



# 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  
MAR 28 2016  
CITY CLERK

### We need the following to process your appeal:

- \$25 filing fee (non-refundable) (payable to the City of Saint Paul) (if cash: receipt number \_\_\_\_\_)
  - 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

<b>HEARING DATE &amp; TIME</b> (provided by Legislative Hearing Office) Tuesday, <u>April 5, 2016</u>  Time <u>2:30 p.m.</u> <b>Location of Hearing:</b> Room 330 City Hall/Courthouse
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## Address Being Appealed:

Number & Street: 1089 E. COOK AVE City: ST. PAUL State: MN Zip: \_\_\_\_\_

Appellant/Applicant: CHARLES KIRK Email CaptainKirk50@Comcast.net

Phone Numbers: Business 612 414 5864 Residence \_\_\_\_\_ Cell same

Signature: Charles A. Kirk Date: 3-25-16

Name of Owner (if other than Appellant): STEVEN GOTHAM

Mailing Address if Not Appellant's: 6428 CAHILL AVE., INVER GROVE HTS., MN. 55076

Phone Numbers: Business 651-455 4150 Residence \_\_\_\_\_ Cell \_\_\_\_\_

## What Is Being Appealed and Why? Attachments Are Acceptable

- Vacate Order/Condemnation/Revocation of Fire C of O SEE LETTER DATED 3-14-16
- Summary/Vehicle Abatement \_\_\_\_\_
- Fire C of O Deficiency List/Correction \_\_\_\_\_
- Code Enforcement Correction Notice \_\_\_\_\_
- Vacant Building Registration \_\_\_\_\_
- Other (Fence Variance, Code Compliance, etc.) \_\_\_\_\_



CITY OF SAINT PAUL

Christopher B. Coleman, Mayor

375 Jackson Street, Suite 220  
Saint Paul, MN 55101-1806

Telephone: 651-266-8989  
Facsimile: 651-266-1919  
[www.stpaul.gov/dsi](http://www.stpaul.gov/dsi)

March 17, 2016

Steven Gotham  
6428 Cahill Ave  
Inver Grove Heights MN 55076-1533

## VACANT BUILDING REGISTRATION NOTICE

The premises at **1089 COOK AVE E** 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 **\$2,085.00**. 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.

**Please return the enclosed registration form along with your payment by April 17, 2016 .**

### **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:

DEPARTMENT OF SAFETY AND INSPECTIONS  
375 Jackson Street, Suite 220  
Saint Paul, MN 55101-1806

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  
*Christopher B. Coleman, Mayor*

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Web: [www.stpaul.gov/dsi](http://www.stpaul.gov/dsi)

March 14, 2016

STEVEN GOTHAM  
6428 CAHILL AVE  
INVER GROVE HGTS MN 55076-1533

### **Revocation of Fire Certificate of Occupancy and Order to Vacate**

RE: 1089 COOK AVE E  
Ref. # 109525

Dear Property Representative:

Your building was determined to be a registered vacant building on March 14, 2016. Since certificates are for the occupancy of buildings, it has become necessary to revoke the Certificate of Occupancy.

Saint Paul Legislative Code provides that no building shall be occupied without a Certificate of Occupancy. In order to re-occupy the building, the following deficiencies (if applicable) must be corrected and a complete Certificate of Occupancy inspection will be required.

#### DEFICIENCY LIST

1. GARAGE - SPLC 34.08(5), 34.32(3) - All accessory structures including, but not limited to, detached garages, sheds and fences shall be maintained structurally sound and in good repair. Provide and maintain exterior unprotected surfaces painted or protected from the elements.-
2. SPLC 34.11 (6), 34.34 (3) - Provide service of heating facility by a licensed contractor which must include a carbon monoxide test. Submit a completed copy of the Saint Paul Fire Marshal's Existing Fuel Burning Equipment Safety Test Report to this office.
3. SPLC 39.02(c) - Complete and sign the smoke detector affidavit and return it to this Office.-
4. SPLC 34.09 (1) b,c, 34.33 (1) b, c - Provide and maintain all exterior walls free from holes and deterioration. All wood exterior unprotected surfaces must be painted or protected from the elements and maintained in a professional manner free from chipped or peeling paint.-

5. SPLC 34.09 (1) e, 34.32 (1) d - Provide and maintained the roof weather tight and free from defects.-
6. SPLC 34.08 (7) - All parking spaces shall be paved with asphalt, concrete, or durable dustless surfacing. Before any existing spaces may be paved, site plan approval must be obtained as specified in the St. Paul Zoning Code. Contact DSI Zoning at 651-266-9090.-

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>

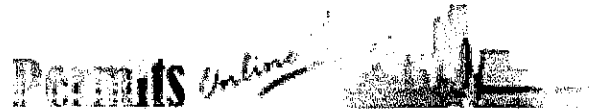
You have the right to appeal these orders to the Legislative Hearing Officer. Applications for appeals may be obtained at the Office of the City Clerk, 310 City Hall, City/County Courthouse, 15 W Kellogg Blvd, Saint Paul MN 55102 Phone: (651-266-8585) and must be filed within 10 days of the date of this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

If you have any questions, email me at: [james.thomas@ci.stpaul.mn.us](mailto: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 Inspector

Ref. # 109525



**Info Main City Contact**

1089 COOK AVE E -- Property Information --

PIN	Zoning/Use	MPC District
282922130018	R4 - Vacant Building Category 2	

Information disclaimer...

