



City of Saint Paul

15 West Kellogg Blvd.
Saint Paul, MN 55102

Minutes - Final Legislative Hearings

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Tuesday, May 5, 2015

9:00 AM

Room 330 City Hall & Court House

9:00 a.m. Hearings

Special Tax Assessments

- 1 [RLH TA 15-266](#) Ratifying the Appealed Special Tax Assessment for Real Estate Project No. J1509A, Assessment No. 158519 at 1642 BARCLAY STREET.

Sponsors: Bostrom

Kia Lee, Quincy Inc, owner, appeared.

Inspector Paula Seeley:

- Clean-up - failure to maintain exterior property
- Summary Abatement Order issued Feb 4, 2015; compliance Feb 10; re-checked Feb 11
- work done Feb 12 for a cost of \$344 + \$160 service charge = \$504
- sent to Quincy Inc, 488 Oak Creek Dr S, Vadnais Hghts MN and Occupant
- no returned mail
- Overflowing garbage, piles of garbage bags, paper in area
- photos
- there's some history with garbage (10-22-14); sent SA and was taken care of by owner

Ms. Lee:

- that day the tenant moved; they put some stuff on the street where the trash service pick-ups; they said that they'd pick-up on Mon but they didn't pick up everything; tenants called them again but they would not come back again until the next week
- the city picked-up before the company could come back and get the rest of the stuff

VIDEO - something on deck and near garage

Ms. Lee:

- usually I get Notice but this time, she didn't get any Notice from the city; just the bill

- Ms. Moermond:

- that stuff was out there a couple of weeks
- it's your responsibility to maintain the property; the city holds you accountable
- there was no returned mail; DSI did mail it to you
- on balance, she doesn't understand why this wasn't taken care of by you
- she will look at their history with other properties and make her recommendation

- will call her back

Approve the assessment.

Referred to the City Council due back on 6/17/2015

- 2 [RLH TA 15-284](#) Ratifying the Appealed Special Tax Assessment for Real Estate Project No. J1509A, Assessment No. 158519 at 689 BEDFORD STREET.

Sponsors: Brendmoen

Robert Coffin, owner, appeared.

Inspector Joe Yannarely, Vacant Buildings:

- Summary Abatement Notice issued Jan 27, 2015; compliance date Feb 4; re-checked Feb 4
- city removed garbage/rubbish Feb 5 for a cost of \$428 + \$160 service charge = \$588
- 4 Work Orders within the last year

Mr. Coffin:

- he believes that he owes a portion of this because it wasn't entirely his fault; his house flooded and they had to get things outside; his water bill is \$1800
- regarding the garbage, etc: he sends someone out there every 4 -5 days to pick up the yard because people in the neighborhood just seem to throw "whatever" into the yard
- wants to maintain the property and turn it back into a rental

VIDEO - refuse, wood and construction debris in yard and blvd

Mr. Coffin:

- thinks that the guys who haul junk for him missed it by one day; he said that he was going to get it but had a family emergency; only, Mr. Coffin didn't know that he didn't show up until later; he was gone for a few days; when he came back, he had to hire someone else

Ms. Moermond:

- the city did do the work and they did send you Notice
- it was a big mess; she is stuck
- will recommend approval of this assessment

Approve the assessment.

Referred to the City Council due back on 6/17/2015

- 3 [RLH TA 15-283](#) Ratifying the Appealed Special Tax Assessment for Real Estate Project No. VB1508, Assessment No. 158812 at 689 BEDFORD STREET. (Public Hearing to be continued to August 5, 2015)

Sponsors: Brendmoen

Robert Coffin, owner, appeared.

Inspector Joe Yannarely:

- Annual Vacant Building Registration fee
- Certificate of Occupancy was Revoked and it was referred to the Vacant Building

Program Feb 6, 2014; opened up a Category 2 VB, single family
- sees no permits; a mechanical was withdrawn

Mr. Coffin:

- someone moved their things in before they were supposed to be there
- the house has always been a Class A (5-6 years); it's a Section 8
- the C of O was never renewed because he put the house on the market
- the boiler cracked, broke and caused the flooding
- wants to rent it out
- he hadn't realized that he had to go thru all of this before they could work at the house so he made everything stop

Ms. Moermond:

- the VB fee is for the period of Feb 6, 2015 - Feb 6, 2016

Mr. Coffin:

- how fast can I get this started?
- most things look pretty cosmetic

Mr. Yannarely:

- note in file on Mar 5, 2015: permits may be issued under Robert Coffin's ownership after a Code Compliance Report has been issued
- once a building becomes a Cat 2 VB, you need to get a Code Compliance Report

Ms. Moermond:

- first, you need to get a code compliance inspection
- the Revocation was not related to the flood, so, why was it entered into the VB Program?

Mr. Yannarely:

- it says that it was Revoked and remain a Cat 1 VB; it was changed to a Cat 2 VB Jul 23, 2014
- some Work Orders were securing it by other than normal means

Mr. Coffin:

- he thinks that it was because people kept throwing a lot of debris into the yard and it looked like no one was there; it was probably an eye soar to most

Ms. Moermond:

- you need to apply for a Code Compliance Inspection; if it wasn't necessary in the past, it surely is necessary now in light of the flood, etc; there's a fee
- pull the permits to do the work
- she will ask the dept to allow you to pull permits ASAP even though the VB fee hasn't been paid yet; and allow you to work as fast as you can
- then, she would like to cut the in half if you can get the project done in 6 months
- at the City Council Public Hearing on Jun 17, 2015, she will ask them to Lay this Over to Aug 5, CCPH
- in the meantime, get to work on those cosmetic things

To be laid over to City Council Public Hearing on August 5, 2015.

Referred to the City Council due back on 6/17/2015

4 [RLH TA 15-261](#)

Ratifying the Appealed Special Tax Assessment for Real Estate Project No. J1509A, Assessment No. 158510 at 695 BLAIR AVENUE.

Sponsors: Thao

No show; approve the assessment.

Referred to the City Council due back on 6/17/2015

- 5 [RLH TA 15-271](#) Deleting the Appealed Special Tax Assessment for Real Estate Project No. J1509A, Assessment No. 158519 at 731 BLAIR AVENUE.

Sponsors: Thao

Need to review letter sent by mail from PO's relative.

This was not discussed at the May 5th hearing.

Laid Over to the Legislative Hearings due back on 5/19/2015

- 6 [RLH TA 15-265](#) Deleting the Appealed Special Tax Assessment for Real Estate Project No. J1509A, Assessment No. 158519 at 687 CHARLES AVENUE.

Sponsors: Thao

Yan Chen, owner, appeared.

Ms. Chen:

- tenants are supposed to be here but had a medical emergency

Inspector Paula Seeley:

- Summary Abatement issued Feb 9; compliance Feb 17; re-checked Feb 17

- work done Feb 19 for a cost of \$316 + \$160 service charge = \$476

- no returned mail

- sent to Yan Chen/Joachim Mueller, 5509 Morgan Ave S, Mpls and Occupant

- scattered loose refuse along garage and alley

- city did a mattress clean-up May 18, 2014

Ms. Chen:

- she texted tenant Feb 12 saying that she received the Notice and asked what happened; tenant said that everything was taken care of

- needs to see VIDEO

VIDEO - overflowing container; debris near fence & alongside garage, backyard

Ms. Chen:

- I didn't see that much - just overflowing trash, basically; she has weekly pick-up

- trash container maybe needs to be larger; she can deal with that

- she lives in Mpls; garbage service in St. Paul is not the greatest; highly inefficient; no one picks up the big things; and there's 10 different companies running along the streets and alleyways; it's a big waste

- she'd like to have municipal garbage service in St. Paul, as Mpls

- she talked with the Mayor and Councilmember

Ms. Moermond:

- your concern will be discussed but it's probably 10 months out

Ms. Chen:

- people in the neighborhood of that property litter a lot and they bring their trash to others' backyards

- she didn't know that a garbage container needed to be closed, too

VIDEO - one more time

Ms. Chen:

- according to her tenant and in my judgment, she probably thought that she took care of everything
- in 2014 - mattresses - people drop things off

Ms. Moermond:

- will make a deal; you need a larger can if it's overflowing
- if you get a larger garbage container, she will recommend deleting this assessment
- City Council Public Hearing Jun 17, 2015
- you will get a letter in the mail saying that you will have to provide sufficient garbage containers; if you comply, she will delete this assessment

Delete the assessment.

Referred to the City Council due back on 6/17/2015

- 7 [RLH TA 15-262](#) Deleting the Appealed Special Tax Assessment for Real Estate Project No. J1505E, Assessment No. 158307 at 54 DELOS STREET WEST (INCLUDES 56 DELOS STREET WEST).

Sponsors: Thune

Delete the assessment; there were no photos taken to substantiate that refuse existed. Parks discovered no refuse on site. (No hearing necessary)

Referred to the City Council due back on 6/3/2015

- 8 [RLH TA 15-259](#) Ratifying the Appealed Special Tax Assessment for Real Estate Project No. J1509A, Assessment No. 158510 at 1412 DESOTO STREET.

Sponsors: Brendmoen

Yang Ly, owner, appeared.

Inspector Paula Seeley:

- Summary Abatement Notice issued Jan 27, 2015; compliance Feb 2; re-checked Feb 2
- work done Feb 4, for a cost of \$288 + \$160 service charge = \$448
- failure to maintain exterior property: remove all bags of garbage from rear deck
- no returned mail
- sent to Yang Ly, 5811 Hytrail Ave N, Lake Elmo and Occupant
- Jul 14, 2014 - Orders on refuse

Ms. Ly:

- when I got the Notice, I checked with her 3 brothers, who were living there and they told her that it was about 7-8 plastic bags of cans to be recycled; they were waiting for warmer days to take it to the recycling center
- it wasn't trash; it was recycling
- there is no garage
- they don't have a recycling container
- she checked and was told that the city does not have a recycling can
- where she lives in Lake Elmo, she is required to have a recycling can whether or

not I want it

VIDEO - a few bags on the back deck

Ms. Moermond:

- *she has never heard that one is not required to have a recycling can; everyone in the city has those blue recycling containers*
- *you got Notice and it wasn't taken care of*
- *will recommend approval of this assessment*
- *you can purchase containers at Menard's or get them from your District Council or Neighborhood Energy Consortium*

Approve the assessment.

