
From: Mai Vang
Sent: Friday, December 29, 2023 3:02 PM
To: lowell@lakeland.ws
Subject: 172 Mounds Blvd

Hello Ms. Duncan,

Please see attached materials for the hearing on **January 9, 2024 via telephone hearing between 10 am and noon**. I will call you from 612-315-7905.

Please contact Ramsey County Property Tax Record to update your mailing address. Their contact number is 651-266-2000. The website stated your address at 127 Mounds

<https://beacon.schneidercorp.com/application.aspx?AppID=959&LayerID=18852&PageTypeID=4&PageID=8397&Q=100295070&KeyValue=32292244004>
[6](#)

Attached is the Certificate of Occupancy Responsible form. You have to update this with the rental program as well.

Mai Vang

(She, her)

Legislative Hearing Coordinator | St Paul City Council

M: (651) 266-8585 ; D: (651) 266-8563

310 City Hall, 15 W. Kellogg Blvd, St Paul, MN 55102



SAINT PAUL
MINNESOTA



CITY OF SAINT PAUL
 CODE ENFORCEMENT
 375 Jackson Street, Suite 220
 Saint Paul, MN 55101-1806

June 08, 2023

23 - 051183

SUMMARY ABATEMENT ORDER

OCCUPANT
 172 MOUNDS BLVD
 ST PAUL MN 55106-6230

Yog hais tias koj hais tsis to taub tsab ntauw no, hu rau tus txhais lus ntawm (651) 266-8989. Nws yog pab dawb zwb. Si necessita un traductor, por favor lllamamos al (651)266-8989. No costo.

As owner or person(s) responsible for 172 MOUNDS BLVD : please eliminate the nuisance conditions which are in violation of Chapter 45 of Saint Paul Legislative Code.

1 Remove improperly stored or accumulated refuse which may include: garbage, rubbish, loose and scattered litter, discarded furniture, appliances, vehicle parts, scrap wood and metal, recycling materials, household items, building materials or rubble, tires, brush, etc., from entire property including yard, boulevard, alley, and driveway.

PLEASE REMOVE AND PROPERLY DISPOSE OF THE SOFA FROM THE BOULEVARD. THANK YOU! Comply before June 15, 2023

Comply before: June 15, 2023

Questions: Call your Inspector Willie Williams

Phone Number: 651-266-1942

Thank you - we appreciate your cooperation!

Photo may not show all areas which need to be abated

If you do not correct the nuisance or file an appeal before June 15, 2023, the City will correct the nuisance and charge all cost, including boarding costs, against the property as a special assessment to be collected in the same way as property taxes. Charges: If the City corrects the nuisance, the charges will include the cost of correction, inspection, travel time, equipment, etc. The rate will be approximately \$260 per hour plus expenses for abatement.

APPEALS: You may appeal this order and obtain a hearing before the Legislative Hearing Officer by completing an appeal application before the deadline noted above or seven (7) days after the date mailed, whichever comes first. No appeals may be filed after that date. You may obtain an appeal application from the City Clerk's Office, Room 310 City Hall, 15 W. Kellogg Blvd., St. Paul, MN 55102. (651) 266-8688. You must submit a copy of this Order with your appeal application.

WARNING: If violations are not corrected by the compliance date, the city's costs will be assessed to the property taxes of the related property. If additional new violations are discovered within the next 12 months, additional charge may apply.



Also send to:

sa.rpt 9/1



CITY OF SAINT PAUL
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 375 Jackson Street, Suite 220
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June 08, 2023

23 - 051183

SUMMARY ABATEMENT ORDER

LOWELL D DUNCAN
 172 MOUNDS BLVD
 SAINT PAUL MN 55106-6230

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Also send to:

Lowell D Duncan/Colleen Duncan 172 Mounds Blvd St Paul MN 55106-6230

sa.rpt 9/1

OccupantLowell D Duncan 172 Mounds Blvd Saint Paul MN 55106



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June 08, 2023

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Lowell D Duncan 172 Mounds Blvd St Paul MN 55106-6230

Occupant Lowell D Duncan 172 Mounds Blvd Saint Paul MN 55106-6230



172 Mounds Blvd, photos 6-15-23





CITY OF SAINT PAUL

375 Jackson Street, Suite 220
Saint Paul, MN 55101-1806

Telephone: 651-266-8989
Facsimile: 651-266-9124
www.stpaul.gov/dsi

6/28/23

324 23 051183

Customer #:1471735
Bill #: 1747310

Lowell D Duncan
172 Mounds Blvd
Saint Paul MN 55106-6230

Dear Lowell D Duncan:

172 MOUNDS BLVD

On June 08, 2023 a Notice was mailed to you of the violation, listed below. The Notice ordered you to abate the violation prior to the reinspection date of June 15, 2023. On, or after, that reinspection date the property was reinspected and the following condition was not abated.

Garbage Rubbish

The St. Paul Legislative Code, Chapter 34.24, authorizes the city to collect fees for inspection services when the property owner has not abated the violations by the date given in the Summary Abatement Order. In order to recover the city cost for the reinspection on June 15, 2023, you are hereby billed \$124.00 for Excessive Consumption of City Services.

