

SUMMARY FOR LEGISLATIVE HEARING

52 Elizabeth Street East

Legislative Hearing – Tuesday, December 9, 2025

City Council – Wednesday, January 14, 2026

The building is a one story, wood frame, single-family dwelling with a detached two-stall garage on a lot of 4,945 square feet. The property was condemned on February 7, 2025 due to a fire and was referred to Vacant Buildings with files opened on February 10, 2025.

The current property owner is Lane J Rapp Jr, per AMANDA and Ramsey County Property records.

On October 1, 2025, an inspection of the building was conducted, a list of deficiencies which constitute a nuisance condition was developed and photographs were taken. An ORDER TO ABATE A NUISANCE BUILDING was posted on October 8, 2025, with a compliance date of November 7, 2025. As of this date, the property remains in a condition which comprises a nuisance as defined by the legislative code.

Taxation has placed an estimated market value of \$20,500 on the land and \$235.00 on the building.

Real estate taxes for 2023, 2024, and 2025 are delinquent in the amount of \$11,405.29, which includes penalty and interest. The property is scheduled for tax forfeiture on July 31, 2026.

The vacant building registration fees were paid by assessment on April 2, 2025.

As of December 8, 2025, a Code Compliance Inspection has not been done.

As of December 8, 2025, the \$5,000 performance deposit has not been posted.

There has been a minimum of two (2) SUMMARY ABATEMENT NOTICES since 2025.

There have been five (5) WORK ORDERS issued for:

- Garbage/rubbish
- Boarding/securing
- Tall grass/weeds

Code Enforcement Officers estimate the cost to repair this structure exceeds \$100,000. The estimated cost to demolish exceeds \$30,000.

DSI, Division of Code Enforcement Resolution submitted for consideration orders the property owner to repair or remove this structure within fifteen (15) days; if not the resolution authorizes the Division of Code Enforcement to demolish and assess the costs to the property.