CITY OF SAINT PAUL
OFFICE OF THE CITY COUNCIL
310 CITY HALL
15 WEST KELLOGG BOULEVARD
SAINT PAUL, MN 55102-1615
Marcia Moermond, Legislative Hearing Officer
EMAIL: legislativehearings@ci.stpaul.mn.us
PHONE: (651) 266-8585 FAX: (651) 266-8574

April 26, 2024

Scott Fergus
CAG National Fund I, LLC
11008 Cavell Circle
Bloomington, MN 55438

VIA EMAIL: scott.fergus@ppm.us.com

Lisa Proechel
Keller Williams

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Eden Spencer | President & CEO |
Greater Metropolitan Housing Corporation
970 Raymond Ave, Suite 201
St. Paul, MN 55114

VIA EMAIL: espencer@gmhchousing.org

Re: Remove or Repair of the Structure at 1117 Jenks Avenue

Dear Interested Parties:

This is to confirm that at the Council Public Hearing on May 8, 2024 the matter will be referred back to Legislative Hearing on **May 28, 2024 at 9 am in room 330 City Hall/Courthouse**.

As discussed in the prior hearings and discussed on April 23, the **current Code Compliance Inspection Report on file is expired.** Please reach out to Building Inspector Clint Zane about possible options in dealing with this (including extension, doing a building only Code Compliance Inspection, or other suggestion). He can be reached at clint.zane@ci.stpaul.mn.us or 651-266-9029 (please note inspectors have office hours between 7 and 9 am).

In order to receive a grant of time from the City Council the purchaser will need to submit the following documents by no later than close of business May 24, 2024:

1. **$5,000 Performance Deposit** posted with the Department of Safety & Inspections*;
2. **submit evidence of financing sufficient to complete the rehabilitation.** Financing could be business or personal accounts, a line of credit, or construction loan. Other types of financing will be reviewed on a case-by-case basis;
3. **submit an affidavit indicating the finances will be dedicated to completing the project** and not diverted until a code compliance certificate is issued;

4. **submit work plan, sworn construction statement, or scope of work.** This should include **signed** subcontractor bids which address all items in the Code Compliance Inspection Report and a **schedule** for completion of the project

It is an ongoing requirement that the property continue to be maintained. *Generally, the party doing the rehab posts the $5,000 Performance Deposit, which is refundable upon completion of the project, however, should you wish to work that out in the purchase agreement that is a private matter. If the party who posted the original $5,000 wishes to request it back, you may do so in writing to Robert Humphrey at robert.humphrey@ci.stpaul.mn.us.

If you have any questions, please contact me at 651-266-8585.

Sincerely,

/s/
Joanna Zimny
Legislative Hearing Executive Assistant

c: Rehabilitation & Removal staff
Clint Zane – Department of Safety & Inspections, Building Inspector