You may pay this fee online by going to online.stpaul.gov and selecting the 'Make a Payment' option. You will need your customer number and bill number to process a payment - both can be found on this invoice.

Otherwise, please make your check payable to the "City of Saint Paul" and mail your payment to:

Department of Safety and Inspections, Code Enforcement
Excessive Consumption Unit
375 Jackson Street, Suite 220
St. Paul, MN 55101-1806

Payment is due upon receipt of this letter. If payment is not received within 30 days of this letter, administrative costs will be added to the cost of this bill and the entire amount will be assessed to your property taxes.

Willie Williams
Code Enforcement Inspector

Copies of this letter have been sent to:
Lowell D Duncan/Colleen Duncan 172 Mounds Blvd St Paul MN 55106-6230

City of Saint Paul, Department of Safety and Inspections

6/28/23

EXCESSIVE CONSUMPTION
INVOICE # 1747310

File #: 23 051183
Property Address: 172 MOUNDS BLVD
Property PIN: 322922440046
Owner Name: Lowell D Duncan

<u>Fee Description</u>	<u>Amount</u>
Excessive Consumption of City Services	\$124.00

Payment is due upon receipt of this letter

Failure to pay within 30 days will result in this amount being assessed to your property taxes.

Make your check payable to the City of Saint Paul
Send payment to: Department of Safety and Inspections
Excessive Consumption Unit
375 Jackson Street, Suite 220
St. Paul, MN 55101-1806

Keep this portion for your records: Date Paid: _____ Amt Paid: _____

Ck OR M.O.# _____

Garbage Rubbish

-----Cut HERE ----- Cut HERE ----- Cut HERE -----

RETURN this portion with your payment

City of Saint Paul, Department of Safety and Inspections, Code Enforcement Division
EXCESSIVE CONSUMPTION PAYMENT

Folder #: 23 051183
INVOICE # 1747310 Dated 06/27/2023

Property Address: 172 MOUNDS BLVD
Property PIN: 322922440046
Owner Name: Lowell D Duncan

<u>Fee Description</u>	
Excessive Consumption of City Services	\$124.00

Garbage Rubbish



CITY OF SAINT PAUL

375 Jackson Street, Suite 220
Saint Paul, MN 55101-1806

Telephone: 651-266-8989
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www.stpaul.gov/dsi

6/28/23

324 23 051183

Lowell D Duncan/Colleen Duncan
172 Mounds Blvd
St Paul MN 55106-6230

Customer #:1838367
Bill #: 1747310

Dear Lowell D Duncan/Colleen Duncan:

172 MOUNDS BLVD

On June 08, 2023 a Notice was mailed to you of the violation, listed below. The Notice ordered you to abate the violation prior to the reinspection date of June 15, 2023. On, or after, that reinspection date the property was reinspected and the following condition was not abated.

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6/28/23

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INVOICE # 1747310

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Owner Name: Lowell D Duncan/Colleen Duncan

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Excessive Consumption of City Services	\$124.00

Garbage Rubbish



CITY OF ST. PAUL

DEPARTMENT OF SAFETY AND INSPECTIONS
375 JACKSON STREET, SUITE 220
SAINT PAUL, MINNESOTA 55101-1806
Phone: 651-266-8989 Fax: 651-266-8951
Visit our Web Site at www.stpaul.gov/dsi

CHANGE OF OWNERSHIP, RESPONSIBLE PARTY AND/OR MAILING ADDRESS FOR Fire Certificate of Occupancy

Revised 1/2018

Chapter 40 of the Saint Paul Legislative Code requires all existing buildings, with the exception of owner-occupied single family houses and owner-occupied duplexes, to have and maintain a Fire Certificate of Occupancy. It further states that the owner of all buildings subject to the Fire Certificate of occupancy requirement shall apply for a Fire Certificate of Occupancy. Failure to do so may result in enforcement action.

Please send the completed form to DSI-FireSafetyForms@stpaul.gov.

Property Address: _____

Building or Business Name: _____

Commercial: <input type="checkbox"/>	Mixed Res./Commercial: <input type="checkbox"/>	Commercial Sq. Ft: _____
Residential: <input type="checkbox"/>	# of Residential Units: _____	Number of Stories: _____
# Basement Levels: _____	Fire Alarm System: <input type="checkbox"/>	Sprinkler System: <input type="checkbox"/>
Keybox: <input type="checkbox"/>	Fire Service Elevator: <input type="checkbox"/>	Emergency Generator: <input type="checkbox"/>

Owner Name(s): _____
Mailing Address of Owner: _____
Owner Contact Information: Work/Home: _____ Cell: _____
Email: _____
*Manager/Responsible Party: _____
Mailing Address of Property Manager: _____
Property Manager Contact Information: Work/Home: _____ Cell: _____
Email: _____

Additional Information: _____

Submitted by: _____

By typing my name below, I have agreed to submit this document by electronic means and confirm all of the above information is accurate and true.

Signature: _____ Date of Change: _____