



City of Saint Paul

City Hall and Court House
15 West Kellogg Boulevard
Council Chambers - 3rd
Floor
651-266-8560

Minutes - Final

City Council

Council President Amy Brendmoen
Councilmember Mitra Jalali
Councilmember Rebecca Noecker
Councilmember Jane L. Prince
Councilmember Dai Thao
Councilmember Chris Tolbert
Councilmember Nelsie Yang

Wednesday, February 10, 2021

3:30 PM

Council Chambers - 3rd Floor

Please see the meeting guidelines due to the COVID-19 pandemic.

ROLL CALL

Present 7 - Councilmember Amy Brendmoen, Councilmember Dai Thao, Councilmember Chris Tolbert, Councilmember Rebecca Noecker, Councilmember Jane L. Prince, Councilmember Mitra Jalali and Councilmember Nelsie Yang

COMMUNICATIONS & RECEIVE/FILE

- 1 [CO 21-12](#) Letters from the Department of Safety and Inspections declaring 318 Edmund Avenue and 1544 University Avenue West nuisance properties. (For notification purposes only; public hearings will be scheduled at a later date if necessary.)
Received and Filed
- 2 [CO 21-13](#) Mayor's Emergency Executive Order 21-6.
Received and Filed
- 3 [CO 21-14](#) Letter from the Department of Safety and Inspections declaring 1128 Mackubin Street a nuisance property. (For notification purposes only; public hearings will be scheduled at a later date if necessary.)
Received and Filed
- 4 [AO 21-8](#) Amending CDBG projects budget.
Received and Filed

CONSENT AGENDA

Items listed under the Consent Agenda will be enacted by one motion with no separate discussion. If discussion on an item is desired, the item will be removed from the Consent Agenda for separate consideration.

Approval of the Consent Agenda

Councilmember Jalali moved approval of the Consent Agenda.

7 in favor, none opposed

Consent Agenda is adopted

Adopted Consent Agenda

Yea: 7 - Councilmember Brendmoen, Councilmember Thao, Councilmember Tolbert, Councilmember Noecker, Councilmember Prince, Councilmember Jalali and Councilmember Yang

Nay: 0

- 5 [RES 21-142](#) Approving assessment costs and setting date of City Council public hearing to ratify the assessment for a water main and connection at 1628 Point Douglas Road South. (File No. 18982B4, Assessment No. 216100).

Adopted

- 6 [RES 21-153](#) Authorizing the Department of Parks and Recreation to solicit and accept sponsorships and donations, for the Blooming Saint Paul program, to fund hanging baskets, the Blooming Saint Paul Showcase, and materials and supplies to support community gardens in 2021.

Adopted

- 7 [RES 21-172](#) Approving assessment costs and setting date of City Council public hearing to ratify the assessment for replacement of sanitary sewer services within the right-of-way as part of the Wheelock Parkway paving and lighting project. File No. 19206C, Assessment No. 206002.

Adopted

FOR DISCUSSION

(No items)

SUSPENSION ITEM

Councilmember Prince moved suspension of the rules.

7 in favor, none opposed

Rules are suspended

Rules Suspended

Yea: 7 - Councilmember Brendmoen, Councilmember Thao, Councilmember Tolbert, Councilmember Noecker, Councilmember Prince, Councilmember Jalali and Councilmember Yang

Nay: 0

[SR 21-20](#)

Presentation from the Police Department.

There was a presentation given by Assistant Chief Robert Thomasser, Saint Paul Police Department.

Received and Filed**ORDINANCES**

An ordinance is a city law enacted by the City Council. It is read at four separate council meetings and becomes effective after passage by the Council and 30 days after publication in the Saint Paul Legal Ledger. Public hearings on ordinances are held at the third reading.

Second Reading

- 8 [Ord 21-7](#) Amending and replacing ordinance CF10-779 and authorizing the issuance of general obligation library refunding bonds of the Public Library Agency in order to achieve debt service savings.
 Laid Over to Third Reading/Public Hearing

First Reading

- 9 [Ord 21-10](#) Creating Chapter 223 of the Legislative Code relating to Guaranteed Income Program (Title XXIII).
 Laid Over to Second Reading

PUBLIC HEARINGS

- 10 [RES PH 21-21](#) Approving the application of Kraus Anderson Construction Company and Ramsey Company for a sound level variance for the 2383 University Apartments Construction Project from February 11, 2021 through March 21, 2021.

