

July 29, 2016

Diane Turnbull  
111 - 29<sup>th</sup> St W  
Minneapolis, MN 55408

**RE: 111 - 29<sup>th</sup> St W, Minneapolis, MN**

To Whom It May Concern:

Enclosed find the evidence packet for the hearing taking place for the above referenced address at the following time and location.

**August 4, 2016 – 1:00 p.m.**  
**Room 317 City Hall**  
**350 South 5<sup>th</sup> Street, Minneapolis**

If you have questions regarding this appeal hearing, you may contact me at the phone number listed below.

Sincerely,

Scott Bockes  
Problem Properties Unit  
(612) 673-5896 Office

M INNEAPOLIS CITY ASSESSOR PARCEL USE CODE MFRS  
 ASSESSOR'S OFFICE R. E.. DATA BLDG USE CODE M2F  
 ID # **34 029 24 34 0291** P\_ID **126225**  
 PROPERTY ADDRESS **111 29TH ST W**  
 HOMESTEADER/OWNER Diane P Turnbull  
 FRONTAGE: 85 DEPTH 90  
 AREA 7,650  
 REGULAR SHAPE Y  
 THRU STREET 4 Plat 17510  
 ZONING R2B  
 Addition Lindley And Lingenfelter'S Addition

INTERIOR FLOOR PLAN						
	RMS	BD RM	DELUXE	FULL	3 / 4	1 / 2
BSMT						
Unit 1	5	2		1		
Unit 2	3	1		1		
Unit 3						
DINING ROOM	Y	FAM RM (1ST FL)			FIRE PL # 0	

Deputy #: \_\_\_\_\_ Inspection Date: \_\_\_\_\_

AD EV LI NH PE RE TG

NEIGHBORHOOD	ROOF TYPE	Deputy Name/ID: 32			
<b>51 WHITTIER</b>	<b>Gable</b>	Current Date			
	<b>Dormers N</b>	Check Value			
	ROOF COVER	Picture in Govern: Yes 01/12/2016			
SITE RATING	<b>Asphalt</b>	BUILDING SIZE			
<b>3-Average</b>	ROOF AGE	Bsmt Area SF Excl Gar <b>720</b>			
ADJ. PROP. INFL./VIEW		Bsmt Finish Area SF			
<b>4-Fair</b>	BASEMENT	First Floor Area SF <b>960</b>			
AGE	Walkout	PORCH			
Year Built <b>1900</b>	Egress <b>N</b>	OPEN SF			
Effective Year <b>1900</b>	Crawl	Enclosed SF			
STORY HEIGHT	Slab	3 SEASON/C SF			
<b>2</b>	TU GARAGE <b>N</b>	GARAGE (PRIMARY)			
ARCHITECTURAL APPEAL	STALLS <b>0</b>	Ext Walls <b>N/A</b>			
<b>0-Neutral</b>	QUALITY	Floor Area <b>0</b>			
QUALITY (CLASS)	CENTRAL AIR (%)	# of Stalls <b>0</b>			
<b>Fair</b>	<b>0</b>	Condition <b>N/A</b>			
OVERALL BUILDING COND	HEATING	Attached			
<b>Poor</b>	PRIMARY <b>1-Gravity</b>	Manual <b>N</b>			
UNINHABITABLE	SECONDARY <b>N/A</b>	Detached			
<b>Y</b>		POOL			
		No			
FRAMING	KITCHEN	LAKE INFLUENCE	RECENT INSPECTION		LAST PE
<b>4-Wood Frame</b>	UNIT 1 2 3	N/A	Rsn	Type	Date
EXTERIOR WALLS	RATING 6 6	SPECIAL PERCENTAGE <b>PI EV 1/12/16 32</b>			
PRIMARY <b>7-Other</b>	SIZE Med Small	Building: <b>100 SV</b>			
SECONDARY <b>N/A</b>	YEAR 0 0	Overall: <b>100 WF</b>			

Sale Information Type of Deed Deed Date Sale Price Grantor Grantee Valid Deputy

Value/Classification				New Improvement	Prop Type	Total TOH	HMSTD	Exempt %
Year	Land	Building	Total					
2017	\$63,600	\$25,800	\$89,400	0	DB			
2016	\$57,800	\$31,700	\$89,500	0	DB			
2015	\$57,800	\$26,200	\$84,000	0	DB			
2014	\$57,800	\$12,200	\$70,000	0	DB	\$ 0	Yes	
2013	\$46,700	\$74,300	\$121,000	0	DB		Yes	
2012	\$35,900	\$85,100	\$121,000	0	DB		Yes	

PROP. TYPE

**DB**

P\_ID: 126225

PIN: 34 029 24 34 0291

111 29TH ST W

**SKETCH**

**BUILDING DIMENSIONS**

**PARCEL NOTES**

**BUILDING PERMITS SUMMARY**

Date Issued	Permit Type	Est. Value	Status
1/12/2016	2017CNXT	\$ 0	O VBR
12/17/2014	2016CNXT	\$ 0	A vacant
5/15/2014	2015CNXT	\$ 0	C boarded.
5/31/2013	2014CNXT	\$ 0	A Condemned

**ORDER TO RAZE AND REMOVE BUILDING**  
**Pursuant to Chapter 249, Minneapolis Code of Ordinances**

CITY OF MINNEAPOLIS  
INSPECTIONS DIVISION  
300 PUBLIC SERVICE CENTER  
250 SOUTH FOURTH STREET  
MINNEAPOLIS, MN 55415

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**PLEASE NOTE: See the last page of this order for appeal rights**

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To: Owners and Holders of Encumbrances of Record

Date: June 10, 2016

Property Address: 111 - 29th St W

Property Identification Number: 3402924340291

Legal Description: The West 85.00 feet of the East 120.00 feet of Lots 1 and 2, Block 5, Lindley and Lingenfelter's Addition to Minneapolis, according to the recorded plat thereof, and situate in Hennepin County, Minnesota.

**Recipients**

1. Diane Turnbull, 111 - 29th St W, Minneapolis, MN 55408
2. Asset Acceptance LLC, 601 Abbot Road, East Lansing, MI 48823
3. American Debt Services LLC, 5155 Edina Industrial Blvd, Suite 520, Edina, MN 55439

The Director of Inspections has determined that the property at 111 - 29th St W, Property Identification Number 3402924340291, meets the definition of a Nuisance under Minneapolis Code of Ordinances Chapter 249 and has determined that the property should be demolished.

The conditions that led to the Nuisance determination and the subsequent order to raze the building are as follows:

1. The property is in poor condition, dilapidated, and determined to be substandard. There are currently multiple Minneapolis Housing Maintenance Code violations at the property. These include but are not limited to: Repair or Replace Roof, Repair or Replace Windows, Repair or Replace Exterior Doors, Repair/Replace Interior Surfaces, and Repair/Remove Water Damaged Surfaces.
2. The property was condemned for health reasons on July 19, 2012.
3. The property has been vacant for more than one year and has now lost its nonconforming use rights (if any).

**Therefore, pursuant to the authority granted in Chapter 249 of the Minneapolis Code of Ordinances, the Director of Inspections now orders that the buildings located at 111 - 29th St W be razed, removed and**

**that the lot be restored to a dust-free, erosion-free condition by July 11, 2016** (30 days from the date of this order). Should you fail or refuse to comply with this order, the property will be razed, removed and restored to a dust-free and erosion free condition by a contractor hired by the City of Minneapolis. The cost of the demolition and any fees associated with this order, plus a 15% administrative fee will be levied against the property and collected as a special assessment. This order includes all accessory structures unless otherwise indicated.

If you choose to demolish the property yourself, you must use a contractor licensed by the city of Minneapolis and apply for a wrecking permit at the Minneapolis Development Review Office. It is located at 250 S. 4<sup>th</sup> St., Room 300, Minneapolis, MN 55415. Call 612-673-3000 for information on obtaining the proper permits. Please be aware that any and all fees associated with this order may be assessed to the property taxes when the structure is demolished by the property owner.

**Notice of Appeal Rights: Any party in receipt of this order with a financial interest may file a written notice of appeal with the Department of Inspections by July 1, 2016** (within twenty-one (21) calendar days of the notice being mailed). The appeal request shall contain a statement of the grounds for the appeal. The notice of appeal shall be accompanied by a fee of three hundred dollars (\$300). Timely filing of a notice of appeal shall stay this order until the hearing date and decision of the Appeal Panel. If possible, bring a copy of this order with you when filing for appeal. Written notices of appeal and the \$300 fee should be sent to:

Problem Properties Unit  
Notice of Appeal – Chapter 249  
Attention: Scott  
400 Public Service Center  
250 S. 4<sup>th</sup> St.  
Minneapolis, MN 55415

**Under the authority given in Chapter 249, city staff will be entering the building to estimate the costs of asbestos abatement, rehabilitation, and demolition.**

For more information about this order, contact the Problem Properties Unit at **612-673-2233**.

**English** - Attention. If you want help understanding this information, call 612-673-3506

**Spanish** - Atención. Si desea recibir asistencia gratuita para traducir esta información, llame 612-673-2700

**Somali** - Ogow. Haddii aad dooneyso in lagaa kaalmeeyo tarjamadda macluumaadkani oo lacag la' aan wac 612-673-3500

**Hmong** - Ceeb toom. Yog koj xav tau kev pab txhais cov xov no rau koj dawb, hu 612-673-2800

**Sign Language Interpreter** - 612-673-3220 **TTY** - 612-673-2626

## APPEAL OF DIRECTOR'S ORDER TO DEMOLISH

**Under the authority given in Chapter 249, city staff will be entering the building to estimate the costs of asbestos abatement, rehabilitation, and demolition.**

Property Address: 111 - 29th St W

Owner Name: \_\_\_\_\_

Owner Address: \_\_\_\_\_

Owner Phone Number: \_\_\_\_\_

Owner E-mail Address: \_\_\_\_\_

Today's Date: \_\_\_\_\_

Grounds for Appeal of the Director's Order to Demolish: \_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

Send this notice of appeal, with a check for \$300, to:

Problem Properties Unit  
Notice of Appeal – Chapter 249  
Attention: Scott  
400 Public Service Center  
250 S. 4<sup>th</sup> St.  
Minneapolis, MN 55415

**This notice must be filed within 21 calendar days of the notice being mailed.** Timely filing of this notice shall stay this order until the hearing date and decision of the Appeal Panel. If filing the notice and paying the \$300 fee at the Public Service Center; please bring a copy of this order with you.

For more information about this order, contact the Problem Properties Unit at 612-673-2233.

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## APPEAL OF DIRECTOR'S ORDER TO DEMOLISH

Under the authority given in Chapter 249, city staff will be entering the building to estimate the costs of asbestos abatement, rehabilitation, and demolition.

Property Address: 111 - 29th St W

Owner Name: Diane P. Turnbull

Owner Address: 111 W. 29th St

Owner Phone Number: (612) 678-0414

Owner E-mail Address: dianeturnbull@hotmail.com

Today's Date: July 5, 2016

Grounds for Appeal of the Director's Order to Demolish: SEE ENCLOSED

Enclosed photos from 1996.

Current photos couldn't get off my phone yet. I can bring in when I get them printed off.

Send this notice of appeal, with a check for \$300, to:

Problem Properties Unit  
Notice of Appeal – Chapter 249  
Attention: Scott  
400 Public Service Center  
250 S. 4<sup>th</sup> St.  
Minneapolis, MN 55415

**This notice must be filed within 21 calendar days of the notice being mailed.** Timely filing of this notice shall stay this order until the hearing date and decision of the Appeal Panel. If filing the notice and paying the \$300 fee at the Public Service Center; please bring a copy of this order with you.

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## APPEAL

This appeal only concerns the 2-story part of my house. I am not appealing the teardown order for the 1-story part of my house.

The first floor of the house consists of a front door entryway, living room, dining room, two bedrooms with closets, one bathroom with linen closet, a kitchen with pantry, and backdoor entryway with access to the basement. Diane P. Turnbull

The second floor of the house consists of a living room with alcove, one bedroom with closet and back door with entryway and closet, kitchen, and one bathroom.

I agree that the 1-story part, at the back of my house, containing the kitchen and one bedroom with closet, is not able to be saved. It was connected to the 2-story part of the house but not really part of it. When my neighbor's tree fell on the 1-story roof, the whole story slid down the outside surface of the 2-story part of the house about 6 inches, but did not separate from it, causing the flagstone(?) foundation to partially crumble. It is possible that there is a complete or partially complete outside wall between the 1-story and 2-story parts of the house (perhaps excluding a doorway which would have been created between the first floor kitchen and living room?). There is a crawl-space under the 1-story part of the house.

The 2-story part of the house is very sturdy and repairable. There is a full basement beneath the 2-story part of the house. The basement walls consist partially of concrete blocks and partially the original flagstone(?) and bricks. The entire front (north) and west basement walls are concrete blocks. Half the south (back) basement wall is concrete blocks and flagstone(?) with an opening for the crawlspace. The east basement wall is half concrete blocks and partially brick and flagstone(?). The entire basement floor is concrete and has no cracks or holes. There is a wooden staircase in the southeast corner (where the back door is), contained within the 2-story part of the house. The bottom rung is missing from the staircase. The kitchen pantry is above the staircase and so it also is part of the 2-story part of the house. In 1996, new electrical service with circuit breakers was installed in the basement.

In 1996 the first floor living room and dining room walls and ceilings were completely renovated out to the studs. The plaster was removed and drywall was applied to the ceilings and walls. The original material used for building the house was 100% hand-hewn redwood, which looked brand new (**see photo**) and is considered to be very

rot-resistant. At that time none of that wood had to be removed and/or replaced. These walls and ceilings were not affected by the rainwater coming in through the 1-story part of the roof. There is some staining of the ceilings from the 2-story roof leak (see photos). None of the “cottage cheese” surface has flaked off. It can be repainted with Kilz. The floors are hardwood and have not had any water damage as no rain water came down through the ceilings or walls. The carpet and padding will need to be removed and the floor cleaned. The walls need to be cleaned.

The first floor bedroom walls and ceilings are plaster and were not affected by the 1- or 2-story leak. The floor is hardwood and has not been affected by the 1-story or the 2-story leak. The bedroom closet was damaged by the 1-story roof leak and has plaster that has fallen off the walls and ceiling. One of the studs is damaged. The wall of that closet shares a wall with the 1-story bedroom closet from the part of the house that can't be saved. It will need new drywall.

In the first floor bathroom, the front staircase is above the tub, so it has a slanted ceiling (made from some kind of wall covering) which needs to be replaced with some different material. The linen closet has not been damaged by the 1-or 2-story leak. This room needs to be cleaned.

The kitchen pantry is located over the basement staircase and is contained within the 2-story part of the house and was not affected by the 1- or-2-story leaks.

Also, in 1996 there was 100-amp electrical service installed on the first floor (separate from the second floor). It has not been affected by the 1-story or the 2-story leak.

In 1996 the second floor living room with alcove and bedroom walls and ceilings were completely renovated out to the studs. The plaster was removed and drywall was applied to the ceilings and walls (**see photo**). The original framing was 100% hand-hewn redwood, which looked new and is considered to be very rot-resistant. At that time none of that wood had to be removed and/or replaced.

The living room ceiling has some water damage from the 2-story leak. There are two holes (one about 1½ feet by 3 feet), (the other, about one square foot) (**see photos**) in the ceiling drywall. There is also some staining on the ceiling which can be painted with Kilz. The walls have not been damaged. The floor is subfloor with padding and carpet. The carpet and padding will need to be removed and replaced. The subfloor seems to have no damage (it doesn't sink when I step on the carpet), but will have to see after carpet and padding are removed. While I was able to get free access to the house I was

protecting the floor from damage by having containers catching nearly all of the rainwater that was coming in. During the time I did not have such access there was some water damage to the floor. I now have access again and have placed containers under the leaks to help prevent further damage to the floor. The alcove has not been affected by the 2-story leak. All the walls and ceiling need to be cleaned.

In the bed room there is one hole (about one square foot) (~~see photo~~) in the ceiling drywall. It can be repaired with new drywall. The walls have not been damaged. The floor is subfloor with padding and carpet. The carpet and padding will need to be removed and replaced. A small part of the subfloor also has some water damage under the leak and will need to be replaced. There is now a container under the hole again, so there will be no further damage to the floor. The walls have no damage but will need to be cleaned. The bedroom closet has had no contact with the rain water. The entryway for the upstairs back door has not been in contact with the rain water.

