



RECEIVED APPLICATION FOR APPEAL

SEP 08 2022 Saint Paul City Council – Legislative Hearings

CITY CLERK

310 City Hall, 15 W. Kellogg Blvd.
Saint Paul, Minnesota 55102
Telephone: (651) 266-8585

We need the following to process your appeal:

- \$25 filing fee (non-refundable) (payable to the City of Saint Paul)(if cash: receipt number _____)
 - Copy of the City-issued orders/letter being appealed
 - Attachments you may wish to include
 - This appeal form completed
 - Walk-In OR Mail-In
- for abatement orders only: Email OR Fax

HEARING DATE & TIME
(provided by Legislative Hearing Office)
Tuesday, Sept. 20, 2022
Location of Hearing:
 Telephone: you will be called between _____ & _____

In person (Room 330 City Hall) at: 1:30 p.m.
(required for all Fire C of O revocation & vacate; Condemnation orders)

Address Being Appealed:

Number & Street: 1039 Bradley St City: St Paul State: MN Zip: 55130

Appellant/Applicant: Jay Mitchell Quality Residences LLC Email jaymitchell93@gmail.com

Phone Numbers: Business _____ Residence _____ Cell 612-251-9892

Signature: _____ Date: 9/7/22

Name of Owner (if other than Appellant): Quality Residences LLC

Mailing Address if Not Appellant's: 923 Payne Ave St Paul MN 55130

Phone Numbers: Business 651-776-6021 Residence _____ Cell _____

What Is Being Appealed and Why? Attachments Are Acceptable

- Vacate Order/Condemnation/Revocation of Fire C of O
 - Summary/Vehicle Abatement
 - Fire C of O Deficiency List/Correction
 - Code Enforcement Correction Notice
 - Vacant Building Registration
 - Other (Fence Variance, Code Compliance, etc.)
- Extensive Home / COVID Returning Wall
OWN Both Properties side by side



August 17, 2022

Text to Jay
8/23/22

Quality Residences
923 PAYNE AVE
ST PAUL MN 55130USA

Revocation of Fire Certificate of Occupancy and Order to Vacate

RE: 1039 BRADLEY ST
Ref. # 112297

Dear Property Representative:

Your building was determined to be a registered vacant building on August 17, 2022. Since certificates are for the occupancy of buildings, it has become necessary to revoke the Certificate of Occupancy.

Property is required to be vacated by August 26, 2022. A reinspection will be made on August 29, 2022, at 11:00 AM to confirm property has been vacated.

Saint Paul Legislative Code provides that no building shall be occupied without a Certificate of Occupancy. In order to re-occupy the building, the following deficiencies (if applicable) must be corrected, and a complete Certificate of Occupancy inspection will be required.

DEFICIENCY LIST

1. 1039 Bradley ST - Sec. 40.06. Suspension, revocation and denial.
 - (a) Grounds for revocation. The fire code official may, in writing, issue a notice to the owner(s) and known interested parties of the city's suspension or revocation of a fire certificate of occupancy issued under the provisions of this code, or deny an application therefor:
 - (1) Whenever the certificate was issued in error, or on the basis of incorrect information supplied;
 - (2) When the owner(s) has submitted a false, incomplete or inaccurate statement as a part of the application for certificate;
 - (3) If it is found upon inspection of the fire code official that the building or occupancy is in violation of provisions of this or other applicable safety codes, ordinances, rules and regulations;
 - (4) If the owner, in a material matter, fails to comply with the regulations in section 40.09 of this chapter; or in situations where the fire code official after a good faith effort cannot identify an owner or interested

party; (5) If the nonresidential building becomes unoccupied or a vacant building as defined in section 43.02 of the Saint Paul Legislative Code; (6) If a residential building becomes unoccupied or is a vacant building as defined in section 43.02 of the Saint Paul Legislative Code; (7) Evidence of nuisance activity which shall follow the procedures stated in subsection (b)(2) below; or (8) If a tenant, leaseholder, or third party payer files a written request for revocation following an owner's violation of Saint Paul Legislative Code chapter 53 which requires that owners notify tenants of pending mortgage foreclosure or cancellation of contract for deed involving the property. -Property representative has failed to comply. Fire certificate of occupancy has been revoked due to long term noncompliance.

2. Exterior - SPLC 34.08(5), 34.32(3) - All accessory structures including, but not limited to, detached garages, sheds and fences shall be maintained structurally sound and in good repair. Provide and maintain exterior unprotected surfaces painted or protected from the elements. -Previously used retaining materials at the south edge of the property are damaged and are no longer structurally intact. Have a licensed contractor provide a report and estimate to correct issues with the retaining wall. 11/24/2021 Update: Exterior inspection completed on 11/22/2021 shows no change to retaining wall. B-permit was issued on 9/24/2021. Please note this deficiency has been ongoing since 7/2/2020. 1st contract received stated completion by 11/1/2020 - no change. 2nd contract received stated completion by 4/30/2021 - no change. Extension requested and approved for completion by 7/21/2021 - no change. Extension requested and approved for completion by 9/17/2021 - no change. Building permit issued on 9/24/2021. Extension requested and approved for completion by 11/5/2021 - no change. Multiple extension has been granted, with no change. 12/28/21 Update: Final extension has been granted with a compliance date of no later than June 1, 2022. This includes having the permit approved and finalized by the trade inspector by June 1, 2022. 08/17/2022 Update: Compliance was due 08/12/2022. Exterior inspection completed on 08/15/2022, resulted in noncompliance.
3. SPLC 39.02(c) - Complete and sign the smoke alarm affidavit and return it to this office.

Saint Paul Legislative Code authorizes this inspection and collection of inspection fees. For forms, fee schedule, inspection handouts, or information on some of the violations contained in this report, please visit our web page at: <http://www.stpaul.gov/cofo>

You have the right to appeal these orders to the Legislative Hearing Officer. Applications for appeals may be obtained at the Office of the City Clerk, 310 City Hall, City/County Courthouse, 15 W Kellogg Blvd, Saint Paul MN 55102 Phone: (651-266-8585) and must be filed within 10 days of the date of this order.

If you have any questions, email me at: Hector.Caballero@ci.stpaul.mn.us or call me at 651-266-9158 between 7:30 - 9:00 a.m.

Please help to make Saint Paul a safer place in which to live and work.

Sincerely,

Hector Caballero
Fire Safety Inspector
Ref. # 112297