

RLH VBR 19-75



APPLICATION FOR APPEAL

Saint Paul City Council – Legislative Hearings

310 City Hall, 15 W. Kellogg Blvd.

Saint Paul, Minnesota 55102

Telephone: (651) 266-8585

RECEIVED

OCT 21 2019

We need the following to process your appeal:

CITY CLERK

- ☒ \$25 filing fee (non-refundable) (payable to the City of Saint Paul)
(if cash: receipt number #42031)
- ☒ Copy of the City-issued orders/letter being appealed
- ☒ Attachments you may wish to include
- ☒ This appeal form completed
- ☐ Walk-In OR ☒ Mail-In
- for abatement orders only: ☐ Email OR ☐ Fax

not
received

HEARING DATE & TIME

(provided by Legislative Hearing Office)

Tuesday, Nov. 5, 2019

Time 2:30 p.m.

Location of Hearing:

Room 330 City Hall/Courthouse

Address Being Appealed:

Number & Street: 885 Conway St City: St. Paul State: MN Zip: 55106

Appellant/Applicant: Real-Time Leasing Email maintenance@realtimeleasing.com

Phone Numbers: Business 952 808 9700 Residence 952 808 9708 Cell 952 808 9709

Signature: [Signature] Date: 10/17/19

Name of Owner (if other than Appellant): Michael Gudejko

Mailing Address if Not Appellant's: Resides in Poland

Phone Numbers: Business _____ Residence _____ Cell _____

What Is Being Appealed and Why?

Attachments Are Acceptable

- ☒ Vacate Order/Condemnation/Revocation of Fire C of O
- ☐ Summary/Vehicle Abatement
- ☐ Fire C of O Deficiency List/Correction
- ☐ Code Enforcement Correction Notice
- ☒ Vacant Building Registration
- ☐ Other (Fence Variance, Code Compliance, etc.)

Comments:

Miscommunication w/ inspector.
I called + emailed w/ no response from
inspector to resolve issues at the
property

NOTICE

REGISTERED VACANT BUILDING

THE CITY OF SAINT PAUL, DEPARTMENT OF SAFETY AND INSPECTIONS, DIVISION OF CODE
ENFORCEMENT HAS REGISTERED THE PREMISES LOCATED AT:

885 CONWAY ST.

AS A VACANT BUILDING IN ACCORDANCE WITH SAINT PAUL LEGISLATIVE CODE, CHAPTER 43,

**THIS BUILDING SHALL NOT BE SOLD OR OCCUPIED WITHOUT FIRST RECEIVING WRITTEN
PERMISSION FROM THE CITY OF SAINT PAUL, DEPARTMENT OF SAFETY AND INSPECTIONS.**

ANY PERSON HAVING OWNERSHIP RESPONSIBILITY OR FINANCIAL INTEREST IN THIS PREMISES
SHOULD CALL THE ENFORCEMENT OFFICER.

CITY OF SAINT PAUL
DSI - CODE ENFORCEMENT
375 JACKSON STREET, SUITE 220
SAINT PAUL, MN 55101-1806
PHONE: (651) 266-8989

THIS NOTICE SHALL NOT BE REMOVED WITHOUT
AUTHORIZATION FROM THE DIVISION OF CODE
ENFORCEMENT

266-1906

Office Phone: (651)

T.F. #355

ENFORCEMENT OFFICER

10/16/11

DATE POSTED

Yog tias koj tsis to taub tsab ntawv no, hu rau, (651) 266-8989. Peb mam nrmayab tug Hmoob los pab txhais. Nws yuav pab dawb xwb.
Si usted habla el Español y no entiende esta nota, llame (651) 266-8989 para un traductor. No costo.



Lynse Paasch <lpaasch@realtimeleasing.com>

Fwd: 885 Conway

1 message

Real Time Leasing <maintenance@realtimeleasing.com>

Thu, Sep 26, 2019 at 3:08 PM

To: james.thomas@ci.stpaul.mn.us

Bcc: Real-Time Maintenance <MAINTENANCE@realtimeleasing.com>

James,

Please advise if a repair list will be provided. All items that failed are tenant responsibility. The gutter have been cleaned and all our items addressed.