*couldn't get picture off my phone*

The kitchen ceiling has water damage. There is a portion of the plaster on the ceiling that has fallen down (about 3 feet by 4 feet) (~~see photo~~). It can be replaced with drywall. There is no damage to the walls or the rest of the ceiling. The floor is hardwood covered by tile. The tile has curled and loosened while I was not there, but there is now a container to protect the floor from further damage. The tile will have to be replaced. There is also some wear-and-tear damage to a plaster corner that can be patched. There is no damage to the walls. It could use some new cabinets, although they weren't affected by the rainwater. The whole room needs to be cleaned.

The bathroom walls and ceiling have not been affected by any water damage. The floor is hardwood covered by tile and was not damaged by the rainwater. The room needs to be cleaned.

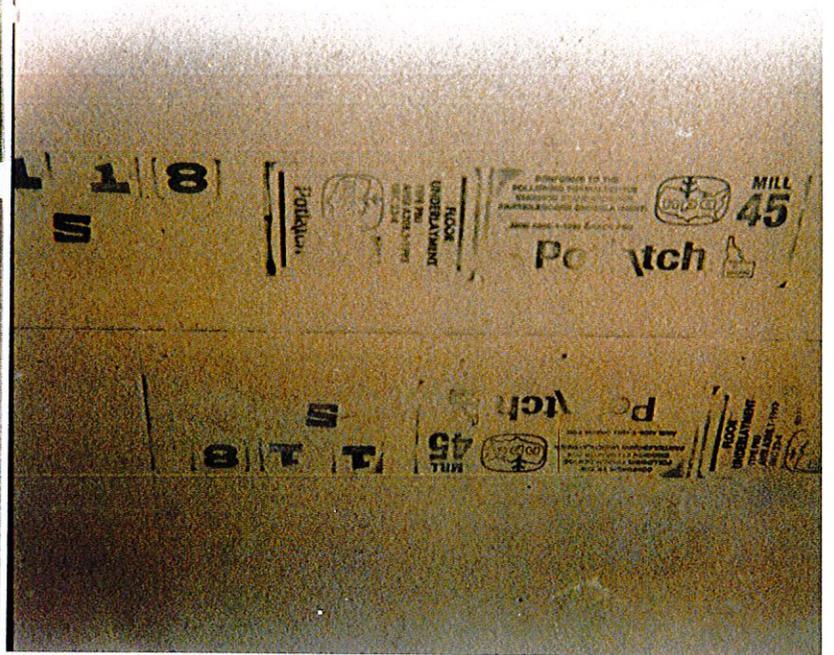
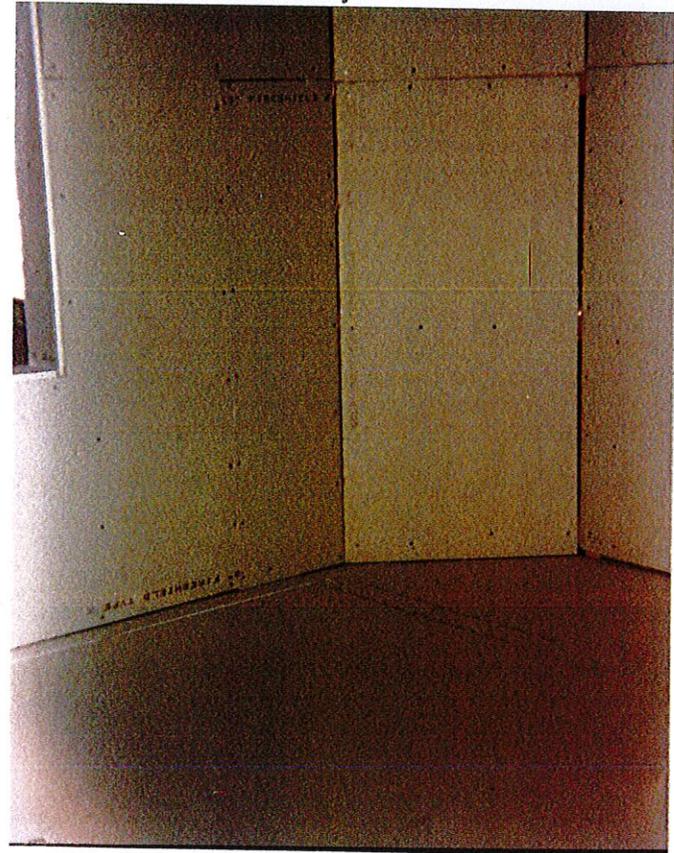
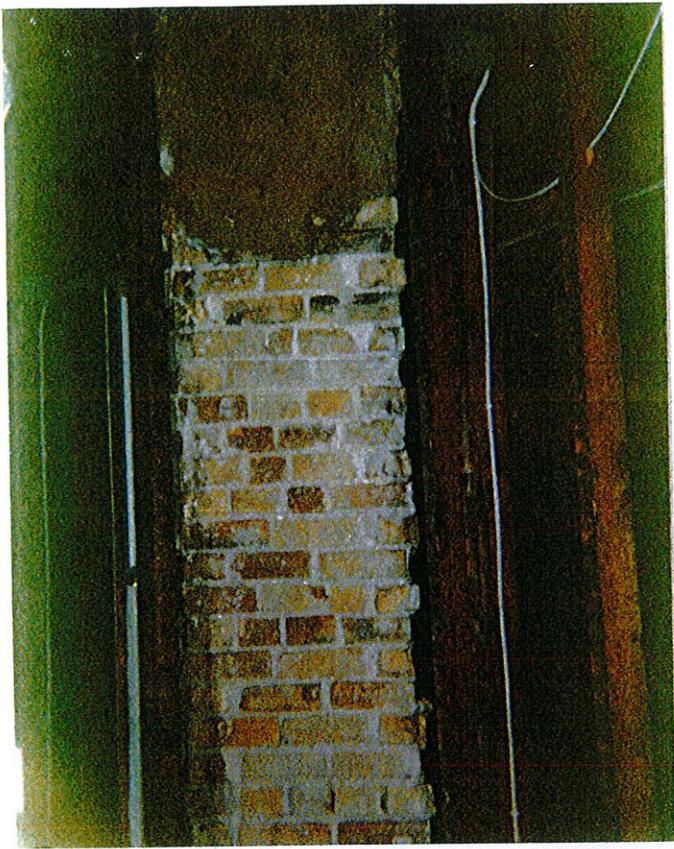
Also, in 1996 there was 100-amp electrical service installed on the second floor (separate from the first floor). The electric service works OK in the kitchen (outlets not near the water leak), but I had turned off the circuit breakers for the rest of the second floor just in case some of the water came in contact with it. The electric service will need to be checked and repaired if necessary.

The front doorway first floor has some wear-and-tear damage to the tile and the plaster. The floor has not been in contact with the rainwater. The staircase is wood covered by rubber treads. Some of the treads have curled and come loose and will need to be removed and replaced. The walls are plaster and some of the paint and the wallpaper behind the paint have come loose because of the rainwater leak. The walls

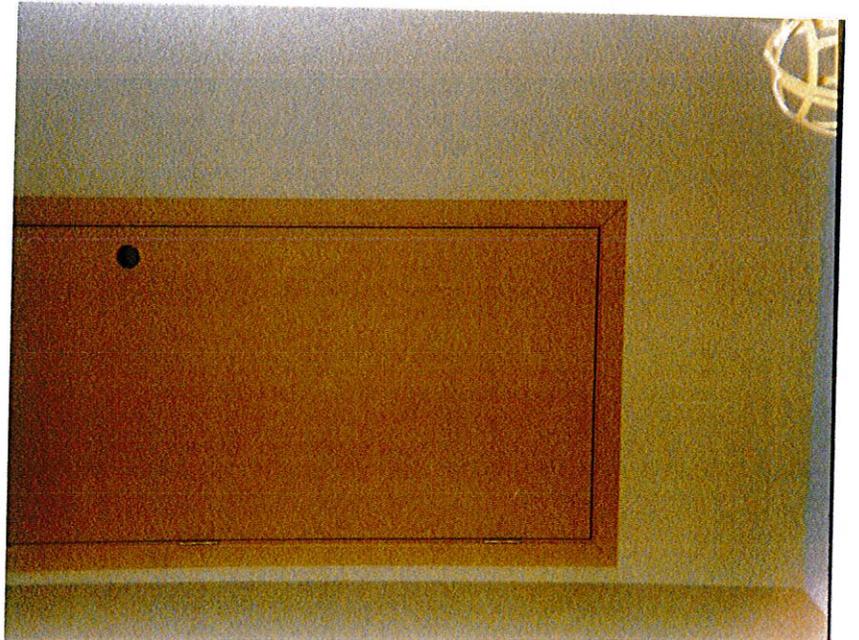
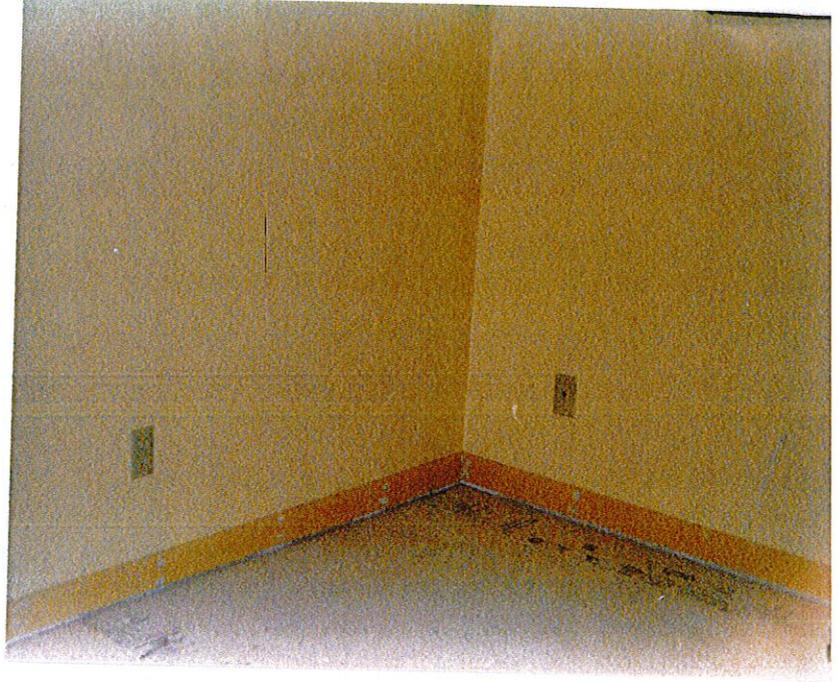
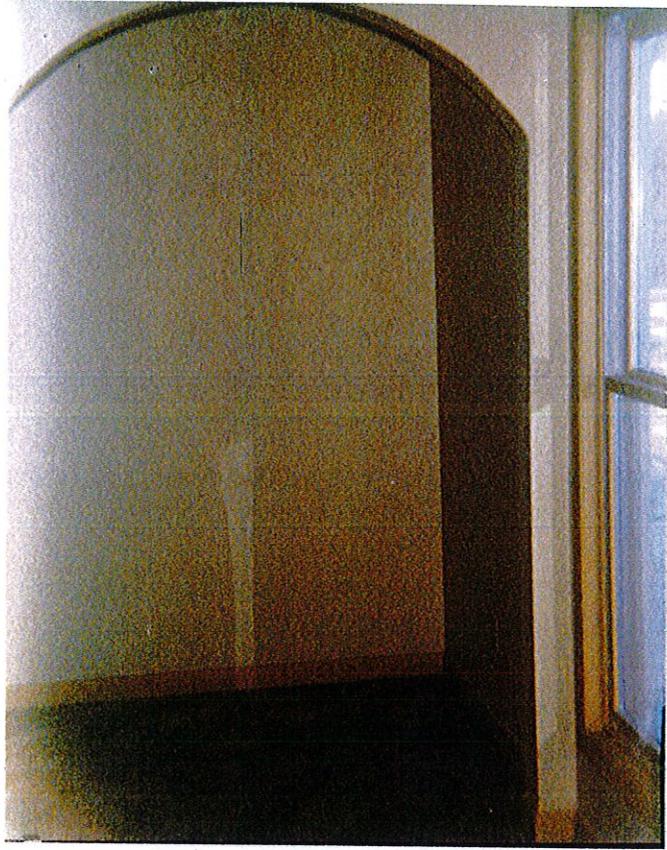
themselves are intact. A portion of the ceiling plaster has fallen down and there are holes in some of the lathe (~~see photo~~<sup>ch. 110</sup>). The rest of the ceiling should be removed and replaced with drywall. The second floor landing is hardwood covered by tile. Some of the tile has curled and come loose and will need to be replaced. I have once again placed containers beneath the leak to help protect the stairs from further damage.

In 1996 a complete new roof was applied to the 2-story roof on the back (south) side and east side of the hip roof, consisting of plywood and roofing shingles. None of the redwood rafters or joists had to be replaced. There is a redwood flat top to the hip roof instead of it coming to a point or ridge. It may need to be replaced and/or it needs to be covered with a rubber surface. The west and north sides of roof need to be completely replaced. I think that nearly all of the rafters are still OK. I think there is some damage to the wood that forms the valley of the peak where the patch is on the north side of the roof.

I am selling my lot to pay for the fines and work that needs to be done. The person I am selling it to is experienced and fully capable of doing much of the repair work himself so the estimated cost will be more manageable.



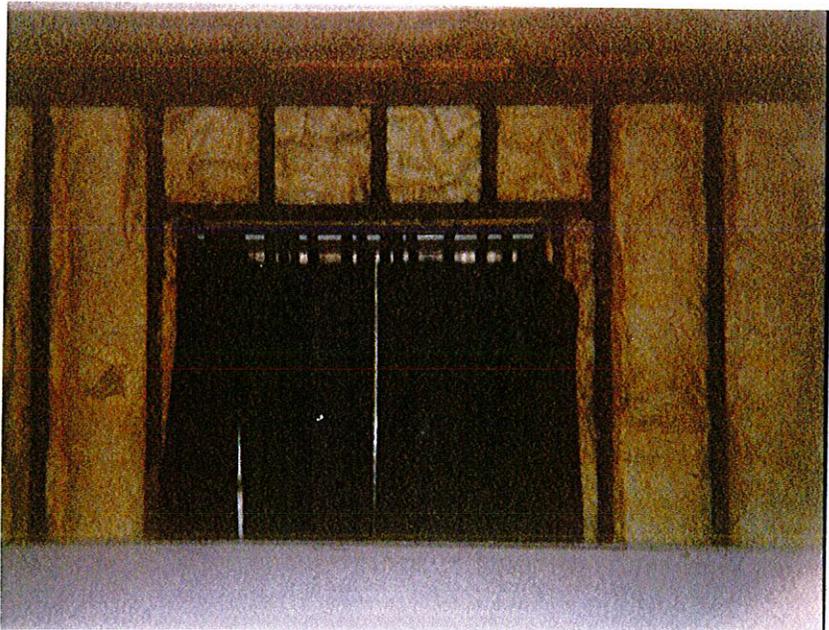
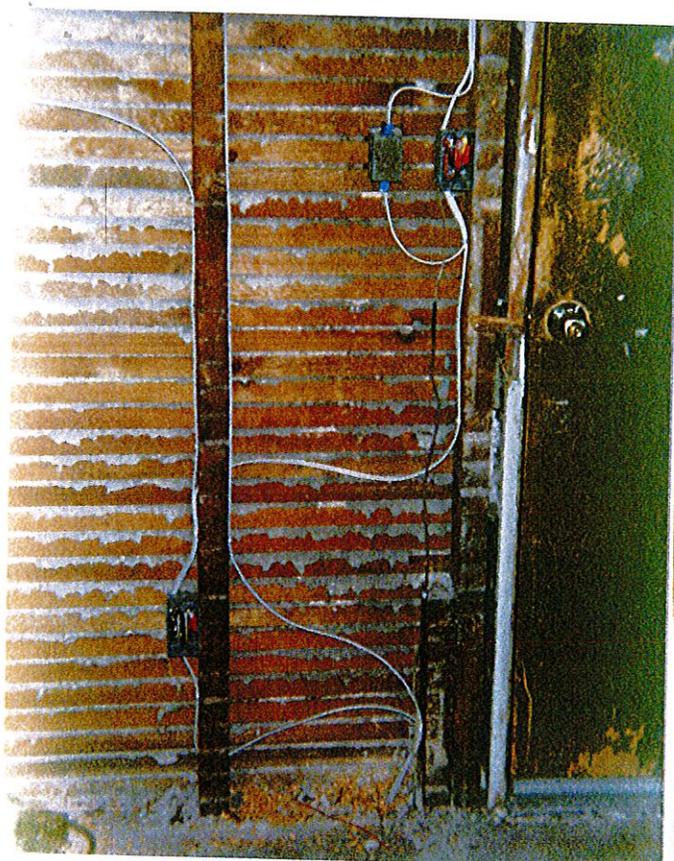
2nd Floor