Council President Brendmoen said this is a public hearing. We have held a public hearing online and transcribed over the phone. There are several e-mails from community members.

Councilmember Jalali said this is a construction project. It is an old bank lot. It is happening at an intersection that is dense. There is also multiple 4 to 6 to 10 story apartment buildings. There will be more neighbors at that corner. A lot of feedback is about the 7:00 a.m. start time. Given the unique location of the site, she is moving to adjust the start to 8:00 a.m. This is not impairing the project at all.

Brendmoen said she can make that change as the author. 8:00 as opposed to 7:00. She appreciates all the thought around the location.

7 in favor, none opposed

Public hearing is closed and the resolution is adopted as amended to change it to an 8:00 a.m. start time

Adopted As Amended

Yea: 7 - Councilmember Brendmoen, Councilmember Thao, Councilmember Tolbert, Councilmember Noecker, Councilmember Prince, Councilmember Jalali and Councilmember Yang

Nay: 0

- 11 [RES PH 21-23](#) Recognizing \$750,000 in available fund balance in 2021 in the Mayor's Office grant fund and then transferring to the Public Works grant fund for electric charging hubs.

Council President Brendmoen said we have taken comments online and over the phone transcribed.

Councilmember Yang moved to close the public hearing and approve.

7 in favor, none opposed

Public hearing is closed and the resolution is adopted

Adopted

Yea: 7 - Councilmember Brendmoen, Councilmember Thao, Councilmember Tolbert, Councilmember Noecker, Councilmember Prince, Councilmember Jalali and Councilmember Yang

Nay: 0

- 12 [Ord 21-3](#) Granting the application of NBH Holdings LLC to rezone the property at 1350 Arcade Street and 835 Clear Avenue from R4 one-family residential to T2 traditional neighborhood and amending Chapter 60 of the Legislative Code pertaining to the zoning map.

Council President Brendmoen said we have taken comments online and over the phone transcribed.

Councilmember Yang moved to close the public hearing and approve.

7 in favor, none opposed

Public hearing is closed and the resolution is adopted

Public Hearing Closed; Laid Over to Fourth Reading/Final Adoption

Yea: 7 - Councilmember Brendmoen, Councilmember Thao, Councilmember Tolbert, Councilmember Noecker, Councilmember Prince, Councilmember Jalali and Councilmember Yang

Nay: 0

LEGISLATIVE HEARING ITEMS

Part 1 - Items 13, 14, 15, 18, 20, 21, 22, 23, 24, 26, 29, 30, 31, and 32

Councilmember Thao moved to adopt.

7 in favor, none opposed

Public hearings are closed and the resolutions are adopted

Adopted Consent Agenda

Yea: 7 - Councilmember Brendmoen, Councilmember Thao, Councilmember Tolbert, Councilmember Noecker, Councilmember Prince, Councilmember Jalali and Councilmember Yang

Nay: 0

- 13 [RLH TA 20-672](#) Deleting the Appealed Special Tax Assessment for property at 1552 ARLINGTON AVENUE EAST. (File No. J2103E, Assessment No. 218302)
Adopted
- 14 [RLH VBR 21-5](#) Appeal of John Mobley to a Vacant Building Registration Notice at 1693 BEECH STREET.

Adopted
- 15 [RLH SAO 21-6](#) Appeal of Udaya B. Sathuvalli to a Summary Abatement Order at 1496 CHARLES AVENUE.
Adopted
- 18 [RLH TA 20-673](#) Ratifying the Appealed Special Tax Assessment for property at 1248 FARRINGTON STREET. (File No. J2103E, Assessment No. 218302)
Adopted
- 20 [RLH RR 21-5](#) Ordering the razing and removal of the structures at 655 JESSAMINE AVENUE EAST within fifteen (15) days after the February 10, 2021, City Council Public Hearing.

Adopted
- 21 [RLH VBR 21-6](#) Appeal of Nick Hamaty, M & N Corporation, to a Vacant Building Registration Fee Warning Letter at 1118 MARGARET STREET.

