apart thereafter. The report shall be made available for viewing by city staff, upon request during the variance or within 30 days thereafter. Applicant shall also conduct a decibel reading during the variance upon request of city staff.

4) All electronically powered equipment, PA systems, loudspeakers or similar devices shall be turned off no later than 8:00 p.m. on September 13, September 27, October 4, October 11, October 18 and October 25, 2025, the event dates.

FURTHER RESOLVED, that any violations of the conditions set forth above on the September 13, September 27, October 4, October 11, October 18 and October 25, 2025 dates may result in denial of future requests for the grant of a noise variance, in addition to any criminal citation which might issue.

Wabasha Brewing Co, represented by Deanna Vastine, has requested an exemption from the sound level limitations in Chapter 293.07 in order to present amplified sound, with limitations, from 2:00 p.m. until 8:00 p.m., with a pre-event sound check at 1:30 p.m. on September 13, September 27, October 4, October 11, October 18 and October 25, 2025. Chapter 293.09 provides for the granting of variances from the sound level limitations contained in Chapter 293.07.

Was proper notice given? YES - See Attachments

SAINT PAUL
SAFETY & INSPECTIONS

JUL 07 2025

DEPARTMENT OF SAFETY & INSPECTIONS (DSI)
ANGIE WIESE, PE(MN), CBO, DIRECTOR

375 Jackson Street, Suite 220

Saint Paul, MN 55101-1806

Tel: 651-266-8989 | Fax: 651-266-9124

City of Saint Paul - DSI

COPY

8/14/25 - Lee V email
List - print
Paid SLV

Sound Level Variance Application

Legislative Code Chapter 293 - Noise Regulations

Application and \$178 fee should be submitted a minimum of sixty (60) days prior to the event date to allow ample time for required public notification period and scheduling of a Council public hearing. Applications submitted within sixty (60) days of the event date may not satisfy the processing timeline requirements.

1. Organization/person seeking variance: Wabasha Brewing
2. Event Name: Saturdays on the Patio
3. Address and physical description of noise source location (Event, Worksite): 429 Wabasha St. South outdoor patio, event, live music
4. Responsible person: Deanna Vashine Title: Events Manager
5. Telephone: 763-245-7283 E-Mail: deanna@wabashabrewing.com
6. Date(s) variance requested: 9/13, 9/27, 10/4, 10/11, 10/18, 10/25
7. Noise source - Time(s) of operation: 2-9pm
- Time(s) of pre-event sound check: 1:30pm
8. Sound level requested at 50 feet from noise source (dBA/Decibels): 80 decibels
9. Mailing address w/zip code: 429 Wabasha St. South St. Paul, MN 55107
10. Briefly describe the noise source and equipment involved: live music with guitars, harmonica, violin, and speaker to amplify sound
11. Describe the steps that will be taken to minimize the noise levels: regular sound checks hourly, PA to face Wabasha St. away from neighborhood
12. State reason for seeking variance (example - music, announcements, construction, etc.): music and announcements
13. Maximum number of attendees: 100
14. A site diagram & map must be attached showing location of noise source(s), streets, stages, tents, etc. (If there will be amplified sound, indicate location and direction that all speakers will be facing). Multiple locations may require more than one application.
15. Submit completed application, site diagram/map, and \$178 fee to:

CITY OF SAINT PAUL
DEPARTMENT OF SAFETY AND INSPECTIONS
375 JACKSON STREET, SUITE 220
SAINT PAUL, MN 55101-1806

Signature of responsible person: Deanna VashineDate: 7.1.25

ISABEL ST W

Wabasha Brewing
Company

Music

WABASHA ST S

Frances Birch

From: City of Saint Paul <cityofsaintpaul@public.govdelivery.com>
Sent: Monday, August 18, 2025 1:30 PM
To: Frances Birch
Subject: Courtesy Copy: Sound Level Variance Application, Wabasha Brewing Co- Saturdays on the Patio Music Series

This is a courtesy copy of an email bulletin sent by Barb McMonigal-St. Dennis.

This bulletin was sent to the following groups of people:

Subscribers of ENS - D3: West Side Citizens Organization (1461 recipients)

Event: Wabasha Brewing Co- Saturdays on the Patio Music Series

Description of Variance:

Location: 429 Wabasha Street S

Noise Source: Deanna Vastine, Wabasha Brewing Co Events Manager, has requested a sound level variance, for 80 dBA at no specified distance from the sound source, to present live amplified sound with use of a sound system for the Wabasha Brewing Co-Saturdays on the Patio events on September 13, September 27, October 4, October 11, October 18 and October 25, 2025 at Wabasha Brewing Co, 429 Wabasha Street South. The applicant has requested a variance for the hours of 2:00 p.m. until 8:00 p.m., with a pre-event sound check at 1:30 p.m. on Saturdays, September 13, September 27, October 4, October 11, October 18 and October 25, 2025 for a Wabasha Brewing Co- Saturdays on the Patio event series. The Department of Safety and Inspections will be recommending the following conditions: 1) The Variance shall be for the requested variance hours of 2:00 p.m. until 8:00 p.m., with a pre-event sound check at 1:30 p.m. for the Wabasha Brewing Co- Saturdays on the Patio event dates, September 13, September 27, October 4, October 11, October 18 and October 25, 2025. 2) All electronically powered equipment used in conjunction with the event shall not exceed 80 dBA at 50 feet from all sound sources during the Saturday on the Patio event dates. 3) The applicant shall monitor the decibel level from the variance approved distance of each noise source and create a report that records the general operating decibel levels within 15 minutes of the start of each performing act and at intervals no greater than 60 minutes apart thereafter. The report shall be made available for viewing by city staff, upon request during the variance or within 30 days thereafter. Applicant shall also conduct a decibel reading during the variance upon request of city staff. 4) All electronically powered equipment, PA systems, loudspeakers or similar devices shall be turned off no later than 8:00 p.m. on September 13, September 27, October 4, October 11, October 18 and October 25, 2025, the event dates.

Submit comments for Public Hearing electronically. The public may comment on public hearing items in person, in writing or via voicemail. Any comments and materials submitted by 12:00 pm of the day before the meeting, Tuesday, September 2, 2025, will be attached to the public record and available for review by the City Council. Comments may be submitted as follows: Written public comment on public hearing items can be submitted to Contact-Council@ci.stpaul.mn.us, ouncilHearing@ci.stpaul.mn.us, or by voicemail at 651-266-6805. Live testimony will be taken in person in the Council Chambers, and by telephone by registering to speak by

noon on the day before the meeting. The registration link is located on the City Council website at www.stpaul.gov/council or <https://forms.office.com/g/TD3xN7WHy5>. Members of the public may view City Council meetings online at <https://stpaul.legistar.com/Calendar.aspx> or on local cable Channel 18.

A public hearing before the City Council on this variance request will be held on:

Date: Wednesday, September 3, 2025

Time: 3:30 p.m.

Location: 3rd floor, City Hall Council Chambers

After the public hearing, the Council may grant, deny, or modify the variance request.

If you have questions about the sound level variance, please contact: Barb McMonigal-St.Dennis, Environmental Health Specialist, 651-266- 9137, barb.mcmonigal-st.dennis@ci.stpaul.mn.us.



Questions? [Contact Us](#)

SAINT PAUL
MINNESOTA

STAY CONNECTED:

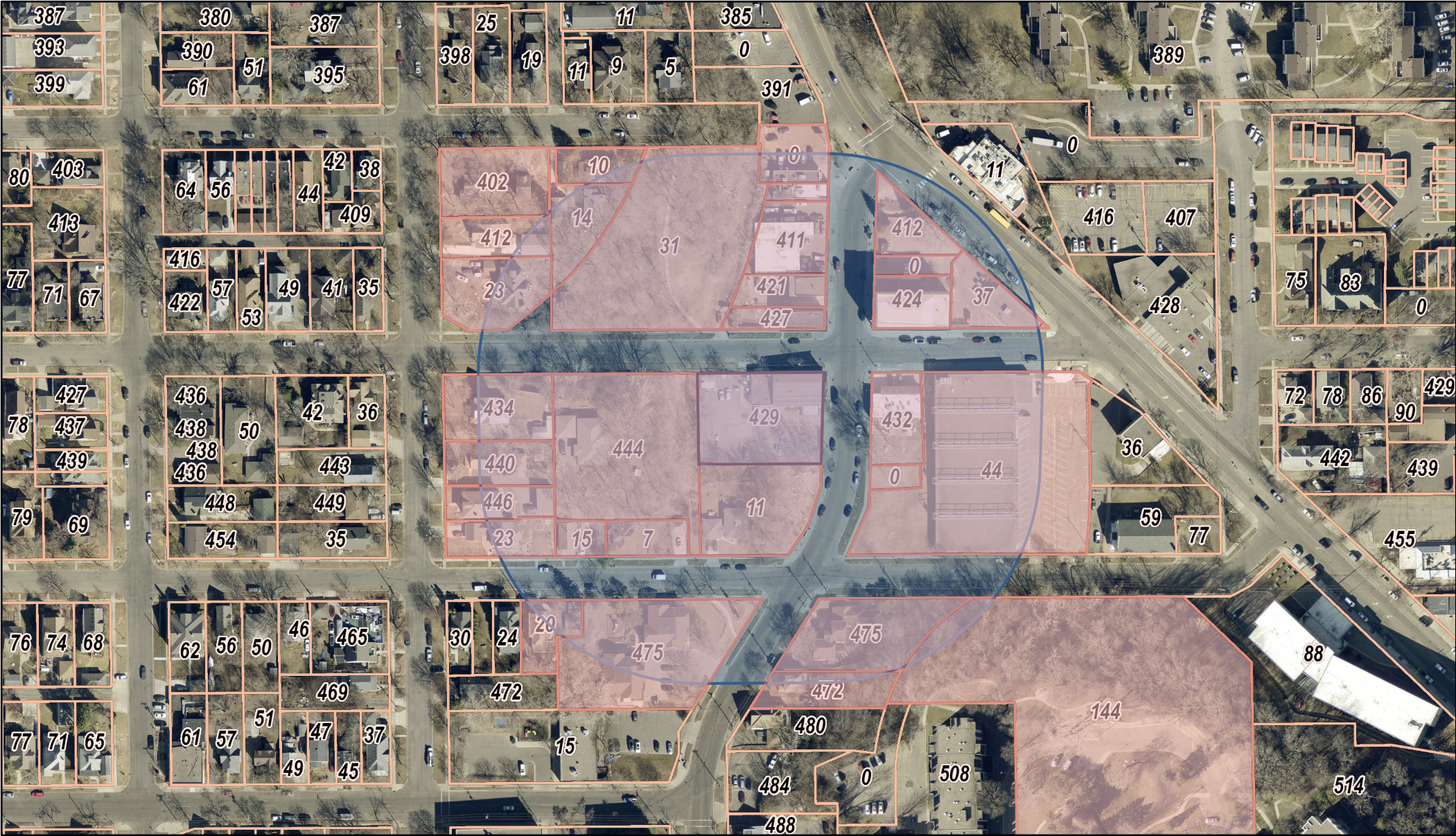


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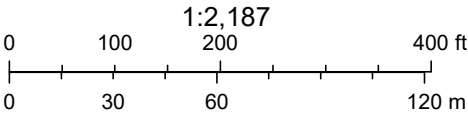
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Map of Wabasha Brewing Co-Saturdays on the Patio Sound Level Variance Notice Radius 300ft



8/18/2025, 4:16:39 PM





August 19, 2025

NOTICE OF PUBLIC HEARING
Sound Level Variance
Wabasha Brewing – Saturdays on the Patio

Dear St. Paul Property Owner:

This is to inform you of a request for a variance from the sound level limitations as indicated in the St. Paul Noise Ordinance (Chapter 283 of the St. Paul Legislative Code). Property owned by you and located near the noise source, may be affected by this variance request. Rental property owners must provide a copy of this notice to all renters or post a copy in a common area of the building so it can be viewed by the occupants.

Description of Variance:

Location: 429 Wabasha Street S – Wabasha Brewing

Noise Source: Deanna Vastine, Wabasha Brewing Co Events Manager, has requested a sound level variance, for 80 dBA at no specified distance from the sound source, to present live amplified sound with use of a sound system for the Wabasha Brewing Co-Saturdays on the Patio events on September 13, September 27, October 4, October 11, October 18 and October 25, 2025 at Wabasha Brewing Co, 429 Wabasha Street South. The applicant has requested a variance for the hours of 2:00 p.m. until 8:00 p.m., with a pre-event sound check at 1:30 p.m. on Saturdays, September 13, September 27, October 4, October 11, October 18 and October 25, 2025 for a Wabasha Brewing Co- Saturdays on the Patio event series. The Department of Safety and Inspections will be recommending the following conditions: 1) The Variance shall be for the requested variance hours of 2:00 p.m. until 8:00 p.m., with a pre-event sound check at 1:30 p.m. for the Wabasha Brewing Co- Saturdays on the Patio event dates, September 13, September 27, October 4, October 11, October 18 and October 25, 2025. 2) All electronically powered equipment used in conjunction with the event shall not exceed 80 dBA at 50 feet from all sound sources during the Saturday on the Patio event dates. 3) The applicant shall monitor the decibel level from the variance approved distance of each noise source and create a report that records the general operating decibel levels within 15 minutes of the start of each performing act and at intervals no greater than 60 minutes apart thereafter. The report shall be made available for viewing by city staff, upon request during the variance or within 30 days thereafter. Applicant shall also conduct a decibel reading during the variance upon request of city staff. 4) All electronically powered equipment, PA systems, loudspeakers or similar devices shall be turned off no later than 8:00 p.m. on September 13, September 27, October 4, October 11, October 18 and October 25, 2025, the event dates.

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A public hearing before the City Council on this variance request will be held on:

Date: Wednesday, September 3, 2025

Time: 3:30 p.m.

Location: 3rd floor, City Hall Council Chambers

After the public hearing, the Council may grant, deny, or modify the variance request.

If you have questions about the sound level variance, please contact: Barb McMonigal-St.Dennis, Environmental Health Specialist, 651-266-8137, barb.mcmonigal-st.dennis@ci.stpaul.mn.us

Property Owner	Address	City State ZIP
ANTHONY JAMES TEEHAN	472 WABASHA ST S	SAINT PAUL MN 55107-1141
BOOTSTRAPPED LLC	432 WABASHA ST S	SAINT PAUL MN 55107-1127
CITY OF ST PAUL	25 4TH ST W # 1000	ST PAUL MN 55102-1692
DOKMO ISABEL LLC	37 ISABEL ST E	ST PAUL MN 55107-2224
DYMAXION LLC	18896 ORCHARD CT	LAKEVILLE MN 55044-9383
EDELMIRA O ANDERSON	421 WABASHA ST S	ST PAUL MN 55107-1119
EVERYDAY LIVING HOLDINGS LLC	355 15TH AVE	SOUTH SAINT PAUL MN 55075-1822
JAMES C CULLINGTON	7 CONGRESS ST W	ST PAUL MN 55107-1157
JESPEP LLC	11 CESAR CHAVEZ ST	SAINT PAUL MN 55107-2225
JOHN R PURDY	10 DELOS ST W	ST PAUL MN 55107-1135
KEITH V BESAW	412 HALL AVE	ST PAUL MN 55107-1152
LLOYD ROBERT KOTTKE JR	446 HALL AVE	ST PAUL MN 55107-1151
LORETO VILLEGAS RAMIREZ	20 CONGRESS ST W	SAINT PAUL MN 55107-1102
MARK S THOMAS	4023 HALL AVE	SAINT PAUL MN 55107-1152
MATTHEW BRICKWEG	434 HALL AVE	SAINT PAUL MN 55107-1151
NICE HOMES LLC	902 ARCADE ST	SAINT PAUL MN 55106-3803
NICHOLAS M BEEDLE	23 ISABEL ST W	SAINT PAUL MN 55107-1112
NOAHS PARK LLC	4081 RYAN RD STE 106	GURNEE IL 60031-1267
RAMSEY COUNTY PARKS AND REC	2015 VAN DYKE ST N	SAINT PAUL MN 55109-3711
SANDRA LEE VALLE	440 HALL AVE	SAINT PAUL MN 55107-1151
SERGIO RODRIGUEZ	358 LAWSON AVE E	SAINT PAUL MN 55130-3931
STEPHEN L GAMMON TR	444 HALL AVE	SAINT PAUL MN 55107-1151
STEVE CONERY	23 CONGRESS ST W	ST PAUL MN 55107-1157
TERRACE PARK INVESTMENTS LLC	382 WINSLOW AVE	SAINT PAUL MN 55107-1119
THE TERRACES LLC	481 WABASHA ST S	SAINT PAUL MN 55107-1142
THOMAS M SANCHEZ	14 DELOS ST W	ST PAUL MN 55107-1135
WILLIAM J CUSICK	5935 BRYANT LN	INVER GROVE HEIGHTS MN 55076-1578



August 19, 2025

Deanna Vastine
Wabasha Brewing
429 Wabasha St. S
St. Paul, MN 55107

Dear Deanna Vastine:

This is to confirm that our office has received your application for a variance from the city's noise ordinance for a Wabasha Brewing – Saturdays on the Patio event series and that the variance is being processed. The Department of Safety and Inspections has recommended that a variance be issued with conditions.

Submit comments for Public Hearing electronically. The public may comment on public hearing items in person, in writing or via voicemail. Any comments and materials submitted by 12:00 pm of the day before the meeting, Tuesday, September 2, 2025, will be attached to the public record and available for review by the City Council. Comments may be submitted as follows: Written public comment on public hearing items can be submitted to Contact-Council@ci.stpaul.mn.us, CouncilHearing@ci.stpaul.mn.us, or by voicemail at 651-266-6805. Live testimony will be taken in person in the Council Chambers, and by telephone by registering to speak by noon on the day before the meeting. The registration link is located on the City Council website at www.stpaul.gov/council or <https://forms.office.com/g/TD3xN7WHy5>.

Members of the public may view City Council meetings online at <https://stpaul.legistar.com/Calendar.aspx> or on local cable Channel 18.

A public hearing before the City Council on this variance request will be held on:

Date: Wednesday, September 3, 2025

Time: 3:30 p.m.

Location: 3rd floor, City Hall Council Chambers

After the public hearing, the Council may grant, deny, or modify the variance request.

If you have questions about the sound level variance, please contact: Barb McMonigal-St.Dennis, Environmental Health Specialist, 651-266-9137, barb.mcmonigal-st.dennis@ci.stpaul.mn.us



City of Saint Paul

City Hall and Court House
15 West Kellogg
Boulevard
Phone: 651-266-8560

Master

File Number: RLH TA 25-306

File ID: RLH TA 25-306

Type: Resolution LH Tax
Assessment Appeal

Status: For Discussion

Version: 2

**Contact
Number:**

In Control: City Council

File Created: 07/02/2025

File Name: 992 Arcade Street

Final Action:

Title: Ratifying the Appealed Special Tax Assessment for property at 992 ARCADE STREET. (File No. J2511B1, Assessment No. 258116) (Public hearing closed and laid over from August 20, 2025)

Notes: Nenghue Moua & Ta Lee
Daughter: Doua Moua
mouadouarzong@gmail.com
Parent: 651-202-0498
Doua: 612-859-4789

Mai will be interpreting

Agenda Date: 09/03/2025

Sponsors: Yang

Enactment Date:

Attachments: 992 Arcade St.Emergency Boading Ltr 2-27-25.pdf,
992 Arcade St.Respro Invoice 2-21-25.pdf, 992
Arcade St.Police Report 2-21-25.pdf, 992 Arcade St
Photos 02-21-2025.pdf, 992 Arcade St Investigation
2-21-25.pdf, 992 Arcade St- Incident 02-21-2025.pdf,
992 Arcade St.Moua-Lee Ltr 7-16-25.doc

Financials Included?:

Contact Name:

Hearing Date:

Entered by: mai.vang@ci.stpaul.mn.us

Ord Effective Date:

History of Legislative File

Ver- sion:	Acting Body:	Date:	Action:	Sent To:	Due Date:	Return Date:	Result:
1	Legislative Hearings	07/15/2025	Referred	City Council	08/20/2025		
	Action Text: Referred to the City Council due back on 8/20/2025						
	Notes: Approve the assessment.						
	Nenghue Moua owner, appeared via phone						
	Mai Vang interpreted (Hmong)						
	Moermond: the daughter will not be participating						
	[Mai Vang gives background of appeals process]						
	[Staff report given by Mai Vang]						

Moua: I want to know who calls for the boarding.

[Vang summarized police report]

Moua: why wasn't I notified of the boarding and I want to know everyone involved. I feel I wasn't notified to have a chance to do the boarding. When the fireman was there was when I was notified and when I got there all the broken windows on the second floor, there was a big hole cut into the second floor, but all the broken windows mentioned were not even boarded.

Moermond: so, you would have preferred to do the boarding?

Moua: I wasn't aware because I wasn't notified, but when I got there I spoke to someone there about the boarding cost if the contractor were to do it and I said I would do it. I said I didn't want it; I would board myself.

Moermond: we had both St. Paul Fire Department and St. Paul Police Department on the scene and they can't release the building until it is secured, so my concern is they had open windows and the boards were removed. Smoke was coming from the second floor and needed ventilation. I suggest you speak to your insurance company for recompense. It was an emergency that needed action before police could leave the scene.

Moua: I don't feel me or my insurance should be responsible because I had a conversation with AJ. Two doors were boarded, but the second floor was open and were boarded by me.

Moermond: the invoice indicates four doors were boarded.

Moua: there was nothing wrong with the doors, all they did was put screws in.

Moermond: they needed to close the building; it was open upon arrival. This was the cost of the emergency callout. If you want to testify to Council further you are welcome to do so. My recommendation is approval of the assessment. We will provide an interpreter if he wishes to do so. The Council Public Hearing is August 20th.

Moua: is it not normal to call the owner before its boarded? It was already boarded when I arrived.

Moermond: yes, it is because it is an emergency situation and they can't leave the scene until it is secured.

[Note: Mr. Moua talked loudly over the interpreter the entire hearing, causing difficulty in interpreting and taking complete minutes]

2	City Council	08/20/2025	Laid Over	City Council	09/03/2025	Pass
	Action Text:	Public hearing closed and laid over to September 3, 2025				
	Notes:	Public hearing closed and laid over for two weeks.				

Nenghue Moua, property owner, appeared in person and spoke through a Hmong interpreter

Marcia Moermond, Legislative Hearing Officer: This is an assessment for securing and/or boarding of a building after a fire. The work was done on February 21, 2025. Police and fire were on the scene of a suspected arson and police contacted the boarding contractor and the Department of Safety and Inspections (DSI). The owner arrived at the property and talked to the Fire Inspection Manager after the building was secured on the first level. Photos of the fire scene are on the screen in front of you. The building as already vacant and boarded. The contractor still needed to screw the doors shut. This assessment is the cost for an emergency call-out and for securing 4 doors. The total cost is \$654.

Nenghue Moua: On February 21, the officer, AJ (Neis), called me to tell me about the fire. I asked how much the cost was for boarding. He told me that if I boarded it myself it wouldn't cost me anything. He told me that I had to do it by 4pm, so I did it myself. I don't understand why he is the one who told me this, but the report didn't mention him. The report says they boarded my building. If you don't believe me, call AJ.

Council President Noecker: What is your ask?

Moua: I don't want to pay the fee because I put up the boarding.

Councilmember Yang moved to close the public hearing. Approved 6-0.

Yang: Could we get clarification on if the owner boarded the property themselves.

Moermond: The order of events was that the Fire Department arrived first, then Police, the fire was put out and investigated and materials were pulled out. When they went to close out the scene, they called DSI and the boarding crew together. By the time Moua arrived, the doors had been secured with screws, not boarded. The windows on the first floor had previously been boarded by the owner, as the building was vacant. As the photos show, these are not the grey-painted boards with the date on them that the City uses. I contacted Fire Inspector AJ Neis and asked how he talks about these things with property owners. I'm not sure if there was a conversation about securing openings on the second floor, but the securing of the doors had already happened and that's what this assessment is for.

Yang: So the work was done before the owner got there and that's what is being assessed?

Moermond: Yes.

Noecker: Normally we have photo evidence of the work done. This seems like a strange discrepancy where the City and the owner are both saying they did the boarding. It would be helpful to have evidence to say the City did the securing.

Moermond: The assessment rolls says "Boarding and Securing." When we say boarding, sometimes putting a board up is what's done. Sometimes putting screws in a door is what's done. The doors were all that was secured, with screws. No boards were involved or assessed for. I'm not sure what the conversation was between Neis and the owner. It may have been about securing the structure going forward. The doors had already been secured at that time. In Legislative Hearing, we talked about securing the second level. The fire was started with gasoline in the staircase between the first and second level. Both levels were damaged. The securing was done on an emergency basis, which is required. The scene cannot be left open after a fire, especially in cases of arson. When this is done, DSI deploys its contract manager to verify that the work was done before a letter is sent to the owner saying what was done and connecting it to an invoice. I would have notes from an inspection that would have occurred the same day or the following day, but I don't have photos of the screws. I cannot provide you that until City systems are operational again.

Noecker: So the charge is for screwing the doors shut, no boarding?

Moermond: Yes.

Councilmember Privratsky: I'm open to considerations related to any miscommunication and language barrier issues. I understand the work was done, but it can be hard to see the difference between securing a door and boarding when you've never dealt with it before and there are language barriers.

Councilmember Johnson: The invoice does say that it's just for the doors. I don't think there was confusion on the doors. Maybe for the windows, though. I hope that what's being relayed via translation is that the invoice states it is for the doors. Because the work was done, I would vote against any moderations. Maybe there was space for staff to be more clear, but the records seems clear.

Yang: I move a two-week layover. I would like my legislative aide to receive any follow-up information.

Moermond: When I talked to Neis, he told me that DSI was actively working with the Fire Department to create materials to provide people after a fire. We have a lot of contractors listening to the radio to find out where fires are, and they descend on people immediately. Getting basic information up front is something they're working on. I will do the follow-up as well.

Yea: 6 Councilmember Noecker, Councilmember Yang, Councilmember Bowie,
Councilmember Jost, Councilmember Johnson, and Councilmember
Privratsky

Nay: 0

Absent: 1 Councilmember Kim

Text of Legislative File RLH TA 25-306

Ratifying the Appealed Special Tax Assessment for property at 992 ARCADE STREET. (File No. J2511B1, Assessment No. 258116) (Public hearing closed and laid over from August 20, 2025)

WHEREAS, the Office of Financial Services Assessment Section has attached to this Council File both a report of completion outlining the costs and fees associated with Securing and/or Emergency Boarding services during February 2025. (File No. J2511B1, Assessment No. 258116) and the assessment roll including all properties for which these assessments are proposed for Council ratification; and

WHEREAS, the City Council's Legislative Hearing Officer has reviewed an appeal of this assessment and developed a recommendation for the City Council with respect to this assessment; and

WHEREAS, a public hearing having been conducted for the above improvement, and said assessment having been further considered by the Council and having been considered financially satisfactory; Now, Therefore, Be It

RESOLVED, that pursuant to Chapter 14 of the Saint Paul City Charter, said assessment is hereby ratified and payable in one installment.



SAINT PAUL
SAFETY & INSPECTIONS

DEPARTMENT OF SAFETY & INSPECTIONS (DSI)
ANGIE WIESE, PE(MN), CBO, DIRECTOR

375 Jackson Street, Suite 220
Saint Paul, MN 55101-1806
Tel: 651-266-8989 | Fax: 651-266-9124

February 27, 2025

Nenghue Moua/Ta Le
11 Wheelock Pkwy E
St Paul MN 55117-3933

Dear Sir or Madam:

The City of St. Paul has recently ordered the property at 992 ARCADE ST to be secured, on Friday February 21, 2025 at 8:50am. This work was authorized by the responding St. Paul Fire Department (SPPD CN# 25-009-482). The cost of this action is \$490.00, plus City of Saint Paul administration fees of \$164.00.

This work was ordered by a city official to abate a nuisance condition which comprised an emergency. The Department of Safety and Inspections, Code Enforcement Division, can provide more detailed information on this nuisance condition upon request.

In several weeks, the registered property owner will receive notice of an assessment against the property for \$654.00 in charges. At that time, there will be the opportunity to pay the assessment to the City of Saint Paul Office of Real Estate Assessments or appeal the charges before the Legislative Hearing Office and City Council. Note: this assessment CANNOT be paid directly to the Department of Safety and Inspections.

The Office of Real Estate Assessments can be reached at 651-266-8858. If you have any other questions, you can contact me at 651-266-1947.

Sincerely,

James Hoffman

Vacant Building Supervisor



Restoration Professionals

505 Minnehaha Ave W
Saint Paul, MN 55103

Phone: (651) 379-1990

Fax: (651) 379-1991

Board Up Invoice

Contractor Lic: BC-396147
Tax ID: 05-0572043

Invoice Number
80960
Invoice Date
2/21/2025
Payment Terms
Due Upon Receipt

Customer #: 6
Bill To: City of St Paul Code Enforceme
375 Jackson St

St Paul, MN 55101

Re: City of St Paul Code [Boardup]
992 Arcade Street

St Paul, MN

Requested By:	Case #	Service Date and Time	RSN #
SPFD	25-009-482	2/21/2025 8:50 AM	

Description	Unit Price	Quantity	Price
Emergency Board Up Service Call	250.00	1.00	250.00
Opening Screwed Shut, 4 doors	60.00	4.00	240.00

We accept ACH, credit/debit card, or
checks delivered by mail to:

Restoration Professionals
505 Minnehaha Ave W
St. Paul, MN 55103

Pay Online:
<https://fs.iqpro.com/fd7zrw>

Subtotal	\$	490.00
Sales Tax (if applicable)	\$	0.00
Total Due	\$	490.00

A service charge of 8% per annum may be charged on all balances 30 days or more past due.

All balances 60 days or more past due may be subject to property liens, collection costs, other expenses, and attorney's fees and all other terms outlined in the Restoration Professionals Inc Service Agreement.

Thank you for your business!



INCIDENT REPORT

SAINT PAUL POLICE DEPARTMENT

Incident Overview

Case Status	: Closed	Occ Date From	: 02/21/2025, 07:39
Case Number	: 25-028586	Occ Date To	: 02/21/2025, 07:39
Reported Date	: 02/21/2025, 07:39:08	Resistance Encountered	: No
Location	: 992 Arcade Street, St Paul, MN 55106		
Crimes	: Arson-2Nd Degree-Building-Value \$1,000 Or More: 609.562		

Incident Summary

Created by:	02/21/2025, 09:23
On 02/21/2025, at 0739 hours, SPPD Officers were sent to 992 Arcade St on the report of Assist Fire. The fire was believed to be intentionally set in the front stairwell. No arrests were made.	

CASE NUMBER: 25-028586

Printed by: 299580



INCIDENT REPORT

SAINT PAUL POLICE DEPARTMENT

Staff Involved

Officer	Type	BWC	ICC	Resistance Encounter	Force Used	Vehicle Pursuit
Blank, Joe (5071)	Submitter, Primary	No		No	No	No
Pemrick, Derek (529881)	Submitter, Primary	Yes	2178	No	No	No
Reginek, Anthony (564275)	Submitter					

Narratives

Narrative 1	Created by: PEMRICK, DEREK (529881)	02/21/2025, 09:23
Synopsis : <p>On 02/21/2025, at 0739 hours, SPPD Officers were sent to 992 Arcade St on the report of Assist Fire. The fire was believed to be intentionally set in the front stairwell. No arrests were made.</p> Narrative : <p>On 02/21/2025, at 0739 hours, Squad 337 (PEMRICK) was sent to 992 Arcade St on the report of an Assist Fire.</p> <p>Upon arrival, I (PEMRICK) spoke with Car 20 SPFD R. GREGOR. He said the stairwell in the front of the building has gasoline readings additionally the stairwell leading to the basement smelled of gasoline as well.</p> <p>He took several samples from the top of the stairs in the front of the building. I took photographs of the area and downloaded them via Axon Capture.</p> <p>I checked the area for exterior cameras and did not noticed any in the area. There is no suspect information at this time.</p> <p>The building is vacant and its unknown how entry was made.</p> <p>This concludes my involvement with this incident.</p>		

Narrative 2	Created by: REGINEK, ANTHONY (564275)	02/21/2025, 12:39
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INCIDENT REPORT

SAINT PAUL POLICE DEPARTMENT

Narrative :

On 02/21/25 I, Sgt. Anthony Reginek, currently assigned to the Arson Unit / Bomb Squad out of the Central District Investigations Unit, reviewed the police reports associated with this case and subsequently assigned it to myself for follow up investigation.

Narrative 3Created by: **REGINEK, ANTHONY (564275)****03/11/2025, 12:29****Narrative :**

I, Sgt. Anthony Reginek of ODU/Arson reviewed the police reports associated with this case. There were no witnesses who observed the inception of the fire nor physical evidence which could aid in the identification of the perpetrator. The fire was classified as incendiary however there were no witnesses located or evidence collected which could identify a possible suspect. This case lacks the solvability factors that are necessary for successful prosecution and will be pended until new information is brought forward. Evidence collected does not need to be processed to confirm classification. It will be held for a year and then destroyed if a suspect is not identified.

This case will be closed pending further investigative leads.

Narrative 4Created by: **BLANK, JOE (5071)****04/22/2025, 11:04****Narrative :**

The evidence was collected and packaged at the scene and then transported back to the Saint Paul Fire Department Station 1 and placed inside the Fire Investigation's locked evidence locker.

Narrative 5Created by: **REGINEK, ANTHONY (564275)****05/20/2025, 10:59****Narrative :**

On 05/20/2025, I Sgt. A. Reginek went to SPFD headquarters located at 645 Randolph Ave and met with Arson Investigator Joe Blank. He turned over to me Item # 1 (wood piece) which he recovered from this case and packaged and labeled the item. I then transported the item to SPPD HQ at 367 Grove and turned it into the property room.

