

June 23, 2015

Legislative Hearing Officer
Attention: Mr. Steve Magner
Manager of Code Enforcement
City of St. Paul
373 Jackson Street Suite 220
St. Paul, MN 55101

Re: Property address 812 Cook Avenue East, St. Paul, Mn 55106, which is a condemned, nuisance building as of now.

Dear Legislative Hearing Officer:

My name is Tanika Nolan. I am here on behalf of myself and Don Nolan. We are property and business owners at 1045 Arcade Street. Some of our property butts up on the west side of the questionable property listed above. My husband, Don, and I have lived at this address for nearly 3 decades. Beginning about 10 years ago, nuisance issues began to occur at the stated property 812 Cook. Please see city, police and fire reports which are all public knowledge.

The tenants did not have regard for the property or for the community. Some of the incidents include but are not limited to:

- overpopulation of the building
- gross amounts of garbage left around the grounds
- loud, late night gatherings both in and outside
- drugs
- cars coming and going till wee hours of the night
- mice, rats and cock roaches
- fighting
- unsafe foundation -criminal activity -cruelty towards animals (This incident was a dog with a chain around it's neck being swung around in the air)
- rude to passerby's on the sidewalk, which I believe is public property
- lighting a barbecue grill close to surrounding buildings and igniting starter fluid that shot up in flames when lit

Then there is the issue of absent landlords and apparently no local property managerial designate available.

On the Wednesday before Thanksgiving of 2014, water came flooding out of this property. With lots of trenching from the owners of 1045 Arcade Street and the property owner to the west at 810 Cook Avenue East, we were able to divert the water from entering our properties. The water department and the police and fire departments were all unable to reach any landlord or owner

regarding this issue. After much struggle, the water department was able to turn the water off to that address. This incident left the alley treacherous, due to the freezing temperatures outside.

On April 29, 2015, a horrific fire began at 812 Cook Avenue East. Please see the fire report with the Saint Paul Fire Department for complete details. Don dialed 911 immediately. Our windows were shut and I went to fight the fire with the garden hose before the fire department arrived.

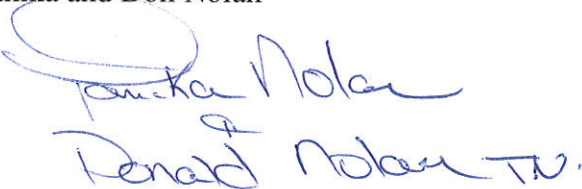
Without the quick response from us, the St. Paul Fire Department, Police Department and city officials, all of our buildings could have been totally destroyed. We promptly closed our windows. At the time we didn't know there was asbestos siding and lead in the paint that was burning until our service dog, Lucy, became violently ill the next day with diarrhea, vomiting and blisters that formed over nearly half of her body. I took her to the vet and found that these blisters were chemical burns. Our carpenter urged us to get the soil tested and a positive reading came back for asbestos and lead. She is still suffering from these chemical burns. (I can provide you with the veterinary reports.) These fibers and fumes permeated our backyard and have left it unusable due to this contamination. Lucy misses her backyard and so do Don and I. Prior to this fire our backyard was beautiful and free of contamination. Until something is done with the property at 812 Cook Avenue East, we cannot take the necessary steps to return our property and building to a safe and habitable condition. We cannot open our windows due to all of the loose contaminants in the air. We are also concerned for our physical well-being . . . asbestos is a dangerous issue for us and the rest of the community. The building is falling apart and dangerous particles continue to fall on the surrounding properties.

Thank you for your quick attention to this horrific and unpleasant situation. I believe 10 years is long enough and it is evident that this property is a blight to our neighborhood. It is an expense to our fire and police departments, as well as the building inspectors and city officials repetitive responses to issues at this address. I trust the evidence provided and the statements from the neighbors and community will support our evidence.

We ask you please to quickly have 812 Cook Avenue East fix their building or remove it so we can get ours done and return our property and building to a safe place again.

Sincerely,

Tanika and Don Nolan



The image shows two handwritten signatures in blue ink. The first signature is for Tanika Nolan, and the second is for Don Nolan. The signatures are written in a cursive style.