



City of Saint Paul

15 West Kellogg Blvd.
Saint Paul, MN 55102

Minutes - Final - Final Legislative Hearings

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651-266-8585

Tuesday, October 8, 2013

9:00 AM

Room 330 City Hall & Court House

9:00 a.m. Hearings

Special Tax Assessments

- 1 **RLH TA 13-605** Ratifying the Appealed Special Tax Assessment for Real Estate Project No. J1401B, Assessment No. 148100 at 135 BIGLOW LANE #A.

Sponsors: Brendmoen

Attachments: 135 Biglow Ln #A.Boarding Invoice 7-31-13.pdf
 135 Biglow Ln #A.Fire Incident Report 7-31-13.pdf

Forthcoming. Legislative Hearing Officer will contact Captain Dino Guerin, Fire, for clarification.

RE: 135 Biglow Lane #A (Apartments: 50 or more units)

Tara Schwartz, mgr, and a man, St. Paul Public Housing Agency, appeared.

Inspector Paula Seeley:

- Emergency Boarding done Jul 31, 2013 by the St. Paul Fire Dept
- re-checked Aug 7

- Note: Engine #17 arrived to smoke coming from a single family row house. Crews had to force door; they discovered food burning on the stove. No fire extension to structure. Ladder #22 assisted with ventilation. I had Ladder #22 stay on site until board-up or home owner arrived. Board-up was called to secure front door that was forced by crews.

- cost: \$283.90 + \$160 service charge = \$443.90

Ms. Schwartz:

- this happened after hours - 18:19:53 - around 6:20 p.m.
- they were notified by the residents the next day
- they do have an after hours answering service
- they work very closely with the St. Paul Fire and Police Depts
- typically, they know to call us so that we can board the place ourselves

Ms. Moermond:

- doesn't have a Police Report; only a Fire Report
- she is not familiar with Fire ordering a boarding; usually the police do that
- she is not sure how to interpret the "Note" in this context

Ms. Seeley:

- doesn't think there is a Police Report on this

Ms. Moermond:

- will call Captain Dino Guerin to see if he remembers what happened; will copy Public Housing Agency

- cannot give an answer today

- City Council Public Hearing Jan 2, 2014

Referred to the City Council due back on 1/2/2014

2 RLH TA 13-606

Ratifying the Appealed Special Tax Assessment for Real Estate Project No. J1401B, Assessment No. 148100 at 784 CAPITOL HEIGHTS.

Sponsors: Khaliq

Attachments: 784 Capitol Hts.Boarding Invoice 7-2-13.pdf

784 Capitol Hts.Police Incident Report 7-2-13.pdf

Reduce the assessment from \$431.95 to \$100.00.

RE: 784 Capitol Heights (Single Family)

Christine Khang, owner, appeared.

Inspector Paula Seeley:

- Emergency Boarding took place Jul 2, 2013 at 0216 hours

- the alarm was set off

- St. Paul Police Dept went out and found a broken window and a cut screen

- no one was there but there was evidence that property had been taken from the residence

- dispatch could not find the key holder

- no additional phone numbers were located at the residence

- cost \$271.95 + \$160 service charge = \$431.95 to secure

Ms. Khang:

- when this happened, they were in Schroeder, MN, with limited cell service and over 4 hours away

- her brother-in-law was sleeping upstairs at his residence in St. Paul; he had their cell phone numbers and their land line

- her parents also live in St. Paul but they were on vacation

- after he got these messages in the morning, he went over to their house to check things out

- they got a text from him and that's how they found out

- they did their due diligence to make sure their home doesn't get broken into; they have an alarm system

- they boarded up their basement egress window because homes on both sides of theirs have been broken into through the basement windows

- her husband wedged a board in the back window so it couldn't be opened; they smashed it as they attempted to open it

- the panel on the power had been taken off but there is a battery back-up

- as far as they know, nothing was taken

- they came back the next day to further board up the window

- they have guns but none were taken, although the ammo box was sitting out in the bedroom (when she got back, she realized that the police had searched the house)

- she was impressed with the SPPD response but she was not impressed with the boarding; it was not a quality job, there was about 2 feet left open at the top, in which

bugs got in and she was victimized again (she was concerned about rain getting in); not a good job and she is supposed to pay \$430 for a couple of pieces of plywood and some screws that didn't even do the job