CASE NUMBER: 25-028586

Printed by: 299580



INCIDENT REPORT

SAINT PAUL POLICE DEPARTMENT

Offenses

Offense 1 - ARSON

NIBRS Offense Description : **Arson** Bias Motivation : **No**
Crime Scene Type : **Bar/
Nightclub**
Offender Suspected Of Using : **Not
Applicable**

Charges

Charge 1

Description : **Arson-2nd Degree-Building-Value \$1,000 or More**
Statute : **609.562**
Level Of Offense : **Felony**
UCR Code : **200**

Associations

Participants

Role(s)	Last Name	First Name	Middle Name	Name Suffix	DOB
Suspect					
Suspect					

CASE NUMBER: 25-028586

Printed by: 299580



INCIDENT REPORT

SAINT PAUL POLICE DEPARTMENT

Participants / Persons

Person 1

St. Paul

Info

Participant Type : **Suspect**

Offenses/Charges

Charges

Description	Statute	Level Of Offense	UCR Code
Arson-2nd Degree-Building-Value \$1,000 or More	609.562	Felony	200

Associations

Participants

Role(s)	Association	Last Name	First Name	Middle Name	Name Suffix	DOB
Owner, Victim	Victim	MOUA	NENG			

Person 2

Neng Moua

11 Wheelock Parkway E, St. Paul, MN 55117

Phone: 651-202-0498

Info

Participant Type : **Victim**

Gender : **Male**

Race : **Asian**

Phones

Cell Phone : **651-202-0498**

CASE NUMBER: 25-028586

Printed by: 299580



INCIDENT REPORT

SAINT PAUL POLICE DEPARTMENT

Associations

Participants

Role(s)	Association	Last Name	First Name	Middle Name	Name Suffix	DOB
Suspect	Victim					

Property

Role(s)	Association	Brand Name	Description	Value
Involved, Evidence	Owner		ForensicEvidence	

Person 3

Arcade Bar (Business)
St. Paul

Info

Participant Type : Victim
Business Name : Arcade Bar

Offenses/Charges

NIBRS Offenses

Offense Description	Crime Scene Type	Gang Related
Arson	Bar/Nightclub	

Associations

Property

CASE NUMBER: 25-028586

Printed by: 299580



INCIDENT REPORT

SAINT PAUL POLICE DEPARTMENT

Role(s)	Association	Brand Name	Description	Value
Burned	Owner		BuildingMaterials	

Person 4

St. Paul

Info

Participant Type : **Suspect**

Offenses/Charges

NIBRS Offenses

Offense Description	Crime Scene Type	Gang Related
Arson	Bar/Nightclub	

Charges

Description	Statute	Level Of Offense	UCR Code
Arson-2nd Degree-Building-Value \$1,000 or More	609.562	Felony	200

CASE NUMBER: 25-028586

Printed by: 299580



INCIDENT REPORT

SAINT PAUL POLICE DEPARTMENT

Businesses

Business 1

Arcade Bar

St. Paul

Role Type : **Victim**
Name : **Arcade Bar**
Type : **Restaurant/Bar/Club**

Offenses/Charges

NIBRS Offenses

Offense Description	Crime Scene Type	Gang Related
Arson	Bar/Nightclub	

RMS Offenses

RMS Description
ARSON

Associations

Property

Role(s)	Association	Brand Name	Description	Value
Burned	Owner		BuildingMaterials	

CASE NUMBER: 25-028586

Printed by: 299580



INCIDENT REPORT

SAINT PAUL POLICE DEPARTMENT

Property

Property 1

Involvement Type : Evidence Quantity : 1
Property Description : Black stair tread & riser from top of stairs
Article Description : ForensicEvidence

Associations

Participants

Role(s)	Association	Last Name	First Name	Middle Name	Name Suffix	DOB
Owner, Victim	Owner	MOUA	NENG			

Property 2

Involvement Type : Burned
Property Description : Stairs and adjacent wall
Article Description : BuildingMaterials

Associations

Businesses

Role(s)	Association	Name	Type	Description
Victim	Owner	Arcade Bar	Restaurant/Bar/Club	



CHECKERBOARD PIZZA
Direct Carry Out & Delivery
651-772-1020

CHECKERBOARD
FOOD &
LIQUOR
HavTabSeeb

Jenkins St

Arcade St
990N

992

2007



WE BUY & SELL

ANTIQUES

1004





CHECKERBAR
FOOD &
LIQUOR
HavTabSeeb

WE BUY & SELL
ANTIQUES
Jenks Ave
820 E

NO PARKING
24 HOURS
BETWEEN
SIGNS

SQUAD
1

FIRE













Saint Paul Fire Department
645 Randolph Avenue
Saint Paul, MN 55102
(651) 224-7811

Investigation Report

Case

Case Details

SPFD250221009482	Gregor, Robert	Closed	25-028-586
Case Number	Lead Investigator	Status	Name
Confidential	Incendiary	Intentionally Started	
Confidentiality	Disposition	Fire Cause	
02/21/2025	07:31		
Start Date	Start Time	End Date	End Time
Saint Paul Fire Department		Saint Paul Police Department	
Primary Fire Department	Secondary Fire Department	Law Enforcement	

Case Narrative

The fire department was called to the report of a fire in a vacant commercial structure. Firefighters arrived and found light smoke showing from multiple boarded-up windows. Firefighters evacuated the structure, extinguished the fire and conducted overhaul. Command was terminated and the scene was released.

Case Background

--

Case Synopsis

This report is based on presently known and available facts, data, and information.

Investigation Comments

Fire

Ignition Sequence

Intentionally Started	Interior stairway or ramp		
Fire Cause	Area of Origin	Equipment Power Source	Equipment Portability
Area of Origin Comments			
Undetermined		Flammable or combustible liquid, other	
Heat Source		Material Ignited	
Equipment Involved In Ignition	Equipment Make	Equipment Model	Equipment Serial Number

Fire and Smoke Spread Information

Confined to room of origin	
Fire Spread Material	Fire Spread Avenue
Smoke Spread Material	Smoke Spread Avenue
Fire Comments	

Weather

		6	130
Visibility	Relative Humidity (%)	Wind Speed (Mph)	Wind Direction
3.0	0	No	
Temperature (Fahrenheit)	Precipitation	Lightning	Information Obtained From Weather
Weather Comments			

Property Details (1 of 1)

Property

Checker Board Pizza			
Name			
992 Arcade Street			
Address		Apt/Suite/Room	
Saint Paul	Ramsey County	Minnesota	55106
City	County	State	Postal Code
\$237,500.00	\$1,500.00	\$27,500.00	
Pre Fire Value	Content Loss Value	Structure Loss Value	
Property Description			

Area

Structure	Urban	
Area Type	Area Description	Area Quality

Structure

Restaurant or cafeteria		Vacant	
Property Use		Structure Occupancy	
	No		
Alarm Type	Smoke Detector Present	Smoke Detector Performance	
None			
Sprinkler Standpipes		Sprinkler Standpipes Performance	
157		52	2
Structure Length (Ft)	Structure Height (Ft)	Structure Width (Ft)	Number Of Stories
Number Of Units			
Ordinary	Type III	StructureMaterial_Masonry	
Construction Type	Structure Type	Structure Material	
Basement	Brick/Stone	Flat	Asphalt
Foundation	Exterior Covering	Roof Type	Roof Material

Entering the building working from the area of no damage/fire involvement to the area of most damage. There was no noted fire damage in the basement, there was a gang of natural gas meters, all were secure and gas was shut off.

On the first floor in the former pizza restaurant/bar space there was light smoke with no fire damage, the ceiling had been removed and holes were noted in the floor above. There was no furnishings in the space.

In the alpha/bravo quadrant, the stairs leading to the second floor are located. This area had heavy fire involvement and had damage from a previous fire. Crews reported a strong odor of gasoline on overhaul. PID sampling had a strong hit for VOCs along the stairs. A sample of the stair tread and riser was taken for chemical analysis.

Examination of the second floor showed little fire damage, there was a spot fire next to some vinyl-cased windows that had been stacked against a stud wall. These were in close proximity to the stairs and the flow path of the fire in the stairs. The flow of fire gasses caused the vinyl to melt and ignite, creating a localized spot fire. The entire second floor is gutted down to bare studs, and there are several holes in areas with missing flooring.

Interior Exam

The building is located on the Northeast corner of Jenks and Arcade, with the front of the building facing west on Arcade St. The building is a vacant bar/pizza restaurant with apartment spaces above. There are two entrances located on the Alpha side of the structure with additional entrances on the Charlie and Delta sides. There are multiple boarded up windows on the second floor, along with all first floor windows being boarded up.

On arrival, light smoke was noted to be emanating from the second floor on the Delta side and Alpha side. Fire crews were in the process of removing boarded-up windows, and hoses were stretched to the interior for a fire attack.

Previous fire damage was noted on the alpha entrance to the stairs leading to the second floor. There was no noted charring on the exterior of the doorway frame. There were no noted signs of forcible entry on this door.

The Charlie, delta, and Alpha/delta doors were forced open by fire crews. The natural gas feed for the building is located on the alpha side and was previously locked. The building's electrical service had been disconnected by the power utility previously.

Exterior Exam

Alarm and Security Services

None	No		
Sprinkler Standpipes	Smoke Detectors Present	Smoke Detector Locations	Fire Suppression
Closed And Locked	Closed And Locked		
Doors	Windows	Other Entrances	
Alarm Protection/Security Comments			

Utilities

Electrical Status	Electrical Entrance	
	Natural	Xcel Energy
Fuel Status	Fuel Type	Fuel Company
		City of Saint Paul Municipal Water

Witness Statement (1 of 4)

Witness Statement

--	--	--

Last Name

First Name

Middle Name

911 Caller	
------------	--

Type

Employer

--	--

Interviewed By

Interviewed By Other

--	--

Street 1

Street 2

Saint Paul	Minnesota	
------------	-----------	--

City

State

PostalCode

--	--	--

Race

Date of Birth

Driver's Liscense Number

Plumes of smoke coming PLUMES OF SMOKE COMING OUT OF BOARDED UP WINDOWS ON THE 2ND FLOOR. VERY HAZY/SMOKY IN AREA.

Witness Statement Comments

Witness Statement (2 of 4)

Witness Statement

Tuftee	Lee	
--------	-----	--

Last Name

First Name

Middle Name

Fire Department	
-----------------	--

Type

Employer

--	--

Interviewed By

Interviewed By Other

645 Randolph Ave	
------------------	--

Street 1

Street 2

Saint Paul	Minnesota	55102
------------	-----------	-------

City

State

PostalCode

--	--	--

Race

Date of Birth

Driver's Liscense Number

Fire Captain of E-7 reported strong odor of gasoline in stairway and building during overhaul.
--

Witness Statement Comments

Witness Statement (3 of 4)

Witness Statement

Martinez	Jason	
----------	-------	--

Last Name

First Name

Middle Name

Fire Department	
-----------------	--

Type

Employer

--	--

Interviewed By

Interviewed By Other

645 Randolph Ave	
------------------	--

Street 1

Street 2

Saint Paul	Minnesota	55102
------------	-----------	-------

City

State

PostalCode

--	--	--

Race

Date of Birth

Driver's Liscense Number

Captain of Squad 1. Arrived and found smoke showing from boarded up windows. Crew forced doors on C/D side of building. Found active fire in stairway leading from the 1st to 2nd floor. Unlocked front door/deadbolt. Noted that there was no burglar bracing or other reinforcement to front door.
--

Witness Statement Comments

Witness Statement (4 of 4)

Witness Statement

Moua	Neng	Hue
Last Name	First Name	Middle Name
Owner		
Type	Employer	
Interviewed By	Interviewed By Other	
11 Wheelock Pkwy E		
Street 1	Street 2	
Saint Paul	Minnesota	55117-3933
City	State	PostalCode
Race	Date of Birth	Driver's Liscense Number
Witness Statement Comments		

Conclusion

Case Conclusion

After examination of the fire scene, observation of fire patterns of both movement and intensity and interviews conducted, it is my opinion the fire began in the stairway from the first to second floor. The area of origin was the path of the stairway. The first fuel/material ignited was most likely a flammable liquid, most likely gasoline. A sample of stair tread was taken for analysis. The ignition source was most likely an open flame from an incendiary device. The oxidant was normal atmospheric air. The action that brought these items together was an intentional human act. The classification of fire cause is incendiary. This concludes my investigation and report.

Technical Review by J. Tweed, on 03.21.2025

Signature

Gregor, Robert		
Lead Investigator	Signature	Date Submitted

Document Attachment List

Photo Log



Saint Paul Fire Department
645 Randolph Avenue
Saint Paul, MN 55102
(651) 224-7811

NFIRS-1 Basic

A

62210	MN	02	21	2025	Headquarters (HQ)	SPFD250221009482	0
FDID	State	Month	Day	Year	Station	Number	Exposure

B **Location Type**

Census tract:

0316.00

- ☒ Street Address
☐ Intersection
☐ In Front Of
☐ Rear Of
☐ Adjacent To
☐ Directions
☐ US National Grid

992		ARCADE	ST-Street	
Number	Prefix	Street or Highway	Street Type	Suffix

	Saint Paul	MN	55106
Apt./Suite/Room	City	State	Zip Code

Cross Street

C

Incident Type

111-Building fire

D

Aid Given Or Received

- ☐ 1 Mutual Aid Received
☐ 2 Auto. Aid Received
☐ 3 Mutual Aid Given
☐ 4 Auto. Aid Given
☐ 5 Other Aid Given
☒ None

Their FDID	Their State
Their Incident Number	

E1 **Dates and Times**

Alarm 02 21 2025 07:31

Arrival 02 21 2025 07:35

Controlled

Last Unit Cleared 02 21 2025 09:25

E2 **Shifts and Alarms**

C	1	D3
Shift or Platoon	Alarms	District

E3 **Special Studies**

9244	3 - No, COVID 19 was not a factor
ID#	Value

F Actions Taken <div style="border: 1px solid black; padding: 2px; margin-bottom: 5px;">11-Extinguishment by fire service personnel</div> Primary Action Taken <div style="border: 1px solid black; padding: 2px; margin-bottom: 5px;">52-Forcible entry</div> Additional Action Taken	G1 Resources <input checked="" type="checkbox"/> Apparatus or Personnel Module is used. <table style="width: 100%; border-collapse: collapse;"> <tr> <td></td> <td style="text-align: center;">Apparatus</td> <td style="text-align: center;">Personnel</td> </tr> <tr> <td>Suppression</td> <td style="border: 1px solid black; text-align: center; width: 50px;">12</td> <td style="border: 1px solid black; text-align: center; width: 50px;">0</td> </tr> <tr> <td>EMS</td> <td style="border: 1px solid black; text-align: center;">2</td> <td style="border: 1px solid black; text-align: center;">0</td> </tr> <tr> <td>Other</td> <td style="border: 1px solid black; text-align: center;">1</td> <td style="border: 1px solid black; text-align: center;">0</td> </tr> </table> <input type="checkbox"/> Resource counts include aid received resources.		Apparatus	Personnel	Suppression	12	0	EMS	2	0	Other	1	0	G2 Estimated Dollar Losses and Values Losses: Required for all fires if known. Optional for all non-fires. <table style="width: 100%; border-collapse: collapse; margin-top: 10px;"> <tr> <td style="width: 15%;">Property:</td> <td style="width: 15%;">\$</td> <td style="border: 1px solid black; width: 40%; text-align: center;">27,500.00</td> <td style="width: 30%; text-align: center;"><input type="checkbox"/></td> </tr> <tr> <td>Contents:</td> <td>\$</td> <td style="border: 1px solid black; text-align: center;">1,500.00</td> <td style="text-align: center;"><input type="checkbox"/></td> </tr> </table> Pre-Incident Values: Optional <table style="width: 100%; border-collapse: collapse; margin-top: 10px;"> <tr> <td style="width: 15%;">Property:</td> <td style="width: 15%;">\$</td> <td style="border: 1px solid black; width: 40%; text-align: center;">237,500.00</td> <td style="width: 30%; text-align: center;"><input type="checkbox"/></td> </tr> <tr> <td>Contents:</td> <td>\$</td> <td style="border: 1px solid black; text-align: center;">5,000.00</td> <td style="text-align: center;"><input type="checkbox"/></td> </tr> </table>	Property:	\$	27,500.00	<input type="checkbox"/>	Contents:	\$	1,500.00	<input type="checkbox"/>	Property:	\$	237,500.00	<input type="checkbox"/>	Contents:	\$	5,000.00	<input type="checkbox"/>
	Apparatus	Personnel																												
Suppression	12	0																												
EMS	2	0																												
Other	1	0																												
Property:	\$	27,500.00	<input type="checkbox"/>																											
Contents:	\$	1,500.00	<input type="checkbox"/>																											
Property:	\$	237,500.00	<input type="checkbox"/>																											
Contents:	\$	5,000.00	<input type="checkbox"/>																											

Completed Modules <input type="checkbox"/> 2 - Fire <input type="checkbox"/> 3 - Structure Fire <input type="checkbox"/> 4 - Civilian Fire Cas. <input type="checkbox"/> 5 - Fire Service Cas. <input type="checkbox"/> 6 - EMS <input type="checkbox"/> 7 - HazMat <input type="checkbox"/> 8 - Wildland Fire <input type="checkbox"/> 9 - Apparatus <input type="checkbox"/> 10 - Personnel <input type="checkbox"/> 11 - Arson	H1 Casualties <input checked="" type="checkbox"/> None <table style="width: 100%; border-collapse: collapse;"> <tr> <td></td> <td style="text-align: center;">Deaths</td> <td style="text-align: center;">Injuries</td> </tr> <tr> <td>Fire Service</td> <td style="border: 1px solid black; text-align: center; width: 50px;">0</td> <td style="border: 1px solid black; text-align: center; width: 50px;">0</td> </tr> <tr> <td>Civilian</td> <td style="border: 1px solid black; text-align: center;">0</td> <td style="border: 1px solid black; text-align: center;">0</td> </tr> </table> H2 Detector Required for Confined Fires <input type="checkbox"/> 1 - Detector Alerted Occupants <input type="checkbox"/> 2 - Detector Did Not Alert Them <input type="checkbox"/> 3 - Unknown		Deaths	Injuries	Fire Service	0	0	Civilian	0	0	H3 Hazardous Materials Release <input type="checkbox"/> 1 - Natural Gas <input type="checkbox"/> 2 - Propane Gas <input type="checkbox"/> 3 - Gasoline <input type="checkbox"/> 4 - Kerosene <input type="checkbox"/> 5 - Diesel Fuel / Fuel Oil <input type="checkbox"/> 6 - Household Solvents <input type="checkbox"/> 7 - Motor Oil <input type="checkbox"/> 8 - Paint <input type="checkbox"/> 0 - Other <input checked="" type="checkbox"/> None	I Mixed Use Property <input type="checkbox"/> Not Mixed <input type="checkbox"/> 10 - Assembly Use <input type="checkbox"/> 20 - Education Use <input type="checkbox"/> 33 - Medical Use <input type="checkbox"/> 40 - Residential Use <input type="checkbox"/> 51 - Row Of Stores <input type="checkbox"/> 53 - Enclosed Mall <input type="checkbox"/> 58 - Business and Residential <input type="checkbox"/> 59 - Office Use <input type="checkbox"/> 60 - Industrial Use <input type="checkbox"/> 63 - Military Use <input type="checkbox"/> 65 - Farm Use <input type="checkbox"/> 00 - Other Mixed Use
	Deaths	Injuries										
Fire Service	0	0										
Civilian	0	0										

J Property Use <input type="checkbox"/> None Structures 131 <input type="checkbox"/> Church, Place of Worship 161 <input checked="" type="checkbox"/> Restaurant or Cafeteria 162 <input type="checkbox"/> Bar/Tavern or Nightclub 213 <input type="checkbox"/> Elementary School, Kindergarten 215 <input type="checkbox"/> High School, Junior High 241 <input type="checkbox"/> College, Adult Education 311 <input type="checkbox"/> Nursing Home 331 <input type="checkbox"/> Hospital	341 <input type="checkbox"/> Clinic, Clinic-Type Infirmary 342 <input type="checkbox"/> Doctor/Dentist Office 361 <input type="checkbox"/> Prison or Jail, Not Juvenile 419 <input type="checkbox"/> 1- or 2-Family Dwelling 429 <input type="checkbox"/> MultiFamily Dwelling 439 <input type="checkbox"/> Rooming/Boarding House 449 <input type="checkbox"/> Commerical Hotel or Motel 459 <input type="checkbox"/> Residential, Board and Care 464 <input type="checkbox"/> Dormitory/Barracks 519 <input type="checkbox"/> Food and Beverage Sales	539 <input type="checkbox"/> Household Goods, Sales, Repairs 571 <input type="checkbox"/> Gas or Service Station 579 <input type="checkbox"/> Motor Vehicle/Boat Sales/Repairs 599 <input type="checkbox"/> Business Office 615 <input type="checkbox"/> Electric-Generating Plant 629 <input type="checkbox"/> Laboratory/Science Laboratory 700 <input type="checkbox"/> Manufacturing Plant 819 <input type="checkbox"/> Livestock/Poultry Storage (Barn) 882 <input type="checkbox"/> Non-Residential Parking Garage 891 <input type="checkbox"/> Warehouse
--	--	--

Outside 124 <input type="checkbox"/> Playground or Park 655 <input type="checkbox"/> Crops or Orchard 669 <input type="checkbox"/> Forest (Timberland) 807 <input type="checkbox"/> Outdoor Storage Area 919 <input type="checkbox"/> Dump or Sanitary Landfill 931 <input type="checkbox"/> Open Land or Field 936 <input type="checkbox"/> Vacant Lot	938 <input type="checkbox"/> Graded/Cared for Plot of Land 946 <input type="checkbox"/> Lake, River, Stream 951 <input type="checkbox"/> Railroad Right-of-Way 960 <input type="checkbox"/> Other Street 961 <input type="checkbox"/> Highway/Divided Highway 962 <input type="checkbox"/> Residential Street/Driveway 981 <input type="checkbox"/> Construction Site 984 <input type="checkbox"/> Industrial Plant Yard	Property Use: <div style="border: 1px solid black; height: 20px; width: 100%; margin-bottom: 5px;"></div> Description Look up and enter a Property Use code and description only if you have NOT checked a Property Use box.
---	---	--

K2

Owner

Business Owner		Checker Board Pizza		6512020498
Local Option	Person/Entity Type	Business Name (if applicable)		Phone Number
MR-Mr.	MEUG	H	MOUA	
Mr., Ms., Mrs.	First Name	MI	Last Name	Suffix
11		WHEELock	PKY-Parkway	E-East
Number	Prefix	Street or Highway	Street Type	Suffix
			Saint Paul	
Post Office Box		Apt./Suite/Room		City
MN		55117		
State		Zip Code		

L Remarks:

The Saint Paul Fire Department responded to a report of smoke billowing from the boarded-up windows of a two-story commercial building.

On arrival crews encountered smoke showing from the boarded-up windows of the second floor and moderate smoke in the general area. Crews forced entry into the building through two "man doors" and removed the plywood covering from the first and second-floor windows. Crews located a small fire that they quickly extinguished in the stairwell. Crews also reported finding what they believed may have been a second ignition point that appeared to have burnt itself out. Crews also noted the odor of gasoline. Crews ventilated and conducted searches as visibility improved, finding multiple holes in the floor on the second floor.

Once Car20-Back-up Fire Investigator Gregor completed his investigation, crews completed overhaul and a final washdown using Class-A foam. The owner was contacted by DSI, and the scene was turned over to the property owner and board-up personnel.

M Authorization

1601	Gabriele, Alan	DEPUTY	CAR5	02/21/2025
Officer In Charge ID	Signature	Position or Rank	Assignment	Date
1601	Gabriele, Alan	DEPUTY	CAR5	02/21/2025
Member Making Report ID	Signature	Position or Rank	Assignment	Date

NFIRS-2 Fire

A

62210	MN	02	21	2025	Headquarters (HQ)	SPFD250221009482	0
FDID	State	Month	Day	Year	Station	Number	Exposure

B

Property Details

B1 ☒ Not Residential

Estimated number of residential living units in the building of origin whether or not all units became involved

B2 ☐ Buildings Not Involved

Number of buildings involved

B3 ☒ None ☐ Less than 1 acre

Acres burned (outside fires)

C

On-Site Materials
Or Products

On-Site Materials
Storage Use

D

Ignition

D1 03-Interior stairway or ramp

Area of Fire Origin

D2 Undetermined

Heat Source

D3 63-Flammable liquid/gas - in/from final container

Item First Ignited

D4 20-Flammable or combustible liquid, other

Type of Material First Ignited

E1

Cause of Ignition

- ☒ 1 - Intentional
☐ 2 - Unintentional
☐ 3 - Failure of Equipment or Heat Source
☐ 4 - Act of Nature
☐ 5 - Cause Under Investigation
☐ U - Cause Undetermined After Investigation

E2

Factors Contributing to Ignition

Undetermined

Factor Contributing to Ignition

E3

Human Factors Contributing to Ignition

Check all applicable boxes

- ☒ None
☐ 1 - Asleep
☐ 2 - Possibly impaired by alcohol or drugs
☐ 3 - Unattended person
☐ 4 - Possibly Mentally Disabled
☐ 5 - Physically Disabled
☐ 6 - Multiple Persons Involved

☐ 7 - Age Was A Factor

Estimated Age of Person Involved

☐ Male

☐ Female

F1

Equipment Involved In Ignition

☒ None

Equipment Involved

Brand

Model

Serial #

Year

F2

Equipment Power Source

☒

Equipment Power Source

F3

Equipment Portability

- ☐ 1 - Portable
☐ 2 - Stationary

Portable equipment normally can be moved by one or two persons.

G

Fire Suppression Factors

<div>H1</div> <div>Mobile Property Involved</div> <div><div><input type="checkbox"/> 1 - Not involved in ignition, but burned</div><div><input type="checkbox"/> 2 - Involved in ignition, but did not burn</div><div><input type="checkbox"/> 3 - Involved in ignition and burned</div><div><input checked="" type="checkbox"/> None</div></div>	<div>H2</div> <div>Mobile Property Type and Make</div> <div><div><div></div></div>Mobile Property Type</div> <div><div></div></div> Mobile Property Make
---	--

NFIRS-3 Structure Fire

I1 Structure Type <input checked="" type="checkbox"/> 1 - Enclosed Building <input type="checkbox"/> 2 - Portable/Mobile Structure <input type="checkbox"/> 3 - Open Structure <input type="checkbox"/> 4 - Air-Supported Structure <input type="checkbox"/> 5 - Tent <input type="checkbox"/> 6 - Open Platform <input type="checkbox"/> 7 - Underground Structure <input type="checkbox"/> 8 - Connective Structure <input type="checkbox"/> 0 - Other	I2 Building Status <input type="checkbox"/> 1 - Under Construction <input type="checkbox"/> 2 - In Normal Use <input type="checkbox"/> 3 - Idle, Not Routinely Used <input type="checkbox"/> 4 - Under Major Renovation <input checked="" type="checkbox"/> 5 - Vacant and Secured <input type="checkbox"/> 6 - Vacant and Unsecured <input type="checkbox"/> 7 - Being Demolished <input type="checkbox"/> 0 - Other <input type="checkbox"/> U - Undetermined	I3 Building Height <div style="border: 1px solid black; width: 20px; text-align: center; margin: 0 auto;">2</div> Number of Stories At/Above Grade <div style="border: 1px solid black; width: 20px; text-align: center; margin: 0 auto;">1</div> Number of Stories Below Grade	I4 Main Floor Size <div style="border: 1px solid black; width: 100px; height: 20px; margin: 0 auto;"></div> Total Square Feet OR <div style="display: flex; justify-content: space-around; align-items: center;"> <div style="border: 1px solid black; width: 40px; text-align: center;">60</div> BY <div style="border: 1px solid black; width: 40px; text-align: center;">30</div> </div> Length (ft) X Width (ft)
--	---	--	---

J1 Fire Origin <div style="border: 1px solid black; width: 40px; text-align: center; margin: 0 auto;">1</div> <input type="checkbox"/> Below Grade Story of Fire Origin	J3 Number of Stories Damaged By Flame <div style="border: 1px solid black; width: 40px; height: 20px; margin: 0 auto;"></div> Number of Stories w/Minor Damage (1-24%) <div style="border: 1px solid black; width: 40px; height: 20px; margin: 0 auto;"></div> Number of Stories w/Significant Damage (25-49%) <div style="border: 1px solid black; width: 40px; height: 20px; margin: 0 auto;"></div> Number of Stories w/Heavy Damage (50-74%) <div style="border: 1px solid black; width: 40px; height: 20px; margin: 0 auto;"></div> Number of Stories w/Extreme Damage (75-100%) *Count the roof as part of the highest story	K Type of Material Contributing Most to Flame Spread K1 <div style="border: 1px solid black; width: 40px; height: 20px; margin: 0 auto;"></div> Item Contributing Most to Flame Spread K2 <div style="border: 1px solid black; width: 40px; height: 20px; margin: 0 auto;"></div> Type of Material Contributing Most To Flame Spread
J2 Fire Spread <input type="checkbox"/> Confined to Object of Origin <input checked="" type="checkbox"/> 2 - Confined to Room of Origin <input type="checkbox"/> 3 - Confined to Floor of Origin <input type="checkbox"/> 4 - Confined to Building of Origin <input type="checkbox"/> 5 - Beyond Building of Origin		

L1 Presence of Detectors <input checked="" type="checkbox"/> N - None Present <input type="checkbox"/> 1 - Present <input type="checkbox"/> U - Undetermined	L3 Detector Power Supply <input type="checkbox"/> 1 - Battery Only <input type="checkbox"/> 2 - Hardwire Only <input type="checkbox"/> 3 - Plug-In <input type="checkbox"/> 4 - Hardwire With Battery <input type="checkbox"/> 5 - Plug-In With Battery <input type="checkbox"/> 6 - Mechanical <input type="checkbox"/> 7 - Multiple Detectors & Power Supplies <input type="checkbox"/> 0 - Other <input type="checkbox"/> U - Undetermined	L5 Detector Effectiveness <input type="checkbox"/> 1 - Alerted Occupants, Occupants Responded <input type="checkbox"/> 2 - Alerted Occupants, Occupants Failed to Respond <input type="checkbox"/> 3 - There Were No Occupants <input type="checkbox"/> 4 - Failed to Alert Occupants <input type="checkbox"/> U - Undetermined
L2 Detector Type <input type="checkbox"/> 1 - Smoke <input type="checkbox"/> 2 - Heat <input type="checkbox"/> 3 - Combination of Smoke and Heat <input type="checkbox"/> 4 - Sprinkler, Water Flow Detection <input type="checkbox"/> 5 - More Than One Type Present <input type="checkbox"/> 0 - Other <input type="checkbox"/> U - Undetermined	L4 Detector Operation <input type="checkbox"/> 1 - Fire Too Small To Activate <input type="checkbox"/> 2 - Operated <input type="checkbox"/> 3 - Failed To Operate <input type="checkbox"/> U - Undetermined	L6 Detector Failure Reason <input type="checkbox"/> 1 - Power Failure, Shutoff, or Disconnect <input type="checkbox"/> 2 - Improper Installation or Placement <input type="checkbox"/> 3 - Defective <input type="checkbox"/> 4 - Lack of Maintenance, Dirty <input type="checkbox"/> 5 - Battery Missing or Disconnected <input type="checkbox"/> 6 - Battery Discharged or Dead <input type="checkbox"/> 0 - Other <input type="checkbox"/> U - Undetermined

<p>M1</p> <p>Presence of Automatic Extinguishing System</p> <p> <input checked="" type="checkbox"/> N - None Present <input type="checkbox"/> 1 - Present <input type="checkbox"/> 2 - Partial System Present <input type="checkbox"/> U - Undetermined </p>	<p>M3</p> <p>Operation of Automatic Extinguishing System</p> <p> <input type="checkbox"/> 1 - Operated/Effective <input type="checkbox"/> 2 - Operated/Not Effective <input type="checkbox"/> 3 - Fire Too Small To Activate <input type="checkbox"/> 4 - Failed To Operate <input type="checkbox"/> 0 - Other <input type="checkbox"/> U - Undetermined </p> <p>Required if fire was within designed range</p>	<p>M5</p> <p>Reason for Automatic Extinguishing System Failure</p> <p> <input type="checkbox"/> 1 - System Shut Off <input type="checkbox"/> 2 - Not Enough Agent Discharged <input type="checkbox"/> 3 - Agent Discharged But Did Not Reach Fire <input type="checkbox"/> 4 - Wrong Type of System <input type="checkbox"/> 5 - Fire Not In Area Protected <input type="checkbox"/> 6 - System Components Damaged <input type="checkbox"/> 7 - Lack of Maintenance <input type="checkbox"/> 8 - Manual Intervention <input type="checkbox"/> 0 - Other <input type="checkbox"/> U - Undetermined </p> <p>Required if system failed or not effective</p>
<p>M2</p> <p>Type of Automatic Extinguishing System</p> <p> <input type="checkbox"/> 1 - Wet-Pipe Sprinkler <input type="checkbox"/> 2 - Dry-Pipe Sprinkler <input type="checkbox"/> 3 - Other Sprinkler System <input type="checkbox"/> 4 - Dry Chemical System <input type="checkbox"/> 5 - Foam System <input type="checkbox"/> 6 - Halogen-Type System <input type="checkbox"/> 7 - Carbon Dioxide System <input type="checkbox"/> 0 - Other <input type="checkbox"/> U - Undetermined </p> <p>Required if fire was within designed range of AES</p>	<p>M4</p> <p>Number of Sprinkler Heads Operating</p> <p><input type="text"/></p> <p>Required if system operated</p>	



CITY OF SAINT PAUL
OFFICE OF THE CITY COUNCIL
310 CITY HALL
15 WEST KELLOGG BOULEVARD
SAINT PAUL, MN 55102-1615
Marcia Moermond, Legislative Hearing Officer
EMAIL: legislativehearings@ci.stpaul.mn.us
PHONE: (651) 266-8585 FAX: (651) 266-8574

July 16, 2025

Nenghue Moua/Ta Le
11 Wheelock Parkway E
St Paul MN 55117

VIA US MAIL

Re: Appeal of Special Assessment for Property at 992 Arcade Street, File No. J2511B,
Assessment No. 258111

Dear Nenghue Moua & Ta Le:

This is to confirm that on July 15, 2025, at the Legislative Hearing, Marcia Moermond, the Legislative Hearing Officer recommended that the City Council approve the assessment of \$654.00 related to a boarding and securing that took place at 992 Arcade Street requested by the St. Paul Fire Department at 8:50AM on February 21, 2025. Enclosed is a packet of information related to this boarding and securing.

If you wish to appeal further, you may attend the City Council Public Hearing on Wednesday, August 20, 2025 at 3:30 p.m. by doing one of the following options:

1. Attend in-person and report to Room 300 Council Chambers. 3rd floor (*please check in with staff by elevators*); OR
2. Pre-register to testify by phone via this link <https://www.stpaul.gov/departments/city-council/city-council-public-hearing-live-testimony> after August 14 and no later than noon on August 19; OR
3. submit your comments in writing or voicemail. Please email Contact-Council@ci.stpaul.mn.us OR CouncilHearing@ci.stpaul.mn.us, mail your comments, or leave a voicemail at 651-266-6805. All information provided in the email or voicemail will be added to the public record. (For your information, e-mails will be attached as written, voicemails will be transcribed and attached in writing.)

If you are contesting at Council and need a Hmong interpreter, please let me know by August 11, 2025 so I can put in a request. If I don't hear from you, I will assume you are not appealing.

If you have any questions, please contact Legislative Hearing Line at 651-266-8585.

Sincerely,
/s/
Mai Vang
City Council Offices

Enclosures

c: Doua Moua (via email: mouadouarzong@gmail.com)



City of Saint Paul

City Hall and Court House
15 West Kellogg
Boulevard
Phone: 651-266-8560

Master

File Number: RLH TA 25-296

File ID: RLH TA 25-296

Type: Resolution LH Tax
Assessment Appeal

Status: For Discussion

Version: 2

**Contact
Number:**

In Control: City Council

File Created: 06/23/2025

File Name: 815 University Ave W

Final Action:

Title: Ratifying the Appealed Special Tax Assessment for property at 815 UNIVERSITY AVENUE WEST. (File No. J2523R1, Assessment No. 258583) (Public hearing closed and laid over from August 20, 2025)

Notes: Ryan Plumbing
651-224-4771

6/23/25: put packet in the mail. MV

Agenda Date: 09/03/2025

Sponsors: Bowie

Enactment Date:

Attachments: 815 University Ave W.SA Ltr & Photo 04-14-25.pdf,
815 University Ave W.SA Photos 4-14-25.pdf, 815
University Ave W.Contractor Photos 4-21-25.pdf, 815
University Ave W.Owner Ltr 6-23-25.doc, 815
University Ave W.email chain.6-24-25, 815 University
Ave W.Ryan Ltr.7-17-25

Financials Included?:

Contact Name:

Hearing Date:

Entered by: mai.vang@ci.stpaul.mn.us

Ord Effective Date:

History of Legislative File

Ver- sion:	Acting Body:	Date:	Action:	Sent To:	Due Date:	Return Date:	Result:
1	Legislative Hearings	07/08/2025	Referred	City Council	08/20/2025		
	Action Text: Referred to the City Council due back on 8/20/2025						
	Notes: Approve the assessment.						
	Matt Ryan, Ryan Plumbing, appeared via phone						
	Greg Ryan, owner of G & J Real Estate and Ryan Plumbing, appeared via phone						
	[Moermond gives background of appeals process]						
	Staff report by Supervisor Lisa Martin: April 14, 2025 a Summary Abatement Order was issued to remove dispose of the trailers and their contents, trash bags, and other miscellaneous trash and scattered debris. Compliance date of April 21. Reinspected April 21 and work wasn't done. Total assessment of \$1,194 for the cleanup. No returned mail and no appeal filed. There is a history here at the property.						
	Matt Ryan: homeless people had taken it over. The cops came and asked if someone had mentioned						

kicking them out and asked if I wanted them forcibly removed. We said yes. The officer himself said they'd come in, remove them, and then the City will come in and remove their trash. After that the trash was all removed. It was all from the people setting up camp there. With the officer explaining to us it would be taken care of, we were all under the impression we wouldn't get a bill for cleaning up the tents and all of that.

Moermond: the order was sent April 14 and said clearly the City was looking for you to take care of it. I hear you say the police were saying the City would take care of it, not that there would be no charge. I can see if there is a police report.

Matt Ryan: he didn't give me a card. When he came and talked to me, I didn't see the letters personally. Greg Ryan is the owner, I'm his nephew. Maybe I'll have to get him involved in this conversation.

