



# APPLICATION FOR APPEAL

## Saint Paul City Council – Legislative Hearings

RECEIVED

OCT 01 2015

310 City Hall, 15 W. Kellogg Blvd.

Saint Paul, Minnesota 55102

Telephone: (651) 266-8585

We need the following to process your appeal:

CITY CLERK

- ☒ \$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, \_\_\_\_\_

Time \_\_\_\_\_

Location of Hearing:

Room 330 City Hall/Courthouse

## Address Being Appealed:

Number & Street: 619 Pascal St. South City: St. Paul State: MN Zip: \_\_\_\_\_

Appellant/Applicant: Coldwater Ventures, LLC  
40 Eric Hillman Email ehillman@hillmanrealty.com

Phone Numbers: Business 218-724-8111 Residence 218-724-8322 Cell 218-348-1855

Signature: Eric D. Hillman Date: 9/28/2015

Name of Owner (if other than Appellant): \_\_\_\_\_

Mailing Address if Not Appellant's: 714 Ridgewood Rd, Duluth, MN 55804

Phone Numbers: Business 218-724-8111 Residence 218-724-8322 Cell 218-348-1855

## 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.)

old hard-wired fire alarm system is too costly to Repair & Maintain. Prefer to have only battery operated smoke & carbon monoxide detectors. (See Attachments) Existing system is over 30 years old and was installed for foster children who occupied the 2nd floor unit with owners living in 1st floor. we have had nuisance alarms from high humidity. Extremely loud bell alarm is a hassle /nuisance for occupants

Revised 8/11/2014



CITY OF SAINT PAUL  
*Christopher B. Coleman, Mayor*

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

Telephone: 651-266-8989  
Facsimile: 651-266-8951  
Web: [www.stpaul.gov/dsi](http://www.stpaul.gov/dsi)

September 18, 2015

COLDWATER VENTURES LLC  
C/O ERIC D HILLMAN  
714 RIDGEWOOD RD  
DULUTH MN 55804-1731

### **FIRE CERTIFICATE OF OCCUPANCY APPROVAL WITH CORRECTIONS**

RE: 619 PASCAL ST S Ref. # 122465

Your building was inspected on September 18, 2015 for the renewal of the Fire Certificate of Occupancy and was approved. When the required fee has been paid you will receive your certificate. There are however seasonal or non-life safety deficiencies noted below which must be corrected prior to re-inspection.

A reinspection will be made on October 16, 2015 at on or after.

1. INTERIOR - FIRE ALARM - MSFC 901.6 - The fire alarm system must be maintained in a operative condition at all times, replace or repair where defective.
2. INTERIOR - FIRE ALARM - MSFC 907.20 as amended - Provide required annual maintenance of the fire alarm system by a qualified person and provide written documentation to this office as proof of compliance.

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.

For an explanation or information on some of the violations contained in this report, please visit our web page at: <http://www.ci.stpaul.mn.us/index.aspx?NID=211>

If any questions, email me at: [Jonathan.Gaulke@ci.stpaul.mn.us](mailto:Jonathan.Gaulke@ci.stpaul.mn.us) or call 651-266-8994

Sincerely,  
Jonathan Gaulke  
Fire Inspector - Ref. # 122465

651-266-8686  
\$25-

## Eric Hillman

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**To:** jonathan.gaulke@ci.stpaul.mn.us  
**Subject:** FW: New Proposal from Nighthawk Security  
**Attachments:** 619 Pascal smoke detector affidavit.pdf; 619 Pascal fire alarm bid.pdf

Jonathan,

Attached is the smoke detector affidavit for 619 Pascal Street South, St. Paul.

Also attached is a bid to get the existing old fire alarm system functional. Below is the quote for monthly monitoring. I would prefer not to do this because of the initial cost and ongoing monitoring expense. We will have battery operated smoke and carbon monoxide detectors in place, which is the standard in most duplexes in the area. I asked this same question over the phone, but am asking again. Can I just go with the battery operated detectors, rather than updating an old hard wired fire alarm system? If the answer is still no, is there an appeal process for this type of thing?

Thank you.  
Eric Hillman  
Coldwater Ventures

**From:** kevin@mynighthawk.com [mailto:kevin@mynighthawk.com]  
**Sent:** Friday, September 18, 2015 11:35 AM  
**To:** Eric Hillman <ehillman@hillmanrealty.com>  
**Subject:** RE: New Proposal from Nighthawk Security

Eric  
The monthly monitoring is \$44.95 plus tax the contract is for 3 years and will renew for 1 year terms after the initial contract.

