



Meeting Minutes - Action Only

Legislative Hearings

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Tuesday, June 11, 2024

9:00 AM

Room 330 City Hall & Court House

9:00 a.m. Hearings

Remove/Repair Orders

- 1 [RLH RR 24-17](#) Ordering the rehabilitation or razing and removal of the structures at 887 CHARLES AVENUE within fifteen (15) days after the May 1, 2024, City Council Public Hearing.

Sponsors: Bowie

Layover to LH July 9, 2024 at 9 am. PO to submit financing, affidavit, work plan/schedule and bids by COB July 5.

Laid Over to the Legislative Hearings due back on 7/9/2024

- 2 [RLH RR 23-10](#) Ordering the rehabilitation or razing and removal of the structures at 1117 JENKS AVENUE within fifteen (15) days after the April 19, 2023, City Council Public Hearing.

Sponsors: Yang

Layover to LH June 25, 2024 to discuss bids and timeline.

Laid Over to the Legislative Hearings due back on 6/25/2024

- 3 [RLH RR 23-58](#) Ordering the rehabilitation or razing and removal of the structures at 378 SIMS AVENUE within fifteen (15) days after the December 20, 2023, City Council Public Hearing. (Amend to remove within 15 days)

Sponsors: Kim

Layover to LH June 25, 2024. PO to submit revised scope of work, schedule, bids and affidavit.

Laid Over to the Legislative Hearings due back on 6/25/2024

- 4 [RLH RR 24-20](#) Ordering the rehabilitation or razing and removal of the structures at 1156 LINCOLN AVENUE within fifteen (15) days after the June 12, 2024, City

Council Public Hearing. (June 11, 2024 Legislative Hearing)

Sponsors: Noecker

Refer back to LH July 9, 2024 at 9 am for update on status of cleanout, inspection readiness, and partnership with a third party.

*Dana Henjum, contractor, appeared
Sharon Compton, local court appointed guardian o/b/o owner, appeared via phone
Jesse McWilliams, interested party and son of owner, appeared via phone
Karen Kelly, Clark Co Nevada conservator/ guardian, appeared via phone
Terrill Judie, Clark Co Nevada conservator/ guardian, appeared via phone*

Moermond: I know we talked last time about cleaning up the exterior and making it safer.

Staff update by Supervisor Joe Yannarely: it has been cleaned up and looks great from the exterior.

Moermond: that's great. What I was wanting to know more about is the status report on what is going on. We have a house with heavy content.

Compton: heavy is saying it conservatively.

Moermond: many are personal items with limited value, and some do have value. You're in the business of making an inventory of those items. That is all a precursor to doing an inspection

Compton: we're trying to get the good items out of the house, off site, so we can make progress. I have to get them appraised and auctioned. I have rented a storage unit to move this stuff to. It is quite a bit of work just getting into the house. People are still trying to break in. We have two people interested in becoming the third party to fix it up. One is Tom and one is Dave. I spoke to Joanna about it. They're coming in with a couple of bids. Tom's is basically to tear it down and rebuild. Dave is wanting to rehab. We will be taking one of those. They aren't as high as we like. One room alone is waste deep in shredded newspaper. It is slow going. Dave would get the taxes paid and then work to get it done.

Moermond: is it possible you are all there together and Mr. Yannarely has the ability to take photos of the way things are now. What I'm looking for are photos of how things are now, so we can get progress reports on decreasing volume so I can show the Council and have for the legal record that things are moving along. I can work with you as long as I'm seeing progress.

We could get a progress report in a month from Joe.

Compton: we have a pretty good understanding of what needs to happen. We're also trying to work on this from the financial end. I'm trying to find people who can hold their bills until we get to the end versus Nevada having to keep shelling out money to keep going. I'm going to carry as much as I can, so I'm anxious to get it done as well. Everything in there is an antique. The stuff was nice at one time. You have to sort through what is valuable, what is garbage, what is burnt. We want to be sensitive to Mr. McWilliams and also that nothing is disappearing. So I need to trust who is cleaning it out that it won't get stolen. We'll get there.

Hejum: both Tom and Dave understood the good items would be removed and they'd deal with the dumpster items. Things that are destroyed. There is no damage in the basement, it just has to be removed, but it is full. Main floor is 40/60 good to bad. The third floor has a lot of damage, and the attic is full of stuff but it is all fire and water damaged. Their thought was they would deal with what was no good.

Compton: we have to make sure it is indeed junk. We're still trying to pay for Mr. McWilliam's care. We have to do our due diligence.

Henjum: they've both brought in their "people" and seem to have a good understanding of what repairs are needed Electric, missing copper, the whole attic has to be removed. They each brought in a team. They understand St. Paul and the rules, so they aren't naive going into this.

Compton: once we secure an agreement with one of them they can get dumpsters so they can deal with the garbage and we'd take the good stuff. We haven't found any bodies, animals, or needles. It is mainly soot and trash.

Henjum: there's plywood on the roof that seems to be doing a good job. We can tell if it has been breached. I called St. Paul Police Department on a Sunday to clear the building.

Compton: can we put chain link up around it to keep it safer. It would maybe help keep intruders away.

Henjum: we put up solar powered motion lights, we cleaned up the brush.

Yannarely: the more light and the more clearance is usually the most helpful, which you've done. Light and visibility is best.