Adopted
- 22 [RLH TA 20-669](#) Ratifying the Appealed Special Tax Assessment for property at 791 MINNEHAHA AVENUE WEST. (File No. VB2103, Assessment No. 218802)
Adopted
- 23 [RLH TA 21-93](#) Amending Council Files Nos. RLH AR 20-45 to delete the assessment for Property Clean Up services during November 14 to 26, 2019 at 441 MOUNT IDA STREET. (File No. J2012A, Assessment No. 208511)

Adopted
- 24 [RLH TA 21-89](#) Amending Council Files RLH 19-99, RLH AR 20-30, RLH AR 20-75, RLH AR 20-112, RLH AR 20-144 to delete the assessment for Collection of Delinquent Garbage Bills for services for Quarter 1, 2019, Quarter 3, 2019, Quarter 4, 2019, Quarter 1, 2020 and Quarter 2, 2020 at 749 SIMS AVENUE. (Assessment Nos. 190118, 190158, 200113, 200132 & 200144)
Adopted
- 26 [RLH TA 20-678](#) Deleting the Appealed Special Tax Assessment for property at 2233 UNIVERSITY AVENUE WEST. (File No. J2103P, Assessment No. 218402)

Adopted

- 29 [RLH AR 20-160](#) Ratifying the assessments for Securing and/or Emergency Boarding services billed during August 2020. (File No. J2103B, Assessment No. 218102)
Adopted
- 30 [RLH AR 20-161](#) Ratifying the assessments for Collection of Fire Certificate of Occupancy fees billed during June 15 to July 14, 2020. (File No. CRT2103, Assessment No. 218202)
Adopted
- 31 [RLH AR 20-162](#) Ratifying the assessments for Excessive Use of Inspection or Abatement services billed during June 22 to July 22, 2020. (File No. J2103E, Assessment No. 218302)
Adopted
- 32 [RLH AR 20-163](#) Ratifying the assessments for Graffiti Removal services during August 6 to 10, 2020. (File No. J2103P, Assessment No. 218402)
Adopted

Councilmember Yang moved to amend and adopt.

7 in favor, none opposed

Public hearings are closed and the resolutions are amended as adopted

- 19 [RLH TA 20-631](#) Ratifying the Appealed Special Tax Assessment for property at 959 HUDSON ROAD. (File No. VB2102, Assessment No. 218801) (Public hearing continued to February 10, 2021)

Adopted As Amended

Yea: 7 - Councilmember Brendmoen, Councilmember Thao, Councilmember Tolbert, Councilmember Noecker, Councilmember Prince, Councilmember Jalali and Councilmember Yang

Nay: 0

- 25 [RLH RR 21-6](#) Ordering the rehabilitation or razing and removal of the structures at 1004 THOMAS AVENUE within fifteen (15) days after the February 10, 2021, City Council Public Hearing. (Legislative Hearing on February 9, 2021)

Adopted As Amended

Yea: 7 - Councilmember Brendmoen, Councilmember Thao, Councilmember Tolbert, Councilmember Noecker, Councilmember Prince, Councilmember Jalali and Councilmember Yang

Nay: 0

- 27 [RLH RR 20-32](#) Ordering the rehabilitation or razing and removal of the structures at 901 YORK AVENUE within fifteen (15) days after the October 7, 2020, City

Council Public Hearing.

Adopted As Amended

Yea: 7 - Councilmember Brendmoen, Councilmember Thao, Councilmember Tolbert, Councilmember Noecker, Councilmember Prince, Councilmember Jalali and Councilmember Yang

Nay: 0

28 [RLH AR 20-159](#)

Ratifying the assessments for Collection of Vacant Building Registration fees billed during February 14 to July 20, 2020. (File No. VB2103, Assessment No. 218802)

Adopted As Amended

Yea: 7 - Councilmember Brendmoen, Councilmember Thao, Councilmember Tolbert, Councilmember Noecker, Councilmember Prince, Councilmember Jalali and Councilmember Yang

Nay: 0

16 [RLH TA 20-670](#)

Ratifying the Appealed Special Tax Assessment for property at 1525 DIETER STREET. (File No. VB2103, Assessment No. 218802)

Marcia Moermond, Legislative Hearing Officer, said this is a vacant building fee that has come about because there was a fire. Since then, they have family has lived in a rental property. They talk about the difficulty for covering the expenses in the rental property and COVID on their rental. The insurance company has not paid them anything yet. That is concerning. This fee would normally be something the insurance would cover. She will amend her recommendation: it was ratification of assessment. She would like to make it payable over 5 years. Also asks the Council to continue public hearing to October 13. There may be some better resolution then. Interest would not continue to occur while the matter is being resolved. Keep the hearing open and not have an invoice forthcoming.

Council President Brendmoen said she appreciates the thoughtfulness and work on this. These are dangerous situations. People are uprooted. They may have lost their animals. Is there anything we can do on a municipal level. It comes across our wards from time to time. There has to be something we can do.