Regards,



Maintenance Team Member

Maintenance Coordinator at Real-Time Leasing

A 1895 Plaza Dr. Ste 100 Eagan, MN 55122

P 952-808-9709 ☐ ☐ E maintenance@realtimeleasing.com

W www.realtimeleasing.com

----- Forwarded message -----

From: **Real Time Leasing** <maintenance@realtimeleasing.com>

Date: Mon, Sep 16, 2019 at 11:35 AM

Subject: 885 Conway

To: <james.thomas@ci.stpaul.mn.us>

Hi James,

You were onsite on 8/27 for a re-inspection. The home failed again. Will you be sending in a list of items that were not addressed or what needs to be done at the home?

Regards,



Maintenance Team Member

Maintenance Coordinator at Real-Time Leasing

A 1895 Plaza Dr. Ste 100 Eagan, MN 55122

P 952-808-9709 ☐ ☐ E maintenance@realtimeleasing.com

W www.realtimeleasing.com

Sender notified by
Mailtrack

Sender notified by

Real-Time Leasing

1895 Plaza Drive Suite 100
Eagan, MN 55122

ST PAUL

MN 550

18 OCT '19

PM 2 L

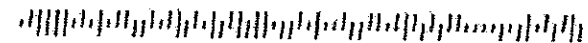


UNITED STATES POSTAGE
PITNEY BOWES
02 1P \$000.50⁰
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MAILED FROM ZIP CODE 55122

Legislative Hearings
310 City Hall

15 Kellogg Boulevard W.
St. Paul mn 55102

55102-163599





CITY OF SAINT PAUL

375 Jackson Street, Suite 220
Saint Paul, MN 55101-1806Telephone: 651-266-8989
Facsimile: 651-266-1919
www.stpaul.gov/dsi

October 21, 2019

Michael Gudejko
112 10th Ave Nw
Minot ND 58703-2366

Customer #:1184609

Bill #: 1468715

VACANT BUILDING REGISTRATION NOTICE

The premises at **885 CONWAY ST** has been inspected and found to meet the legal definition of a Vacant Building as described in Saint Paul Legislative Code, Chapter 43. You are required by law to register this building with the Department of Safety and Inspections, Vacant Building Division, by filling out and returning the registration form provided with this letter. You are also required to pay the annual Vacant Building Registration Fee of **\$2,127.00**. The fee is due upon receipt of this letter and must be paid no later than thirty (30) days from the date of this letter, as required in Saint Paul Legislative Code, Chapter 43. If this building is vacant due to a fire, complete the enclosed registration form and return it to this office within 30 days.

Payment must be received by November 21, 2019 .

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

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

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

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

You may file an appeal to this fee or registration requirements by contacting the City Clerk's Office by calling (651)266-8688. Any appeal of this fee must be made within ten (10) days of the date of this notice.

If the registration fee is not received in this office within 45 days of the date of this letter, the full amount owed will be assessed to, and collected with, the taxes for this property as permitted by Saint Paul Legislative Code Chapter 43.

The Code Enforcement Officer has notified the Building Inspection and Design Section that this property meets the legal definition of a registered vacant building and in accordance with Legislative Code Chapter 33, no permits (except demolition, wrecking and removal permits) will be issued until the requirements of all applicable ordinances are fulfilled.

All category 2 and category 3 vacant buildings must be winterized with gas and water services shut off or, alternately, an excess flow gas valve must be installed in the dwelling, within sixty (60) days of the date of this notice.

WRITTEN PERMISSION FROM THE CITY OF SAINT PAUL IS REQUIRED BEFORE A CATEGORY 2 OR CATEGORY 3 VACANT BUILDING CAN BE OCCUPIED OR SOLD.