Referred to the City Council due back on 6/17/2015

- 9 [RLH TA 15-273](#) Ratifying the Appealed Special Tax Assessment for Real Estate Project No. J1509A, Assessment No. 158519 at 204 FRONT AVENUE.

Sponsors: Thao

No show; approve the assessment.

Referred to the City Council due back on 6/17/2015

- 10 [RLH TA 15-216](#) Ratifying the Appealed Special Tax Assessment for Real Estate Project No. J1508A, Assessment No. 158514 at 356 GEORGE STREET WEST.

Sponsors: Thune

Stacey Ringness, owner-occupant, appeared.

Inspector Paula Seeley:

- *Summary Abatement Snow Order sent Jan 16, 2015; compliance Jan 18; re-checked Jan 23*
- *work done Jan 27 for a cost of \$80 + \$160 service charge = \$240*
- *no returned mail*
- *inspector noted: corner lot- compacted snow/ice; no attempt to clear George St walk*
- *sent to Occupant and Stacey Ringness*
- *VIDEO - removed snow/ice full width; salt and sand*

Ms. Ringness:

- *during Jan, she had a lot of personal things going on*
- *she didn't notice much snow*
- *she knows that it's her responsibility*
- *she got the notice but she didn't check her mail for a couple of weeks because she was in a job re-location and going thru some financial/legal things*

Ms. Moermond:

- *this Order went out Jan 16; 3 inches of snow had fallen on Jan 8 (her snow charts); there were also a couple of dustings in between that snowfall and Jan 16; thinks snow melt and froze again to make it all bumpy*

Ms. Ringness:

- \$240 could break her

Ms. Moermond:

- sounds like there are some financial considerations here
 - will recommend approval of this assessment paid over 5 years
- Approve and spread over 5 years.

Referred to the City Council due back on 5/20/2015

- 11 [RLH TA 15-269](#) Ratifying the Appealed Special Tax Assessment for Real Estate Project No. J1509A, Assessment No. 158519 at 1252 JAMES AVENUE.

Sponsors: Tolbert

Sean Keatts, new owner, appeared.

Inspector Paula Seeley:

- Summary Abatement Order issued Jan 8, 2015; compliance Jan 14; re-checked Feb 4
- work done Feb 6 for a cost of \$288 + \$160 = \$448
- failure to maintain exterior of property: refuse in bags, carpet and pad, cans, pails, other refuse behind garage near alley
- sent to Katherine Yngve/Alan Yngve, PO Box 16502, St. Paul; Richard B Peterson 2685 Patton Rd, St. Paul and Occupant
- no returned mail

Inspector John Peter Ross:

- a verbal extension had been granted on this one

Ms. Seeley:

- comments: inspector spoke with owner and granted an extension to 1/28/15 to clean-up the refuse. Inspector also noted that on initial inspection, the property was listed for sale; however, no TISH was on file. On re-inspection, inspector noted that the TISH had been done and was on file

Mr. Keatts:

- purchased property Feb 11, 2015
- did not get SA Notice
- introduced a Ratification of Assessment for Jan that's marked paid
- he received one effective Feb 2
- he is still confused because he didn't purchase the property until the 11th; he received no Orders or Notices except for the 2 he has here

Ms. Moermond:

- this clean-up predated your ownership so you would not have received the Orders
- if you closed Feb 11, it was incumbent upon the seller to disclose to you that this was an outstanding Order and pending Assessment

Mr. Keatts:

- he contacted the title company that got back to him with the Ratification marked "Paid"

Ms. Moermond:

- J1509A roll is what we are discussing today; the Ratification is for J1508A (the previous month)

Ms. Seeley:

- the city did the snow Order Jan 12, 2015
- Ramsey County still doesn't have Mr. Keatts information for this property (Mr. Keatts: he always goes down to the county right after closings.)

Mr. Ross:

- he was working with the realtor on the TISH; there were a little slow in getting the TISH inspection; he informed them verbally that they had to clean-up the stuff in the back of the property; the reason for the 1 month delay is because he repeatedly got assurances that it would be taken care of
- provided Mr. Keatts with his business card

Ms. Moermond:

- the realtor knew what was going on; he failed to take care of business
- this is on the seller, he got the Order and did not disclose
- your realtor should have taken care of getting that property registered in your name; double check with the realtor
- gave a copy of the Orders/photos that were sent to the previous owner
- City Council Public Hearing Jun 17, 2015
- call Ms. Moermond if this hasn't been resolved by Jun 17

Approve the assessment.

Referred to the City Council due back on 6/17/2015

- 12 [RLH TA 15-260](#) Deleting the Appealed Special Tax Assessment for Real Estate Project No. J1509A, Assessment No. 158519 at 534 JENKS AVENUE.

Sponsors: Brendmoen

Delete the assessment; work was done before compliance date. (No hearing necessary)

Referred to the City Council due back on 6/17/2015

- 13 [RLH TA 15-280](#) Deleting the Appealed Special Tax Assessment for Real Estate Project No. VB1508, Assessment No. 158812 at 750 JESSIE STREET.

Sponsors: Brendmoen

Rehab recently completed; delete the assessment as it is less than 60 days into the year. (No hearing necessary)

Referred to the City Council due back on 6/17/2015

- 14 [RLH TA 15-264](#) Ratifying the Appealed Special Tax Assessment for Real Estate Project No. J1509A, Assessment No. 158519 at 1713 MARGARET STREET.

Sponsors: Finney

Laurie Lehmann, owner, appeared.

Inspector Paula Seeley:

- Snow Order issued Feb 18 and again on Feb 24, 2015; compliance Feb 21 on the

1st Order; rechecked Feb 26

- work done Feb 27 for a cost of \$80 + \$160 = \$240

- history: 2009 and 2011: snow complaints but done by owner; 2013, Orders on Refuse

- was given a 2nd chance

- sent to Occupant and Laurie Lehmann at this address

- photos

VIDEO - compacted snow/ice

Ms. Lehmann:

- she just had to come and see; her son is living with her and it's his job to do the snow shoveling

Ms. Moermond:

- will recommend approval of this assessment

Approve the assessment.

Referred to the City Council due back on 6/17/2015

- 15 [RLH TA 15-257](#) Ratifying the Appealed Special Tax Assessment for Real Estate Project No. J1509A, Assessment No. 158519 at 388 MINNEHAHA AVENUE WEST.

Sponsors: Thao

No show; approve the assessment.

Referred to the City Council due back on 6/17/2015

- 16 [RLH TA 15-263](#) Ratifying the Appealed Special Tax Assessment for Real Estate Project No. J1509A, Assessment No. 158519 at 777 MINNEHAHA AVENUE EAST.

Sponsors: Bostrom

No show; approve the assessment.

Referred to the City Council due back on 6/17/2015

- 17 [RLH TA 15-277](#) Ratifying the Appealed Special Tax Assessment for Real Estate Project No. VB1508, Assessment No. 158812 at 800 PARK STREET. (To be deleted)

Sponsors: Thao

Code compliance certificate was issued less than 60 days after anniversary date; recommend deleting assessment. (No hearing necessary)

On June 3, 2015 Inspector Joe Yannarely emailed and stated that owner closed Friday and that title co saw that it was a pending assessment and sent a check into the City of Saint Paul. Keith Lor is the husband of the property owner Lora Vang, He is the contact person on this. He would like the check sent back if possible.

Referred to the City Council due back on 6/17/2015

- 18 [RLH TA 15-278](#) Ratifying the Appealed Special Tax Assessment for Real Estate Project No. VB1508, Assessment No. 158812 at 766 POINT DOUGLAS ROAD SOUTH.
- Sponsors:** Finney
- No show; approve the assessment.*
- Referred to the City Council due back on 6/17/2015**
- 19 [RLH TA 15-276](#) Ratifying the Appealed Special Tax Assessment for Real Estate Project No. VB1508, Assessment No. 158812 at 1258 RICE STREET.
- Sponsors:** Brendmoen
- No show; approve the assessment.*
- Referred to the City Council due back on 6/17/2015**
- 20 [RLH TA 15-282](#) Ratifying the Appealed Special Tax Assessment for Real Estate Project No. J1509A, Assessment No. 158519 at 757 ROSE AVENUE EAST.
- Sponsors:** Bostrom
- Nate Anderson, owner, appeared.*
- Inspector Paula Seeley:*
- don't have VIDEO for this address
 - if they don't get the gold card returned, they don't prepare a VIDEO
- Mr. Anderson:*
- could he get a copy of the VIDEO?
 - it's rental property; currently, he's building a case for eviction; she owes 2-3 months rent
 - didn't receive the Notice to clean-up
 - tenant told him that she had taken care of the clean-up
- Ms. Seeley:*
- Summary Abatement Order for clean-up sent Feb 19; compliance Feb 24; re-checked Feb 24
 - Vehicle Abatement Order was also sent Feb 19 to tow 2 vehicles; compliance Feb 24
 - work done Feb 25 for a cost of \$316 + \$160 = \$476
 - sent to Nathaniel Anderson, 757 Rose Ave E and Occupant
 - the VA in not in the system yet
 - photos- there was a lot of garbage on the ground
- Mr. Anderson:*
- the male tenant got his car out of the impound lot; not sure about her car
 - he ordered another container for trash from Waste Management; now, he has Aspen
 - this has been a nightmare; wants tenant to go away
 - the trash service is in his name

Ms. Moermond:

- will get Appellant some colored photos and the Orders for him to use for eviction
- we don't yet have the cost of the VA's
- we don't know for sure if SPPD towed it; if so, the assessment will be coming forward: tow charge + impound lot rent; the owner of the vehicle can reclaim it at the impound lot and pay the fees or they can leave it there and the value of the vehicle at sale will be deducted from the cost of towing and storing

Ms. Seeley:

- asked Mr. Anderson to call her to remind her to have a duplicate made of the VIDEO

Ms. Moermond:

- will recommend approval of this assessment

Approve the assessment.

