



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

Date February 20, 2008

To Honorable Don Samuels, Chairperson - Public Safety & Regulatory Services Committee

Referral to City Council

Subject Rental Dwelling License Revocation - 3243 6th St N, 4335 Knox Ave N, 3447 Oliver Ave N, and 2934 Queen Ave N - Owner TJ Waconia, Inc.: Jon E. Helgason and Tom J. Balko – Owners Kurt and Constance Helgason

Recommendation: On November 30, 2007 notice was sent to owner, TJ Waconia, Inc: Jon E. Helgason and Tom J. Balko, and to owners Kurt and Constance Helgason, indicating that a recommendation to Revoke, Deny, and/or Non-Renew the rental dwelling licenses for the properties located at 3243 6th St N, 4335 Knox Ave N, 3447 Oliver Ave N, and 2934 Queen Ave N, would be sent to the City Council. The owner TJ Waconia, Inc: Jon E. Helgason and Tom J. Balko, and the owners Kurt and Constance Helgason failed to appeal this recommendation.

The properties located 2639 Girard Ave N, 3234 Humboldt Ave N, 1207 Knox Ave N, 3229 Humboldt Ave N, 3306 James Ave N, 3240 Sheridan Ave N, and 3235 Vincent Ave N were condemned, canceling the rental dwelling licenses. The rental dwelling licenses for the properties listed are subject to Minneapolis Code of Ordinance License Standards 244.1910(13) which states that any person who has had an interest in two (2) or more licensed cancelled pursuant to section 244.1925 shall be ineligible to hold or have an interest in a rental dwelling license or provisional license for a period of five (5) years. The properties listed above have failed to meet licensing standards as set forth in MCO 244.1910(13) and are subject to revocation, denial and/or non-renewal.

The Director of Inspections recommends that the City Council revoke, deny, non-renew the rental dwelling licenses held by TJ Waconia, Inc: Jon E. Helgason and Tom J. Balko, and to owners Kurt and Constance Helgason for the premises 3243 6th St N, 4335 Knox Ave N, 3447 Oliver Ave N, and 2934 Queen Ave N pursuant to MCO 244.1910(13). (See enclosed Recommendation to Revoke Rental Dwelling License, and supporting documentation packet.)

Previous Directives None

Prepared or Submitted by Janine Atchison, District Supervisor 673-3715

Approved by: _____
JoAnn Velde, Deputy Director Housing Inspection Services Date

Approved by: _____
Henry Reimer, Director of Inspections Date

Approved by: _____
Rocco Forte, Assistant City Coordinator Date

Permanent Review Committee (PRC) Approval _____ Not Applicable XX
Note: To determine if applicable see <http://insite/finance/purchasing/permanent-review-committee-overview.asp>

Policy Review Group (PRG) Approval ____ Date of Approval ____ Not Applicable XX
Note: The Policy Review Group is a committee co-chaired by the City Clerk and the City Coordinator that must review all requests related to establishing or changing enterprise policies.

Presenters in Committee (name, title)

Financial Impact (Check those that apply)

- No financial impact (If checked, go directly to Background/Supporting Information).
- Action requires an appropriation increase to the ____ Capital Budget or ____ Operating Budget.
- Action provides increased revenue for appropriation increase.
- Action requires use of contingency or reserves.
- Business Plan: ____ Action is within the plan. ____ Action requires a change to plan.
- Other financial impact (Explain):
- Request provided to department's finance contact when provided to the Committee Coordinator.

Community Impact (use any categories that apply) Not Applicable

- Neighborhood Notification
- City Goals
- Comprehensive Plan
- Zoning Code
- Other

Background/Supporting Information Attached

See: Findings of Fact