Moermond: that's fine. It was sent to occupant and G & J Real Estate LLC, 811 University Ave, St Paul MN 55104. The City typically will clean up public land, not private.

Ryan: it is pretty well known the homeless had taken over that area. We didn't invite these people in. Maybe I'll get my uncle involved here. That's G & J, that's Greg and John real estate. I'll hand you over to him.

[Greg Ryan joins call]

Greg Ryan: the police came in—

Moermond: can I get your full name for the record?

Greg Ryan: Greg Ryan.

[Moermond gives background of appeals process again]

[Lisa Martin gives Staff report again]

Moermond: and I was hearing from Matt Ryan you'd talked to the police?

Greg Ryan: first off, there was a homeless encampment there, do you realize that?

Moermond: yes, it looks like that kind of thing.

Greg Ryan: it was there for about a year. I was appalled at the City letting that happen. We do have video of that there for a year, okay? Then the police came and said they would clean it up. I said GOOD, it is about time. You'll get it all cleaned up right? He said yup! No charge right? I have run a business for 40 years. I know how you guys work. I did get the notice to clean up and then a short window because our mail wasn't received. There was about a day notice. I thought the St. Paul Police Department was taking care of it. An Asian police officer came and we had a long discussion and they will clean it out. It is about time the St. Paul Police Department or City does something. Thought it was getting cleaned up compliments of the City since they created this homeless mess. That's my story, then I got a bill for \$1,000.

Moermond: I was going to look into seeing if there was a police report and then continue the conversation.

Greg Ryan: I do have video of the police officer visit and his badge number somewhere.

Moermond: let's lay this over to July 22 and do a Staff report on it. We'll send a follow up letter to Ryan Plumbing and we are happy to accept any materials they want to provide.

2	City Council	08/20/2025	Laid Over	City Council	09/03/2025	Pass
	Action Text:	Public hearing closed and laid over to September 3, 2025				
	Notes:	Public hearing closed and laid over for two weeks.				

Greg Ryan, property owner, appeared in person

Marcia Moermond, Legislative Hearing Officer: Lacking the City's mapping function, I am providing a

google street view photo on the screen. The property in question is the green section on the west side of Ryan Plumbing building. A summary abatement order was issued on April 14, 2025 to clean up after a homeless encampment was cleared out. City staff took away the bigger items like tents, and then the Department of Safety and Inspections (DSI) sent this order to clean up the items remaining, like trash. On screen are photos of the site that were taken by inspectors. At the beginning of April, when this happened, the owner mentioned in Legislative Hearing that they talked with a police officer at the site. He said the officer told him the City would be covering the cost of the cleanup. The officer, in reviewing the video of the conversation, said he was referring to removing the people and larger items. This order was sent out the next week and was not appealed. The owner thought all of the cleanup was one in the same, per his testimony in Legislative Hearing. The cost was \$1,030 with a service charge of \$164 for a total of \$1,194. Cleanup occurred on April 21.

Council President Noecker: The City paid for the major cleanup at the beginning of April, and then there were items still there the following week so an order was sent. The owner thought that would be covered by the City and didn't do anything and didn't appeal. The City then did the cleanup and charged the owner.

Moermond: Correct.

Noecker: Were the remaining items left behind after the first cleanup?

Moermond: Yes. With systems being down I can't pull up all the photos. My understanding is that the week after the encampment was cleared, there were conversations with the owner that it would be his responsibility to clean up what remained. It sounds like there was a misunderstanding between what DSI staff said and what the owner heard. The letter itself is crystal clear. It was not appealed. The City did the cleanup.

Councilmember Bowie: Who issued the order? Was it DSI or Police. Did the Homeless Assistance Response Team (HART) issue the order? Did the encampment have just individuals or did it also have things like tents and bedding?

Moermond: My assumption, without access to City systems, is that the encampment was ordered vacated by DSI. I don't think that comes from the HART team, as they are more service-oriented. What we're dealing with today is a cleanup that occurred a couple weeks after that.

Bowie: Both were DSI, right?

Moermond: Yes. The first trip where the camp is vacated usually involves the HART team as well police officers. The subsequent cleanup (after a summary abatement order) will be different people.

Greg Ryan: I've owned Ryan Plumbing, the business next door, for 41 years. We've always also owned this empty property. This is a dumping spot. There was a homeless encampment there for a long time. I was talking with community members about helping the homeless people there and wasn't executing a vacate order. I talked to Robert Humphrey at DSI and he told me to call the police to start the process. Officer Vu told me they would clean it up and take care of it. I asked who was paying for it, and he said the City was. We have stuff dumped here daily and I work daily to remove stuff. The mail didn't get to me until two days after this got cleaned up. I watched people clean it up and was told I was okay by Robert Humphrey.

Noecker: What is your ask?

Ryan: I tried my best and got the notice after the fact. This is frustrating. We should not be using snail mail to inform me of this when I have an email.

Bowie moved to close the public hearing. Approved 6-0.

Noecker: You said the letter reached you after the cleanup?

Ryan: Yes.

Noecker: Moermond said you didn't do the cleanup because you assumed that the letter was referencing an earlier cleanup. Can you clarify which statement is accurate.

Ryan: The officer spoke to me before any work was done. By the time the City had cleaned it out, I got

the notice. I thought it was all the same. I noticed a partial removal of debris or people. I don't watch this property constantly. I thought it was all done in one phase and didn't know there was a second phase. I don't pay close attention because I do have to work.

Noecker: There were items left after the first cleaning that you weren't aware of because you weren't there, and you didn't see the letter about a second cleanup until too late?

Ryan: Yes. I thought there was just one cleanup. I didn't realize there were two different ones.

Bowie: When was your conversation with Robert Humphrey? Was this after receiving the letter?

Ryan: The homeless encampment was there for 3-4 months. I was asking him what a good remedy was to get them out and find them a home. He told me to call the police. Officer Vu got things taken care of and spoke to me.

Bowie: With the two different phases, was a notice sent to Ryan about when the encampment vacation would be and what he would be responsible for after the fact?

Moermond: I don't have documentation of the initial encampment vacation cleanup. That has not come forward as an assessment. All I have is documentation related to this summary abatement order cleanup. I spoke with the inspectors and police on the order of events. They believe they were clear in writing about what the expectation was. I could get you more if the systems were up and running. You have everything regarding this case, just not the initial encampment cleanup.

Bowie: I move a two week layover to give time for systems to come back online so we can verify everything.

Noecker: I also would like City systems to be online so we can look at whether this owner has been responsible in the past.

Johnson: When the City closes an encampment and leaves things behind, I would like to know why we don't take everything.

Noecker: Both issues today seem to be miscommunications from City staff. We should do everything we can, including getting email addresses that inspectors can send follow-up info to.

Yea: 6 Councilmember Noecker, Councilmember Yang, Councilmember Bowie, Councilmember Jost, Councilmember Johnson, and Councilmember Privratsky

Nay: 0

Absent: 1 Councilmember Kim

Text of Legislative File RLH TA 25-296

Ratifying the Appealed Special Tax Assessment for property at 815 UNIVERSITY AVENUE WEST. (File No. J2523R1, Assessment No. 258583) (Public hearing closed and laid over from August 20, 2025)

WHEREAS, the Office of Financial Services Assessment Section has attached to this Council File both a report of completion outlining the costs and fees associated with Rubbish and Garbage Clean Up services during April 9 to 28, 2025. (File No. J2523R1, Assessment No. 258583) and the assessment roll including all properties for which these assessments are proposed for Council ratification; and

WHEREAS, the City Council's Legislative Hearing Officer has reviewed an appeal of this assessment and developed a recommendation for the City Council with respect to this assessment; and

WHEREAS, a public hearing having been conducted for the above improvement, and said assessment having been further considered by the Council and having been considered financially

satisfactory; Now, Therefore, Be It

RESOLVED, that pursuant to Chapter 14 of the Saint Paul City Charter, said assessment is hereby ratified and payable in one installment.



CITY OF SAINT PAUL
CODE ENFORCEMENT
375 Jackson Street, Suite 220
Saint Paul, MN 55101-1806

April 14, 2025

25 - 025166

SUMMARY ABATEMENT ORDER

G AND J REAL ESTATE LLC
811 UNIVERSITY AVE
ST PAUL MN 55104-4808

Yog hais tias koj tsis to taub tsab ntawv no, hu rau ntawm (651) 266-8989. Lawv mam nrhiav ib tug neeg txhais lus los pab koj.

As owner or person(s) responsible for 815 UNIVERSITY AVE W: please eliminate the nuisance conditions which are in violation of Chapter 45 of Saint Paul Legislative Code.

1 Remove improperly stored or accumulated refuse which may include: garbage, rubbish, loose and scattered litter, discarded furniture, appliances, vehicle parts, scrap wood and metal, recycling materials, household items, building materials or rubble, tires, brush, etc., from entire property including yard, boulevard, alley, and driveway.

PLEASE REMOVE AND PROPERLY DISPOSE OF THE TRAILERS AND THEIR CONTENTS, TRASH BAGS, AND OTHER MISCELLANEOUS TRASH SCATTERED THROUGHOUT THE PROPERTY. THANK YOU. Comply before April 21, 2025

Comply before: April 21, 2025

Questions: Call your Inspector Hector Caballero

Phone Number: 651-266-9158

Thank you - we appreciate your cooperation!

Photo may not show all areas which need to be abated

If you do not correct the nuisance or file an appeal before April 21, 2025, the City will correct the nuisance and charge all cost, including boarding costs, against the property as a special assessment to be collected in the same way as property taxes. Charges: If the City corrects the nuisance, the charges will include the cost of correction, inspection, travel time, equipment, etc. The rate will be approximately \$450 per hour plus expenses for abatement.

APPEALS: You may appeal this order and obtain a hearing before the Legislative Hearing Officer by completing an appeal application before the deadline noted above or seven (7) days after the date mailed, whichever comes first. No appeals may be filed after that date. You may obtain an appeal application from the City Clerk's Office, Room 310 City Hall, 15 W. Kellogg Blvd., St. Paul, MN 55102. (651) 266-8585. You must submit a copy of this Order with your appeal application.

WARNING: If violations are not corrected by the compliance date, the city's costs will be assessed to the property taxes of the related property. If additional new violations are discovered within the next 12 months, additional charge may apply.



Also send to:

Occupant

sa.rpt 9/1



CITY OF SAINT PAUL
CODE ENFORCEMENT
375 Jackson Street, Suite 220
Saint Paul, MN 55101-1806

April 14, 2025

25 - 025166

SUMMARY ABATEMENT ORDER

OCCUPANT
815 UNIVERSITY AVE W
ST PAUL MN 55104-4808

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Also send to:

G And J Real Estate Llc 811 University Ave St Paul MN 55104-4808

sa.rpt 9/1





Date: April 22, 2025 (work done 4/21/25)
File #: 25 - 027102
Folder Name: 815 UNIVERSITY AVE W
PIN: 352923130201

HP District:
Property Name:
Survey Info:



BEFORE PHOTO

Date: April 22, 2025 (work done 4/21/25)
File #: 25 - 027102
Folder Name: 815 UNIVERSITY AVE W
PIN: 352923130201

HP District:
Property Name:
Survey Info:



BEFORE PHOTO

Date: April 22, 2025 (work done 4/21/25)
File #: 25 - 027102
Folder Name: 815 UNIVERSITY AVE W
PIN: 352923130201

HP District:
Property Name:
Survey Info:



BEFORE PHOTO

Date: April 22, 2025 (work done 4/21/25)
File #: 25 - 027102
Folder Name: 815 UNIVERSITY AVE W
PIN: 352923130201

HP District:
Property Name:
Survey Info:



AFTER PHOTO

Date: April 22, 2025 (work done 4/21/25)
File #: 25 - 027102
Folder Name: 815 UNIVERSITY AVE W
PIN: 352923130201

HP District:
Property Name:
Survey Info:



AFTER PHOTO

Date: April 22, 2025 (work done 4/21/25)
File #: 25 - 027102
Folder Name: 815 UNIVERSITY AVE W
PIN: 352923130201

HP District:
Property Name:
Survey Info:



AFTER PHOTO

Date: April 22, 2025 (**work done 4/21/25**)
File #: 25 - 027102
Folder Name: 815 UNIVERSITY AVE W
PIN: 352923130201

HP District:
Property Name:
Survey Info:



AFTER PHOTO

Date: April 22, 2025 (work done 4/21/25)
File #: 25 - 027102
Folder Name: 815 UNIVERSITY AVE W
PIN: 352923130201

HP District:
Property Name:
Survey Info:



AFTER PHOTO



CITY OF SAINT PAUL
OFFICE OF THE CITY COUNCIL
310 CITY HALL
15 WEST KELLOGG BOULEVARD
SAINT PAUL, MN 55102-1615
Marcia Moermond, Legislative Hearing Officer
EMAIL: legislativehearings@ci.stpaul.mn.us
PHONE: (651) 266-8585 FAX: (651) 266-8574

June 23, 2025

Ryan Plumbing
811 University Ave W
St Paul MN 55104

G & J Real Estate LLC
811 University Ave W
St Paul MN 55104

VIA MAIL

VIA MAIL

Re: Assessment Appeal for Property at 815 University Avenue West, J2523R

Dear Ryan and/or interested parties:

This is to confirm your contested hearing on July 8, 2025. You will receive a call between 9am-11am from our incoming number at 612-315-7905. See packet for your hearing.

If you have any questions, please contact our office at 651-266-8585.

Sincerely,

/s/

Mai Vang
Legislative Hearing Coordinator

Enc.

c: CE Supervisors

Mai Vang

From: Mai Vang
Sent: Tuesday, June 24, 2025 11:23 AM
To: Richard Kedrowski
Cc: Hector Caballero; Lisa Martin
Subject: RE: Clean up assessment for 815 University Ave W

Sounds good. thanks. -Mai

From: Richard Kedrowski <Richard.Kedrowski@ci.stpaul.mn.us>
Sent: Tuesday, June 24, 2025 8:59 AM
To: Mai Vang <mai.vang@ci.stpaul.mn.us>
Cc: Hector Caballero <Hector.Caballero@ci.stpaul.mn.us>; Lisa Martin <lisa.martin@ci.stpaul.mn.us>
Subject: RE: Clean up assessment for 815 University Ave W

Yes, you can go ahead with the Hearing. I have added notes in Comments and added my photo to the file. I had done a re-check on the way to work at 0530, per Steve Magner. Trash had not been removed. Work Order was sent and file kept open. Work Crew cleaned the property as a first stop. Since the file was still open, Hector did not know that I had sent the Work Order. He did his reinspection later that day and the property was clean because the Crew had already removed the trash.

Sorry for overcomplicating this one!

From: Mai Vang <mai.vang@ci.stpaul.mn.us>
Sent: Monday, June 23, 2025 10:59 AM
To: Hector Caballero <Hector.Caballero@ci.stpaul.mn.us>; Richard Kedrowski <Richard.Kedrowski@ci.stpaul.mn.us>
Subject: Clean up assessment for 815 University Ave W

Hi Hector and Richard,
See your notes below. Also, I don't see recheck photos even though note indicated so. Hector's comment below says closed-abated, but there is a work order done by contractor. Should we go forward with a hearing?

Info Value:

Behavior Complaint: No
Ward: 1
District Council: 7
See Click Fix: No

Document:

[Batch PDF: Complaint Document](#) - Sent:4/11/2025 2:34:52 PM

[Single PDF: SA Letter Document](#) - Sent:4/14/2025 5:30:02 PM

[Batch PDF: PA WO Document](#) - Sent:4/21/2025 6:14:24 AM

* Note: Clicking on above document links may not reflect the exact formatting of the original document.

DSI CS Complaint Admin:

Assigned To: CSO Complaint Analyst Pool **Phone:** 651-266-8989

Closed On: 04/21/2025

DSI Code Enforcement Response:

Assigned To: Caballero, Hector **Phone:** 651-266-9158

04/14/2025: *Compliance Recheck - 4-14-25. Found two trailers, and other miscellaneous trash gathered throughout the property. Photo taken. Summary abatement sent.

[Main Photo for SA Letter|0 \(4012896\)](#)

[Link to Summary Abatement attachment|1 \(4012897\)](#)

DSI Code Enforcement Reinspection:

Assigned To: Caballero, Hector **Phone:** 651-266-9158

04/21/2025: *Compliance Recheck - 4/21/25. Found trash bags and debris have not been removed from property. Photos taken. WO sent. RK

04/21/2025: Close-Abated - 4-21-25. Found abated.-HMC

Info Value:

Work Done Date: Apr 21, 2025
Garbage Abatement Hrs: 1
General Refuse (cu. yds.): 8
Mattresses: 4

Fee:

Code Enforcement Fee: \$124.00 - Paid in Full: Yes - Payment Type: ASSESS - Payment Date: 05/01/2025
DSI Mattress Fee : \$140.00 - Paid in Full: Yes - Payment Type: ASSESS - Payment Date: 05/01/2025
DSI General Refuse (cu. yds.) Fee : \$440.00 - Paid in Full: Yes - Payment Type: ASSESS - Payment Date: 05/01/2025
DSI Garbage Abatement Fee: \$450.00 - Paid in Full: Yes - Payment Type: ASSESS - Payment Date: 05/01/2025

Parks SA

Assigned To: DSI Summarry Abatement Group

Closed: 04/29/25

Result:

04/21/2025: Print Work Order - Richard Kedrowski

04/29/2025: * Confirm by Insp - Sean Westenhofer - 4-21-2025 - Work Order completed by DSI Contractor

Mai Vang

(She, her)

Legislative Hearing Coordinator | St Paul City Council

M: (651) 266-8585 ; D: (651) 266-8563

310 City Hall, 15 W. Kellogg Blvd, St Paul, MN 55102



SAINT PAUL
MINNESOTA



CITY OF SAINT PAUL
OFFICE OF THE CITY COUNCIL
310 CITY HALL
15 WEST KELLOGG BOULEVARD
SAINT PAUL, MN 55102-1615
Marcia Moermond, Legislative Hearing Officer
EMAIL: legislativehearings@ci.stpaul.mn.us
PHONE: (651) 266-8585 FAX: (651) 266-8574

July 17, 2025

Greg Ryan
Ryan Plumbing
811 University Ave W.
St. Paul, MN 55104

VIA MAIL & EMAIL:
Ryanplumbing@comcast.net

Re: Special Tax Assessment for property at 815 UNIVERSITY AVENUE WEST. (File No. J2523R, Assessment No. 258557)

Dear Greg Ryan:

This is to confirm that at after the Legislative Hearing on Tuesday, July 8, 2025 Legislative Hearing officer Marcia Moermond reviewed the file and learned your conversation with Officer Huang Phan occurred April 8, 2025. Subsequently, you interacted with the Department of Safety & Inspections team as well as Officer Phan and orders were issued April 14 for you to abate the nuisance conditions on your property. Those orders gave a deadline of April 21. When the work was not completed on April 21 a crew abated those conditions. As you received written notice that the clean-up was ordered and there would be a cost associated with it, and no subsequent appeal of those orders, Legislative Hearing officer will recommend the City Council approve the assessment.

This matter will go before the City Council at Public Hearing on **Wednesday, August 20, 2025 at 3:30 pm. in room 300 City Hall**. If you are contesting Ms. Moermond's recommendation you may:

1. appear in person (*please arrive before 3:30 p.m. and check in with staff outside Council chambers when you arrive*); or
2. **Should you wish testify to Council directly by phone, you must register to do so online by no later than noon on Tuesday, August 19, 2025 here:**
<https://www.stpaul.gov/departments/city-council/city-council-public-hearing-live-testimony>.

If you don't wish to contest then **no further action is needed** and the Council will proceed with Ms. Moermond's recommendation above without discussion. If you have any questions, please contact our office at 651-266-8585.



Sincerely,

/s/

Joanna Zimny

Legislative Hearing Executive Assistant



City of Saint Paul

City Hall and Court House
15 West Kellogg
Boulevard
Phone: 651-266-8560

Master

File Number: RLH TA 25-331

File ID: RLH TA 25-331

Type: Resolution LH Tax
Assessment Appeal

Status: Agenda Ready

Version: 2

**Contact
Number:**

In Control: City Council

File Created: 07/17/2025

File Name: 869 Clark St

Final Action:

Title: Ratifying the Appealed Special Tax Assessment for property at 869 CLARK STREET. (File No. J2524R, Assessment No. 258563)

Notes: Douglas Anderson
doug4438@yahoo.com
763-445-0028

Doug Anderson and owner Thi Thu Ha Phan will be attending in person

Vietnamese interpreter requested.

Agenda Date: 09/03/2025

Sponsors: Kim

Enactment Date:

Attachments: 869 Clark St.SAO Ltr+Photo 4-10-25.pdf, 869 Clark St.Photos 4-10-25.pdf, 869 Clark St.Recheck photos 4-17-25.pdf, 869 Clark St.Contractor photos 5-9-25 (loaded 5-12-25).pdf, 869 and 875 Clark St.email chain 7-24-25.pdf, 869-875 Clark St.Panzer email 8-25-25.pdf, 869 Clark St.Sale Recorded 4-12-24.pdf, 869 Clark St.Ramsey County Info - searched result 8-28-25.pdf, 869 Clark St.Warranty Deed 4-12-24.pdf, Related: 923 Burr St.Relase of MN Notice of Potential Claim 3-9-18.pdf, Related - 923 Burr St.Transfer of Death Deed 11-6-17.pdf, Related 903 Burr St.General Warranty Deed 7-13-23.pdf, 869-875 Clark St.County Recorder response 8-28-25.pdf

Financials Included?:

Contact Name:

Hearing Date:

Entered by: mai.vang@ci.stpaul.mn.us

Ord Effective Date:

History of Legislative File

Ver- sion:	Acting Body:	Date:	Action:	Sent To:	Due Date:	Return Date:	Result:
1	Legislative Hearings	07/22/2025	Referred	City Council	09/03/2025		
	Action Text:	Referred to the City Council due back on 9/3/2025					
	Notes:	Recommendation forthcoming.					
	Thi Thu Ha Phan, owner, appeared						

Tan Yan Kim, Vietnamese interpreter, appeared
Trang Pham, sister, appeared

[Moermond gives background of appeals process]

Staff report by Supervisor by Lisa Martin:

Kim: the sister is speaking on her behalf.

Staff report by Supervisor Lisa Martin: on both properties a Summary Abatement Order was issued April 10, 2025 to remove tree branches from the vacant lots. Compliance date of April 17, we did recheck and the work wasn't done. We sent a work crew to both properties. The total assessments were \$2699 for 869 Clark and \$2624 for 875 Clark. We do have a long history at these vacant lots. Orders were sent to owners at 903 Burr Street and no returned mail.

Moermond: looking at the photos I do see quite a bit of wood, maybe trees were cut down.

Pham: she just immigrated here from Vietnam 2 years ago. Her son lives in 903. My mom had dementia and she normally stayed with her to take care of her so she didn't check the mail. The boy is stupid and didn't pay attention and check the mail, so we didn't see it. The issue is after the winter came and we were going to clean up the lot and hire someone to cut the tree, it is on a high hill so we couldn't see the issue there. The people had time to come cut and maybe got busy and didn't have time to finish. We didn't see the letter. We tried to clean up the lot and have it hauled away. He was just going to come back when he had time, it was still cold in April.

Moermond: I heard you say the mail DID go to 903 Burr which is the owner's official address with Ramsey County taxation?

Pham: yes. Only her son lived there at 903 Burr. She stayed with my mom at 923 and she didn't pay attention to the mail at 903 for a while.

Moermond: I understand. Looking at Ramsey County taxation you bought the properties April 12, 2024 and at that time you told Ramsey County to send mail and taxes to 903 Burr.

Ha Phan: what month was that?

Moermond: there's a different purchase date for each of the properties.

Ha Phan: which property was sent to 903 Burr?

Moermond: both of them. We're printing out the record for you now. While that's happening, you were talking about hire someone to do the work and going by to check to see if it was done or not. I'm confused about what was going on with the top of the hill where you said you couldn't see. Did they not clean that up? Or you later got the order and were going to check if it was done? What was happening?

Pham: we asked my relative to cut the tree when they had time. He did come when he had time and cut it down and we think when he finished he still had to come and he just cut it and didn't remove the tree there. We didn't have any notice. We normally walk by that property, but is really a high hill so we don't see things up there. At the time it was still cold so we don't pay much attention to that lot. We didn't have time to do it in April.

Moermond: the work wasn't done, obviously. Looking back, we have talked in the past and you've got help from Mr. Douglas Anderson. You told us this was a family transfer of property and at that point in time the seller, which was family, you purchased from didn't tell you about a pending assessment and there was some confusion around that. This was in January about notification issues. 7 months ago. That assessment got deleted.

Pham: we didn't buy from a relative, we bought from an agent.

Moermond: from what I was told in the hearing the relative sold to the agent who sold to you.

Pham: no, we only had the agent who sold to us. The relative is the one who went to cut the trees. We didn't buy from a relative.

Moermond: all the same, we did talk about notification issues in January. Seven months ago. That got deleted.

Pham: my address was 923 and its 923 here, and when I received the letter.

Moermond: here's what happened with timing on these. For 869 and 875 Clark when the properties were sold the address on the sales record is 923 Burr. Between that sale and the present, the address was changed to 903 Burr as the mailing address with the County. We didn't change that. We'll ask the County when that was changed and by whom. You didn't get notice at 923—

Pham: my understanding is we contact the mail at 923 but in end of 2024 we registered homestead at 903 and we didn't mention anything about the lot but I think the system may have updated everything when we changed the address for 903.

Moermond: that isn't likely. I understand that's your theory but we need to ask the County. We are talking about more than \$5,000. I can't work off a theory. Who changed it to 903? It belongs to you and it is a legal address information to send mail too, and you chose not to open the mail and delegate to your son didn't open the mail. Neither of those are good signs. I'm happy to look more into it to straighten out the legal niceties, but this isn't looking great for you.

Pham: we know that is our mistake. That's why we didn't take care of it properly, but last month when I received the mail from the other lot, we tried to check the lot and we had to clean up the tall grass and then we just finished cutting it a few days ago.

Moermond: so you took care of the property the other day. That's good.

Pham: we were trying to cut the tree but unfortunately we didn't do it at the time it was cold. He said he'd still come back to work.

Moermond: I understand, but the City said the work needed to be done, it wasn't done. The City hired a crew to go out and clean it up and it cost the City a lot of money to cleanup these properties. What I'm willing to look at is any information about the address situation at the County but your inability to open the mail to check on basics of the property is not the responsibility of every other taxpayer in the City to cover the cost of this work. If you had 923 and it somehow got changed to 903 without your knowledge I need to take that into account, but also balance that with the fact the other is your property as well.

What I'm wondering, for what purpose did you buy these empty lots? It seems like they're hard to maintain. Putting in a house? A garden? For what purpose are you paying taxes on this property in the long run?

Pham: she'd just come here and she has two sons and the agent sold both lots at a discount, really low compared to the market. We did cut the branches this year to maintain it. We didn't ignore your notice; we didn't see the mail. We hope you had some waiver for us. When we pay taxes it just goes to the address on the plot so we didn't receive the mail for the tax statement. We are thinking to clean the lots or maybe sell or sell to my brother who is a builder. From now on we try to check the mail frequently. If anything in the past you can give us a waiver for, we really know now we need to cleanup and maintain the lot carefully.

Moermond: a \$5,400 waiver is extraordinary for a mistake on your part. But I don't want to recommend this assessment be approved if it wasn't a mistake on your part. That's why I need to do the research with Ramsey County.

If I end up asking the Council to approve these I assume making them payable over time would be helpful versus one large sum. Perhaps 5 or 7 years?

Moermond: Ms. Martin has looked into 903 and 923 Burr records and the findings weren't great.

Martin: 903 Burr we had a complaint regarding the stairs not being to code, dangerous entry into building, and building inspector said it was existing property so we wouldn't get involved. 923 Burr doesn't have a permit either, a garage addition and someone's husband was going to call and get a permit. We need to do some research with the building department about the status of those properties.

Pham: we went to ask about a tag for 923 and we did the permit properly, I don't know how it says no permit.

Moermond: there is a building permit, the question is whether work was started before the permit was pulled. The more important piece is work was done in 2021 without a permit and a stop work order was issued. I see a different understanding of the permit process between 2021 and 2024 but this is not great.

Pham: the longer the better.

Moermond: we'll find out what the County has to say. We have an email address for Doug Anderson, would you like us to use yours as well. Would you like that translated into Vietnamese?

Pham: you can write in English.

Moermond: your Council Public Hearing is September 3, so won't rush but have something to you by mid-August.

Text of Legislative File RLH TA 25-331

Ratifying the Appealed Special Tax Assessment for property at 869 CLARK STREET. (File No. J2524R, Assessment No. 258563)

WHEREAS, the Office of Financial Services Assessment Section has attached to this Council File both a report of completion outlining the costs and fees associated with Rubbish and Garbage Clean Up services during April 15 to May 14, 2025. (File No. J2524R, Assessment No. 258563) and the assessment roll including all properties for which these assessments are proposed for Council ratification; and

WHEREAS, the City Council's Legislative Hearing Officer has reviewed an appeal of this assessment and developed a recommendation for the City Council with respect to this assessment; and

WHEREAS, a public hearing having been conducted for the above improvement, and said assessment having been further considered by the Council and having been considered financially satisfactory; Now, Therefore, Be It

RESOLVED, that pursuant to Chapter 14 of the Saint Paul City Charter, said assessment is hereby forthcoming.



CITY OF SAINT PAUL
CODE ENFORCEMENT
375 Jackson Street, Suite 220
Saint Paul, MN 55101-1806

April 10, 2025

25 - 024650

SUMMARY ABATEMENT ORDER

OCCUPANT
869 CLARK ST
ST PAUL MN 55130

Yog hais tias koj tsis to taub tsab ntawv no, hu rau ntawm (651) 266-8989. Lawv mam nrhiav ib tug neeg txhais lus los pab koj.

As owner or person(s) responsible for 869 CLARK ST : please eliminate the nuisance conditions which are in violation of Chapter 45 of Saint Paul Legislative Code.

1 Remove improperly stored or accumulated refuse which may include: garbage, rubbish, loose and scattered litter, discarded furniture, appliances, vehicle parts, scrap wood and metal, recycling materials, household items, building materials or rubble, tires, brush, etc., from entire property including yard, boulevard, alley, and driveway.

PLEASE REMOVE AND PROPERLY DISPOSE OF THE TREE BRANCHES FROM THE VACANT LOT THANK YOU. Comply before April 17, 2025

Comply before: April 17, 2025

Questions: Call your Inspector Willie Williams

Phone Number: 651-266-1942

Thank you - we appreciate your cooperation!

Photo may not show all areas which need to be abated

If you do not correct the nuisance or file an appeal before April 17, 2025, the City will correct the nuisance and charge all cost, including boarding costs, against the property as a special assessment to be collected in the same way as property taxes. Charges: If the City corrects the nuisance, the charges will include the cost of correction, inspection, travel time, equipment, etc. The rate will be approximately \$450 per hour plus expenses for abatement.

APPEALS: You may appeal this order and obtain a hearing before the Legislative Hearing Officer by completing an appeal application before the deadline noted above or seven (7) days after the date mailed, whichever comes first. No appeals may be filed after that date. You may obtain an appeal application from the City Clerk's Office, Room 310 City Hall, 15 W. Kellogg Blvd., St. Paul, MN 55102. (651) 266-8585. You must submit a copy of this Order with your appeal application.

WARNING: If violations are not corrected by the compliance date, the city's costs will be assessed to the property taxes of the related property. If additional new violations are discovered within the next 12 months, additional charge may apply.



Also send to:

Thi Thu Ha Phan 903 Burr St St Paul MN 55130-4007

sa.rpt 9/1



SUMMARY ABATEMENT ORDER

THI THU HA PHAN
903 BURR ST
ST PAUL MN 55130-4007

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869 Clark Street -

04/10/2025: *Compliance Recheck - TREE BRANCHES IN THE VACANT LOT SA SENT RECHECK
ON 4-17-25



869 Clark Street -

04/10/2025: *Compliance Recheck - TREE BRANCHES IN THE VACANT LOT SA SENT RECHECK
ON 4-17-25



869 Clark Street -

04/18/2025: *Compliance Recheck - PER REINSPECTION ON 4-17-25 THE TREE BRANCHES REMAIN IN THE VACANT LOT. AS OF 4-18-25 AT 7:17 A.M. NO REPLY FROM THE PROPERTY OWNER. W.O. SENT PHOTOS TAKEN ON 4-17-25.



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Date: May 12, 2025 (**Work done 5/9/25**)
File #: 25 - 026735
Folder Name: 869 CLARK ST
PIN: 292922320084

HP District:
Property Name:
Survey Info:



BEFORE PHOTO

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AFTER PHOTO

Mai Vang

From: Ask County Recorder <AskCountyRecorder@CO.RAMSEY.MN.US>
Sent: Thursday, July 24, 2025 12:13 PM
To: Property Tax Info; Mai Vang
Subject: FW: 869 and 875 Clark Street

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

Hello,

Taxpayer Services, please update the mailing address. The last recorded deed is document number 5027027.

Thank you.

Please note: Ramsey County does not perform legal or abstracting services, nor do we certify to any search results. Any information provided is for courtesy or reference purposes only and does not carry any warranties or fitness for particular use.

From: Mai Vang <mai.vang@ci.stpaul.mn.us>
Sent: Thursday, July 24, 2025 11:05 AM
To: Ask County Recorder <AskCountyRecorder@CO.RAMSEY.MN.US>
Subject: 869 and 875 Clark Street

This Message Is From an External Sender

This message originated from outside the Ramsey County email system. Use caution when clicking hyperlinks, downloading pictures or opening attachments.

[Report Suspicious](#)

Hello,

We had a hearing on these 2 properties on Tuesday, July 22 and owner stated that the mailing address with Ramsey County should be corrected to 923 Burr Street and not 903 Burr Street. I checked the last sale transaction and it did say 923. Please make this change and let me know.

Thanks,

Mai Vang

(She, her)

Legislative Hearing Coordinator | St Paul City Council

M: (651) 266-8585 ; D: (651) 266-8563

310 City Hall, 15 W. Kellogg Blvd, St Paul, MN 55102



Mai Vang

From: Tanya Panzer
Sent: Monday, August 25, 2025 8:49 AM
To: Mai Vang
Subject: RE: 869 and 875 Clark Street

I believe Ramsey Co has removed the block as of today, but we haven't been able to load the weekly file since 7/28/2025.

869 Clark St/292922320084 – Thi Thu Ha Phan 903 Burr St
875 Clark St/292922320085 – Thi Thu Ha Phan 903 Burr St
923 Burr St/292922310053 – Phong Pham 923 Burr St
903 Burr St/292922310049 — Thi Thu Ha Phan 903 Burr St

Tanya J Panzer

Office of Financial Services
15 W Kellogg Blvd, 700 City Hall
Saint Paul, MN 55102
M: (651) 266-8858 Option 1
D: (651) 266-6153
www.StPaul.gov/assessments



SAINT PAUL
MINNESOTA

From: Mai Vang <mai.vang@ci.stpaul.mn.us>
Sent: Monday, August 25, 2025 8:38 AM
To: Tanya Panzer <tanya.panzer@ci.stpaul.mn.us>
Subject: FW: 869 and 875 Clark Street

Hi Tanya,

Would you have this information. RC blocked us so unable to ask them, unless I call them but not sure if they want to take our calls either. This is for both addresses going to 9/3 PH

Mai

From: Mai Vang
Sent: Wednesday, July 30, 2025 3:38 PM
To: Ask County Recorder <AskCountyRecorder@CO.RAMSEY.MN.US>; Property Tax Info <AskPropertyTaxandRecords@CO.RAMSEY.MN.US>
Cc: Joanna Zimny <joanna.zimny@ci.stpaul.mn.us>
Subject: RE: 869 and 875 Clark Street

Hi,
I forgot to ask one more question.

When and who updated the tax address at 869 and 875 Clark from 923 to 903 Burr Street?