Compton: I did ask the St. Paul Police Department to patrol more too, more of a presence.

Yannarely: even cameras, real or pretend.

Moermond: were you to move forward with a fence permit, you can get as much as a 7' fence, but only from the front face back, and then only 4' from the front forward. That lack of a high fence in a front kind of diminishes the value of fencing. You'd need a variance to do a fence higher than that, which is trickier on a corner. Are there getting in there and just sleeping?

Compton: they break in, they use it as a restroom, but I don't know where they'd be sleeping. They punch holes in the plywood.

Yannarely: someone that determined isn't doing it to sleep. They think there is buried treasure.

Moermond: I'm thinking pushing this 4 weeks to July 9. Ms. Kelley, thoughts and questions?

Kelly: Mr. Judie is here with me. We don't have follow up questions. We meet regularly with Ms. Compton to get updates and make decisions. We're in complete agreement with everything she's said.

Moermond: Mr. McWilliams any comments?

McWilliams: there are 1,500 pages of assets including paintings that would be over \$230,000. We'd like to approve anything before it is sold.

Moermond: I have to stick with Ms. Compton and Clark County's office and their decisions.

McWilliams: I've been working along with Sharon on this. Receiving the scanned catalog pages. My father inventoried all the items. They had all the information of all the assets in the duplex. It is a good basis to determine the value of each item.

Compton: because of the photos I sent to Jessie he showed me where the binders were that had these things, as well as card indexes. There is so much it is hard to match it up right now. I'm going to take it of value and put it offsite. The good assets will be moved to the storage and I'll send you photos of those.

McWilliams: even the damaged items still hold value. Everything needs to be preserved.

Compton: keep in mind, you're dealing with someone who has a hard time throwing things away, but if it has even a hint of value I will be saving it.

Moermond: we'll continue this to July 9 and we can check in about status of cleanout and you'll have follow up on the status with the rehabbers.

Referred to the City Council due back on 6/12/2024

- 5 [RLH RR 24-23](#) Ordering the rehabilitation or razing and removal of the structures at 41 MILLER CREST LANE within fifteen (15) days after the July 17, 2024, City Council Public Hearing.

Sponsors: Johnson

Layover to July 9, 2024 at 9 am for further discussion. PD must be posted by COB July 12, 2024.

Laid Over to the Legislative Hearings due back on 7/9/2024

- 6 [RLH RR 24-24](#) Ordering the rehabilitation or razing and removal of the structures at 2117 MOHAWK AVENUE within fifteen (15) days after the July 17, 2024, City Council Public Hearing.

Sponsors: Johnson

Layover to July 9, 2024 at 9 am for further discussion. PD must be posted by COB July 12, 2024.

Laid Over to the Legislative Hearings due back on 7/9/2024

11:00 a.m. Hearings

Summary & Vehicle Abatement Orders

- 7 [RLH SAO 24-34](#) Appeal of Gonzalo R. Sanchez to a Summary Abatement Order at 1040 BUSH AVENUE.
Sponsors: Yang

Layover to LH June 25, 2024 at 1 p.m. PO to have yard cleaned up and electrical permit applied for by June 24.

Laid Over to the Legislative Hearings due back on 6/25/2024
- 8 **RLH SAO
24-29** Appeal of Anh-Duyen Van Pham to a Vehicle Abatement Order at 705 MARYLAND AVENUE EAST.
Sponsors: Yang

Grant to October 1, 2024 for completion of parking pad (per approved site plan).

Referred to the City Council due back on 6/26/2024
- 9 **RLH SAO
24-36** Making finding on the appealed nuisance abatement ordered for 1322 SHERBURNE AVENUE in Council File RLH SAO 23-45.
Sponsors: Jalali

The nuisance is abated and the matter resolved.

Referred to the City Council due back on 6/26/2024

1:00 p.m. Hearings**Vacant Building Registrations**

- 10 **RLH VBR
24-32** Appeal of Vivian Vaaj to a Vacant Building Registration Requirement at 1153 CENTRAL AVE WEST.
Sponsors: Bowie

Waive the VB fee for 90 days (to August 24, 2024). If Fire C of O is reinstated prior to that date, VB file will be closed.

Referred to the City Council due back on 6/26/2024
- 11 [RLH VBR 24-33](#) Appeal of David Abbott to a Vacant Building Registration Renewal Requirement at 1818 GRAND AVENUE.
Sponsors: Jost

Layover to LH June 18, 2024 at 1 pm for further discussion.

Laid Over to the Legislative Hearings due back on 6/18/2024

1:30 p.m. Hearings

Orders To Vacate - Fire Certificate of Occupancy

- 12 RLH VO 24-20** Appeal of Cynthia Johnstone, Tenant, to a Fire Inspection Correction Notice at 1352 SEVENTH STREET WEST, UNIT 1.

Sponsors: Noecker

Grant to July 1, 2024 for compliance. Property to be reinspected on July 1, 2024 at 12:30 p.m.

Referred to the City Council due back on 6/26/2024

2:00 p.m. Hearings

Fire Certificates of Occupancy

- 13 RLH FCO 24-38** Appeal of Cornelia D. Rivera to a Fire Certificate of Occupancy Correction Notice at 9 WARREN STREET.

Sponsors: Johnson

Grant to January 1, 2025 for compliance and have Fire C of O issued.

Referred to the City Council due back on 6/26/2024