Referred to the City Council due back on 6/17/2015

- 21** [RLH TA 15-267](#) Ratifying the Appealed Special Tax Assessment for Real Estate Project No. J1509A, Assessment No. 158519 at 833 SELBY AVENUE.

Sponsors: Thao

No show; approve the assessment.

Referred to the City Council due back on 6/17/2015

- 22** [RLH TA 15-254](#) Ratifying the Appealed Special Tax Assessment for Real Estate Project No. J1505E, Assessment No.158307 at 1261 SELBY AVENUE.

Sponsors: Thao

Connie Burkhart, owner, appeared.

Inspector Paula Seeley:

- Excessive Consumption fee for garage repair
- Correction Orders sent Sep 12, 2014; compliance Nov 14, 2014; re-checked Nov 17
- no contact from owner re an extension
- sent to Connie Burkhart, 1261 Selby Ave; and to Occupant
- EC was sent Nov 17, 2014
- garage is in very rough shape

Ms. Burkhart:

- she plans to fix it
- she had a Jun 1, 2015 deadline to get it fixed
- is here today, to request an extension of a couple more months

Ms. Moermond:

- looking at photos
- problems with eaves, soffit, siding is rotting

Ms. Burkhart:

- when she first got the Order, she thought that she could get a friend to fix it; upon

further examination, she realized that it would take more than that
- needs more time to scrape more money together

Ms. Moermond:

- it's 8 months since the original Order went out

Ms. Seeley:

- questioning the roof; it looks like it needs attention; shingles are cupping and curling

Ms. Burkhart:

- the roof needs some attention; there's some rotting on the edges of the roof

- the roof looks sturdy on the inside

Inspector John Peter Ross:

- there's only one EC

- the complaint was the siding, paint, broken screens, rats in garage, grass growing in the gutters, etc.

Ms. Moermond:

- the current deadline is Jun 1, 2015

- will recommend this EC be approved

- DSI has a couple of enforcement options, moving forward: 1) they could issue another Excessive Consumption; 2) they also could write a Criminal Citation; or 3) they could write an Order that says, "If you don't fix this, the city will take it down."

- the structure doesn't look unsound

- will grant an extension to Jul 1, 2015 or DSI can take more enforcement action

Approve the assessment; grant an extension until July 1, 2015 for the garage to come into compliance.

Referred to the City Council due back on 6/3/2015

23 [RLH TA 15-268](#)

Deleting the Appealed Special Tax Assessment for Real Estate Project No. J1505P, Assessment No. 158404 at 1402 SEVENTH STREET WEST.

Sponsors: Thune

Delete the assessment; waiver on file. (No hearing necessary)

Referred to the City Council due back on 6/17/2015

24 [RLH TA 15-258](#)

Ratifying the Appealed Special Tax Assessment for Real Estate Project No. J1509A, Assessment No. 158519 at 474 SHERBURNE AVENUE.

Sponsors: Thao

Duane Pawlitschek, Contract for Deed owner, appeared.

Inspector Paula Seeley:

- Summary Abatement for failure to remove refuse sent Feb 2, 2015; compliance Feb 10

- another SA was sent Feb 10; compliance Feb 17; re-checked Feb 10

- work done Feb 19 for a cost of \$438 + \$40 = \$478

- sent to Duane Pawlitschek, 475 Sherburne; Occupant; Khanti Properties, PO Box

28658, Oakdale, MN; and Nang Tran, PO Box 28658, St. Paul

- no returned mail

- history: 12/12/13 snow complaint; 4/18/14, 12/19/14 and 9/15/15 parking vehicles on grass; 2/2/15 refuse; 2/10/15 rats in the yard (under investigation)

Mr. Pawlitschek:

- his freezer was out there with food; he had a storage container out there, too; everything else, he had taken care of; people throw things in the alley all the time; then, the city came and stole my freezer; it was a working freezer; it was 20 degrees below zero; it was setting outside; he saw no reason to plug it in and pay for electricity if he didn't have to; he's not a rich man; he doesn't worry about the neighborhood; they won't take anything; he had containers out there with materials in them; the city really should not have taken those things; he'd really like to have them back but is afraid that won't happen

- doesn't know how the freezer outside is dangerous; it doesn't have a latch on it

VIDEO - removed freezer and cabinet from side of house

Inspector John Peter Ross:

- 2 SA's were sent to initially buy the owner more time; after noncompliance on the first one, it could have been Work Ordered, etc, but a 2nd SA was sent as a reminder; Inspector Westenhofer was working with the owner; however, he did save 2 rather frightening messages from the owner

- DSI deems a freezer outside to be inappropriate; it is also dangerous - kids can get in

Ms. Seeley:

- the freezer is going to rust outside; the cabinets are going to rust

Ms. Moermond:

- you got a letter telling you to remove those items; then, you got an extension but they were still there

Mr. Pawlitschek:

- he was told to talk to somebody on the 17th when they came out; he waited all day on the 17th - no one showed up; then, they came and take it 2 days later - like thieves in the night

- he'd like to know who took it so that he could bring charges against him

Ms. Moermond:

- to get changes, you could have appealed the Order to her and could have talked with her about this back in Feb

- now, we are talking about the cost of the removal of those things

- the City of Saint Paul removed these items from the yard

- if you want to file a claim with the city for the cost of those items, go to Room 310 for a claim form

- you did get Noticed; the city did the work and you even got an extension; plenty of opportunity to take care of business

Mr. Pawlitschek:

- you go around and mess with people who have other problems

- he has a head injury and is forgetful sometimes; he's schizophrenic and doesn't know why he keeps getting screwed with

Ms. Moermond:

- she will recommend approval of the assessment payable over 5 years

- he can also talk with the City Council at Public Hearing on Jun 17

Ms. Seeley:

- Inspector Westenhofer also has Orders out for Jun 1, 2015 for you to file a site plan to put in a parking area; do a diagram and take it to DSI; minimum of 9 x 8 square feet (asphalt, concrete, parking pavers); take it to DSI so that you don't get fined

Ms. Moermond:

- let's retain the VIDEO

Approve and spread the payments over 5 years.

Referred to the City Council due back on 6/17/2015

25 [RLH TA 15-270](#)

Ratifying the Appealed Special Tax Assessment for Real Estate Project No. J1509A, Assessment No. 158519 at 395 THOMAS AVENUE.

Sponsors: Thao

Scott Morris, owner, appeared.

Inspector Paula Seeley:

- sent Summary Abatement Order for failure to maintain exterior property Feb 5, 2015; compliance Feb 18; re-checked Feb 23

- work done Feb 25 for a cost of \$398 + \$160 service charge - \$558

- sent to Scott/Christine Morris, 10808 Nord Ave S, Bloomington; and Occupant

- remove trailer in rear yard with scrap. General improperly stored items in rear yard

- Inspector Hoffman and she have been out there on a few occasions and they were doing scrapping

VIDEO - lots of stuff in rear yard: TV, junk, loose and scattered

Mr. Morris:

- wanted to see the VIDEO

- he's a wonderful tenant with the exception of the scrapping; he hasn't been scrapping lately because Mr. Morris has been paying a lot more attention; tenant told him that he had gotten rid of everything on time, which is, obviously, not true; but he hasn't been scrapping because Mr. Morris has been going there much more frequently

- the building next door has been torn down and the back yard is much more visible

- has had one of the inspectors call and talk with his tenant because his tenant thinks that he should be able to scrap

Ms. Moermond:

- will recommend approval

Approve the assessment.

Referred to the City Council due back on 6/17/2015

26 [RLH TA 15-272](#)

Deleting the Appealed Special Tax Assessment for Real Estate Project No. VB1508, Assessment No. 158812 at 609 WELLS STREET.

Sponsors: Bostrom

Scott Beck, HavenBrook Homes, LLC, appeared.

Inspector Joe Yannarely, Vacant Buildings:

- Jan 13 is anniversary date of this Vacant Building
- rehab was completed and the house was occupied on Mar 27, 2015
- the Certificate of Occupancy was reinstated Mar 27, 2015

Mr. Beck:

- they turned off the water intentionally, which triggered the VB status

Ms. Moermond:

- in VB Program for 2 months
- will recommend deleting this assessment

Delete the assessment.

Referred to the City Council due back on 6/17/2015

Special Tax Assessments - ROLLS

- 27** [RLH AR 15-31](#) Ratifying the assessments for Collection of Vacant Building Fees billed October 28, 2014 to January 15, 2015. (File No. VB1508, Assessment No. 158812)

Sponsors: Stark

Referred to the City Council due back on 6/17/2015

- 28** [RLH AR 15-32](#) Ratifying the assessments for Property Clean Up services from February 2 to 27, 2015. (File No. J1509A, Assessment No. 158519)

Sponsors: Stark

Referred to the City Council due back on 6/17/2015

- 29** [RLH AR 15-33](#) Ratifying the assessments for Trash Hauling services from February 4 to 24, 2015. (File No. J1508G, Assessment No. 158709)

Sponsors: Stark

Referred to the City Council due back on 6/17/2015

- 30** [RLH AR 15-34](#) Ratifying the assessments for Graffiti Removal services from January 7 to 15, 2015. (File No. J1505P, Assessment No. 158404)

Sponsors: Stark

Referred to the City Council due back on 6/17/2015

11:00 a.m. Hearings

Summary Abatement Orders

- 31** [RLH SAO 14-18](#) Appeal of Mary L. Murphy and Thomas M. Murphy to a Summary

Abatement Order at 15 BAKER STREET WEST. (Public hearing continued from January 21) (To be referred back to Legislative Hearing on October 13, 2015; Council public hearing to be continued to October 21, 2015)

Sponsors: Thune

Alan King, Esq., Goetz & Eckland PA, o/b/o Roger Hodge, appeared.

