



City of Saint Paul

15 West Kellogg Blvd.
Saint Paul, MN 55102

Minutes - Final

Legislative Hearings

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Tuesday, February 27, 2024

9:00 AM

Room 330 City Hall & Court House/Remote

9:00 a.m. Hearings

Remove/Repair Orders

- 1 [RLH RR 23-63](#) Ordering the rehabilitation or razing and removal of the structures at 195 GOODRICH AVENUE within fifteen (15) days after the January 17, 2024, City Council Public Hearing.

Sponsors: Noecker

Continue CPH to March 20, 2024 (at request of purchaser). Grant 180 days pending updated work plan detailing supplies and labor provided by purchaser, updated proof of financing, updated affidavit, and posting of \$5,000 PD.

David Marks, purchaser, appeared
Dennis Faust, owner, appeared
Rebecca Marks appeared but did not speak

Moermond: had a chance to glance through these items. This purchase agreement is great, the kind of contract we are looking for, simply the guarantee the title doesn't transfer until the rehab is complete. The addendum more than covers that. I'm also curious about the sale price, but it does look like you'll be fairly compensated for the building. We just have a couple other details to button up. For your part we have this purchase agreement in place with all the necessary signatures.

Marks: they should be, yes.

Moermond: that left me with 3 things, the first relates to the bids. The bids provided totaled \$85,177, whereas the plan provided indicated the project would be \$136,000. I could see there were some pieces of the plan not covered in the bids.

Marks: carpeting, appliances, painting. Things we may be doing ourselves.

Moermond: can you put together something that covers those supplies, and your labor. Of course we count sweat equity as part of this, but we need to put a rope around it. Whatever a fair wage to pay yourself would be. The cost of the carpet from a wholesaler. I would look for that to be split out. It looks like you did that for the tasks, but not the labor and supply costs. But you could perhaps in the spreadsheet. I want you to have credit for that and have it documented. It also tells me your labor isn't

something we need to have money set aside for, but we do for the capital costs.

Marks: there's a spreadsheet with total costs, totaling \$136,000. I have amounts for carpeting and painting. Something in addition to that?

Moermond: carpet removal, \$500, that's all labor plus disposal costs. You do have an estimate for three-fourths of the project.

Marks: right, the significant items.

Moermond: if you could split out things you are doing yourself or hiring a handyman for. When you go to pull the building permit Clint Zane is going to look for one building permit for the entire project. You have a contractor, but they won't be doing some of those items. But that will be looked at as what the building inspector wants to see. They are non-building permit items.

Marks: I do have a General Contractor I'm working with, who is putting together the plan who will be pulling the permit.

Moermond: if you could connect up the \$50,000 gap between costs and bids.

Marks: anything I don't have a specific contractor listed are the things I am doing. You want the costs that make up the difference?

Moermond: yes, I do.

Marks: I'll send something over.

Moermond: third item is the Performance Deposit.

Marks: it is in progress. Should be within the next day or two.

Moermond: great. The last thing is we have the e-trade account information. I want to be clear we're looking for liquid assets. I know there's cash in people's investment accounts, but I didn't see that. I need that money pulled out if it is your funding source. Not paying from the investment account.

Marks: I can go out this afternoon and sell it and have the cash.

Moermond: we'd be looking for ready cash to pay the bills. We haven't historically accepted these types of accounts since they operate under different rules. I need to know you are ready to check to someone, which you wouldn't do from this investment account. Whatever you have as a cash outlay on the project is what you would need. You have \$85,000 in bids, and another \$15,000 in cash for appliances, carpeting, painting.

Marks: so I need to have \$130,000 in the account?

Moermond: not for sweat equity.

Marks: I was planning on just pulling from those accounts each month.

Moermond: that needs to happen before the Council vote.

Marks: I need to have the amount up front in a liquid account. I'll figure it out.

Moermond: those are the things I am looking for, and the last question is when do you want to start swinging hammers?

Marks: as soon as we can.

Moermond: as soon as you get the revised plan, Performance Deposit, and cash on hand. One we get those in and approved, we can greenlight permits even before it hits Council. We can put this on the Council agenda next Wednesday so you get all the yes's at once. I am so happy you guys have pulled this together.