We would be installing a new main panel and cellular communicator in the basement replacing the 2 key pads(back door and upstairs). We would be replacing the 3 smoke detectors with new ones. The manufacturer recommends they be replaced every 7 years to ensure they are working properly. We would use the existing door contacts, siren, motions, heat detector, pull stations and bell upstairs. We will use the existing wiring unless we find that there is a issue with it.

When we original spoke you were getting false alarms from one or more of the smoke detectors by replacing them it should resolve that issue. We will test the whole system during installation and determine if there are any issues I may have over looked.

Thank you

Kevin Britz  
General Manager  
Nighthawk Security, LLC  
... Keeping a watchful eye.  
Toll Free 1-866-472-3525 ext.6  
Cell 651-283-5228  
Fax 1-866-472-3525  
[kevin@mynighthawk.com](mailto:kevin@mynighthawk.com)  
[www.mynighthawk.com](http://www.mynighthawk.com)



I am in touch with scores of local, trusted business professionals. If you are in need of a referral for any type of business or service, please do not hesitate to contact me.



----- Original Message -----

Subject: RE: New Proposal from Nighthawk Security  
From: Eric Hillman <[ehillman@hillmanrealty.com](mailto:ehillman@hillmanrealty.com)>  
Date: Fri, September 18, 2015 11:14 am  
To: "[kevin@mynighthawk.com](mailto:kevin@mynighthawk.com)" <[kevin@mynighthawk.com](mailto:kevin@mynighthawk.com)>

Kevin,

A few questions:

- 1) What is the cost of on-going monitoring on a monthly or annual basis?
- 2) Would you be installing all new equipment or using some of the existing? Any new wiring or just use existing?

Finally, when could the work be done?

Thanks.

Eric Hillman

Cell: 218-348-1855

**From:** [kevin@mail187-14.suw11.mandrillapp.com](mailto:kevin@mail187-14.suw11.mandrillapp.com) [<mailto:kevin@mail187-14.suw11.mandrillapp.com>] **On**  
**Behalf Of** [kevin@mynighthawk.com](mailto:kevin@mynighthawk.com)  
**Sent:** Friday, September 18, 2015 10:30 AM  
**To:** Eric Hillman <[ehillman@hillmanrealty.com](mailto:ehillman@hillmanrealty.com)>  
**Subject:** New Proposal from Nighthawk Security



**Nighthawk Security**  
PO Box 25035  
Woodbury, MN 55125

Dear Eric Hillman,

On behalf of Nighthawk Security, we are pleased to present you with the attached proposal for a Burglar Alarm.

After your review, please do not hesitate to contact me with any questions.

Kevin Britz

Contact Info:



PO Box 25035  
Woodbury, MN 55125  
(866) 472-3525 x3

...Keeping a watchful eye

# Proposal

Proposal #	Customer #	System	PO Number	Term	Proposal Date
12	1516	Burglar Alarm		Due on Receipt	September 17, 2015

**Customer:**  
Eric Hillman  
619 Pascal Street South  
Saint Paul, MN 55116

**Site Location:**  
Eric Hillman  
619 Pascal Street South  
Saint Paul, MN 55116

Contact Information:	Brief Description:
<b>Customer</b> <b>Contact:</b> Eric Hillman <b>Phone:</b> (218) 348-1855 <b>Email:</b> ehillman@hillmanrealty.com <b>Salesperson</b> <b>Name:</b> Kevin Britz <b>Phone:</b> (866) 472-3525 x6 <b>Email:</b> kevin@mynighthawk.com	

## Charges

Description	QTY	Rate	Amount
Cellular Monitoring Services	1.00	34.95	34.95
Daily Test	1.00	10.00	10.00
Monitored Installation Labor	3.00	75.00	225.00
Turbo Fire/Burg Ctrl,32 Zones	1.00	400.00	400.00
Gsm/Internet Cmmrcial Fire 4G	1.00	300.00	300.00
2-WIRE SMOKE DETECTOR	3.00	90.00	270.00
Honeywell Fire Keypad	2.00	275.00	550.00
<b>Total Charges:</b>			1789.95
<b>Sales Tax:</b>			136.48
<b>Grand Total:</b>			1926.43

