APPLICATION FOR APPEAL

RECEIVED
FEB 13 2025
CITY CLERK

Saint Paul City Council – Legislative Hearings

310 City Hall, 15 W. Kellogg Blvd.
Saint Paul, Minnesota 55102
Telephone: (651) 266-8585
legislativehearings@ci.stpaul.mn.us

We need the following to process your appeal:

- [x] **$25 filing fee** (non-refundable) **(payable to the City of Saint Paul) (if cash: receipt number_____)**
- [x] **Copy of the City-issued orders/letter being appealed & any attachments you may wish to include**
- [x] Walk In [ ] Mail [x] Email

Appeal taken by: Naylor

HEARING DATE & TIME
(provided by Legislative Hearing staff)
Tuesday, February 25, 2025
Location of Hearing:

- [x] **Telephone:** *you will be called between* 1:00pm & 3:00 pm
- [ ] **In person** *(Room 330 City Hall)* **at:** _____
(required for all condemnation orders and Fire C of O revocations and orders to vacate)

Address Being Appealed:

Number & Street: 159 Pennsylvania City: St Paul State: MN Zip: 55103

Appellant/Applicant: Jaswant Teekasingh Email jteekasingh@yahoo.com

Phone Numbers: Business 651-292-1485 Residence _____ Cell 612-839-4339
612-839-4339

Signature: Jaswant A Teekasingh Date: 02/13/2025

Name of Owner (if other than Appellant): AGS Management.

Mailing Address if Not Appellant's: 11761 Ouatoma Ct NE, Blaine MN

Phone Numbers: Business 651-292-1485 Residence _____ Cell 612-839-4339

What is being appealed and why? Attachments Are Acceptable

- [ ] Vacate Order/Condemnation/Revocation of Fire C of O — see attached.
- [ ] Summary/Vehicle Abatement
- [ ] Fire C of O Deficiency List/Correction — Also Call Attorney
- [ ] Code Enforcement Correction Notice — Gus Nicklow
- [x] Vacant Building Registration — 612-339-9122
- [ ] Other (Fence Variance, Code Compliance, etc.)

Good Morning,

I am appealing the vacant building designation order under the following grounds.

The last discussion we had with the office was the completion of the work under the permit. At that time the permit was to have been closed. At the last meeting the order was that the electrical permit was another issue, but the building inspector has maintained that the elctrical is part of this issue, and refuse to close the existing permit out.

I have reached out to the building inspector and the fire marshall requesting guidance as to what needs to be completed to conside the work to be completed. Your office has been cc'd as of this date no one one has responded to my request. The notes has been Bcc'd to the Carlos and to the Maryor's office each timea communication has been sent.

I have not been told what is difficient, but the response I have been getting is that the permit has not been closed. No one has indicated to me what other work needs to be completed apart for the electrical permit.

I have emailed your office the fire marshal and the building inspector copies of a contract for work to be completed, and because of the electrical requirements, I have to open portions of the wall for contractors to get access for them to verify that permit reuirements are met, and for them to be able to acquire a permit and inspection of the electrical should it be necessary.

Thank you,

Jaswant Teekasingh

DEPARTMENT OF SAFETY AND INSPECTIONS
Steve Magner, Manager of Code Enforcement

CITY OF SAINT PAUL

375 Jackson Street, Suite 220
Saint Paul, MN 55101- 1806

Telephone: 651- 266- 8989
Facsimile: 651- 266- 1919
www.stpaul.gov/dsi

February 11, 2025

Ags Manangement Inc
11761 Owatonna Ct Ne
Blaine MN 55449- 5450

Customer #:1219764
Bill #: 1928611

VACANT BUILDING REGISTRATION NOTICE

The premises at **159 PENNSYLVANIA AVE W**
has been inspected and found to meet the legal definition of a Vacant Building as described in Saint Paul Legislative Code, Chapter 43. You are required by law to register this building with the Department of Safety and Inspections, Vacant Building Division, by filling out and returning the registration form provided with this letter. You are also required to pay the annual Vacant Building Registration Fee of **$2,459.00** . The fee is due upon receipt of this letter and must be paid no later than thirty (30) days from the date of this letter, as required in Saint Paul Legislative Code, Chapter 43. If this building is vacant due to a fire, complete the enclosed registration form and return it to this office within 30 days.
Payment must be received by March 11, 2025 .