[long discussion about Vacant Building fees, program, and pending assessments with both City and County]

Faust: I would have to pay \$23,000?

Moermond: out of the closing of the sale.

Referred to the City Council due back on 3/6/2024

- 2 RLH RR 23-56** Ordering the rehabilitation or razing and removal of the structures at 1058 JESSIE STREET within fifteen (15) days after the December 8, 2023, City Council Public Hearing. (Amend to remove within 15 days)

Sponsors: Brendmoen

Remove within 15 days with no option to repair.

Tried calling Colleen Pollock at 9:52 am – Voicemail full; unable to leave message.

Tried calling Colleen Pollock at 10:06 am – Voicemail full; unable to leave message.

Moermond: we've tried two times to reach Ms. Pollock, the owner, to talk about what needs to be done to rehab the property. Those steps were included in the most recent letter sent to both her and her attorney. That went out in December. I'm going to recommend, since none of the conditions were met and we heard from the attorney that he was let go, lacking anyone testifying or an ability to leave a Voicemail for the appellant, I will recommend the Council order it removed within 15 days with no option for its rehabilitation.

Referred to the City Council due back on 3/13/2024

10:00 a.m. Hearings

Making Finding on Nuisance Abatements

- 3 RLH RR 24-6** Third Making finding on the appealed substantial abatement ordered for 939 CHARLES AVENUE in Council File RLH RR 23-37.

Sponsors: Bowie

Grant additional 180 days pending posting of additional \$5,000 PD and approved work plan for completing project by no later than COB Friday March 8, 2024. If CC

Certificate is not issued or items completed by March 13, forfeit \$2,500 of original PD.

Lorie Miller, owner, appeared via phone

Staff update by Supervisor Matt Dornfeld: it is my understanding that Inspector Zane indicates it is 90% code compliant.

Moermond: tell me about finishing the project. What's the plan?

Miller: I really feel like its higher than that. We were just putting in the carpets, which was the last big thing to do. Windows and exterior, doors, garage doors, flooring, painting, electrical and fixtures are all in. There are just a few touch ups left. One sink the plumbing inspector is coming to look at again next week. A couple reports, air duct cleaning, ORSAT test. HVAC is coming out for a couple small things to sign off on. What we have left are the attic hatch, making sure its properly insulated. Pretty small items.

Moermond: I'm going to be really candid. When the Council gave you its initial grant of time, and then followed up six months later, you were 75% done. On my recommendation they continued your \$5,000 Performance Deposit. You got another six months, that brought you to 80%. Now we're a year and a half in and you are 90% done. At this rate you won't be done for another year. I hear what you are saying, but looking at those statistics, I'm ready to recommend it is forfeited or you have to post an additional Performance Deposit. Your few things haven't happened expeditiously in the last year. Money is typically the best way to inspire action. I need to see this done quickly or another \$5,000 on the table. I need a plan for getting out of this. I feel like I'm not asking them to take away money, but we need some consequences. I'll need that additional \$5,000 Performance Deposit by March 13 and an updated work plan, OR all your sign offs by then and you're out of it. One or the other, or I'll recommend the current \$5,000 forfeits \$2,500. Pick a path and follow through.

Referred to the City Council due back on 3/13/2024

- 4 [RLH RR 24-8](#) Second Making finding on the appealed substantial abatement ordered for 733 FAIRVIEW AVENUE NORTH in Council File RLH RR 23-11.

Sponsors: Jalali

Layover to LH March 12, 2024 at 10 am for further discussion after February 27 meeting with Building Official.

Moermond: we are laying this matter over for 2 weeks to March 12, the owner is meeting with the Building Official later in the day today. Wanting to have the benefit of the results of that conversation before pursuing this further.

Laid Over to the Legislative Hearings due back on 3/12/2024

- 5 [RLH RR 24-4](#) Second Making finding on the appealed substantial abatement ordered for 346 SHERBURNE AVENUE in Council File RLH RR 23-38.

Sponsors: Bowie

Grant additional 180 days and continue original \$5,000 PD pending approval of an updated schedule and proof of financing and posting of additional \$5,000 PD by COB March 6, 2024.

