

and I'll do my best to get it gone.

Moermond: those barrels and that big plastic cube, are those holding liquids? Oil?

Pwo: there's nothing in it, it is empty. I'll put it back inside the garage.

Moermond: I don't mind if there's a barrel or water container, but it can't be accumulating water and harbor mosquitoes. That's an awfully large cube for a water container. Are you keeping that for some purpose?

Pwo: we collect rainwater.

Moermond: that can remain then. Setting aside building materials, we have the washer and dyer can those go with the scrapmetal guy?

Pwo: yes.

Moermond: the hood of the car I assume is going.

Pwo: yes.

Moermond: you were talking about him wanting to finish his tax stuff, is that still the case?

Pwo: yes.

Moermond: the tow truck, scrap metal putting in a date of April 1 because its just a bit more than a month to coordinate that. So that's May 1 for the cars to have plates and tabs and all parts, April 1 for scrap metal and tow truck, miscellaneous debris (not construction materials). You have a lot of construction materials but they are kind of under that roof, which is good. I did notice the walls you were putting up appear to be particle board and that isn't an acceptable construction material for outdoor purposes. I think you need a building permit on that. It doesn't look sound. I think those need to be done in compliance with the building code, but it does have to be done so it is safe. How about a deadline to have a building permit pulled or the construction materials gone by June 1.

Kedrowski: there are pallets of tiles and bricks by garage and a couple motorcycles that need to be addressed.

Pwo: I'll scrap them or put them in garage.

Moermond: so let's go with the May 1 deadline. What's the plan for the bricks?

Pwo: for patio work?

Moermond: let's do an August 1 deadline for that. We'll send a follow up letter with all these deadlines as well.

Referred to the City Council due back on 3/11/2026

Making Finding on Nuisance Abatements

- 2** [RLH SAO 26-17](#) Making finding on the appealed nuisance abatement ordered for 708 HAWTHORNE AVENUE EAST in Council File RLH SAO 26-8.

Sponsors: Yang

The nuisance is not abated.

Armando McCoy, occupant, appeared via phone

Called Eisenhart at 12:11 pm and unable to leave Voicemail as mailbox was full.

Moermond: the Council gave to February 21 to remove the sofa chairs and recliner. This goes in front of the Council next Wednesday. Right now, my report is it isn't done and they should authorize the City crew to clean it up, with a corresponding cost. I suggest you deal with it before then.

Referred to the City Council due back on 3/4/2026

- 3** [RLH SAO 26-11](#) Second Making finding on the appealed nuisance abatement ordered for 1079 WESTERN AVENUE NORTH in Council File RLH SAO 25-71.

Sponsors: Kim

The nuisances are not abated. Note: bench and card table can remain.

Negil Neely, owner, appeared

Moermond: today we're following up on the Summary Abatement Order. This is round 2 dealing with the Council extension they granted and sorting through that.

Staff update by Supervisor Kedrowski: November 12 a Summary Abatement Order was written for some items to be removed and disposed of in the yard and front porch. Appeal was filed and we've been discussing schedule for removal of the items.

Moermond: and I have new photos dated yesterday. No tires in the photos.

Kedrowski: the tires have been removed, but pallets in the back yard and front porch furniture and household items still there as well.

Neely: the last hearing I attended the Councilmember stated their aid would reach out to me. They talked to me one time and said they didn't have any information on it and no one called me back. I've contacted the company on the pallets who did finally respond and acknowledge but no one has called me. Right now, I'm ready to say come get the pallets because I can't get rid of them.

Moermond: twin cities refuse wouldn't take them?

Neely: I don't know who they are.

Moermond: they're not the only one, but this is the one I'm familiar with. You can bring just about anything there.

Neely: anything except food grade pallets.

Moermond: I think it is most things. It is worth checking with them. Maybe they would need to be broken down.

Neely: would it be fair and reasonable to put them on my curb and wait to see what happens with them. If someone comes and pick them up. Or is that a problem too?

Moermond: it is a problem doing that. I'd suggest prying them apart

[Neely given info on St. Paul Tool Library and phone number for Twin Cities Refuse]

Neely: can I argue about the table you want me to get rid of?

Kedrowski: we aren't worried about the table.

Moermond: we talked about that and said it could stay.

Neely: the inspector yesterday said I needed to have it gone.

Moermond: no, that part of your appeal was granted.

Kedrowski: what is the pile of stuff under the mailbox on the south side of the porch?

Neely: I have a skull on my porch. There's a number of things.