You may pay this registration fee online by going to **online.stpaul.gov** and selecting the 'Make a Payment' option. You will need your customer number and bill number to process a payment - both can be found on this letter.

To pay this invoice by mail please send this registration form along with payment to:

DEPARTMENT OF SAFETY AND INSPECTIONS
375 Jackson Street, Suite 220
Saint Paul, MN 55101- 1806
Do Not Mail Cash

If you wish to pay in person, you may do so from 8:00am to 4:00pm Monday through Friday at the above address.

You may file an appeal to this fee or registration requirements by contacting the City Clerk's Office by calling (651)266- 8688. Any appeal of this fee must be made within ten (10) days of the date of this notice.

If the registration fee is not received in this office within 45 days of the date of this letter, the full amount owed will be assessed to, and collected with, the taxes for this property as permitted by Saint Paul Legislative Code Chapter 43.

The Code Enforcement Officer has notified the Building Inspection and Design Section that this property meets the legal definition of a registered vacant building and in accordance with Legislative Code Chapter 33, no permits (except demolition, wrecking and removal permits) will be issued until the requirements of all applicable ordinances are fulfilled.

All catergory 2 and category 3 vacant buildings must be winterized with gas and water services shut off or, alternately, an excess flow gas valve must be installed in the dwelling, within sixty (60) days of the date of this notice.

WRITTEN PERMISSION FROM THE CITY OF SAINT PAUL IS REQUIRED BEFORE A CATEGORY 2 OR CATEGORY 3 VACANT BUILDING CAN BE OCCUPIED OR SOLD.

Category 2: Requirements include: 1. register/re- register the building, 2. pay outstanding fee(s), 3. obtain a code compliance report, 4. submit for approval a rehab cost estimate from a licensed contractor and a schedule for completion of all code compliance work, 5. submit proof of financial responsibility acceptable to the City, and 6. obtain Zoning approval of the proposed use.

Category 3: All requirements listed for Category 2 vacant buildings, AND obtain a **Certificate of Occupancy** OR **Certificate of Code Compliance** prior to the sale of the building.

If the use of this building meets the definition of a nonconforming use by the Zoning Code, then the use will lose its nonconforming status 365 days from the date the building was declared vacant.

You must contact the Enforcement officer , Matt Dornfeld, at 651- 266- 1902 to find out what must be done before this building can be legally reoccupied.

The Enforcement Officer may declare this building to constitute a Nuisance Building subject to demolition and issue an Order to Abate under authority of Legislative Code Chapter 45. In the event this building is declared a Nuisance Building, subject to demolition, the Enforcement Office will notify all owners and interested parties of the Order to Abate as provided in the Legislative Code Chapter 45.

If you have questions about this annual registration fee or other vacant building requirements, please contact the District Inspector, Matt Dornfeld, at 651- 266- 1902.

This registration form and fee is required by law. Your prompt attention to this matter is appreciated.

Steve Magner
Vacant Buildings Program Manager

Enclosures: Regulations Requirements Information
Vacant Building Registration Form
SM: md
vb_registration_notice 11/14

SAINT PAUL
SAFETY & INSPECTIONS

DEPARTMENT OF SAFETY & INSPECTIONS (DSI)
ANGIE WIESE, PE(MN), CBO, DIRECTOR

375 Jackson Street, Suite 220
Saint Paul, MN 55101-1806
Tel: 651-266-8989 | Fax: 651-266-9124

January 29, 2025

612-839-4339

JASWANT TEEKASINGH
11761 OWATONNA CT NE
BLAINE MN 55449

Gus Nicklow
612-339-9122
Meshbesher & Spence

Revocation of Fire Certificate of Occupancy and Order to Vacate

RE: 159 PENNSYLVANIA AVE W
Ref. # 10767

Dear Property Representative:

Your building was determined to be a registered vacant building on January 6, 2025. Since certificates are for the occupancy of buildings, it has become necessary to revoke the Certificate of Occupancy.

