Mai Vang

From: *CI-StPaul_LegislativeHearings
To: Bradley Taylor
Subject: RE: Ratified Assessment Hearing - 1350 Hague Ave St. Paul

From: Bradley Taylor <info@thedonuttrap.com>
Sent: Monday, May 19, 2025 9:54 PM
To: *CI-StPaul_LegislativeHearings <LegislativeHearings@ci.stpaul.mn.us>
Subject: Ratified Assessment Hearing - 1350 Hague Ave St. Paul

You don't often get email from info@thedonuttrap.com. Learn why this is important

Dear Members of the City Council,

I'm writing in regard to the $5,542 vacant building fee that has been assessed on our property at 1350 Hague Ave. We respectfully ask that the council consider removing this fee due to a series of assurances from the Department of Safety and Inspections (DSI) that led us to believe the assessment would not be applied.

We purchased the building in May 2023 and immediately filed for sewer permit, building permit, plumbing permit, gas permit, etc. Shortly afterward we began receiving letters regarding a vacant building fee. We were very concerned since it was for a large dollar amount, so we reached out multiple times to DSI — via phone, text, and even in person — and were repeatedly told it was a mistake. We were advised not to worry about the letters and that no further action was needed on our part. At no point were we informed that we needed to formally appeal or take additional steps.

Over the past two years, we were in contact with several DSI staff, including Matt Dornfeld, Clint Zane, and Nathan Bruhn. We have text message records confirming some of these communications, I even visited the DSI office in person for clarity, where I was again told the issue would be resolved and to ignore the notices.

Despite these consistent reassurances, the fee was unexpectedly certified and added to our property taxes — with no further opportunity to appeal. When we followed up with the assessments office, we were informed that while the official appeal period had passed, the City Council does have the authority to remove assessments in cases like this, where communication was unclear and residents acted in good faith based on the guidance they received.

We're a small, community-focused business and are in the final stages of opening a neighborhood community garden and gathering space on this property. Our goal is to give back to the community, provide a welcoming space for families, and contribute positively to the area. We're just a few weeks away from opening for the summer season and are excited about the role this space can play in the neighborhood.

We hope the council will consider removing this fee given the circumstances and our documented efforts to clarify the situation from the start. We're happy to provide any supporting documentation and testify at the hearing on May 20th. The best number to reach me at is 310-292-1873 or my partner at 218-280-6027.

Thank you very much for your time and consideration.

