



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
Web: www.stpaul.gov/dsi*

October 28, 2011

Finance & Commerce, Inc
SDS12-2619
PO Box 86
Minneapolis MN 55486

RE: 591 MACKUBIN ST

Dear Sir or Madam:

Please publish on November 3, 2011, and November 7, 2011, the enclosed notice of a Legislative Public Hearing and a Saint Paul City Council Public Hearing.

You may bill the City of Saint Paul, Division of Code Enforcement, Vacant Building Program, 375 Jackson Street, Suite 220, Saint Paul, MN 55101-1806.

Also, please submit an affidavit of publication to this office.

Sincerely,

Steve Magner

Steve Magner
Manager of Code Enforcement

SM:cs

Enclosure

pubhrrng60183 07/11



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NOTICE OF PUBLIC HEARINGS

To all Known Responsible and/or Interested Parties

Dear Sir or Madam:

The Saint Paul City Council and the Legislative Hearing Officer of the City Council have scheduled public hearings to consider a Council Resolution ordering the repair or removal of the building(s) located at **591 MACKUBIN ST.**

With the following Historic Preservation information: NONE

In accordance with the provisions of the Saint Paul Legislative Code Chapter 45, all owners of record and other interested parties with a known interest in this building(s) are hereby notified of these hearings. At these hearings testimony will be heard from the Code Enforcement Officer and any other parties who wish to be heard. The Council will adopt a resolution describing what action, if any, the Council deems appropriate.

Please be advised the Public Hearing before the Legislative Hearing Officer is scheduled for:

Tuesday, November 22, 2011, at 9:00 a.m. in Room 330, City Hall, 15 West Kellogg Boulevard, Saint Paul, MN 55102

The Legislative Hearing Officer will hear the evidence and make a recommendation for action to the full City Council:

Wednesday, December 21, 2011, at 5:30 p.m. in the City Council Chambers, 3rd Floor, City Hall, 15 West Kellogg Boulevard, Saint Paul, MN 55102

All costs incurred by the City, including inspection costs, administrative costs, title searches, filing fees and, if necessary, demolition and removal expenses, will be assessed against the real estate as a special assessment to be collected in the same manner as real estate taxes. If you have any questions concerning this matter please call the Vacant/Nuisance Buildings Code Enforcement Officer **Steve Wagner** at (651)266-1928, or you may leave a voice mail message.

Sincerely,

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NOTICE OF PUBLIC HEARINGS

To all Known Responsible and/or Interested Parties

State of Minnesota Trust Exempt
PO Box 64097
St Paul MN 55164-0097

Kris Kujala
Ramsey County Tax Forfeited Land
90 W Plato Blvd
St Paul MN 55102

Dear Sir or Madam:

The Saint Paul City Council and the Legislative Hearing Officer of the City Council have scheduled public hearings to consider a Council Resolution ordering the repair or removal of the building(s) located at **591 MACKUBIN ST.**

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Sincerely,

Steve Magner

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Manager of Code Enforcement

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..Title

Ordering the rehabilitation or razing and removal of the structures at 591 MACKUBIN ST within fifteen (15) days after the December 21, 2011, City Council Public Hearing.

..Body

WHEREAS, the Department of Safety and Inspections has determined that 591 MACKUBIN ST is a nuisance building pursuant to Saint Paul Legislative Code §45.02 as 1) it is a vacant building as defined in §43.02; and 2) it has multiple housing code or building code violations or it has conditions constituting material endangerment as defined in §34.23, or it has a documented and confirmed history as a blighting influence in the community; and

WHEREAS This property is legally described as follows, to wit:

Hm Ranneys Sub Bk11 Stinsons D S 35 5/10 Ft Of E 2 Ft Of Lot 3 And S 35 5/10 Ft Of Lots 1 And Lot 2 Blk 1; and