Due to failure to comply with the Legislative Hearing Officer orders, it has become necessary to revoke the Fire Certificate of Occupancy. The building will need to be vacated by February 12,2025, a re-inspection will be on February 13, 2025 at 10:00am to confirm the property is 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. Interior - SPLC 40.06 The fire certificate of occupancy is being revoked for failure to comply with the Legislative Hearing Officers Ruling. *Have the permit closed with a final inspection or property vacated by the inspection date.*

2. Interior Office - SPLC 34.10 (7), 34.17 (5) - Repair and maintain the ceiling in an approved manner. *The ceiling in the office is peeling and shows signs of water damage.*

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: brian.schmidt@ci.stpaul.mn.us or call me at 651-266-8981 between 7:30 - 9:00 a.m. Please help to make Saint Paul a safer place in which to live and work.

Sincerely,

Brian Schmidt
Fire Safety Inspector

Ref. # 10767

Contract of Lighting Upgrades For North Point Collision

Presented to: Sunta / Teek Singh
Project: 0
Date: December 17, 2024
This proposal is valid for 60 days

PREMIER LIGHTING

CONNECTING LIGHT TO YOU

Financial Summary	
Estimated Costs	
Material Costs	$3,546.00
Installation *(with permit and lift if necessary)*	$2,893.25
Recycling	$335.41
Freight	$0.00
Tax	$350.34
Estimated Investment	$7,125.00
Estimated Rebates	-$7,125.00
Estimated Final Investment	**$0.00**
Annual Maintenance Savings	$408.43
Annual Energy Savings	$1,392.52
Estimated Annual Savings	**$1,800.95**
Estimated Payback in Years	***0.00***
Estimated Return on Investment	***37519708%***
Estimated Energy Reduction	***46%***

The amount of Premier Lighting's quote does not include the furnishing of any materials or labor required to repair or correct any pre-existing power, electrical wiring, dimming and control issues. In addition this contract is only for the items on the Lighting Audit Details Page. We cannot guarantee the counts in this proposal are 100% accurate so any additional or less material/labor will be added to or deducted from the project cost. Typical lead time to completion is 6-8 weeks from approval. All products are backed by the manufacturer warranty which does not include labor-only material. If Premier Lighting performs the initial install we will cover labor on warranties for 30 days from completion which we consider the date of the invoice. If you choose, you may purchase an extended labor warranty priced per project.

Premier Lighting's terms are 50% down, balance due upon completion. With credit approval, due upon completion.

This Agreement shall not be binding upon either party if not accepted within sixty (60) days from the date of this Agreement.

☐ Customer is taking the rebate. ☐ Premier Lighting is taking the rebate.

By signing this contract I agree I have read and agree to the terms above.

PROPOSAL ACCEPTED AND INSTALLATION AUTHORIZED BY:
I agree to this project and the terms laid out in this proposal.

Customer Signature _____ Date _____

Sunta / Teek Singh
Customer Name _____ Title _____

SALES PERSON SIGNATURE 12/27/2024 Rakesh Jain (RJ) SALES PERSON NAME 12/17/2024 PROPOSAL DATE

Lighting Assessment Details

PREMIER LIGHTING

CONNECTING LIGHT TO YOU

Client	North Point Collision	Electrical Cost / Kilowatt Hr	$ 0.12
Contact Person	Sunta / Teek Singh		
Email		Premise #	
Phone #	612-814-7999 / 651-292-1485	Voltage	
Address	159 Pennsylvania Ave N	Ehf Type	
City, State Zip	St paul MN 55103		
Project		Ladder/Lift	
ENERGY		Applicable	
COMPANY	Xcel	Sales Tax	9.880%

	Current Lighting				Proposed Upgrade					
Workshop	4L 8I Troffer	112	56	2350	4' Type B 14.5w 4 Lamp LED T8 Lamp (4 Lamp-direct line)	58	56	2350	5000	
Workshop / Basement	4L 8' Strip	112	27	2350	4' Type B 14.5w 4 Lamp LED T8 Lamp (4 Lamp-direct line)	58	27	2350	5000	
Pain Booth	4L 8I Troffer	112	12	2350	4' Type B 18.5W 4 Lamp LED T8 Lamp (4 Lamps-direct line)	74	12	2350	5000	