Russ Waletski, owner, appeared via phone

Staff update by Supervisor Matt Dornfeld: Mr. Zane recently inspected and documents it is now 60% code compliant. No recent nuisance problems at the property.

Moermond: Mr. Waletski, tell me about the path forward.

Waletski: the retaining wall was replaced, not just repaired. Electrical is roughed in. Heat is on. Ductwork inspected. Drywall is in and being taped today or tomorrow. Back steps to put on and capstone on the retaining wall. Windows being custom made by Menards for the upstairs. Four small windows. Once the taping is done in a week and half we can paint and put flooring and cabinetry in. Get electric finalized. Do those back steps. We'd be about done. Mr. Zane did ask me to shim the ship's ladder to the basement to level it out. Small project. It is cosmetic minus the steps and small windows upstairs.

Moermond: I wanted a general sense of where you are at, which I have. Six months ago you should have been done according to your first work plan. At that point I recommended continuing your original \$5,000 Performance Deposit. At the one-year mark if you aren't done it is subject to forfeiture and an additional Performance Deposit can be required. Work plans one and two didn't get the job done. I need an updated work plan, any new bids or outstanding balances, updated financing to complete, and an additional \$5,000 Performance Deposit posted. I'd like to sweeten the pot to help incentivize you to get it done.

Waletski: when do you want that by?

Moermond: this was to go to the Council February 21, but since we didn't have inspection. March 13 Council Public Hearing, so plans and schedule by next Wednesday. Any new bids. Evidence of money and affidavit if needed. And the additional Performance Deposit.

Waletski: understood.

Referred to the City Council due back on 3/13/2024

6 RLH RR 24-11 Making finding on the appealed substantial abatement ordered for 401 ROSE AVENUE EAST in Council File RLH RR 23-40.

Sponsors: Kim

Grant additional 180 days and continue original \$5,000 PD pending approval of updated financing and schedule for completing the project.

Jay Mitchell, o/b/o Quality Residences, appeared

Staff update by Supervisor Matt Dornfeld: Inspector Zane has indicated we are at 50% code compliant. Looks like Mr. Mitchell is doing a fine job maintaining 401 Rose. Consistent notes saying vacant and secure and lot orderly.

Moermond: that's always a good sign. You made 50% by the skin of your teeth. Your Performance Deposit is continued for another six months. If not, it is subject to forfeiture. Staff told me that two weeks ago it was a surprise to hear about this hearing and how far you should be. You got a lot done; you passed the first threshold. Kudos to you, good job. Next we have to figure out where we go from here. Typically, I ask for

an updated plan, financing, bids, those types of things. We need a new meaningful schedule moving forward from where we are at. Quality Residences has a large account, it shouldn't be a problem. The next Council Public Hearing is scheduled for March 13. Can you have that updated paperwork to us in a week or so?

Mitchell: no problem.

Moermond: I'll recommend that the Performance Deposit is continued.

Referred to the City Council due back on 3/13/2024

11:00 a.m. Hearings

Correction Orders

- 7 [RLH CO 24-2](#) Appeal of Michael Diesslin to a Correction Order at 337 BATES AVENUE.

Sponsors: Johnson

Moermond: Department of Safety & Inspections is withdrawing the order. In reviewing the historic record, the Council adopted Resolution 98-775 in which the hearing officer recommended that the gravel parking didn't constitute a nuisance issue. Note the order was written as a nuisance not a zoning violation.

Withdrawn

Making Finding on Nuisance Abatements

- 8 [RLH SAO 24-16](#) Making finding on the appealed nuisance abatement ordered for 1472 SHERBURNE AVENUE in Council File RLH SAO 24-8. (March 5, 2024 Legislative Hearing)

Sponsors: Jalali

Layover to LH March 5, 2024 at 11 am (unable to reach PO). CPH 3/6

Voicemail left at 11:15 am: this is Marcia Moermond from St. Paul City Council calling you following up on your case at 1472 Sherburne. Our first follow up on a deadline was today. I have photos on the record. We'll try you back in a little bit.