Councilmember Yang said she knows families that have had fires.

Yang moved the recommendation of the Legislative Hearing Officer.

7 in favor, none opposed

Public hearing continued to October 13

Continue Public Hearing

Yea: 7 - Councilmember Brendmoen, Councilmember Thao, Councilmember Tolbert, Councilmember Noecker, Councilmember Prince, Councilmember Jalali and Councilmember Yang

Nay: 0

Marcia Moermond, Legislative Hearing Officer, said this is a proposed order to remove or repair this property. This is a duplex. There were 6 orders for garbage and rubbish. The owner is on the line to testify. She inherited the property. She posted the \$5,000 deposit. She has not made any comments. She has not been as responsive as she had hoped. She was called twice, and she did not attend. Lacking the owner's participation, Ms. Moermond needs to send this to City Council to ask if they want her to continue working on this case. She would like some things in place before referring it back.

Councilmember Yang said they all got an e-mail from Frogtown. Moermond responded the structure viability has been assessed and what is needed is to be rehabilitated. The City does not broker deals between property owners. The owner has indicated she is working with a contractor. Ms. Moermond would not get in between the property owner and that. She talks exclusively to the property owner. The City wants it abated, which means it can be rehabilitated or removed.

Councilmember Thao asked does the owner have other properties in Saint Paul. Moermond responded the owner may be able to answer. The owner is not a professional rehabber and inherited this property. She has been in possession of the property for a short while.

Thao said they want property owners to rehab their property and get them the help they need. Five or 6 years is a long time.

1720 hours

Councilmember Prince said we can't facilitate a third party to get involved in this case. It will also be her understanding that there would be an opportunity likely for that third party to contact the owner and try to get involved. That happened in Yang's ward. These small duplexes are really good for building generational wealth. A qualified buyer should get involved.

It was definitely not her intention to have it vacant for so long. She had the property from 2019. Her intention was to fix it up last March. She flew them out here. They were waiting for COVID to pass. They passed on starting it this spring. She works out of town and probably didn't put in as much effort as she could have. She has been putting in the effort now. She has had a couple of contractors look at it. She paid a contractor \$2,000 for an in depth look at the house. She had a meeting with them. They looked at it January 4. On January 14, they said it would take a week to get the numbers. She is still waiting on the numbers. He does have one plan ready and is willing to meet with her now with pricing. They are doing it as a single-family home and as a duplex. As far as the financing, she is not a homeowner. All of this is brand new. They are putting up the funds to get this done. Her cousin and her have been looking into several different loans. The home equity against their home will work best. It can take up to a month. They agreed around 6 weeks they should have everything done. The sale of this home could allow her to become a homeowner. That is why the previous owner left it to her. She lived in the house as a child. Contractor said if it doesn't go through, they have investors on their end, and they would be able to split the profits with her. She has had some options that opened up today.

Councilmember Brendmoen said the property has been in the vacant building program

for 4 years.

Thao thanked her for sharing her side and her investment in Saint Paul. How much time do you think you need? What help do you need from my office? The owner responded 6 weeks. The bank they are working with said it will take up to 30 days. That is where she is at. She is at the tail end of it being done. Everything is new to her.

Moermond said her plan to work with private equity will make it go quickly. Working with private equity will keep her from having to deal with dollars passing through governments. Moermond would ask the Council to refer the matter to the March 23 Legislative Hearing. There is no meeting on March 31. It could come back on April 7.

Thao moved the recommendation of the Legislative Hearing Officer.

Brendmoen said she supports that motion. The owner should reach out to Ward 1.

7 in favor, none opposed

Referred to Legislative Hearing on March 23; City Council on April 7

17 [RLH RR 20-44](#)

Ordering the rehabilitation or razing and removal of the structures at 854 EDMUND AVENUE within fifteen (15) days after the December 2, 2020, City Council Public Hearing. (Legislative Hearing on February 9, 2021)

Marcia Moermond, Legislative Hearing Officer, said this is a proposed order to remove or repair this property. This is a duplex. There were 6 orders for garbage and rubbish. The owner is on the line to testify. She inherited the property. She posted the \$5,000 deposit. She has not made any comments. She has not been as responsive as we had hoped. She was called twice, and she did not attend. Lacking the owner's participation, Ms. Moermond needed to send this to City Council to ask if they want her to continue working on this case. She would like some things in place before referring it back.