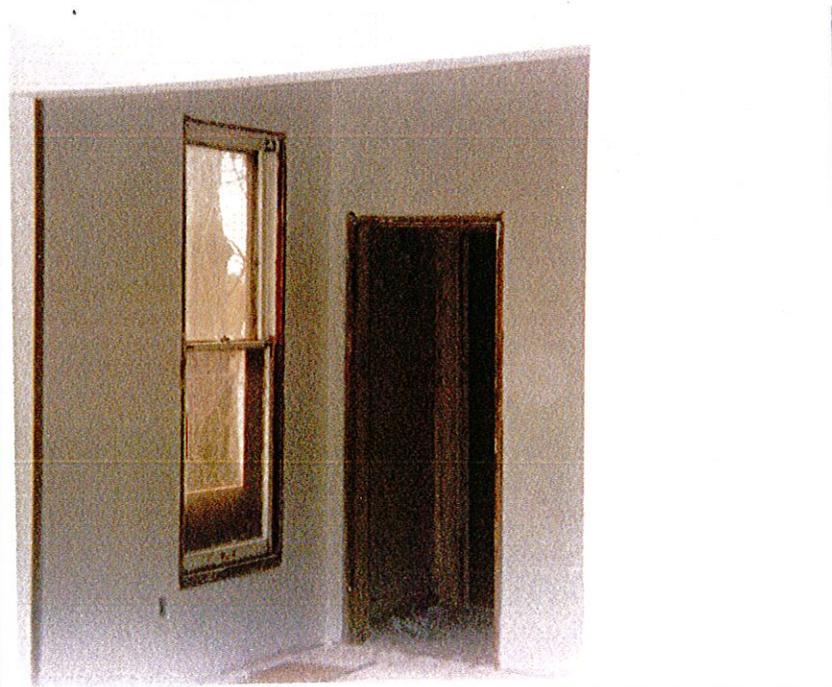
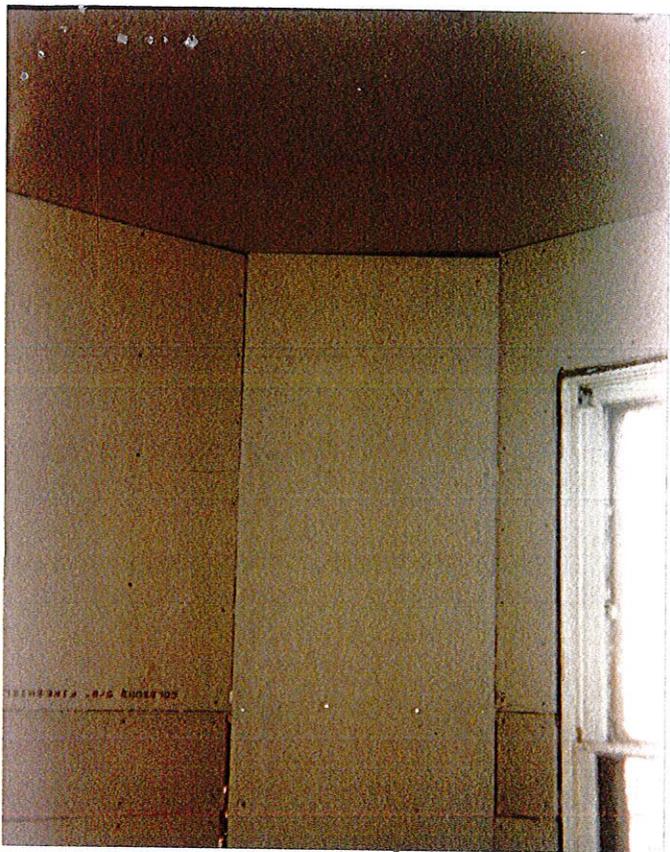


2nd Floor

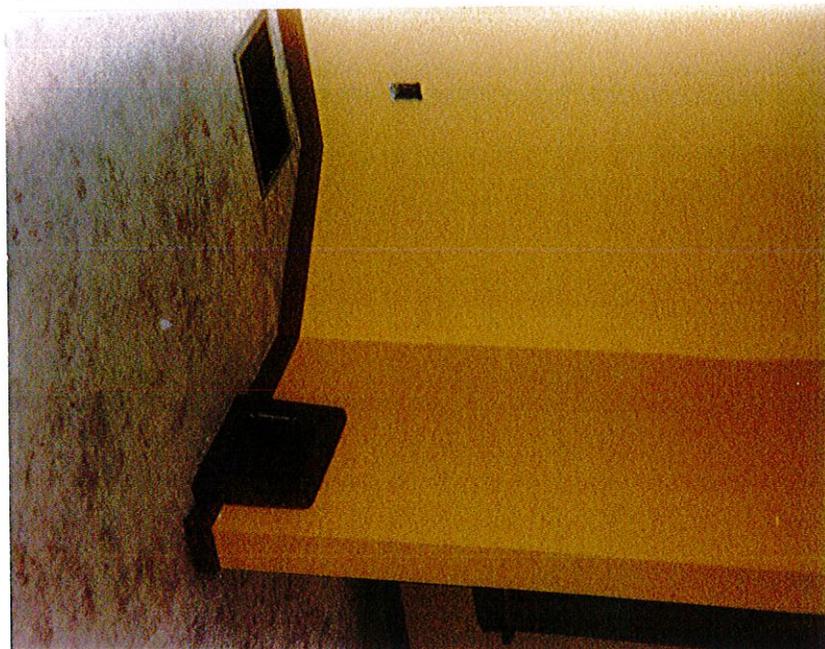
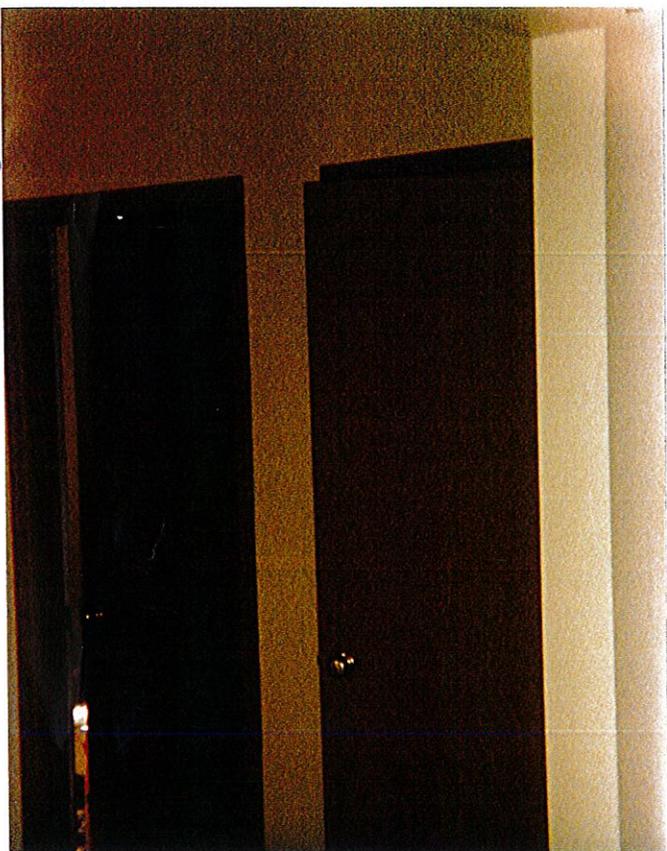


First Floor





First Floor



July 13, 2016

Diane Turnbull  
111 - 29<sup>th</sup> St W  
Minneapolis, MN 55408

**RE: 111 - 29<sup>th</sup> Street West**

An Order to Raze and Remove the property located at the above-referenced address was issued on June 10, 2016. We have received a request for an appeal of the order.

An Appeal Hearing has been set for:

**8/4/2016 – 1:00 p.m.**  
**Room 317 City Hall**  
**350 South 5<sup>th</sup> Street, Minneapolis**

As an appellant, you have the right to:

1. Appear individually or through a representative or to submit a written statement. If you wish to contest Inspections' recommendation to demolish, please submit a written statement itemizing the cost to rehabilitate the building in order to demonstrate the feasibility of rehabilitation. This statement must be **received by Inspections at least 5 days** before the hearing. Written statements should be submitted to:

Problem Properties Unit  
Attention: Scott Bockes  
401 Public Service Center  
250 South 4<sup>th</sup> Street  
Minneapolis, MN 55415

2. Examine witnesses at the hearings and offer evidence that may bear on the decision to demolish the building.

**Failure to appear at the hearing will be considered a withdrawal of your appeal of the demolition of the building, and we will proceed to demolition.**

The panel shall render its decision in writing within thirty (30) days after the close of the hearing. The panel shall make its determination based upon the preponderance of the evidence.

A copy of the panel's decision to the appellant, along with information regarding the date and time of the City Council's Regulatory, Energy and Environment Committee, which will consider the decision of the panel before making a recommendation to the full City Council, will be provided with the panel's decision.

The hearing will be recorded.

If you have questions regarding this appeal hearing, you may contact me at the phone number listed below or Scott Bockes at 612-673-5896.

Sincerely,

Bryan Starry  
Supervisor  
Problem Properties Unit  
(612) 673-5828

# LUTHER FRANK REAL ESTATE VALUATION AND CONSULTATION SERVICES

400 Natchez Avenue South, Golden Valley, MN 55416 • (612) 839-9152 • lutherfrank@comcast.net

Date: July 21, 2016

To: Scott J. Bockes  
Problem Properties Unit  
612-673-2498

From: Luther Frank  
Luther Frank Real Estate Valuation and Consultation Services  
400 Natchez Avenue South  
Golden Valley, MN 55416  
612-839-9152  
lutherfrank@comcast.net

Re: Rehabbed Value Estimate for 111 – 29<sup>th</sup> Street West

At your request, I have done an analysis of the rehabbed value of the above referenced boarded and condemned, 2-family residential dwelling which suffers water damage as well as being in an overall dilapidated condition.. The value conclusion herein considers the highest and best use for the subject property in an “after rehab” condition as reversion to original single family design. It is my opinion, based on my understanding of the scope of the “standard” rehab of similar properties, its current location, and current market conditions, the property would have an “after rehab” market value, as of the date of this report, of:

\$240,000.00

The appraiser has provided an opinion of value for the subject property in a restricted format. The client is CPED and the intended user is Regulatory Services. The intended use is to provide a basis for the determination of feasibility for the preservation of existing improvements. The opinion of value is based on the hypothetical condition that the improvements have been rehabbed to meet and exceed minimal standards that would put the subject property in good saleable and habitable condition—generally estimated to be \$80 to \$100 per sq.ft. in rehabilitation costs. However, in the case of the subject property rehabilitation costs will be on the upper end—the property is severely distressed cosmetically, structurally and mechanically and has been opened to the elements. The opinion of value is based on the extraordinary assumption that the assessor's data provided is accurate.

**CERTIFICATION OF APPRAISER**

I certify that, to the best of my knowledge and belief:

- statements of fact contained in this report are true and correct.
- the reported analyses, opinions, and conclusions are limited only by the reported assumptions and limiting conditions and are my personal, impartial, and unbiased professional analyses, opinions, and conclusions.
- I have no (or the specified) present or prospective interest in the property that is the subject of the report and no (or the specified) personal interest with respect the parties involved.
- I have no bias with respect to the property that is the subject of this report or to the parties involved with this assignment.
- my engagement in this assignment was not contingent upon developing of reporting predetermined results.
- my compensation for completing this assignment is not contingent upon the development or reporting of a predetermined value or direction in value that favors the cause of the client, the amount of the value opinion, the attainment of a stipulated result, or the occurrence of a subsequent event directly related to the intended use of this appraisal.
- my analyses, opinions, and conclusions were developed, and this report has been prepared, in conformity with the *Uniform Standards of Professional Appraisal Practice*.
- I have made an exterior inspection of the property that is the subject of this report.
- no one provided significant real property appraisal assistance to the person signing the certification.
- I have not performed any other services for this property in the past three (3) years.



---

Luther Frank  
Certified General Real Property Appraiser  
MN License #4003040

July 21, 2016  
(submittal date)

# LUTHER FRANK REAL ESTATE VALUATION AND CONSULTATION SERVICES

400 Natchez Avenue South, Golden Valley, MN 55416 • (612) 839-9152 • lutherfrank@comcast.net

## 111 29<sup>th</sup> Street West





**Development Review  
Customer Service Center**  
250 South 4<sup>th</sup> Street – Room 300  
Minneapolis, MN 55415 – 1316  
Office 612-673-3000 or 311  
Fax 612-370-1416  
TTY 612-673-2157  
www.minneapolismn.gov/mdr

<i>Office Use Only</i>	
Routing# _____	T# _____
Amount\$ _____	Permit# _____
Development Coordinator _____	Signature _____ Date <u>2/7/14</u>
Director's Orders (249 Property) <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	

**WRECKING / MOVING  
APPLICATION**

*BZH-29269*

JOB ADDRESS (PLEASE INCLUDE BLDG. #, STREET NAME & DIRECTION & BLDG. NAME IF KNOWN)					
111 - 29th St W					
OWNER & PHONE NUMBER			OCCUPANCY TYPE:		
Diane Turnbull (per HC)			RESIDENTIAL	<input checked="" type="checkbox"/>	Duplex
			COMMERCIAL	<input type="checkbox"/>	
SCOPE OF PROJECT (include all removals): Raze and Remove Structure(s) per Demolition Specifications					
BUILDING SIZE: 2,296 sqft	WIDTH:	DEPTH:	HEIGHT:	NO. OF STORIES 2	GROUND FLOOR SQ. FT. 960 sqft
PROPERTY ID NUMBER: 3402924340291				DISTURBED AREA SQ. FT.:	
VALUATION OF WORK:		SAC CREDITS (Office Use Only):		LIVING UNITS: (note dwelling, shared bath, rooming, or hotel/motel)	
		BY _____		BY _____	

APPROVALS (requires authorized signatures)	
RPZ SIGN OFF (PUBLIC SERVICE CENTER):	SEWER DEPARTMENT (PUBLIC SERVICE CENTER):
ELECTRIC:	WATER DEPARTMENT (PUBLIC SERVICE CENTER):
TELEPHONE:	PEST ABATEMENT (PUBLIC SERVICE CENTER):
GAS:	HENNEPIN COUNTY (REAL ESTATE TAXES):
CABLE SYSTEMS:	CPED PRESERVATION AND DESIGN (PUBLIC SERVICE CENTER):
ELEVATOR (PUBLIC SERVICE CENTER):	PUBLIC WORKS, TRAFFIC (MOVING PERMIT ONLY!) <i>NA</i>
HYDRANT PERMIT (PUBLIC SERVICE CENTER):	CERTIFICATE OF COMPLIANCE (PUBLIC SERVICE CENTER): <i>NA</i>

I certify that all information provided in this application form and any other information provided by me in support of this application is true and accurate to the best of my knowledge. I certify that I will comply with all applicable State and local laws and regulations in performing the work for which this permit is issued, and that I possess all contractor and personal licenses and certificates of competency, if any, that are required for lawful performance of the work described in this permit. I understand that the issuance of this permit does not imply or authorize the granting of any such license or certificate of competency, nor the issuance of any business license or professional license. Homeowners shall not hire unlicensed persons to perform work under any building, electrical, mechanical, or plumbing permit.

SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_

COMPANY NAME:	CONTRACTOR LICENSE #:
COMPANY ADDRESS:	CONTACT PERSON:
CITY: STATE: ZIP CODE:	CONTACT PHONE #:
EMAIL:	

MAKE CHECKS PAYABLE TO: **MINNEAPOLIS FINANCE DEPARTMENT**, OR CHARGE TO

ALL MAJOR CREDIT CARDS ACCEPTED	ACCOUNT#	CVV#	EXP DATE: Mo ___ Yr ___
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## Estimated Cost to Rehabilitate

111 - 29th St W

### Items with Variable Price

Item	Units	Number	Price/Unit (low)	Price/Unit (high)	Total (low)	Total (high)
House Finishes	sqft	1576	\$ 15.00	\$ 25.00	\$ 23,640.00	\$ 39,400.00
Garage	sqft	100	\$ 3.00	\$ 6.00	\$ 300.00	\$ 600.00
Plbg	sqft of house	2296	\$ 4.00	\$ 9.00	\$ 9,184.00	\$ 20,664.00
Roof	roofing sqr	18	\$ 380.00	\$ 500.00	\$ 6,840.00	\$ 9,000.00
Ext Repair/Paint	sqft of house	2296	\$ 4.00	\$ 9.00	\$ 9,184.00	\$ 20,664.00
Electric	per house	1	\$ 1,200.00	\$ 3,200.00	\$ 1,200.00	\$ 3,200.00
<i>Multifamily</i>	# units >3		\$ 800.00	\$ 1,200.00	\$ -	\$ -
Foundation repair	sqft	300	\$ 8.00	\$ 18.00	\$ 2,400.00	\$ 5,400.00
<b>Subtotal A (Low - High):</b>					<b>\$ 52,748</b>	<b>\$ 98,928</b>

### Items with Standard Assumed Cost \*

Item	Units	Number	Price/Unit	Total
Bath	# of rooms	2	\$ 3,500.00	\$ 7,000.00
Kitchen	# of rooms	2	\$ 6,000.00	\$ 12,000.00
Garage door	each		\$ 600.00	\$ -
Water heater	each	2	\$ 1,000.00	\$ 2,000.00
Boiler/ furnace	each	2	\$ 7,500.00	\$ 15,000.00
Flooring	sqft of house	2296	\$ 4.00	\$ 9,184.00
Windows	each	14	\$ 400.00	\$ 5,600.00
Exterior Doors	each	3	\$ 450.00	\$ 1,350.00
Concrete:				
<i>New</i>	sqft		\$ 6.00	\$ -
<i>R/R Basement</i>				
<i>Floor</i>	sqft		\$ 6.00	\$ -
Asphalt:				
<i>New</i>	sqft		\$ 3.00	\$ -
<i>Remove and</i>				
<i>replace</i>	sqft		\$ 4.00	\$ -

**Subtotal B: \$ 52,134.00**

**TOTAL (Low-High): \$ 104,882.00 -- \$ 151,062.00**

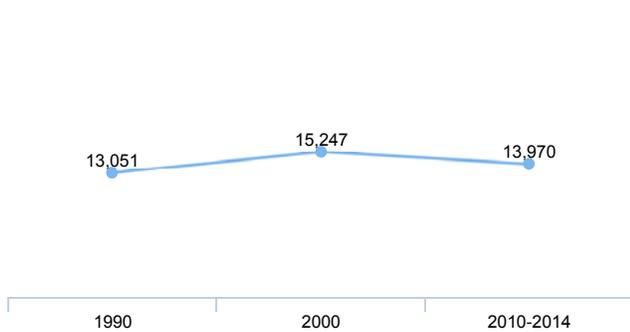
### Estimated Market Value

TY2016	\$ 89,500.00
TY2015	\$ 84,000.00
TY2014	\$ 70,000.00
TY2013	\$ 121,000.00
TY2012	\$ 121,000.00

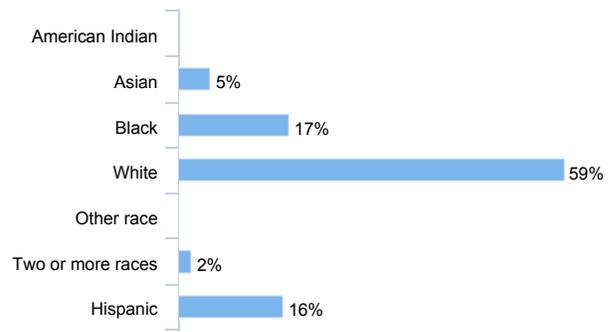
# WHITTIER NEIGHBORHOOD

At-a-glance facts about residents, households, and workforce. Data are largely derived from the U.S. Census Bureau. When a data point is missing or considered unreliable, it will not display or be labeled suppressed. Refer to ["Notes about the data"](#) below for more detail.

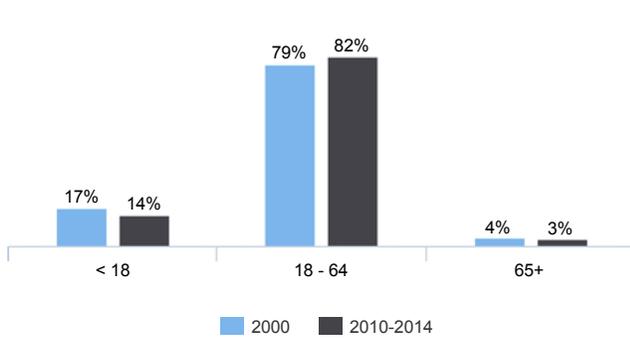
Total population



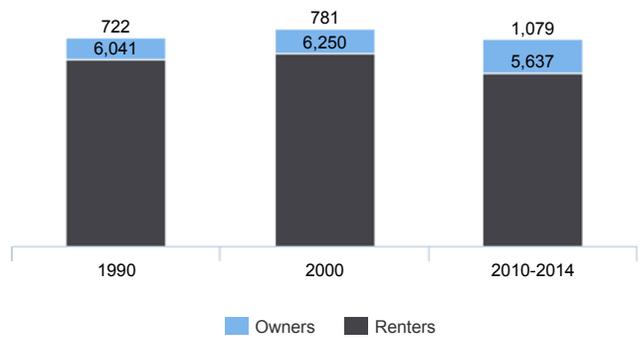
Population by race/ethnicity, 2010-2014



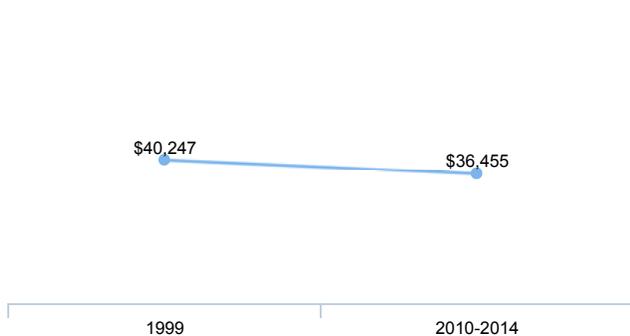
Population by age group



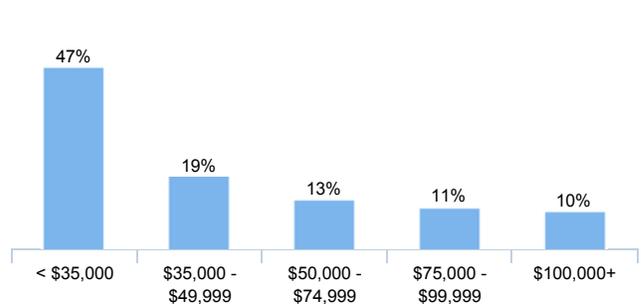
Households by tenure



Median household income (2014 dollars)



Households by income, 2010-2014 (2014 dollars)



## About the Resident Population (ACS 2010-2014)

	Selected area		Minneapolis	
<b>Total population</b>	13,970	100.0%	394,419	100.0%
<b>Sex and Age</b>				
Male	7,564	54.1%	198,815	50.4%
Female	6,406	45.9%	195,603	49.6%
Under 5 years	617	4.4%	27,494	7.0%
5-9 years	528	3.8%	22,403	5.7%
10-14 years	569	4.1%	18,556	4.7%
15-17 years	285	2.0%	10,772	2.7%
18-24 years	2,789	20.0%	55,926	14.2%
25-34 years	4,544	32.5%	85,257	21.6%
35-44 years	1,888	13.5%	52,613	13.3%
45-54 years	1,141	8.2%	47,380	12.0%
55-64 years	1,134	8.1%	40,511	10.3%
65-74 years	264	1.9%	19,293	4.9%
75-84 years		<i>suppressed</i>	9,106	2.3%
85 years and older		<i>suppressed</i>	5,109	1.3%
17 years and younger	1,998	14.3%	79,224	20.1%
18-64 years	11,496	82.3%	281,688	71.4%
65 years and older	476	3.4%	33,508	8.5%
<b>Race and Ethnicity</b>				
White Alone, not Hispanic or Latino	8,211	58.8%	240,471	61.0%
Of Color	5,759	41.2%	153,947	39.0%
Black or African American	2,361	16.9%	69,370	17.6%
American Indian or Alaskan Native		<i>suppressed</i>	4,765	1.2%
Asian or Pacific Islander	743	5.3%	23,139	5.9%
Other Race		<i>suppressed</i>		<i>suppressed</i>
Two or More Races	331	2.4%	16,890	4.3%
Hispanic or Latino total	2,207	15.8%	38,718	9.8%
Foreign born	2,638	18.9%	59,556	15.1%
<b>Language Spoken</b>				
Population (5 years and older)	13,353	100.0%	366,925	100.0%
English Only	9,858	73.8%	291,936	79.6%
Language other than English	3,495	26.2%	74,989	20.4%
Speaks English less than "very well"	1,941	14.5%	35,892	9.8%

**Health**

Total population for whom disability status is determined	13,858	100.0%	389,835	100.0%
Population with a disability	1,275	9.2%	40,978	10.5%
Total population for whom health insurance coverage status is determined	13,858	100.0%	389,835	100.0%
Population without health insurance coverage	2,904	21.0%	45,546	11.7%

**Residence one year ago**

Population (1 year and over in US)	13,840	100.0%	388,784	100.0%
Same residence	8,658	62.6%	291,555	75.0%
Different residence in the U.S.	5,059	36.6%	92,584	23.8%
Different residence outside the U.S.		<i>suppressed</i>	4,644	1.2%

**Households and housing (ACS 2010-2014; Excensus)****Selected area****Minneapolis****Total housing units**

7,295

180,721

**Owned and Rental Housing**

Vacant housing units (seasonal units included)	579	7.9%	13,912	7.7%
Occupied housing units	6,716	92.1%	166,809	92.3%
Average household size	1.93		2.26	
Owner-occupied	1,079	14.8%	81,116	44.9%
Average household size	1.98		2.38	
Renter-occupied	5,637	77.3%	85,693	47.4%
Average household size	1.86		2.29	

**Year Built**

2000 or later	512	7.0%	14,299	7.9%
1970-1999	1,225	16.8%	34,801	19.3%
1940-1969	2,065	28.3%	45,994	25.5%
1939 or earlier	3,492	47.9%	85,627	47.4%

**Housing Units by Type (Excensus 2010)**

Total housing units	7,658		180,078	
Owned Single Family Detached	283	3.7%	63,578	35.3%
Rented Single Family Detached		<i>suppressed</i>	12,486	6.9%
Duplex/Triplex	899	11.7%	23,568	13.1%
Owned Multifamily (4+ units)	652	8.5%	13,820	7.7%
Rented Multifamily (4+ units)	465	6.1%	6,947	3.9%
Rented Rental Apartment	5,264	68.7%	58,943	32.7%
Mobile Home		<i>suppressed</i>		<i>suppressed</i>
Unknown		<i>suppressed</i>		<i>suppressed</i>

**Assessed Value (Single Family Housing) (Excensus 2010)**

Total single family housing units	359		76,064	
Less than \$200,0000	126	35.1%	44,277	58.2%
\$200,000 to \$249,999	99	27.6%	12,610	16.6%
\$250,000 to \$299,999	67	18.7%	6,646	8.7%
\$300,000 or more	67	18.7%	12,531	16.5%

**Total households**

6,716

166,822

**Households by Type**

Family households	1,769	26.3%	74,809	44.8%
With children under 18 years	928	13.8%	39,536	23.7%
Married-couple family households	903	13.4%	49,199	29.5%
With children under 18 years	358	5.3%	21,700	13.0%
Single-person family households	866	12.9%	25,610	15.4%
With children under 18 years	571	8.5%	17,837	10.7%
Nonfamily households	4,947	73.7%	92,013	55.2%
Householder living alone	3,464	51.6%	67,175	40.3%
65 years and over	220	3.3%	13,309	8.0%
Households with one or more children under 18 years	939	14.0%	40,021	24.0%
Households with one or more people 65 years and over	344	5.1%	25,005	15.0%

**Year householder moved into unit**

Moved in 2010 or later	3,717	55.4%	59,317	35.6%
Moved in 2000-2009	2,316	34.5%	63,364	38.0%
Moved in 1990-1999	450	6.7%	22,229	13.3%
Moved in 1980-1989	76	1.1%	11,009	6.6%
Moved in 1970-1979	110	1.6%	5,996	3.6%
Moved in 1969 or earlier		<i>suppressed</i>	4,894	2.9%

**Vehicles per household**

No vehicles	1,657	24.7%	31,000	18.6%
1 vehicle available	3,198	47.6%	69,455	41.6%
2 vehicles available	1,552	23.1%	51,403	30.8%
3 or more vehicles available	308	4.6%	14,951	9.0%

**Cost-burdened households**

All households for which cost burden is calculated	6,564		162,864	
Cost-burdened households	2,980	45.4%	64,432	39.6%
Owner households for which cost burden is calculated	1,066		80,684	
Cost-burdened owner households	384	36.1%	23,011	28.5%
Renter households for which cost burden is calculated	5,499		82,181	
Cost-burdened renter households	2,596	47.2%	41,421	50.4%

**Rent Paid**

Households paying rent	5,599		83,858	
Median rent paid (2014 dollars, averaged)	\$815		\$871	

**Resident Income and Workforce (ACS 2010-2014; 2nd Qtr. 2013 - LEHD)**

Selected area

Minneapolis

**Household income (2014 dollars)**

Total households	6,716	100.0%	166,822	100.0%
Less than \$35,000	3,181	47.4%	60,611	36.3%
\$35,000-\$49,999	1,278	19.0%	21,649	13.0%
\$50,000-\$74,999	873	13.0%	27,118	16.3%
\$75,000-\$99,999	734	10.9%	19,205	11.5%
\$100,000 or more	650	9.7%	38,239	22.9%
Median household income (2014 dollars, averaged)	\$36,455		\$55,956	

**Poverty**

All people for whom poverty status is determined	13,544		378,918	
With income below poverty	3,935	29.1%	85,700	22.6%
With income 100-149% of poverty	1,992	14.7%	35,791	9.4%
With income 150-199% of poverty	1,347	9.9%	33,037	8.7%
With income 200% of poverty or higher	6,270	46.3%	224,390	59.2%
All people below poverty line in past 12 months	3,935		85,700	
Under 5 years	352	9.0%	7,982	9.3%
5-11 years	358	9.1%	9,658	11.3%
12-17 years	164	4.2%	6,174	7.2%
18-24 years	1,171	29.8%	20,299	23.7%
25-34 years	835	21.2%	14,086	16.4%
35-44 years	378	9.6%	7,943	9.3%
45-54 years	272	6.9%	8,464	9.9%
55-64 years	242	6.1%	6,453	7.5%
65 years and older	163	4.1%	4,642	5.4%

**Employment**

Total civilian non-institutionalized population, 18-64	11,471		279,583	
# of working age adults who are employed	9,043	78.8%	207,267	74.1%
Civilian labor force	9,970		227,663	
Unemployed	927	9.3%	20,396	9.0%

**Educational Attainment**

Population (25 years and older)	9,182		259,270	
Less than high school	1,314	14.3%	28,626	11.0%
High school diploma or GED	1,569	17.1%	44,102	17.0%
Some college or associate's degree	2,471	26.9%	64,676	24.9%
Bachelor's degree	2,746	29.9%	75,685	29.2%
Graduate or professional degree	1,081	11.8%	46,181	17.8%
High school graduate or higher	7,868	85.7%	230,644	89.0%
Bachelor's degree or higher	3,827	41.7%	121,866	47.0%

**Transportation to work**

Workers (16 years and older)	9,010		210,762	
Car, truck, or van (including passengers)	5,565	61.8%	146,649	69.6%
Public transportation	1,854	20.6%	28,418	13.5%
Walked, biked, worked at home, or other	1,590	17.6%	35,696	16.9%