Moermond: there's this dresser—

Neely: it isn't a dresser, it's a bench.

Moermond: it's a very large, rectangular bench.

Neely: yes, it lifts and I store my gardening stuff there.

Moermond: in the spring can you paint it?

[Kedrowski shows photos]

Neely: oh, that's a speaker box. Subwoofer.

Moermond: the subwoofer goes.

Kedrowski: the stuff draws attention.

Neely: I don't have a garage. I pay \$300 a month to store my mom's stuff in a storage unit. She's happy knowing where it is. She just turned 81 last week.

Moermond: I didn't know if she definitely moved and wasn't turning back again. I know things are tricky with senior.

Neely: I pay \$300 a month for her happiness. I don't have room for a lot of my own things. When I acquired the speaker box and the one next to it, they were in my vehicle that I'd taken out to put a new system in. I will find a place to move them soon. They weigh a lot.

Moermond: this goes to Council Public Hearing next week. Inspectors will go out on Monday. On the 4th I'll say to Council it is or isn't taken care of. If it isn't the City crew will be authorized to finish the work.

Neely: what do I have to have done by Monday?

Moermond: Mr. Kedrowski just listed them. The miscellaneous things on the front

porch. We have the pallets. I'm going to follow up with the Ward 5 office, it is unfortunate they didn't follow up with you. I'll check and see what is going on. In the meantime you have the tool library and twin cities refuse or other places like that.

Referred to the City Council due back on 3/4/2026

1:30 p.m. Hearings

Orders To Vacate - Fire Certificate of Occupancy

- 4 **RLH VO 26-13** Appeal of Janice Ruchie, Occupant, to a Fire Inspection Report, which includes condemnation, at 1877 GRAND AVENUE, APARTMENT 1.

Sponsors: Jost

Grant to April 3, 2026 for apartment to be vacated or in compliance with orders.

*Wade Piper, Interfaith Action, appeared
Janice Ruchie, occupant, appeared*

*Moermond: we left things off trying to stabilize this and make it as safe as possible.
Mr. Demarest was going to go out and talk with you.*

Staff update by Supervisor Demarest: February 23 I went and reinspected. I did find items stored in the hallway outside the unit. I did find 3-foot pathways into rooms as you requested. Bathroom doesn't appear to be completely usable especially the shower area. Still heavy contents and fly infestation. The two outstanding items would be content reduced by 75% and fly infestation needs immediate attention.

Moermond: when Department of Safety and Inspection calls out flies, what kind?

Demarest: they looked like fruit flies.

Ruchie: fly things come crawling up the bathtub. I kill them.

Moermond: would you be looking for a statement from an exterminator?

Demarest: with any type of infestation, orders are sent to the property owner and Code only calls for control so as long as proactive measures are taken we can't call for total extermination. Proactive control. Those are usually met with a reply from property owner with a recent invoice from pest control, that usually gets them into compliance. If this is something she wants to self control she could try the vinegar water with the saran wrap over it to catch them.

Piper: yeah we can do it.

Moermond: so that's under control. We normally if you said 75% reduction but what we have is from 75% down to zero.

Piper: April 1 would be great. But ASAP. We have an agreement with the landlord that as soon we are able to find a spot he will let her out of the lease.

Moermond: I would like the extension to cover you until you find that new place, with some buffer. Why don't we aim for April 1. How is content reduction going?

Ruchie: I'm getting boxes in and putting things in. Some are in the hallway. The landlord is ok with me using that space. I've got a tour of a property tomorrow down the block. I want to get out too. I think the whole basement is having issues and Aaron wants to work on things down there.

Piper: I went over on Friday and we made progress. There's a lot more floor space. We got rid of some excess furniture. I took some books to donate to the library at the shelter. We're working on it. I threw away six chairs from the bedroom.

Moermond: what's going on with the bathroom?

Demarest: that's what I saw, stuff piled in the tub. Do you have access to the facilities?

Ruchie: because of the bugs, I don't use it. I take sponge baths. [talks about history]

Moermond: so moving will hopefully decrease your stress by moving out of that lower level. I'm going to say April 3, which means if you are still there then there will be an inspection and you'll have to have brought the volume down by at least 50%. If you aren't moved out. Make sure you're leaving room in the hallways for people to get through.

Demarest: I have April 3 10 am on my calendar for a site reinspection. If you're moved out, call me right away. I'll stop by and let Ms. Moermond know.