- *she works hard and pays all her taxes and she doesn't cheat anyone; her taxes have gone up every single year*
- *having to pay this much money for a bad job of boarding makes her feel like she was victimized twice*
- *this isn't rental property; it's her home*
- *thinks that this cost is really unfair*
- *it's the first time that police had to come for something like this*

Ms. Moermond:

- *this isn't meant to be a punishment; just a cost recovery assessment*
- *calling out the boarding company in the middle of the night to do an emergency boarding*
- *sorry that it was a bad job*

Ms. Khang:

- *she understands but there is nothing she could have done to prevent this*

Ms. Moermond:

- *they can't leave the scene until it's secure*
- *the question is who is culpable to pay for boarding up this property? The bill has already been paid by the city to the boarding contractor.*

Ms. Khang:

- *thinks the city is getting ripped-off on top of it because that's excessive, even in the middle of the night*
- *it's extremely unfair; it's not like she has a problem property*
- *this makes her want to move out of the city; the city that she loves; she's very proud of St. Paul, but.... I was the victim of a crime and now, I'm the victim of another crime: highway robbery*

Ms. Moermond:

- *this is straight up cost recovery*
- *they had to leave a squad car there; they can't wait for someone to show up*
- *crisis happens to everyone*
- *there has been no problem in the past at this address*
- *you have made a good faith effort not to have a problem in the first place*
- *will recommend this assessment be reduced to \$100*
- *the City Council may look at this differently*

Referred to the City Council due back on 1/2/2014

3 RLH TA 13-611

Ratifying the Appealed Special Tax Assessment for Real Estate Project No. 1401T, Assessment No. 149000 at 908 FREMONT AVENUE.

Sponsors: Lantry

Attachments: 908 Fremont Ave.Photo
908 Fremont Ave.Photo 2

No one appeared. Approve the assessment.

Referred to the City Council due back on 1/2/2014

Special Tax Assessment Rolls

- 4** **RLH AR 13-92** Ratifying Demolition service from July 2013 at 466 Iglehart Ave. (File No. J1401C, Assessment No. 142000)
- Sponsors: Lantry
- Attachments: Assessment Roll
- Referred to the City Council due back on 1/2/2014**
-
- 5** **RLH AR 13-93** Ratifying Demolition services from July 2013. (File No. J1402C, Assessment No. 142001)
- Sponsors: Lantry
- Attachments: Assessment Roll
- Referred to the City Council due back on 1/2/2014**
-
- 6** **RLH AR 13-94** Ratifying Boarding and/or Securing service during July 2013. (File No. J1401B, Assessment No. 148100)
- Sponsors: Lantry
- Attachments: Assessment Roll
- Referred to the City Council due back on 1/2/2014**
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- 7** **RLH AR 13-95** Ratifying Tree Removal services from July-August 2013. (File No. 1401T, Assessment No. 149000)
- Sponsors: Lantry
- Attachments: Assessment Roll
- Referred to the City Council due back on 1/2/2014**

11:00 a.m. Hearings**Summary Abatement Orders**

- 8** [RLH SAO 13-40](#) Appeal of Richard Varberg to a Summary Abatement Order at 1466 COMO AVENUE.
- Sponsors: Brendmoen

Attachments: [1466 Como Ave.appeal.9-3-13](#)
[1466 Como.Owner Photos.9-2-13](#)
[1466 Como Ave.Photos.9-4-13](#)
[1466 Como Ave.Varberg Ltr 9-11-13](#)
[1466 Como Ave.Photos.10-7-13](#)
[1466 Como Ave Varberg Ltr 10-8-13](#)
[1466 Como Ave.Varberg Revised Ltr 10-11-13](#)

Grant until November 5, 2013 to remove the lawn mowers/snow blowers from inside the garage and exterior yards.

RE: 1466 Como Avenue (Duplex)

Richard Varberg, owner, appeared.