**Travel time to work**

Total age 16+ (not home based)	8,771		199,715	
Less than 10 minutes	980	11.2%	17,135	8.6%
10-19 minutes	2,975	33.9%	68,333	34.2%
20-29 minutes	2,166	24.7%	59,929	30.0%
30 minutes or longer	2,650	30.2%	54,318	27.2%

**Workforce: Total Employed Workers (LEHD)**

6,328 100.0% 167,701 100.0%

**Worker Age**

Age 29 or younger	2,513	39.7%	45,434	27.1%
Age 30 to 54	3,178	50.2%	92,914	55.4%
Age 55 or older	637	10.1%	29,353	17.5%

**Workers by Earnings**

\$15,000 per year or less	1,370	21.6%	31,242	18.6%
\$15,001 to \$39,999 per year	2,699	42.7%	53,399	31.8%
\$40,000 or more per year	2,259	35.7%	83,060	49.5%

**Workers by Industry of Employment**

Accommodation and food services	760	12.0%	13,767	8.2%
Administration & support, waste management and remediation	484	7.6%	10,461	6.2%
Agriculture, forestry, fishing and hunting		<i>suppressed</i>		<i>suppressed</i>
Arts, entertainment, and recreation	158	2.5%	2,813	1.7%
Construction	121	1.9%	4,524	2.7%
Educational services	575	9.1%	18,347	10.9%
Finance and insurance	433	6.8%	12,125	7.2%
Health care and social assistance	1,000	15.8%	26,526	15.8%
Information	182	2.9%	4,569	2.7%
Management of companies and enterprises	311	4.9%	9,148	5.5%
Manufacturing	329	5.2%	10,719	6.4%
Mining, quarrying, and oil and gas extraction		<i>suppressed</i>		<i>suppressed</i>
Other services (excluding public administration)	255	4.0%	5,675	3.4%
Professional, scientific, and technical services	531	8.4%	14,798	8.8%
Public administration	133	2.1%	5,059	3.0%
Real estate and rental and leasing	209	3.3%	4,688	2.8%
Retail trade	520	8.2%	13,314	7.9%
Transportation and warehousing	93	1.5%	3,561	2.1%
Utilities		<i>suppressed</i>		<i>suppressed</i>
Wholesale trade	213	3.4%	6,784	4.0%

**Workers by Race**

White alone	4,753	75.1%	132,838	79.2%
Black or African American alone	1,087	17.2%	21,794	13.0%
American Indian or Alaska Native alone		<i>suppressed</i>		<i>suppressed</i>
Asian alone	267	4.2%	8,066	4.8%
Native Hawaiian or Other Pacific Islander alone		<i>suppressed</i>		<i>suppressed</i>
Two or more race groups	162	2.6%	3,200	1.9%

**Workers by Educational Attainment**

Less than high school	395	6.2%	9,944	5.9%
High school or equivalent, no college	983	15.5%	28,366	16.9%
Some college or associative degree	1,213	19.2%	38,897	23.2%
Bachelor's degree or advanced degree	1,224	19.3%	45,060	26.9%
Education attainment not available (workers under age 30)	2,513	39.7%	45,434	27.1%

## Workers by Employment Location

Workers with an Identified Employer Location	6,321		165,634	
Anoka County	128	2.0%	4,460	2.7%
Carver County		<i>suppressed</i>		<i>suppressed</i>
Dakota County	243	3.8%	6,966	4.2%
Hennepin County (excl. Minneapolis)	1,637	25.9%	47,987	29.0%
Ramsey County (excl. St. Paul)	220	3.5%	7,752	4.7%
Scott County		<i>suppressed</i>		<i>suppressed</i>
Washington County		<i>suppressed</i>		<i>suppressed</i>
St. Paul	596	9.4%	15,710	9.5%
Minneapolis	3,367	53.3%	79,330	47.9%

## Workers by Distance to Employment Location (linear)

Less than 10 miles	5,313	84.1%	130,338	78.7%
10 to 24 miles	956	15.1%	30,050	18.1%
25 to 50 miles		<i>suppressed</i>		<i>suppressed</i>
Greater than 50 miles		<i>suppressed</i>	3,815	2.3%

### NOTES ABOUT THE DATA

Data throughout these profiles come from four sources, the first three of which are produced by the U.S. Census Bureau:

2010-2014 American Community Survey (all data unless otherwise noted).

2013 2nd Quarter Longitudinal Employer-Household Dynamics data from OnTheMap.

2010 Decennial Census (used only to derive population and household weights for 2010-2014 American Community Survey data).

Excensus LLC, ("Detailed Housing and Demographic Profiles - Twin Cities Metropolitan Area", 2010).

Data from the 2010-2014 American Community Survey were collected by surveys over those five years, and therefore describe the average characteristics for the 5-year time period. These data have been adjusted to fit current neighborhood boundaries using the 2010 Census counts for population and housing to provide the best estimate of how many people or housing units relate to each characteristic. Median calculations provided represent weighted averages of census tract medians with the weighting based on the percent that each census tract represents of the selection area whole. All dollar amounts are shown in 2013 dollars. Percentages may not sum to 100 percent due to rounding.

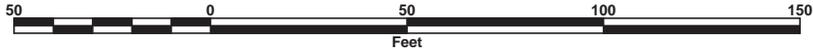
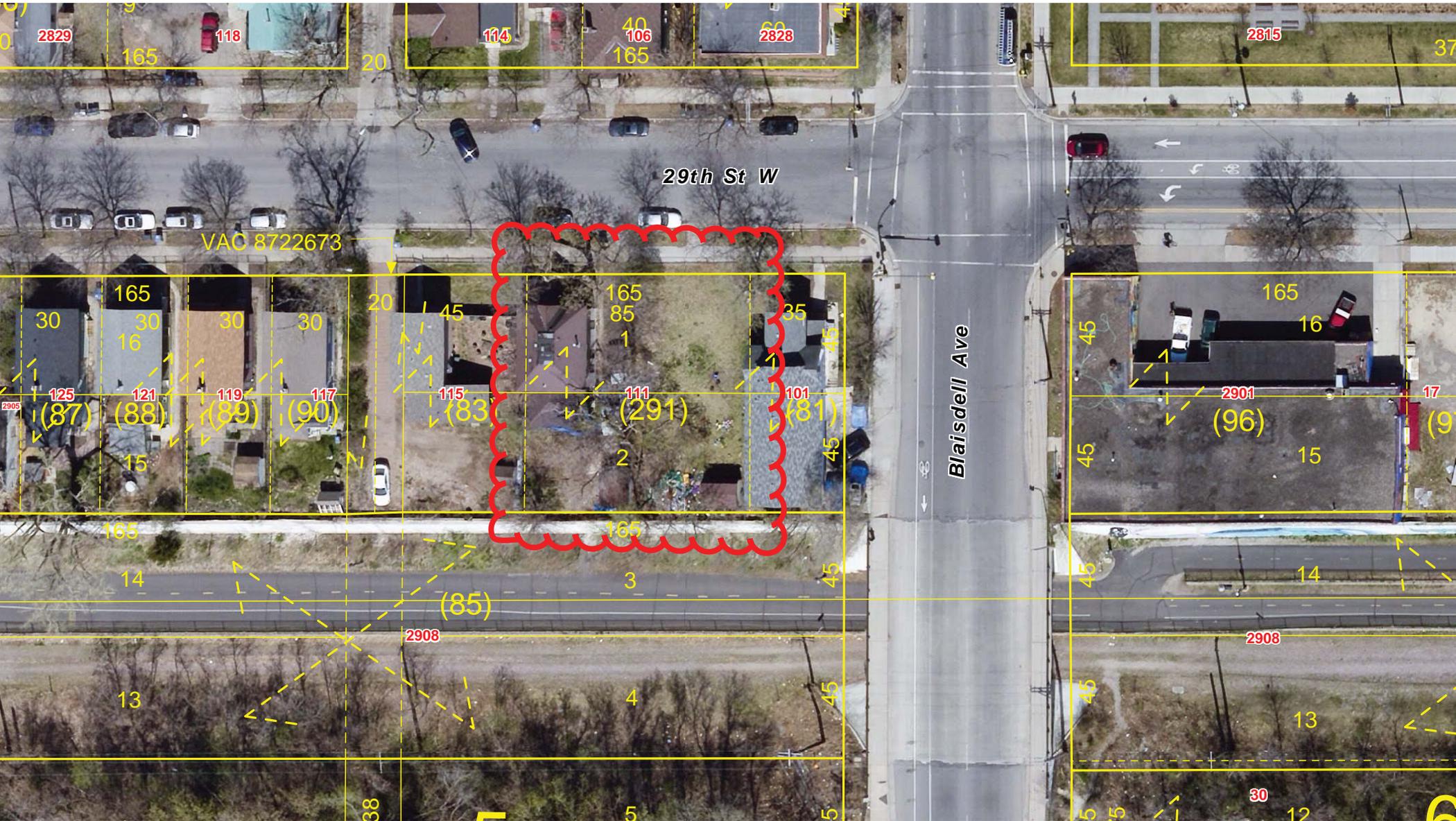
*suppressed* indicates that data were suppressed. Data have been suppressed when there were fewer than 10 people or units in a category, the percentage estimate is less than 1%, or the error margins were greater than 70% of the estimate of a numeric value (such as median income). Large error margins occur when too few people or households were in the survey sample, making the data unreliable. If data have been suppressed at a neighborhood level, they are often available at a higher level of geography (community or city level).

[↑ Top of page](#)



The neighborhood profiles, developed in partnership with the McKnight Foundation, are part of Minnesota Compass, a project that provides measures of well-being at the state, region, county, city, and select neighborhood levels. Minnesota Compass is led by Wilder Research and funded by a collaborative of foundations.

Retrieved on July 14, 2016



**ATTENTION FLAGS**

Owners | Zoning | Struct | Establ | **Flags** | Geo Area | Permits | RFS | Legal | Parcel Attr

APN: 3402924340291 | 111 29TH ST W

Flag Code	Reason for Flag	Hold	By	Date	Resolved By	Date	O Num
CONH	CONDEMNED HEALTH (HSNC)	NOTIFY	WPM	19-JUL-2012			P
<b>Comments</b> 01-MAR-2016 - TRANSFER TO WPM DUE TO DEMO -JWP...26-FEB-2016 - TRANSFER TO RDF PER BKS -JWP...CONH POSTED							
DIRORD	DIRECTORS ORDER TO DEM	RESTRICT	SJB	10-JUN-2016			P
<b>Comments</b> ISSUED 6/10/16, APPEAL DUE 7/1/16, COMPLIANCE DUE 7/11/16, REFER ALL TO SJB X5896.							
LINTH	LINT - HEALTH (HSNG)	NOTIFY	SJE	27-AUG-1998	DEB	08-FEB-1999	P
<b>Comments</b>							
LINTH	LINT - HEALTH (HSNG)	NOTIFY	OKS	02-MAY-2007	RJF	19-JUL-2012	P
<b>Comments</b> 07-0562237 LINTH LEFT OPEN IN ERROR, CONH POSTED 7/19/12 BY KAR; RFS 07-0562237							
STREETUSE	STREET USE PERMIT	RESTRICT	SYS	17-DEC-2008			P
<b>Comments</b> PARCEL IS WITHIN 80 FT OF A MSA, CSA, TRUNK HIGHWAY OR PARKWAY							
VBR	VACANT BUILDING REGISTR	RESTRICT	BKS	01-SEP-2015	BKS	24-NOV-2015	P
<b>Comments</b> 24-NOV-2015 - PER BKS, CLOSING, NOT VACANT REMAINS ILLEGALLY OCCUPIED BY OWNER -JWP...RFS #15-1136803 LEVY YI							
VBR	VACANT BUILDING REGISTR	RESTRICT	WPM	21-DEC-2015			P
<b>Comments</b> 01-MAR-2016 - TRANSFER TO WPM DUE TO DEMO -JWP...26-FEB-2016 - TRANSFER TO RDF PER BKS -JWP...RFS #15-115522C							
<b>Comments</b>							

**OWNER INFORMATION**

Owners | Zoning | Struct | Establ | **Flags** | Geo Area | Permits | RFS | Legal | Parcel Attr

APN: 3402924340291 | 111 29TH ST W

Name: DIANE P TURNBULL Address: 111 29TH ST W

Deed: \_\_\_\_\_ Date: \_\_\_\_\_ Type: \_\_\_\_\_

Occupy: \_\_\_\_\_ Equity: \_\_\_\_\_ Time Shr: \_\_\_\_\_ Phone: \_\_\_\_\_

Country: MINNEAPOLIS MN 55408

Name: \_\_\_\_\_ Address: \_\_\_\_\_

Deed: \_\_\_\_\_ Date: \_\_\_\_\_ Type: \_\_\_\_\_

Occupy: \_\_\_\_\_ Equity: \_\_\_\_\_ Time Shr: \_\_\_\_\_ Phone: \_\_\_\_\_

Country: \_\_\_\_\_

Name: \_\_\_\_\_ Address: \_\_\_\_\_

Deed: \_\_\_\_\_ Date: \_\_\_\_\_ Type: \_\_\_\_\_

Occupy: \_\_\_\_\_ Equity: \_\_\_\_\_ Time Shr: \_\_\_\_\_ Phone: \_\_\_\_\_

Country: \_\_\_\_\_

Struct/Improv Val: \_\_\_\_\_ Land Value: \_\_\_\_\_ Sale Code: \_\_\_\_\_ Total Owners: 1

Property Value: \_\_\_\_\_ Exempt Value: \_\_\_\_\_ Sale Source: \_\_\_\_\_ Sale Date: \_\_\_\_\_

Sale Amnt: \_\_\_\_\_ Owner Occupy: \_\_\_\_\_ Valid Sale: \_\_\_\_\_

Division of Air #: \_\_\_\_\_

Owner Contact | Owner History/Change Owners | Deed Genealogy



SERVICE REQUESTS ON PARCEL

Owners | Zoning | Struct | Establ | Flags | Geo Area | Permits | **RFS** | Legal | Parcel Attr

APN: 3402924340291 | 111 29TH ST W

Request#	Problem	Requestor	Recd Date	Status
04-0337169	HSNG	ANONYMOUS,	09-JUN-2004	DONE ▲
04-0344286	HSNG	ANONYMOUS,	14-JUL-2004	DONE
04-0351416	HSNG	ANONYMOUS,	13-AUG-2004	DONE
05-0390943	OTHER	ANONYMOUS,	01-JUN-2005	DONE
05-0405471	EMCSO		14-JUN-2005	DONE
05-0469613	HSNG	ANONYMOUS,	14-OCT-2005	DONE
06-0477858	HCOMPLAINT	ANONYMOUS,	26-JAN-2006	DONE
06-0495249	HSNG	ANONYMOUS,	25-MAY-2006	DONE
07-0562237	HSNG	ANONYMOUS,	04-MAY-2007	OPEN
10-0752452	HSNG	ANONYMOUS,	29-MAR-2010	DONE
10-0775426	OTHER	ANONYMOUS,	02-JUL-2010	DONE
11-0843247	HSNG	GILBREATH, WILLIAM	23-JUN-2011	DONE
11-0879861	HSNG	ANONYMOUS,	07-NOV-2011	DONE ▼

SERVICE REQUESTS ON PARCEL

Owners | Zoning | Struct | Establ | Flags | Geo Area | Permits | **RFS** | Legal | Parcel Attr

APN: 3402924340291 | 111 29TH ST W

Request#	Problem	Requestor	Recd Date	Status
11-0879863	HSNG	ANONYMOUS,	07-NOV-2011	DONE ▲
15-1111992	HCOMPLAINT	NEVEAUX, JOCEY	26-MAY-2015	DONE
15-1111993	HOD	ANONYMOUS,	26-MAY-2015	DONE
15-1112772	HCOMPLAINT	Herron, Lindsay	28-MAY-2015	DONE
15-1113719	HSNG	ANONYMOUS,	02-JUN-2015	DONE
15-1128386	HSNG	ANONYMOUS,	28-JUL-2015	DONE
15-1128392	HSNG	ANONYMOUS,	28-JUL-2015	DONE
15-1128876	HSNG	ANONYMOUS,	29-JUL-2015	OPEN
15-1128878	HSNG	ANONYMOUS,	29-JUL-2015	OPEN
15-1136803	HVBR	ANONYMOUS,	01-SEP-2015	DONE
15-1136818	HVBR	ANONYMOUS,	01-SEP-2015	DONE
15-1155220	HVBR	ANONYMOUS,	21-DEC-2015	OPEN
15-1155227	HVBR	ANONYMOUS,	21-DEC-2015	OPEN ▼

