



Request for City Council Committee Action from the Department of Regulatory Services

Date: May 13, 2014

To: Council Member Lisa Goodman, Chair – Community Development & Regulatory Services Committee

Subject: Rental Dwelling License Conditions – 3741 1st Ave. S.
Owner: Quang Tuan Tran

Recommendation: Place Conditions on the Rental Dwelling License at 3741 1st Ave. S. Owner: Quang Tuan Tran

Department Information

Prepared by: Kathy Zierke, Admin Analyst II – (612) 673-5846

Approved by:

Nuria P. Rivera-Vandermyde, Director of Regulatory Services

Presenters in Committee: Christina Dowling, Legal Process Coordinator – (612) 673-2449

Community Impact

- City Goals

Supporting Information

On April 23rd, 2014, the Department of Regulatory Services, Housing Inspections and the Owner of the above mentioned property entered into an Agreement with Conditions placed on the Rental License. This agreement is valid for one (1) year. If during this time, the owner fails to maintain their portion of this agreement, the rental license shall be revoked.

(See enclosed Signed Agreement)

CITY OF MINNEAPOLIS
FOR THE DEPARTMENT OF
REGULATORY SERVICES

In the matter of the Property

Located at 3741 1st Avenue South

Minneapolis, MN owned by

Quang Tuan Tran

RENTAL LICENSE CONDITONS

AND STIPULATED AGREEMENT

The above entitled matter came for a Rental License Conditions meeting on Wednesday, April 23rd, 2014 at 1:00 p.m. in conference room 411, located at 250 S. 4th Street, Minneapolis, Minnesota. The owner Quang Tuan Tran was present, with City of Minneapolis representatives.

Pursuant to negotiations between the City of Minneapolis and Quang Tuan Tran the parties agree to the following Stipulated Agreement. The Stipulated Agreement allows Quang Tuan Tran to retain the rental license for the property located at 3741 1st Avenue South, Minneapolis, MN, pursuant to certain conditions set forth in the Stipulated Agreement:

1. The Respondent, Quang Tuan Tran hereby agrees to keep the rental license current on the property located at 3741 1st Avenue South.
2. The Respondent, Quang Tuan Tran hereby agrees to submit a successful management plan to the Minneapolis Police Department c/o Luther Krueger, Crime Prevention Analyst, 350 5th St S., Room 100, Minneapolis, MN 55415 within 30 days of signing the Stipulated Agreement.

3. The Respondent, Quang Tuan Tran hereby agrees to attend a Rental Property Owner's Workshop within three months of signing the Stipulated Agreement.
4. The Respondent, Quang Tuan Tran hereby agrees to allow a full rental license inspection to be conducted at the above mentioned property on or before 5-15-2014.
5. The Respondent, Quang Tuan Tran hereby agrees to abate the order RFS #13-0991123 – Repair the chimney in a professional manner, on or before 6-1-2014.
6. The City of Minneapolis agrees to allow the pending assessments related to administrative citations - RFS #13-0991123 in the amount of \$3300 to roll onto the Respondent Quang Tuan Tran's, property taxes for Levy year 2014.
7. The Respondent, Quang Tuan Tran hereby agrees to comply with any written orders issued by Fire/Housing Inspection Services in a timely manner such that an administrative enforcement method is not required to obtain compliance.
8. The Respondent, Quang Tuan Tran hereby agrees to not allow any delinquent taxes, citations or fees to exist relating to the property.
9. The Respondent, Quang Tuan Tran hereby agrees to the above stated conditions for a period of 12 (twelve) months from the date of signature.

Quang Tuan Tran (Owner)

Joann Velde
Deputy Director
Housing Inspections

Dated: _____