Referred to the City Council due back on 3/11/2026

- 5** **RLH VO 26-12** Appeal of Nikolla Erindi, on behalf of Elton Mykerezi, to a Fire Inspection Correction Notice, which includes condemnation, at 104 DALE STREET NORTH.

Sponsors: Bowie

Deny the appeal noting the appellant withdrew the appeal and original deadline stands.

Moermond: we receive communication from the appellant, and the appeal has been withdrawn so I'll recommend denial so it is clear the same deadlines are in place, unless Department of Safety and Inspections feels compelled to change them.

Referred to the City Council due back on 3/11/2026

2:00 p.m. Hearings

Fire Certificates of Occupancy

- 6** [RLH FCO 26-20](#) Appeal of Kali Terry to a Fire Inspection Report at 392 EDMUND AVENUE.

Sponsors: Bowie

Layover to LH March 3, 2026 at 1:30 p.m. for further discussion after 3/2 reinspection.

Kali Terry, owner, appeared via phone

[Moermond gives background of appeals process]

Staff report by Supervisor Keith Demarest: this is a 2.5 story residential property. Department of Safety and Inspections received 2 separate referrals for this property on February 9, 2026 with complaints about mold, dangerous wiring, leaking roof, heating issues. The area inspector sent access orders to the owner on February 20th to gain access to do an inspection. Over the last couple weeks that inspector has tried to stop by the property a couple of times to contact tenants and he advised me he was contacting by the property owner after being seen on camera and being upset the inspector went to the property. That inspector was acting under my orders and is required to follow up on complaints.

Terry: this is a duplex. Both units are unoccupied and vacant. I'm hesitant to use the word "tenant" because there was a never a lease agreement. I took over December 23rd. I told the tenant to sign a lease to live there legally. She informed me she was moving out and needed time to get her stuff out. I gave her until the end of January. I guess she needed more time. She had other people living there. I needed to change the locks since she wasn't living there and others were. That's when these reports were made, meritless and "ungrounded" complaints about mold. The tenant lived there over a year and a half without paying rent to the previous owner. I politely told the "tenant" she needs to pay or sign a lease and that's when the reports were filed. The house was more than habitable when she lived there over the last decade. If there is mold it is beyond my detection.

Moermond: tell me about your plan.

Terry: now the units have been turned over with updated cosmetics throughout, new paint, flooring, carpet, appliances. We didn't run into any signs of mold or leaky roof. Our dollars would have been diverted to those issues instead of cosmetic upgrades.

Moermond: you've got them listed for rent?

Terry: yeah, it is ready to go.

Moermond: one of the orders was to allow access. I think that's a simple thing, especially if you just got the whole thing tidied up.

Terry: yeah, we've already done that.

Moermond: you have a provisional I'm thinking. You'd need that Fire Certificate of Occupancy inspection anyway.

Terry: I see. I have problem with that as long as it isn't triggered from this meritless complaint from a tenant who no longer lives there. That's the reason for the appeal. That's the reason for the inspection. It already had a Certificate of Occupancy on file.

Moermond: I know you're labeling it as unfounded and meritless, but we also get ones that are. I understand where you are coming from with a tenant but that's under State law. Even squatters have rights. The spite thing sure does happen. I don't know your Fire Certificate of Occupancy is up to date.

Demarest: it would be reinspected December 2026.

Moermond: so this is timely. I'm comfortable on signing off on this and saying you're getting this inspection but I think the timing is golden as an owner to get someone in.

Terry: I agree. No issues with that. I would like to note this is for 2026 Certificate of Occupancy standard procedure.

Moermond: you're saying it isn't founded. I don't know if it is or not. I need eyes on to say it isn't founded. Sounds like there's nothing to find. I can continue this until after your inspection so we can put it on the record that that complaint was unfounded, as confirmed by an inspection. We'll do the rest of your Certificate of Occupancy inspection at the

Demarest: would next Monday the 2nd at 11 am work?

Terry: that works.

Laid Over to the Legislative Hearings due back on 3/3/2026

7 [RLH FCO 26-19](#) Appeal of Chris Schwartz, to a Correction Notice-1st Notice at 1112 KINGSFORD STREET.

Sponsors: Yang

Layover to LH March 10th, 2026 at 2 pm for further discussion.