**SERVICE REQUESTS ON PARCEL**

Owners | Zoning | Struct | Establ | Flags | Geo Area | Permits | **RFS** | Legal | Parcel Attr

APN: 3402924340291 | 111 29TH ST W

Request#	Problem	Requestor	Recd Date	Status
15-1113719	HSNG	ANONYMOUS,	02-JUN-2015	DONE
15-1128386	HSNG	ANONYMOUS,	28-JUL-2015	DONE
15-1128392	HSNG	ANONYMOUS,	28-JUL-2015	DONE
15-1128876	HSNG	ANONYMOUS,	29-JUL-2015	OPEN
15-1128878	HSNG	ANONYMOUS,	29-JUL-2015	OPEN
15-1136803	HVBR	ANONYMOUS,	01-SEP-2015	DONE
15-1136818	HVBR	ANONYMOUS,	01-SEP-2015	DONE
15-1155220	HVBR	ANONYMOUS,	21-DEC-2015	OPEN
15-1155227	HVBR	ANONYMOUS,	21-DEC-2015	OPEN
16-1165715	HBBLDG	ANONYMOUS,	30-MAR-2016	DONE
16-1167309	MPDBRD	ANONYMOUS,	08-APR-2016	DONE
16-1167321	MPDBRD	ANONYMOUS,	08-APR-2016	DONE
16-1177642	HBBLDG	Neveaux, Josie	22-MAY-2016	DONE

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Property Address:

Property ID: **3402924340291**

[Map](#)

**111 29th St W Minneapolis, MN 55408**

## OWNER

Diane P Turnbull Minneapolis Mn 55408

## TAXPAYER

Diane P Turnbull  
111 29th St W Minneapolis Mn 55408

## VALUATION HISTORY

Last Sale

[Current Taxable Value](#)

[Full valuation history](#)

## STRUCTURE INFORMATION

Type

Multi-Family Residential

## LOT INFORMATION

Lot Size 7,650  
Tract/Block / 117  
Zone R2B/ Two Family District('99)

## LAND USE INFORMATION

Homesteader None  
Homestead Status  
Relative Homestead No  
Assessor/Ext. Chris/ 5414  
Assessor Land Use MFRS  
Addition

## RENTAL HISTORY

Rental License N/A  
Lodging House N/A  
Registered N/A

## ACTIVE PARCEL FLAGS

Condemned Health (hsng) 7/19/2012  
Directors Order To Demolish 6/10/2016  
Vacant Building Registration (hsng) 12/21/2015

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Property Address:

Property ID: 3402924340291

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**111 29th St W Minneapolis, MN 55408**

VALUATION HISTORY								
Year	Homestead	Exempt	TOH*	Estimated Market Value			Total Taxable Value	
				Building	Land	Machinery		Total
2016				\$31,700	\$57,800		\$89,500	<a href="#">Current Taxable Value</a>
2015				\$26,200	\$57,800		\$84,000	\$84,000
2014	100%			\$12,200	\$57,800		\$70,000	\$70,000
2013	100%			\$74,300	\$46,700		\$121,000	\$121,000
2012	100%			\$85,100	\$35,900		\$121,000	\$121,000
2011	100%			\$85,100	\$35,900		\$121,000	\$121,000
2010	100%			\$94,600	\$35,900		\$130,500	\$130,500
2009	100%			\$94,600	\$35,900		\$130,500	\$130,500
2008	100%			\$117,600	\$35,900		\$153,500	\$153,500
2007	100%			\$134,600	\$35,900		\$170,500	\$145,700
2006	100%			\$142,900	\$27,600		\$170,500	\$126,700
2005	100%			\$161,100	\$18,400		\$179,500	\$110,200
2004	100%			\$128,200	\$15,300		\$143,500	\$87,100
2003	100%			\$104,200	\$15,300		\$119,500	\$68,400
2002	100%			\$77,800	\$19,700		\$97,500	\$55,600
2001	0%							\$0

TAX EXEMPTION
-- No tax exemptions found for this property--

SALES HISTORY			
Date	Seller	Buyer	Price
--No sales history found for this property --			

**\* Explanation of TOH**

"This Old House" (M.S. 273.11, Subd. 16): This applies only to homestead property with structures 45 years of age or older and valued at less than \$400,000. Improvements that increase the estimated market value by \$5,000 or more may some of the value exempted. **Only improvements made before Jan. 2, 2003, and first assessed before or during the 2003 assessment will qualify for this exclusion.** Value that has been deferred for 10 years will begin to be phased in with the 2004 assessment. More information on the is available at the Minneapolis Assessor's Office.

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Property Address:

**111 29th St W Minneapolis, MN 55408**

Property ID: **3402924340291**

[Map](#)

## Structures at this Address:

[111 29th St W](#)

[Hide Details.](#)

### 111 29TH ST W

**Registered Dwellings:** 1

**Reference Dwellings:** 2

**Bedrooms:** 3

**Baths:** 2

**Residence Rooms:** 8

**Year Built:** 1900

**Stories:** 2

**Building Area(+ Basement):** 2296

**Ground Floor:** 960

**Second Floor:** 616

**Basement Area:** 720

**Building Code:** M2F, 2 Fam. Conv. Sgl. Dwlg.

**Establishments:** --THERE ARE NO ESTABLISHMENTS ASSOCIATED WITH THIS STRUCTURE--

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Property Address:

**111 29th St W Minneapolis, MN 55408**

Property ID: **3402924340291**

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INSPECTION PERMITS			
Year	Total	Open	Closed
<a href="#">2016</a>	1	1	0
<a href="#">2015</a>	0	0	0
<a href="#">Prior</a>	4	0	4
<a href="#">All</a>	5	1	4

[Hide Details.](#)

## 2016 Non-Renewable

**111 29th St W**

STREET USE PERMIT								
Permit	Type	Issued	Status	Value	Applicant	Renewal	Cleared	Fees
<a href="#">1049191</a>	BSU	05/17	Open		A & D Recycling & Recovery	N/A	N/A	\$80.90

## 2004 Non-Renewable

**111 29th St W**

RENTAL EXEMPTION								
Permit	Type	Issued	Status	Value	Applicant	Renewal	Cleared	Fees
<a href="#">3530</a>	REXM	12/30	Done		Diane P Turnbull	04/01/2005	12/30/2004	\$15.00

## 2001 Non-Renewable

**111 29th St W**

ELECTRICAL								
Permit	Type	Issued	Status	Value	Applicant	Renewal	Cleared	Fees
<a href="#">1031557</a>	BTEA	05/07	Done	100.00	All American Electric	N/A	02/06/2006	\$41.80

# 1996 Non-Renewable

## 111 29th St W

BUILDING								
Permit	Type	Issued	Status	Value	Applicant	Renewal	Cleared	Fees
<a href="#">626211</a>	B	01/22	Done	66021.00		N/A	04/29/1996	\$714.01

ELECTRICAL								
Permit	Type	Issued	Status	Value	Applicant	Renewal	Cleared	Fees
<a href="#">892712</a>	F	01/31	Done	2395.00		N/A	03/05/1997	\$35.50

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Property Address:

**111 29th St W Minneapolis, MN 55408**

Property ID: **3402924340291**

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**Current Inspector:** Marci

**Last Inspection:** 06/02/2016 by Wayne

HOUSING VIOLATIONS					
Year	Total	Open	Closed	Tags	
<a href="#">2016</a>	4	0	4	0	
<a href="#">2015</a>	20	11	9	0	
<a href="#">Prior</a>	40	2	38	0	
<a href="#">All</a>	64	13	51	0	

[Hide Details.](#)

## 2016

INCIDENT: <a href="#">16-1177642</a> (HAZ/BOARDED BUILDING)					
Violation	RFS Status	Initiated Date	Due Date	Division	Tag
Dwelling Open To Trespass	DONE	05/23/2016	05/30/2016	INSP	

INCIDENT: <a href="#">16-1167321</a> (MPLS POLICE DEPT BOARDING)					
Violation	RFS Status	Initiated Date	Due Date	Division	Tag
Mpls Police Dept Authorized Boarding	DONE	03/31/2016	03/31/2016	INSP	

INCIDENT: <a href="#">16-1167309</a> (MPLS POLICE DEPT BOARDING)					
Violation	RFS Status	Initiated Date	Due Date	Division	Tag
Mpls Police Dept Authorized Boarding	DONE	03/29/2016	03/29/2016	INSP	

INCIDENT: <a href="#">16-1165715</a> (HAZ/BOARDED BUILDING)					
Violation	RFS Status	Initiated Date	Due Date	Division	Tag
	DONE				

## 2015

INCIDENT: <a href="#">15-1155220</a> (VACANT BUILDING REGISTRATION)					
Violation	RFS Status	Initiated Date	Due Date	Division	Tag

Register Your Vacant Building	OPEN	12/21/2015	01/20/2016	INSP
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**INCIDENT: [15-1155227](#) (VACANT BUILDING REGISTRATION)**

Violation	RFS Status	Initiated Date	Due Date	Division	Tag
Converted From Pmq. No Violation Number	OPEN				

**INCIDENT: [15-1136818](#) (VACANT BUILDING REGISTRATION)**

Violation	RFS Status	Initiated Date	Due Date	Division	Tag
Vbr Fee	DONE	09/01/2015	10/01/2015	INSP	

**INCIDENT: [15-1136803](#) (VACANT BUILDING REGISTRATION)**

Violation	RFS Status	Initiated Date	Due Date	Division	Tag
Register Your Vacant Building	DONE	08/31/2015	10/01/2015	INSP	

**INCIDENT: [15-1128876](#) (HOUSING)**

Violation	RFS Status	Initiated Date	Due Date	Division	Tag
Repair Or Replace Exterior Walls	OPEN	07/29/2015	08/28/2015	INSP	

**INCIDENT: [15-1128878](#) (HOUSING)**

Violation	RFS Status	Initiated Date	Due Date	Division	Tag
Maintain Drive	OPEN	07/28/2015	08/28/2015	INSP	

**INCIDENT: [15-1128876](#) (HOUSING)**

Violation	RFS Status	Initiated Date	Due Date	Division	Tag
Rep/rep Windows	OPEN	07/28/2015	08/28/2015	INSP	
Repair Or Replace Glass	OPEN	07/28/2015	08/28/2015	INSP	
Provide Screens	OPEN	07/28/2015	08/28/2015	INSP	
Repair Roof Overhang	OPEN	07/28/2015	08/28/2015	INSP	
Repair Or Replace Exterior Doors	OPEN	07/28/2015	08/28/2015	INSP	
Repair Or Replace Foundation	OPEN	07/28/2015	08/28/2015	INSP	
Rep/rep Roof	OPEN	07/28/2015	08/28/2015	INSP	

**INCIDENT: [15-1128392](#) (HOUSING)**

Violation	RFS Status	Initiated Date	Due Date	Division	Tag
Cut Grass/weeds	DONE	07/27/2015	08/04/2015	INSP	

**INCIDENT: [15-1128386](#) (HOUSING)**

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Violation	RFS Status	Initiated Date	Due Date	Division	Tag
Remove Rubbish	DONE	07/27/2015	07/28/2015	INSP	

INCIDENT: <a href="#">15-1113719</a> (HOUSING)					
Violation	RFS Status	Initiated Date	Due Date	Division	Tag
Inoperable Vehicle	DONE	06/02/2015	06/05/2015	INSP	

INCIDENT: <a href="#">15-1112772</a> (HOUSING COMPLAINTS)					
Violation	RFS Status	Initiated Date	Due Date	Division	Tag
Trim Vegetation/sidewalk	DONE	06/01/2015	06/07/2015	INSP	
Cut Grass/weeds	DONE	06/01/2015	06/07/2015	INSP	

INCIDENT: <a href="#">15-1111993</a> (HIGH OCCUPANCY DWELLING)					
Violation	RFS Status	Initiated Date	Due Date	Division	Tag
	DONE				

INCIDENT: <a href="#">15-1111992</a> (HOUSING COMPLAINTS)					
Violation	RFS Status	Initiated Date	Due Date	Division	Tag
	DONE				

## 2011

INCIDENT: <a href="#">11-0879863</a> (HOUSING)					
Violation	RFS Status	Initiated Date	Due Date	Division	Tag
Remove Rubbish	DONE	11/07/2011	11/15/2011	INSP	

INCIDENT: <a href="#">11-0879861</a> (HOUSING)					
Violation	RFS Status	Initiated Date	Due Date	Division	Tag
Inoperable Vehicle	DONE	11/07/2011	11/18/2011	INSP	
Commercial/truck Parking	DONE	11/07/2011	11/18/2011	INSP	

INCIDENT: <a href="#">11-0843247</a> (HOUSING)					
Violation	RFS Status	Initiated Date	Due Date	Division	Tag
Provide Sight Lines	DONE	06/28/2011	07/06/2011	INSP	
Cut Grass/weeds	DONE	06/28/2011	07/06/2011	INSP	

## 2010

INCIDENT: <a href="#">10-0775426</a> (OTHER INSPECTOR/FLOATER)					
Violation	RFS Status	Initiated Date	Due Date	Division	Tag
Cut Grass/weeds	DONE	07/02/2010	07/09/2010	INSP	

**INCIDENT: [10-0752452](#) (HOUSING)**

Violation	RFS Status	Initiated Date	Due Date	Division	Tag
Parking In Yard	DONE	03/25/2010	04/18/2010	INSP	

**2007****INCIDENT: [07-0562237](#) (HOUSING)**

Violation	RFS Status	Initiated Date	Due Date	Division	Tag
Insp Choice - Housing	OPEN	05/04/2007	06/01/2007	INSP	
Clean Unit, Occupant	OPEN	05/04/2007	06/01/2007	INSP	

**2006****INCIDENT: [06-0495249](#) (HOUSING)**

Violation	RFS Status	Initiated Date	Due Date	Division	Tag
Cut Grass/weeds	DONE	05/25/2006	06/01/2006	INSP	

**INCIDENT: [06-0477858](#) (HOUSING COMPLAINTS)**

Violation	RFS Status	Initiated Date	Due Date	Division	Tag
Maintain Drive	DONE	01/26/2006	05/02/2006	ENMG	
Ground Cover	DONE	01/26/2006	05/02/2006	ENMG	

**2005****INCIDENT: [05-0469613](#) (HOUSING)**

Violation	RFS Status	Initiated Date	Due Date	Division	Tag
Cut Grass/weeds	DONE	10/14/2005	10/21/2005	INSP	

**INCIDENT: [05-0405471](#) (ENV COMBINED SEWER OVERFLOW)**

Violation	RFS Status	Initiated Date	Due Date	Division	Tag
	DONE				

**INCIDENT: [05-0390943](#) (OTHER INSPECTOR/FLOATER)**

Violation	RFS Status	Initiated Date	Due Date	Division	Tag
Cut Grass/weeds	DONE	06/01/2005	06/08/2005	INSP	

**2004****INCIDENT: [04-0351416](#) (HOUSING)**

Violation	RFS Status	Initiated Date	Due Date	Division	Tag
Cut Grass/weeds	DONE	08/13/2004	08/20/2004	INSP	

**INCIDENT: [04-0344286](#) (HOUSING)**

Violation	RFS Status	Initiated Date	Due Date	Division	Tag
Cut Grass/weeds	DONE	07/14/2004	07/23/2004	INSP	

**INCIDENT: [04-0337169](#) (HOUSING)**

Violation	RFS Status	Initiated Date	Due Date	Division	Tag
	DONE				

**INCIDENT: [04-0328845](#) (HOUSING)**

Violation	RFS Status	Initiated Date	Due Date	Division	Tag
Clean Unit, Occupant	DONE	05/13/2004	05/27/2004	INSP	

**INCIDENT: [04-0328717](#) (HOUSING)**

Violation	RFS Status	Initiated Date	Due Date	Division	Tag
Cut Grass/weeds	DONE	05/13/2004	05/22/2004	INSP	