Mr. King:

- *District Court action is proceeding; have a discovery cut-off of May 30, 2015*
- *have obtained some bids; thinks the neighboring homeowners have obtained at least 1 bid*
- *we are gathering some expert opinions*
- *one way or another, this case will be resolved*
- *it's a complicated issue: the wall was built in 1990 and we're 15 years after the Statute of Repose; there are Statute of Limitation issues; you have a garage that was installed after the fence (Ms. Moermond interjected: too close to the property line); there are a lot of legal issues that need to be resolved*
- *a mediation is scheduled for Jun 11, 2015*
- *both parties are bringing Motions for Summary Judgment on Jun 18*
- *District Court judges have up to 90 days to issue a decision*
- *have a trial date of Sep 21, 2015*

Inspector John Peter Ross:

- *someone contacted Larry Zangs, in Zoning by email, who said that he was representing this case but he didn't identify which party he was for*
- *we don't have anything other than the outstanding Correction Notice for both parties*

Mr. King:

- *he hasn't contacted Larry Zangs*

Ms. Moermond:

- *she is loathe to grant the appeal on these Orders because the problem continues to exist; we continue to have noncompliance*
- *the city could bring you to court but you're already there*

Mr. King:

- *both sides are pointing to the other and in the end, both may lose their motions and a jury will have to figure it out; then, there's potential coverage issues, funding issues; this is not an inexpensive repair; bids have come in between \$30,000 and \$60,000*

Mr. Ross:

- *one Order was about stabilizing the soil; he has a photo*

Mr. King:

- *understands the issue with the soil; there's potential for erosion; his client has hooked up this big garage up against a forklift, so all the poles that are holding the roof have been connected to the forklift*

Ms. Moermond:

- *wants to get Brian Karpen, the city's structural engineer out there to take a look at this to assess both properties regarding stability because that forklift sounds a little dicey to her; if Brian Karpen says it's OK; she's OK; if there needs to be a different mechanism for stabilizing it, then, let's get that taken care of; she assumes that he can get out there in the next couple weeks*

Mr. King:

- wants to get Noticed when Mr. Karen is going to be out there

Ms. Moermond:

- we'll get it looked at, along with the house and decide if there's some Orders that we need to take action on right away for stabilizing the situation while it's litigated
- these photos are a year old

To be laid over to October 13, 2015 Legislative Hearing and October 21, 2015 City Council Public Hearing anticipating that there will be an Order to stabilize the garage structure.

Referred to the City Council due back on 5/20/2015

- 32 [RLH SAO 14-17](#) Appeal of Roger Hodge to a Summary Abatement Order at 642 HALL AVENUE. (Public hearing continued from January 21) (To be referred back to Legislative Hearing on October 13, 2015; Council public hearing to be continued to October 21, 2015)

Sponsors: Thune

Alan King, Esq., Goetz & Eckland PA, o/b/o Roger Hodge, appeared.

Mr. King:

- District Court action is proceeding; have a discovery cut-off of May 30, 2015
- have obtained some bids; thinks the neighboring homeowners have obtained at least 1 bid
- we are gathering some expert opinions
- one way or another, this case will be resolved
- it's a complicated issue: the wall was built in 1990 and we're 15 years after the Statute of Repose; there are Statute of Limitation issues; you have a garage that was installed after the fence (Ms. Moermond interjected: too close to the property line); there are a lot of legal issues that need to be resolved
- a mediation is scheduled for Jun 11, 2015
- both parties are bringing Motions for Summary Judgment on Jun 18
- District Court judges have up to 90 days to issue a decision
- have a trial date of Sep 21, 2015

Inspector John Peter Ross:

- someone contacted Larry Zangs, in Zoning by email, who said that he was representing this case but he didn't identify which party he was for
- we don't have anything other than the outstanding Correction Notice for both parties

Mr. King:

- he hasn't contacted Larry Zangs

Ms. Moermond:

- she is loathe to grant the appeal on these Orders because the problem continues to exist; we continue to have noncompliance
- the city could bring you to court but you're already there

Mr. King:

- both sides are pointing to the other and in the end, both may lose their motions and a jury will have to figure it out; then, there's potential coverage issues, funding issues; this is not an inexpensive repair; bids have come in between \$30,000 and \$60,000

Mr. Ross:

- one Order was about stabilizing the soil; he has a photo

Mr. King:

- understands the issue with the soil; there's potential for erosion; his client has hooked up this big garage up against a forklift, so all the poles that are holding the roof have been connected to the forklift

Ms. Moermond:

- wants to get Brian Karpen, the city's structural engineer out there to take a look at this to assess both properties regarding stability because that forklift sounds a little dicey to her; if Brian Karpen says it's OK; she's OK; if there needs to be a different mechanism for stabilizing it, then, let's get that taken care of; she assumes that he can get out there in the next couple weeks

Mr. King:

- wants to get Noticed when Mr. Karen is going to be out there

Ms. Moermond:

- we'll get it looked at, along with the house and decide if there's some Orders that we need to take action on right away for stabilizing the situation while it's litigated
- these photos are a year old
To be laid over to October 13, 2015 Legislative Hearing and October 21, 2015 City Council Public Hearing anticipating that there will be an Order to stabilize the garage structure.

Referred to the City Council due back on 5/20/2015

33 [RLH VO 15-24](#)

Appeal of Community Stabilization Project, on behalf of Jacie Tyler, to a Notice of Condemnation as Unfit for Human Habitation and Order to Vacate at 605 DALE STREET NORTH.

Sponsors: Thao

Jacie Tyler, owner, appeared.

Carolyn Brown, Community Stabilization Project, Appellant, appeared.

Carol Lansing, Attorney, appeared.

Condemnation as Unfit for Human Habitation/Order to Vacate

Inspector Ed Smith:

- originally, the file was opened May 31, 2013 regarding the card-covered roof on the west end of the property

- recently, he received notification that there were issues with the interior

- he conducted an interior inspection Apr 30, 2015; he documented all the violations and issued a Condemnation Order because there were some serious issues: holes in the west porch roof, large enough for birds, squirrels and rodents to get in; the roof isn't in such a state that it has caused ceiling collapse; water damage on floor in bathroom; also bathroom sink faucet- cold water works, pressure is not great; the hot water does not work; kitchen sink spray hose is the only part of it that works; mold in living room ceiling where they pieced in sheet rock, where they took out the plaster; exposed wiring in the east side bedroom; also an improperly installed electrical outlet there; there's a missing window on the northeast side of that bedroom - it's covered with plastic; other issues are not health-safety issues (replacing storm windows and screens; scraping and painting)

- there were enough issues on the interior that he felt that it wasn't very safe for anyone to be there

Ms. Moermond:

- notice that originally, Inspector Skally went out there

Mr. Smith:

- Ms. Skally turned the file over to him after she issued 3 Excessive Consumption fines because the roof had not been removed

- he went out Jul 8, 2014 and issued a Criminal Citation

- we are also working with City Attorney Theresa Skarda regarding the roof

- Mr. Tyler has been approved for a Home Improvement Loan; he was told that as soon as he gets his Homeowners Insurance in place, they should be able to go ahead and get started

- re: Criminal Citation: Mr. Tyler is due back in court Jun 15, 2015; there have already been hearings; now, that he has gotten approval for the loan and once he gets Homeowners Ins taken care of, he is guessing that the tag will get dismissed

Ms. Lansing:

- Mr. Tyler owns the building; he inherited it from his family and has lived there for over 25 years; his partner, Kris, is here; she also lives there along with their dog

- their goal is to keep them in the home; in recent months, there has been a lot of rallying of community support groups with Community Stabilization Project and Neighbor Works Home Partners and Frogtown Rondo Home Funds; it's taken a lot of time to get to this point; she got involved when the Criminal Tag was issued; they were asked by SMRLS, pro bono, to assist; it has been in the court for a long time but everyone's goal has been to get to this point, in terms of the funding

- the building fell into significant disrepair after he had an injury and Kris had an illness but it is something that he has wanted to do; in prior years, he has reached out to funders but it really came together when Donna and Andy got involved

- recently, Mr. Tyler paid a Confession of Judgment on the taxes that were delinquent; he made a monetary investment

- the loans are ready to be applied for when the insurance is received

- they do not need to rezone

- their goal is to get a stay of these Orders (if it were registered as "Condemned," you can't get insurance; if it were registered as a "Vacant Building," the costs go up significantly and funds may no longer be available to do the work

- they don't have any other place to go; and they have a dog

- while they recognize the significance of the code issues, the work that is to be done includes replacing the roof; all other work would be part of the scope- people are here to give you more details on the scope of work

- the Confession of Judgment was about \$780 payments; you need to keep up with half year taxes, which are between \$600 and \$700 and an annual payment towards the Confession of Judgment, which is between \$700 and \$800

- as part of getting the loan, they will establish an escrow that Mr. Tyler pays to on a monthly basis that then will go to pay the taxes

- taxes were about 4 years past due, about \$7,000; it would have gone into foreclosure this year

- it's a substantial investment of the lenders to rehab this home but it's the cheapest way to keep Jacie and Kris from homelessness because he does own the building; it's an unusual situation in that respect

Ms. Moermond:

- these living conditions are very bad

Mr. Tyler:

- it's a money issue; these things don't just happen over night

- it's been a long going with Kris' cancer and his injury; it's hard to move forward when all these things come together

Ms. Moermond:

- asked how extensive the repairs need to be to make it livable?