Chris Schwartz, occupant, appeared via phone

[Moermond gives background of appeals process]

Staff report by Supervisor Keith Demarest: 1112 Kingsford Street is a single-family residential property. Our department received a referral for this property on February 3, 2026. Information in the referral explained that the property owner of record is deceased, and the interior of the property was found to be gross and unsanitary. With the property no longer owner occupied, this requires the need for a Certificate of Occupancy for the property. Orders were sent to both the owner of record and "occupant" of the property on February 6, 2026 explaining that a certificate of occupancy is required for the property. During my investigation into this property, I did find an obituary for Judith Ann Schwartz as having passed on April 21, 2023. Owner Judith Ann Schwartz is owner according to Ramsey County property records. Delinquent tax balance going back to 2023. July 31st 2027 forfeiture.

Per St. Paul Regional Water Services: there is water service to the property. Name under Judith Schwartz. Behind on payments. Last payment was made in December 2024. \$2,013.64 behind in water payments. Water usage shows roughly 6-7 people living in the home. Last few quarters of billing show roughly the same amount. June 2025 usage was much lower. Fall 2025 had 45 units of use about 6-7 people in the home. Per Xcel gas and electric both turned on. Christopher Schwartz is the payee. Service consumption high at 1,860 units.

Schwartz: the notice sent here only refers to it being a rental property. It isn't. We're in the process of taking over from my parents passed away. Me and my brother live here. It isn't a rental property, it never has been. I requested verification of a complaint, I've received nothing.

Moermond: what do you mean by “verification of a complaint”.

Schwartz: notify of where this came from and what right do they have to come demand an inspection? The statute they’re using here, section 40---

Moermond: the ordinance states that “non-owner occupied dwellings requiring a Certificate of Occupancy”

Schwartz: every one of my neighbors is required to have one too?

Moermond: non-owner occupied--that often means a rental. That isn’t always the case. If the owner isn’t living there then it does qualify as a Fire Certificate of Occupancy property.

Schwartz: no but—it’s changing hands to a family member. Why would that be required?

Moermond: it could be changing hands to anyone, church, friend, if it isn’t occupied by the owner then it is subject to the Fire Certificate of Occupancy program.

Schwartz: so you’re telling me that every single property that isn’t a rental in the last 10 years has had to go through that? No. Only 3 have them in my neighborhood and they’re all rental properties.

Moermond: that isn’t at all what I said. What I said was non owner occupied. You are representing yourself as the owner but your name isn’t on the title or the taxes, therefore I cannot consider you a legal owner. The next question I ask is what steps have you taken to address that. Have you started probate? Contacted an attorney.

Schwartz: we do have an attorney but it was put into a trust and that’s all were doing right now.

Moermond: the trust isn’t in ownership of the property though. They aren’t the owner. Ramsey County won’t accept a trust as owner until the taxes are brought current. So you’d need to go through probate, then pay the taxes, then file the deed.

Schwartz: that’s what we’re doing.

Moermond: I need an end game. I’ve seen people sit on this for years.

Schwartz: that gives them a right to go on a fishing expedition? January 5 they took property off the boulevard – bench by my fence they took, all kinds of things that weren’t on the work order written 2 months earlier that we already satisfied. They’re trying to use whatever they can to get in here.

Moermond: all that is in front of me is the Certificate of Occupancy appeal.

Schwartz: I gave that to you as part of the appeal because I believe it is connected.

Moermond: I don’t have anything else.

Schwartz: incorrect, when I paid the \$25 fee I included the paperwork to cease and desist on the City to stop harassing us. You had no right to take my property on January 6. Now they’re coming a month later trying to use a hand grenade to get

whatever they want. This is wrong. You're violating my rights.

Moermond: I can see in written materials you've discussed that but quite literally I only have the one thing on the appeal today.

Schwartz: I don't understand why you wouldn't because I included it when I filled out the application.

Moermond: sir, I get that you mentioned and discussed it in your correspondence.

Schwartz: yeah, and the City has been served with notice on this too. They used a two month order that we had met. They came with an unverified work order and took property. They had no right to do that. Now they're coming after me with this.

Moermond: I don't have that in front of me.

Schwartz: I presented that paperwork with the paperwork for this meeting. That's not my problem you don't have it. That's something you guys need to discuss.

Moermond: sir, I think we may be talking past one another. You have provided documents you created discussing those things. I have a narrow focus I can discuss, orders the City has issued that have been appealed in a timely manner. This Fire Certificate of Occupancy appeal was timely. You have mentioned these other things and made data request of them, but they aren't on point for this unless you want to tell me more.

Schwartz: this is connected to that! How can you say that!? That's ridiculous! You won't listen to the whole story.

