

## Vang, Mai (CI-StPaul)

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**From:** McDonough, Amy G. <amcdonough@stthomas.edu>  
**Sent:** Tuesday, February 15, 2022 2:25 PM  
**To:** Jalali, Mitra (CI-StPaul)  
**Cc:** Gage, Amy L.; Yang, Doua (CI-StPaul); \*CI-StPaul\_LegislativeHearings  
**Subject:** University of St. Thomas - 346 Cleveland

Dear Councilmember Jalali:

As you know, tomorrow, the City Council will be asked to consider issues with 346 N. Cleveland – a property currently being used as a rental for five St. Thomas students, even though it does not qualify as a registered rental. Millenium Management, LLC, is the management company for this property.

Specifically, RLH VO 22-8 involves the Legislative Hearing Officer's determination on February 1 that the city should not revoke the property's Fire Certificate of Occupancy and thus allow the five undergraduate students to remain in the property until June 1, when their current lease ends.

St. Thomas does not support the Legislative Hearing Officer's determination. No one wants to see a tenant punished because a landlord's failure to comply. At the same time, it is important that City rules and regulations be enforced in a manner that helps our students live in safe and legal rental housing. Please know that if Legislative Hearing Officer's determination is overturned and the overlay occupancy restrictions are enforced, St. Thomas is available to serve as a resource to its impacted students to help them find alternative housing.

Through several complaints from neighbors, St. Thomas has been made aware that at least three properties owned, managed or operated by Millennium Management or a related entity are being rented or occupied in violation of the Overlay District's regulations. Complaints about these properties have also raised other issues.

It is the responsibility of landlords to know, understand and comply with city rules, including limitations on student occupancy under the Overlay District. Millennium Management has owned, operated or managed property in the Student Housing Overlay District since 2015; it should be well aware of the city requirements. Most landlords within the Student Housing Overlay District rent legally to undergraduate students at St. Thomas and other colleges. They are to be commended for their responsibility. The city need not reward a real estate company for violating the law or failing to make itself aware of this law.

This media story provides additional information about Millenium Management, LLC:

<https://www.twincities.com/2021/08/08/minneapolis-landlord-scooping-up-st-pauls-hewitt-avenue-homes-for-student-rentals/>.

St. Thomas wants its students in safe and legal housing. We hope to work more closely with the city on more stringent oversight of landlords, particularly those who rent to students living on their own for the first time.

Thank you for your consideration of this perspective.

Amy McDonough, Chief of Staff  
Amy Gage, Director of Neighborhood and Community Relations  
University of St. Thomas

