



CITY OF SAINT PAUL  
DEPARTMENT OF SAFETY AND INSPECTIONS  
DIVISION OF CODE ENFORCEMENT  
375 Jackson Street, Suite 220  
Saint Paul, MN 55101-1806  
**SUMMARY ABATEMENT ORDER**

January 22, 2020

20 - 005777

Yog hais tias koj hais tsis to taub tsab ntawv no, hu rau tus txhais lus ntawm (651) 266-8989. Nws yog pab dawb xwb. Si necessita un traductor, por favor llamanos al (651)266-8989. No costo.

OCCUPANT  
382 PIERCE ST  
ST PAUL MN 55104-3711

As owner or person(s) responsible for : 382 PIERCE ST you are hereby ordered to eliminate all nuisance conditions which are in violation of Chapter 45 of Saint Paul Legislative Code.

1. Remove improperly stored or accumulated refuse which may include: garbage, rubbish, loose and scattered litter, discarded furniture, appliances, vehicle parts, scrap wood and metal, recycling materials, household items, building materials or rubble, tires, brush, etc., from entire property including yard, boulevard, alley, and driveway.

REMOVE AND PROPERLY DISPOSE OF ALL OVERFLOWING RECYCLING AND ANY GARBAGE SITTING BY THE BINS. THANKS! Comply before January 29, 2020

If you do not correct the nuisance or file an appeal before January 29, 2020 , the City will correct the nuisance and charge all costs, including boarding costs, against the property as a special assessment to be collected in the same way as property taxes.

Charges: If the City corrects the nuisance, the charges will include the cost of correction, inspection, travel time, equipments, etc. The rate will be approximately \$260 per hour plus expensed for abatement.

You must maintain the premises in a clean condition and provide proper and adequate refuse storage at all times  
**FAILURE TO COMPLY MAY RESULT IN A CRIMINAL CITATION**

Issued by: Andrew McCullough Badge: Phone Number: 651-266-9066  
If you have any questions about this order, the requirements or the deadline, you should contact the Inspector listed above, Monday through Friday.

Also Sent To:

Mauzy Properties - Chris Mauzy 19950 Dodd Blvd Suite 102 Lakeville MN 55044

382p Llc/C/O Mauzy Properties 10127 Bridgewater Pky Woodbury MN 55129-8587

APPEALS: You may appeal this order and obtain a hearing before the City Council by completing an appeal application with the City Clerk before the appeal deadline noted above or seven (7) days after the date mailed, which ever comes first. No appeals may be filed after that date. You may obtain an appeal application from the City Clerk's Office, Room 310 in City Hall, 15 W Kellogg Blvd., St. Paul, MN 55102. The telephone number is (651) 266-8688. You must submit a copy of this Summary Abatement Notice with your appeal application.

**\*WARNING** Code inspection and enforcement trips cost the taxpayers money. If the violations are not corrected within the time period required in this notice, the city's costs in conducting a reinspection after the due date for compliance will be collected from the owner rather than being paid by the taxpayers of the city. If additional new violations are discovered within the next following 12 months, the city's costs in conducting additional inspections at this same location within said 12 months will be collected from the owner rather than being paid by the taxpayers of the city. Any such future costs will be collected by assessment against the real property and are in addition to any other fines or assessments which may be levied against you and your property.

sa.rpt 9/15



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MAUZY PROPERTIES - CHRIS MAUZY  
19950 DODD BLVD SUITE 102  
LAKEVILLE MN 55044  
USA

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WOODBURY MN 55129-8587

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sa.rpt 9/15

Date: January 30, 2020  
File #: 20 - 005777  
Folder Name: 382 PIERCE ST  
PIN: 332923410107

HP District:  
Property Name:  
Survey Info:



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DEPARTMENT OF  
DIVISION OF  
375 Jackson  
Saint Paul,  
**SUMMARY A**

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OCCUPANT  
382 PIERCE ST  
ST PAUL MN 55104-3711

**As owner or person(s) responsible for  
nuisance conditions which are in v**

## Vang, Mai (CI-StPaul)

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**From:** Vang, Mai (CI-StPaul)  
**Sent:** Monday, February 22, 2021 8:49 AM  
**To:** Jody Heller  
**Cc:** ffrench@midcontinentmgmt.com  
**Subject:** RE: Clean Up assessment for J2016A, 208524

Hello Ms. Heller,

I want to inform you that I forgot to include your address to delete for separate consideration to be referred back to Legislative Hearing on March 16 as indicated below to Mr. French. Therefore, the assessment got approved by Council on February 17, 2021 and an invoice has gone out on Feb 19 in case you are wondering why you or the owner of record got an invoice. Please hold onto the invoice until we have a hearing on March 16 and if decision is different, I will do a new resolution to go forward to amend. If the decision is to approve the assessment on March 16, then you may go ahead and pay the invoice. Sorry for this inconvenience.