Ms. Donna Corbo, Neighbor Works:

- has done a brief inspection and walked thru the property
- their construction manager with over 20 years experience, was able to look at the property for a short period and contact a roofing contractor for an estimate on the roof; the general estimate is \$70,000 for the roof, the plumbing, the interior, painting, = the whole project
- she did not bring the roof bid with her

Ms. Lansing:

- ultimately, they plan to remove the west porch, where the deep holes are in the roof

Mr. Smith:

- there's a doorway leading from the kitchen to the porch and if they installed a door it would block off rodents from getting inside

Ms. Corbo:

- it's possible that they can do emergency funds for immediate repairs

Ms. Moermond:

- deep policy issue: do we apply different housing standards because of lower income that we do for you than we would for other cases; that's the rub here; yes, we want to take into account affordability; but because you are poorer doesn't mean that you should be living in housing with lower standards
- think that she needs to get into this place with the building official, Steve Ubl, to have him tell her what emergency repairs are needed to stabilize the situation; she would like them to be able to stay there while this work is done but the problem is that maybe you shouldn't really be there at all; she does not want that condition to continue when we all should be focusing our energies on getting you 1 or 2 months of emergency housing; then, get you back in there when things are more under control
- asked the housing advocate if there were any resources or referrals that they make for emergency housing

Housing advocate:

- Ramsey County for emergency housing; (the recorder didn't pick up the rest of what she said)

Ms. Moermond:

- so, there would be housing available for a couple of months where they could keep their dog
- will be looking at Mr. Ubl's professional read on the conditions of the home
- she and Mr. Ubl will be out to look things over (Mr. Tyler will be able to accommodate any time)
- noted that the city has Vacant Buildings insured all the time; the city requires it
- there must be some kind of insurance available in these circumstances

Ms. Brown:

- Mr. Tyler's social worker, Ms. Nelson, has been working on getting information on the Minnesota Fair Plan
- she will look at the insurance situation

Ms. Moermond:

- the Condemnation is a good call; is not feeling comfortable right now pretending that

it shouldn't be Condemned in order for the insurance piece to be resolved; she is more inclined to give time to sort out the insurance; the conditions are so bad; is not feeling comfortable with people living there right now

- *if she can get the inspector out there between now and Thu, we may have another conversation*
- *she will be going along to ask questions to find out more about what's going on*
- *Mr. Ubl can make a judgment call, if necessary*
- *thinking that this will need a code compliance inspection - a list of things that need to be done from which a Work Plan could be developed for Ms. Corbo to be working with*
- *Mr. Tyler will be faced with some big financial decisions and others; maybe a housing advocate or housing counselor could talk with you about the finances of continuing to be an owner-occupant (what are the costs of your options and how will you make the best decisions for you?)*

Forthcoming.

Referred to the City Council due back on 5/20/2015

- 34** [RLH SAO 15-19](#) Appeal of Anani Dossavi-Alipoeh to a Summary Abatement Order at 1789 MECHANIC AVENUE.

Sponsors: Bostrom

Nuisance conditions have been corrected.

Withdrawn

Correction Orders

11:30 a.m. Hearings

Orders To Vacate, Condemnations and Revocations

- 35** [RLH VO 15-14](#) Appeal of Gordon and Nancy Barnes to a Notice of Condemnation Unfit for Human Habitation and Order to Vacate at 1159 PASCAL STREET NORTH. (Public hearing continued from April 15)

Sponsors: Stark

*Gordon Barnes, owner, and Nancy Barnes, his daughter, appeared.
Gus Hanson, contractor, Loyal Home, appeared.*

Ms. Moermond:

- *we started talking about this issue Apr 7, 2015*
- *there are a couple moving parts*

Fire Inspector A. J. Neis:

- *Condemnation of the Fire Certificate of Occupancy inspection started initially by Fire Inspector Lisa Martin*
- *she identified several code issues*
- *she knew the Appellant from her younger days and thought it appropriate to reclude herself from the process so, she re-assigned it to him for follow-up*
- *he went out and verified Ms. Martin's concerns*
- *he advised the property owner to appeal any concern with the Orders but that the*

Condemnation would stand

- at the last LH, Ms. Moermond advised that the city's structural engineer, Brian Karpen, go out to take a lot at the construction, which was done today; he and Mr. Karpen went out with their contractor

Ms. Moermond:

- there were also issues with the transfer of property from Gordon Barnes to his daughter, Nancy Barnes

Mr. Barnes:

- it will remain in his name; he still hasn't gotten the title and he can't get the loan without the title
- the title is supposed to here next week
- the plan is to get everything in the house up to code; things can begin once he gets the title straight
- right now, he's in limbo

Mr. Hanson:

- when you can't see things, they still need to be taken care of when they arise
- he put down capped prices in his estimate for windows, making structural changes, entirely re-building the stairway in question
- the absolute maximum cost is about \$21,000; he was told from Nancy that the house is valued at \$48,000, as it is today
- the house is a fairly nice house; it just needs some repairs
- he has outlined what needs to be done or could come up when they see it
- he has in the estimate, money for an engineer and money for him to draw the detailed plans that everyone requires; has a copy of it (entered)
- he is here today "Yes, it can be done and here's a maximum amount that it would cost"

Ms. Moermond:

- have you tried calling a title company? They can figure things out; you really need to get this solved or the building will have to be emptied

Mr. Barnes:

- he took a title search when he first went to the records office; his dad never cleared the title
- he doesn't want to pay another \$400+ for a title search and still not have a title; that's money he doesn't have
- the county said that if he paid off the taxes, the title would be clean and they could give me the title; the last he heard was that he might have to go through probate; he may have to talk with an attorney

Ms. Moermond:

- Mai Vang talked to the county; the taxes had been paid; the title people had it switched but the Ramsey County Taxation people didn't have it switched yet
- suggested he call 651/266-2000 Ramsey Co; follow-up with them again
- you want more time
- asked Mr. Neis to list the life-safety issues

Mr. Neis:

- a spiral staircase, in this case, would be an acceptable type stair had it been installed and approved under permit; the rise and rung of the stair is not proper; it's 9" vs. the max code 8 1/2"; the other issue is the structural members surrounding the staircase; Mr. Karpen sent an email that said, "Per discussion of the property, I don't see an imminent structural issue with the stairs installed that would necessitate an

immediate vacation of the property. The opening for the stairs currently, does appear to require further assessment and reinforcing that will need to be done in as timely a manner as possible. Per discussion on site with the contractor, it seems that there may be some issues with the stairs- rise, rung, etc., that needs to be worked out. I would recommend that any modification to the stair be done under permit and also include a solution for reinforcing the opening as it would be in the final state. Please let me know if you have any questions or need further clarification."

- basically, Mr. Karpen concurs with the assessment about things not being structurally sound; however, he does not think that it will immediately collapse
 - Mr. Karpen does want an engineer to design a plan and show them to DSI for them to approve; because of the condition of the staircase (does it need proper footings or is it OK to sit on the slab where it's at; will you need to add posts and beams because of cut structural members, etc.); the plans would be reviewed and determined whether it was approved or not

Mr. Hanson:

- when they have a clear idea of what is required, the down payment and a plan approved, every single thing on this list could be done in 2 weeks (there are waiting periods for plan review because they have a backlog - sometimes taking 2-3 weeks to approve anythings structural)

Ms. Moermond:

- good faith on your part is going to be getting the water heater permit situation squared away (a water heater was installed without permits)

Mr. Barnes:

- the company that put it in said that they pulled a permit; there's a tag on it for who installed it with a number for service
 - the tag said "Mr. Roberts" on it; it was ordered it thru Home Depot
 - he moved from this house in 1977 and he started to rehab - did it slowly

Mr. Neis:

- looks like there's a signed-off permit for the water heater back in 2000

Mr. Barnes:

- I retired in 1998 and put it in after that; it's still the same one

Ms. Moermond:

- exposed wiring: several areas with unapproved and exposed wiring due to walls being opened and unapproved installations of electrical fixtures (Mr. Neis: that's can't be done until the staircase is addressed because they will need to continually open up walls; everything in the Orders is enmeshed)
 - hearing all this, she thinks that a reasonable deadline would be until Sep 1, 2015 for all to be done; if it can't be done, DSI can take additional enforcement action Grant until September 1, 2015 for compliance.

Referred to the City Council due back on 5/20/2015

36 [RLH VO 15-22](#)

Appeal of Gregory and Megan Sutton to a Notice of Condemnation as Unfit for Human Habitation and Order to Vacate at 785 COOK AVENUE EAST.

Sponsors: Bostrom

Gregory and Megan Sutton, and their son, Jr., owners, appeared.

Inspector Paula Seeley:

- complaint came in about the conditions of the house
- she issued a Correction Notice and tried to work with them for a while; she was hoping that at her last visit last week, she was going to see that most of the repairs had been made; however, the electricity was off, along with the furnace; she called Xcel this morning and they said that they would unlock the shut-off because someone came up with a substantial amount of money

Mr. Sutton:

- I told you I was going to

Ms. Seeley:

- then, all we need to do is to lift the Condemnation and work on the remaining repairs

Mr. Sutton:

- he got the wall filled in; just haven't sanded it down; and the door standing there; he has to rent a router

- he pulled the tiles off the bathroom

Ms. Seeley:

- want to talk to Sade at House Calls to try to get you buys some new furniture

Ms. Moermond:

- the Condemnation is lifted due to the utilities being back on

Ms. Seeley:

- then, finishing the Correction Notice and getting more cleaning done; the carpeting is totally soiled; the kids need new mattresses

Ms. Sutton:

- just need to call Sade for a dumpster; we throw everything away; then, we get a voucher to go pick out furniture

Ms. Moermond:

- if there are problems in the house, this is the time to tackle them; perhaps a bomb might be a good idea when everything's gone

Mr. Sutton:

- they have a plan; they've been tackling it already - bugs and roaches; they bomb the house every 2 weeks; they've put down mouse traps

Ms. Moermond:

- the deadline to get everything done will be Mon May 19, 2015
Grant until May 18, 2015 for compliance.