14.5 w

56 x 4 = 224

27 x 4 = 108

332

18.5

12 x 4 = 48

48

Xcel Energy®

One-Stop Efficiency Shop®
Direct Install Customer Participation Agreement

I, the undersigned, agree that to the best of my knowledge the lighting schedule below accurately describes how the lights are operated at the facility listed in this document. I understand that the energy or cost savings reflected in this analysis are estimates, and that Center for Energy and Environment (CEE) and Xcel Energy do not guarantee that a specific level of energy or cost savings will result from the implementation of energy conservation measures or the use of products funded under this program. I also give CEE permission to submit, on my behalf, all Xcel Energy rebate forms required for the One-Stop Efficiency Shop® program and to disburse project rebates directly to the installing contractor.

I understand that all electrical code violations that are found during the lighting system inspection or during installation must be brought up to code at the customer's expense. Costs for correcting code violations are NOT included in the costs quoted in this document.

I understand that my lighting contractor must contact the auditor in order to participate in the One-Stop Program, and that I WILL NOT BE ELIGIBLE FOR THE REBATE UNLESS MY CONTRACTOR CONTACTS THE AUDITOR. (One-Stop Auditor: Bradley Obermueller, Cell Ph. (612) 816-7517)

By signing below, I certify that I have read, understand and will comply with the Direct Install Supplemental Rules, attached One-Stop Efficiency Shop® RULES and REQUIREMENTS, and that I cannot apply for other rebates offered by Xcel Energy or any other energy-efficiency program towards lamps or lighting work covered by this agreement. **I also understand that CEE must receive a signed copy of this Customer Participation Agreement and give project approval before work can start. CEE reserves the right to revoke direct install rebates if a signed Customer Participation Agreement is not submitted and approved before installation starts.**

Signature _____ Date _____

Customer Cost: $0.00

Lighting Schedules

	Your lighting savings are based on the following average hours of operation						
Lighting Schedule Name	Mon	Tues	Wed	Thur	Fri	Sat	Sun
5x10 2607 hrs/yr	10.0 hrs	10.0 hrs	10.0 hrs	10.0 hrs	10.0 hrs		

Program ID#	North Point Collison Auto Ctr-v Corridor DI 159 Pennsylvania Ave W Saint Paul, MN 55103
00025483	

Reply Reply All Forward Mark Archive Watch for Reply Delete

Closure of the Permit 20 24 070504

IMG_0747.jpeg IMG_0748.jpeg IMG_0748.jpeg

Good Morning,

I am trying to understand what is needed to close this current permit. From my understanding from my past discussion with you were as follows:

In my first conversation the only thing you indicated was as follows: The replacement of the sheet rock needed to fire rated, and you needed photos.

When I spoke to you the second time, you indicated that you need to see the screw pattern and the fire rating and photos.

You have not communicated anything else as to what I need to complete and close this permit. The conversation I had with the fire inspector has added more requirements, and he has not indicated what he considers to be complete. Everything is being communicated to me as an after thought.

The last conversation we had, you told me that I needed an electrical permit, because the fixtures were replaced and you saw a photo of an existing electrical plug. I have spoken to several contractors and they all indicated that the work completed in their opinion did not need a permit, but the job was too small that they would have to fit it into their schedule. Until Premier Lighting was able to get a grant to upgrade the lighting in the entire shop.

Premier lighting came an indicated that they will pull the permit verify that everything is up to standards while they are upgrading the entire shop to LED lighting. The owner has been out of town, and I cannot get the information from regarding the time line for the work to be completed.

I had sent an email yesterday and have not gotten a response from you office today. Therefore, I am sending a new note with fewer attachments.

The work which was specified on the original permit has been completed to my understanding. When I went to the Legislative hearing, the hearing officer indicated that the electrical permit was a new thing which I have worked on getting completed.

So my question is: What is holding up the closure of the current permit? If you believe that the work is not completed, can you provide a response as to what you believe I have to do to satisfy the requirements for the permit, so it can be closed.

Because this permit is still open, I stand to loose my certificate of occupancy permit. My expense to do business in the city St. Paul, has been close to $30,000 thus far this year for fixed cost. I have wasted a lot of my time dealing with on going request to meet the requirements to conduct business.

Therefore a prompt written reply would be greatly appreciated.

Thank you.

Jaswant Teekasingh