Mai Vang

(She, her)

Legislative Hearing Coordinator | St Paul City Council

M: (651) 266-8585 ; D: (651) 266-8563

310 City Hall, 15 W. Kellogg Blvd, St Paul, MN 55102



From: Ask County Recorder <AskCountyRecorder@CO.RAMSEY.MN.US>

Sent: Thursday, July 24, 2025 12:13 PM

To: Property Tax Info <AskPropertyTaxandRecords@CO.RAMSEY.MN.US>; Mai Vang <mai.vang@ci.stpaul.mn.us>

Subject: FW: 869 and 875 Clark Street

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310 City Hall, 15 W. Kellogg Blvd, St Paul, MN 55102



View Summary for Completed eCRV ID 1647776 1647776**County: Ramsey Auditor ID:***Submit Date: 05/14/2024 10:39 AM Accept Date: 05/31/2024 10:20 AM***Buyers Information**

Person name: **Thi Thu Ha Phan**
Address: **923 Burr Street, Saint Paul, MN 55130 United States**
Foreign address: **No**
Phone number: **(651) 399-7002**
Email:

**** MN Revenue does not display SSN/Tax ID fields due to privacy. ******Sellers Information**

Organization name: **Trikin Ventures LLC, a Wisconsin Limited Liability Company**
Address: **430 Whispering Pines Road, Hudson, WI 54016 United States**
Foreign address: **No**
Phone number: **(651) 246-5070**
Email:

**** MN Revenue does not display SSN/Tax ID fields due to privacy. ******Property Information**

County: **Ramsey**
Legal description: **Lot 6, Block 6, Edmund Rice's First Addition to St. Paul, according to the recorded plat thereof, Ramsey County, Minnesota. Abstract property**
Deeded acres:
Will use as primary residence: **No**
What is included in the sale: **Land only**
New construction: **No**

Property Location(s)

Property location: **869 Clark Street, St. Paul, 55130**

Preliminary Parcel IDs

Parcels to be split or combined: **No**
Primary parcel ID: **292922320084**

Additional parcel ID(s):

Use(s)

Planned use: **Unimproved/Vacant Land / Rural/vacant**

Primary use:	Yes
Prior use:	Unimproved/Vacant Land / Rural/vacant

Sales Agreement Information

Deed Type:	Warranty Deed
Date of Deed or Contract:	04/12/2024
Purchase amount:	\$20,000.00
Downpayment amount:	\$20,000.00
Seller-paid points:	\$0.00
Delinquent Special Assessments and Delinquent Taxes Paid by Buyer:	\$0.00
Financing type:	Cash

Personal Property

Personal property included:	No
-----------------------------	-----------

Sales Agreement Questions

Buyer leased before sale:	No	Lease option to buy:	No
Seller leased after sale:	No	Minimum rental income guaranteed:	No
Partial interest indicator:	No	Contract payoff or deed resale:	No
Received in trade:	No	Like exchange (IRS section 1031):	No
Purchase over two years old:	No		

Supplementary Information

Buyer paid appraisal:	No	Appraisal value:	\$0.00
Seller paid appraisal:	No	Appraisal value:	\$0.00
Buyer and seller related:	No	Organization tax exempt:	No
Government sale:	No	Foreclosed, condemned or legal proceedings:	No
Gift or inheritance:	No	Name change:	No
Buyer owns adjacent property:	No		
Public promotion:	No		
Comment on public promotion:	Through a mutual friend.		
Significant different price paid:	No		
Comment on price difference:			

Submitter Information

Submit date:	05/14/2024 10:39:56 AM
Submitter:	Camille Lund
Organization:	TitleSmart, Inc
Email:	camille@title-smart.com
Phone number:	(651) 779-3075
Comments:	

Terms Accepted by the Submitter:

I declare under penalty of law that I have examined the information entered and submitted on this form, and, based on what I know and believe to be true, the information entered on this form is complete and correct.

County Data InformationCounty ID: **62**Deed type code: **Warranty Deed**

Deed document ID:

Sales agreement net amount: **\$20,000.00***Sales Price Adjustment(s)**Property Attributes*

Year structure built:

Parcel new construction percent:

Gross Building Area:

Deeded acres:

Parcel water influence: **None**

Neighborhood code:

Exempt wetland: **No**Exempt native prairie: **No***Property Type(s)*Property Group: **Residential**

Property Type:

Primary type: **Yes**Exempt: **No**Contributing parcels: **1***County Assessment*Land value: **\$8,500.00**Assessment Year: **2024**Building value: **\$0.00**Total market value: **\$8,500.00***County Recommendation for County Study*Good for study: **No**Reject reason-1: **02 - Relative Sale***County Recommendation for State Study*Good for study: **No**Reject reason-1: **02 - Relative Sale***Final Parcels*

(primary parcel listed first)

Parcel ID: **292922320084**

Seq:

Jurisdiction: **St. Paul**SD: **St. Paul**

CER:

CPI:

Pay Property Tax

Pay Property Taxes

Online payment service is provided by CORE Business Technologies.
You can pay by check, credit card or debit card.
CORE Business Technologies charges a service fee which is applied directly to your payment.
- E-check: \$1 per transaction
- Credit card or debit card: 2.49% per transaction

For payment history, please see Tax Transaction History

Summary View

Parcel ID	292922320084
Parcel Status	Active
Property Address	869 CLARK ST ST PAUL MN 55130-4212
Sec/Twp/Rng	29/29/22
Brief Tax Description	EDMUND RICE'S FIRST ADDITION LOT 6 BLK 6 (Note: Not to be used on legal documents)
Parcel Area	0.1515
Parcel Width	50 Feet
Parcel Depth	132 Feet (Note: Width and Depth represent buildable area of lot in the case of irregularly shaped lots)
Tax Classification	4B4 UNIMPROVED RESIDENTIAL LAND;
Homestead Status	Non homestead
Roll Type	Real Property
Municipality	ST PAUL
District Code	0151 For homestead vs non-homestead tax calc - use District code above - click here
School District	ISD #625
Watershed	CAPITOL REGION W/S
TIF District	
Land Use Code	500 RESIDENTIAL, VACANT LAND, LOT * The Tax Classification is the Assessor Office's determination of the use of the property and is not the same as the property's zoning. * Please contact the zoning authority for information regarding zoning. * To determine whether your property is Abstract or Torrens, call 651-266-2050

Taxpayers

Please refer to disclaimer at bottom of this page

Type	Name	Address
Owner	Thi Thu Ha Phan	923 Burr St Saint Paul MN 55130-4007

Current Tax Year

*Information listed is as of yesterday. For specific payoff information contact [Property Tax Info](#) at 651-266-2000
See Tax Transaction History for payment and/or adjustment information.

First Half Due 05-15-2025		Second Half Due 10-15-2025	
Amount Due	\$0.00	Amount Due	\$84.00
Penalty & Fees Due (thru current month)	\$0.00	Penalty & Fees Due (thru current month)	\$0.00
Balance Due	\$0.00	Balance Due	\$84.00

Total Due \$84.00

Tax Summary

For payment history, please see Tax Transaction History

	2025 Payable	2024 Payable	2023 Payable	2022 Payable	2021 Payable
Estimated Market Value	\$8,500	\$8,500	\$8,500	\$8,500	\$4,300
Taxable Market Value	\$8,500	\$8,500	\$8,500	\$8,500	\$4,300
Net Tax Amount	\$168.00	\$155.76	\$159.84	\$166.18	\$81.84
+ Special Assessments	\$0.00	\$366.24	\$28.16	\$77.82	\$78.16
= Total Taxes	\$168.00	\$522.00	\$188.00	\$244.00	\$160.00
+ Penalty	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
+ Interest	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
+ Fees	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
- Amount Paid	\$84.00	\$522.00	\$188.00	\$244.00	\$160.00
= Outstanding Balance	\$84.00	\$0.00	\$0.00	\$0.00	\$0.00

Tax Transaction History

Tax Year	Business Date	Effective Date	Transaction Type	Tax Amount	Special Assessment	Penalty	Interest	Fees	Overpayment	Total
2025	5/13/2025	5/13/2025	Payment	(\$84.00)	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	(\$84.00)
2025	3/1/2025	3/1/2025	Original	\$168.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$168.00
2024	4/17/2024	4/17/2024	Payment	(\$77.88)	(\$183.12)	\$0.00	\$0.00	\$0.00	\$0.00	(\$261.00)
2024	4/17/2024	4/17/2024	Payment	(\$77.88)	(\$183.12)	\$0.00	\$0.00	\$0.00	\$0.00	(\$261.00)
2024	3/1/2024	3/1/2024	Original	\$155.76	\$366.24	\$0.00	\$0.00	\$0.00	\$0.00	\$522.00
2023	9/28/2023	9/27/2023	Payment	(\$79.92)	(\$14.08)	\$0.00	\$0.00	\$0.00	\$0.00	(\$94.00)
2023	4/25/2023	4/25/2023	Payment	(\$79.92)	(\$14.08)	\$0.00	\$0.00	\$0.00	\$0.00	(\$94.00)
2023	3/1/2023	3/1/2023	Original	\$159.84	\$28.16	\$0.00	\$0.00	\$0.00	\$0.00	\$188.00

Sales

Date	eCRV #	Sale Price	State Study Recommendation	State Study Reject Reason	Cnty Study Rec
4/9/1997	.	\$21,000	N	21-BANK SALE	N
7/29/2002	.	\$79,900	Y		Y
4/16/2004	.	\$105,500	Y		Y
5/5/2009	.	\$10,500	N	14-CONTRACT FOR DEED PAYOFF/MORT. ASSUMPT.	N
4/12/2024	1647776	\$20,000	N	02-RELATIVE SALE OR RELATED BUSINESS	N

Statements and Notices

2025

[Value Notice](#)
[Tax Statement](#)
[Payment Stubs](#)
[Proposed Tax Statement](#)

2024

[Value Notice](#)
[Tax Statement](#)
[Payment Stubs](#)
[Proposed Tax Statement](#)

2023

[Value Notice](#)
[Tax Statement](#)
[Payment Stubs](#)
[Proposed Tax Statement](#)

2022

[Value Notice](#)
[Tax Statement](#)
[Payment Stubs](#)
[Proposed Tax Statement](#)

2021

[Value Notice](#)
[Tax Statement](#)
[Payment Stubs](#)
[Proposed Tax Statement](#)

2020

[Value Notice](#)
[Tax Statement](#)
[Payment Stubs](#)
[Proposed Tax Statement](#)

State of Minnesota

The Property Tax Refund Program is administered by the State of Minnesota. For information regarding the program, please call 651-296-3781.

[Form M1PR\(Property Tax Refund\)](#)

No data available for the following modules: Multi-Parcel Link, Delinquent Taxes, Special Assessments, Photos.

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 Last Data Upload: 8/28/2025, 5:03:47 AM

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(Top 3 inches reserved for recording data)

WARRANTY DEED**Minnesota Uniform Conveyancing Blanks
Form 10.1.7 (2016)****Business Entity to Individual(s)**eCRV number: 1647776
DEED TAX DUE: \$68.00

DATE: April 12, 2024

FOR VALUABLE CONSIDERATION, Trikin Ventures LLC, a Limited Liability Company under the laws of Wisconsin ("**Grantor**"), hereby conveys and warrants to Thi Thu Ha Phan ("**Grantee**"), as

(Check only one box)

- ☐ Tenants in Common
☐ Joint Tenants

(if more than one Grantee is named above and either no box is checked
 or both boxes are checked, this conveyance is made to the named
 Grantees as tenants in common.)

real property in Ramsey County, Minnesota, legally described as follows:

Legal description attached hereto and made a part hereof marked Exhibit "A"

Check here if all or part of the described real property is Registered (Torrens) ☐

together with all hereditaments and appurtenances belonging thereto, subject to the following exceptions:

Check applicable box:

- ☒ The Seller certifies that the Seller does not know of any wells on the described real property.
- ☐ A well disclosure certificate accompanies this document or has been electronically filed. (If electronically filed, insert WDC number: _____).
- ☐ I am familiar with the property described in this instrument and I certify that the status and number of wells on the described real property have not changed since the last previously filed well disclosure certificate.

Grantor

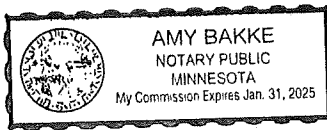
Trikin Ventures LLC, a Wisconsin Limited Liability Company

BY: _____

Curtis A. Fluegel
Chief Manager

State of Minnesota
County of Washington

This instrument was acknowledged before me on April 12, 2024, by Curtis A. Fluegel as Chief Manager of Trikin Ventures LLC, a Limited Liability Company under the laws of Wisconsin.



(Signature of notarial officer)

Title (and Rank): _____

My commission expires: _____

THIS INSTRUMENT WAS DRAFTED BY:
TitleSmart, Inc.
4810 White Bear Parkway, Suite 100
White Bear Lake, MN 55110

TAX STATEMENTS FOR THE REAL PROPERTY DESCRIBED
IN THIS INSTRUMENT SHOULD BE SENT TO:
Thi Thu Ha Phan
923 Burr Street
Saint Paul, MN 55130

EXHIBIT "A"

Lot 6, Block 6, Edmund Rice's First Addition to St. Paul, according to the recorded plat thereof, Ramsey County, Minnesota.

Abstract property

No delinquent taxes & transfer entered



May 31, 2024 10:18 AM

Doc No **A05027027**

Certified, filed and/or recorded on
May 31, 2024 10:18 AM

Ramsey County, Minnesota
Tracy M. West
County Auditor and Treasurer

Office of the County Recorder
Ramsey County, Minnesota
Todd J. Uecker, County Recorder
Tracy M. West, County Auditor and Treasurer

Deputy 316

Pkg ID 1617954E

CRV# 1647776

County Conservation Fee	\$5.00
Document Recording Fee Abstract	\$46.00
Environmental Response Fund .0001	\$2.00
State Deed Tax .0033	\$66.00
<i>Document Total</i>	\$119.00



Doc No **A04702102**

Certified, filed and/or recorded on
Mar 15, 2018 3:03 PM

Office of the County Recorder
Ramsey County, Minnesota
Susan R Roth, County Recorder
Christopher A. Samuel, County Auditor and Treasurer

Deputy 309

Pkg ID 1237403M

Document Recording Fee Abstract	\$46.00
<i>Document Total</i>	\$46.00

3

RELEASE OF
MINNESOTA NOTICE OF POTENTIAL CLAIM

NOW, on this 9th day of **March, 2018**, the Minnesota Department of Human Services, by and through the undersigned, its duly appointed and acting representative, hereby releases and discharges its **Notice of Potential Claim for Medical Assistance** benefits paid on behalf of **Sylvia Barron** filed in **Ramsey County**, Minnesota, on **April 12, 2012** as Document No. **4329685**.

MINNESOTA DEPARTMENT OF HUMAN SERVICES

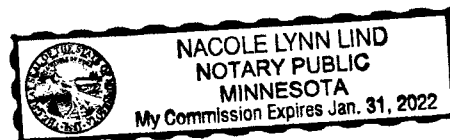
By: Jan Curran
Jan Curran
Lien Administrator Sr., Special Recovery Unit

State of Minnesota)
) SS
County of Ramsey)

This instrument was acknowledged before me on **March 9, 2018**, by Jan Curran, Lien Administrator Sr., Special Recovery Unit, of the Minnesota Department of Human Services.

Nacole Lynn Lind
Notary Public

My Commission Expires: January 31, 22



THIS INSTRUMENT DRAFTED BY:
Jan Curran
Special Recovery Unit
Minnesota Department of Human Services
P.O. Box 64995
St. Paul, Minnesota 55164-0995
651-431-3154

BARRON, SYLVIA / NPC # 04859

1-1



Doc No **A04684868**

Certified, filed and/or recorded on
Nov 6, 2017 2:38 PM

Office of the County Recorder
Ramsey County, Minnesota
Susan R Roth, County Recorder
Christopher A. Samuel, County Auditor and Treasurer

Deputy 702

Pkg ID 1218138C

Document Recording Fee Abstract	\$46.00
Non Recorded Document Copy	\$1.00
Notary Fee	\$1.00
<i>Document Total</i>	\$48.00

(Top 3 inches reserved for recording data)

**TRANSFER ON DEATH DEED
by Unmarried Grantor Owner
Minn. Stat. 507.071**

**Minnesota Uniform Conveyancing Blanks
Form 10.8.1 (2011)**

NO DEED TAX DUE

DATE: Nov 08, 2017
(month/day/year)

pursuant to Minn. Stat. 287.22(15)

PHONG PHAM

(insert name of Grantor Owner)

an unmarried person ("Grantor Owner"), hereby conveys and quitclaims to

TRANG T PHAN

(insert name of each Grantee Beneficiary)

("Grantee Beneficiary"),

effective on the death of the Grantor Owner, real property in 923 Burr ST. ST. Paul County,
Minnesota, legally described as follows: → RAMSEY

Lot Five (5), Block Nine (9), Edmund Rice's First
Addition to St. Paul, Ramsey County, Minnesota

Check here if all or part of the described real property is Registered (Torrens) ☐

together with all hereditaments and appurtenances belonging thereto.

**NOTE: This deed should be used only when the Grantor Owner is a single person. Pursuant to
Minn. Stat. 507.071, subd. 8, this deed must be recorded before the death of the Grantor Owner.**

Page 1 of 2

292922310053

1-2

If checked, the following optional statement applies:

- ☐ When effective, this instrument conveys any and all interests in the described real property acquired by the Grantor Owner before, on, or after the date of this instrument.

Grantor Owner

Phong
(signature)

State of Minnesota, County of Ramsey

This instrument was acknowledged before me on November 6, 2017, by
(month/day/year)

Phong Pham

(insert name of Grantor Owner)

_____, an unmarried person.

(Stamp)



Kathleen Bruce
(signature of notarial officer)

Title (and Rank): _____

My commission expires: _____
(month/day/year)

THIS INSTRUMENT WAS DRAFTED BY:
(insert name and address)

Trang Phan
923 Burr St. N.
St. Paul, MN 55130

No delinquent taxes & transfer entered



Jul 13, 2023 2:45 PM

Doc No **A04994646**

Certified, filed and/or recorded on
Jul 13, 2023 2:45 PM

Ramsey County, Minnesota
Tracy M. West
County Auditor and Treasurer

Office of the County Recorder
Ramsey County, Minnesota
Todd J. Uecker, County Recorder
Tracy M. West, County Auditor and Treasurer

Deputy 408

Pkg ID 1579769C

CRV# 1535175

County Conservation Fee	\$5.00
Document Recording Fee Abstract	\$46.00
Environmental Response Fund .0001	\$3.40
State Deed Tax .0033	\$112.20
<i>Document Total</i>	\$166.60

Prepared By

Name: Trang Phan

Address: 841 BURR ST, St. Paul

State: MN

Zip Code: 55130

After Recording Return To

Tax Statement sent to

Name: Thi Thu Ha Phan

Address: 923 BURR ST, St. Paul

State: MN

Zip Code: 55130

Space Above This Line for Recorder's Use

ECRV 1535175

GENERAL WARRANTY DEED

deed tax due: \$115.⁶⁰

STATE OF Minnesota

Ramsey County

COUNTY

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of the sum of
Thirty four thousand and 0/00 Dollars (\$ 34,000.00) in hand paid to

Douglas Anderson & Trang Phan, a Seller-a married couple, residing at 841 BURR ST,

County of Ramsey, City of St. Paul, State of Minnesota

(hereinafter known as the "Grantor(s)") hereby grants, warrants, and conveys to

Thi Thu Ha Phan, a Buyer, residing at 923 BURR ST,

County of Ramsey, City of St. Paul, State of Minnesota

(hereinafter known as the "Grantee(s)") the following *described real estate (*and in
Exhibit A if attached), situated in Ramsey County, _____ to-wit:

Vacant land at 903 BURR ST, ST PAUL, MN 55130-4007 vacant land with a total gross area of 0.15 Acres (50' * 132')

Tax Parcel ID - 292922310049

Lot 1, Block 9, Edmund Rice's First Addition to St. Paul, Ramsey County, Minnesota.

[INSERT LEGAL DESCRIPTION HERE AND/OR ATTACH EXHIBIT A]

TOGETHER WITH all the rights, members and appurtenances to the Real Estate in
anywise appertaining or belonging thereto.

*The seller certifies that the seller does not
know of any wells on the described real property.*

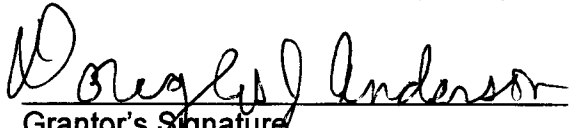
e

Page 1 of 3

TO HAVE AND TO HOLD, the tract or parcel of land above described together with all and singular the rights, privileges, tenements, appurtenances, and improvements unto the said Grantees, their heirs and assigns forever.

And said Grantors, for said Grantors, their heirs, successors, executors and administrators, covenants with Grantees, and with their heirs and assigns, that Grantors are lawfully seized in fee simple of the said Real Estate; that said Real Estate is free and clear from all Liens and Encumbrances, except as hereinabove set forth, and except for taxes due for the current and subsequent years, and except for any Restrictions pertaining to the Real Estate of record in the Probate Office of said County; and that Grantors will, and their heirs, executors and administrators shall, warrant and defend the same to said Grantees, and their heirs and assigns, forever against the lawful claims of all persons.

IN WITNESS WHEREOF, Grantor has executed and delivered this General Warranty Deed under seal as of the day and year first above written.



Grantor's Signature

Douglas Anderson

Grantor's Name

Address

841 BURR ST, ST PAUL, MN 55130

City, State & Zip



Grantor's Signature

Trang Phan

Grantor's Name

Address

841 BURR ST, ST PAUL, MN 55130

City, State & Zip

In Witness Whereof,

Witness's Signature

Witness's Name

Address

City, State & Zip

Witness's Signature

Witness's Name

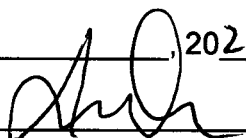
Address

City, State & Zip

STATE OF Minnesota)
COUNTY OF Ramsey)

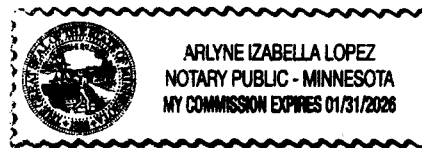
I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Douglas Anderson & Trang Phan whose names are signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, they, executed the same voluntarily on the day the same bears date.

Given under my hand this 7 day of July, 2023



Notary Public

My Commission Expires: 01-31-2026



Mai Vang

From: Ask County Recorder <AskCountyRecorder@CO.RAMSEY.MN.US>
Sent: Thursday, August 28, 2025 2:01 PM
To: Mai Vang
Subject: FW: 869 and 875 Clark Street

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

From: Property Tax Info <AskPropertyTaxandRecords@CO.RAMSEY.MN.US>
Sent: Thursday, August 28, 2025 9:38 AM
To: Ask County Recorder <AskCountyRecorder@CO.RAMSEY.MN.US>
Subject: RE: 869 and 875 Clark Street

Good morning,

Sorry for the delayed response. It looks like the mailing address was changed on 7/24. I did a search through the property tax emails for a possible request for the change, but didn't see anything. Do you want me to change the mailing addresses?

Thank you.

Jennifer Olson

Property Tax, Records & Election Services | *Information and Public Records*
90 West Plato Boulevard, St. Paul, MN 55107



[ramseycounty.us](https://www.ramseycounty.us) | [Facebook](#) | [Twitter](#) | [LinkedIn](#) | [e-Updates](#) | [Privacy notice](#)

From: Ask County Recorder <AskCountyRecorder@CO.RAMSEY.MN.US>
Sent: Monday, August 25, 2025 10:19 AM
To: Property Tax Info <AskPropertyTaxandRecords@CO.RAMSEY.MN.US>
Subject: FW: 869 and 875 Clark Street

Please note: Ramsey County does not perform legal or abstracting services, nor do we certify to any search results. Any information provided is for courtesy or reference purposes only and does not carry any warranties or fitness for particular use.

From: Mai Vang <mai.vang@ci.stpaul.mn.us>
Sent: Monday, August 25, 2025 9:03 AM
To: Ask County Recorder <AskCountyRecorder@CO.RAMSEY.MN.US>; Property Tax Info <AskPropertyTaxandRecords@CO.RAMSEY.MN.US>
Subject: RE: 869 and 875 Clark Street

This Message Is From an External Sender

This message originated from outside the Ramsey County email system. Use caution when clicking hyperlinks, downloading pictures or opening attachments.

Report Suspicious

Hi,
I am following up on a question from 7/30. See attached.
Note: we have hearings on this on 9/3.

Thanks.

Mai Vang

(She, her)

Legislative Hearing Coordinator | St Paul City Council

M: (651) 266-8585 ; D: (651) 266-8563

310 City Hall, 15 W. Kellogg Blvd, St Paul, MN 55102



SAINT PAUL
MINNESOTA

From: Ask County Recorder <AskCountyRecorder@CO.RAMSEY.MN.US>
Sent: Thursday, July 24, 2025 12:13 PM
To: Property Tax Info <AskPropertyTaxandRecords@CO.RAMSEY.MN.US>; Mai Vang <mai.vang@ci.stpaul.mn.us>
Subject: FW: 869 and 875 Clark Street

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

Hello,

Taxpayer Services, please update the mailing address. The last recorded deed is document number 5027027.

Thank you.

Please note: Ramsey County does not perform legal or abstracting services, nor do we certify to any search results. Any information provided is for courtesy or reference purposes only and does not carry any warranties or fitness for particular use.

From: Mai Vang <mai.vang@ci.stpaul.mn.us>
Sent: Thursday, July 24, 2025 11:05 AM
To: Ask County Recorder <AskCountyRecorder@CO.RAMSEY.MN.US>
Subject: 869 and 875 Clark Street

This Message Is From an External Sender

This message originated from outside the Ramsey County email system. Use caution when clicking hyperlinks, downloading pictures or opening attachments.

Report Suspicious

Hello,

We had a hearing on these 2 properties on Tuesday, July 22 and owner stated that the mailing address with Ramsey County should be corrected to 923 Burr Street and not 903 Burr Street. I checked the last sale transaction and it did say 923. Please make this change and let me know.

Thanks,

Mai Vang

(She, her)

Legislative Hearing Coordinator | St Paul City Council

M: (651) 266-8585 ; D: (651) 266-8563

310 City Hall, 15 W. Kellogg Blvd, St Paul, MN 55102





City of Saint Paul

City Hall and Court House
15 West Kellogg
Boulevard
Phone: 651-266-8560

Master

File Number: RLH TA 25-332

File ID: RLH TA 25-332

Type: Resolution LH Tax
Assessment Appeal

Status: Agenda Ready

Version: 2

**Contact
Number:**

In Control: City Council

File Created: 07/17/2025

File Name: 875 Clark St

Final Action:

Title: Ratifying the Appealed Special Tax Assessment for property at 875 CLARK STREET. (File No. J2524R, Assessment No. 258563)

Notes: Douglas Anderson
obo Thi Thu Ha Phan
doug4438@yahoo.com
763-445-0028

7-17-25: packet sent and interpreter ordered. MV

Agenda Date: 09/03/2025

Sponsors: Kim

Enactment Date:

Attachments: 875 Clark St.SAO Ltr+photo 4-10-25.pdf, 875 Clark St.photos 4-10-25.pdf, 875 Clark St.recheck photos 4-17-25.pdf, 875 Clark St.contractor photos 5-9-25 (loaded 5-12-25).pdf, 869-875 Clark St.Panzer email 8-25-25.pdf, 869-875 Clark St.email chain 7-24-25.pdf, 875 Clark St.Summary of Sale 4-12-24.pdf, 875 Clark St.Warranty Deed 4-12-24.pdf, 875 Clark St.Warranty Deed 5-9-25.pdf, 875 Clark St.Summary of Sale 5-9-25.pdf, 875 Clark St.RC Info searched 8-28-25.pdf, Related 903 Burr St.General Warranty Deed 7-13-23.pdf, Related 923 Burr St.Transfer of Death Deed 11-6-17.pdf, Related 923 Burr St.Relase of MN Notice of Potential Claim 3-9-18.pdf, 869-875 Clark St.County Recorder response 8-28-25.pdf

Financials Included?:

Contact Name:

Hearing Date:

Entered by: Mai Vang

Ord Effective Date:

History of Legislative File

Ver- sion:	Acting Body:	Date:	Action:	Sent To:	Due Date:	Return Date:	Result:
1	Legislative Hearings	07/22/2025	Referred	City Council	09/03/2025		
	Action Text: Referred to the City Council due back on 9/3/2025						
	Notes: Recommendation forthcoming.						
	Thi Thu Ha Phan, owner, appeared						

Tan Yan Kim, Vietnamese interpreter, appeared
Trang Pham, sister, appeared

[Moermond gives background of appeals process]

Staff report by Supervisor by Lisa Martin:

Kim: the sister is speaking on her behalf.

Staff report by Supervisor Lisa Martin: on both properties a Summary Abatement Order was issued April 10, 2025 to remove tree branches from the vacant lots. Compliance date of April 17, we did recheck and the work wasn't done. We sent a work crew to both properties. The total assessments were \$2699 for 869 Clark and \$2624 for 875 Clark. We do have a long history at these vacant lots. Orders were sent to owners at 903 Burr Street and no returned mail.

Moermond: looking at the photos I do see quite a bit of wood, maybe trees were cut down.

Pham: she just immigrated here from Vietnam 2 years ago. Her son lives in 903. My mom had dementia and she normally stayed with her to take care of her so she didn't check the mail. The boy is stupid and didn't pay attention and check the mail, so we didn't see it. The issue is after the winter came and we were going to clean up the lot and hire someone to cut the tree, it is on a high hill so we couldn't see the issue there. The people had time to come cut and maybe got busy and didn't have time to finish. We didn't see the letter. We tried to clean up the lot and have it hauled away. He was just going to come back when he had time, it was still cold in April.

Moermond: I heard you say the mail DID go to 903 Burr which is the owner's official address with Ramsey County taxation?

Pham: yes. Only her son lived there at 903 Burr. She stayed with my mom at 923 and she didn't pay attention to the mail at 903 for a while.

Moermond: I understand. Looking at Ramsey County taxation you bought the properties April 12, 2024 and at that time you told Ramsey County to send mail and taxes to 903 Burr.

Ha Phan: what month was that?

Moermond: there's a different purchase date for each of the properties.

Ha Phan: which property was sent to 903 Burr?

Moermond: both of them. We're printing out the record for you now. While that's happening, you were talking about hire someone to do the work and going by to check to see if it was done or not. I'm confused about what was going on with the top of the hill where you said you couldn't see. Did they not clean that up? Or you later got the order and were going to check if it was done? What was happening?

Pham: we asked my relative to cut the tree when they had time. He did come when he had time and cut it down and we think when he finished he still had to come and he just cut it and didn't remove the tree there. We didn't have any notice. We normally walk by that property, but is really a high hill so we don't see things up there. At the time it was still cold so we don't pay much attention to that lot. We didn't have time to do it in April.

Moermond: the work wasn't done, obviously. Looking back, we have talked in the past and you've got help from Mr. Douglas Anderson. You told us this was a family transfer of property and at that point in time the seller, which was family, you purchased from didn't tell you about a pending assessment and there was some confusion around that. This was in January about notification issues. 7 months ago. That assessment got deleted.

Pham: we didn't buy from a relative, we bought from an agent.

Moermond: from what I was told in the hearing the relative sold to the agent who sold to you.

Pham: no, we only had the agent who sold to us. The relative is the one who went to cut the trees. We didn't buy from a relative.

Moermond: all the same, we did talk about notification issues in January. Seven months ago. That got deleted.

Pham: my address was 923 and its 923 here, and when I received the letter.

Moermond: here's what happened with timing on these. For 869 and 875 Clark when the properties were sold the address on the sales record is 923 Burr. Between that sale and the present, the address was changed to 903 Burr as the mailing address with the County. We didn't change that. We'll ask the County when that was changed and by whom. You didn't get notice at 923—

Pham: my understanding is we contact the mail at 923 but in end of 2024 we registered homestead at 903 and we didn't mention anything about the lot but I think the system may have updated everything when we changed the address for 903.

Moermond: that isn't likely. I understand that's your theory but we need to ask the County. We are talking about more than \$5,000. I can't work off a theory. Who changed it to 903? It belongs to you and it is a legal address information to send mail too, and you chose not to open the mail and delegate to your son didn't open the mail. Neither of those are good signs. I'm happy to look more into it to straighten out the legal niceties, but this isn't looking great for you.

Pham: we know that is our mistake. That's why we didn't take care of it properly, but last month when I received the mail from the other lot, we tried to check the lot and we had to clean up the tall grass and then we just finished cutting it a few days ago.

Moermond: so you took care of the property the other day. That's good.

Pham: we were trying to cut the tree but unfortunately we didn't do it at the time it was cold. He said he'd still come back to work.

Moermond: I understand, but the City said the work needed to be done, it wasn't done. The City hired a crew to go out and clean it up and it cost the City a lot of money to cleanup these properties. What I'm willing to look at is any information about the address situation at the County but your inability to open the mail to check on basics of the property is not the responsibility of every other taxpayer in the City to cover the cost of this work. If you had 923 and it somehow got changed to 903 without your knowledge I need to take that into account, but also balance that with the fact the other is your property as well.

What I'm wondering, for what purpose did you buy these empty lots? It seems like they're hard to maintain. Putting in a house? A garden? For what purpose are you paying taxes on this property in the long run?

Pham: she'd just come here and she has two sons and the agent sold both lots at a discount, really low compared to the market. We did cut the branches this year to maintain it. We didn't ignore your notice; we didn't see the mail. We hope you had some waiver for us. When we pay taxes it just goes to the address on the plot so we didn't receive the mail for the tax statement. We are thinking to clean the lots or maybe sell or sell to my brother who is a builder. From now on we try to check the mail frequently. If anything in the past you can give us a waiver for, we really know now we need to cleanup and maintain the lot carefully.

Moermond: a \$5,400 waiver is extraordinary for a mistake on your part. But I don't want to recommend this assessment be approved if it wasn't a mistake on your part. That's why I need to do the research with Ramsey County.

If I end up asking the Council to approve these I assume making them payable over time would be helpful versus one large sum. Perhaps 5 or 7 years?

Moermond: Ms. Martin has looked into 903 and 923 Burr records and the findings weren't great.

Martin: 903 Burr we had a complaint regarding the stairs not being to code, dangerous entry into building, and building inspector said it was existing property so we wouldn't get involved. 923 Burr doesn't have a permit either, a garage addition and someone's husband was going to call and get a permit. We need to do some research with the building department about the status of those properties.

Pham: we went to ask about a tag for 923 and we did the permit properly, I don't know how it says no permit.

Moermond: there is a building permit, the question is whether work was started before the permit was pulled. The more important piece is work was done in 2021 without a permit and a stop work order was issued. I see a different understanding of the permit process between 2021 and 2024 but this is not great.

Pham: the longer the better.

Moermond: we'll find out what the County has to say. We have an email address for Doug Anderson, would you like us to use yours as well. Would you like that translated into Vietnamese?

Pham: you can write in English.

Moermond: your Council Public Hearing is September 3, so won't rush but have something to you by mid-August.

Text of Legislative File RLH TA 25-332

Ratifying the Appealed Special Tax Assessment for property at 875 CLARK STREET. (File No. J2524R, Assessment No. 258563)

WHEREAS, the Office of Financial Services Assessment Section has attached to this Council File both a report of completion outlining the costs and fees associated with Rubbish and Garbage Clean Up services during April 15 to May 14, 2025. (File No. J2524R, Assessment No. 258563) and the assessment roll including all properties for which these assessments are proposed for Council ratification; and

WHEREAS, the City Council's Legislative Hearing Officer has reviewed an appeal of this assessment and developed a recommendation for the City Council with respect to this assessment; and

WHEREAS, a public hearing having been conducted for the above improvement, and said assessment having been further considered by the Council and having been considered financially satisfactory; Now, Therefore, Be It

RESOLVED, that pursuant to Chapter 14 of the Saint Paul City Charter, said assessment is hereby forthcoming.



SUMMARY ABATEMENT ORDER

OCCUPANT
875 CLARK ST
ST PAUL MN 55130

Yog hais tias koj tsis to taub tsab ntawv no, hu rau ntawm (651) 266-8989. Lawv mam nrhiav ib tug neeg txhais lus los pab koj.

As owner or person(s) responsible for 875 CLARK ST : please eliminate the nuisance conditions which are in violation of Chapter 45 of Saint Paul Legislative Code.

1 Remove improperly stored or accumulated refuse which may include: garbage, rubbish, loose and scattered litter, discarded furniture, appliances, vehicle parts, scrap wood and metal, recycling materials, household items, building materials or rubble, tires, brush, etc., from entire property including yard, boulevard, alley, and driveway.