WHEREAS, based upon the records in the Ramsey County Recorder's Office and information on file or obtained by the Department of Safety and Inspections, the following are the owners, interested or responsible parties for the subject property as of October 28, 2011: State of Minnesota Trust Exempt, PO Box 64097, St Paul MN 55164-0097; Kris Kujala, Ramsey County Tax Forfeited Land, 90 W Plato Blvd, St Paul MN 55102; Frogtown Neighborhood Association; and

WHEREAS, each of these parties was served a written order dated June 27, 2011, advising them of the basis for the determination that the subject property was a nuisance, and that the nuisance building was to be repaired or razed and removed by July 27, 2011; and

WHEREAS, this order informed the interested or responsible parties that they must repair or raze and remove the structures(s) located on the Subject Property by July 27, 2011; and

WHEREAS, a placard indicating the City's order that this nuisance building be abated was posted on the building on June 28, 2011 in accordance with Saint Paul Legislative Code §45.11(2)c; and

WHEREAS, the nuisance condition was not corrected by July 27, 2011, and therefore an abatement hearing was scheduled before the City Council on December 21, 2011 and the owner or his duly authorized representative and any interested parties or their duly authorized representatives were properly notified of the time, date and place of the hearing; and

WHEREAS, the legislative hearing officer provided the owner and other interested parties an opportunity to discuss the matter at a legislative hearing on November 22, 2011; and

WHEREAS, a public hearing was held on December 21, 2011, and the Council reviewed the record, which included the exhibits from the Department of Safety and Inspections, the minutes and recommendation of the legislative hearing officer and any testimony at the hearing; Now, Therefore Be It

RESOLVED, that the Saint Paul City Council hereby finds:

1. That the structure(s) at 591 MACKUBIN ST is a nuisance building pursuant to Saint Paul Legislative Code §45.02, as 1) it is a vacant building as defined in §43.02; and 2) it has multiple housing code or building code violations or it has conditions constituting material endangerment as defined in §34.23, or it has a documented and confirmed history as a blighting influence in the community; and 3) these nuisance conditions have not been corrected after notice of the same to the owner.
2. That the Department of Safety and Inspections has complied with all of the procedural requirements of the Saint Paul Legislative Code Chapter 45.
3. That the owners, interested parties or responsible parties have not [have] presented a plan acceptable to the legislative hearing officer and Department of Safety and Inspections staff to repair the structure(s) and correct all of the deficiencies listed in the Order to Abate Nuisance Building and the

Code Compliance report and to make the structure(s) safe and code compliant within 15 days. And, Be It Further

RESOLVED, that the Council orders that the owners, interested parties or responsible parties shall repair the structure, correct all of the deficiencies listed in the Order to Abate Nuisance Building and the Code Compliance report and to make the structure(s) safe and code compliant, or shall raze and remove the structure(s) within 15 days. And, Be it Further

RESOLVED, that if the necessary corrective action has not been taken within the time allotted, the Department of Safety and Inspections is authorized to take those steps necessary to raze and remove this structure and to charge the costs incurred in accordance with Saint Paul Legislative Code §45.12(4). Any personal property or fixtures of any kind shall be removed by the owners, interested parties or responsible parties prior to the demolition or it will be considered to be abandoned and the City of Saint Paul shall remove and dispose of such property as it deems appropriate. And, Be It

FINALLY RESOLVED that this resolution shall be served on any of the parties required to be notified in Saint Paul Legislative Code §45.12(4).



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St Paul MN 55164-0097

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Ramsey County Tax Forfeited Land
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Ordering the rehabilitation or razing and removal of the structures at 591 MACKUBIN ST within fifteen (15) days after the December 21, 2011, City Council Public Hearing.