Warmly,

Bradley Taylor

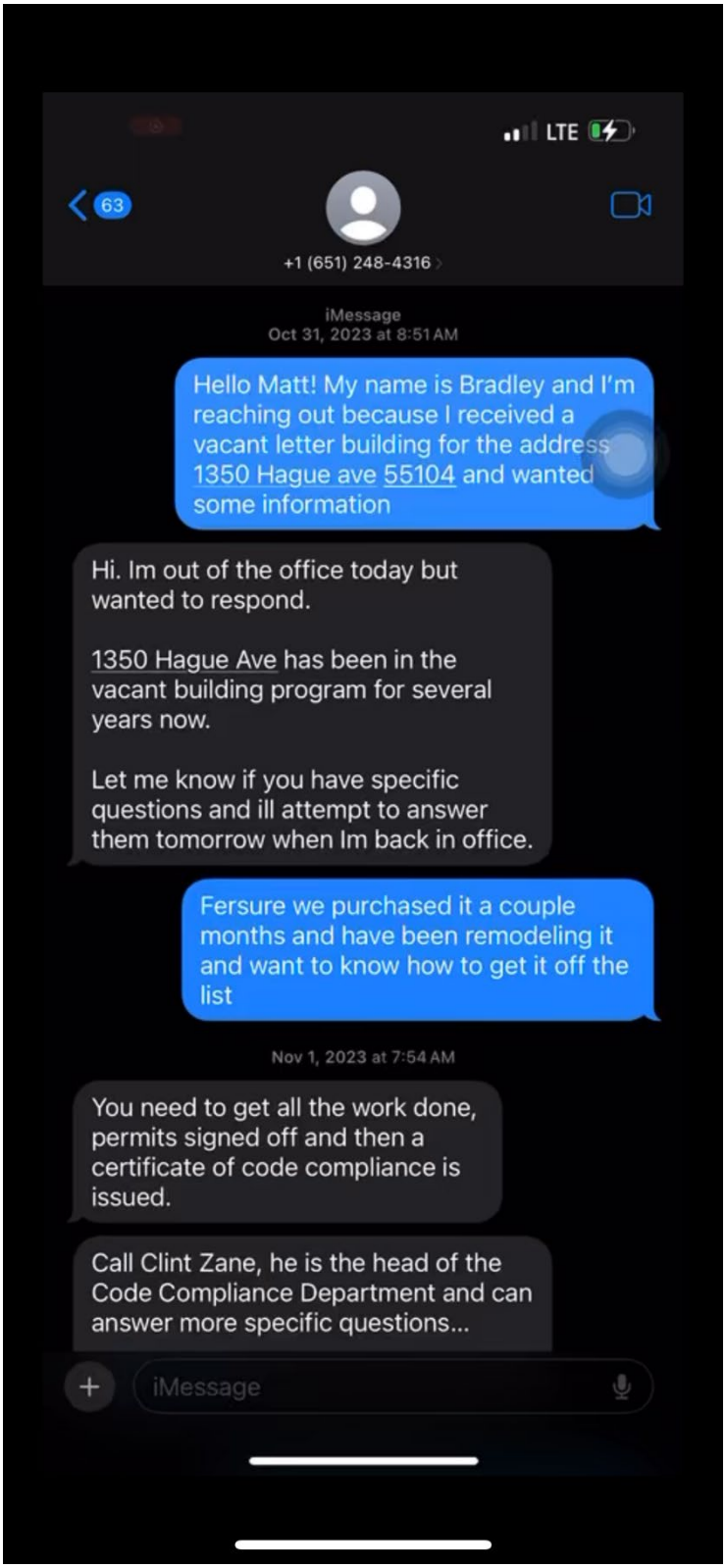
310-292-1873

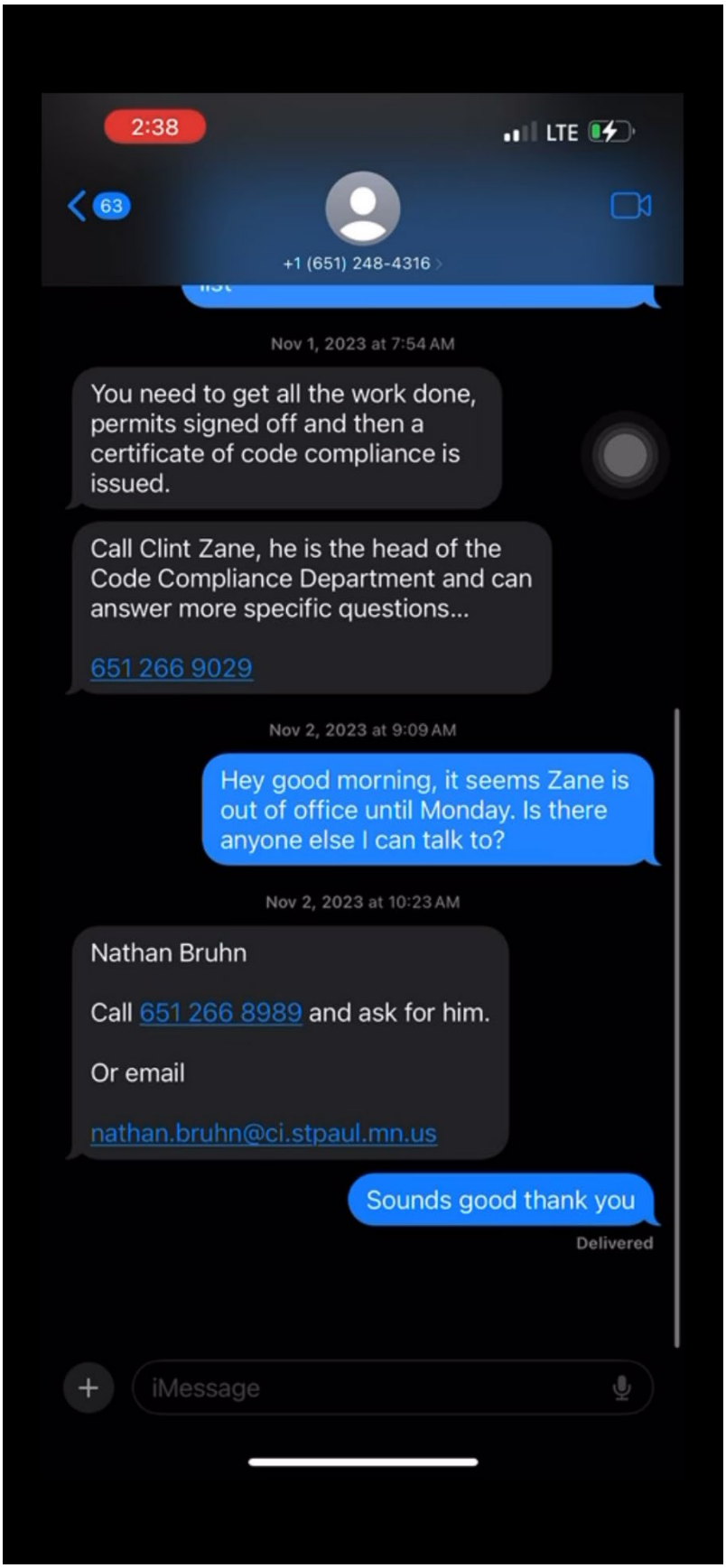
1350 Hague Ave

St. Paul MN 55104

Please see below texts showing we reached out to Matt and called/emailed the other inspectors as well.