Referred to the City Council due back on 5/20/2015

37 [RLH VO 15-23](#)

Appeal of Leonard Brimacomb to a Notice of Condemnation as Unfit for Human Habitation and Order to Vacate at 893 SIMS AVENUE.

Sponsors: Bostrom

Leonard Brimacomb, owner, and Allen Riddle, appeared.

Ms. Moermond:

- Condemnation and Order to Vacate

Mr. Brimacomb:

- Vacate? They've been working and working and working to get things out day after day; many people have been helping him; there's less stuff in the house and basement; it's getting better each day; they haven't gotten to the garage yet

Inspector Paula Seeley:

- complaint came in Mar 24, 2015
- she went out with SPPD and wrote some Orders; gave Mr. Brimacomb the benefit of the doubt that he would have buddies come over to get rid of this stuff
- on Apr 9, she gave him 2 weeks and went back out there on Apr 24; hardly any progress had been made, so, she Condemned it and explained that he couldn't live there if he doesn't get the house cleaned up
- she spoke with him this morning and he said that Kay Witgenstein has gotten a dumpster for him and the neighbors are helping him right now
- they said that the kitchen is cleaned out - photos
- my and the agency's concern is that Mr. Brimacomb could fall down; he had back surgery; she wants all that clutter out of there
- the basement is really full
- his bedroom is immaculate so that he can get around and the bathroom is good
- there's only 2 things she wants done: 1) furnace checked out or proof of it being checked within the past 2 years; and 2) all materials removed from basement
- they are asking for more time until May 30, 2015
- he has a nurse come over twice a week to bathe him

Mr. Brimacomb:

- his wife passed away Nov 14, 2014

Mr. Riddle:

- he has a couple buddies who come over now and then
- the house doesn't look anything like those pictures, anymore
- living room is less than half of what it was
- he didn't know that the furnace needed to be looked at for safety
- he has lived there 23 years and has been in the area for at least 46 years
- there's a lot in the basement but the stairs are clear and there's clearance around the furnace and water heater
- the yard is all cleaned up

Ms. Moermond:

- kitchen, bedroom and bathroom are cleaned out
- is looking for no trip hazards
- ask for a Fuel Burning Equipment Test to test for safety
- is concerned that this situation will re-develop

Ms. Seeley:

- will call the agency that had called her; and once it's all cleared out, she will follow-up about getting a cleaning person and someone to mow the lawn

Ms. Moermond:

- will grant an extension to Jun 1, 2015; if that's not going to work, come to the City Council Public Hearing May 20, 2015
Grant until June 1, 2015 for compliance.

Referred to the City Council due back on 5/20/2015

1:30 p.m. Hearings

Fire Certificates of Occupancy

- 38 [RLH FCO 15-65](#) Appeal of Tara Schweiger, Maypop Sales and Services, to a Re-Inspection Fire Certificate of Occupancy With Deficiencies at 2554 COMO AVENUE, BUILDING C.

Sponsors: Stark

*Owner(s)/Interested Parties present: Tara Schweiger, Maypop Sales & Services
Staff present: AJ Neis, DSI -Fire Inspections, Jean Birkholz and Mai Vang-Council
Research Offices
Rosanne Hope, attorney representing the owner, Benji Helberg*

Mr. Neis:

- this is a Fire C of O Correction Notice for Bldg. C issued to Tom Tomaro, Danford LLC*
- what's being appealed is propane tank, water heater and tire storage.*
- This business was heard several yrs ago and what is being appealed here is a new furnace which was installed w/o a permit, water heater installed w/o permit and some work going on at the property in regards to the sale of tires and installation*
- this building was approved for storage as a facility for the business and not for auto license business.*
- Tire storage is an issue with tires stored over 6 ft in height as required by Code.*

Ms. Moermond:

- asking why they're appealing?*

Ms. Hope:

- primarily reason for the appeal was they didn't get notice of the inspection and the re-inspection*
- It was sent to the landlord to his PO box, then finally to the tenant*
- She talked to Mitch this morning and that what he told her was they they are working through with the issues. Some of them are resolved but Mitch has not been out to inspect because appeal was pending*
- Then there was an issue with the propane tank and where it's located and the heater and water. It's the landlord's responsibility but he doesn't want to do it so they are working through the issues.*
- As far as the licensing issue this is new and her client has talked to Jeff Fishbach to apply for a license.*
- they have been operating for 6 years in the same type of business with no license*
- That propane tank has been there for 30 yrs.*
- there were inspections over times but tenants have only been for 6 years.*

Ms. Moermond:

- asking what about the tires storage itself, the way it is organized in the building*

Ms. Hope:

- the tire storage has been resolved and there were some items here that they can't be no more than 6 ft tall but that was resolved.*

Ms. Moermond:

- asking how long he has been an owner of the business*
- there had been a number of occasions where she had seen this property, one time with Inspector Neis and one time about exterior storage*

Mr. Helberg:

-6 yrs

-the exterior storage was on the other building. They got a bigger larger building now so they can be in compliance with the Codes

Ms. Hope:

-she stated that it has been the same landlord for the complex of the buildings, different unit and much larger

Ms. Moermond:

-she asked that Mr. Neis explained about the Certificate of Occupancy, why and how they fill out forms. How did they end up with the name Tom Tomaro

Mr. Neis:

- the responsible party of the building orders where there are multiple tenants, the order goes to the property owner or identifiable responsible party in regards to who is in charge .

-Then it's their turn to notify the tenants. All letters go to property owner or responsible party. In this case Tom Tamaro is the bldg. owner who wants all correspondences to be sent to him. It's his responsibility to pass down code violation issues to his tenants.

-In regards to this LP tank, he can't speak to this and can't recall to the tank being in use several years ago when he was there.

-there are notes entered in their records by Dave Bergman and some comments addressing the tank was 1000 gallon LP tank used for office heat in tire sales and installed without required permit

-Xcel Energy was called out in called in April 2015 in response to LP leaks detected near the tank. Fittings were found to be leaking on the copper piping in numerous locations near the tank. This tank is in direct contact with the earth in violation of NFPA 58 and has no vehicle protection.

-there are multiple issues with this tank

-In regards to the licensing there was a complaint in 2014 stating people were selling tires out of the garage, warehouse behind Station 280 and those issues were resolved, advertising on craigslist number 644tire and knew this is not something they should be doing. Their complaint was closed because they were in compliance

-this was just in Feb. 2014 and orders were issued, Mitch Imbertson went out on a complaint on March 18, 2014 based on the unlicensed business issue. He didn't issued orders on licensing but on several code violations in the warehouse.

-There was also a license complaint. [looking for orders]; Compl't was sent over to Kris Schwieler, "people selling tires out of the pull-parn/garage warehouse thing behind the Station 280 Bar & Grill. Hundreds of tires inside; piles of tires inside the garage (higher than 6-feet) Advertising on Craigslist with a number of 651-644-TIRE" . She closed the complaint because it was unfounded and didn't witness the tires being sold.

-Forwarded to Fire for Mitch Imbertson to follow up but he didn't issue the order on the selling tires.

-not sure why he didn't but did issued on other violations.

Ms. Moermond:

-asking if the tank is a new issue

-questioning if Xcel called the City

Mr. Neis:

-stated he don't know

Ms. Hope:

-she stated the tenant called Xcel. The reason the tank was not an issue then because it was at a different location. There are several buildings in the complex and some have internal heat and this is the only building that has the propane tank but it has been there for 30 years.

-Tenant had done some of the minor stuff in items 3 and 4 of the inspection which requires labels on it with hazardous

-Item 6 relating to the weeds and lawn grass are cleaned up around the tank.

Mr. Helberg:

-he put the pylons around the tank but it was the wrong type and didn't know which one to use so those need to be redone; had to be 4 inches around and fill with concrete.

-Mitch came out in the fall but the ground was frozen and couldn't do anything and will resume in the spring.

-He has been told now that the tank needs to be moved and put a concrete slab underneath or have Xcel run natural gas down to his portion of the building

-the owner should be responsible for the tank

Ms. Hope:

-she said basically everything has been resolved with the exception of the raised platform

-she needs to talk to the landlord

-Items 9 and 10, the company that installed is Total Mechanical and they are pulling the permits

-as far as the business licensing, she is talking to Jeff Fischbach. Tenant has been told that they are tire wholesaler and don't need a license

Mr. Helberg:

-he stated he filled out paperwork but didn't really fall into that category

-he is not sure what to do

-he stated there is another shop that people can go down and install

-he has allowed it but only for friends and families and was told that was fine

-the people who come there usually gets over 100 tires at a time

Mr. Neis:

-asking if someone would to call up the 644-tire they would have provided customers to come and buy it from there

-stated that Mr. Helberg has allowed it before

-it's a problem if it goes from one friend and family to another friend and family

Ms. Moermond:

-she said they are down to the tank issue, permits being resolved by the contractor

-orders issued to Tom Tomaro

-He was given a deadline of 6 days but looks confusing because the inspection was April 3, letter sent on April 22 and re-inspection April 28.

