



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

August 13, 2021

Ernest Trower

Byron Anfinson
Coldwell Banker

VIA EMAIL ebtrower@gmail.com

VIA EMAIL: byron@cbburnet.com

Tom Distad
Distad Brothers Homes, LLC

VIA EMAIL: Tom@TomDistad.com

Re: Remove or Repair of the Structure(s) at 2062 Como Avenue, 1253 Cleveland Avenue, & 2075 Scudder Street

Dear Mr. Trower, Mr. Anfinson & Mr. Distad:

This is to confirm that at the Legislative Hearing on August 10, 2021 Marcia Moermond, Legislative Hearing Officer, recommended laying the matter over to Legislative Hearing on **Tuesday, August 24, 2021 between 9:00 and 11:00 am via phone.**

The following items will be discussed:

- 1) **1253 Cleveland Avenue by close of business August 23 Purchaser to:**
 - a. Post a \$5,000 performance deposit with the Department of Safety & Inspection;
 - b. Submit a work plan, sworn construction statement, or scope of work. This should include **signed** subcontractor bids and a **schedule** for completion of the project;
 - c. Submit an affidavit indicating the finances will be dedicated to completing the project and not diverted until a code compliance certificate is issued; and
 - d. The property must continue to be maintained.
- 2) **2062 Como discussion and update of demolition decision**
 - a. If you decide to proceed with demolition, the City will need to see a signed contract with a licensed demolition contractor from Ray Anderson. If you have any questions relating to the demolition, you may contact Joe Yannarely at 651-266-1920. Included is a Demolition Contractor list the City has, however it is noted by staff that it is fairly old so some information may be outdated.
- 3) **2075 Scudder Street by close of business August 23 Purchaser to:**



- a. Post a \$5,000 performance deposit with the Department of Safety & Inspection;
- b. Submit a work plan, sworn construction statement, or scope of work. This should include **signed** subcontractor bids and a **schedule** for completion of the project;
- c. Submit an affidavit indicating the finances will be dedicated to completing the project and not diverted until a code compliance certificate is issued; and
- d. The property must continue to be maintained.

Please note that your financing may need to be updated depending on where the bids for 1253 Cleveland and 2075 Scudder come in. Staff estimates the rehab of each property to cost \$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.

The performance deposit form can be found online here:

<https://www.stpaul.gov/departments/safety-inspections/vacant-buildings> however I have also attached one. Please contact the Department of Safety and Inspections directly at 651-266-8989 for questions regarding the application or payment process. I have again included samples for your reference. Those documents can be emailed to me at Joanna.zimny@ci.stpaul.mn.us or dropped off in our office at 310 City Hall Monday through Friday between 9 am and 3 pm.

Once the new performance deposits are posted, Mr. Trower can request his performance deposits back in writing to Reid Soley at reid.soley@ci.stpaul.mn.us.

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

Sincerely,

/s/

Joanna Zimny
Legislative Hearing Executive Assistant

Encl: Sample work plan(s)
Sample affidavit
Sample sworn construction statement(s)
VB performance deposit form
Contractor list

c: Rehabilitation & Removal staff
Steve Magner – Department of Safety & Inspections, Housing and Code Enforcement
Manager