

ROSEVILLE
REQUEST FOR COUNCIL ACTION

Date: 3-8-10
Item No.: 12.e

Department Approval

City Manager Approval



Item Description: **Community Development Department Request to Perform an Abatement for Unresolved Violations of City Code at 2904 Pascal Street N.**

1 **BACKGROUND**

- 2 • The subject property is a single-family detached home.
- 3 • The current owner is James Larson who lives at the property.
- 4 • Current violations include:
 - 5 • Paint failing and peeling with numerous sections of rot visible (Violation of City Code
 - 6 Section 407.02.J & K and 906.05.C).
 - 7
- 8 • A status update, including pictures, will be provided at the public hearing.

9 **POLICY OBJECTIVE**

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11 Property maintenance through City abatement activities is a key tool to preserving high-quality
12 residential neighborhoods. Both Imagine Roseville 2025 and the City's 2030 Comprehensive Plan
13 support property maintenance as a means by which to achieve neighborhood stability. The Housing
14 section of Imagine Roseville suggests that the City "implement programs to ensure safe and well-
15 maintained properties." In addition, the Land Use chapter (Chapter 3) and the Housing and
16 Neighborhoods chapter (Chapter 6) of the Comprehensive Plan support the City's efforts to maintain
17 livability of the City's residential neighborhoods with specific policies related to property maintenance
18 and code compliance. Policy 6.1 of Chapter 3 states that the City should promote maintenance and
19 reinvestment in housing and Policy 2.6 of Chapter 6 guides the City to use code-compliance activities
20 as one method to prevent neighborhood decline.

21 **FINANCIAL IMPACTS**

22 City Abatement:

23 An abatement would encompass the following:

- 24 • Repair and paint siding, trim, soffit and fascia on sections of house in violation.
 - 25 ○ Approximately - \$5,000.00

26 Total: Approximately - \$5,000.00

28 In the short term, costs of the abatement will be paid out of the HRA budget, which has allocated
29 \$100,000 for abatement activities. The property owner will then be billed for actual and administrative
30 costs. If charges are not paid, staff is to recover costs as specified in Section 407.07B. Costs will be
31 reported to Council following the abatement.

32 **STAFF RECOMMENDATION**

33 Staff recommends that the Council direct Community Development staff to abate the above referenced
34 public nuisance violations at 2904 Pascal Street N.

35 **REQUESTED COUNCIL ACTION**

36 Direct Community Development staff to abate public nuisance violations at 2904 Pascal Street N. by
37 hiring general contractors to repair and paint siding, trim, soffit, and fascia on sections of house in
38 violation.

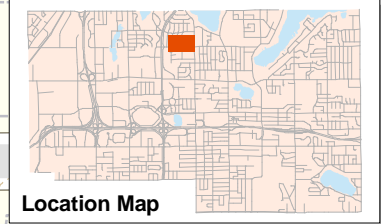
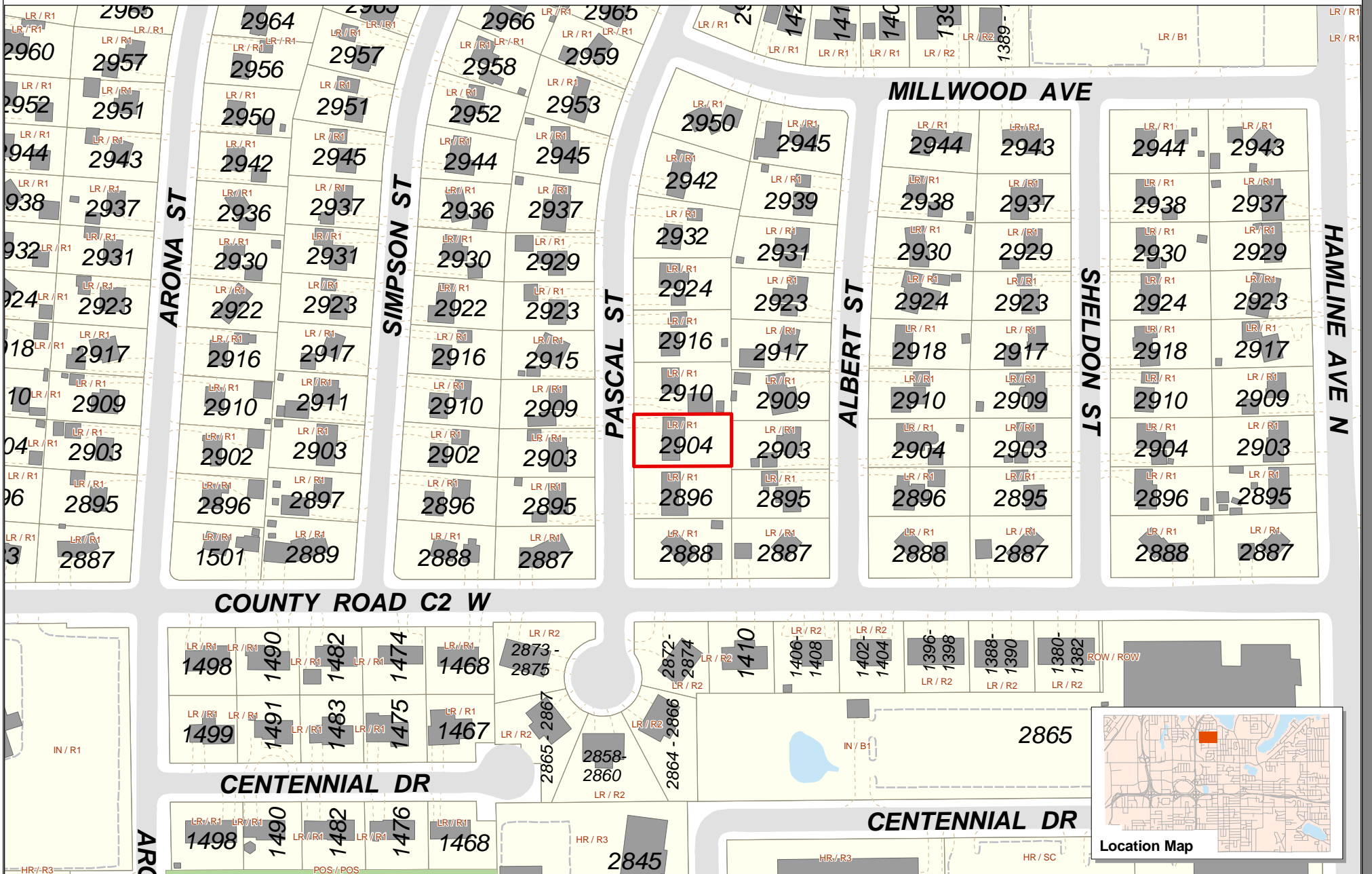
39 The property owner will then be billed for actual and administrative costs. If charges are not paid, staff
40 is to recover costs as specified in Section 407.07B.

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Prepared by: Don Munson, Permit Coordinator

Attachments: A: Map of 2904 Pascal

2904 Pascal St N



Prepared by:
Community Development Department
Printed: February 10, 2010



Site Location

LR / R1 Comp Plan / Zoning Designations

Data Sources

* Ramsey County GIS Base Map (1/4/2010)
For further information regarding the contents of this map contact:
City of Roseville, Community Development Department,
2660 Civic Center Drive, Roseville MN

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