**SAINT PAUL**  
MINNESOTA

**Mai Vang**

Legislative Hearing Coordinator  
Pronouns: she/her/hers  
Saint Paul City Hall, Ste. 310  
15 W. Kellogg Blvd.  
Saint Paul, MN 55102  
P: 612-266-8515  
[mai.vang@ci.stpaul.mn.us](mailto:mai.vang@ci.stpaul.mn.us)  
[www.StPaul.gov](http://www.StPaul.gov)



Please consider the environment before printing this email

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**From:** Jody Heller <jody@midcontinentmgmt.com>  
**Sent:** Friday, February 19, 2021 11:53 AM  
**To:** Vang, Mai (CI-StPaul) <mai.vang@ci.stpaul.mn.us>  
**Subject:** RE: Clean Up assessment for J2016A, 208524

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

*Good morning Mai,*

*Can you please let me know the status of whether this was rescheduled on 2/17/21? I believe my supervisor had already reached out to you and may have mentioned that we only took over this property on March 1, 2020, so this was the first time we were made aware of this notice for an issue that was present prior to our management company taking over. We want to ensure you that since we've taken over this property, we do care about the appearance of our community and are doing the right thing to be good stewards within the neighborhood.*



Thanks,

*Jody Heller*

Community Manager

[Wheelock Ridge Villa Apartments](#) | [17th Avenue Flats](#) | [Bridgewater Investments](#)  
[380 East Wheelock Pkwy | Saint Paul MN 55130](#)

Office: 651.772.3295 | Fax: 651.772.1176

[www.wheelockridge.com](http://www.wheelockridge.com) | [www.midcontinentmgmt.com](http://www.midcontinentmgmt.com)

---

**From:** Frank French <[FFrench@midcontinentmgmt.com](mailto:FFrench@midcontinentmgmt.com)>

**Sent:** Wednesday, February 10, 2021 10:15 AM

**To:** Vang, Mai (CI-StPaul) <[mai.vang@ci.stpaul.mn.us](mailto:mai.vang@ci.stpaul.mn.us)>

**Cc:** Jody Heller <[jody@midcontinentmgmt.com](mailto:jody@midcontinentmgmt.com)>; Michael Haatvedt <[michael@midcontinentmgmt.com](mailto:michael@midcontinentmgmt.com)>

**Subject:** RE: Clean Up assessment for J2016A, 208524

Good Morning Mai. Thank you for the email below. **The property address is 382 Pierce St. in St. Paul.**

**Frank J. French**

President

Mid Continent Management Corporation

Direct: 651-602-7095 Cell: 612-708-4117

[ffrench@midcontinentmgmt.com](mailto:ffrench@midcontinentmgmt.com)

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**From:** Vang, Mai (CI-StPaul) <[mai.vang@ci.stpaul.mn.us](mailto:mai.vang@ci.stpaul.mn.us)>

**Sent:** Wednesday, February 10, 2021 10:11 AM

**To:** Frank French <[FFrench@midcontinentmgmt.com](mailto:FFrench@midcontinentmgmt.com)>

**Subject:** Clean Up assessment for J2016A, 208524

Hello Mr. French,

I got your voicemail; however, you didn't leave the property address in question. Please provide me with that.

This is going to City Council Public Hearing on 2/17/21. Since you missed the Legislative Hearing, the hearing officer will have to send the matter back on 2/17 to 3/16/21 via telephone between 9 and 11 a.m.



**SAINT PAUL**  
MINNESOTA

**Mai Vang**

Legislative Hearing Coordinator

Pronouns: she/her/hers

Saint Paul City Hall, Ste. 310

15 W. Kellogg Blvd.

Saint Paul, MN 55102

P: 612-266-8515

[mai.vang@ci.stpaul.mn.us](mailto:mai.vang@ci.stpaul.mn.us)

[www.StPaul.gov](http://www.StPaul.gov)

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**From:** [Zimny, Joanna \(CI-StPaul\)](#)  
**To:** "[Jody@midcontinentmgmt.com](mailto:Jody@midcontinentmgmt.com)"; "[ffrench@midcontinentmgmt.com](mailto:ffrench@midcontinentmgmt.com)"  
**Cc:** [Vang, Mai \(CI-StPaul\)](#)  
**Subject:** appealed tax assessment for 382 Pierce Street  
**Date:** Tuesday, March 16, 2021 1:10:00 PM  
**Attachments:** [image001.png](#)

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Good afternoon,

This email is to follow up on your appealed Special Tax Assessment for property at 382 PIERCE STREET (File No. J2016A, Assessment No. 208524).

At today's Legislative hearing, Ms. Moermond recommended that the City Council Continue the Public Hearing to September 15, 2021. If there are no same or similar violations by September 15, 2021, she will recommend they reduce the assessment from \$478 to \$239.

The City Council Public Hearing is scheduled for April 7, 2021 at 3:30 p.m. Due to the COVID-19 pandemic, **we will not be holding hearings in person.** If you are contesting Ms. Moermond's recommendation, you may send written testimony to be added to the record to [legislativehearings@ci.stpaul.mn.us](mailto:legislativehearings@ci.stpaul.mn.us) or by voicemail at 651-266-6805. If you don't wish to contest, no further action is needed.

Thank you,  
Joanna



**SAINT PAUL**  
**MINNESOTA**

**Joanna Zimny**

Legislative Hearing Executive Assistant  
Legislative Hearing Office  
Pronouns: she/her/hers  
Saint Paul City Hall  
Suite 310  
15 W. Kellogg Blvd.  
Saint Paul, MN 55102  
P: 612-266-8515

[joanna.zimny@ci.stpaul.mn.us](mailto:joanna.zimny@ci.stpaul.mn.us)

[www.StPaul.gov](http://www.StPaul.gov)

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