..Body

WHEREAS, the Department of Safety and Inspections has determined that 591 MACKUBIN ST is a nuisance building pursuant to Saint Paul Legislative Code §45.02 as 1) it is a vacant building as defined in §43.02; and 2) it has multiple housing code or building code violations or it has conditions constituting material endangerment as defined in §34.23, or it has a documented and confirmed history as a blighting influence in the community; and

WHEREAS This property is legally described as follows, to wit:

Hm Ranneys Sub Bk11 Stinsons D S 35 5/10 Ft Of E 2 Ft Of Lot 3 And S 35 5/10 Ft Of Lots 1 And Lot 2 Blk 1; and

WHEREAS, based upon the records in the Ramsey County Recorder's Office and information on file or obtained by the Department of Safety and Inspections, the following are the owners, interested or responsible parties for the subject property as of October 28, 2011: State of Minnesota Trust Exempt, PO Box 64097, St Paul MN 55164-0097; Kris Kujala, Ramsey County Tax Forfeited Land, 90 W Plato Blvd, St Paul MN 55102; Frogtown Neighborhood Association; and

WHEREAS, each of these parties was served a written order dated June 27, 2011, advising them of the basis for the determination that the subject property was a nuisance, and that the nuisance building was to be repaired or razed and removed by July 27, 2011; and

WHEREAS, this order informed the interested or responsible parties that they must repair or raze and remove the structures(s) located on the Subject Property by July 27, 2011; and

WHEREAS, a placard indicating the City's order that this nuisance building be abated was posted on the building on June 28, 2011 in accordance with Saint Paul Legislative Code §45.11(2)c; and

WHEREAS, the nuisance condition was not corrected by July 27, 2011, and therefore an abatement hearing was scheduled before the City Council on December 21, 2011 and the owner or his duly authorized representative and any interested parties or their duly authorized representatives were properly notified of the time, date and place of the hearing; and

WHEREAS, the legislative hearing officer provided the owner and other interested parties an opportunity to discuss the matter at a legislative hearing on November 22, 2011; and

WHEREAS, a public hearing was held on December 21, 2011, and the Council reviewed the record, which included the exhibits from the Department of Safety and Inspections, the minutes and recommendation of the legislative hearing officer and any testimony at the hearing; Now, Therefore Be It

RESOLVED, that the Saint Paul City Council hereby finds:

1. That the structure(s) at 591 MACKUBIN ST is a nuisance building pursuant to Saint Paul Legislative Code §45.02, as 1) it is a vacant building as defined in §43.02; and 2) it has multiple housing code or building code violations or it has conditions constituting material endangerment as defined in §34.23, or it has a documented and confirmed history as a blighting influence in the community; and 3) these nuisance conditions have not been corrected after notice of the same to the owner.
2. That the Department of Safety and Inspections has complied with all of the procedural requirements of the Saint Paul Legislative Code Chapter 45.
3. That the owners, interested parties or responsible parties have not [have] presented a plan acceptable to the legislative hearing officer and Department of Safety and Inspections staff to repair the structure(s) and correct all of the deficiencies listed in the Order to Abate Nuisance Building and the

Code Compliance report and to make the structure(s) safe and code compliant within 15 days. And, Be It Further

RESOLVED, that the Council orders that the owners, interested parties or responsible parties shall repair the structure, correct all of the deficiencies listed in the Order to Abate Nuisance Building and the Code Compliance report and to make the structure(s) safe and code compliant, or shall raze and remove the structure(s) within 15 days. And, Be it Further

RESOLVED, that if the necessary corrective action has not been taken within the time allotted, the Department of Safety and Inspections is authorized to take those steps necessary to raze and remove this structure and to charge the costs incurred in accordance with Saint Paul Legislative Code §45.12(4). Any personal property or fixtures of any kind shall be removed by the owners, interested parties or responsible parties prior to the demolition or it will be considered to be abandoned and the City of Saint Paul shall remove and dispose of such property as it deems appropriate. And, Be It

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RESOLVED, that the Saint Paul City Council hereby finds:

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2. That the Department of Safety and Inspections has complied with all of the procedural requirements of the Saint Paul Legislative Code Chapter 45.
3. That the owners, interested parties or responsible parties have not [have] presented a plan acceptable to the legislative hearing officer and Department of Safety and Inspections staff to repair the structure(s) and correct all of the deficiencies listed in the Order to Abate Nuisance Building and the

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