Ms. Moermond:

- she spoke with the inspector this morning; she also left some photos that were taken yesterday*
- the yard needs to be clear of all the lawn mowers and snow blowers*
- no exterior storage of lawn mowers is allowed, especially since there is a large garage*
- the photos show that there is still a lot going on*
- Mr. Varberg may need to find somewhere else to do the repair*

Mr. Varberg:

- the weather has been very nice so the snow blowers haven't sold very fast*
- when South Dakota got snow, he immediately got calls for snowblowers and he sold 12; he had about 30 left and they are good machines*

Ms. Moermond:

- she will grant an extension until Nov 5, 2013 to remove all exterior storage and all storage in the garage must go, too*
- even if Mr. Varberg had a license for a home occupation, he would not be allowed to have all this exterior storage*
- City Council Public Hearing is Oct 16, 2013*

Referred to the City Council due back on 10/16/2013

Orders To Vacate, Condemnations and Revocations (NONE)

1:30 p.m. Hearings

Fire Certificates of Occupancy

9 RLH FCO Appeal of Patricia Palmen to a Correction Notice - Re-Inspection Complaint
13-204 at 1520 ALBANY AVENUE.

Sponsors: Stark

Attachments: 1520 Albany Ave.appeal.8-26-13
1520 Albany.Photos.8-16-13
1520 Albany Ave.Diagram.9-10-13
1520 Albany Ave.Palmen Ltr 9-4-13
1520 Albany Ave.Palmen Ltr 9-11-13
1520 Albany Ave.Palmen Ltr 10-7-13
1520 Albany Ave.Palmen Ltr 10-28-13

Rescheduled per request.

Laid Over to the Legislative Hearings due back on 10/22/2013

10 [RLH FCO
13-226](#)

Appeal of Julie Meyer to a Fire Inspection Correction Notice at 1304 JULIET AVENUE.

Sponsors: Tolbert

Attachments: [1304 Juliet Ave.appeals.10-3-13](#)
[1304 Juliet Ave.Meyer Ltr.10-8-13](#)

Grant extensions as follows:

Item 1 (front storm door) - June 1, 2014
Item 2 (garage - address numbers) - October 25, 2013
Item 3 (garage - roof) - November 1, 2014
Item 4 (living room light switch plate) - October 25, 2013
Item 5 (furnace testing) - November 8, 2013

RE: 1304 Juliet Avenue (Single Family)

Julie Meyer, owner, appeared.

Fire Inspector Leanna Shaff:

- Fire Certificate of Occupancy inspection Sep 18, 2013 by Inspector Mike Cassidy (2nd C of O)
- 5 items
- Appellant needs more time for the front storm/screen door and the small garage roof
- no photos in file
- code doesn't require a storm door; but if there is one, it needs to be maintained; theoretically, she can remove that door

Ms. Meyer:

- the screen door is beginning to deteriorate (aluminum); talked with a contractor; replacement cost is \$500
- the roof on the little garage needs to be replaced; shingles are beginning to warp; she would like to get that done but the cost is \$1,000
- she is a federal employee, now laid off; doesn't know when the next pay check will be coming
- she doesn't want to go into debt to replace these things

Ms. Moermond:

- she is not in a hurry about the storm/screen door and the garage roof
- will go out to Nov 1, 2014 for the garage roof and Jun 14, 2014 for replacing the

storm/screen door

- address numbers on garage by Oct 25, 2013
- living room light switch plate by Oct 25, 2013
- furnace testing by Nov 8, 2013
- City Council Public Hearing Nov 6, 2013

Ms. Shaff:

- make sure you get a copy of the heating report and sent it in

Referred to the City Council due back on 11/6/2013

11 [RLH FCO](#)
[13-223](#)

Appeal of Triesta Brown to a Re-Inspection Fire Certificate of Occupancy with Deficiencies at 1287 SEMINARY AVENUE.

Sponsors: Stark

Attachments: [1287 Seminary Ave.appeal.9-30-13](#)
[1287 Seminary.Work Plan.4-22-13](#)
[1287 Seminary Ave.Appellant Materials.10-7-13](#)
[1287 Seminary Ave.Brown Ltr.10-8-13](#)
[1287 Seminary.Photos.10-7-13](#)

Grant an extension until February 1, 2014 for the completion of the installation of exterior siding and the rest of the repairs throughout the building.

RE: 1287 Seminary Avenue (Duplex)

Triesta Brown, owner, appeared.