PLEASE REMOVE AND PROPERLY DISPOSE OF THE TREE BRANCHES AND TREE LOGS FROM THE VACANT LOT THANK YOU. Comply before April 17, 2025

Comply before: April 17, 2025

Questions: Call your Inspector Willie Williams

Phone Number: 651-266-1942

Thank you - we appreciate your cooperation!

Photo may not show all areas which need to be abated

If you do not correct the nuisance or file an appeal before April 17, 2025, the City will correct the nuisance and charge all cost, including boarding costs, against the property as a special assessment to be collected in the same way as property taxes. Charges: If the City corrects the nuisance, the charges will include the cost of correction, inspection, travel time, equipment, etc. The rate will be approximately \$450 per hour plus expenses for abatement.

APPEALS: You may appeal this order and obtain a hearing before the Legislative Hearing Officer by completing an appeal application before the deadline noted above or seven (7) days after the date mailed, whichever comes first. No appeals may be filed after that date. You may obtain an appeal application from the City Clerk's Office, Room 310 City Hall, 15 W. Kellogg Blvd., St. Paul, MN 55102. (651) 266-8585. You must submit a copy of this Order with your appeal application.

WARNING: If violations are not corrected by the compliance date, the city's costs will be assessed to the property taxes of the related property. If additional new violations are discovered within the next 12 months, additional charge may apply.





CITY OF SAINT PAUL
CODE ENFORCEMENT
375 Jackson Street, Suite 220
Saint Paul, MN 55101-1806

April 10, 2025

25 - 024647

SUMMARY ABATEMENT ORDER

THI THU HA PHAN
903 BURR ST
ST PAUL MN 55130-4007

Yog hais tias koj tsis to taub tsab ntawv no, hu rau ntawm (651) 266-8989. Lawv mam nrhiav ib tug neeg txhais lus los pab koj.

As owner or person(s) responsible for 875 CLARK ST : please eliminate the nuisance conditions which are in violation of Chapter 45 of Saint Paul Legislative Code.

1 Remove improperly stored or accumulated refuse which may include: garbage, rubbish, loose and scattered litter, discarded furniture, appliances, vehicle parts, scrap wood and metal, recycling materials, household items, building materials or rubble, tires, brush, etc., from entire property including yard, boulevard, alley, and driveway.

PLEASE REMOVE AND PROPERLY DISPOSE OF THE TREE BRANCHES AND TREE LOGS FROM THE VACANT LOT THANK YOU. Comply before April 17, 2025

Comply before: April 17, 2025

Questions: Call your Inspector Willie Williams

Phone Number: 651-266-1942

Thank you - we appreciate your cooperation!

Photo may not show all areas which need to be abated

If you do not correct the nuisance or file an appeal before April 17, 2025, the City will correct the nuisance and charge all cost, including boarding costs, against the property as a special assessment to be collected in the same way as property taxes. Charges: If the City corrects the nuisance, the charges will include the cost of correction, inspection, travel time, equipment, etc. The rate will be approximately \$450 per hour plus expenses for abatement.

APPEALS: You may appeal this order and obtain a hearing before the Legislative Hearing Officer by completing an appeal application before the deadline noted above or seven (7) days after the date mailed, whichever comes first. No appeals may be filed after that date. You may obtain an appeal application from the City Clerk's Office, Room 310 City Hall, 15 W. Kellogg Blvd., St. Paul, MN 55102. (651) 266-8585. You must submit a copy of this Order with your appeal application.

WARNING: If violations are not corrected by the compliance date, the city's costs will be assessed to the property taxes of the related property. If additional new violations are discovered within the next 12 months, additional charge may apply.



Also send to:

Occupant

sa.rpt 9/1

875 Clark St

04/10/2025: *Compliance Recheck - TREE BRANCHES AND TREE LOGS IN THE VACANT LOT SA
SENT RECHECK ON 4-17-25.



875 Clark St

04/10/2025: *Compliance Recheck - TREE BRANCHES AND TREE LOGS IN THE VACANT LOT SA
SENT RECHECK ON 4-17-25.



875 Clark St

*Compliance Recheck - PER REINSPECTION ON 4-17-25 THE TREE BRANCHES REMAIN IN THE VACANT LOT. AS OF 4-18-25 AT 7:19 A.M. NO REPLY FROM THE PROPERTY OWNER. W.O. SENT PHOTOS TAKEN ON 4-17-25.



875 Clark St

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Date: May 12, 2025 (**work done 5/9/25**)
File #: 25 - 026736
Folder Name: 875 CLARK ST
PIN: 292922320085

HP District:
Property Name:
Survey Info:



BEFORE PHOTO

Date: May 12, 2025 (**work done 5/9/25**)
File #: 25 - 026736
Folder Name: 875 CLARK ST
PIN: 292922320085

HP District:
Property Name:
Survey Info:



BEFORE PHOTO

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PIN: 292922320085

HP District:
Property Name:
Survey Info:



AFTER PHOTO

Mai Vang

From: Tanya Panzer
Sent: Monday, August 25, 2025 8:49 AM
To: Mai Vang
Subject: RE: 869 and 875 Clark Street

I believe Ramsey Co has removed the block as of today, but we haven't been able to load the weekly file since 7/28/2025.

869 Clark St/292922320084 – Thi Thu Ha Phan 903 Burr St
875 Clark St/292922320085 – Thi Thu Ha Phan 903 Burr St
923 Burr St/292922310053 – Phong Pham 923 Burr St
903 Burr St/292922310049 — Thi Thu Ha Phan 903 Burr St

Tanya J Panzer

Office of Financial Services
15 W Kellogg Blvd, 700 City Hall
Saint Paul, MN 55102
M: (651) 266-8858 Option 1
D: (651) 266-6153
www.StPaul.gov/assessments



SAINT PAUL
MINNESOTA

From: Mai Vang <mai.vang@ci.stpaul.mn.us>
Sent: Monday, August 25, 2025 8:38 AM
To: Tanya Panzer <tanya.panzer@ci.stpaul.mn.us>
Subject: FW: 869 and 875 Clark Street

Hi Tanya,

Would you have this information. RC blocked us so unable to ask them, unless I call them but not sure if they want to take our calls either. This is for both addresses going to 9/3 PH

Mai

From: Mai Vang
Sent: Wednesday, July 30, 2025 3:38 PM
To: Ask County Recorder <AskCountyRecorder@CO.RAMSEY.MN.US>; Property Tax Info <AskPropertyTaxandRecords@CO.RAMSEY.MN.US>
Cc: Joanna Zimny <joanna.zimny@ci.stpaul.mn.us>
Subject: RE: 869 and 875 Clark Street

Hi,
I forgot to ask one more question.

When and who updated the tax address at 869 and 875 Clark from 923 to 903 Burr Street?

Mai Vang

(She, her)

Legislative Hearing Coordinator | St Paul City Council

M: (651) 266-8585 ; D: (651) 266-8563

310 City Hall, 15 W. Kellogg Blvd, St Paul, MN 55102



From: Ask County Recorder <AskCountyRecorder@CO.RAMSEY.MN.US>

Sent: Thursday, July 24, 2025 12:13 PM

To: Property Tax Info <AskPropertyTaxandRecords@CO.RAMSEY.MN.US>; Mai Vang <mai.vang@ci.stpaul.mn.us>

Subject: FW: 869 and 875 Clark Street

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

Hello,

Taxpayer Services, please update the mailing address. The last recorded deed is document number 5027027.

Thank you.

Please note: Ramsey County does not perform legal or abstracting services, nor do we certify to any search results. Any information provided is for courtesy or reference purposes only and does not carry any warranties or fitness for particular use.

From: Mai Vang <mai.vang@ci.stpaul.mn.us>

Sent: Thursday, July 24, 2025 11:05 AM

To: Ask County Recorder <AskCountyRecorder@CO.RAMSEY.MN.US>

Subject: 869 and 875 Clark Street

This Message Is From an External Sender

Report Suspicious

This message originated from outside the Ramsey County email system. Use caution when clicking on pictures or opening attachments.

Hello,

We had a hearing on these 2 properties on Tuesday, July 22 and owner stated that the mailing address with Ramsey County should be corrected to 923 Burr Street and not 903 Burr Street. I checked the last sale transaction and it did say 923. Please make this change and let me know.

Thanks,

Mai Vang

(She, her)

Legislative Hearing Coordinator | St Paul City Council

M: (651) 266-8585 ; D: (651) 266-8563

310 City Hall, 15 W. Kellogg Blvd, St Paul, MN 55102



Mai Vang

From: Ask County Recorder <AskCountyRecorder@CO.RAMSEY.MN.US>
Sent: Thursday, July 24, 2025 12:13 PM
To: Property Tax Info; Mai Vang
Subject: FW: 869 and 875 Clark Street

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From: Mai Vang <mai.vang@ci.stpaul.mn.us>
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Subject: 869 and 875 Clark Street

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Thanks,

Mai Vang

(She, her)

Legislative Hearing Coordinator | St Paul City Council

M: (651) 266-8585 ; D: (651) 266-8563

310 City Hall, 15 W. Kellogg Blvd, St Paul, MN 55102



View Summary for Completed eCRV ID 1647781 1647781**County: Ramsey Auditor ID:***Submit Date: 05/14/2024 10:38 AM Accept Date: 06/04/2024 1:24 PM***Buyers Information**

Person name: **Thi Thu Ha Phan**
Address: **923 Burr Street, Saint Paul, MN 55130 United States**
Foreign address: **No**
Phone number: **(651) 399-7002**
Email:

**** MN Revenue does not display SSN/Tax ID fields due to privacy. ******Sellers Information**

Organization name: **Trikin Ventures LLC, a Wisconsin Limited Liability Company**
Address: **430 Whispering Pines Road, Hudson, WI 54016 United States**
Foreign address: **No**
Phone number: **(651) 246-5070**
Email:

**** MN Revenue does not display SSN/Tax ID fields due to privacy. ******Property Information**

County: **Ramsey**
Legal description: **Lot 7, Block 6, Edmund Rice's First Addition to Saint Paul, according to the recorded plat thereof, Ramsey County, Minnesota. Abstract property**
Deeded acres:
Will use as primary residence: **No**
What is included in the sale: **Land only**
New construction: **No**

Property Location(s)

Property location: **875 Clark Street, St. Paul, 55130**

Preliminary Parcel IDs

Parcels to be split or combined: **No**
Primary parcel ID: **292922320085**

Additional parcel ID(s):

Use(s)

Planned use: **Unimproved/Vacant Land / Rural/vacant**

Primary use:	Yes
Prior use:	Unimproved/Vacant Land / Rural/vacant

Sales Agreement Information

Deed Type:	Warranty Deed
Date of Deed or Contract:	04/12/2024
Purchase amount:	\$20,000.00
Downpayment amount:	\$20,000.00
Seller-paid points:	\$0.00
Delinquent Special Assessments and Delinquent Taxes Paid by Buyer:	\$0.00
Financing type:	Cash

Personal Property

Personal property included:	No
-----------------------------	-----------

Sales Agreement Questions

Buyer leased before sale:	No	Lease option to buy:	No
Seller leased after sale:	No	Minimum rental income guaranteed:	No
Partial interest indicator:	No	Contract payoff or deed resale:	No
Received in trade:	No	Like exchange (IRS section 1031):	No
Purchase over two years old:	No		

Supplementary Information

Buyer paid appraisal:	No	Appraisal value:	\$0.00
Seller paid appraisal:	No	Appraisal value:	\$0.00
Buyer and seller related:	No	Organization tax exempt:	No
Government sale:	No	Foreclosed, condemned or legal proceedings:	No
Gift or inheritance:	No	Name change:	No
Buyer owns adjacent property:	No		
Public promotion:	No		
Comment on public promotion:	Through a mutual friend.		
Significant different price paid:	No		
Comment on price difference:			

Submitter Information

Submit date:	05/14/2024 10:38:31 AM
Submitter:	Camille Lund
Organization:	TitleSmart, Inc
Email:	camille@title-smart.com
Phone number:	(651) 779-3075
Comments:	

Terms Accepted by the Submitter:

I declare under penalty of law that I have examined the information entered and submitted on this form, and, based on what I know and believe to be true, the information entered on this form is complete and correct.

County Data InformationCounty ID: **62**Deed type code: **Warranty Deed**

Deed document ID:

Sales agreement net amount: **\$20,000.00***Sales Price Adjustment(s)**Property Attributes*

Year structure built:

Parcel new construction percent:

Gross Building Area:

Deeded acres:

Parcel water influence: **None**

Neighborhood code:

Exempt wetland: **No**Exempt native prairie: **No***Property Type(s)*Property Group: **Residential**

Property Type:

Primary type: **Yes**Exempt: **No**Contributing parcels: **1***County Assessment*Land value: **\$8,500.00**Assessment Year: **2024**Building value: **\$0.00**Total market value: **\$8,500.00***County Recommendation for County Study*Good for study: **No**Reject reason-1: **02 - Relative Sale***County Recommendation for State Study*Good for study: **No**Reject reason-1: **02 - Relative Sale***Final Parcels*

(primary parcel listed first)

Parcel ID: **292922320085**

Seq:

Jurisdiction: **St. Paul**SD: **St. Paul**

CER:

CPI:

No delinquent taxes & transfer entered



Jun 4, 2024 1:20 PM

Doc No **A05027475**

Certified, filed and/or recorded on
Jun 4, 2024 1:20 PM

Ramsey County, Minnesota
Tracy M. West
County Auditor and Treasurer

Office of the County Recorder
Ramsey County, Minnesota
Todd J. Uecker, County Recorder
Tracy M. West, County Auditor and Treasurer

Deputy 408

Pkg ID 1618394E

CRV# 1647781

County Conservation Fee	\$5.00
Document Recording Fee Abstract	\$46.00
Environmental Response Fund .0001	\$2.00
State Deed Tax .0033	\$66.00
<i>Document Total</i>	\$119.00

(Top 3 inches reserved for recording data)

WARRANTY DEED
Business Entity to Individual(s)

Minnesota Uniform Conveyancing Blanks
Form 10.1.7 (2016)

eCRV number: 1647781
DEED TAX DUE: \$68.00

DATE: April 12, 2024

FOR VALUABLE CONSIDERATION, Trikin Ventures LLC, a Limited Liability Company under the laws of Wisconsin ("**Grantor**"), hereby conveys and warrants to Thi Thu Ha Phan ("**Grantee**"), as

(Check only one box) ☐ Tenants in Common *(if more than one Grantee is named above and either no box is checked or both boxes are checked, this conveyance is made to the named Grantees as tenants in common.)*
☐ Joint Tenants

real property in Ramsey County, Minnesota, legally described as follows:

Legal description attached hereto and made a part hereof marked Exhibit "A"

Check here if all or part of the described real property is Registered (Torrens) ☐

together with all hereditaments and appurtenances belonging thereto, subject to the following exceptions:

Check applicable box:

- ☒ The Seller certifies that the Seller does not know of any wells on the described real property.
- ☐ A well disclosure certificate accompanies this document or has been electronically filed. (If electronically filed, insert WDC number: _____).
- ☐ I am familiar with the property described in this instrument and I certify that the status and number of wells on the described real property have not changed since the last previously filed well disclosure certificate.

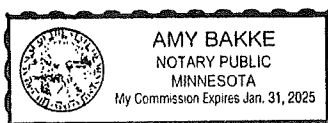
Grantor

Trikin Ventures LLC, a Wisconsin Limited Liability Company

BY: _____
Curtis A. Fluegel
Chief Manager

State of Minnesota
County of Washington

This instrument was acknowledged before me on April 12, 2024, by Curtis A. Fluegel as Chief Manager of Trikin Ventures LLC, a Limited Liability Company under the laws of Wisconsin.



(signature of notarial officer)
Title (and Rank): _____
My commission expires: _____

THIS INSTRUMENT WAS DRAFTED BY:
TitleSmart, Inc.
4810 White Bear Parkway, Suite 100
White Bear Lake, MN 55110

TAX STATEMENTS FOR THE REAL PROPERTY DESCRIBED
IN THIS INSTRUMENT SHOULD BE SENT TO:
Thi Thu Ha Phan
923 Burr Street
Saint Paul, MN 55130

EXHIBIT "A"

Lot 7, Block 6, Edmund Rice's First Addition to Saint Paul, according to the recorded plat thereof, Ramsey County, Minnesota.

Abstract property

No delinquent taxes & transfer entered



Jul 28, 2025 10:37 AM

Doc No **A05073469**

Certified, filed and/or recorded on
Jul 28, 2025 10:37 AM

Ramsey County, Minnesota
Tracy M. West
County Auditor and Treasurer

Office of the County Recorder
Ramsey County, Minnesota
Todd J. Uecker, County Recorder
Tracy M. West, County Auditor and Treasurer

Deputy 203

Pkg ID 1671762C

CRV# 1757898

County Conservation Fee	\$5.00
Document Recording Fee Abstract	\$46.00
Environmental Response Fund .0001	\$2.10
State Deed Tax .0033	\$69.30
<i>Document Total</i>	\$122.40

(Top 3 inches reserved for recording data)

WARRANTY DEED
Individual(s) to Individual(s)

Minnesota Uniform Conveyancing Blanks
Form 10.1.1 (2018)

eCRV number: 1757898

DEED TAX DUE: \$ 68 71.40

DATE: 05/09/2025

(month/day/year)

FOR VALUABLE CONSIDERATION, Thi Thu Ha Phan (Single)

(insert name and marital status of each Grantor)

____ ("Grantor"),

hereby conveys and warrants to Han Van Phan

(insert name of each Grantee)

____ ("Grantee"), as

(Check only one box.)

- ☒ tenants in common,
☐ joint tenants,

(If more than one Grantee is named above and either no box is checked or both boxes are checked,
this conveyance is made to the named Grantees as tenants in common.)

real property in Ramsey County, Minnesota, legally described as follows:

Parcel ID 292922320085 VACANT LAND at 875 CLARK ST ST PAUL MN 55130-4212 with a total gross area of 0.1515 Acres (50*132') Lot 7, Block 6, Edmund Rice's First Addition to St. Paul, according to the recorded plat thereof, Ramsey County, Minnesota. Abstract property

Check here if all or part of the described real property is Registered (Torrens) ☐

together with all hereditaments and appurtenances belonging thereto, subject to the following exceptions:

Check applicable box:

- ☒ The Seller certifies that the Seller does not know of any wells on the described real property.
- ☐ A well disclosure certificate accompanies this document or has been electronically filed. (If electronically filed, insert WDC number: _____.)
- ☐ I am familiar with the property described in this instrument and I certify that the status and number of wells on the described real property have not changed since the last previously filed well disclosure certificate.

Grantor

(signature)

(signature)

(signature)

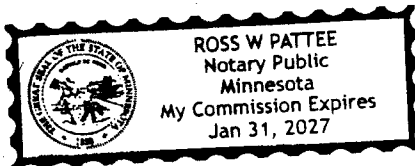
(signature)

State of Minnesota, County of RamseyThis instrument was acknowledged before me on 5/19/25, by Thi Thu Ha Phan (Single)

(month/day/year)

(insert name and marital status of each Grantor)

(Stamp)



(signature of notarial officer)

Title (and Rank):

Bank Manager

My commission expires:

1/31/27

(month/day/year)

THIS INSTRUMENT WAS DRAFTED BY:
(insert name and address)

Thi Thu Ha Phan

923 Burr St N, Saint Paul, MN 55130

TAX STATEMENTS FOR THE REAL PROPERTY DESCRIBED IN THIS INSTRUMENT SHOULD BE SENT TO:

(insert legal name and residential or business address of Grantee)

Han Van Phan

2204 MCAFEE CIRCLE, MAPLEWOOD, MN 55109

View Summary for Completed eCRV ID 1757898 1757898**County: Ramsey Auditor ID:***Submit Date: 07/24/2025 9:41 AM Accept Date: 07/28/2025 11:53 AM***Buyers Information**

Person name: **Han Van Phan**
Address: **2204 MCAFEE CIRCLE, MAPLEWOOD, MN 55109 United States**
Foreign address: **No**
Phone number: **(612) 644-3866**
Email: **vpbuildco@gmail.com**
***** MN Revenue does not display SSN/Tax ID fields due to privacy. *****

Sellers Information

Person name: **Thi Thu Ha Phan**
Address: **923 Burr St N, Saint Paul, MN 55130 United States**
Foreign address: **No**
Phone number: **(763) 923-9731**
Email: **phan.tibibo@gmail.com**
***** MN Revenue does not display SSN/Tax ID fields due to privacy. *****

Property Information

County: **Ramsey**
Legal description: **Parcel ID 292922320085 VACANT LAND at 875 CLARK ST ST PAUL MN 55130-4212 with a total gross area of 0.1515 Acres (50'*132') Lot 7, Block 6, Edmund Rice's First Addition to St. Paul, according to the recorded plat thereof, Ramsey County, Minnesota. Abstract property**

Deeded acres:
Will use as primary residence: **Yes**
What is included in the sale: **Land only**
New construction: **No**

Property Location(s)

Property location: **875 CLARK ST, St. Paul, 55130**

Preliminary Parcel IDs

Parcels to be split or combined: **No**
Primary parcel ID: **292922320085**
Additional parcel ID(s):

Use(s)

Planned use:	Unimproved/Vacant Land / Rural/vacant
Primary use:	Yes
Prior use:	Unimproved/Vacant Land / Rural/vacant

Sales Agreement Information

Deed Type:	Warranty Deed
Date of Deed or Contract:	05/09/2025
Purchase amount:	\$21,000.00
Downpayment amount:	\$0.00
Seller-paid points:	\$0.00
Delinquent Special Assessments and Delinquent Taxes Paid by Buyer:	\$0.00
Financing type:	Cash

Personal Property

Personal property included:	No
-----------------------------	-----------

Sales Agreement Questions

Buyer leased before sale:	No	Lease option to buy:	No
Seller leased after sale:	No	Minimum rental income guaranteed:	No
Partial interest indicator:	No	Contract payoff or deed resale:	No
Received in trade:	No	Like exchange (IRS section 1031):	No
Purchase over two years old:	No		

Supplementary Information

Buyer paid appraisal:	No	Appraisal value:	\$0.00
Seller paid appraisal:	No	Appraisal value:	\$0.00
Buyer and seller related:	Yes	Organization tax exempt:	No
Buyer and seller relationship:			
Government sale:	No	Foreclosed, condemned or legal proceedings:	No
Gift or inheritance:	No	Name change:	No
Buyer owns adjacent property:	No		
Public promotion:	No		
Comment on public promotion:	Family		
Significant different price paid:	No		
Comment on price difference:			

Submitter Information

Submit date:	07/24/2025 9:41:27 AM
Submitter:	Han Phan
Organization:	

Email: **vpbuildco@gmail.com**
Phone number: **(612) 644-3866**
Comments:

Terms Accepted by the Submitter:

I declare under penalty of law that I have examined the information entered and submitted on this form, and, based on what I know and believe to be true, the information entered on this form is complete and correct.

County Data Information

County ID: **62**
Deed type code: **Warranty Deed**
Deed document ID:
Sales agreement net amount: **\$21,000.00**

Sales Price Adjustment(s)

Property Attributes

Year structure built: Parcel new construction percent:
Gross Building Area: Deeded acres:
Parcel water influence: **None**
Neighborhood code:
Exempt wetland: **No**
Exempt native prairie: **No**

Property Type(s)

Property Group: **Residential**
Property Type:
Primary type: **Yes** Exempt: **No**
Contributing parcels: **1**

County Assessment

Land value: **\$25,000.00** Assessment Year: **2025**
Building value: **\$0.00**
Total market value: **\$25,000.00**

County Recommendation for County Study

Good for study: **No**
Reject reason-1: **02 - Relative Sale**

County Recommendation for State Study

Good for study: **No**
Reject reason-1: **02 - Relative Sale**

Final Parcels

(primary parcel listed first)

Parcel ID: **292922320085** Seq:
Jurisdiction: **St. Paul** SD: **St. Paul**
CER: CPI:

Pay Property Tax

Pay Property Taxes

Online payment service is provided by CORE Business Technologies.
You can pay by check, credit card or debit card.
CORE Business Technologies charges a service fee which is applied directly to your payment.
- E-check: \$1 per transaction
- Credit card or debit card: 2.49% per transaction

For payment history, please see [Tax Transaction History](#)

Summary View

Parcel ID 292922320085
Parcel Status Active
Property Address 875 CLARK ST
ST PAUL MN 55130-4212
Sec/Twp/Rng 29/29/22
Brief Tax Description EDMUND RICE'S FIRST ADDITION LOT 7 BLK 6
(Note: Not to be used on legal documents)
Parcel Area 0.1515
Parcel Width 50 Feet
Parcel Depth 132 Feet
(Note: Width and Depth represent buildable area of lot in the case of irregularly shaped lots)
Tax Classification 4B4 UNIMPROVED RESIDENTIAL LAND;
Homestead Status Non homestead
Roll Type Real Property
Municipality ST PAUL
District Code 0151
[For homestead vs non-homestead tax calc - use District code above - click here](#)
School District ISD #625
Watershed CAPITOL REGION W/S
TIF District
Land Use Code 500 RESIDENTIAL, VACANT LAND, LOT
* The Tax Classification is the Assessor Office's determination of the use of the property and is not the same as the property's zoning.
* Please contact the zoning authority for information regarding zoning.
* To determine whether your property is Abstract or Torrens, call 651-266-2050

Taxpayers

Please refer to disclaimer at bottom of this page

Type	Name	Address
Owner	Han Van Phan	2204 McAfee Cir Saint Paul MN 55109-2536

Current Tax Year

*Information listed is as of yesterday. For specific payoff information contact [Property Tax Info](#) at 651-266-2000
See [Tax Transaction History](#) for payment and/or adjustment information.

First Half Due 05-15-2025		Second Half Due 10-15-2025	
Amount Due	\$0.00	Amount Due	\$84.00
Penalty & Fees Due (thru current month)	\$0.00	Penalty & Fees Due (thru current month)	\$0.00
Balance Due	\$0.00	Balance Due	\$84.00

Total Due \$84.00

Tax Summary

For payment history, please see [Tax Transaction History](#)

	2025 Payable	2024 Payable	2023 Payable	2022 Payable	2021 Payable
Estimated Market Value	\$8,500	\$8,500	\$8,500	\$8,500	\$4,300
Taxable Market Value	\$8,500	\$8,500	\$8,500	\$8,500	\$4,300
Net Tax Amount	\$168.00	\$155.76	\$158.40	\$166.00	\$81.84
+ Special Assessments	\$0.00	\$366.24	\$623.60	\$0.00	\$78.16
= Total Taxes	\$168.00	\$522.00	\$782.00	\$166.00	\$160.00
+ Penalty	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
+ Interest	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
+ Fees	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
- Amount Paid	\$84.00	\$522.00	\$782.00	\$166.00	\$160.00
= Outstanding Balance	\$84.00	\$0.00	\$0.00	\$0.00	\$0.00

Tax Transaction History

Tax Year	Business Date	Effective Date	Transaction Type	Tax Amount	Special Assessment	Penalty	Interest	Fees	Overpayment	Total
2025	5/13/2025	5/13/2025	Payment	(\$84.00)	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	(\$84.00)
2025	3/1/2025	3/1/2025	Original	\$168.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$168.00
2024	4/17/2024	4/17/2024	Payment	(\$77.88)	(\$183.12)	\$0.00	\$0.00	\$0.00	\$0.00	(\$261.00)
2024	4/17/2024	4/17/2024	Payment	(\$77.88)	(\$183.12)	\$0.00	\$0.00	\$0.00	\$0.00	(\$261.00)
2024	3/1/2024	3/1/2024	Original	\$155.76	\$366.24	\$0.00	\$0.00	\$0.00	\$0.00	\$522.00
2023	9/28/2023	9/27/2023	Payment	(\$79.20)	(\$311.80)	\$0.00	\$0.00	\$0.00	\$0.00	(\$391.00)
2023	4/25/2023	4/25/2023	Payment	(\$79.20)	(\$311.80)	\$0.00	\$0.00	\$0.00	\$0.00	(\$391.00)
2023	3/1/2023	3/1/2023	Original	\$158.40	\$623.60	\$0.00	\$0.00	\$0.00	\$0.00	\$782.00

Sales

Date	eCRV #	Sale Price	State Study Recommendation	State Study Reject Reason	Cnty Std Rec
1/31/2002	.	\$60,000	N	09-TRADE OR GIFT OR ESTATE SALE	N
4/25/2005	.	\$130,900	Y		Y
3/13/2009	.	\$9,000	N	15-DISTRESSED OR FORCED SALE	N
4/12/2024	1647781	\$20,000	N	02-RELATIVE SALE OR RELATED BUSINESS	N
5/9/2025	1757898	\$21,000	N	02-RELATIVE SALE OR RELATED BUSINESS	N

Statements and Notices

2025

[Value Notice](#)
[Tax Statement](#)
[Payment Stubs](#)
[Proposed Tax Statement](#)

2024

[Value Notice](#)
[Tax Statement](#)
[Payment Stubs](#)
[Proposed Tax Statement](#)

2023

[Value Notice](#)
[Tax Statement](#)
[Payment Stubs](#)
[Proposed Tax Statement](#)

2022

[Value Notice](#)
[Tax Statement](#)
[Payment Stubs](#)
[Proposed Tax Statement](#)

2021

[Value Notice](#)
[Tax Statement](#)
[Payment Stubs](#)
[Proposed Tax Statement](#)

2020

[Value Notice](#)
[Tax Statement](#)
[Payment Stubs](#)
[Proposed Tax Statement](#)

State of Minnesota

The Property Tax Refund Program is administered by the State of Minnesota. For information regarding the program, please call 651-296-3781.

[Form M1PR\(Property Tax Refund\)](#).

No data available for the following modules: Multi-Parcel Link, Delinquent Taxes, Special Assessments, Photos.

The information in this web site represents current data from a working file which is updated daily (see Last Data Upload at bottom of page for the timing of the last update). Information is believed reliable, but its accuracy cannot be guaranteed. No warranty, expressed or implied, is provided for the data herein, or its use.
[| User Privacy Policy](#) | [GDPR Privacy Notice](#)
 Last Data Upload: 8/28/2025, 5:03:47 AM

Contact Us

Developed by
 **SCHNEIDER**
 GEOSPATIAL

No delinquent taxes & transfer entered



Jul 13, 2023 2:45 PM

Doc No **A04994646**

Certified, filed and/or recorded on
Jul 13, 2023 2:45 PM

Ramsey County, Minnesota
Tracy M. West
County Auditor and Treasurer

Office of the County Recorder
Ramsey County, Minnesota
Todd J. Uecker, County Recorder
Tracy M. West, County Auditor and Treasurer

Deputy 408

Pkg ID 1579769C

CRV# 1535175

County Conservation Fee	\$5.00
Document Recording Fee Abstract	\$46.00
Environmental Response Fund .0001	\$3.40
State Deed Tax .0033	\$112.20
<i>Document Total</i>	\$166.60

Prepared By

Name: Trang Phan

Address: 841 BURR ST, St. Paul

State: MN

Zip Code: 55130

After Recording Return To

Tax Statement sent to

Name: Thi Thu Ha Phan

Address: 923 BURR ST, St. Paul

State: MN

Zip Code: 55130

Space Above This Line for Recorder's Use

ECRV 1535175

GENERAL WARRANTY DEED

deed tax due: \$115.⁶⁰

STATE OF Minnesota

Ramsey County

COUNTY

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of the sum of
Thirty four thousand and 0/00 Dollars (\$ 34,000.00) in hand paid to

Douglas Anderson & Trang Phan, a Seller-a married couple, residing at 841 BURR ST,

County of Ramsey, City of St. Paul, State of Minnesota

(hereinafter known as the "Grantor(s)") hereby grants, warrants, and conveys to

Thi Thu Ha Phan, a Buyer, residing at 923 BURR ST,

County of Ramsey, City of St. Paul, State of Minnesota

(hereinafter known as the "Grantee(s)") the following *described real estate (*and in
Exhibit A if attached), situated in Ramsey County, _____ to-wit:

Vacant land at 903 BURR ST, ST PAUL, MN 55130-4007 vacant land with a total gross area of 0.15 Acres (50' * 132')

Tax Parcel ID - 292922310049

Lot 1, Block 9, Edmund Rice's First Addition to St. Paul, Ramsey County, Minnesota.

[INSERT LEGAL DESCRIPTION HERE AND/OR ATTACH EXHIBIT A]

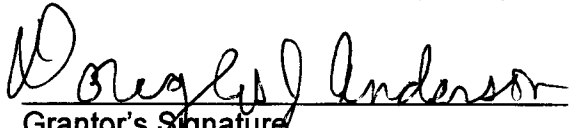
TOGETHER WITH all the rights, members and appurtenances to the Real Estate in
anywise appertaining or belonging thereto.

*The seller certifies that the seller does not
know of any wells on the described real property.*

TO HAVE AND TO HOLD, the tract or parcel of land above described together with all and singular the rights, privileges, tenements, appurtenances, and improvements unto the said Grantees, their heirs and assigns forever.

And said Grantors, for said Grantors, their heirs, successors, executors and administrators, covenants with Grantees, and with their heirs and assigns, that Grantors are lawfully seized in fee simple of the said Real Estate; that said Real Estate is free and clear from all Liens and Encumbrances, except as hereinabove set forth, and except for taxes due for the current and subsequent years, and except for any Restrictions pertaining to the Real Estate of record in the Probate Office of said County; and that Grantors will, and their heirs, executors and administrators shall, warrant and defend the same to said Grantees, and their heirs and assigns, forever against the lawful claims of all persons.

IN WITNESS WHEREOF, Grantor has executed and delivered this General Warranty Deed under seal as of the day and year first above written.



Grantor's Signature

Douglas Anderson

Grantor's Name

Address

841 BURR ST, ST PAUL, MN 55130

City, State & Zip



Grantor's Signature

Trang Phan

Grantor's Name

Address

841 BURR ST, ST PAUL, MN 55130

City, State & Zip

In Witness Whereof,

Witness's Signature

Witness's Name

Address

City, State & Zip

Witness's Signature

Witness's Name

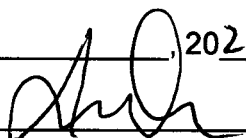
Address

City, State & Zip

STATE OF Minnesota)
COUNTY OF Ramsey)

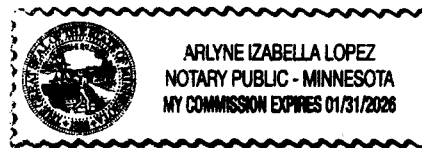
I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Douglas Anderson & Trang Phan whose names are signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, they, executed the same voluntarily on the day the same bears date.

Given under my hand this 7 day of July, 2023



Notary Public

My Commission Expires: 01-31-2026





Doc No **A04684868**

Certified, filed and/or recorded on
Nov 6, 2017 2:38 PM

Office of the County Recorder
Ramsey County, Minnesota
Susan R Roth, County Recorder
Christopher A. Samuel, County Auditor and Treasurer

Deputy 702

Pkg ID 1218138C

Document Recording Fee Abstract	\$46.00
Non Recorded Document Copy	\$1.00
Notary Fee	\$1.00
<i>Document Total</i>	\$48.00

(Top 3 inches reserved for recording data)

**TRANSFER ON DEATH DEED
by Unmarried Grantor Owner
Minn. Stat. 507.071**

**Minnesota Uniform Conveyancing Blanks
Form 10.8.1 (2011)**

NO DEED TAX DUE

DATE: Nov 08, 2017
(month/day/year)

pursuant to Minn. Stat. 287.22(15)

PHONG PHAM

(insert name of Grantor Owner)

an unmarried person ("Grantor Owner"), hereby conveys and quitclaims to

TRANG T PHAN

(insert name of each Grantee Beneficiary)

("Grantee Beneficiary"),

effective on the death of the Grantor Owner, real property in 923 Burr ST. ST. Paul County,
Minnesota, legally described as follows: → RAMSEY

Lot Five (5), Block Nine (9), Edmund Rice's First
Addition to St. Paul, Ramsey County, Minnesota

Check here if all or part of the described real property is Registered (Torrens) ☐

together with all hereditaments and appurtenances belonging thereto.