Voicemail left at 11:28 am: this is Marcia Moermond from St. Paul City Council trying to reach you again about 1472 Sherburne and whether or not the deadline was met. It appears from the photos from the inspector today that you are not in compliance, this is scheduled for Council Public Hearing next Wednesday. We'll try and reach you next Tuesday and have a conversation then hopefully. If the work isn't done I'll recommend the Council find the nuisance isn't abated and they will authorize the Department of Safety & Inspections to do the cleanup.

Referred to the City Council due back on 3/6/2024

- 9 [RLH SAO 24-11](#) Making finding on the appealed nuisance abatement ordered for 29 ACKER STREET WEST in Council File RLH SAO 24-3.

Sponsors: Bowie

The nuisance is not abated; authorize the Department to take action to abate the nuisance after March 4, 2024.

Jacob Lucas, owner, appeared via phone

Moermond: we had three properties and are down to two. Ms. Martin will update the record.

Staff update by Supervisor Lisa Martin: 760 Sylvan is cleared. The only one left really is 29 Acker, there is still a lot of items to be removed. A tarp, some buckets.

Lucas: those buckets have rocks for my basement. Should I just pour them on the ground?

Moermond: what's the rule around buckets Ms. Martin?

Martin: we ask people to store them in the garage, not outside. Especially with no covers. We also have fence parts.

Moermond: the vehicles in the drive?

Martin: they're all on the street.

Moermond: perfect, so a few buckets and a fence section, and something under a blue tarp.

Martin: and some scrap wood.

Lucas: can my lawn mower stay outside?

Moermond: yep.

Lucas: the little playhouse?

Moermond: yep.

Lucas: the beams alongside my garage? Two 16" metal beams. It is neatly underneath a tarp.

Martin: normally that should be in the garage. We don't allow exterior storage of construction materials.

Lucas: I left the fence down so they could look in and see it is cleaned up. I can put them back up.

Moermond: this goes to Council Public Hearing tomorrow. We have it so close. The Council will adopt the resolution unless you testify and they decide something different. If they go with the deadline previously established, the Department of Safety & Inspections would be authorized to go and do a cleanup. They have two options, they could send an inspector out to make a finding about doing a work order, or they could give more time and write a bill for Excessive Consumption of code enforcement services. That is cheaper than the cost of a cleanup. That is up to them in the field. The Mayor won't sign for a couple of days, so I'd guess they probably wouldn't come

out until Monday. That's how that works. Any questions?

Lucas: if the stuff is gone by Monday I should be ok?

Moermond: yes.

Lucas: ok, that works.

Referred to the City Council due back on 2/28/2024

11 [RLH SAO 24-13](#) Making finding on the appealed nuisance abatement ordered for 760 SYLVAN STREET in Council File RLH SAO 24-3.

Sponsors: Bowie

The nuisance is abated and the matter resolved.

Jacob Lucas, owner, appeared via phone

Moermond: we had three properties and are down to two. Ms. Martin will update the record.

Staff update by Supervisor Lisa Martin: 760 Sylvan is cleared. The only one left really is 29 Acker, there is still a lot of items to be removed. A tarp, some buckets.

Lucas: those buckets have rocks for my basement. Should I just pour them on the ground?

Moermond: what's the rule around buckets Ms. Martin?

Martin: we ask people to store them in the garage, not outside. Especially with no covers. We also have fence parts.

Moermond: the vehicles in the drive?

Martin: they're all on the street.

Moermond: perfect, so a few buckets and a fence section, and something under a blue tarp.

Martin: and some scrap wood.

Lucas: can my lawn mower stay outside?

Moermond: yep.

Lucas: the little playhouse?

Moermond: yep.

Lucas: the beams alongside my garage? Two 16" metal beams. It is neatly underneath a tarp.

Martin: normally that should be in the garage. We don't allow exterior storage of construction materials.

Lucas: I left the fence down so they could look in and see it is cleaned up. I can put them back up.

Moermond: this goes to Council Public Hearing tomorrow. We have it so close. The Council will adopt the resolution unless you testify and they decide something different. If they go with the deadline previously established, the Department of Safety & Inspections would be authorized to go and do a cleanup. They have two options, they could send an inspector out to make a finding about doing a work order, or they could give more time and write a bill for Excessive Consumption of code enforcement services. That is cheaper than the cost of a cleanup. That is up to them in the field. The Mayor won't sign for a couple of days, so I'd guess they probably wouldn't come out until Monday. That's how that works. Any questions?

