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

December 13, 2024

Amber Thornell Duncan
973 Front Avenue
St Paul MN 55103

VIA EMAIL: magicanber@aol.com

Re: ***DETERMINATION*** on Appeal of Vacate Order for 973 Front Avenue

Dear Ms. Duncan:

This is to confirm my conversation with you at noon today with Code Enforcement Supervisor Lisa Martin present. As discussed, there wee several critical areas of concern leading to the issuance of the immediate order to vacate 973 Front Avenue as unit for human habitation – not the least of which include fire safety concerns related to the furnace not working, use of multiple space heaters, over-occupancy, lack of functioning smoke and CO detectors/alarms and clutter and hoarding. Notably, there are other serious code violations present, but I have been focused on the most serious like safety issue at this time – fire. At the conclusion of our hearing yesterday, it was explicitly stated that the furnace needed to be repaired or replaced by noon today, or you needed to provide documentation a furnace contractor would be doing the work within 24 hours. My interim decision on your appeal is the following:

- You are to vacate the property no later than 5PM today, December 13, 2024.
- You may access the house from 8AM to 5PM for purposes of cleaning, repairing, retrieving personal, etc. You may not sleep in the home and no minors are to be present.
- You may not leave the home with space heater in operation.
- You may not leave the home with pets remaining.
- It is advisable to winterize the property to prevent the pipes from freezing and bursting.
- Please anticipate that city staff will look in on the property periodically over the coming days to ensure compliance with this interim determination.

You are scheduled for a follow-up Legislative Hearing on December 17, 2024, with me. You have indicated you would like to be present and if you wish, you may alternatively participate remotely by phone. Your public hearing with the City Council is currently scheduled on **Wednesday, December 18, 2024 at 3:30 pm. in room 300 City Hall**, although we could extend that based on our conversation Tuesday.

If you don't wish to contest my recommendation to the City Council, **no further action is needed** and the Council will proceed with my recommendation above without discussion. If you have any questions, please contact our office at 651-266-8585.

Sincerely,

/s/

Marcia Moermond
Legislative Hearing Officer

c: Department of Safety & Inspectors – Code Enforcement Supervisors
St. Paul/Ramsey County Public Health House Calls Program, Lauren Lightner Ross
St. Paul Police Department West Team
St. Paul Animal Control
Georgia Duncan, Fee owner of 973 Front Avenue