**NOTE: This deed should be used only when the Grantor Owner is a single person. Pursuant to
Minn. Stat. 507.071, subd. 8, this deed must be recorded before the death of the Grantor Owner.**

Page 1 of 2

292922310053

1-2

If checked, the following optional statement applies:

- ☐ When effective, this instrument conveys any and all interests in the described real property acquired by the Grantor Owner before, on, or after the date of this instrument.

Grantor Owner

Phong
(signature)

State of Minnesota, County of Ramsey

This instrument was acknowledged before me on November 6, 2017, by
(month/day/year)

Phong Pham

(insert name of Grantor Owner)

_____, an unmarried person.

(Stamp)



Kathleen Bruce
(signature of notarial officer)

Title (and Rank): _____

My commission expires: _____
(month/day/year)

THIS INSTRUMENT WAS DRAFTED BY:
(insert name and address)

Trang Phan
923 Burr St. N.
St. Paul, MN 55130



Doc No **A04702102**

Certified, filed and/or recorded on
Mar 15, 2018 3:03 PM

Office of the County Recorder
Ramsey County, Minnesota
Susan R Roth, County Recorder
Christopher A. Samuel, County Auditor and Treasurer

Deputy 309

Pkg ID 1237403M


Document Recording Fee Abstract	\$46.00
<i>Document Total</i>	\$46.00

3

**RELEASE OF
MINNESOTA NOTICE OF POTENTIAL CLAIM**

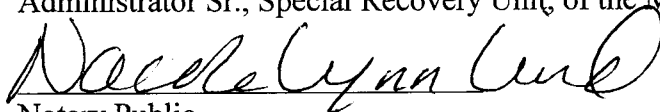
NOW, on this 9th day of **March, 2018**, the Minnesota Department of Human Services, by and through the undersigned, its duly appointed and acting representative, hereby releases and discharges its **Notice of Potential Claim for Medical Assistance** benefits paid on behalf of **Sylvia Barron** filed in **Ramsey County**, Minnesota, on **April 12, 2012** as Document No. **4329685**.

MINNESOTA DEPARTMENT OF HUMAN SERVICES

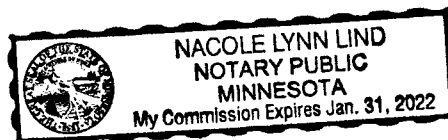
By: 
Jan Curran
Lien Administrator Sr., Special Recovery Unit

State of Minnesota)
) SS
County of Ramsey)

This instrument was acknowledged before me on **March 9, 2018**, by Jan Curran, Lien Administrator Sr., Special Recovery Unit, of the Minnesota Department of Human Services.


Notary Public

My Commission Expires: January 31, 22



THIS INSTRUMENT DRAFTED BY:
Jan Curran
Special Recovery Unit
Minnesota Department of Human Services
P.O. Box 64995
St. Paul, Minnesota 55164-0995
651-431-3154

BARRON, SYLVIA / NPC # 04859

1-1

Mai Vang

From: Ask County Recorder <AskCountyRecorder@CO.RAMSEY.MN.US>
Sent: Thursday, August 28, 2025 2:01 PM
To: Mai Vang
Subject: FW: 869 and 875 Clark Street

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

From: Property Tax Info <AskPropertyTaxandRecords@CO.RAMSEY.MN.US>
Sent: Thursday, August 28, 2025 9:38 AM
To: Ask County Recorder <AskCountyRecorder@CO.RAMSEY.MN.US>
Subject: RE: 869 and 875 Clark Street

Good morning,

Sorry for the delayed response. It looks like the mailing address was changed on 7/24. I did a search through the property tax emails for a possible request for the change, but didn't see anything. Do you want me to change the mailing addresses?

Thank you.

Jennifer Olson

Property Tax, Records & Election Services | *Information and Public Records*
90 West Plato Boulevard, St. Paul, MN 55107



[ramseycounty.us](https://www.ramseycounty.us) | [Facebook](#) | [Twitter](#) | [LinkedIn](#) | [e-Updates](#) | [Privacy notice](#)

From: Ask County Recorder <AskCountyRecorder@CO.RAMSEY.MN.US>
Sent: Monday, August 25, 2025 10:19 AM
To: Property Tax Info <AskPropertyTaxandRecords@CO.RAMSEY.MN.US>
Subject: FW: 869 and 875 Clark Street

Please note: Ramsey County does not perform legal or abstracting services, nor do we certify to any search results. Any information provided is for courtesy or reference purposes only and does not carry any warranties or fitness for particular use.

From: Mai Vang <mai.vang@ci.stpaul.mn.us>
Sent: Monday, August 25, 2025 9:03 AM
To: Ask County Recorder <AskCountyRecorder@CO.RAMSEY.MN.US>; Property Tax Info <AskPropertyTaxandRecords@CO.RAMSEY.MN.US>
Subject: RE: 869 and 875 Clark Street

This Message Is From an External Sender

This message originated from outside the Ramsey County email system. Use caution when clicking hyperlinks, downloading pictures or opening attachments.

Report Suspicious

Hi,
I am following up on a question from 7/30. See attached.
Note: we have hearings on this on 9/3.

Thanks.

Mai Vang

(She, her)

Legislative Hearing Coordinator | St Paul City Council

M: (651) 266-8585 ; D: (651) 266-8563

310 City Hall, 15 W. Kellogg Blvd, St Paul, MN 55102



SAINT PAUL
MINNESOTA

From: Ask County Recorder <AskCountyRecorder@CO.RAMSEY.MN.US>
Sent: Thursday, July 24, 2025 12:13 PM
To: Property Tax Info <AskPropertyTaxandRecords@CO.RAMSEY.MN.US>; Mai Vang <mai.vang@ci.stpaul.mn.us>
Subject: FW: 869 and 875 Clark Street

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

Hello,

Taxpayer Services, please update the mailing address. The last recorded deed is document number 5027027.

Thank you.

Please note: Ramsey County does not perform legal or abstracting services, nor do we certify to any search results. Any information provided is for courtesy or reference purposes only and does not carry any warranties or fitness for particular use.

From: Mai Vang <mai.vang@ci.stpaul.mn.us>
Sent: Thursday, July 24, 2025 11:05 AM
To: Ask County Recorder <AskCountyRecorder@CO.RAMSEY.MN.US>
Subject: 869 and 875 Clark Street

This Message Is From an External Sender

This message originated from outside the Ramsey County email system. Use caution when clicking hyperlinks, downloading pictures or opening attachments.

Report Suspicious

Hello,

We had a hearing on these 2 properties on Tuesday, July 22 and owner stated that the mailing address with Ramsey County should be corrected to 923 Burr Street and not 903 Burr Street. I checked the last sale transaction and it did say 923. Please make this change and let me know.

Thanks,

Mai Vang

(She, her)

Legislative Hearing Coordinator | St Paul City Council

M: (651) 266-8585 ; D: (651) 266-8563

310 City Hall, 15 W. Kellogg Blvd, St Paul, MN 55102





City of Saint Paul

City Hall and Court House
15 West Kellogg
Boulevard
Phone: 651-266-8560

Master

File Number: RLH TA 25-314

File ID: RLH TA 25-314

Type: Resolution LH Tax
Assessment Appeal

Status: Agenda Ready

Version: 2

**Contact
Number:**

In Control: City Council

File Created: 07/09/2025

File Name: 1119 Edgerton St

Final Action:

Title: Deleting the Appealed Special Tax Assessment for property at 1119 EDGERTON STREET. (File No. J2524R, Assessment No. 258563)

Notes: Rachel Tarrats
rtarrats@gmail.com
862-579-0386

7/10/25: packet sent. MV

Agenda Date: 09/03/2025

Sponsors: Kim

Enactment Date:

Attachments: 1119 Edgerton St.SA Ltr&Photo 4-22-25.pdf, 1119
Edgerton St.Photo from SA 4-22-25.pdf, 1119
Edgerton St.Photos 4-29-25.pdf

Financials Included?:

Contact Name:

Hearing Date:

Entered by: mai.vang@ci.stpaul.mn.us

Ord Effective Date:

History of Legislative File

Ver- sion:	Acting Body:	Date:	Action:	Sent To:	Due Date:	Return Date:	Result:
1	Legislative Hearings	07/22/2025	Referred	City Council	09/03/2025		
	Action Text: Referred to the City Council due back on 9/3/2025						
	Notes: Delete the assessment.						
	Rachel Tarrats, owner, appeared via phone						
	[Moermond gives background of appeals process]						
	Staff report by Supervisor Lisa Martin: April 22, 2025 a Summary Abatement Order was sent to remove and dispose of tree logs and branches from rear property. Compliance date of April 29, reinspected April 29 and it wasn't done. Work crew went out May 2, 2025 and the property owners met Inspector Westenhofer and said they were appealing so this is a trip charge only. They filed an appeal May 13 under RLH SAO 25-41						
	Tarrats: my wife went into the City Council and did the in person application for appeal and it is stamped April 25. I actually met with the team that came out and I told them I'd submitted a successful appeal, and they didn't believe me because no one had contacted them. We appealed because we needed more time. I don't think we should have to pay for a trip charge due to the miscommunication between the office and the driver/work crew. I believe it was a Monday because we got it on a Friday						

and my wife went in right away Monday am to file the appeal.

Moermond: the appeal is date stamped April 28, and in that case the crew should not have been deployed. These automatically get sent to Department of Safety & Inspections so it was a communication problem between inspector and work crew. I'll recommend this is deleted.

Text of Legislative File RLH TA 25-314

Deleting the Appealed Special Tax Assessment for property at 1119 EDGERTON STREET. (File No. J2524R, Assessment No. 258563)

WHEREAS, the Office of Financial Services Assessment Section has attached to this Council File both a report of completion outlining the costs and fees associated with Rubbish and Garbage Clean Up services during April 15 to May 14, 2025. (File No. J2524R, Assessment No. 258563) and the assessment roll including all properties for which these assessments are proposed for Council ratification; and

WHEREAS, the City Council's Legislative Hearing Officer has reviewed an appeal of this assessment and developed a recommendation for the City Council with respect to this assessment; and

WHEREAS, a public hearing having been conducted for the above improvement, and said assessment having been further considered by the Council and having been considered financially satisfactory; Now, Therefore, Be It

RESOLVED, that pursuant to Chapter 14 of the Saint Paul City Charter, said assessment is hereby deleted.



CITY OF SAINT PAUL
CODE ENFORCEMENT
375 Jackson Street, Suite 220
Saint Paul, MN 55101-1806

April 22, 2025

25 - 026956

SUMMARY ABATEMENT ORDER

OCCUPANT
1119 EDGERTON ST
ST PAUL MN 55130-3707

Yog hais tias koj tsis to taub tsab ntawv no, hu rau ntawm (651) 266-8989. Lawv mam nrhiav ib tug neeg txhais lus los pab koj.

As owner or person(s) responsible for 1119 EDGERTON ST : please eliminate the nuisance conditions which are in violation of Chapter 45 of Saint Paul Legislative Code.

1 Remove improperly stored or accumulated refuse which may include: garbage, rubbish, loose and scattered litter, discarded furniture, appliances, vehicle parts, scrap wood and metal, recycling materials, household items, building materials or rubble, tires, brush, etc., from entire property including yard, boulevard, alley, and driveway.

PLEASE REMOVE AND PROPERLY DISPOSE OF THE TREE LOGS AND TREE BRANCHES FROM THE REAR YARD AND FROM THE ENTIRE PROPERTY THANK YOU. Comply before April 29, 2025

Comply before: April 29, 2025

Questions: Call your Inspector Willie Williams

Phone Number: 651-266-1942

Thank you - we appreciate your cooperation!

Photo may not show all areas which need to be abated

If you do not correct the nuisance or file an appeal before April 29, 2025, the City will correct the nuisance and charge all cost, including boarding costs, against the property as a special assessment to be collected in the same way as property taxes. Charges: If the City corrects the nuisance, the charges will include the cost of correction, inspection, travel time, equipment, etc. The rate will be approximately \$450 per hour plus expenses for abatement.

APPEALS: You may appeal this order and obtain a hearing before the Legislative Hearing Officer by completing an appeal application before the deadline noted above or seven (7) days after the date mailed, whichever comes first. No appeals may be filed after that date. You may obtain an appeal application from the City Clerk's Office, Room 310 City Hall, 15 W. Kellogg Blvd., St. Paul, MN 55102. (651) 266-8585. You must submit a copy of this Order with your appeal application.

WARNING: If violations are not corrected by the compliance date, the city's costs will be assessed to the property taxes of the related property. If additional new violations are discovered within the next 12 months, additional charge may apply.



Also send to:

Rachel Tarrats 3746 Thomas Ave N Minneapolis MN 55412-1841

sa.rpt 9/1



CITY OF SAINT PAUL
CODE ENFORCEMENT
375 Jackson Street, Suite 220
Saint Paul, MN 55101-1806

April 22, 2025

25 - 026956

SUMMARY ABATEMENT ORDER

RACHEL TARRATS
3746 THOMAS AVE N
MINNEAPOLIS MN 55412-1841

Yog hais tias koj tsis to taub tsab ntawv no, hu rau ntawm (651) 266-8989. Lawv mam nrhiav ib tug neeg txhais lus los pab koj.

As owner or person(s) responsible for 1119 EDGERTON ST : please eliminate the nuisance conditions which are in violation of Chapter 45 of Saint Paul Legislative Code.

1 Remove improperly stored or accumulated refuse which may include: garbage, rubbish, loose and scattered litter, discarded furniture, appliances, vehicle parts, scrap wood and metal, recycling materials, household items, building materials or rubble, tires, brush, etc., from entire property including yard, boulevard, alley, and driveway.

PLEASE REMOVE AND PROPERLY DISPOSE OF THE TREE LOGS AND TREE BRANCHES FROM THE REAR YARD AND FROM THE ENTIRE PROPERTY THANK YOU. Comply before April 29, 2025

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Also send to:

Occupant

sa.rpt 9/1

Assigned To: Williams, Willie

Phone:

04/22/2025: *Compliance Recheck - TREE LOGS AND TREE BRANCHES IN THE REAR YARD SA SENT RECHECK ON 4-29-25.



04/29/2025: *Compliance Recheck - TREE LOGS AND TREE BRANCHES REMAIN IN THE REAR YARD. NO REPLY FROM THE PROPERTY OWNER OR RESIDENTS. W.O. SENT PHOTOS TAKEN ON 4-29-25



04/29/2025: *Compliance Recheck - TREE LOGS AND TREE BRANCHES REMAIN IN THE REAR YARD. NO REPLY FROM THE PROPERTY OWNER OR RESIDENTS. W.O. SENT PHOTOS TAKEN ON 4-29-25



04/29/2025: *Compliance Recheck - TREE LOGS AND TREE BRANCHES REMAIN IN THE REAR YARD. NO REPLY FROM THE PROPERTY OWNER OR RESIDENTS. W.O. SENT PHOTOS TAKEN ON 4-29-25





City of Saint Paul

City Hall and Court House
15 West Kellogg
Boulevard
Phone: 651-266-8560

Master

File Number: RLH TA 25-334

File ID: RLH TA 25-334

Type: Resolution LH Tax
Assessment Appeal

Status: Agenda Ready

Version: 2

**Contact
Number:**

In Control: City Council

File Created: 07/17/2025

File Name: 506 Edmund Avenue

Final Action:

Title: Deleting the Appealed Special Tax Assessment for property at 506 EDMUND AVENUE. (File No. J2524R, Assessment No. 258563)

Notes: Deborah Dotson
DebroahD71@icloud.com
612-281-6250

7/17/25-packet sent. MV

Agenda Date: 09/03/2025

Sponsors: Bowie

Enactment Date:

Attachments: 506 Edmund Ave.SA Ltr+photo 4-21-25.pdf

Financials Included?:

Contact Name:

Hearing Date:

Entered by: mai.vang@ci.stpaul.mn.us

Ord Effective Date:

History of Legislative File

Ver- sion:	Acting Body:	Date:	Action:	Sent To:	Due Date:	Return Date:	Result:
1	Legislative Hearings	07/22/2025	Referred	City Council	09/03/2025		
	Action Text: Referred to the City Council due back on 9/3/2025						
	Notes: Delete the assessment.						
	Voicemail left at 9:24 am: this is Marcia Moermond from St. Paul City Council calling Deborah Dotson about your appealed tax assessment for 506 Edmund Avenue for \$389. In reviewing the file I found some missing paperwork so I will recommend the City Council delete the assessment, which means when the Council Public Hearing happens September 3 they will delete it and no invoice will be forthcoming. Any questions reach to our office information on how to do that is in your July 17 email.						

Text of Legislative File RLH TA 25-334

Deleting the Appealed Special Tax Assessment for property at 506 EDMUND AVENUE. (File No. J2524R, Assessment No. 258563)

WHEREAS, the Office of Financial Services Assessment Section has attached to this Council File both a report of completion outlining the costs and fees associated with Rubbish and Garbage Clean Up services during April 15 to May 14, 2025. (File No. J2524R, Assessment No. 258563) and the assessment roll including all properties for which these assessments are proposed for Council ratification; and

WHEREAS, the City Council's Legislative Hearing Officer has reviewed an appeal of this assessment and developed a recommendation for the City Council with respect to this assessment; and

WHEREAS, a public hearing having been conducted for the above improvement, and said assessment having been further considered by the Council and having been considered financially satisfactory; Now, Therefore, Be It

RESOLVED, that pursuant to Chapter 14 of the Saint Paul City Charter, said assessment is hereby deleted.



CITY OF SAINT PAUL
CODE ENFORCEMENT
375 Jackson Street, Suite 220
Saint Paul, MN 55101-1806

April 21, 2025

25 - 026948

SUMMARY ABATEMENT ORDER

WILLIAM W LAYER
506 EDMUND AVE
ST PAUL MN 55103-1610

Yog hais tias koj tsis to taub tsab ntawv no, hu rau ntawm (651) 266-8989. Lawv mam nrhiav ib tug neeg txhais lus los pab koj.

As owner or person(s) responsible for 506 EDMUND AVE : please eliminate the nuisance conditions which are in violation of Chapter 45 of Saint Paul Legislative Code.

1 Remove improperly stored or accumulated refuse which may include: garbage, rubbish, loose and scattered litter, discarded furniture, appliances, vehicle parts, scrap wood and metal, recycling materials, household items, building materials or rubble, tires, brush, etc., from entire property including yard, boulevard, alley, and driveway.

PLEASE REMOVE AND PROPERLY DISPOSE OF THE BROKEN CHAIR FROM THE ENTIRE PROPERTY ESPECIALLY THE ALLEY BEHIND THE HOME. THANK YOU. Comply before April 25, 2025

Comply before: April 25, 2025

Questions: Call your Inspector Ethan Wirtz

Phone Number: 651-266-9133

Thank you - we appreciate your cooperation!

Photo may not show all areas which need to be abated

If you do not correct the nuisance or file an appeal before April 25, 2025, the City will correct the nuisance and charge all cost, including boarding costs, against the property as a special assessment to be collected in the same way as property taxes. Charges: If the City corrects the nuisance, the charges will include the cost of correction, inspection, travel time, equipment, etc. The rate will be approximately \$450 per hour plus expenses for abatement.

APPEALS: You may appeal this order and obtain a hearing before the Legislative Hearing Officer by completing an appeal application before the deadline noted above or seven (7) days after the date mailed, whichever comes first. No appeals may be filed after that date. You may obtain an appeal application from the City Clerk's Office, Room 310 City Hall, 15 W. Kellogg Blvd., St. Paul, MN 55102. (651) 266-8585. You must submit a copy of this Order with your appeal application.

WARNING: If violations are not corrected by the compliance date, the city's costs will be assessed to the property taxes of the related property. If additional new violations are discovered within the next 12 months, additional charge may apply.



Also send to:

Occupant

sa.rpt 9/1



CITY OF SAINT PAUL
CODE ENFORCEMENT
375 Jackson Street, Suite 220
Saint Paul, MN 55101-1806

April 21, 2025

25 - 026948

SUMMARY ABATEMENT ORDER

OCCUPANT
506 EDMUND AVE
ST PAUL MN 55103-1610

Yog hais tias koj tsis to taub tsab ntawv no, hu rau ntawm (651) 266-8989. Lawv mam nrhiav ib tug neeg txhais lus los pab koj.

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PLEASE REMOVE AND PROPERLY DISPOSE OF THE BROKEN CHAIR FROM THE ENTIRE PROPERTY ESPECIALLY THE ALLEY BEHIND THE HOME. THANK YOU. Comply before April 25, 2025

Comply before: April 25, 2025

Questions: Call your Inspector Ethan Wirtz

Phone Number: 651-266-9133

Thank you - we appreciate your cooperation!

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If you do not correct the nuisance or file an appeal before April 25, 2025, the City will correct the nuisance and charge all cost, including boarding costs, against the property as a special assessment to be collected in the same way as property taxes. Charges: If the City corrects the nuisance, the charges will include the cost of correction, inspection, travel time, equipment, etc. The rate will be approximately \$450 per hour plus expenses for abatement.

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Also send to:

William W Layer 506 Edmund Ave St Paul MN 55103-1610

sa.rpt 9/1



City of Saint Paul

City Hall and Court House
15 West Kellogg
Boulevard
Phone: 651-266-8560

Master

File Number: RLH TA 25-337

File ID: RLH TA 25-337

Type: Resolution LH Tax
Assessment Appeal

Status: Agenda Ready

Version: 2

**Contact
Number:**

In Control: City Council

File Created: 07/18/2025

File Name: 725 Fuller Avenue

Final Action:

Title: Deleting the Appealed Special Tax Assessment for property at 725 FULLER AVENUE. (File No. J2524R, Assessment No. 258563)

Notes: Sarah Collins
ThinkBigYouMatter@gmail.com
attending in person

7/18/25-packet sent. MV

Agenda Date: 09/03/2025

Sponsors: Bowie

Enactment Date:

Attachments: 725 Fuller Ave.SA Ltr+photo 4-14-25.pdf, 725 Fuller Ave.photo 4-14-25.pdf, 725 Fuller Ave.photos 4-25-25.pdf, 725 Fuller Ave.Contract photos 4-28-25.pdf

Financials Included?:

Contact Name:

Hearing Date:

Entered by: Mai Vang

Ord Effective Date:

History of Legislative File

Ver- sion:	Acting Body:	Date:	Action:	Sent To:	Due Date:	Return Date:	Result:
1	Legislative Hearings	08/05/2025	Referred	City Council	09/03/2025		
	Action Text: Referred to the City Council due back on 9/3/2025						
	Notes: Delete the assessment.						
	Russ Chavie, occupant, appeared						
	Sarah Collins, owner, appeared						
	Moermond: looks like we have two assessment appeals to talk about today.						
	[Moermond gives background of appeals process]						
	Staff report by Supervisor Lisa Martin: March 12, 2025 a Summary Abatement Order was issued to remove and dispose of the garbage bags, plastic bins, cage and other miscellaneous items from rear of property along the fence. Reinspected and found additional items on the boulevard. March 2 the items still were not removed. Total assessment of \$389. Work crew went out 4/2 and the work was done by owner. There is a history at the property.						
	The second is April 14, 2025 we have a Summary Abatement Order to dispose of remove/dispose of the furniture, and other miscellaneous items from the front of the property. Please remove the two						

cages and table from the rear of the property along the alley. Compliance date April 21. Rechecked 4/21 and there was some progress made. Rechecked again 4/25. Sent to work order for a total assessment of \$724.

Moermond: complaint comes in, identifies items in the back. Those were gone when the crew showed up. At the same time new orders went out for additional items, and those were not cleaned up. A trip charge on the first one. Full cleanup on the second.

Collins: I hope it is just a series of unfortunate events. The crew cleaning up is false. Everything we were told about, I am very literal, we went item by item and removed each thing. The neighbors across the alley we don't get a long with, they took the items from their clearing and threw the bags on our property. We did remove those. The "cage" in the back is our compost bin and it still is there today. It was never picked up. The furniture was out for 2 days on boulevard but pulled them right back in. We got a Bagster. We had flooding in our basement. No one cleaned our yards. The Bagster was there for 2 days. When we got the photos and realized how bad it looked, we cleaned up right away. They took the green bag 2 days after we got it, no one told us we couldn't have it there.

Moermond: yes, please email us those photos. What I'm struggling with is the grass under the bag is dead.

Chavie: we had a planter there that got removed.

Collins: that was a different letter. We had reclaimed wood we used as a planter, but it looked like furniture so we didn't fight it. We left it dead so we could plant flowers there. If you go by now there's flowers.

Chavie: I think our problem was lack of communication.

Martin: we normally note the Bagster if its there, it wasn't here.

Chavie: I think it was done after he reinspected. A series of unfortunate events.

Moermond: he shows up, original items done, trip charge. Inspector says the original items are gone and wrote fresh orders but has a trip charge associated with it. I don't know if the orders were taken care of?

Martin: he gave until the 25th to get rid of it.

Moermond: we don't charge for an extension do we typically?

Martin: it should have been an Excessive Consumption.

Moermond: he's saying it was done by owner and gave an extension. It was done on the 2nd after the extension. The second one was different items.

Martin: yes.

Moermond: the cleanup charge of \$724 items is different item than what you had orders to take care of. Therefore, you didn't have the opportunity to do it, so I'm going to recommend deletion. We have an inspector writing orders when he didn't see Code Compliance. He sent a work order for the crew and when they showed up they just picked up whatever they say, not noting the original set of orders said something else. I think that's what happened here. I will recommend deletion on the cleanup. With respect to the trip charge, What I'm looking at is they want to charge you for sending the truck out. The work was done when the truck got there. That was for the March 12 orders, not done March 19 on reinspection, and was given a week extension, he revisits March 26 and wasn't done, the crew shows up April 2. They want to charge you for the crew visit since it wasn't done on the extension date. I'm inclined to say yes you should pay that one.

Collins: that is fair, thank you.

Text of Legislative File RLH TA 25-337

Deleting the Appealed Special Tax Assessment for property at 725 FULLER AVENUE. (File No.

J2524R, Assessment No. 258563)

WHEREAS, the Office of Financial Services Assessment Section has attached to this Council File both a report of completion outlining the costs and fees associated with Rubbish and Garbage Clean Up services during April 15 to May 14, 2025. (File No. J2524R, Assessment No. 258563) and the assessment roll including all properties for which these assessments are proposed for Council ratification; and

WHEREAS, the City Council's Legislative Hearing Officer has reviewed an appeal of this assessment and developed a recommendation for the City Council with respect to this assessment; and

WHEREAS, a public hearing having been conducted for the above improvement, and said assessment having been further considered by the Council and having been considered financially satisfactory; Now, Therefore, Be It

RESOLVED, that pursuant to Chapter 14 of the Saint Paul City Charter, said assessment is hereby deleted.



SUMMARY ABATEMENT ORDER

OCCUPANT
725 FULLER AVE
ST PAUL MN 55104-4830

Yog hais tias koj tsis to taub tsab ntawv no, hu rau ntawm (651) 266-8989. Lawv mam nrhiav ib tug neeg txhais lus los pab koj.

As owner or person(s) responsible for 725 FULLER AVE : please eliminate the nuisance conditions which are in violation of Chapter 45 of Saint Paul Legislative Code.

1 Remove improperly stored or accumulated refuse which may include: garbage, rubbish, loose and scattered litter, discarded furniture, appliances, vehicle parts, scrap wood and metal, recycling materials, household items, building materials or rubble, tires, brush, etc., from entire property including yard, boulevard, alley, and driveway.

PLEASE REMOVE AND PROBABLY DISPOSE OF THE FURNITURE, AND OTHER MISCELLANEOUS ITEMS FROM THE FRONT OF THE PROPERTY. PLEASE REMOVE THE TWO CAGES AND TABLE FROM THE REAR OF THE PROPERTY ALONG THE ALLEY. THANK YOU. THANK YOU. Comply before April 21, 2025

Comply before: April 21, 2025

Questions: Call your Inspector Hector Caballero

Phone Number: 651-266-9158

Thank you - we appreciate your cooperation!

Photo may not show all areas which need to be abated

If you do not correct the nuisance or file an appeal before April 21, 2025, the City will correct the nuisance and charge all cost, including boarding costs, against the property as a special assessment to be collected in the same way as property taxes. Charges: If the City corrects the nuisance, the charges will include the cost of correction, inspection, travel time, equipment, etc. The rate will be approximately \$450 per hour plus expenses for abatement.

APPEALS: You may appeal this order and obtain a hearing before the Legislative Hearing Officer by completing an appeal application before the deadline noted above or seven (7) days after the date mailed, whichever comes first. No appeals may be filed after that date. You may obtain an appeal application from the City Clerk's Office, Room 310 City Hall, 15 W. Kellogg Blvd., St. Paul, MN 55102. (651) 266-8585. You must submit a copy of this Order with your appeal application.

WARNING: If violations are not corrected by the compliance date, the city's costs will be assessed to the property taxes of the related property. If additional new violations are discovered within the next 12 months, additional charge may apply.



Also send to:

Sarah J Collins 725 Fuller Ave St Paul MN 55104-4830

sa.rpt 9/1



CITY OF SAINT PAUL
CODE ENFORCEMENT
375 Jackson Street, Suite 220
Saint Paul, MN 55101-1806

April 14, 2025

25 - 025040

SUMMARY ABATEMENT ORDER

SARAH J COLLINS
725 FULLER AVE
ST PAUL MN 55104-4830

Yog hais tias koj tsis to taub tsab ntawv no, hu rau ntawm (651) 266-8989. Lawv mam nrhiav ib tug neeg txhais lus los pab koj.

As owner or person(s) responsible for 725 FULLER AVE : please eliminate the nuisance conditions which are in violation of Chapter 45 of Saint Paul Legislative Code.

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Comply before: April 21, 2025

Questions: Call your Inspector Hector Caballero

Phone Number: 651-266-9158

Thank you - we appreciate your cooperation!

Photo may not show all areas which need to be abated

If you do not correct the nuisance or file an appeal before April 21, 2025, the City will correct the nuisance and charge all cost, including boarding costs, against the property as a special assessment to be collected in the same way as property taxes. Charges: If the City corrects the nuisance, the charges will include the cost of correction, inspection, travel time, equipment, etc. The rate will be approximately \$450 per hour plus expenses for abatement.

APPEALS: You may appeal this order and obtain a hearing before the Legislative Hearing Officer by completing an appeal application before the deadline noted above or seven (7) days after the date mailed, whichever comes first. No appeals may be filed after that date. You may obtain an appeal application from the City Clerk's Office, Room 310 City Hall, 15 W. Kellogg Blvd., St. Paul, MN 55102. (651) 266-8585. You must submit a copy of this Order with your appeal application.

WARNING: If violations are not corrected by the compliance date, the city's costs will be assessed to the property taxes of the related property. If additional new violations are discovered within the next 12 months, additional charge may apply.



Also send to:

Occupant

sa.rpt 9/1

04/14/2025: *Compliance Recheck - 4-14-25. Found furniture, scrap wood, and other miscellaneous items scattered in the front of the property. Found two cages, and a table in the rear of the property near the alley. Photos taken. Summary abatement sent. **725 FULLER AVENUE**



725 Fuller Ave

4-25-25. Found Furniture, and other miscellaneous Items in the front and rear of the property have not been abated. Photo taken. Work order sent.



725 Fuller Ave

4-25-25. Found Furniture, and other miscellaneous Items in the front and rear of the property have not been abated. Photo taken. Work order sent.



725 Fuller Ave

4-25-25. Found Furniture, and other miscellaneous Items in the front and rear of the property have not been abated. Photo taken. Work order sent.



Date: May 01, 2025 (work done 4/28/25)
File #: 25 - 028858
Folder Name: 725 FULLER AVE
PIN: 352923410095

HP District:
Property Name:
Survey Info:



Date: May 01, 2025 (work done 4/28/25)
File #: 25 - 028858
Folder Name: 725 FULLER AVE
PIN: 352923410095

HP District:
Property Name:
Survey Info:



Date: May 01, 2025 (work done 4/28/25)
File #: 25 - 028858
Folder Name: 725 FULLER AVE
PIN: 352923410095

HP District:
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Date: May 01, 2025 (work done 4/28/25)
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Date: May 01, 2025 (work done 4/28/25)
File #: 25 - 028858
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Date: May 01, 2025 (work done 4/28/25)
File #: 25 - 028858
Folder Name: 725 FULLER AVE
PIN: 352923410095

HP District:
Property Name:
Survey Info:





City of Saint Paul

City Hall and Court House
15 West Kellogg
Boulevard
Phone: 651-266-8560

Master

File Number: RLH TA 25-353

File ID: RLH TA 25-353

Type: Resolution LH Tax
Assessment Appeal

Status: Agenda Ready

Version: 2

**Contact
Number:**

In Control: City Council

File Created: 07/25/2025

File Name: 1100 Magnolia Ave E

Final Action:

Title: Ratifying the Appealed Special Tax Assessment for property at 1100 MAGNOLIA AVENUE EAST. (File No. J2524R, Assessment No. 258563)

Notes: Ashley Thao
Freestonellc5@gmail.com
651-605-5541

7/25/25: packet sent to Freestone LLC via email. mv

Agenda Date: 09/03/2025

Sponsors: Yang

Enactment Date:

Attachments: 1100 Magnolia Ave E.SA Ltr+photo 4-18-25.pdf,
1100 Magnolia Ave E.photo 4-18-25.pdf, 1100
Magnolia Ave E.photo 4-28-25.pdf, 1100 Magnolia
Ave E.contractor photos 4-30-25 (loaded 5-1-25).pdf

Financials Included?:

Contact Name:

Hearing Date:

Entered by: mai.vang@ci.stpaul.mn.us

Ord Effective Date:

History of Legislative File

Ver- sion:	Acting Body:	Date:	Action:	Sent To:	Due Date:	Return Date:	Result:
1	Legislative Hearings	08/05/2025	Referred	City Council	09/03/2025		
	Action Text: Referred to the City Council due back on 9/3/2025						
	Notes: Approve the assessment.						
	Ashley Thao, owner, appeared via phone						
	[Moermond gives background of appeals process]						
	Staff report by Supervisor Lisa Martin: this is a vacant lot. A Summary Abatement Order was issued April 18 to remove or dispose of the garbage and loose litter from the vacant lot. Compliance date of April 25. Rechecked April 25 and 28. Work was not done. Work done by crew April 30th. Total assessment of \$444.						
	Thao: the address you have is wrong. You sent it to 651 Lyton Place. It was never forwarded. I never received it. We try to maintain this as much as we can. The neighbor keeps dumping things. I don't think we should be obligated to keep paying for the neighbors dumping. We have picked it up many times and talked to the neighbor about it. I haven't received any document saying we had to clean it up. I just feel like I'm paying for a service and its not me who is doing it. I know it is my property. I want						

to hear what the City has to say about the neighbors dumping. If I get a letter I have a crew go and pick it up.

Moermond: the new address you told the County about is in Woodbury according to the County. It is now up to date, but it wasn't at the time the order was written because you hadn't updated it. The City did meet its expectation by sending it to the owner of record with Ramsey County taxation. Once that's updated the City automatically updates. I don't know who dumped on your property. It is your responsibility to maintain your property. Perhaps more frequent visits. Now you have the correct address for any future City mail.

Martin: we'd expect the owner to drive by every week to manage the property. We aren't a property management company.

Thao: I'm curious—I understand we are responsible—but for future reference, how do we go about the people dumping held accountable and prevent it from happening again. I can easily drive by once a week but if it's the neighbors—can they be charged for it?

Moermond: this is an assessment to the owner because the owner is ultimately responsible. Maybe the St. Paul Police Department could look at it if there's mail with someone's name.

Thao: it is furniture and building materials. Things like that.

Moermond: I don't know what to tell you. When there's a building things can be done with cameras and lighting and signs but you don't have that option since it is a vacant parcel.

I do wish you well in moving forward. Hopefully you can do some development to make this productive property. I do have to recommend approval of this assessment.

Text of Legislative File RLH TA 25-353

Ratifying the Appealed Special Tax Assessment for property at 1100 MAGNOLIA AVENUE EAST.
(File No. J2524R, Assessment No. 258563)

WHEREAS, the Office of Financial Services Assessment Section has attached to this Council File both a report of completion outlining the costs and fees associated with Rubbish and Garbage Clean Up services during April 15 to May 14, 2025. (File No. J2524R, Assessment No. 258563) and the assessment roll including all properties for which these assessments are proposed for Council ratification; and

WHEREAS, the City Council's Legislative Hearing Officer has reviewed an appeal of this assessment and developed a recommendation for the City Council with respect to this assessment; and

WHEREAS, a public hearing having been conducted for the above improvement, and said assessment having been further considered by the Council and having been considered financially satisfactory; Now, Therefore, Be It

RESOLVED, that pursuant to Chapter 14 of the Saint Paul City Charter, said assessment is hereby ratified and payable in one installment.