Lucas: if the stuff is gone by Monday I should be ok?

Moermond: yes.

Lucas: ok, that works.

Referred to the City Council due back on 2/28/2024

1:00 p.m. Hearings

Vacant Building Registrations

- 12 [RLH VBR 24-13](#) Appeal of Roger and Lana Cheatham to a Vacant Building Registration Notice at 1769 SAINT ANTHONY AVENUE.

Sponsors: Jalali

Layover to LH March 12, 2024 at 1 pm to discuss findings of Monday, March 11 inspection at 10:30 am.

Roger Cheatham, owner, appeared via phone

[Moermond gives background of appeals process]

Staff report by Supervisor Leanna Shaff: this is a four-unit apartment building. Ongoing Fire Certificate of Occupancy for years. We probably haven't been inside for at least 4 years. We've had some major exterior issues, including the stucco that is ready to fall off the building. The property owner states all of the units on 1/25/24 to Imbertson that all units are now unoccupied and with the issues going on for so long, Supervisor Imbertson referred it to the Vacant Building program. He says windows are in disrepair, roof damage, and the stucco issues, and it has been going on for years.

Moermond: and it is all unoccupied?

Shaff: yes, according to the property owner.

Moermond: and all the orders are exterior. When was the last interior inspection?

Shaff: probably 2019.

Staff report by Supervisor Matt Dornfeld: was made a Category 2 Vacant Building by Hoffman per that revocation referral. January 29 inspector Hoffman did note the property appeared occupied, but February 8 and February 22, 2024 he changed and feels that it appears vacant.

Moermond: why are you appealing?

Cheatham: I have been occupying one of the units for over 10 years. The upstairs is in excellent conditions. My grandson will be living in one. I tried to tell Mr. Imbertson this. The day I got this letter I started getting calls from people interested in it. I'm concerned about break ins. I'm here now working on it. My situation has been in flux since before the pandemic. My wife Lana has been in a nursing home for a year. Not in a nursing home, she had surgery a year ago in January and it caused seizures and the only place the hospital could send her was in Stillwater. I spent most of March until November going back and forth dealing with that. The nursing home in Stillwater kept giving her food that poisoned her. She's allergic to onions. She lost a lot of weight. Finally, there was an opening locally and I got her a room there, but because she's on worker's comp they are refusing to pay so she's run up a bill of over \$20,000. We have a hearing next week on that. If she can't stay there she needs a place with a bedroom on the first floor. I'm preparing to move her in downstairs. There is no stucco falling off the building. That's like saying the sky is falling. The roof doesn't leak. There are some window problems. The building is 112 years old. My plan was to refinance it and put in new windows and anew furnace so each apartment can have its own thermostat. Other than that, I'm not really sure. Mr. Imbertson never inspected it with me. If he called me and asked me I'd be happy. He only called to tell me that he was going to yank my chain.

Moermond: I see letters telling you about inspections, and follow up letters indicating you didn't show, and giving another inspection time. This seems to have been happening a lot over the years. Why haven't you let inspectors inside the building?

Cheatham: why can't they give me a call and tell me when they are coming?

Moermond: they send letters.

Cheatham: I have so much mail piled up because of this worker's comp stuff the last year. We have to have this all figured out before next week. We're talking about \$50,000 bills that they haven't paid.

Moermond: and I don't need to create a public record here about your wife's worker's compensation claim.

Cheatham: I'm just responding to your question.

Moermond: the envelope isn't saying it is coming from workers comp or the State, it says it is coming from Fire Inspections at Department of Safety & Inspections. This isn't a new thing, it's a pattern for many years. What will it take to get an inspector inside so you aren't staring down the barrel of a vacate order and being unable to move in your wife and grandson.

Cheatham: I tried to go over this with Imbertson and the first thing he brought up was the driveway. For years and years. There's no issue with it. No one believes me and takes it off the list.

Moermond: I have a list dated February 25, 2024 and I don't see a driveway item on that list. Why can't we get inspectors inside the building? That would help get you out of this mess.

Cheatham: just call me on the phone.

