



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 23, 2020

Lisa Allred
PO Box 40058
St Paul MN 55104-8058

Scott J Wilson
442 Livingston Ave
St Paul MN 55107-2252

VIA EMAIL: timmytommustfish@gmail.com VIA EMAIL: Gba442@aol.com

Re: Remove or Repair of the Structure at 1313 Seminary Avenue

Dear Ms. Allred & Mr. Wilson:

This is to confirm that on December 22, 2020 at the Legislative Hearing, Marcia Moermond, stated that she will recommend at the January 13, 2021 City Council meeting that they refer the matter back to Legislative Hearing **Tuesday, February 9, 2021 between 9:00 and 11:00 am via phone** for further discussion.

Again, in order to rehabilitate the property the following conditions must be met in order to receive a grant of time from the City Council for rehabilitation of the property, and will be needed prior to the next February 17, 2021 Council Public Hearing:

1. Property owner and mortgage holder must work with DSI code compliance team to get code compliance inspection completed (note Inspector Bruhn indicated the importance of cleaning out the property in order to complete the inspections. Mr. Wilson and Ms. Allred should be present for the next inspection to provide safe, supervised access to property);
2. post a \$5,000 performance deposit with the Department of Safety & Inspections (DSI);
3. submit evidence of financing sufficient to complete the rehabilitation. Staff estimates a cost of \$75,000. If total for bids are more than 20% less than staff estimate, a high level of detail will be required. 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;
4. submit an affidavit indicating the finances will be dedicated to completing the project and not diverted until a code compliance certificate is issued;



5. submit work plan, sworn construction statement, or scope of work. This should include subcontractor bids and a schedule for completion of the project; and
6. the property must be maintained.

I have enclosed a sample work plan(s), construction statement, and affidavit for your reference. The performance deposit form can be found online here: <https://www.stpaul.gov/departments/safety-inspections/vacant-buildings>. Please contact the Department of Safety and Inspections directly at 651-266-8989 for questions regarding the application or payment process.

If you wish to contest to this recommendation and give live testimony remotely at the City Council Public Hearing on **January 13, 2021 between 3:30 p.m. and 5:00 p.m.**, please contact me at 651-266-8515 or legislativehearings@ci.stpaul.mn.us to let our staff know before noon. If I don't hear from you, I will assume you are not appealing further.

If you have any questions, please contact me at 651-266-8515.

Sincerely,

/s/

Joanna Zimny
Legislative Hearing Executive Assistant

Encl:

Sample work plan
Sample affidavit
Sample sworn construction statement(s)

c: Rehabilitation & Removal staff
Steve Magner – Department of Safety & Inspections, Housing and Code Enforcement Manager
Nathan Bruhn - Department of Safety & Inspections, Building Inspector