

Property located at: 1820 Stillwater Ave
St. Paul MN 55119

12/17/15

To whom it may concern:

I have not received a call or follow up from my text dated 12/1/15. So I thought it necessary to send you a copy, attached. On the 14th of December 2015 I called Mr Steve Magner the Code Enforcement Manager to see if anything had been done in regard to my property located at 1820 Stillwater Avenue. To my surprise he had not heard a thing from anyone. Before I take this issue public it would be only reasonable to expect a response to my text. I have tried to accommodate. There are no violations on this property. Everything was done two weeks of the deadline due to weather, with communications. Meanwhile, I have not been able to rent this house without your Certification. If this needs approval from a particular person "Who" is that person, so that I can resolve this issue. I hope to have this property available within two weeks to rent. Your cooperation would be appreciated.

Thank You,


Gary Blair
651-303-6591

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COPY

Marcia,

Thank you for taking the time to respond to my request. I too would come to the same conclusion after reading the report you had to work with. It appears that someone did not enter the proper information into the computer system as you will see with this detailed outline. I hope that I can clear up some of the misconceptions of that report. After your decision at the Hearing on 6/2/15, the shed was removed immediately, and most of the other things needed were also taken care of at the same time. The only other concerns were the driveway, and the impact protection for outdoor gas meter.

I called several places to have the driveway work done, all were running behind, because of the wet summer we had. I did made arrangements with one company who later said that the job was to small and they backed out. After more calls I did contract with a firm that eventually did class 5, at a cost of \$2,000.00.

As you will see below the inspector Efrayn Franquiz was mistaken about the deficiency on his 9/15/15 report, appearing that I was not doing my part. When brought to his attention, he said that he had made a mistake. . The reason the house has been empty, is because I was told that it could not be occupied until the Certification of Occupancy was received, which was given and and paid for, then taken away? Please take the time to review the events below.

4/20/15 Existing Fuel Burning Equipment Safety Test Report and Smoke Detector Affidavit Report were done.

4/29/15 Inspection Appointment 11:00am by Efrayn Franquiz. (REPORTS WERE GIVEN TO INSPECTOR AT TIME OF FIRST INSPECTION not later as indicated)

5/4/15 Received Inspection Correction Notice. Deficiency listed were.

1. Impact protection for outdoor gas meter. Done 8/21/15
2. Fix or tear down shed. DONE 6/20/15
3. Repaired driveway and move boat. Done 9/14/15
4. Fuel equipment vent. DONE 6/20/15
5. Ground fault in bath not working. DONE 6/20/15

(Note that no reports are listed – they already had them).

5/11/15 Filed Application for appeal.

6/2/15 Hearing for Shed, Driveway, Boat

6/4/15 Extension until 9/1/15 to bring into compliance. (Class 5 neat and clean boundaries to prevent class from getting into yard and removal of shed.)

7/14/15 Called inspector Efrayn Franquiz to inform him that after speaking to Jeff 651-229-2381 at Xcel Energy, that their findings after going out was that impact protection for outdoor gas meter was not needed. I also faxed a copy of their findings to inspector Efrayn Franquiz who said that he thought it was needed. (Attached)

7/28/15 Re-Inspection made at 9:30am. Only thing left was the, Impact protection for outdoor gas meter, that I was trying to convince Xcel to do it, and the drive way.

7/30/15 Received: Fire Certificate of Occupancy Approval with Corrections.

8/21/15 Received: before dead line Vacant Building Registration Notice for \$1,440.00?

8/25/15 Called inspector Efrayn Franquiz and discussed the delay and asked the reason for Vacant Building Registration Notice? when the approval was given for use.

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- 8/26/15 Received: Billing Fee for Fire Certificate of Occupancy. \$196.00 was paid by ck#5975
- 9/4/15 Called inspector Efrayn Franquiz about driveway delay and fax him the E-mail I got from the contractors to the reason for their delay. (Attached).
- 9/4/15 Called your office and spoke to Mai Vang, you were out of town. I explained to her about the situation regarding the driveway and that it was going to be done soon, however I needed a little more time, she said that she would relay the information to you..
- 9/15/15 Received: Revocation of Fire Certificate of Occupancy and Order to Vacate with the deficiency list. I was under the impression from inspector Efrayn Franquiz that we were OK with the inside, and that the others were not a safety issue, so the Certificate of Occupancy with Corrections would be done, which it was, but now it was being revoked ? The list again was wrong, Xcel had taken care of the Impact protection for outdoor gas meter weeks earlier 8/22/15. Also the missing reports were incorrect, Inspector Efrayn Franquiz had received them on first trip.
- 9/18/15 Called inspector Efrayn Franquiz to remind him that he had already received the reports, (check date on reports) on FIRST inspection, and were not listed on previous report, also that Xcel had been out and taken care of the post, a month ago. He asked if I wanted him to send out a revised report and I said yes.
- 9/29/15 Received: Up date with correction on list of deficiency however Xcel was still on it.

9/30/15 Received: Vacant Building Registration Notice, now went from \$1,440.00 to \$2,025.00? I call inspector Efrayn Franquiz about the edge on the completed driveway, which needed his approval, he said that he could not make that decision and he was going to send pictures to you for your decision. After not hearing anything for a month, I called Mr Phil Owns who was out of town. I left a message to call me, but time was running out on the Vacant Building Registration Notice. So I call the Vacant Building management dept and spoke to Mr, Steve Magnen. He suggested I check back with you. That is when I E-mail you on 11/14/15 the pictures and asked for your help.

What is disappointing is that the Department of Safety and Inspections was set up to make sure that housing would be safe to renters, and that the property would be kept up. (Because many properties are owned by out of town or management firms.) This property is kept up and is a turnkey, as you said. I have cooperated with this department fully. I feel as a life long resident of St Paul (73years) that some things have been taken too far, we are not talking about the safety of renters in this case. As far as my property goes (possession over 30 years) it has been taken care of better than most in my neighborhood. I feel that the Certification Occupancy should be granted because everything requested was done in a timely fashion as the weather would allow. Ask the inspector Efrayn Franquiz if he does not agree, that the inside shows that I do care about my property? I only wish others did the same.

In this litigious society one would think that we would be able to come up with a agreeable solution at this time. What I would like to propose is: Whoever has the authority to approve the work that has been completed, to approve it and reinstates the Certifaication of Occupency, all the work was done.