Moermond: no, no. No one is chasing you down by telephone. We can set an appointment now or you open your mail and you are responsible for being there. You have a \$2,500 Vacant Building fee that it took to get your attention. I don't want to see it go this way, but I also don't want it to have to get to the level where it takes a lot of money.

Shaff: Supervisor Imbertson could be there Friday at 1 pm—

Cheatham: I have this big deal coming up on March 5. Can we please do this after then?

Shaff: March 6 at 10 am then.

Cheatham: not March 6. These meeting with workers comp often get delayed. It will have to be March 10 or later.

Moermond: I mean, come on. Talk about getting jerked around by workers comp. This isn't great either.

Cheatham: its all government people to me.

Moermond: March 10th is a Sunday. What is available the week of Monday the 11th?

Shaff: 10:30 am on Monday March 11.

Moermond: you'll see Mr. Imbertson at that time on that day. We'll have another hearing on March 12 to discuss the results of that inspection. Do not pay the Vacant Building fee in the meantime. I do wish you well, I hope things go smoothly.

Laid Over to the Legislative Hearings due back on 3/12/2024

**13 RLH VBR
24-12**

Appeal of Jennifer Melendez to a Vacant Building Registration Notice at 743 WILSON AVENUE.

Sponsors: Johnson

Grant the appeal and release the property from the VB program.

Jennifer Melendez, daughter of owner, appeared via phone

[Moermond gives background of appeals process]

Staff report by Supervisor Matt Dornfeld: this was made a Category 2 Vacant Building January 25, 2024. Code Enforcement received a neighborhood complaint November 20, 2023 about overgrown lawn, broken glass all over, and porch falling down. Code Enforcement did go out and confirm those findings and confirmed with the Water Department there had been no usage for 3+ years. They sat on it for a bit before sending it to the Vacant Building Department as a Category 2 Vacant Building.

Moermond: when you say, 'they sat on it', you mean Code Enforcement did, not the Water Department.

Dornfeld: that is correct.

Moermond: I'm sorry to hear about your mother Ms. Melendez. What is going on?

Melendez: I called the guy and he told me to do this. I'm not really wanting to do this. It isn't vacant. I am there off and on. There is no broken glass there. If there is, it is outside the fence. We have garbage that people placed on the boulevard. It isn't ours. The porch is not falling down.

Moermond: tell me whether this property is in probate, or if there is an estate representative?

Melendez: it is going to probate.

Moermond: has an estate representative been appointed yet?

Melendez: no.

Moermond: do you have a hearing?

Melendez: no, we don't have anything going on yet.

Moermond: and I'm gathering your mother wasn't there for the last 3 years?

Melendez: she was there off and on.

Moermond: no usage of water.

Melendez: she used bottled water.

Moermond: what about showering and flushing toilets?

Melendez: yeah, that too.

Moermond: they said no water. So no one has been sleeping there at night for years is what I'm gathering.

Melendez: no, we are sleeping there.

Moermond: I'm struggling with that. If she wasn't there and we don't have water use and no estate rep what I have in my head is I don't know she was there, I don't know if for sure you are there, I don't know that its legal you are there, or someone else making decisions about the property. There needs to be someone with responsibility. That we don't have now. I'm struggling to believe that someone is living there with no water use.

Melendez: I come and go.

Moermond: that's not living there. I come and go visiting my neighbor. It seems like what may be happening is you are visiting and checking in and getting the mail. I'm ok with that, I really am. But I need all cards on the table.

The taxes have been paid. Did your mom have a mortgage?

Melendez: no, it was paid off.

Moermond: that all makes it easier to transfer title in probate.

Melendez: I am paying all the bills right now.

Moermond: what is the long-range plan with the property?

Melendez: we're trying to clean it up and sell it. We have to go through probate first. It is just my brother and I as heirs.

Moermond: if it is occupied by someone who isn't the owner it needs to have an inspection to make sure that is ok. What I am looking at now is a house that doesn't have any code violations that are particularly serious. Just some exterior nuisance conditions, not house conditions.

Dornfeld: that is correct.

Moermond: that's to your benefit too. I'm going to recommend you are out of the Vacant Building program because you have no significant code violations and you haven't had an empty house for 365 days. While I can agree I think you have, I don't think it has been documented as such until now. You have a year to sort this out before it comes up again.