CITY OF SAINT PAUL
CODE ENFORCEMENT
375 Jackson Street, Suite 220
Saint Paul, MN 55101-1806

April 18, 2025

25 - 026644

SUMMARY ABATEMENT ORDER

OCCUPANT
1100 MAGNOLIA AVE E
ST PAUL MN 55106

Yog hais tias koj tsis to taub tsab ntawv no, hu rau ntawm (651) 266-8989. Lawv mam nrhiav ib tug neeg txhais lus los pab koj.

As owner or person(s) responsible for 1100 MAGNOLIA AVE E: please eliminate the nuisance conditions which are in violation of Chapter 45 of Saint Paul Legislative Code.

1 Remove improperly stored or accumulated refuse which may include: garbage, rubbish, loose and scattered litter, discarded furniture, appliances, vehicle parts, scrap wood and metal, recycling materials, household items, building materials or rubble, tires, brush, etc., from entire property including yard, boulevard, alley, and driveway.

PLEASE REMOVE AND PROPERLY DISPOSE OF THE GARBAGE AND LOOSE LITTER FROM THE VACANT LOT THANK YOU. Comply before April 25, 2025

Comply before: April 25, 2025

Questions: Call your Inspector Willie Williams

Phone Number: 651-266-1942

Thank you - we appreciate your cooperation!

Photo may not show all areas which need to be abated

If you do not correct the nuisance or file an appeal before April 25, 2025, the City will correct the nuisance and charge all cost, including boarding costs, against the property as a special assessment to be collected in the same way as property taxes. Charges: If the City corrects the nuisance, the charges will include the cost of correction, inspection, travel time, equipment, etc. The rate will be approximately \$450 per hour plus expenses for abatement.

APPEALS: You may appeal this order and obtain a hearing before the Legislative Hearing Officer by completing an appeal application before the deadline noted above or seven (7) days after the date mailed, whichever comes first. No appeals may be filed after that date. You may obtain an appeal application from the City Clerk's Office, Room 310 City Hall, 15 W. Kellogg Blvd., St. Paul, MN 55102. (651) 266-8585. You must submit a copy of this Order with your appeal application.

WARNING: If violations are not corrected by the compliance date, the city's costs will be assessed to the property taxes of the related property. If additional new violations are discovered within the next 12 months, additional charge may apply.



Also send to:

Freestone LLC 651 Lyton PI St Paul MN 55117-5456

sa.rpt 9/1



CITY OF SAINT PAUL
CODE ENFORCEMENT
375 Jackson Street, Suite 220
Saint Paul, MN 55101-1806

April 18, 2025

25 - 026644

SUMMARY ABATEMENT ORDER

FREESTONE LLC
651 LYTON PL
ST PAUL MN 55117-5456

Yog hais tias koj tsis to taub tsab ntawv no, hu rau ntawm (651) 266-8989. Lawv mam nrhiav ib tug neeg txhais lus los pab koj.

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Comply before: April 25, 2025

Questions: Call your Inspector Willie Williams

Phone Number: 651-266-1942

Thank you - we appreciate your cooperation!

Photo may not show all areas which need to be abated

If you do not correct the nuisance or file an appeal before April 25, 2025, the City will correct the nuisance and charge all cost, including boarding costs, against the property as a special assessment to be collected in the same way as property taxes. Charges: If the City corrects the nuisance, the charges will include the cost of correction, inspection, travel time, equipment, etc. The rate will be approximately \$450 per hour plus expenses for abatement.

APPEALS: You may appeal this order and obtain a hearing before the Legislative Hearing Officer by completing an appeal application before the deadline noted above or seven (7) days after the date mailed, whichever comes first. No appeals may be filed after that date. You may obtain an appeal application from the City Clerk's Office, Room 310 City Hall, 15 W. Kellogg Blvd., St. Paul, MN 55102. (651) 266-8585. You must submit a copy of this Order with your appeal application.

WARNING: If violations are not corrected by the compliance date, the city's costs will be assessed to the property taxes of the related property. If additional new violations are discovered within the next 12 months, additional charge may apply.



Also send to:

Occupant

sa.rpt 9/1



1100 Magnolia Ave E, recheck photos from 4/28/25 (loaded notes on 4/29/25)



Date: May 01, 2025 **(WORK DONE 4/30/25)**
File #: 25 - 029411
Folder Name: 1100 MAGNOLIA AVE E
PIN: 282922130004

HP District:
Property Name:
Survey Info:



Date: May 01, 2025 (**WORK DONE 4/30/25**)
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Survey Info:



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BEFORE PHOTO

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Survey Info:



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Property Name:
Survey Info:





City of Saint Paul

City Hall and Court House
15 West Kellogg
Boulevard
Phone: 651-266-8560

Master

File Number: RLH TA 25-313

File ID: RLH TA 25-313

Type: Resolution LH Tax
Assessment Appeal

Status: Agenda Ready

Version: 2

**Contact
Number:**

In Control: City Council

File Created: 07/09/2025

File Name: 1745 Nevada Ave E

Final Action:

Title: Ratifying the Appealed Special Tax Assessment for property at 1745 NEVADA AVENUE EAST. (File No. J2502A, Assessment No. 258564)

Notes: David Cooper
612-384-5521

Agenda Date: 09/03/2025

Sponsors: Yang

Enactment Date:

Attachments: 1745 Nevada Ave E.Emergency Summary
Abatement Order 1-16-25.pdf, 1745 Nevada Ave
E.Photos 1-16-25.pdf, 1745 Nevada Ave E.VB
Proceed with Demolition Ltr 1-21-25.pdf, 1745
Nevada Ave E.Kamish invoice 1-30-25.pdf, 1745
Nevada Ave E.Contract Payment 2-4-25.pdf

Financials Included?:

Contact Name:

Hearing Date:

Entered by: mai.vang@ci.stpaul.mn.us

Ord Effective Date:

History of Legislative File

Ver- sion:	Acting Body:	Date:	Action:	Sent To:	Due Date:	Return Date:	Result:
1	Legislative Hearings	07/22/2025	Referred	City Council	09/03/2025		
	Action Text: Referred to the City Council due back on 9/3/2025						
	Notes: Approve the assessment and make payable over 5 years.						
	No one appeared						
	Moermond: there's a note saying they'd like it spread over 5 years and won't be attending the hearing. This is for removal of a dangerous tree. I will recommend the Council makes that \$6,214 spread over 5 years.						

Text of Legislative File RLH TA 25-313

Ratifying the Appealed Special Tax Assessment for property at 1745 NEVADA AVENUE EAST. (File No. J2502A, Assessment No. 258564)

WHEREAS, the Office of Financial Services Assessment Section has attached to this Council File both a report of completion outlining the costs and fees associated with Miscellaneous Abatement services during February to May 2025. (File No. J2502A, Assessment No. 258564) and the

assessment roll including all properties for which these assessments are proposed for Council ratification; and

WHEREAS, the City Council's Legislative Hearing Officer has reviewed an appeal of this assessment and developed a recommendation for the City Council with respect to this assessment; and

WHEREAS, a public hearing having been conducted for the above improvement, and said assessment having been further considered by the Council and having been considered financially satisfactory; Now, Therefore, Be It

RESOLVED, that pursuant to Chapter 14 of the Saint Paul City Charter, said assessment is hereby ratified and made payable over 5 years.



CITY OF SAINT PAUL
DEPARTMENT OF SAFETY AND INSPECTIONS
DIVISION OF CODE ENFORCEMENT
375 Jackson Street, Suite 220
Saint Paul, MN 55101-1806
EMERGENCY SUMMARY ABATEMENT ORDER

Date: January 15, 2025

David Cooper
1745 Nevada Ave E
St Paul MN 55106-1537

Occupant
1745 NEVADA AVE E
St. Paul, MN 55106-1537

It has been determined that an emergency situation exists which creates an imminent health or safety hazard or danger to the public that by its nature requires immediate action, an enforcement officer may issue an emergency abatement.

- (a) Include a description of the premises sufficient for identification;
Property address: **1745 NEVADA AVE E**
and/or Legal Description: **R F MARVIN'S ADDITION EX E 30 FT LOT 22 AND ALL OF LOT 21 BLK 1:**
- (b) Specify the violation which exists and the immediate remedial action required:
REMOVE DANGEROUS ASH TREE (S) FROM THE FRONT YARD.
- (c) Specify a reasonable time for the City to correct the violation:
BY 1-16-25 AT NOON.
- (d) The estimated cost of this abatement action is:
\$3,000-\$6,000
according to Chapter 34.21(3) and Chapter 45.12 of the Saint Paul Legislative Code.

The City will correct the nuisance and charge all costs, including boarding costs, against the property as a special assessment to be collected in the same way as property taxes.

Inspector: Lisa Martin Badge# 335 Phone# 651-266-1940

Approved by: Steve Magner, Code Enforcement Manager

Charges: If the City corrects the nuisance, the charges will include the cost of correction, inspection, travel time, equipment, etc. The rate will be in excess of \$260.00 per hour, plus expenses, for abatement.

cevbsa60179

01/16/2025: *Compliance Recheck - 1/15/24 Per Forestry there are dangerous trees they marked in the front yard. I closed my original file that came in August, so created a new file to enter the photos. I processed the Emergency Abatement under the file from Forestry/LM



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[illegible]

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January 21, 2025

Kamish Excavating
1301 S Concord Blvd
South St. Paul MN 55075

NOTICE TO PROCEED WITH TREE REMOVAL

Re: **1745 NEVADA AVE E 55106-1537**

Dear Kamish Excavating:

This letter will serve as your official notice to proceed with the removal of dangerous tree at:

1745 NEVADA AVE E.

In accordance with the terms of your contract, the removal work must be started within five (5) calendar days of the date of this letter and be completed within thirty (30) calendar days of the date of this letter.

To avoid delays when obtaining your tree removal permit, you should bring this letter with you to the Department of Safety and Inspections, 375 Jackson Street, Suite #220.

If **delays** arise, you should contact this office immediately, however, if the above stated contract terms are not met, no future contracts will be awarded to Kamish Excavating.

Sincerely,

Steve Magner

Manager of Code Enforcement

np60134



1301 South Concord Street
South St. Paul, MN 55075
Direct: 651.457.3600
Fax: 651.731.7794
www.kamishexcavating.com

INVOICE

City of St Paul
Department of Safety & Inspections
375 Jackson Street, Suite 220
St Paul, MN 55101-1806

January 30, 2025

Attn: Steve Magner

Re: 1745 Nevada Ave E (Tree Removal)

For: To remove the tree as per the work order at 1745 Nevada Ave E.

01/24/25	Hugo Tree Care Invoice		\$5,500.00
		10% OH & P	<u>\$ 550.00</u>
			\$6,050.00

Amount Due: \$6,050.00



February 04, 2025

TO: DSI Accountant

FROM: James Hoffman, Vacant/Nuisance Buildings

SUBJECT: Tree Contract for **1745 NEVADA AVE E**
Bid No. # **NO PO**

Pay to Contractor: \$ 6,050.00

Attached please find:

☒ Bill for full payment of the contract amount. **Requisition may be closed.**

☐ Signed off bill for partial payment of the contract amount because there will be additional payments for contract work. **Please do not close this requisition.**

☐ Signed off bill for partial payment of contract amount. No further payments will be made. **Please close this requisition.**

☐ This requisition may be cancelled because no contract work or payments are required.

**Department of Safety and Inspections
DIVISION OF CODE ENFORCEMENT
ASSESSMENT TRANSMITTAL FORM
THE MONTH OF February 2025**

DATE	PROPERTY ADDRESS	LEGAL DESCRIPTION DIST. - PLAT - PARCEL NO.	OWNER(S) OF RECORD	ASSESSMENT DEMOLITION
February 04, 2025	1745 NEVADA AVE E	R F MARVIN'S ADDITION EX E 30 FT LOT 22 AND ALL OF LOT 21 BLK 1 PIN: 222922140053	David Cooper 1745 Nevada Ave E St Paul MN 55106-1537	<div>\$ 124.00 Admin cost</div> <div>\$ 6,050.00 cost</div> <div>\$ <u>6,174.00</u> Total</div>

60193conpay 06/2015



February 04, 2025

Lynn Rolf
Finance & Management Services
700 City Hall
15 W. Kellogg Blvd
St. Paul, MN 55102

In accordance with Ordinance No. 15633, C. F. 263420, Chapter 22, Section 1, No. 22.01 as amended, approved May 28, 1974, the Department of Safety and Inspections, Code Enforcement Division, has incurred the expenses on the attached invoices for the removal of a nuisance tree. These costs are now presented for assessment.

Code Enforcement hereby requests to set Council Hearings and collection.

Costs for the month of February 2025

Demolition of Building: **1745 NEVADA AVE E**

Contractor Subtotal:	<u>\$ 6,050.00</u>
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Total Assessment:	<u>\$ 6,174.00</u>
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The account used to pay this demo cost was: **General Fund**

Sincerely,

James Hoffman

For Steve Magner, Manager of Code Enforcement

60193conpay 12/2020



City of Saint Paul

City Hall and Court House
15 West Kellogg
Boulevard
Phone: 651-266-8560

Master

File Number: RLH TA 25-346

File ID: RLH TA 25-346

Type: Resolution LH Tax
Assessment Appeal

Status: Agenda Ready

Version: 2

**Contact
Number:**

In Control: City Council

File Created: 07/23/2025

File Name: 747 Payne Avenue

Final Action:

Title: Ratifying the Appealed Special Tax Assessment for property at 747 PAYNE AVENUE. (File No. J2524R, Assessment No. 258563)

Notes: Jenelle Nelson
jenelle.nelson@cbburnet.com
651-334-1678

Creig Andreasen.

Agenda Date: 09/03/2025

Sponsors: Yang

Enactment Date:

Attachments: 747 Payne Ave.SAO 4-17-25.pdf, 747 Payne Ave.Photos 4-17-25.pdf, 747 Payne Ave.Photos 4-24-25.pdf, 747 Payne Ave.Contractor Photos 4-28-25.pdf

Financials Included?:

Contact Name:

Hearing Date:

Entered by: Mai Vang

Ord Effective Date:

History of Legislative File

Ver- sion:	Acting Body:	Date:	Action:	Sent To:	Due Date:	Return Date:	Result:
1	Legislative Hearings	08/05/2025	Referred	City Council	09/03/2025		
	Action Text: Referred to the City Council due back on 9/3/2025						
	Notes: Approve the assessment.						
	<i>Jenelle Nelson, realtor, appeared via phone</i>						
	<i>Moermond: looks like we have four assessments on the agenda. [Moermond gives background of appeals process]</i>						
	<i>Staff report by Supervisor Lisa Martin: this is a boarding done January 9th at the property. This is a Category 2 Vacant Building revoked by Fire Certificate of Occupancy. The next is also for a Summary Abatement Order issued April 17, 2025. Garbage wasn't removed.</i>						
	<i>Nelson: I am not familiar with this process and feel kind of silly asking for assistance from the City. I guess I'm just asking for the City to ask me for costs because I wasn't aware. I thought my attorney would have done better due diligence. I don't want to waste anyone's time. I'm here to do good things with the building and didn't have anything to do with the prior ownership. I would never argue with what</i>						

the City's course of action boarding. Sounds like the previous owner before Tom didn't do the City anything good.

I notice there is a \$2,500 charge for a Vacant Building. I wonder if it will no longer apply since it no longer applies because we won't be a registered Vacant Building?

Moermond: let's go through these one by one. The boarding is a debt that goes with the property. The City cannot subsidize your redevelopment through the assessment process. We can't use the assessments and have other taxpayers pay for a significant public expense.

Next is the cleanup which appears to be during your period of ownership.

Nelson: this may be stuff I hired---I got three dumpsters. I don't know why it says that.

Moermond: we can find out.

Nelson: we closed April 18.

Moermond: have you registered your deed with the County? The County still shows Holdahl as the owner. I do see Sweet Spot 1, LLC is the owner. I also see the orders went to A1 Appliance.

Nelson: that was Labey.

Moermond: the orders were the 17th. I don't know what date he'd have received them, but they were mailed April 17th.

Nelson: that's for all the orders?

Moermond: no, just the clean up done April 28th. We're going to have the same situation where it is a private responsibility to maintain the property. I'm sorry I can't be more helpful. Let's switch to the Vacant Building. I don't know your conversation with Mr. Imbertson, but there's no question that you're in the Vacant Building program.

Nelson: I just spoke to Clint Zane last week who said we weren't.

Moermond: I tell you what, I think I know what is going on and I think what Imbertson is saying is you don't have to go through a full team inspection, rather come into compliance with the Fire orders would suffice. I don't know that to be fact; if you were going through all the trades that would be Clint Zane's shop. I think that's where there may be a miscommunication because I do see a pending assessment as of July 1 that you are in the Vacant Building program. That's forthcoming and we can discuss under appeal at that time, but right now your first goal is to clarify the expectations are to get OUT of the Vacant Building program. I believe those are the orders you already have. I hope that's helpful, and we can let them know we had this conversation with you

Nelson: got it. I paid a lot of money for my attorney and title company and you're saying all of that was there?

Moermond: the two Excessive Consumptions were there, and then normally there's a provision in the closing documents that people check saying there's no pending orders or assessment on the building. They would know there would be because the orders were sent with notice they will go to assessment. That again would be a private transaction so I can't assist there. Your attorney could.

Nelson: he was actually on call during the closing.

Moermond: the two Excessive Consumption fees that were both for \$303 would have been online at the City's assessment lookup page.

Nelson: and the other one that Mr. Labey received on the 17th? The cleanup?

Moermond: that one is \$759.

Nelson: and then there's a couple for over \$1,000?

Moermond: that is for 2 boardings from January, the total assessment is \$1,358. January 7th when the

hostage was taken and there was quite a police situation. Then a break in again 2 weeks later.

Nelson: and these would have been known to the previous owner?

Moermond: yes. Letters do go out after the fact to the owner of record letting them know that a crew was out there and the cost. January 16th a letter went out to Holdahl about the boarding and the charge, similar one for the incident on the 9th. That should all be in the packet you received from our office.

Nelson: sounds like it was just a big---I guess I'm just going to pay the price for buying the building. I appreciate you taking the time today. Can I get a payment plan if possible?

Moermond: Sorry I couldn't be more helpful. I'd be willing to make the largest assessment over 2 years.

Text of Legislative File RLH TA 25-346

Ratifying the Appealed Special Tax Assessment for property at 747 PAYNE AVENUE. (File No. J2524R, Assessment No. 258563)

WHEREAS, the Office of Financial Services Assessment Section has attached to this Council File both a report of completion outlining the costs and fees associated with Rubbish and Garbage Clean Up services during April 15 to May 14, 2025. (File No. J2524R, Assessment No. 258563) and the assessment roll including all properties for which these assessments are proposed for Council ratification; and

WHEREAS, the City Council's Legislative Hearing Officer has reviewed an appeal of this assessment and developed a recommendation for the City Council with respect to this assessment; and

WHEREAS, a public hearing having been conducted for the above improvement, and said assessment having been further considered by the Council and having been considered financially satisfactory; Now, Therefore, Be It

RESOLVED, that pursuant to Chapter 14 of the Saint Paul City Charter, said assessment is hereby ratified and payable in one installment.



SUMMARY ABATEMENT ORDER

A PLUS APPLIANCE
760 PAYNE AVE
ST.PAUL MN 55106

Yog hais tias koj tsis to taub tsab ntawv no, hu rau ntawm (651) 266-8989. Lawv mam nrhiav ib tug neeg txhais lus los pab koj.

As owner or person(s) responsible for 747 PAYNE AVE : please eliminate the nuisance conditions which are in violation of Chapter 45 of Saint Paul Legislative Code.

1 Remove improperly stored or accumulated refuse which may include: garbage, rubbish, loose and scattered litter, discarded furniture, appliances, vehicle parts, scrap wood and metal, recycling materials, household items, building materials or rubble, tires, brush, etc., from entire property including yard, boulevard, alley, and driveway.

PLEASE REMOVE AND PROPERLY DISPOSE OF THE MATTRESS COILS, FUTON BED AND ALL MISCELLANEOUS DEBRIS FROM THE DRIVEWAY AND FROM THE SIDE YARD THANK YOU. Comply before April 24, 2025

Comply before: April 24, 2025

Questions: Call your Inspector Willie Williams

Phone Number: 651-266-1942

Thank you - we appreciate your cooperation!

Photo may not show all areas which need to be abated

If you do not correct the nuisance or file an appeal before April 24, 2025, the City will correct the nuisance and charge all cost, including boarding costs, against the property as a special assessment to be collected in the same way as property taxes. Charges: If the City corrects the nuisance, the charges will include the cost of correction, inspection, travel time, equipment, etc. The rate will be approximately \$450 per hour plus expenses for abatement.

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WARNING: If violations are not corrected by the compliance date, the city's costs will be assessed to the property taxes of the related property. If additional new violations are discovered within the next 12 months, additional charge may apply.



Also send to:

Erting Holdahl/Rigo Rojas 747 Payne Ave St Paul MN 55130-4126

Erting Holdahl 747 Payne Ave St Paul MN 55130-4126 Occupant

sa.rpt 9/1



SUMMARY ABATEMENT ORDER

OCCUPANT
747 PAYNE AVE
ST PAUL MN 55130-4126

Yog hais tias koj tsis to taub tsab ntawv no, hu rau ntawm (651) 266-8989. Lawv mam nrhiav ib tug neeg txhais lus los pab koj.

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Also send to:

sa.rpt 9/1



CITY OF SAINT PAUL
CODE ENFORCEMENT
375 Jackson Street, Suite 220
Saint Paul, MN 55101-1806

April 17, 2025

25 - 026067

SUMMARY ABATEMENT ORDER

ERTING HOLDAHL
747 PAYNE AVE
ST PAUL MN 55130-4126

Yog hais tias koj tsis to taub tsab ntawv no, hu rau ntawm (651) 266-8989. Lawv mam nrhiav ib tug neeg txhais lus los pab koj.

As owner or person(s) responsible for 747 PAYNE AVE : please eliminate the nuisance conditions which are in violation of Chapter 45 of Saint Paul Legislative Code.

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Comply before: April 24, 2025

Questions: Call your Inspector Willie Williams

Phone Number: 651-266-1942

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Also send to:

Erting Holdahl 747 Payne Ave St Paul MN 55130-4126

Occupant Thomas Labey 760 Payne Ave St. Paul MN 55106

sa.rpt 9/1



CITY OF SAINT PAUL
CODE ENFORCEMENT
375 Jackson Street, Suite 220
Saint Paul, MN 55101-1806

April 17, 2025

25 - 026067

SUMMARY ABATEMENT ORDER

ERTING HOLDAHL
747 PAYNE AVE
ST PAUL MN 55130-4126

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Photo may not show all areas which need to be abated

If you do not correct the nuisance or file an appeal before April 24, 2025, the City will correct the nuisance and charge all cost, including boarding costs, against the property as a special assessment to be collected in the same way as property taxes. Charges: If the City corrects the nuisance, the charges will include the cost of correction, inspection, travel time, equipment, etc. The rate will be approximately \$450 per hour plus expenses for abatement.

APPEALS: You may appeal this order and obtain a hearing before the Legislative Hearing Officer by completing an appeal application before the deadline noted above or seven (7) days after the date mailed, whichever comes first. No appeals may be filed after that date. You may obtain an appeal application from the City Clerk's Office, Room 310 City Hall, 15 W. Kellogg Blvd., St. Paul, MN 55102. (651) 266-8585. You must submit a copy of this Order with your appeal application.

WARNING: If violations are not corrected by the compliance date, the city's costs will be assessed to the property taxes of the related property. If additional new violations are discovered within the next 12 months, additional charge may apply.



Also send to:

Erting Holdahl/Rigo Rojas 747 Payne Ave St Paul MN 55130-4126

Occupant Thomas Labey 760 Payne Ave St. Paul MN 55106

sa.rpt 9/1

747 Payne Avenue

*Compliance Recheck - MATTRESS COILS, FUTON BED AND ALL MISCELLANEOUS

04/17/2025: DEBRIS IN THE DRIVEWAY AND IN THE SIDE YARD. SA SENT RECHECK ON 4-24-25



747 Payne Avenue

*Compliance Recheck - MATTRESS COILS, FUTON BED AND ALL MISCELLANEOUS

04/17/2025: DEBRIS IN THE DRIVEWAY AND IN THE SIDE YARD. SA SENT RECHECK ON 4-24-25



747 Payne Avenue

*Compliance Recheck - MATTRESS COILS, FUTON BED AND ALL MISCELLANEOUS
04/17/2025: DEBRIS IN THE DRIVEWAY AND IN THE SIDE YARD. SA SENT RECHECK ON 4-24-25



747 Payne Ave

*Compliance Recheck - PER REINSPECTION ON 4-24-25 THE MATTRESS COILS, FUTON BED AND ALL MISCELLANEOUS DEBRIS REMAIN IN THE DRIVEWAY AND IN THE SIDE YARD. AS OF 4-25-25 AT 7:35 AM NO REPLY FROM THE PROPERTY OWNER OR RESIDENTS. W.O. SENT PHOTOS ATTACHED.



747 Payne Ave

*Compliance Recheck - PER REINSPECTION ON 4-24-25 THE MATTRESS COILS, FUTON BED AND ALL MISCELLANEOUS DEBRIS REMAIN IN THE DRIVEWAY AND IN THE SIDE YARD. AS OF 4-25-25 AT 7:35 AM NO REPLY FROM THE PROPERTY OWNER OR RESIDENTS. W.O. SENT PHOTOS ATTACHED.



747 Payne Ave

*Compliance Recheck - PER REINSPECTION ON 4-24-25 THE MATTRESS COILS, FUTON BED AND ALL MISCELLANEOUS DEBRIS REMAIN IN THE DRIVEWAY AND IN THE SIDE YARD. AS OF 4-25-25 AT 7:35 AM NO REPLY FROM THE PROPERTY OWNER OR RESIDENTS. W.O. SENT PHOTOS ATTACHED.



Date: May 01, 2025 (work done 4/28/25)
File #: 25 - 028689
Folder Name: 747 PAYNE AVE
PIN: 292922430091

HP District:
Property Name:
Survey Info:



Date: May 01, 2025 (work done 4/28/25)
File #: 25 - 028689
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City of Saint Paul

City Hall and Court House
15 West Kellogg
Boulevard
Phone: 651-266-8560

Master

File Number: RLH AR 25-72

File ID: RLH AR 25-72

Type: Resolution LH Assessment
Roll

Status: Agenda Ready

Version: 2

Contact 651-266-6153
Number:

In Control: City Council

File Created: 07/01/2025

File Name: Rubbish and Garbage Clean Up April 15 to May 14,
2025

Final Action:

Title: Ratifying the assessment for Rubbish and Garbage Clean Up services during
April 15 to May 14, 2025. (File No. J2524R, Assessment No. 258563)

Notes:

Agenda Date: 09/03/2025

Sponsors: Noecker

Enactment Date:

Attachments: Notice Assessment Roll J2524R.258563

Financials Included?:

Contact Name: Tanya Panzer

Hearing Date:

Entered by: tanya.panzer@ci.stpaul.mn.us

Ord Effective Date:

History of Legislative File

Ver- sion:	Acting Body:	Date:	Action:	Sent To:	Due Date:	Return Date:	Result:
1	Legislative Hearings	07/22/2025	Referred	City Council	09/03/2025		
Action Text: Referred to the City Council due back on 9/3/2025							

Text of Legislative File RLH AR 25-72

Ratifying the assessment for Rubbish and Garbage Clean Up services during April 15 to May 14, 2025. (File No. J2524R, Assessment No. 258563)

WHEREAS, the Saint Paul City Council in Council File RES 25-901 accepted the Report of Completion for Rubbish and Garbage Clean Up on Private Properties during the time period of April 15 to May 14, 2025; and

WHEREAS, the City Council's Legislative Hearing Officer has considered objections of affected property owners and developed recommendations for the City Council with respect to their assessments; and

WHEREAS, the City Council held a public hearing on September 3, 2025 to consider ratification of the assessment roll; and

WHEREAS, the City Council considered and found satisfactory the assessment of benefits, costs and expenses for the services provided; and

WHEREAS, the assessment amount for each property will be payable in a term of 1 year, with the property taxes in 2026; unless specified by the Legislative Hearing Officer's recommended amendments:

RLH TA 25-332: 875 Clark Street;
RLH TA 25-331: 869 Clark Street;
RLH TA 25-314: 1119 Edgerton Street;
RLH TA 25-334: 506 Edmund Avenue;
RLH TA 25-337: 725 Fuller Avenue;
RLH TA 25-353: 1100 Magnolia Avenue East;
RLH TA 25-346: 747 Payne Avenue; and

WHEREAS, the assessment will bear an interest rate of 5.95 percent per annum from the date of the adoption of this resolution; and

RESOLVED, that, pursuant to Chapter 429 of Minnesota State Statutes and Chapter 60 of the Saint Paul Administrative Code, the assessment is hereby in all respects ratified.

Ratification Date:

Resolution #:

<u>Owner or Taxpayer</u>	<u>Property Description</u>	<u>Item Description</u>	<u>Unit Rate</u>	<u>Quantity</u>	<u>Charge Amt</u>	<u>Property ID</u>
Eagle Bay Quads Llc 15806 Cobblestone Lake Pkwy Apple Valley MN 55124-7863 *823 3RD ST E *Ward: 7 *Pending as of: 5/15/2025	WALTHER & SCHNITTGER'S SUBDIVISION OF BLOCK NO. 90 OF LYMAN DAYTON'S ADDITION TO ST. PAUL LOT 27 BLK 90 ** PLEASE NOTE ** 25-028540 5/5/2025	Summary Abatement DSI Admin Fee Assessment Admin Fee Attorney Fee *** Owner and Taxpayer ***	1.00 1.00 35.00 5.00	280.00 124.00 1.00 1.00	\$280.00 \$124.00 \$35.00 \$5.00 \$444.00	33-29-22-23-0195
Jeffrey C Sutphen 3840 Monaltrie Ave Wayzata MN 55391-3527 *926 3RD ST E *Ward: 7 *Pending as of: 5/15/2025	ADAM GOTZIAN'S SUB. OF BLK. 84, LYMAN DAYTONS ADDITION TO ST. PAUL LOT 12 ** PLEASE NOTE ** 25-029657 4/30/2025	Summary Abatement DSI Admin Fee Assessment Admin Fee Attorney Fee *** Owner and Taxpayer ***	1.00 1.00 35.00 5.00	280.00 124.00 1.00 1.00	\$280.00 \$124.00 \$35.00 \$5.00 \$444.00	33-29-22-23-0102
Lora Pederson Adriana Foreman 1221 4th St E St Paul MN 55106-5309 *1221 4TH ST E *Ward: 7 *Pending as of: 5/15/2025	A. GOTZIAN'S RE OF SIGEL'S ADDITION LOT 18 AND W 25 FT OF LOT 19 BLK 17 ** PLEASE NOTE ** 25-030010 5/5/2025	Summary Abatement DSI Admin Fee Assessment Admin Fee Attorney Fee *** Owner and Taxpayer ***	1.00 1.00 35.00 5.00	280.00 124.00 1.00 1.00	\$280.00 \$124.00 \$35.00 \$5.00 \$444.00	33-29-22-14-0086
201 Opportunity Fund Llc 9220 Bass Lake Rd Ste 230 New Hope MN 55428-3018 *201 4TH ST E *Ward: 2 *Pending as of: 5/15/2025	AUDITOR'S SUBDIVISION NO. 32 ST. PAUL, MINN. EX SELY 20 FT FOR 4TH ST AND SUBJ TO PARTY WALL AGRT AND WITH ESMT LOTS 9 10 AND LOT 11 BLK 1 ** PLEASE NOTE ** 25-030451 5/7/2025	Summary Abatement DSI Admin Fee Assessment Admin Fee Attorney Fee *** Owner and Taxpayer ***	1.00 1.00 35.00 5.00	780.00 124.00 1.00 1.00	\$780.00 \$124.00 \$35.00 \$5.00 \$944.00	06-28-22-11-0002

Ratification Date:

Resolution #:

<u>Owner or Taxpayer</u>	<u>Property Description</u>	<u>Item Description</u>	<u>Unit Rate</u>	<u>Quantity</u>	<u>Charge Amts</u>	<u>Property ID</u>
Alliance Center Llc 375 Jackson St Ste 700w St Paul MN 55101-2537 *56 6TH ST E 1 *Ward: 2 *Pending as of: 5/15/2025	UNIT NO. 1	Summary Abatement	1.00	560.00	\$560.00	06-28-22-12-0298
		DSI Admin Fee	1.00	124.00	\$124.00	
		Assessment Admin Fee	35.00	1.00	\$35.00	
		Attorney Fee	5.00	1.00	\$5.00	
					<u>\$724.00</u>	
	*** Owner and Taxpayer ***					
	** PLEASE NOTE ** 25-032032 5/8/2025					
Thomas M Williams Brianna Eid 898 6th St E St Paul MN 55106-4504 *898 6TH ST E *Ward: 7 *Pending as of: 5/15/2025	DANA AND HUMES SUBDIVISION BLK 98 ETC. EX E 1 FT LOT 14	Summary Abatement	1.00	775.00	\$775.00	33-29-22-22-0088
		DSI Admin Fee	1.00	124.00	\$124.00	
		Assessment Admin Fee	35.00	1.00	\$35.00	
		Attorney Fee	5.00	1.00	\$5.00	
					<u>\$939.00</u>	
	*** Owner and Taxpayer ***					
	** PLEASE NOTE ** 25-026251 4/28/2025					
Colton Craig Smith 1060 Arcade St St Paul MN 55106-3214 *1060 ARCADE ST *Ward: 6 *Pending as of: 5/15/2025	LOCKWOOD'S ADDITION TO THE CITY OF ST. PAUL EX S 85 FT LOTS 16 AND LOT 17 BLK 2	Summary Abatement	1.00	225.00	\$225.00	28-29-22-23-0116
		DSI Admin Fee	1.00	124.00	\$124.00	
		Assessment Admin Fee	35.00	1.00	\$35.00	
		Attorney Fee	5.00	1.00	\$5.00	
					<u>\$389.00</u>	
	*** Owner and Taxpayer ***					
	** PLEASE NOTE ** 25-023056 4/14/2025					
Bruce Johnson 180 Mounds Blvd St Paul MN 55106-6231 *231 BATES AVE *Ward: 7 *Pending as of: 5/15/2025	DAYTONS BLUFF TOWNHOUSES COMMON AREA INTEREST IN LOT 1 BLK 1 ATTRIBUTABLE TO & THE FOL; LOT 6 BLK 1	Summary Abatement	1.00	225.00	\$225.00	32-29-22-41-0140
		DSI Admin Fee	1.00	124.00	\$124.00	
		Assessment Admin Fee	35.00	1.00	\$35.00	
		Attorney Fee	5.00	1.00	\$5.00	
					<u>\$389.00</u>	
	*** Owner and Taxpayer ***					
	** PLEASE NOTE ** 25-026250 4/30/2025					

Resolution #:

<u>Owner or Taxpayer</u>	<u>Property Description</u>	<u>Item Description</u>	<u>Unit Rate</u>	<u>Quantity</u>	<u>Charge Amts</u>	<u>Property ID</u>
Erica L Cichocki 1489 Birmingham St St Paul MN 55106-1407 *1489 BIRMINGHAM ST *Ward: 6 *Pending as of: 5/15/2025	MAYALL PARK SE 1/4 OF LOT 1 BLK 1 ** PLEASE NOTE ** 25-024459 4/30/2025	Summary Abatement DSI Admin Fee Assessment Admin Fee Attorney Fee *** Owner and Taxpayer ***	1.00 1.00 35.00 5.00	795.00 124.00 1.00 1.00	\$795.00 \$124.00 \$35.00 \$5.00 \$959.00	22-29-22-23-0023
Urban Homeworks Inc 927 W Broadway Ave Ste 301 Minneapolis MN 55411-2615 *529 BLAIR AVE *Ward: 1 *Pending as of: 5/15/2025	SMITH'S SUBDIVISION OF BLOCK 3 OF STINSON'S DIVISION OF NW 1/4, SEC. 36, T. 29, R. 23 WEST LOT 8 BLK 3 ** PLEASE NOTE ** 25-030330 5/7/2025	Summary Abatement DSI Admin Fee Assessment Admin Fee Attorney Fee *** Owner and Taxpayer ***	1.00 1.00 35.00 5.00	280.00 124.00 1.00 1.00	\$280.00 \$124.00 \$35.00 \$5.00 \$444.00	36-29-23-22-0049
Sibet Renovations Llc 7434 Aldrich Ct N Brooklyn Park MN 55444-2675 *594 BRUNSON ST *Ward: 2 *Pending as of: 5/15/2025	BRUNSONS ADDITION PART BLK 1 AND ALL OF 2 THRU 12 N 1/2 OF S 2/3 OF LOTS 5 AND LOT 6 BLK 2 ** PLEASE NOTE ** 25-032153 5/14/2025	Summary Abatement DSI Admin Fee Assessment Admin Fee Attorney Fee *** Owner and Taxpayer ***	1.00 1.00 35.00 5.00	225.00 124.00 1.00 1.00	\$225.00 \$124.00 \$35.00 \$5.00 \$389.00	32-29-22-24-0025
Hazem Mohamed Luis Espejel 955 Burr St St Paul MN 55130-4007 *955 BURR ST *Ward: 5 *Pending as of: 5/15/2025	EDMUND RICE'S FIRST ADDITION TO ST. PAUL S 40 FT OF E 100 FT OF LOT 11 BLK 9 ** PLEASE NOTE ** 25-028906 4/28/2025	Summary Abatement DSI Admin Fee Assessment Admin Fee Attorney Fee *** Owner and Taxpayer ***	1.00 1.00 35.00 5.00	280.00 124.00 1.00 1.00	\$280.00 \$124.00 \$35.00 \$5.00 \$444.00	29-29-22-31-0059

Ratification Date:

Resolution #:

<u>Owner or Taxpayer</u>	<u>Property Description</u>	<u>Item Description</u>	<u>Unit Rate</u>	<u>Quantity</u>	<u>Charge Amts</u>	<u>Property ID</u>
Consuelo A Carrillo	AMERICAN BUILDING CO. PLAT 1	Summary Abatement	1.00	335.00	\$335.00	35-29-23-23-0062
Andrew Carrillo	LOT 3	DSI Admin Fee	1.00	124.00	\$124.00	
655 Woodduck Dr Unit H		Assessment Admin Fee	35.00	1.00	\$35.00	
Woodbury MN 55125-1827		Attorney Fee	5.00	1.00	\$5.00	
*1020 CHARLES AVE					<u>\$499.00</u>	
*Ward: 1		*** Owner and Taxpayer ***				
*Pending as of: 5/15/2025						
	** PLEASE NOTE ** 25-025898 4/25/2025					
Urban Homeworks Inc	SMITHS SUBD OF BLKS 9 10 15 AND	Summary Abatement	1.00	315.00	\$315.00	36-29-23-24-0166
927 W Broadway Ave Ste 301	16 LOT 10 BLK 10	DSI Admin Fee	1.00	124.00	\$124.00	
Minneapolis MN 55411-2615		Assessment Admin Fee	35.00	1.00	\$35.00	
*461 CHARLES AVE		Attorney Fee	5.00	1.00	\$5.00	
					<u>\$479.00</u>	
*Ward: 1		*** Owner and Taxpayer ***				
*Pending as of: 5/15/2025						
	** PLEASE NOTE ** 25-029992 5/7/2025					***ESCROW***
Yong Gang Dong	SYNDICATE NO. 2 ADDITION SUBJ TO	Summary Abatement	1.00	660.00	\$660.00	35-29-23-14-0114
Chang Wang	ESMTS; EX E 20FT OF LOT 20 AND	DSI Admin Fee	1.00	124.00	\$124.00	
4136 Cashell Gln	ALL OF LOT 19 BLK 1	Assessment Admin Fee	35.00	1.00	\$35.00	
Eagan MN 55122-2807		Attorney Fee	5.00	1.00	\$5.00	
*667 CHARLES AVE					<u>\$824.00</u>	
*Ward: 1		*** Owner and Taxpayer ***				
*Pending as of: 5/15/2025						
	** PLEASE NOTE ** 25-031343 5/7/2025					
Thi Thu Ha Phan	EDMUND RICE'S FIRST ADDITION TO	Summary Abatement	1.00	2,535.00	\$2,535.00	29-29-22-32-0084
903 Burr St	ST. PAUL LOT 6 BLK 6	DSI Admin Fee	1.00	124.00	\$124.00	
St Paul MN 55130-4007		Assessment Admin Fee	35.00	1.00	\$35.00	
*869 CLARK ST		Attorney Fee	5.00	1.00	\$5.00	
					<u>\$2,699.00</u>	
*Ward: 5		*** Owner and Taxpayer ***				
*Pending as of: 5/15/2025						
	** PLEASE NOTE ** 25-026735 5/9/2025					

Ratification Date:

Resolution #:

<u>Owner or Taxpayer</u>	<u>Property Description</u>	<u>Item Description</u>	<u>Unit Rate</u>	<u>Quantity</u>	<u>Charge Amts</u>	<u>Property ID</u>
Thi Thu Ha Phan 903 Burr St St Paul MN 55130-4007 *875 CLARK ST *Ward: 5 *Pending as of: 5/15/2025	EDMUND RICE'S FIRST ADDITION TO ST. PAUL LOT 7 BLK 6	Summary Abatement DSI Admin Fee Assessment Admin Fee Attorney Fee	1.00 1.00 35.00 5.00	2,460.00 124.00 1.00 1.00	\$2,460.00 \$124.00 \$35.00 \$5.00 <u>\$2,624.00</u>	29-29-22-32-0085
	** PLEASE NOTE ** 25-026736 5/9/2025	*** Owner and Taxpayer ***				
Theresa E Abitong 882 Clark St St Paul MN 55130-4213 *882 CLARK ST *Ward: 5 *Pending as of: 5/15/2025	EDMUND RICE'S FIRST ADDITION TO ST. PAUL EX S 6 FT LOT 12 BLK 5	Summary Abatement DSI Admin Fee Assessment Admin Fee Attorney Fee	1.00 1.00 35.00 5.00	225.00 124.00 1.00 1.00	\$225.00 \$124.00 \$35.00 \$5.00 <u>\$389.00</u>	29-29-22-32-0037
	** PLEASE NOTE ** 25-029416 5/14/2025	*** Owner and Taxpayer ***				
Twin Cities Property Management Llc 6301 Quinwood Ln N # 122 Maple Grove MN 55369-5704 *620 COOK AVE E *Ward: 6 *Pending as of: 5/15/2025	ARLINGTON HILLS ADDITION TO ST. PAUL 40/45 THRU 49 LOT 5 BLK 6	Summary Abatement DSI Admin Fee Assessment Admin Fee Attorney Fee	1.00 1.00 35.00 5.00	595.00 124.00 1.00 1.00	\$595.00 \$124.00 \$35.00 \$5.00 <u>\$759.00</u>	29-29-22-13-0063
	** PLEASE NOTE ** 25-028682 5/2/2025	*** Owner and Taxpayer ***				
Oromo American Twhid Islamic Com St Paul 430 Dale St St Paul MN 55103-2255 *430 DALE ST N *Ward: 1 *Pending as of: 5/15/2025	CENTRAL VILLAGE ADDITION S 130.07 FT MOL LYING W OF BLK 28 MACKUBIN & MARSHALLS ADD OF LOT 3 BLK 1	Summary Abatement DSI Admin Fee Assessment Admin Fee Attorney Fee	1.00 1.00 35.00 5.00	895.00 124.00 1.00 1.00	\$895.00 \$124.00 \$35.00 \$5.00 <u>\$1,059.00</u>	36-29-23-32-0007
	** PLEASE NOTE ** 25-020710 5/7/2025	*** Owner and Taxpayer ***				

Ratification Date:

Resolution #:

<u>Owner or Taxpayer</u>	<u>Property Description</u>	<u>Item Description</u>	<u>Unit Rate</u>	<u>Quantity</u>	<u>Charge Amts</u>	<u>Property ID</u>
Sara Chang	FAIRVIEW ADDITION LOT 4 BLK 8	Summary Abatement	1.00	225.00	\$225.00	29-29-22-24-0080
Sia Chang		DSI Admin Fee	1.00	124.00	\$124.00	
1039 Edgerton St		Assessment Admin Fee	35.00	1.00	\$35.00	
St Paul MN 55130-3860		Attorney Fee	5.00	1.00	\$5.00	
*1039 EDGERTON ST					\$389.00	
*Ward: 5		*** Owner and Taxpayer ***				
*Pending as of: 5/15/2025						
	** PLEASE NOTE ** 25-029413 5/12/2025					
Patricia A Denny	FAIRVIEW ADDITION LOT 4 BLK 1	Summary Abatement	1.00	225.00	\$225.00	29-29-22-24-0004
1067 Edgerton St		DSI Admin Fee	1.00	124.00	\$124.00	
St Paul MN 55130-3859		Assessment Admin Fee	35.00	1.00	\$35.00	
*1067 EDGERTON ST		Attorney Fee	5.00	1.00	\$5.00	
					\$389.00	
*Ward: 5		*** Owner and Taxpayer ***				
*Pending as of: 5/15/2025						
	** PLEASE NOTE ** 25-025001 4/30/2025					
Rachel Tarrats	BEAUPRE & KELLYS ADDITION TO	Summary Abatement	1.00	225.00	\$225.00	29-29-22-21-0087
3746 Thomas Ave N	SAINT PAUL, RAMSEY CO., MINN. S 4	DSI Admin Fee	1.00	124.00	\$124.00	
Minneapolis MN 55412-1841	FT OF LOT 4 AND ALL OF LOT 5 BLK 12	Assessment Admin Fee	35.00	1.00	\$35.00	
*1119 EDGERTON ST		Attorney Fee	5.00	1.00	\$5.00	
					\$389.00	
*Ward: 5		*** Owner and Taxpayer ***				
*Pending as of: 5/15/2025						
	** PLEASE NOTE ** 25-029687 5/2/2025					
Clearl Adams	SYNDICATE NO. 5 ADDITION LOT 30	Summary Abatement	1.00	1,025.00	\$1,025.00	34-29-23-13-0029
1221 Edmund Ave	BLK 17	DSI Admin Fee	1.00	124.00	\$124.00	
St Paul MN 55104-2525		Assessment Admin Fee	35.00	1.00	\$35.00	
*1221 EDMUND AVE		Attorney Fee	5.00	1.00	\$5.00	
					\$1,189.00	
*Ward: 4		*** Owner and Taxpayer ***				
*Pending as of: 5/15/2025						
	** PLEASE NOTE ** 25-030831 5/7/2025					

Ratification Date:

Resolution #:

<u>Owner or Taxpayer</u>	<u>Property Description</u>	<u>Item Description</u>	<u>Unit Rate</u>	<u>Quantity</u>	<u>Charge Amts</u>	<u>Property ID</u>
Blackstone 1 Llc 3033 Excelsior Blvd Ste 100 Minneapolis MN 55416-4673 *465 EDMUND AVE *Ward: 1 *Pending as of: 5/15/2025	SMITHS SUBD OF BLKS 9 10 15 AND 16 LOT 39 BLK 10	Summary Abatement DSI Admin Fee Assessment Admin Fee Attorney Fee	1.00 1.00 35.00 5.00	375.00 124.00 1.00 1.00	\$375.00 \$124.00 \$35.00 \$5.00 <u>\$539.00</u>	36-29-23-24-0136
	** PLEASE NOTE ** 25-029298 5/5/2025	*** Owner and Taxpayer ***				***ESCROW***
Mai Lan Nguyen 485 Edmund Ave St Paul MN 55103-1608 *485 EDMUND AVE *Ward: 1 *Pending as of: 5/15/2025	SMITHS SUBD OF BLKS 9 10 15 AND 16 LOT 34 BLK 10	Summary Abatement DSI Admin Fee Assessment Admin Fee Attorney Fee	1.00 1.00 35.00 5.00	560.00 124.00 1.00 1.00	\$560.00 \$124.00 \$35.00 \$5.00 <u>\$724.00</u>	36-29-23-24-0131
	** PLEASE NOTE ** 25-029296 5/2/2025	*** Owner and Taxpayer ***				
William W Layer 506 Edmund Ave St Paul MN 55103-1610 *506 EDMUND AVE *Ward: 1 *Pending as of: 5/15/2025	H. M. RANNEY'S SUBDIVISION BLOCK 11, STINSON'S DIVISION TO ST. PAUL, MINN. LOT 2 BLK 2	Summary Abatement DSI Admin Fee Assessment Admin Fee Attorney Fee	1.00 1.00 35.00 5.00	225.00 124.00 1.00 1.00	\$225.00 \$124.00 \$35.00 \$5.00 <u>\$389.00</u>	36-29-23-23-0033
	** PLEASE NOTE ** 25-029300 5/5/2025	*** Owner and Taxpayer ***				
House 1 Llc 3204 Holmes Ave Minneapolis MN 55408-3457 *975 EUCLID ST *Ward: 7 *Pending as of: 5/15/2025	STINSON'S SUBDIVISION OF BLOCK 80 OF LYMAN DAYTON'S ADDITION TO ST. PAUL LOT 25 BLK 80	Summary Abatement DSI Admin Fee Assessment Admin Fee Attorney Fee	1.00 1.00 35.00 5.00	315.00 124.00 1.00 1.00	\$315.00 \$124.00 \$35.00 \$5.00 <u>\$479.00</u>	33-29-22-31-0128
	** PLEASE NOTE ** 25-031019 5/7/2025	*** Owner and Taxpayer ***				

Resolution #:StPaul Assessment Roll Assessment by Address **590**

Ratification Date:

Resolution #:

<u>Owner or Taxpayer</u>	<u>Property Description</u>	<u>Item Description</u>	<u>Unit Rate</u>	<u>Quantity</u>	<u>Charge Amts</u>	<u>Property ID</u>
Samir Roldan-Tapia	AUDITOR'S SUBDIVISION NO. 69 ST.	Summary Abatement	1.00	280.00	\$280.00	32-29-22-14-0031
Fernando Cazales-Sandiero	PAUL, MINN. LOT 18 BLK 2	DSI Admin Fee	1.00	124.00	\$124.00	
366 Hope St		Assessment Admin Fee	35.00	1.00	\$35.00	
St Paul MN 55106-5130		Attorney Fee	5.00	1.00	\$5.00	
*366 HOPE ST					\$444.00	
*Ward: 7		*** Owner and Taxpayer ***				
*Pending as of: 5/15/2025						
	** PLEASE NOTE ** 25-029294 5/7/2025					
Bb Housing Associates Llc	SCOTTEN'S SUBDIVISION BLOCK 70,	Summary Abatement	1.00	350.00	\$350.00	33-29-22-31-0217
30 Meyers Ct	LYMAN DAYTON'S ADDITION TO ST.	DSI Admin Fee	1.00	124.00	\$124.00	
Novato CA 94947-2917	PAUL SUBJ TO HWY AND ALLEY	Assessment Admin Fee	35.00	1.00	\$35.00	
*991 HUDSON RD	LOTS 29 AND LOT 30 BLK 70	Attorney Fee	5.00	1.00	\$5.00	
*Ward: 7					\$514.00	
*Pending as of: 5/15/2025		*** Owner and Taxpayer ***				
	** PLEASE NOTE ** 25-028539 4/28/2025					
Northern Oak Investments Llc	SMITHS SUBDIVISION OF BLOCK 12,	Summary Abatement	1.00	595.00	\$595.00	36-29-23-23-0185
1813 Kentucky Ave S	STINSONS DIVISION OF ST. PAUL,	DSI Admin Fee	1.00	124.00	\$124.00	
Minneapolis MN 55426-2151	MINN. N 56 FT OF LOT 60 BLK 12	Assessment Admin Fee	35.00	1.00	\$35.00	
*551 KENT ST		Attorney Fee	5.00	1.00	\$5.00	
*Ward: 1					\$759.00	
*Pending as of: 5/15/2025		*** Owner and Taxpayer ***				
	** PLEASE NOTE ** 25-030997 5/7/2025					
Fronk Real Estate Llc	SMITH'S SUBDIVISION OF BLOCK 3	Summary Abatement	1.00	615.00	\$615.00	36-29-23-22-0040
5775 Wayzata Blvd Ste 700-9176	OF STINSON'S DIVISION OF NW 1/4,	DSI Admin Fee	1.00	124.00	\$124.00	
Saint Louis Park MN 55416-1222	SEC. 36, T. 29, R. 23 WEST LOT 16 BLK 3	Assessment Admin Fee	35.00	1.00	\$35.00	
*678 KENT ST		Attorney Fee	5.00	1.00	\$5.00	
*Ward: 1					\$779.00	
*Pending as of: 5/15/2025		*** Owner and Taxpayer ***				
	** PLEASE NOTE ** 25-030328 5/7/2025					

Ratification Date:

Resolution #:

<u>Owner or Taxpayer</u>	<u>Property Description</u>	<u>Item Description</u>	<u>Unit Rate</u>	<u>Quantity</u>	<u>Charge Amts</u>	<u>Property ID</u>
Freestone Llc	GOVERNOR JOHNSON ADDITION	Summary Abatement	1.00	280.00	\$280.00	28-29-22-13-0004
755 Bielenberg Dr # 106	LOT 5 BLK 1	DSI Admin Fee	1.00	124.00	\$124.00	
Woodbury MN 55125-4434		Assessment Admin Fee	35.00	1.00	\$35.00	
*1100 MAGNOLIA AVE E		Attorney Fee	5.00	1.00	\$5.00	
*Ward: 6					<u>\$444.00</u>	
*Pending as of: 5/15/2025		*** Owner and Taxpayer ***				
	** PLEASE NOTE ** 25-029411 4/30/2025					
917 Margaret Llc	ROBERT P. LEWIS' SUBDIVISION OF	Summary Abatement	1.00	280.00	\$280.00	33-29-22-22-0047
1330 Lagoon Ave Fl 4	BLK. 106 LYMAN DAYTON'S	DSI Admin Fee	1.00	124.00	\$124.00	
Minneapolis MN 55408-2885	ADDITION TO ST. PAUL EX W 13 FT	Assessment Admin Fee	35.00	1.00	\$35.00	
*917 MARGARET ST	LOT 25	Attorney Fee	5.00	1.00	\$5.00	
*Ward: 7					<u>\$444.00</u>	
*Pending as of: 5/15/2025		*** Owner and Taxpayer ***				
	** PLEASE NOTE ** 25-028192 4/30/2025					
1630 Marion Llc	RICE STREET VILLAS LOTS 16 THRU	Summary Abatement	1.00	635.00	\$635.00	24-29-23-11-0025
13981 Ember Way	LOT 19 BLK 3	DSI Admin Fee	1.00	124.00	\$124.00	
Apple Valley MN 55124-9258		Assessment Admin Fee	35.00	1.00	\$35.00	
*1630 MARION ST		Attorney Fee	5.00	1.00	\$5.00	
*Ward: 5					<u>\$799.00</u>	
*Pending as of: 5/15/2025		*** Owner and Taxpayer ***				
	** PLEASE NOTE ** 25-029312 5/5/2025					
Maryland Portfolio Llc	KAUFHOLD'S ADDITION E 150 FT OF	Summary Abatement	1.00	1,060.00	\$1,060.00	26-29-22-21-0021
3853 Central Ave Ne	N 74 FT LOT 8 AND ALL OF LOT 1 BLK 1	DSI Admin Fee	1.00	124.00	\$124.00	
Columbia Heights MN 55421-3930		Assessment Admin Fee	35.00	1.00	\$35.00	
*1952 MARYLAND AVE E		Attorney Fee	5.00	1.00	\$5.00	
*Ward: 6					<u>\$1,224.00</u>	
*Pending as of: 5/15/2025		*** Owner and Taxpayer ***				
	** PLEASE NOTE ** 25-029158 4/30/2025					

Ratification Date:

Resolution #:

<u>Owner or Taxpayer</u>	<u>Property Description</u>	<u>Item Description</u>	<u>Unit Rate</u>	<u>Quantity</u>	<u>Charge Amts</u>	<u>Property ID</u>
Pioneer Lodge No 1 F And A M 334 Milton St N St Paul MN 55104-5422 *334 MILTON ST N *Ward: 1 *Pending as of: 5/15/2025	J. W. FALLIHEE'S REARRANGEMENT OF BLOCK 2, ROGER'S 2ND ADDITION TO ST. PAUL EX AVE LOT 8 BLK 2	Summary Abatement DSI Admin Fee Assessment Admin Fee Attorney Fee	1.00 1.00 35.00 5.00	615.00 124.00 1.00 1.00	\$615.00 \$124.00 \$35.00 \$5.00 <u>\$779.00</u>	35-29-23-34-0021
	** PLEASE NOTE ** 25-025892 5/2/2025	*** Owner and Taxpayer ***				
Distinguished Properties Llc 7760 France Ave S Ste 1100 Bloomington MN 55435-5930 *1657 MINNEHAHA AVE E *Ward: 7 *Pending as of: 5/15/2025	DENSLOWS REARRANGEMENT ETC. LOT 30 BLK 9	Summary Abatement DSI Admin Fee Assessment Admin Fee Attorney Fee	1.00 1.00 35.00 5.00	595.00 124.00 1.00 1.00	\$595.00 \$124.00 \$35.00 \$5.00 <u>\$759.00</u>	27-29-22-43-0103
	** PLEASE NOTE ** 25-027107 5/2/2025	*** Owner and Taxpayer ***				
Sweet Spot One Llc 5227 Beaver St White Bear Township MN 55110-6538 *747 PAYNE AVE *Ward: 6 *Pending as of: 5/15/2025	WATSON'S DIVISION "D" SUBJ TO PAYNE AVE LOTS 1 THRU LOT 5	Summary Abatement DSI Admin Fee Assessment Admin Fee Attorney Fee	1.00 1.00 35.00 5.00	595.00 124.00 1.00 1.00	\$595.00 \$124.00 \$35.00 \$5.00 <u>\$759.00</u>	29-29-22-43-0091
	** PLEASE NOTE ** 25-028689 4/28/2025	*** Owner and Taxpayer ***				
Vincent E McCain Sr Vincent McCain 2252 Reaney Ave E St Paul MN 55119-3950 *2252 REANEY AVE *Ward: 7 *Pending as of: 5/15/2025	WATTS PARK, ST. PAUL, MINN. LOT 3 BLK 8	Summary Abatement DSI Admin Fee Assessment Admin Fee Attorney Fee	1.00 1.00 35.00 5.00	225.00 124.00 1.00 1.00	\$225.00 \$124.00 \$35.00 \$5.00 <u>\$389.00</u>	26-29-22-44-0188
	** PLEASE NOTE ** 25-027108 4/25/2025	*** Owner and Taxpayer ***				

Ratification Date:

Resolution #:

<u>Owner or Taxpayer</u>	<u>Property Description</u>	<u>Item Description</u>	<u>Unit Rate</u>	<u>Quantity</u>	<u>Charge Amt</u>	<u>Property ID</u>
Everest Mn Properties Llc Po Box 764 Prior Lake MN 55372-8778 *1136 ROSS AVE *Ward: 6 *Pending as of: 5/15/2025	TERRY'S ADDITION TO THE CITY OF ST. PAUL, COUNTY OF RAMSEY, STATE OF MINN. LOT 8 BLK 3	Summary Abatement DSI Admin Fee Assessment Admin Fee Attorney Fee	1.00 1.00 35.00 5.00	325.00 124.00 1.00 1.00	\$325.00 \$124.00 \$35.00 \$5.00 <u>\$489.00</u>	28-29-22-43-0033
	** PLEASE NOTE ** 25-029659 4/30/2025	*** Owner and Taxpayer ***				
Jody Moore 1383 Ross Ave St Paul MN 55106-4107 *1383 ROSS AVE *Ward: 6 *Pending as of: 5/15/2025	TILSEN'S FOURTH ADDITION LOTS 1 AND 2 & EX W 30 FT LOT 3 BLK 4	Summary Abatement DSI Admin Fee Assessment Admin Fee Attorney Fee	1.00 1.00 35.00 5.00	280.00 124.00 1.00 1.00	\$280.00 \$124.00 \$35.00 \$5.00 <u>\$444.00</u>	27-29-22-33-0136
	** PLEASE NOTE ** 25-026750 4/30/2025	*** Owner and Taxpayer ***				
Shs Property One Llc 17932 Greenwich Way Lakeville MN 55044-5043 *1504 SHERBURNE AVE *Ward: 4 *Pending as of: 5/15/2025	LYMAN D. BAIRDS ADDITION LOT 3 BLK 5	Summary Abatement DSI Admin Fee Assessment Admin Fee Attorney Fee	1.00 1.00 35.00 5.00	840.00 124.00 1.00 1.00	\$840.00 \$124.00 \$35.00 \$5.00 <u>\$1,004.00</u>	34-29-23-23-0120
	** PLEASE NOTE ** 25-028230 5/2/2025	*** Owner and Taxpayer ***				
East Properties Llc 315 University Ave E St Paul MN 55103-2048 *308 SHERBURNE AVE *Ward: 1 *Pending as of: 5/15/2025	SUBJ TO ESMT; LOT 7, LOT 8, AND LOT 9 BLK 27	Summary Abatement DSI Admin Fee Assessment Admin Fee Attorney Fee	1.00 1.00 35.00 5.00	645.00 124.00 1.00 1.00	\$645.00 \$124.00 \$35.00 \$5.00 <u>\$809.00</u>	36-29-23-13-0230
	** PLEASE NOTE ** 25-027552 4/28/2025	*** Owner and Taxpayer ***				

Ratification Date:

Resolution #:

<u>Owner or Taxpayer</u>	<u>Property Description</u>	<u>Item Description</u>	<u>Unit Rate</u>	<u>Quantity</u>	<u>Charge Amts</u>	<u>Property ID</u>
Adeyemi Oyelola	SMITHS SUBD OF BLKS 9 10 15 AND	Summary Abatement	1.00	280.00	\$280.00	36-29-23-24-0079
391 Sherburne Ave	16 LOT 43 BLK 16	DSI Admin Fee	1.00	124.00	\$124.00	
St Paul MN 55103-1942		Assessment Admin Fee	35.00	1.00	\$35.00	
*391 SHERBURNE AVE		Attorney Fee	5.00	1.00	\$5.00	
*Ward: 1					<u>\$444.00</u>	
*Pending as of: 5/15/2025		*** Owner and Taxpayer ***				
	** PLEASE NOTE **					
	25-029655 5/7/2025					
Darren L Bergstrom	Part Tract A Adj To Lot 4 In Yanish And	Summary Abatement	1.00	610.00	\$610.00	08-28-22-42-0205
306 Sidney St E	Martins Sub Division, And In Sd C.b.	DSI Admin Fee	1.00	124.00	\$124.00	
St Paul MN 55107-3136	Lawton's Rearrangement Vac Alley	Assessment Admin Fee	35.00	1.00	\$35.00	
*306 SIDNEY ST E	Accruing Per Doc No 953654 & Lot 6 Blk	Attorney Fee	5.00	1.00	\$5.00	
*Ward: 2	50				<u>\$774.00</u>	
*Pending as of: 5/15/2025		*** Owner and Taxpayer ***				
	** PLEASE NOTE **					
	25-026796 4/30/2025					
Fronk Real Estate Llc	DAWSON'S EARL ST. ADDITION TO	Summary Abatement	1.00	355.00	\$355.00	28-29-22-31-0035
5775 Wayzata Blvd	ST. PAUL, RAMSEY CO., MINN. LOT 9	DSI Admin Fee	1.00	124.00	\$124.00	
Saint Louis Park MN 55416-1222	BLK 73	Assessment Admin Fee	35.00	1.00	\$35.00	
*1042 SIMS AVE		Attorney Fee	5.00	1.00	\$5.00	
*Ward: 6					<u>\$519.00</u>	
*Pending as of: 5/15/2025		*** Owner and Taxpayer ***				
	** PLEASE NOTE **					
	25-025326 4/30/2025					
Next Generation Homes Llc	BERGER'S RE-ARRANGEMENT OF	Summary Abatement	1.00	280.00	\$280.00	07-28-22-32-0068
Po Box 8775	BLOCK 21 OF BANNING AND	DSI Admin Fee	1.00	124.00	\$124.00	
Minneapolis MN 55408-0775	OLIVIERS ADDITION TO WEST ST.	Assessment Admin Fee	35.00	1.00	\$35.00	
*662 SMITH AVE S	PAUL N 25 FT OF LOT 11 AND ALL OF	Attorney Fee	5.00	1.00	\$5.00	
*Ward: 2	LOT 12 BLK 21				<u>\$444.00</u>	
*Pending as of: 5/15/2025		*** Owner and Taxpayer ***				
	** PLEASE NOTE **					
	25-029284 4/30/2025					

Ratification Date:

Resolution #:

<u>Owner or Taxpayer</u>	<u>Property Description</u>	<u>Item Description</u>	<u>Unit Rate</u>	<u>Quantity</u>	<u>Charge Amts</u>	<u>Property ID</u>
Fronk Real Estate Llc	CHUTE BROTHERS DIVISION NO. 3	Summary Abatement	1.00	1,175.00	\$1,175.00	35-29-23-14-0003
2495 Paddock Path	ADDITION TO THE CITY OF ST. PAUL,	DSI Admin Fee	1.00	124.00	\$124.00	
Shakopee MN 55379-5706	MINN. LOT 6	Assessment Admin Fee	35.00	1.00	\$35.00	
*642 THOMAS AVE		Attorney Fee	5.00	1.00	\$5.00	
*Ward: 1					<u>\$1,339.00</u>	
*Pending as of: 5/15/2025		*** Owner and Taxpayer ***				

** PLEASE NOTE **
25-027553 5/2/2025

White Dog Holdings Llc	LYMAN D. BAIRDS ADDITION E 5 FT	Summary Abatement	1.00	840.00	\$840.00	34-29-23-23-0130
3708 W 57th St	OF LOT 20 AND ALL OF LOTS 21 22	DSI Admin Fee	1.00	124.00	\$124.00	
Minneapolis MN 55410-2332	AND LOT 23 BLK 5	Assessment Admin Fee	35.00	1.00	\$35.00	
*1493 UNIVERSITY AVE W		Attorney Fee	5.00	1.00	\$5.00	
*Ward: 4					<u>\$1,004.00</u>	
*Pending as of: 5/15/2025		*** Owner and Taxpayer ***				

** PLEASE NOTE **
25-027002 5/2/2025

Total Summary Abatement:	\$29,505.00
Total DSI Admin Fee:	\$6,696.00
Total Assessment Admin Fee:	\$1,890.00
Total Attorney Fee:	\$270.00
Project Total:	\$38,361.00
Less Total Discounts:	\$0.00
Project Total:	\$38,361.00

54 Parcel(s)

0 Cert. Exempt Parcel(s)



City of Saint Paul

City Hall and Court House
15 West Kellogg
Boulevard
Phone: 651-266-8560

Master

File Number: RLH AR 25-73

File ID: RLH AR 25-73

Type: Resolution LH Assessment
Roll

Status: Agenda Ready

Version: 2

Contact 651-266-6153
Number:

In Control: City Council

File Created: 07/01/2025

File Name: Miscellaneous Abatement February to May 2025

Final Action:

Title: Ratifying the assessment for Miscellaneous Abatement services during February to May 2025. (File No. J2502A, Assessment No. 258564)

Notes:

Agenda Date: 09/03/2025

Sponsors: Noecker

Enactment Date:

Attachments: Notice Assessment Roll J2502A.258564

Financials Included?:

Contact Name: Tanya Panzer

Hearing Date:

Entered by: tanya.panzer@ci.stpaul.mn.us

Ord Effective Date:

History of Legislative File

Ver- sion:	Acting Body:	Date:	Action:	Sent To:	Due Date:	Return Date:	Result:
1	Legislative Hearings	07/22/2025	Referred	City Council	09/03/2025		
Action Text: Referred to the City Council due back on 9/3/2025							

Text of Legislative File RLH AR 25-73

Ratifying the assessment for Miscellaneous Abatement services during February to May 2025. (File No. J2502A, Assessment No. 258564)

WHEREAS, the Saint Paul City Council in Council File RES 25-902 accepted the Report of Completion for Miscellaneous Abatement on Private Properties during the months of February to March 2025; and

WHEREAS, the City Council's Legislative Hearing Officer has considered objections of affected property owners and developed recommendations for the City Council with respect to their assessments; and

WHEREAS, the City Council held a public hearing on September 3, 2025 to consider ratification of the assessment roll; and

WHEREAS, the City Council considered and found satisfactory the assessment of benefits, costs and expenses for the services provided; and

WHEREAS, the assessment amount for each property will be payable in a term of 1 year, with the property taxes in 2026; unless specified by the Legislative Hearing Officer's recommended amendments:

RLH TA 25-313: 1745 Nevada Avenue East; and

WHEREAS, the assessment will bear an interest rate of 5.95 percent per annum from the date of the adoption of this resolution; and

RESOLVED, that, pursuant to Chapter 429 of Minnesota State Statutes and Chapter 60 of the Saint Paul Administrative Code, the assessment is hereby in all respects ratified.

Ratification Date:

Resolution #:

<u>Owner or Taxpayer</u>	<u>Property Description</u>	<u>Item Description</u>	<u>Unit Rate</u>	<u>Quantity</u>	<u>Charge Amts</u>	<u>Property ID</u>
Alliance Center Llc 375 Jackson St Ste 700w St Paul MN 55101-2537 *55 5TH ST E *Ward: 2 *Pending as of: 5/27/2025	CITY OF ST. PAUL EX SWLY 11 FT AND EX SELY 13 FT THE SELY 135 65/100 FT OF FOL H L CARVERS SUB OF PART OF BLK 10 CITY OF ST PAUL VAC ALLEY IN AND LANGEVINS SUB OF PART OF BLK 10 CITY OF ST PAUL	Miscellaneous Abatement DSI Admin Fee Assessment Admin Fee Attorney Fee	1.00 1.00 35.00 5.00	3,696.00 124.00 1.00 1.00	\$3,696.00 \$124.00 \$35.00 \$5.00 <u><u>\$3,860.00</u></u>	06-28-22-12-0031
		*** Owner and Taxpayer ***				

** PLEASE NOTE **

Capital City Ramp Llc 375 Jackson St Ste 700 West St Paul MN 55101-2537 *43 KELLOGG BLVD E *Ward: 2 *Pending as of: 5/27/2025	CITY OF ST. PAUL SUBJ TO & WITH PARTY WALL AGREEMENT IN DOC NO.2165105; THE FOL SELY 12 FT; EX THE SWLY 1/2 OF LOT 5 ALL OF LOTS 1 THRU 4 SELY 12 FT OF LOT 6 & ALL OF LOTS 7 & 8 & THE SWLY 5 FT OF	Miscellaneous Abatement DSI Admin Fee Assessment Admin Fee Attorney Fee	1.00 1.00 35.00 5.00	3,925.00 124.00 1.00 1.00	\$3,925.00 \$124.00 \$35.00 \$5.00 <u><u>\$4,089.00</u></u>	06-28-22-12-0133
		*** Owner and Taxpayer ***				

** PLEASE NOTE **

David Cooper 1745 Nevada Ave E St Paul MN 55106-1537 *1745 NEVADA AVE E *Ward: 6 *Pending as of: 5/27/2025	R. F. MARVIN'S ADDITION ST. PAUL EX E 30 FT LOT 22 AND ALL OF LOT 21 BLK 1	Miscellaneous Abatement DSI Admin Fee Assessment Admin Fee Attorney Fee	1.00 1.00 35.00 5.00	6,050.00 124.00 1.00 1.00	\$6,050.00 \$124.00 \$35.00 \$5.00 <u><u>\$6,214.00</u></u>	22-29-22-14-0053
		*** Owner and Taxpayer ***				

** PLEASE NOTE **
25 005478

Total Miscellaneous Abatement:	\$13,671.00
Total DSI Admin Fee:	\$372.00
Total Assessment Admin Fee:	\$105.00
Total Attorney Fee:	\$15.00

Project Total: \$14,163.00**Less Total Discounts: \$0.00****Project Total: \$14,163.00****3 Parcel(s)****0 Cert. Exempt Parcel(s)**