-seems like a letter should have been sent right away

-looking for a guidance on how long the dept wants and was it a month or week issue

Mr. Neis:

-the letter was a reschedule

Mr. Helberg:

-the letter was April 3 and Tom received the letter April 6 and he didn't get it until April 22.

-Tom may have it in his PO box for weeks

-he has a copy of the lease that it's the responsibility of the owner to provide
-he stated he won't bring natural gas to the building and don't want to pay for the pylons to go around the tank

Ms. Moermond:

-her understanding is that Mr. Tomaro said it would be the tenant's responsibility for the tank

Mr. Neis:

-there was a letter sent on April 3 with a re-inspection on April 21st.
-the letter we have here says reschedule

Ms. Moermond:

-if owner doesn't do by the deadline, the next enforcement is to revoke the C of O or reissue the order or write a citation to him.

Mr. Neis:

-this has been going on for quite some time..letter said it was their final attempt to get everything done. Then he gave additional time, this started back in august 2014, issues for providing protection to the propane tank, label the propane tank, the water heater, issued orders in October to get permit done for the water heater. need to provide permit heating source according to Codes. These are ongoing issues.

Ms. Moermond:

-need some documentation with the landlord
-she stated that if they are a residential or commercial, the landlords can do eviction or the City can revoke the C of O for long non-compliance
-this can't go on indefinitely. She will have to give him a deadline.

Ms. Hope:

-they would like to stay because they have been there for yrs into the business so he is weighing to relocate or invest money for the issues.
-they haven't been in contact with the landlord or his attorney and may come up with costs to split. There is another tenant there, the lumber business. It's a warehouse space and then Maypop has an office w/in the warehouse and the tank provides heat for the office.

Mr. Helberg:

- the lumber has an office on another bldg..
-they noticed a smell in the tank and then called Xcel
-only item at issue is #11, there is no licensing requirement on this

Mr. Neis:

- tank been going on since last year. It wasn't leaking at that time so they let it go this long
-they have cross the S1 now and looking at more like mercantile, not a storage but a business.
-there were ads after ads on craigslist
-this location is showing this is the place for pick-up

Ms. Moermond:

-grant until June 12, 2015 to have everything taken care and on for Public Hearing on June 3.
-if they are not in compliance, then on June 8, inspector can go forward with the next level of enforcement, probably a revocation of the C of O.
-he can talk to Mr. Fishbach

-it's either a license to conduct a business or he ceased conducting a business until he is appropriately licensed and that is when he is fully in compliance

Ms. Hope:

-they may need longer than the June 12 deadline
-he may have to notice the neighbors and may be longer so asking if there is a way to grant the date

Ms. Moermond:

-only if there is a complaint coming forward who has an issue about the license which would trigger a hearing
-there is a whole process with the licensing
-not incline to let this go on as a business, cannot sell from this location but only store the items here
-need to square up with the licensing issue.

Inspector Neis explained about the on-site sales

Ms. Moermond:

-she wants the licensing City Attorney to come up with the determination of how this would be best defined (ie. truck vs semi-truck, etc)
-if it's a semi, it's a pick up and drop off
-if he is hauling from the warehouse to here in a pick-up truck, it's not mercantile but storage for the business
-she can get to them with the definition but she need to have an end date
-as to the tank, it's leaking she is not going to give more time.
-do a 2-week layover to May 19, they will have a chance to talk to the licensing and get bids, can email or can come in
-will get better sense from the CAO about the licensing piece of it

Laid Over to the Legislative Hearings due back on 5/19/2015

39 [RLH FCO 15-68](#)

Appeal of Troy Olson, T.V. Eklund LLC, to a Re-Inspection Fire Certificate of Occupancy With Deficiencies at 1048 PAYNE AVENUE and 1050 PAYNE AVENUE.

Sponsors: Bostrom

Troy Olson, T.V. Eklund LLC, owner, appeared.

Fire Inspector A. J. Neis:

- Fire Certificate of Occupancy Correction Notice issued Apr 21, 2015 by Inspector Wayne Spiering; re-inspection scheduled for May 7, 2015
- appealed is the outdoor storage requirement in relation to a roll-off that's required to be removed by the inspector; it's been there for quite some time and does not conform to the Zoning Ordinance

Mr. Olson:

- when Inspector Spiering came back for the re-inspection Apr 6, he was going to issue him a citation for having trailers in his parking lot; Mr. Olson asked him to put it in writing because not having trailers in his parking lot did not pass the common sense test, to him; Mr. Spiering agreed that it didn't make sense because he could park them on the street, why not in the parking lot
- when he re-issued the Orders, the roll-off came up; he could not have it in the parking lot; he said that it was too big; Mr. Olson asked what size roll-off he could have, for which he did not provide a good answer; he responded, "Reasonable, with your business."

- the roll-off has been back there for 15 years & is emptied frequently; he is not only T.V. Eklund but also a tenant in the building; he runs a contracting business; they go thru a lot of debris

- photos

- this was the 5th C of O inspection he has had and the roll-off has been there the entire time; it's never been an issue

- Mr. Spiering kept referring to outdoor storage; really, it's an enclosed parking lot

Ms. Moermond:

- she doesn't think that it's a garbage dumpster nor outdoor storage; it's a roll-off dumpster and it's fine

- noted that the city has some new codes in this area

- this roll-off is supporting your business and is emptied every 2 - 3 weeks; it's for construction debris and the regular trash from inside the building

Mr. Olson:

- does not know whether or not his roll-off company, LePage, separates the contents

Ms. Moermond:

- there will be new requirements coming about recycling construction materials

- will look at this in the context of roll-off dumpsters for construction material and take some guidance from that

Mr. Neis:

- this is about more than just the dumpster; it's the actual outdoor storage of the construction materials

- the Order being appealed is This property is zoned B-2, which does not permit outdoor storage. Enclosed is a letter dated Aug 31, 2006 addressed to Superior Exterior. Attention: Troy Olson; regarding outdoor storage being conducted on the property at the time; had advised that outdoor storage is not permitted at the property. Outdoor storage is defined as merchandise for sale or rent, materials awaiting a servicing, processing or manufacturing; finished products of the servicing, processing or manufacturing, operations equipment, portable storage containers but excluding trash containers and garbage dumpsters that are accessories to the main use. Automobiles, trucks, trailers, cargo, etc,... the other issue talks about the vehicles, etc. stored back there; so, the issue isn't just the roll-off.

Ms. Moermond:

- it's B-2, so commercial vehicles aren't going to be a problem

- she will check this out and may want to do something conditional this is more active than passive storage

Mr. Olson:

- when it gets full, it has to go

Ms. Moermond:

- will take a look at the ordinance for guidance

- wait for an email

Forthcoming.

Referred to the City Council due back on 6/3/2015

40 [RLH FCO 15-69](#)

Appeal of Kirsten Libby to a Fire Certificate of Occupancy Approval with Corrections at 855 RICE STREET.

Sponsors: Thao

Kirsten Libby, owner, appeared.

Fire Inspector A. J. Neis:

- *Fire Certificate of Occupancy Correction Notice; inspection conducted Apr 21, 2015 by Inspector Wayne Spiering*
- *appealed: exterior east door landing leading to residential (there are retaining wall blocks used to construct a step at the exterior door leading to the residential unit; these blocks are placed in the public ROW of the sidewalk; provide a code compliant landing and obtain approval for such landing on the public ROW sidewalk; a permit may be required for this work*
- *he doesn't recall this issue when he inspected it for a full code compliance several years ago*
- *building is in very nice shape*

Ms. Libby:

- *bought property in 2011; it had been a Vacant Building for 40 years; built in 1890*
- *she rehabbed this 2-story historic brick building and tore another one down; it was quite a project*
- *the site plan was gone over meticulously; she wanted to do it right the first time*
- *the C of O was issued*
- *re: east side door: she believes that over the past 130 years, the sidewalk has settled; they talked about it during the site plan review*
- *her site plan is tagged, "Verified grandfathered status of existing door; modify as required;" there was no easy fix; she didn't want a recessed doorway for safety reasons; they worked with DSI, the architect, etc, and as far as she knew, that door was grandfathered-in and it shouldn't be an issue; she put a retaining block out there to make it an easier step - she'd be happy to remove it, if need be - it does encroach on the sidewalk; in order to make a landing on both sides of the door, she thinks that the encroachment would be too big and probably too expensive; in 2011, she submitted an encroachment permit application to Public Works but did not hear anything back*
- *the 2nd floor of her building is empty now; SPARC was up there for a little while*
- *she re-submitted the encroachment permit application in Feb 2015 with the caveat that she didn't think it was a violation; she believed she had been grandfathered-in in accordance with the site plan and everything that had come before*
- *she hopes to rent out the upstairs someday and she wants it to be right but she'd prefer that it were her choice, not some fire code violation*
- *Ms. Vasquez, PW, emailed back saying that they'd look at her application but she hasn't heard anything since*
- *today, she's asking Ms. Moermond to think about it; it's not a life-safety issue and she doesn't believe it's a code compliant issue; it's already been determined to have been grandfathered-in, so, she is asking that it be taken off the deficiency list*

Mr. Neis:

- *looking at the photo, he fully concurs that this has happened from the sidewalk settling over many years*
- *also, they did a really nice job putting that step in to level it off*
- *it's not grandfathered because it's been wrong since the 70's*
- *it is not a life-safety hazard but definitely is a trip hazard*
- *now, he does recall going into this building and that was quite a step going into that space; not huge but about 4 inches more*
- *instead of going for an encroachment permit or withdrawing the order, he thinks that it would be more appropriate requesting a 4 inch variance on the rise of the step, if that's possible*
- *the height between the sidewalk and the landing is 12 inches; maximum rise is 8 1/2 inches; so, you'd be asking for a 3 1/2 inch variance, which would take care of the*

issue

- if that's a possibility, he suggested that on the inside of the door near the landing, she post a sign "Steep Step" or something similar

Ms. Moermond:

- I like it!