Category 2: Requirements include: 1. register/re-register the building, 2. pay outstanding fee(s), 3. obtain a code compliance report, 4. submit for approval a rehab cost estimate from a licensed contractor and a schedule for completion of all code compliance work, 5. submit proof of financial responsibility acceptable to the City, and 6. obtain Zoning approval of the proposed use.

Category 3: All requirements listed for Category 2 vacant buildings, AND obtain a **Certificate of Occupancy OR Certificate of Code Compliance** prior to the sale of the building.

If the use of this building meets the definition of a nonconforming use by the Zoning Code, then the use will lose its nonconforming status 365 days from the date the building was declared vacant.

You must contact the Enforcement officer , Tom Friel, at 651-266-1906 to find out what must be done before this building can be legally reoccupied.

The Enforcement Officer may declare this building to constitute a Nuisance Building subject to demolition and issue an Order to Abate under authority of Legislative Code Chapter 45. In the event this building is declared a Nuisance Building, subject to demolition, the Enforcement Office will notify all owners and interested parties of the Order to Abate as provided in the Legislative Code Chapter 45.

If you have questions about this annual registration fee or other vacant building requirements, please contact the District Inspector, Tom Friel, at 651-266-1906.

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

Steve Magner
Vacant Buildings Program Manager

Enclosures: Regulations Requirements Information
Vacant Building Registration Form

SM: tf
vb_registration_notice 11/14



CITY OF SAINT PAUL

375 Jackson Street, Suite 220
St Paul, Minnesota 55101-1806

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

September 10, 2019

Michael Gudejko
112 10th Ave Nw
Minot ND 58703-2366

Revocation of Fire Certificate of Occupancy and Order to Vacate

RE: 885 CONWAY ST
Ref. # 102628

Dear Property Representative:

Your building was inspected on September 10, 2019, for the renewal of the Certificate of Occupancy. Since you have failed to comply with the applicable requirements, it has become necessary to revoke the Certificate of Occupancy in accordance with Section 40.06 of the Saint Paul Legislative Code. A reinspection will be made on September 23, 2019 at 12 Noon or the property vacated.

The Saint Paul Legislative Code further provides that no building shall be occupied without a Certificate of Occupancy. Failure to immediately complete the following deficiency list or the building vacated may result in a criminal citation.

DEFICIENCY LIST

1. Bedroom S.W. Side - MSFC 1030.1 - Provide and maintain an approved escape window from each sleeping room or area, or discontinue use of area as a sleeping room. This work may require permit(s). Call DSI at (651) 266-8989. Bedroom has no egress immediately opens directly to the outside. All windows open into and enclosed porch.-
2. Front porch - MSFC 313.1 - Fueled equipment, including but not limited to motorcycles, mopeds, lawn-care equipment and portable cooking equipment, shall not be stored, operator or repaired within a building.-Remove all gas operated equipment from the basement. Lawn mower
3. IBC CHAPTER 1503 SECTION 4.1 GUTTERS - Remove all vegation from your gutters.-

4. MN Stat 299F.18 - Immediately remove and discontinue excessive accumulation of combustible materials.-Remove gas can and charcoal from the kitchen and the shelf leading to basement remove gas can
5. MPC 507.5 - Provide pressure relief valve for hot water heater piped to within 18 inches of the floor.-

Saint Paul Legislative Code authorizes this inspection and collection of inspection fees. For forms, fee schedule, inspection handouts, or information on some of the violations contained in this report, please visit our web page at: <http://www.stpaul.gov/cofo>

You have the right to appeal these orders to the Legislative Hearing Officer. Applications for appeals may be obtained at the Office of the City Clerk, 310 City Hall, City/County Courthouse, 15 W Kellogg Blvd, Saint Paul MN 55102 Phone: (651-266-8585) and must be filed within 10 days of the date of this order.

If you have any questions, email me at: james.thomas@ci.stpaul.mn.us or call me at 651-266-8983 between 7:30 - 9:00 a.m. Please help to make Saint Paul a safer place in which to live and work.

Sincerely,

James Thomas
Fire Safety Inspector

Ref. # 102628