Councilmember Yang said they all got an e-mail from Frogtown. Moermond responded the structure viability has been assessed and what is needed is to be rehabilitated. The City does not broker deals between property owners. The owner has indicated she is working with a contractor. Ms. Moermond would not get in between the property owner and that. She talks exclusively to the property owner. The City wants it abated, which means it can be rehabilitated or removed.

Councilmember Thao asked does the owner have other properties in Saint Paul. Moermond responded the owner may be able to answer. The owner is not a professional rehabber. She inherited this property and has been in possession of the property for a short while.

Thao said they want property owners to rehab their property and get them the help they need. Five or 6 years is a long time.

Councilmember Prince said we can't facilitate a third party to get involved in this case. It will also be her understanding that there would be an opportunity likely for that third party to contact the owner and try to get involved. That happened in Yang's ward. These small duplexes are really good for building generational wealth. A qualified buyer should get involved.

The appellant said it was definitely not her intention to have it vacant for so long. She had the property from 2019. Her intention was to fix it up last March. She flew them out here. They were waiting for COVID to pass. They passed on starting it this spring. She works out-of-town and probably didn't put in as much effort as she could have. She has been putting in the effort now. She has had a couple of contractors look at it. She paid a contractor \$2,000. She paid them for an in-depth look at the house. She had a meeting with them. They looked at it January 4. On January 14, they said it would take a week to get the numbers. She is still waiting on the numbers. He does have one plan ready and is willing to meet with her now with pricing. As far as the financing, she is not a homeowner. All of this is brand new. They are putting up the funds to get this done. Her cousin and her have been looking into several different loans. The home equity against their home will work best. It can take up to a month. They agreed around 6 weeks they should have everything done. The sale of this home could allow her to become a homeowner. That is why the previous owner left it to her. She lived in the house as a child. Contractor said if it doesn't go through, they have investors on their end, and they would be able to split the profits with here. She has had some options that opened up today.

Councilmember Brendmoen said the property has been in the vacant building program for 4 years.

Thao thanked her for sharing her side and her investment in Saint Paul. How much time do you think you need? What help do you need from my office? The owner responded 6 weeks. The bank they are working with said it will take up to 30 days. That is where she is at. She is at the tail end of it being done. Everything is new to her.

Moermond said the appellant's plan to work with private equity will make it go quickly. Working with private equity will keep her from having to deal with dollars passing through governments. Moermond would ask the Council to refer the matter to the March 23 Legislative Hearing. There is no meeting on March 31. It could come back on April 7.

Thao moved the recommendation of the Legislative Hearing Officer.

Brendmoen said she supports that motion. The owner should reach out to Ward 1.

7 in favor, none opposed

Referred to Legislative Hearing on March 23; City Council on April 7

Referred

Yea: 7 - Councilmember Brendmoen, Councilmember Thao, Councilmember Tolbert, Councilmember Noecker, Councilmember Prince, Councilmember Jalali and Councilmember Yang

Nay: 0

ADJOURNMENT

In-person meetings, or meetings conducted under Minn. Stat. § 13D.02 of the City Council, are not practical or prudent because of the COVID-19 health pandemic emergency declared under Minn. Stat. Chapter 12 by the Minnesota Governor Tim Walz and Saint Paul Mayor Melvin Carter. In light of the COVID-19 health pandemic, members of the City Council will participate in City Council meetings by telephone or other electronic means.

Public attendance at the City Council's regular meeting location is not feasible due to the COVID-19 health pandemic. Members of the public may view City Council meetings online at stpaul.legistar.com/Calendar.aspx or on local cable Channel 18.

The public may comment on public hearing items in writing or via voicemail. Any comments and materials submitted by 12:00 pm of the day before the meeting will be attached to the public record and available for review by the City Council. Comments may be submitted as follows:

Written public comment on public hearing items can be submitted to Contact-Council@ci.stpaul.mn.us, CouncilHearing@ci.stpaul.mn.us, or by voicemail at 651-266-6805.

While the Council will make best efforts to decide all issues before them, the Council may delay decisions on certain matters where the members believe meeting in-person is necessary. More information is available at www.stpaul.gov/departments/city-council

Council Meeting Information

The City Council is paperless which saves the environment and reduces expenses. The agendas and Council files are all available on the Web (see below). Council members use mobile devices to review the files during the meeting. Using a mobile device greatly reduces costs since most agendas, including the documents attached to files, are over 1000 pages when printed.

Web

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Cable

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