- will recommend that a 3 1/2 inch variance be granted for this step conditioned on the labeling on both the inside and the outside of the door, so that no one trips going either way

Grant a 3.5-inch variance on the height of the east door landing step on the condition that the owner labels both sides of the doorway to prevent a trip hazard.

Referred to the City Council due back on 6/3/2015

41 [RLH FCO 15-71](#)

Appeal of David P. Allie, DC to a Re-Inspection Fire Certificate of Occupancy with Deficiencies at 1654 RICE STREET.

Sponsors: Brendmoen

Lori Allie, owner, appeared.

Fire Inspector A. J. Neis:

- Fire Certificate of Occupancy Correction Notice; inspection conducted by Sebastian Migdahl

- appealed: exterior side entrance - provide code compliant landing/steps on the exit discharge of the required exit for the upper level. This work must be done under permit by a qualified contractor and completed by Jun 1, 2015.

- there are no photos

- he once inspected this property and remembers this door at the north side of the building; it's not a required exit;

Ms. Allie:

- she entered her photos

- this staircase goes from 2nd floor to the 1st floor and out into the 1st floor and then around into a kitchen-lounge area into a separate stairway to the basement

Mr. Neis:

- there are 2 exits out of the building: 1) front (west); and 2) back (east)

- this north exit is more of a service-type door

- he doesn't see this as much of an issue; it may be appropriate to Withdraw this Order

Ms. Allie:

- this building used to be a water bed store; then, it was a furniture making store

- this door was used for deliveries

- there's not even a doorknob on the outside of it; no panic hardware

Ms. Moermond:

- will recommend granting this appeal

Grant the appeal.

Referred to the City Council due back on 6/3/2015

42 [RLH FCO 15-60](#)

Appeal of Dawn Grant, on behalf of Sherman Street Condo Association, to a Fire Inspection Correction Notice at 310 SMITH AVENUE NORTH.

Sponsors: Thune

Dawn Grant, Iret Properties, appeared o/b/o Sherman Street Condo Association.

Fire Inspector A. J. Neis:

- *Fire Certificate of Occupancy Correction Notice; inspection conducted by Sebastian Migdal*
- *appeal for United Hospitals for providing a code compliant exits from the mechanical room on the 5th floor. The exit must lead to the public way. The work must be done under permit by a qualified contractor by July 10, 2015.*

Ms. Grant:

- *she is with Iret Properties; Iret Properties, along with United/Allina and Childrens own a 4-story medical office building on the United Campus*
- *this space is actually the mechanical room which is above the 4th floor on unoccupied space and is only used for the mechanics; the engineers are only up there for about a half hour/day, if that*
- *to get to there, you need to go to the 4th floor, then, up a set of stairs to a door that leads you to an elevator that only goes up 1/2 floor into the mechanical room; if you'd get stuck in there, you'd need to go outside the little penthouse on top of the 4th floor to a roof hatch that goes down into the stairwell*
- *this has been this way since 1990 and they don't understand why? and what? the risk is*
- *they'd have to add onto the stairwell and build a corridor over to this penthouse mechanical room, which would cost \$120,000 (Goff Construction estimate) and that doesn't include structural and architectural estimates*

Mr. Neis:

- *the term for this mechanical room is a "dog house" (on top of room)*
- *he doesn't see an Order here*

Ms. Moermond:

- *the appeal is granted*
- Grant the appeal.*

Referred to the City Council due back on 6/3/2015

43 [RLH FCO 15-73](#) Appeal of Koua Lee to a Fire Inspection Correction Notice at 642 VAN BUREN AVENUE.

Sponsors: Thao

Koua Lee, owner, appeared.

Fire Inspector A. J. Neis:

- *Fire Certificate of Occupancy Correction Notice issued Apr 1, 2015 by Lisa Martin; re-inspection May 11, 2015*
- *appealed: upstairs ceiling height is lower than required; he was advised to appeal*
- *#15 - provide and maintain over 7 ft ceiling ht over half the floor area*
- *upper floor has a slanted ceiling; the room has 6'7" high ceiling (short by 5 inches)*

Mr. Lee:

- *bought property in Nov-Dec 2014 but before he bought it, he came down to DSI to check out this house; they said that it used to be a Category 2 VB; then, it was switched back to a Cat 1 so, he assumes that the inspectors had walked through it, so, he purchased the property; when he came to pull a permit to fix things property, Mr. Reid didn't give him a code compliance inspection to do; he said to do basic*

things

- the ceiling height has always been that way; he didn't change it; it's just like many other houses that he's been through, especially the 1 1/2 story homes
- this house is 100 years old

Ms. Moermond:

- at least half of the floor area is required to have a 7 ft ceiling ht; the rest can be less than that

Mr. Lee:

- he told his tenants not to use that room for sleeping until he got the results from this hearing
- 4 bedrooms in the house; there is a legal bedroom with egress in the basement

Mr. Neis:

- in 2014, it was a Cat 1 VB; noted that it was a Cat 2 VB in 2008; the rehab was finalized; one was also finalized in 1999
- the building has gone thru 2 full code compliance inspections
- Apr 27, 2012, Inspector Migdal issued Orders at this property; item #15 upper level bedroom: provide and install a CO detector; that was a passive approval of the ceiling ht; Mr. Neis recalls that he accompanied Mr. Migdal during his training process and helped him write the Orders; upstairs bedroom was not an issue
- another C of O inspection done in 2009 by Fire Supervisor Leanna Shaff

Ms. Moermond:

- will recommend this appeal be granted
- Grant a 5-inch variance on the ceiling height for the upper floor.

Referred to the City Council due back on 6/3/2015

44 [RLH FCO 15-61](#) Appeal of Megan Kohler Keyser to a Fire Inspection Correction Notice at 1645 YORK AVENUE.

Sponsors: Bostrom

Megan Kohler Keyser, owner, appeared.

Fire Inspector A. J. Neis:

- Fire Certificate of Occupancy Correction Notice; inspection conducted by Efrayn Franquiz on Apr 13, 2015; re-inspection May 18
- appealing for more time and some items in question
- #1 - interior basement stairway
- #11 - cracks in wall behind bunk bed; Appellant does not want to dismantle bunk bed to fix a small crack in the wall
- #4 - guardrail in addition to handrail for basement stairway
- some photos but none for the cracks in the wall

Ms. Kohler Keyser:

- spoke with Inspector Franquiz right after she filed for appeal and he said that he was going to Withdraw the basement stairway item #4
- #11 - the cracks in the wall were caused by the tenants pushing the bed sideways up against the wall; if she repairs that, the tenants will just push the bed up against the wall again

Mr. Neis:

- you don't want fire to get behind the wall

Ms. Moermond:

- asked Ms. Kohler Keyser to get her a photo; she will use it for her recommendation

Ms. Kohler Keyser:

- also appealing #12 - fuel burning equipment test; she had a contractor come out on Fri and they were unable to do that test because of the way the venting has been done in the house; so, she can't provide a copy; the contractor wrote: "I cannot certify the boiler; venting is going through livable space and I can't get to most of the horizontal runs to inspect it."

Ms. Moermond:

- it's not legally/safely vented; you really need a mechanical contractor

Mr. Neis:

- has never heard that before

- asked to see her photos

- there's something wrong with your heating system; get a second opinion; that needs to be taken care of

Ms. Kohler Keyser;

- is waiting to hear back for an evaluation/estimate

Ms. Moermond:

- she will be more patient with this if the furnace can be turned off and if the water heater isn't venting through the same channel

- turn off the furnace and she will grant until Jul 1, 2015 to get the furnace fixed and the rest done

Item #4 has been withdrawn by the Dept

Grant until July 1, 2015 for compliance on Items #5, 6, 7, 9, and 12; forthcoming on Item 11 (owner to provide photo).

Referred to the City Council due back on 6/3/2015

2:30 p.m. Hearings

Vacant Building Registrations

- 45** [RLH VBR 15-34](#) Appeal of Mike Safi to a Vacant Building Renewal Notice at 253 ANNAPOLIS STREET.

Sponsors: Thune

Mike Safi appeared.

Inspector Matt Dornfeld, Vacant Buildings:

- Annual Registered Vacant Building fee for period from May 18, 2015 - May 18 2016

- has been a Category 2 VB since May 18, 2010

- team inspection completed Dec 5, 2014

- building, warm air and mechanical permits on file

- rehab is on-going

- no recent issues

- all previous VB fees have gone to assessment

Mr. Safi:

- the rehab will be done in a few months
- house has been in the family since the 50's
- his aunt passed away; it had been her home
- they were trying to figure out the estate part of it
- the plan: they are taking their mom's life savings and putting it into this home; then, use it for rental income for her in her retirement years
- it's a triplex

Ms. Moermond:

- will waive the VB fee for 90 days
 - you can pull permits; if after 90 days, you are not done, you will get a warning letter to pay; a re-billing
 - you can pay the bill on time or wait until it turns into an assessment; that can be appealed, also, and she can prorate it at that time
 - if you are not done but close, give Mr. Dornfeld a call
- Waive the VB fee for 90 days.

Referred to the City Council due back on 6/3/2015

- 46** [RLH VBR 15-31](#) Appeal of Jonathan Gutierrez to a Vacant Building Registration Fee at 25 ELIZABETH STREET EAST.

Sponsors: Thune

Rescheduled per owner's request.

Laid Over to the Legislative Hearings due back on 5/12/2015

- 47** [RLH VBR 15-33](#) Appeal of Eugene Sitzman for Grand Heritage Properties, LLC to a Vacant Building Registration Notice at 1659 GRAND AVENUE.

Sponsors: Tolbert

Appeal withdrawn; owner is going to go ahead and order the code compliance inspection.

Withdrawn