Referred to the City Council due back on 3/13/2024

14 [SR 24-6](#)

Reviewing request of Owner, Alex Delendik, to a Vacant Building Registration Notice at 827 AGATE STREET.

Sponsors: Bowie

Release the property from the VB program and grant to May 1, 2024 for compliance with AC repair and exterior items (including grading), and to April 15, 2024 for balance of the orders, pending updated bids and schedule explaining the cost vs. scope of work in more detail and proof of financing sufficient to complete the rehab. (CPH 3/13)

Alex Delendik, Homestead Road, appeared via phone

Moermond: we've reviewed your plans, just a couple items to touch on. I'm ok with the deadlines you provided of April 1 and May 1.

Delendik: the only challenge is permitting. I applied for the building permit, and it still hasn't even been reviewed. I have a letter from Planning and they said six weeks to review.

Moermond: I haven't heard that before, typically it can be done online for items of this nature. We can do that.

Delendik: the ones online are for basic items. This has engineering because of the foundation, so I can't do that. I hope that won't be the issue that interferes with the deadline. Everything else has been done and applied for and I'm working on.

Moermond: I can definitely send then an email. I can almost move the deadline from

April 1 to April 15. I'm not sure how much influence I have over this particular permit. April 15 and May 1. I'll try to nudge things along.

We aren't going to revisit this again. We need to come up with something doable. I don't want to get to the deadline day and you're saying a month ago I didn't get "x".

Delendik: I understand. I think April 15 is reasonable.

Moermond: in reviewing the one-pager from Latitude 49, I noticed a couple of items have already had permits pulled. The plumbing permit was pulled and finalized, including the vent work. Items 2 and 3. The building permit that is pending your contractor said it was only a \$1,000 job. That seems low. Is that really what it is? Cuz you are giving me a total bid for items 1 through 9 as \$10,000. I'd think the supports in the basement is the big-ticket item. Is that what you mean to be communicating.

Delendik: the engineer called for the additional framing wall to support the trusses. It is 6 feet of 2x4 framing.

Moermond: can you get me the bid? I can go with you that you're spending \$10,000 on this, and I'd think you're spending a chunk of that on an engineer. I need a budget fleshed out better. I have \$7,300 in float and \$1,700 in permits. Is the balance of it for what?

Delendik: there's landscaping that's not permitted. The grading.

Moermond: right, and you have to pay the engineer. That's cool too.

Delendik: the engineer report was submitted with the building permit. The framing itself isn't that expensive. The engineer just directs where it goes. The plumbing and building were the main one that needed permitting.

Moermond: I look at these projects, whether its relatively simple or a large rehab. If I'm looking at a pile of bids I also look for a schedule and the money to pay the contractors. I assume the plumber is paid since the permit is finalized. That means I have \$9,300 worth of work I need see.

Delendik: proof of funds, I can send that.

Moermond: and a receipt from anyone you've already paid works too. I just need documentation it is there so you aren't stuck 3 weeks from now because you ran out of money.

Delendik: I can do that. Not a problem.

Moermond: can we get that back by March 5 and it will have a Council Public Hearing March 13 granting the extensions we've talked about and keeping you out of the Vacant Building program entirely.

Received and Filed

1:30 p.m. Hearings

Orders To Vacate - Fire Certificate of Occupancy

15 RLH VO 24-6 Appeal of Matt Hursh to a Notice of Condemnation-Unfit for Human Habitation-Order to Vacate at 264 LAFOND AVENUE.

Sponsors: Bowie

Grant to March 29, 2024 for items 2, 7, 9, 11, 16 - 18, and 20. Grant to April 26, 2024 for compliance with 3, 5, 6, and 15. Grant to May 31, 2024 for compliance with items 8, 13, 14, and 19 as outlined in work plan provided by PO.

No one appeared

Moermond: the work plan submitted to our office on February 22 is accepted, there was one follow up question about receipts or permit for the duct work and he does have a contractor. One deadline of March 29, one for April 26 & one May 31. These are divided by priority established in hearing and looks acceptable. Recommend the Council grant extensions as listed in the work plan.

Referred to the City Council due back on 3/13/2024