Moermond: I can listen, but I can't take action on it. It is background information. I'm happy to hear it but I can't un-ring the bell for those circumstances.

Schwartz: the City has bypassed all the requests for body camera footage, legal authority to take property off my boulevard, legal authority for this. This is just harassment, plain and simple.

Moermond: the question for me hearing that is have you filed a data practices request?

Schwartz: I have and also served notices that I expected certain things and what Department of Safety and Inspections did was forward that to data practices when it was a complaint against them. For coming here January 5th. Within a few days of that they ignored it and then come up with this. They were at my property over 100 times last year. This is getting ridiculous. My neighbor's have a parking lot in their front yards. They're harassing me and I'm tired of this.

Moermond: rolling us back to where we were before on an attorney and probate and getting name on the deed changed—

Schwartz: we're in the process of doing that.

Moermond: I don't have any information supporting that claim and could really use that if I'm going to give you an answer other than denial of your appeal. I need evidence.

Schwartz: I don't have the lawyer's name right this second, but there is a lawyer that's been contacted and we are in process of taking care of it.

Moermond: I won't interview the lawyer; I need to see documents. Estate filings. Probate court filings. Actual materials that demonstrate those things. Otherwise, I have people living in a property with no responsible person in charge. I would love to have better information on that situation and I don't.

Schwartz: I would love to have been notified you needed it and I could have provided it.

Moermond: you can get that. We don't have to close the book on this today. Happy to look at other information and try and carve a pathway forward.

Schwartz: I've been fined so many times by the Department of Safety and Inspections over the last two years it isn't even funny. They give me a bill every month. It is harassment. All of this needs to be listened to all together. All of the hundreds of times they've been there. We met the requirements every time. Now they're fishing saying the owner isn't occupying it. I'm transferring the title.

Moermond: it has been almost 3 years and it still isn't transferred.

Schwartz: Great! Great! It has been a complicated process because of the trust. That doesn't mean you get to do whatever you want. I still have rights. Rights as a property owner in this City and the State.

Moermond: you aren't the first and you won't be the last person in this position. What I need to see is you are making steps towards being the legal owner before I can make a recommendation to Council. Sounds like you have additional things I can look at. Fantastic, that's what I'm looking for. I need to see we are well on our way to getting this transferred into your name. Right now I don't have it which makes it non-owner occupied and subject to this inspection. Let's pull those things together to add to this discussion.

Schwartz: how about the harassment. How about we look into and address that? Is that something Council does. They are using whatever they can to get whatever they want. It is ridiculous.

Moermond: I understand that's what it feels like.

Schwartz: I will PROVE that's what it is.

Moermond: if you've been experiencing this, you haven't actually appealed anything since we spoke last February.

Schwartz: the last time we talked you told me it didn't "rise to their level" and the City Council didn't need to hear about it. What is the point of me arguing with you then? I'm getting my a\$\$ kicked here.

Moermond: we talked about a tax assessment last time. We weren't talking about you appealing a particular order you received. You were appealing the cost of a cleanup.

Schwartz: I was appealing the monthly charges. This is ridiculous.

Moermond: there was an assessment for \$716—

Schwartz: yeah for another time they are charging me for stuff on a TRAILER parked in the STREET. You didn't want to listen to any part of that. What was the point of coming back to City Council?

Moermond: I don't know what to tell you. You have to appeal the order, appeal the assessment, we have to have a conversation---

Schwartz: great, so I'm supposed to come up with all this extra money for these appeals when I'm still paying all these fines and crap. All you're doing is demanding more, more, more, more.

Moermond: appealing a tax assessment is free. Appeal of an order is \$25. If you wanted to talk about those charges you don't have to pay for that.

Schwartz: great. Then let's talk about the time the inspector fined me when there was nothing out of compliance. We had met all of the requirements. This is 2 years of harassment. That's what you're not looking at. Department of Safety and Inspections has been using any ability they can to harass me.

Demarest: we're looking at next steps, my reinspection is administrative. March 9 would be my next inspection. If there is some kind of proactive progress with Ramsey County records that would intercede in the process here. We call it the 30/60/90 day reinspection for these properties.

Moermond: except this is stayed until the appeal is resolved.

Moermond: let's talk again March 10th and we can look at paperwork you've provided and come up with next steps. If you could send that to my team, you'll get a letter confirming today's results and you can reply to that email with that material and she will send to staff. If you want to bring it in in person, same thing, we'll get it copied and scanned. Either way works.

Laid Over to the Licensing Hearing due back on 3/10/2026