**2003****INCIDENT: [03-0287050](#) (HOUSING)**

Violation	RFS Status	Initiated Date	Due Date	Division	Tag
Maintain Drive	DONE	08/11/2003	10/01/2003	INSP	
Repair Or Replace Glass	DONE	08/11/2003	10/01/2003	INSP	
Repair Roof Overhang	DONE	08/11/2003	10/01/2003	INSP	
Paint Exterior Trim	DONE	08/11/2003	10/01/2003	INSP	
Rep/rep Ext Steps	DONE	08/11/2003	10/01/2003	INSP	
Rep/rep Roof	DONE	08/11/2003	10/01/2003	INSP	
Ground Cover	DONE	08/11/2003	10/01/2003	INSP	
Assessment For Admin Citation Fee	DONE				

**INCIDENT: [03-0286659](#) (HOUSING)**

Violation	RFS Status	Initiated Date	Due Date	Division	Tag
Rep/rep Ext Steps	DONE	08/07/2003	10/01/2003	INSP	

**INCIDENT: [03-0286218](#) (HOUSING)**

Violation	RFS Status	Initiated Date	Due Date	Division	Tag
Inoperable Vehicle	DONE	08/06/2003	08/13/2003	INSP	

**INCIDENT: [03-0286141](#) (HOUSING)**

Violation	RFS Status	Initiated Date	Due Date	Division	Tag
Remove Rubbish	DONE	08/06/2003	08/13/2003	INSP	

**INCIDENT: [03-0286124](#) (HOUSING)**

Violation	RFS Status	Initiated Date	Due Date	Division	Tag
Trim Vegetation/sidewalk	DONE	08/06/2003	08/13/2003	INSP	
Cut Grass/weeds	DONE	08/06/2003	08/13/2003	INSP	

**INCIDENT: [03-0286109](#) (HOUSING)**

Violation	RFS Status	Initiated Date	Due Date	Division	Tag
Trim Vegetation/sidewalk	DONE	08/06/2003	08/13/2003	INSP	
Cut Grass/weeds	DONE	08/06/2003	08/13/2003	INSP	

**INCIDENT: [03-0277390](#) (HOUSING)**

Violation	RFS Status	Initiated Date	Due Date	Division	Tag
Brush & Branches <4"	DONE	07/07/2003	07/17/2003	INSP	

**INCIDENT: [03-0274127](#) (HOUSING)**

Violation	RFS Status	Initiated Date	Due Date	Division	Tag
Down/fallen Tree >4"	DONE	06/24/2003	07/01/2003	INSP	

**INCIDENT: [03-0274121](#) (HOUSING)**

Violation	RFS Status	Initiated Date	Due Date	Division	Tag
Remove Rubbish	DONE	06/24/2003	07/01/2003	INSP	

**INCIDENT: [03-0274117](#) (HOUSING)**

Violation	RFS Status	Initiated Date	Due Date	Division	Tag
Rep/rep Roof	DONE	06/24/2003	07/15/2003	INSP	

**INCIDENT: [03-0268847](#) (HOUSING)**

Violation	RFS Status	Initiated Date	Due Date	Division	Tag
Cut Grass/weeds	DONE	06/05/2003	06/11/2003	INSP	

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Property Address:

Property ID: 3402924340291

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**111 29th St W Minneapolis, MN 55408**

## Warning - IMPORTANT INFORMATION CONCERNING SPECIAL ASSESSMENTS!

City of Minneapolis property data is updated nightly, Monday – Friday. While efforts are made to ensure that the information on our website is complete and accurate, Special Assessments data could be up to 72 hours old due to data systems refresh cycles.

The Special Assessment information herein does not include Public Works, Minneapolis Park Board, Hennepin County assessments.

If you are concerned about the accuracy or timeliness of an item and would like to contact the department responsible for the data, please contact [Minneapolis 311](#) so that a 311 Customer Service Agent can direct you to the appropriate department. From within the City, dial 3-1-1; outside Minneapolis, dial (612) 673-3000. TTY/TDD users dial (612) 673-2157.

For more information, see the [Special Assessments website](#) or [Special Assessment Contacts](#).

SPECIAL ASSESSMENTS						
Year	Total	Assessed	Pending	Cancelled	Paid	Other
<a href="#">2016</a>	3	0	3	0	0	0
<a href="#">2015</a>	3	1	0	0	2	0
<a href="#">Prior</a>	4	4	0	0	0	0
<a href="#">All</a>	10	5	3	0	2	0

[Hide Details.](#)

## 2016

SPECIAL ASSESSMENTS						
RS NUM	Levy #	Levy Year	Project	Project Description	Status	Total
16-1177642	1099	2016	Dot	Dwelling Open To Trespass Entered 15-jun-2016 Dwelling Open To Trespass - Kitchen Window On First Floor At S.e. Corner. ***aut	Pending	\$169.00
16-1167309	1098	2016	Mpd	Mpls Police Dept Authorized Boarding Entered 08-apr-2016-mpd/fire Emergency Boarding. Hazardous Or Structurally Unsound. Assissted Housin	Pending	\$560.00
16-1167321	1098	2016	Mpd	Mpls Police Dept Authorized Boarding Entered 08-apr-2016-Mpd/fire Emergency Boarding. House Illegally Occupied By Vagrants. Vulnerable T	Pending	\$675.00

## 2015

SPECIAL ASSESSMENTS						
RS NUM	Levy #	Levy Year	Project	Project Description	Status	Total

15-1112772	1081	2015	011	Cut Grass/weeds Ent 30-jun-2015 All Sides Of The Property.	Cancelled	\$15.00
15-1128386	1080	2015	021	Remove Rubbish Ent 01-sep-2015 Condemned And Vacant Property: Furniture, Scrap Wood, Brush, Branches, Trash, Misc.	Cancelled	\$12.00
15-1128392	1081	2015	011	Cut Grass/weeds Ent 31-aug-2015 Cut Grass/weeds Entire Yard, Especially Very Tall Grass And Weeds In Backyard.	Assessed	\$344.64

## 2010

SPECIAL ASSESSMENTS						
RS NUM	Levy #	Levy Year	Project	Project Description	Status	Total
10-0775426	1081	2010	011	Cut Grass/weeds (ent 7-27-10) Cut Grass/weeds	Assessed	\$129.99

## 2008

SPECIAL ASSESSMENTS						
RS NUM	Levy #	Levy Year	Project	Project Description	Status	Total
03-0287050	1089	2008	H-admin Cit	Assessment For Admin Citation Fee Unpaid \$200 Citation	Assessed	\$220.00
03-0287050	1089	2008	H-admin Cit	Assessment For Admin Citation Fee Unpaid Citation	Assessed	\$440.00

## 2003

SPECIAL ASSESSMENTS						
RS NUM	Levy #	Levy Year	Project	Project Description	Status	Total
03-0286124	1081	2003	011	Cut Grass/weeds Cut Grass/weeds	Assessed	\$155.00

**PropertyInfo** - Property Information System 7.1 rev: 3

Minneapolis Information Technology

For assistance, contact [Minneapolis 311](tel:6126733111) at 3-1-1 or (612) 673-3000

Parcel Data for Taxes Payable 2016

 [Print](#)

[View map](#)

[Taxes due](#)

[Current year values](#)

[Prior year taxes](#)

**Property ID:** 34-029-24-34-0291  
**Address:** 111 29TH ST W  
**Municipality:** MINNEAPOLIS  
**School Dist:** 001 **Construction year:** 1900  
**Watershed:** 6 **Approx. Parcel Size:** 85 X 90  
**Sewer Dist:**  
**Owner Name:** DIANE P TURNBULL  
**Taxpayer Name & Address:** DIANE P TURNBULL  
111 29TH ST W  
MINNEAPOLIS MN 55408

**Sale Information**

Sales prices are reported as listed on the Certificate of Real Estate Value and are not warranted to represent arms-length transactions.

NO SALE INFORMATION ON FILE FOR THIS PROPERTY.

**Tax Parcel Description**

The following is the County Auditor's description of this tax parcel. It may not be the legal description on the most recent conveyance document recording ownership. Please refer to the legal description of this property on the public record when preparing legal documents for recording

**Addition Name:** LINDLEY & LINGENFELTER'S ADDITION TO MINNEAPOLIS

**Lot:**

**Block:** 005

**First Line Metes & Bounds:** W 85.00 FT OF E 120.00 FT OF LOTS 1

**Full Metes & Bounds:**

**Note:** To read full tax parcel description, [click here](#). For term abbreviations, [click here](#).

**Abstract or Torrens:** ABSTRACT

**Value and Tax Summary for Taxes Payable 2016**  
**Values Established by Assessor as of January 2, 2015**

**Estimated Market Value:** \$84,000

**Taxable Market Value:** \$84,000

**Total Improvement Amount:**

**Total Net Tax:** \$1,624.26

[Expand for details](#)

**Total Special Assessments:** \$588.18

**Solid Waste Fee:**

Total Tax:

\$2,212.44

[Expand for taxes due](#)

**Property Information Detail for Taxes Payable 2016  
Values Established by Assessor as of January 2, 2015**

---

**Values:**

<b>Land Market</b>	\$57,800
<b>Building Market</b>	\$26,200
<b>Machinery Market</b>	
<b>Total Market:</b>	\$84,000

**Qualifying Improvements**

**Veterans Exclusion**

**Homestead Market Value  
Exclusion**

**Classifications:**

<b>Property Type</b>	RESIDENTIAL TWO UNIT
<b>Homestead Status</b>	NON-HOMESTEAD
<b>Relative Homestead</b>	
<b>Agricultural</b>	
<b>Exempt Status</b>	

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Hennepin County is providing this information as a public service.  
Tax related questions: [taxinfo@hennepin.us](mailto:taxinfo@hennepin.us)

Hennepin County, MN

# Hennepin County Treasurer

A600 Government Center  
Minneapolis MN 55487- 0060

---

Property ID number: 34-029-24-34-0291 NON - HOMESTEAD  
 Property address: 111 29TH ST W  
 Owner name: DIANE P TURNBULL  
 Taxpayer name and address: DIANE P TURNBULL  
 111 29TH ST W  
 MINNEAPOLIS MN 55408

---

2016 taxes	Tax	Penalty	Totals
1st half tax (due 05/16/2016)	\$1,106.22		
2nd half tax (due 10/17/2016)	\$1,106.22		
Penalty through month end		\$99.56	
Total payable	\$2,212.44	\$99.56	\$2,312.00
Net paid - year to date	\$0.00	\$0.00	\$0.00
Total Due	<b>\$2,212.44</b>	<b>\$99.56</b>	<b>\$2,312.00</b>

Property ID number: 34-029-24-34-0291      **1st half tax due**            **\$1,205.78**

*Note: If you are using this page in lieu of Hennepin County payment stub to remit payment; after printing the page, please check the box in front of the payment amount that you are remitting.*      **2nd half tax due**            **\$1,106.22**

**Total due - 2016 tax**            **\$2,312.00**

---

There are no prior year taxes due on this property.



3402924340291

Account #: **181-0159.300**

Quick Search:



Water Sewer Refuse Drainage

No Account Alerts

Summary Balance & Status Billing Payments Premise & Devices Usage Workflow

**TURNBULL**

Account: **181-0159.300**  
 Service Code: **ACTIVE**  
 Status Code: **NORMAL**

Customer Facts  
 Owner: **Credit Score - U**  
 TAXABLE STATUTE: **Open Work Orders (2)**  
 Meters: **1**

Service Address  
 29TH ST W  
 MINNEAPOLIS, MN 55408-2309

Services  
 Description: **Water - 1 - NORMAL:**  
 Meter: **67798133 ON WTR ONT-10 5/8"**  
 ID: **67767923**

Water  
 DEVICE#: **SWR ON**

Code: **612 - CYCLE 612**  
 Route: **6212 - ROUTE 6012**  
 Hook: **1**  
 Service Area: **8 - BEAT 8 DOWNTOWN**

Billing Address  
 W 29TH ST  
 MINNEAPOLIS, MN 55408-2309  
 (2) 872-6320

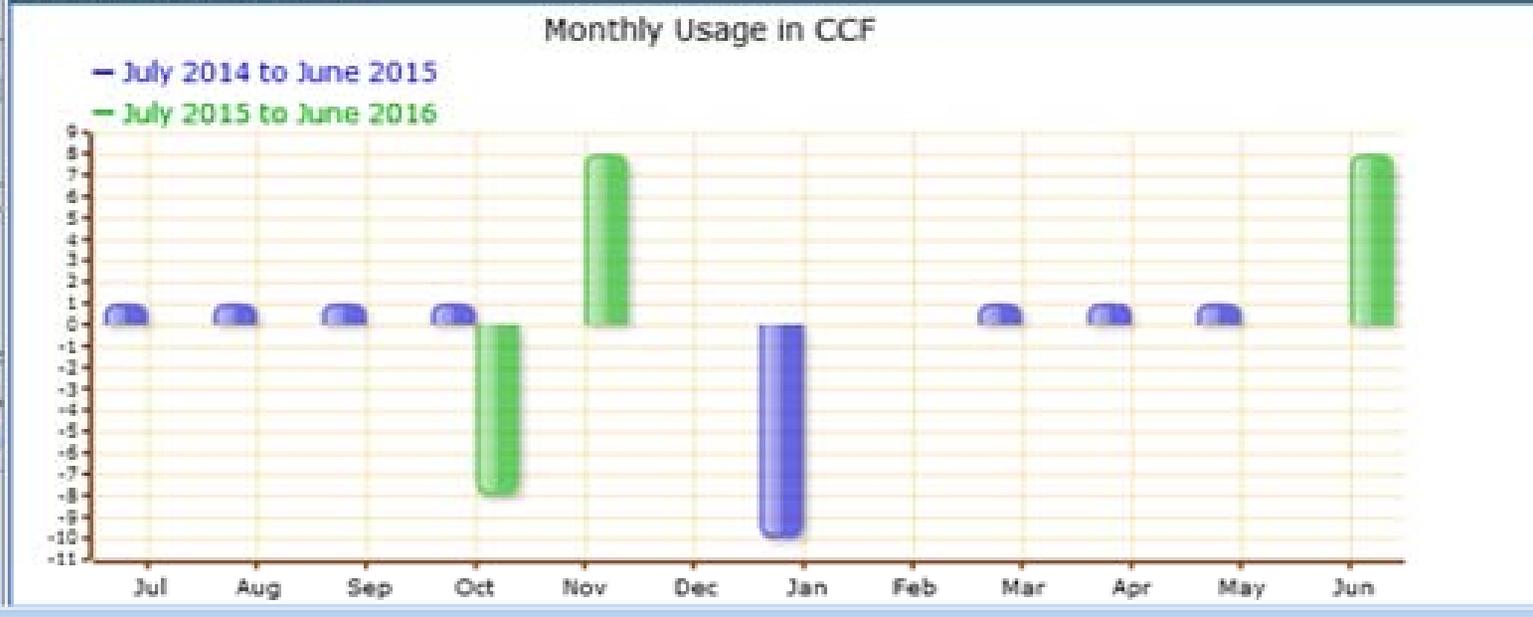
Account Calendar

July 2016						
SUN	MON	TUE	WED	THU	FRI	SAT
25	27	28	29	30	1	2
3	4	5	6	7	8	9
10	11	12	13	14	15	16
17	18	19	20	21	22	23
24	25	26	27	28	29	30

Usage Details PDF Excel More

Tran.	Read Date	Read Code	Meter	Face Desc	Reading	CCFs	Usage	Rate	Class	Charges
NEW	07/12/2016	Estimate	67798133	1	16	8	8	105	1	\$0.00
READ	06/12/2016	Estimate	67798133	1	8	8	8	105	1	\$27.60
READ	05/12/2016	Remote	67798133	1	0	0	0	105	1	\$0.00
READ	04/12/2016	Remote	67798133	1	0	0	0	105	1	\$0.00
READ	03/12/2016	Remote	67798133	1	0	0	0	105	1	\$0.00
READ	02/12/2016	Remote	67798133	1	0	0	0	105	1	\$0.00
READ	01/12/2016	Remote	67798133	1	0	0	0	105	1	\$0.00
READ	12/12/2015	Remote	67798133	1	0	0	0	105	1	\$0.00
READ	11/12/2015	Estimate	67798133	1	16	0	0	105	1	\$0.00
READ	11/12/2015	Estimate	67798133	1	16	-8	-8	105	1	-\$26.96
READ	11/12/2015	Estimate	67798133	1	16	8	8	105	1	\$26.96
READ	10/12/2015	Estimate	67798133	1	8	0	0	105	1	\$0.00
READ	10/12/2015	Estimate	67798133	1	8	-8	-8	105	1	-\$26.96

Usage Comparison Graph



**July 13, 2016**  
**BOARDED BUILDINGS**  
**NEIGHBOR IMPACT STATEMENT**

**REGARDING: The proposed demolition of 111 - 29<sup>th</sup> Street West**

We need to hear what you think. The property at **111 - 29<sup>th</sup> Street West** will be the subject of a public hearing by the Nuisance Condition Process Review Panel. The panel will hear the appeal of an order, issued by the Director of Inspections, to demolish this property.

