# CITY OF SAINT PAUL
OFFICE OF THE CITY COUNCIL
310 CITY HALL
15 WEST KELLOGG BOULEVARD
SAINT PAUL, MN 55102-1615
Marcia Moermond, Legislative Hearing Officer
EMAIL: legislativehearings@ci.stpaul.mn.us
PHONE: (651) 266-8585 FAX: (651) 266-8574


March 3, 2023

M. Annie Santos
Hinshaw Law
o/b/o US Bank

VIA EMAIL: asantos@hinshawlaw.com

US Bank Trust NA
Trustee for VRMTG Asset Trust
c/o Fay Servicing LLC
1601 Lyndon B Johnson Fwy
Farmers Branch TX 75234-6034

VIA MAIL

Re: Remove or Repair of the Structure at 2120 Rose Avenue East

Dear Interested Parties:

This is to confirm that at the Legislative Hearing on February 28, 2023, Legislative Hearing Officer Marcia Moermond will recommend that **at the Council Public Hearing on April 5, 2023 they refer the matter back to Legislative Hearing on April 11, 2023 at 9 am in room 330 City Hall/Courthouse if the $5,000 Performance Deposit is posted by close of business March 31, 2023.**

The performance deposit form can be found online here: https://www.stpaul.gov/departments/safety-inspections/vacant-buildings. I have also included a copy. Please contact the Department of Safety and Inspections directly at 651-266-8989 for questions regarding the application or payment process.

**At the Legislative Hearing on April 11 plan on discussing the following:**

1. **submit evidence of financing sufficient to complete the rehabilitation.** Staff estimates costs to exceed $50,000. If total for bids are more than 20% less than staff estimate, a high level of detail will be required. Financing could be business or personal accounts, a line of credit, or construction loan. Other types of financing will be reviewed on a case by case basis;
2. **submit an affidavit indicating the finances will be dedicated to completing the project** and not diverted until a code compliance certificate is issued; and
3. **submit work plan, sworn construction statement, or scope of work.** This should include **signed** subcontractor bids and a **schedule** for completion of the project; and
4. **the property must be maintained.**

Note that if you are intending to have a third party rehabilitate the property, pending transfer of title, the contract used for this transaction will need to be approved by the Legislative Hearing Officer. **A reminder that title cannot transfer until the rehabilitation is complete and nuisance abated;**

This matter will go before the City Council again at Public Hearing on **Wednesday, April 5, 2023 at 3:30 pm. in room 300 City Hall.** If you are contesting Ms. Moermond's recommendation from the February 28 hearing (*or do not have the $5,000 Performance Deposit posted*), you may

1. appear in person (please check in with staff outside Council chambers when you arrive)
2. send written testimony to be added to the record to legislativehearings@ci.stpaul.mn.us or by voicemail at 651-266-6805.
3. **Should you wish to address Council directly but not appear in person, you must register in person by noon on Tuesday, April 4, 2023 here:** https://www.stpaul.gov/department/city-council/city-council-public-hearing-live-testimony**.**

If you don't wish to contest, no further action is needed and the Council will proceed with Ms. Moermond's recommendation from February 28.

If you have any questions, please contact me at 651-266-8585.

Sincerely,

/s/
Joanna Zimny
Legislative Hearing Executive Assistant

Encl: Vacant Building Performance Deposit form
Sample work plans/schedule

c: Rehabilitation & Removal staff