Fire Inspector Leanna Shaff:

- Fire Certificate of Occupancy Inspection with deficiency letter dated Sep 20, 2013 by Inspector Mitch Imbertson
- been going on since Sep 2008 that the exterior of the building has needed some work
- Oct 2008 - Inspector Owens approved an extension for the exterior because the owner wanted to re-side rather than just touch it up and paint it
- photos in Amanda taken Oct 7, 2013; it's gotten worse
- it had been agreed upon to get it done by mid Sep 2013
- it's still not done

Ms. Brown:

- purchased it in 2000; was in bad shape
- she did some plumbing, etc., etc. (she hired Rasher Plumbing and Hearing to replace the bathroom sink; doesn't know why a permit hadn't been pulled)
- it was first inspection in 2008 by Tou Her
- she wanted to re-side it but ran into obstacles trying to finance it and there were no city programs to help
- she decided to do some seasonal work in order to finish some of the work
- everything will be complete by Dec 1, 2013; Mr. Imbertson said that he couldn't wait that long
- has signed a contract with someone who will start to install the siding no later than Dec 10, 2013; it should all be done in 5-7 days and by that time, she will also be done with everything else
- she and her husband also have had health issues and financial issues

Ms. Shaff:

- can find no electrical, plumbing or mechanical permits listed in the record
- found a building permit that had been pulled by Lunke and Sons in 2001 for egress windows, which was closed (not sure if inspected)

Ms. Moermond:

- make sure the upcoming building permit is pulled and finalized (suggested splitting payment)
- will recommend granting an extension to Feb 1, 2014 for the work to come into compliance

Referred to the City Council due back on 11/6/2013

2:30 p.m. Hearings

Vacant Building Registrations

- 12 [RLH VBR 13-57](#) Appeal of Mackonnen Hidru to a Vacant Building Registration Notice at 469 ANITA STREET.

Sponsors: Thune

Attachments: [469 Anita St.appeal.9-23-13](#)
[469 Anita.Photos.8-20-13](#)
[469 Anita.Photos.8-26-13](#)
[469 Anita.Fire C of O Revocation.6-17-13](#)
[469 Anita.Photos.6-17-13](#)
[469 Anita St.Hidru Ltr 10-2-13](#)
[469 Anita St.Hidru Ltr 10-9-13](#)

Fire Certificate of Occupancy is re-instated and grant the appeal on the gas meter provided that Xcel Energy is okay with not having a vehicle impact protection; grant extension until December 1, 2013 for the whole list to come into compliance with the exception of the store bathroom which is granted until January 15, 2014 for compliance; grant the appeal on the vacant building registration.

RE: 469 Anita Street (C-Grocery Store)

Mackonnen Hidru and wife, owners, appeared.

Mr. Hidru:

- they have not re-opened the store
- he and his wife live right next door; also have a home in Apple Valley
- they removed the bathroom in the basement and are installing a bathroom on the first floor; so far, they have re-directed pipeline from basement

Ms. Moermond:

- go ahead and re-open the store at any time; your business license should not have been affected in any way; confirm with DSI deputy director
- your Certificate of Occupancy is re-instated and you are not in the Registered Vacant Building Program
- advised them to connect with the African Development Center and explain their situation to them; they may have good advice on how to manage their circumstance

with the city
 - the gas meter is OK as long as Xcel is OK with it; will confirm

Fire Inspector Leanna Shaff:

- get the electrical inspector to look at the electrical work (Steve Reimers); the permit is still under review
 - two items relate to that: #2 and #5
 - building permit is still under review (John Stratsky)

Ms. Moermond:

- will grant until Dec 1, 2013 for compliance except for the bathroom, for which she will grant until Jan 15, 2014

Referred to the City Council due back on 11/6/2013

Other

13 RLH OA 13-63 Appeal of Gerald Manthei to a Code Compliance Report at 259 ENGLISH STREET.

Sponsors: Lantry

Attachments: 259 English St.appeal.10-3-13
 259 English St.Manthei Ltr 10-10-13
 259 English St Manthei Ltr 10-11-13

The VB fee is waived for 90 days; deny the appeal on the double penalty fees; laid over to further discuss the issues.

RE: 259 English Street (Single Family)

Gerald P. Manthei, owner, appeared.

Todd Triebold, friend of the owner, also appeared. He hopes to move into this house and buy it on a Contract for Deed.