## Notes

Note Modified Date User

x \_\_\_\_\_  
Agreed To By Name Date

## CONTACT US

Billing Questions	Sales	Central Station	Service	Email
(866) 472-3525 x3				billing@mynighthawk.com



CITY OF SAINT PAUL  
Christopher B. Coleman, Mayor

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

Telephone: 651-266-8989  
Facsimile: 651-266-8951  
Web: [www.stpaul.gov/dsi](http://www.stpaul.gov/dsi)

## SINGLE FAMILY OR DUPLEX SMOKE & CARBON MONOXIDE DETECTOR INSPECTION AFFIDAVIT

\*\*\*This affidavit must be completed and returned to the fire inspector upon inspection of the property. A certificate of occupancy cannot be issued /renewed without this completed affidavit. \*\*\*

Single family or Duplex 619 Pascal Street South, St. Paul  
(Circle one) Address

I affirm that I, the owner, or responsible party has given the occupant of the single family or duplex at the above address a written explanation of the following:

1. The location and operation of each smoke detector and carbon monoxide detector.
2. Instructions describing the action to be taken when an alarm sounds.
3. The procedures for testing the detectors.
4. Who to contact when a low-battery tone sounds or power light fails.
5. The penalties for disabling smoke detection or carbon monoxide detection. Tampering with alarms may result in a criminal citation.

Signature: Eric D. Wilms Date: 9/17/15  
for Coldwater Ventures, LLC

I affirm that I, the owner, or responsible party has inspected the smoke detectors and carbon monoxide detectors in the single family or duplex at the above address and that all required detectors were in place and in good working order.

Signature: Eric D. Wilms Date: 9/10/15  
for Coldwater Ventures, LLC

Minnesota State Statute 299F.362 requires smoke detectors and Minnesota State Statute 299F.50 requires carbon monoxide detectors. Saint Paul Ordinance 39.02(c) requires that an affidavit stating that "all detectors are inspected and serviced when needed and are operational be filed before a Certificate of Occupancy can be issued or renewed."



**CITY OF SAINT PAUL**  
*Christopher B. Coleman, Mayor*

DEPARTMENT OF SAFETY AND INSPECTIONS  
*Fire Inspection Division*  
*Ricardo X. Cervantes, Director*

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

Telephone: 651-266-8989  
Fax: 651-266-8951

July 20, 2015

Coldwater Ventures Llc  
C/O Eric D Hillman  
714 Ridgewood Rd  
Duluth Mn 55804-1731

## **Fire Safety Inspection Appointment**

Dear Property Owner:

We have scheduled an inspection of your property. The details of the inspection are listed below.

<b>Address:</b>	619 Pascal St S	<b>Units:</b>	2
<b>Date:</b>	August 19, 2015	<b>Time:</b>	1pm
<b>Inspector:</b>	Jonathan Gaulke	<b>Phone:</b>	651-266-8994
		<b>Email:</b>	Jonathan.Gaulke@ci.stpaul.mn.us

### **Action Required By You:**

You or someone representing you must report to the front of the building to accompany the inspector throughout the building, including each rental unit, where applicable. Please have keys available to all units and common areas. The owner of a building is responsible for notifying the tenants that an inspection will be done at least 24 hours before the inspection.

If you no longer own or manage this building, contact Jonathan Gaulke at 651-266-8994 immediately.

### **Additional Action Required For Housing**

You must complete a **Smoke and Carbon Monoxide Detector Affidavit** prior to the inspection.

Contact a licensed heating or plumbing contractor to conduct a **Heating System Safety Test** that includes a carbon monoxide reading. Submit a completed copy of the report to be approved by this office.

The success of your initial inspection determines what happens next in the inspection cycle. Routine self-inspections before our visit can help you get the best grade possible.

### **About the Inspection**

Forms, fee schedules, a pre-inspection checklist and other inspection handouts and information are available on our website at: <http://www.stpaul.gov/cofo>. Thank you for your co-operation.

Saint Paul Legislative Code authorizes this inspection and the collection of inspection fees. It is a criminal misdemeanor violation to not appear for this appointment without rescheduling with the inspector. In addition, a **No Entry Fee of \$70.00** may be assessed to your Renewal Fee if you need to re-schedule the appointment but fail to notify the inspector in writing by 8:00 a.m. on the date of the inspection.