Data Disclaimer:-

The City of Saint Paul and its officials, officers, employees or agents does not warrant the accuracy, reliability or timeliness of any information published by this system, and shall not be held liable for any losses caused by reliance on the accuracy, reliability or timeliness of such information. Portions of such information may be incorrect or not current. Any person or entity that relies on any information obtained from this system does so at his or her own risk.

List of Activity...

Number	Address	Description	Details	Status
16 018793 VAC 00 CS	1089 COOK AVE E	VACANT BUILDING CATEGORY II REFERRED WITH REVOKED C OF O BY JAMES THOMAS OF FIRE INSPECTIONS	Complaint Date: 03/16/2016 Initial Inspection: 03/15/2016 VB Category 2 - Single Family Residential Next Inspection on or after: 04/06/2016 Inspector: 355 Inspection Results (most recent first): 03/23/2016: VB Monitoring (Recheck-Comply By: 03/23/16) Boarding/Securing (Work Order) 03/15/2016: VB Monitoring (Recheck) Boarding/Securing (Summary Abatement-Comply By: 03/23/16) 03/15/2016: VB Monitoring (Recheck) Boarding/Securing (Summary Abatement-Comply By: 03/23/16)	Under Review
15 134398 000 00 TH	1089 COOK AVE E		Truth In Sale of Housing Inspection (Most Recent) Type: Single Family Dwelling Report Date: Jun 23, 2015 Owner: Mary C Wettschreck Evaluator: Brice Staeheli American Central Inspections Smoke Detector Hardwire: Y  Documents: <a href="#">06/27/2015: TISH Page 1 City Information - Cover Sheet</a> <a href="#">06/29/2015: TISH Evaluator's disclosure Report</a>	Completed
12 023642 000 00 PA	1089 COOK AVE E	graffiti on garage vehicle door	Parks Summary Abatement Type: Graffiti Entered on: 02/14/2012 Closed on: 02/27/2012	Closed
11 310033 OBS 00 RW	1089 COOK AVE E	PERMIT DATES DEC 16-18, 2011	PW Right of Way Permit Type: Obstruction Work Type: Dumpster Entered on: 12/15/2011 Closed on: 12/22/2011	Finald
11 309589 EXP 00 B	1089 COOK AVE E		Building Permit Type: Single Family Dwelling Express Repair Issued Date: 12/15/2011 Contractor: Sela Roofing And Remodeling Inc	Inspected

State Valuation: \$4,050.00

Activity (most recent first):

Building Permit Inspection:  
Final Inspection - CorrReqd  
General Inspection - NoAct  
General Inspection - NoAct

10 929150 1089 COOK 03/14/16 CO  
000 00 CO AVE E Revoked.

Certificate of Occupancy  
Type: Residential 1 Unit  
Occupancy Type: Dwelling Units  
Residential Units: 1  
Class: A  
Renewal Due Date: Oct 21, 2014

Revoked/Vacant

03/14/2016: Revoked/Vacant - 2

12/14/2015: No Entry (fee)

07 127864 1089 COOK  
000 00 CO AVE E

Certificate of Occupancy  
Type: Residential 1 Unit  
Occupancy Type: Dwelling Units  
Residential Units: 1  
Class: B  
Completed on: 12/02/2010  
Paid In Full = Yes

Certified

Inspection Results (most recent first):

- 12/02/2010: Approved
- 1. PORCH: Ext. Door Frame SPLC 34.09 (3), 34.32 (3)  
(Abated - 2nd reinspection) - Severity 3
- 2. UPPER LEVEL: Required Residential CO Detector  
299F.50 (Abated - 2nd reinspection)
- 3. Heating Equipment Maintenance SPLC 34.11 (6),  
34.34 (Abated - 2nd reinspection) - Severity 5
- 4. Required Smoke Detector Affidavit SPLC 39.02(c)  
(Abated - 2nd reinspection) - Severity 9
- 5. Provide Dryer Vent MSMC 504.6 (Abated - 2nd  
reinspection) - Severity 3

10/19/2010: Correction Orders