Also, see attached permits being pulled immediately after we purchased the building. This building did not sit vacant under our ownership.


LTE
63
+1 (651) 248-4316
iMessage
Oct 31, 2023 at 8:51 AM
Hello Matt! My name is Bradley and I'm reaching out because I received a vacant letter building for the address 1350 Hague ave 55104 and wanted some information
Hi. Im out of the office today but wanted to respond.
1350 Hague Ave has been in the vacant building program for several years now.
Let me know if you have specific questions and ill attempt to answer them tomorrow when Im back in office.
Fersure we purchased it a couple months and have been remodeling it and want to know how to get it off the list
Nov 1, 2023 at 7:54 AM
You need to get all the work done, permits signed off and then a certificate of code compliance is issued.
Call Clint Zane, he is the head of the Code Compliance Department and can answer more specific questions...
iMessage


2:38
LTE
63
+1 (651) 248-4316
Nov 1, 2023 at 7:54 AM
You need to get all the work done, permits signed off and then a certificate of code compliance is issued.
Call Clint Zane, he is the head of the Code Compliance Department and can answer more specific questions...
651 266 9029
Nov 2, 2023 at 9:09 AM
Hey good morning, it seems Zane is out of office until Monday. Is there anyone else I can talk to?
Nov 2, 2023 at 10:23 AM
Nathan Bruhn
Call 651 266 8989 and ask for him.
Or email
nathan.bruhn@ci.stpaul.mn.us
Sounds good thank you
Delivered
iMessage

20 23 002743 REM 00 B	1350 HAGUE AVE ST PAUL	Building Permit		Withdrawn	DETAILS
20 23 057419 RSN 00 SS	1350 HAGUE AVE ST PAUL	PW Sewer Permit	2023-06-28	Finaled	DETAILS
20 23 057422 OBS 00 RW	1350 HAGUE AVE ST PAUL	PW Right of Way Permit	2023-06-29	Finaled	DETAILS
20 23 062536 INS 00 WA	1350 HAGUE AVE ST PAUL	SPRWS Plumbing Permit	2023-07-14	Canceled	DETAILS
20 23 065735 OUT 00 WA	1350 HAGUE AVE ST PAUL	SPRWS Plumbing Permit	2023-07-25	Finaled	DETAILS
20 23 071742 PLB 00 PG	1350 HAGUE AVE ST PAUL	Plumbing/Gasfitting/Inside Water Piping	2023-08-14	Finaled	DETAILS
20 23 082690 EXC 00 RW	1350 HAGUE AVE ST PAUL	PW Right of Way Permit	2023-09-18	Finaled	DETAILS
20 23 083305 PLB 00 PG	1350 HAGUE AVE ST PAUL	Plumbing/Gasfitting/Inside Water Piping	2023-09-25	Finaled	DETAILS

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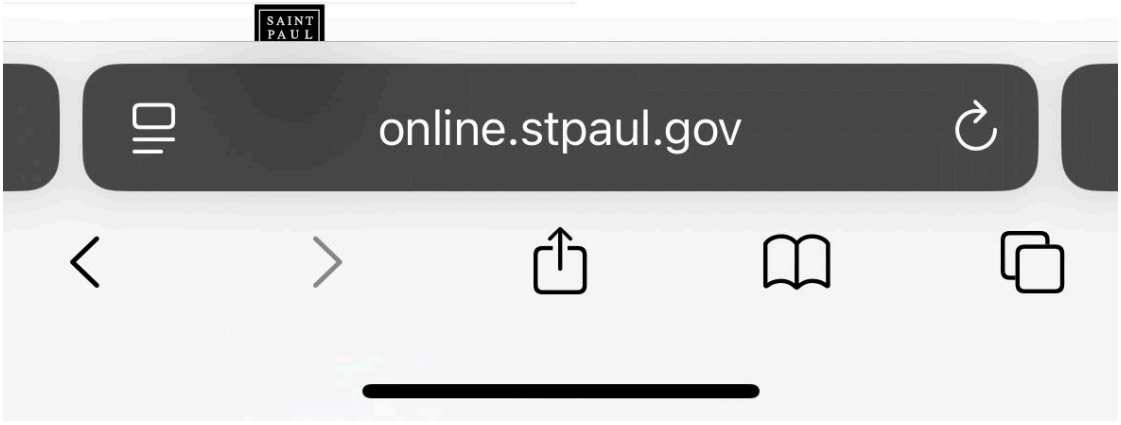
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