

SUMMARY FOR LEGISLATIVE HEARING

430 Dale Street North

Legislative Hearing – **Tuesday, September 16, 2025**

City Council – **Wednesday, October 22, 2025**

The building is a one story, wood frame, commercial building on a lot of 22,869 square feet. The Fire C of O was revoked and condemned on May 17, 2023 due to a fire. The property was referred to Vacant Buildings with files opened on May 22, 2023.

The current property owner is Oromo American Twhid Islamic Com St Paul, per AMANDA and Ramsey County Property records.

On May 21, 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 June 25, 2025, with a compliance date of July 25, 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 \$571,000 on the land and \$102,300 on the building.

Real estate taxes for 2024 are delinquent in the amount of \$1,640.83, which includes penalty and interest. The property is scheduled for tax forfeiture on July 31, 2028.

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

As of September 15, 2025, a Team Inspection has not been done.

As of September 15, 2025, the \$5,000 performance deposit has not been posted.

There have been thirty-one (31) SUMMARY ABATEMENT NOTICES since 2023.

There have been eighteen (18) WORK ORDERS issued for:

- Garbage/rubbish
- Boarding/securing
- Tall grass/weeds
- Snow/ice
- Graffiti

Code Enforcement Officers estimate the cost to repair this structure exceeds \$250,000. The estimated cost to demolish exceeds \$80,000.

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.