Karin DuPaul, Community Organizer, Dayton's Bluff

Mr. Triebold:

- neither he nor Mr. Manthei knew what a Category 2 Vacant Building meant; they discovered that after he had done a lot of work on the house
 - Mr. Triebold did the work over at the Mounds Park Methodist Church basement

Rich Singerhouse, Vacant Buildings:

- this is an appeal of a Code Compliance but in the appeal it says that this never should have been a Category 2
 - Dec 3, 2008: he went out to the building and found that the dwelling was secured by normal means and was unoccupied; he found the chimney, roof, windows, screens in disrepair; the yard was clean; he made it a Category 2 Vacant Building
 - since then, he has had correspondence and talked on the phone with the owner, Mr. Manthei
 - Dec 1, 2011: he had Mr. Manthei fill out a Vacant Building Registration form; it says, "I am inheriting this home from my mother, Florence Manthei; it is in her estate; I will sell this house, as is, in this year, 2012 or rehabilitate it."
 - Mr. Manthei has always paid his fees on time (5 years)
 - Mr. Triebold and he have met out at the property a number of times with some other dealings

Ms. Moermond:

- the house is being fixed
- Mr. Triebold is going to be buying it on a Contract for Deed

Mr. Triebold:

- if Mr. Manthei were here, he was going to have Mr. Triebold do all the speaking for him
- he spoke with Mr. Singerhouse last week
- when he started researching this, he went to the VB meeting; they gave him this list (the house never met those criteria for a Cat 2 VB)
- he didn't understand "why" the house was categorized as such; he talked with Reid at DSI, who looked up the file; however, it didn't say what criteria were used to make that determination (the system has changed in 5 years)
- Mr. Manthei will be bringing copies from Xcel, Water - they have never been shut off; he has actually stayed at the house
- when Mr. Manthei got the original letter in 2008, it did not list that the chimney, the roof, etc., needed repair; if it had, he would have appealed it in 2008; the letter just said that he had to register it as a VB; he paid his fees; he has always paid his assessments and taxes; over the years, he gotten letters to shovel the sidewalk but there is no sidewalk in front of the house
- his mother died in the spring of 2008; he's always had Power of Attorney-she had multiple strokes and was in a nursing home
- 2011- the title was transferred to Mr. Manthei
- when Mr. Triebold entered the house for the first time in Mar of 2013, it looked as though Mr. Manthei was expecting his parents home at any time; everything had been left the way it was (like a time capsule); heat was always on; water was running....a perfectly livable house; so, it was hard to understand that no one was to be staying there or working there other than from 8 am - 8 pm.
- they did have the code compliance inspection done but did not believe that it should be a Cat 2 - it was vacant, yes, but it was not like an "empty house"
- there's a lot of items on the list that are just "boiler plate" items, according to Inspector Joe Yannarely at the Dist 4 meeting
- if you took all of the "boiler plate" stuff off the list, the list would go from a 4 page report to a page report
- much of the work has already been done; so, they are asking that the double penalties for the permits be waived
- a licensed electrician, a licensed plumber and a licensed heating guy will go down and get the permits and check all of the work that has already been done
- they were hoping that Mr. Seeger would be here so that they could ask him if the "boiler plate" stuff could be removed (the stuff that they put into the report even though they never checked it)
- prior to the inspection, he replaced every single outlet cover and switch cover, yet the report says, "Replace all painted over outlet covers and switch covers."
- that is confusing to the homeowner - what do we fix if it's on the report but not really something that needs to be fixed (?)

(Mr. Manthei entered the room and introduced himself.)

(Mr. Singerhouse repeated his staff report for the benefit of Mr. Manthei)

Ms. Moermond:

- this is the first Code Compliance Inspection Report; although the VB Registration covers that a Code Compliance Inspection be conducted and a Code Compliance Certificate be received before the building can be re-occupied; there was a pretty clear notification from 2008 to the present that it was a requirement

Mr. Triebold:

- notification never spelled out what the initial report had said (the reasons why it was given a Cat 2 status); and that it can't be occupied without a Code Compliance Report - there was no listing saying that as a Cat 2 home, it cannot be occupied and that a Code Compliance Inspection Report would cost \$447

Mr. Manthei:

- the notification never said what was wrong with the house
- he asked his neighbors at the time if they knew anything about vacant houses or what code inspections would be involved and none of them knew anything either; it didn't sound like that big a deal
- the notification was general and vague; it doesn't give you any idea of what you're getting in to and what it's going to cost and what the problems might be and he is naive in that; he is pleading ignorance because it was way over his head
- to him it just sounded like you call the city and say that you want someone to occupy the house again; they come out and look at the house and there might be a few things that need to be fixed up --- he didn't realize that it would be anywhere this big of a problem at all; and, it would have been helpful if he knew in the beginning what was found to be wrong; like, this is why we say your house is a Cat 2 rather than just to vaguely say that it's a Cat 2
- he tends to be a very compliant sort of guy
- he has a disability, Obsessive Compulsive Disorder (OCD), for which he is under treatment for and has been all his life; he needs people to help him do things because it takes him a very long time to do things because he can get stuck on one little detail; he needs patience, patience and understanding
- Mr. Singerhouse has been very helpful; he's a wonderful guy
- he wants to work with the city and resolve this misunderstanding

Ms. Moermond:

- she is hearing that the Appellant doesn't want to be a Cat 2 Registered VB and that if they are required to have the Code Compliance Inspection list, they want it trimmed down, considerably

Mr. Triebold:

- and no double fees on the permits for the furnace that they've already installed and water heater, etc.
- they have licensed professionals who will come in and check his work so that the work will meet city code inspections

Mr. Manthei:

- the most helpful to him would be to know why it was a Cat 2 in the first place, instead of a Cat 1
- to him, it should have been a Cat 1 in the first place or maybe he's misunderstanding something
- real estate people have talked to him about Cat 2 homes being like "burnt out hulks"
- slowly, he's trying to understand all of these city rules and requirements

Mr. Triebold:

- the house has been improved
- he installed a new high efficiency furnace, air conditioning new water heater and he upgraded all inefficiencies, got rid of the chimney
- nothing was ever shut-off, except for the water when the new meter was being installed
- he did a lot of the work; he is not licensed in MN
- he learned how to do the work as a contractor in WI; he had been a contractor in MN years ago but when the economy took a turn, he couldn't afford to keep up the licenses, fees, etc.

- he takes care of some rental properties and done so for a number of years
- his idea was to do the work up to code and then call for an inspection, not realizing that it was a Cat 2 and all this other stuff
- as he worked on the house, he fell in love with this house and decided that he'd talk to Gerry about buying it

Ms. DuPaul:

- Mr. Triebold came to their vacant building meeting and was quite frustrated about their situation; they found out that he wanted to buy it and they had a good conversation at the meeting
- he also decided that he would run for a District Council seat if he got into that house

Mr. Triebold:

- he would recommend not putting the "boiler plate" stuff on the list (Mr. Yannarely explained at the meeting)
- Mr. Manthei's insurance company sent out an inspector, who said that they wanted 2 things done before they would insure it for occupancy: 1) 100 amp electrical service installed; and 2) the roof be fewer than 8 years old (have been done)
- they hired an electrician from St. Croix Electric to put the electrical meter outside but he couldn't get a permit because of the Cat 2 status; he did, however, look over all that had been done and said that everything was done properly

Mr. Manthei:

- he insured his house as a vacant house at first, then as a house ready for occupancy
- he reiterated much of what Mr. Triebold said

Mr. Triebold:

- he is an Air Force Vet, who is now sleeping on his mom's couch because he and Mr. Manthei had made a deal: he would do the necessary work and could be living at the house during that time and after

Mr. Manthei:

- he apologized that he didn't realize that he could have been providing more information during this time
- the only complaint that the neighbors on both sides of this house have is that it has the Vacant Building signs on the front window (LIKE A TARGET); he has remained in good relations with them; he explained to the neighbors that he could not take down the signs because they were required by the city
- he also has an agreement with the neighbor, who shares his driveway to shovel the snow in exchange for being able to park the car in front of his garage (when the streets are plowed, the neighbor likes to get his cars off the street)
- the neighbor would be in touch when the grass needed to be mowed
- his dream was to restore the house - make it a nice house in the neighborhood so someone could live in it again; he felt that he owed that to his mom and dad but he didn't realize all the expense and the big city process

Ms. Moermond:

- explained the categories of Vacant Buildings
- at 12 months, an empty house will enter the VB Program as a Cat 1 registered VB (Turn Key); between 5% - 10%
- next are the Cat 2, not turn key; some repairs are required before they can be re-occupied (most of these need a Code Compliance Inspection); 85% of VB are in this range
- the rest are a Cat 3 - nuisance and dangerous
- this house has been a registered VB for 5 years and according to the code, after 24

months, it is technically, supposed to turn into a Cat 3 VB; so, she can't recommend that the City Council lower this house back down to a Cat 1

- Code Compliance Inspection Report has been done and if something has been called out on the list, there is something there that needs to be done (in her experience); you're stuck with this list; much has been done and so, check-offs will be very quick

Mr. Triebold:

- would have been nice if Inspector Seeger could have been here today so that he could explain what is really meant by the generalities in which the list is written

- the list contains things that have already been done so, it seems as though they were never really checked (a ground; a bathroom window/fan)

- he and 3 of his friends shadowed each inspector when they came out to the house

- he asked the inspectors to tell his friends what was expected because they were going to take notes on what needed to be done

- he shadow Jim Seeger, who told him what needed to be done but his friends had nothing written down because the inspectors didn't tell them anything; he thought, "That's great news!" But then, they get this huge list- 4 pages long! It's very general; i.e. "painting as necessary" What! they don't like the color? Where do they want us to paint? What? There's nothing wrong with the paint and it doesn't affect the safety, the livability of the house and why can't a person live in the house and paint it?

- all his furniture and clothes are in that house now

- like the way the plumbing inspector listed the code right on the list; he wishes all inspectors would do that

- he'd like the inspectors to be more specific; i.e. if it's an outlet cover in the upstairs bedroom, they say that

Ms. Moermond:

- there isn't an obligation that an inspector talk the whole time; normally, they do these inspections and no one is there; there are 4 different inspectors and they don't schedule them all at the same time; people use lock boxes; it's the most time efficient way

- the more specific Orders can be, the better

- some things on the list don't require a permit, others do

- is disappointed that although Mr. Triebold has been a contractor in other areas, he didn't pull permits for things that would require them (installation of a water heater); law requires a licensed person to come in and install that; she needs sign-offs on all the permits;

- Mr. Triebold is doing the work but he is not the owner

Mr. Triebold:

- it's a quasi ownership situation; he will be buying the house from Mr. Manthei (future homeowner); he is not going to flip this house

Ms. Moermond:

- right now, Mr. Triebold isn't the homeowner and the house could not have been sold as a Cat 2 Registered VB

- noted some priorities on the list

- there will be a point in this process when Mr. Seeger will come out and check things out; at that time, you can ask him questions, etc.

- re: soil away from garage - concern is that soil is wicking moisture to the siding; there you could dig out the soil and put in gravel or something that wouldn't wick

- do those items on the list that you are clear about and get Mr. Seeger to come look at those; then, get his advise on the other ones

- 1 smoke detector in the house needs to be hard-wired

Mr. Triebold and Mr. Manthei:

- concerned about being charged another fee each time an inspector comes out
- asking for a variance under plumbing, basement water heater gas venting incorrect; water heater exhaust is located too close to the furnace intake and exhaust; they are within 3 feet of each other; the PVC that they ran out go directly out from the house
- notes that there are no attachments although "attachments" are referred to in the Orders

Ms. Moermond:

- is not inclined to be flexible on the water heater gas venting (was done without a permit); you need a plumber to pull a permit to look at the work
- really wants to see this get done
- she is sensing a high level of frustration right now
- these projects are big, expensive and time consuming
- noted that she, too, would like these Orders to be better, more specific; licensed contractors should be familiar with these kinds of lists
- get the permits pulled
- double fees are OK and will stay
- she will call to see if they can get extra inspections without extra fees
- these things need to be taken care of before someone moves in
- the exterior items can be delayed for the winter (will issue a temporary code compliance certificate)
- will ask Mr. Singerhouse to waive the VB fee for 90 days; if the Code Compliance list is not done by then, a bill for the VB fee will be attached; send in the gold card and if the project is done by Jun 2014, she can see about cutting the VB fee in half

Laid Over to the Legislative Hearings due back on 10/22/2013

Staff Reports