**The hearing will be held:**

**August 4, 2016 - 1:00 PM**  
**Room 317 City Hall (Council Chambers)**  
**350 South Fifth Street, Minneapolis, MN 55415**

Because you live or own a house near this property, you have the right to present testimony related to the alleged nuisance at the public hearing. If you can't make it to the meeting, please take a moment to send us your opinion impact statement. You can give us your opinion in one of these ways as soon as you can but no later than **ONE WEEK BEFORE THE PUBLIC HEARING**.

- (1) Email us at [scott.bockes@minneapolismn.gov](mailto:scott.bockes@minneapolismn.gov)
- (2) Fax this form to 612-673-2314
- (3) Return this form to:  
City of Minneapolis  
Problem Properties Unit  
Attn: Scott Bockes  
Public Service Center, Room 400  
250 South Fourth Street  
Minneapolis, MN 55415

A. What kind of impact has the subject property had on the neighborhood or on you as a neighbor? <input type="checkbox"/> Positive impact <input type="checkbox"/> Negative impact <input type="checkbox"/> No impact Comments: _____
B. The subject property should be: <input type="checkbox"/> Repaired/renovated <input type="checkbox"/> Demolished Comments: _____
C. Does this property fit the housing needs of the neighborhood? <input type="checkbox"/> Yes <input type="checkbox"/> No Comments: _____

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Date

The meeting site is wheelchair accessible; if you need other disability-related accommodations, such as a sign language interpreter or materials in an alternate format, please contact Scott at (612) 673-5896.  
**English** - Attention. If you want help understanding this information, call 612-673-5896.  
**Hmong** - Ceeb toom. Yog koj xav tau kev pab txhais cov xov no rau koj dawb, hu (612) 673-2800.  
**Spanish** - Atención. Si desea recibir asistencia gratuita para traducir esta información, llame al (612) 673-2700.  
**Somali** - Ogow. Haddii aad dooneyso in lagaa kaalmeeyo tarjamadda macluumaadkani oo lacag la' aan wac (612) 673-3500.  
**Deaf and Hard of Hearing Access number:** (612) 673-3220    **TTY line:** (612) 673-2626

July 13, 2016

**BOARDED BUILDINGS  
NEIGHBORHOOD ORGANIZATION IMPACT STATEMENT**

**Re: Proposed demolition of 111 - 29<sup>th</sup> Street West**

**TO: Whittier Alliance**

**Email: [info@WhittierAlliance.org](mailto:info@WhittierAlliance.org)**

We need to hear what you think. The property at **111 - 29<sup>th</sup> Street West** will be the subject of a public hearing by the Nuisance Condition Process Review Panel. The panel will hear the appeal of an order, issued by the Director of Inspections, to demolish this property.

**The hearing will be held:**

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(2) Fax this form to 612-673-2314

(3) Return this form to: City of Minneapolis  
Problem Properties Unit  
Attn: Scott Bockes  
Public Service Center, Room 400  
250 South Fourth Street  
Minneapolis, MN 55415

A. What kind of impact has the subject property had on the neighborhood or on you as a neighbor?

Positive impact     Negative impact     No impact

Comments: \_\_\_\_\_

B. The subject property should be:  Repaired/renovated     Demolished

Comments: \_\_\_\_\_

C. Does this property fit the housing needs of the neighborhood?  Yes     No

Comments: \_\_\_\_\_

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Date

Meeting site is wheelchair accessible; if you need other disability-related accommodations, such as a sign language interpreter or materials in an alternate format, please contact Scott at (612) 673-5896.

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**Deaf and Hard of Hearing Access number:** (612) 673-3220    **TTY line:** (612) 673-2626

MADISON AVE HOMES LLC 2400 BLAISDELL AVE S # R2 MINNEAPOLIS MN 55404	DAVID A NELSON 108 29TH W MPLS MN 55408	ROSA MOLINA 3137 5TH AVE S MINNEAPOLIS MN 55408
CHDC MORRISON LTD PRTSHP C/O BDC MANAGEMENT CO 428 1ST ST N MINNEAPOLIS MN 55401	IRVING PROPERTIES INC 2601 GARFIELD AV S STE #205 MPLS MN 55408	2804 BLAISDELL PROPERTY LLC ATTN JAMES TINDALL 2400 BLAISDELL AVE S #100 MINNEAPOLIS MN 55404
WAYNE NELSON 5120 102ND ST W #317 BLOOMINGTON MN 55437	B T & A CONSTRUCTION 3401 COLFAX AVE SO MPLS MN 55408	PPL DOUBLE FLATS LLC C/O PROJ FOR PRIDE IN LVG 1035 FRANKLIN AVE E MINNEAPOLIS MN 55404
DEPT OF COMM PLAN/ECON DEVE ATTN REAL ESTATE 105 5TH AVE S #200 MINNEAPOLIS MN 55401	DEPT OF COMM PLAN/ECON DEVE ATTN REAL ESTATE 105 5TH AVE S #200 MINNEAPOLIS MN 55401	SEBLE M LEMMA 213 29TH ST W MINNEAPOLIS MN 55408
LUIS M IBARRA DELGADO 101 29TH ST W MINNEAPOLIS MN 55408	MADISON AVE HOMES LLC 2400 BLAISDELL AVE S #B2 MINNEAPOLIS MN 55404	TAG COMPANY LLP C/O B.T. & A. CONSTRUCTION 3401 COLFAX AVE S MPLS MN 55408
JAMES H JOHNSON 3232 FREMONT AVE N #321 MINNEAPOLIS MN 55412	GABRIEL DOUGLAS 2830 PILLSBURY AVE MINNEAPOLIS MN 55408	HENNEPIN FORFEITED LAND 1595PA PUBLIC AUCTION APRIL 27, 2012 @ 9:00AM DIRECTIVE NO 2012-13
BRETT W KING 5155 FLOWER STREET 25/F LOS ANGELES CA 90071	DAVID A NELSON 4729 YORK AVE S MINNEAPOLIS MN 55410	LEONARD CENTER LLC 207 EAST LAKE STREET #300 MINNEAPOLIS MN 55408
PAUL JABLONSKY 609 MAIN ST NE MPLS MN 55413	HENNEPIN COUNTY REGIONAL RAILROAD AUTHORITY 701 4TH AVE S SUITE 400 MINNEAPOLIS MN 55415	NHU-TUYET THI LAI 2837 NICOLLET AVE S MPLS MN 55408
NHU-TUYET THI LAI 2837 NICOLLET AVE S MPLS MN 55408	MICHAEL J GROSS 125 29TH ST W MINNEAPOLIS MN 55408	SARAH E PAUL 121 29TH ST W MINNEAPOLIS MN 55408
KARMEL SQUARE LLC 207 LAKE ST E #300 MINNEAPOLIS MN 55408	MANUEL BALBOA ANITA CHIMBORAZO 118 29TH ST W MINNEAPOLIS MN 55408	CRAIG GENEREUX 127 5TH ST NE #303 MPLS MN 55413

241 LLC

4005 65TH ST W #208  
EDINA MN 55435

HAAG PROPERTIES LLC

5901 NICOLLET AVE S  
MINNEAPOLIS MN 55419

HAAG PROPERTIES LLC

5901 NICOLLET AVE S  
MINNEAPOLIS MN 55419

LEON ASSOUTOVI/YAWOA KONOU

2930 BLAISDELL AVE S #220  
MINNEAPOLIS MN 55408

HENNEPIN COUNTY

REGIONAL RAILROAD AUTHORITY

701 4TH AVE S SUITE 400  
MINNEAPOLIS MN 55415

MINNESOTA HOUSING SRVCS INC

C/O NEIL ESTERKIN

1000 FRANKLIN AVE W  
MINNEAPOLIS MN 55405

HAAG PROPERTIES LLC

5901 NICOLLET AVE S  
MINNEAPOLIS MN 55419

SELEMUN G MEHARI

2930 BLAISDELL AVE S #235  
MINNEAPOLIS MN 55408

MUSA M FARAH

1609 LYNN CURVE AVE N  
MINNEAPOLIS MN 55411

TODD A MANTHEY  
C/O REP PAYEE DR GREG IDE  
P O BOX 13210  
MPLS MN 55414

ROBERT E BACKSTROM

2930 BLAISDELL AVE S #228  
MPLS MN 55408

ALAA ABED

17596 72ND PL N  
MAPLE GROVE MN 55311

ALAA ABED

17596 72ND PL N  
MAPLE GROVE MN 55311

MARK W STIER

2930 BLAISDELL AVE S #137  
MINNEAPOLIS MN 55408

3535 PROPERTIES LLC

4528 ALDRICH AVE S  
MINNEAPOLIS MN 55419

KRISTIN Y CHAMBERS

14113 URBANK ST N E  
HAM LAKE MN 55304

THOMAS A BYERS

2930 BLAISDELL AVE S #325  
MINNEAPOLIS MN 55408

HAAG PROPERTIES LLC

5901 NICOLLET AVE S  
MINNEAPOLIS MN 55419

BARBARA PARHAM

2930 BLAISDELL AVE S #105  
MINNEAPOLIS MN 55408

JAMES E PARKER

2930 BLAISDELL AVE S #230  
MINNEAPOLIS MN 55408

114 LLC

4005 65TH ST W #208  
EDINA MN 55435

SAMIR HAYO

1836 WORCHESTER AVE  
ST PAUL MN 55116

AARON TAYLOR

2930 BLAISDELL AVE S #208  
MINNEAPOLIS MN 55408

GIANLUIGI COCCI

2930 BLAISDELL AVE S #207  
MINNEAPOLIS MN 55408

BANK OF AMERICA N A

400 COUNTRYWIDE WAY  
SIMI VALLEY CA 93065

JEANNINE ANDERSON

2930 BLAISDELL AVE S  
APT 103  
MPLS MN 55408

342 LLC

4005 65TH AVE W #208  
EDINA MN 55435

HAAG PROPERTIES LLC

5901 NICOLLET AVE S  
MINNEAPOLIS MN 55419

PHILLIP MARVIN MCCLURE

2930 BLAISDELL AVE S #203  
MINNEAPOLIS MN 55408

WENDY M GOLDEN

12851 N MEADVIEW WAY  
ORO VALLEY ARIZONA 85755

NORMA J HALTER

2930 BLAISDELL AVE APT 311  
MPLS MN 55408

HAAG PROPERTIES LLC

5901 NICOLLET AVE S  
MINNEAPOLIS MN 55419

JON C LOIDOLT

2930 BLAISDELL AVE S #219  
MINNEAPOLIS MN 55408

340 LLC

4005 65TH AVE W #208  
EDINA MN 55435

DONALD D KESSLER

2930 BLAISDELL AVE #143  
MPLS MN 55408

FERDINAND W VOLKERT

1664 280TH ST E  
RANDOLPH MN 55065

HAAG PROPERTIES LLC

5901 NICOLLET AVE S  
MINNEAPOLIS MN 55419

HANS DAL MOLIN

2930 BLAISDELL AVE S #140  
MINNEAPOLIS MN 55408

LISA BRIGGS

1801 NICOLLET AVE  
MINNEAPOLIS MN 55403

GERALD B JOHNSTON

2930 BLAISDELL AVE S #305  
MINNEAPOLIS MN 55408

LUCY SEABORN

2930 BLAISDELL AVE S #109  
MINNEAPOLIS MN 55408

HAAG PROPERTIES LLC

5901 NICOLLET AVE S  
MINNEAPOLIS MN 55419

PARK ONE LLC

4005 WEST 65TH ST #208  
BLOOMINGTON MN 55435

HAAG PROPERTIES LLC

5901 NICOLLET AVE S  
MINNEAPOLIS MN 55419

MYRTLE L DANIELS

2930 BLAISDELL AVE S #224  
MINNEAPOLIS MN 55408

PARK ONE LLC

9841 AQUILA RD  
BLOOMINGTON MN 55438

329 LLC

4005 65TH ST W #208  
EDINA MN 55435

LISA R BROTT

2930 BLAISDELL AVE  
MINNEAPOLIS MN 55408

JAMAAL FARAH

2930 BLAISDELL AVE S #129  
MINNEAPOLIS MN 55408

HAAG PROPERTIES LLC

5901 NICOLLET AVE S  
MINNEAPOLIS MN 55419

JEANETTE M MC DONALD

2930 BLAISDELL AVE #313  
MPLS MN 55408

KAREN L BARTELS

2930 BLAISDELL AVE #239  
MPLS MN 55408

314 LLC

4005 65TH ST W #208  
EDINA MN 55435

ISSAM KANSOU

2930 BLAISDELL AVE S #227  
MINNEAPOLIS MN 55408

TENZIN & NIMA GAWA

3623 MAIN ST NE  
MINNEAPOLIS MN 55418

MICHAEL & SHARREL SELLNER

2930 BLAISDELL AVE #324  
MPLS MN 55408

VIJAY K & SHOBHA N UPPAL

18510 66TH PL N  
MAPLE GROVE MN 55311

HAAG PROPERTIES LLC

5901 NICOLLET AVE S  
MINNEAPOLIS MN 55419

MARLYS E GOEBEL

2930 BLAISDELL AVE S #306  
MINNEAPOLIS MN 55408

SAHR K SANDI

2930 BLAISDELL AVE S #110  
MINNEAPOLIS MN 55408

AVIS S HOFFMAN

2930 BLAISDELL AVE S #107  
MPLS MN 55408

WINGS FINANCIAL CREDIT UN

14985 GLAZIER AVE  
APPLE VALLEY MN 55124

JENNIFER L KOTAS

2930 BLAISDELL AVE S #222  
MINNEAPOLIS MN 55408

MINNESOTA HOUSING SRVCS INCPARK ONE LLC

C/O NEIL ESTERKIN  
1000 FRANKLIN AVE W  
MINNEAPOLIS MN 55405

327 LLC

4005 65TH ST W #208  
EDINA MN 55435

SARA N TIBBETTS

2930 BLAISDELL AVE S #118  
MINNEAPOLIS MN 55408

CEDRICK LAMAH

2930 BLAISDELL AVE S #322  
MINNEAPOLIS MN 55408

HAAG PROPERTIES LLC

5901 NICOLLET AVE S  
MINNEAPOLIS MN 55419

HAAG PROPERTIES LLC

5901 NICOLLET AVE S  
MINNEAPOLIS MN 55419

HAAG PROPERTIES LLC

5901 NICOLLET AVE S  
MINNEAPOLIS MN 55419

HANAD E FARAH

2930 BLAISDELL AVE S #303  
MINNEAPOLIS MN 55408

STEWART G HALL

3812 EAST CASSELLE AVE  
ORANGE CA 92869

JOSEPH J KISSEL

2930 BLAISDELL AVE #106  
MPLS MN 55408

9841 AQUILA RD  
BLOOMINGTON MN 55438

DIJANA ANDIC

125 LINCOLN TER N E  
COLUMBIA HEIGHTS MN 55421

BARBARA T LUDACK

2930 BLAISDELL AVE S #126  
MINNEAPOLIS MN 55408

HAAG PROPERTIES LLC

5901 NICOLLET AVE S  
MINNEAPOLIS MN 55419

PARK ONE LLC

9841 AQUILA RD  
BLOOMINGTON MN 55438

HAAG PROPERTIES LLC

5901 NICOLLET AVE S  
MINNEAPOLIS MN 55419

142 LLC

4005 65TH ST W #208  
EDINA MN 55435

FOURTEENTH & MARION LLC

2930 BLAISDELL AVE S #302  
MINNEAPOLIS MN 55408

SOVEREIGN INVESTMENTS INC

C/O FERDINAND W VOLKERT  
1664 280TH ST E  
RANDOLPH MN 55065

SOVEREIGN INVESTMENTS INC

C/O FERDINAND W VOLKERT  
1664 280TH ST E  
RANDOLPH MN 55065

HAAG PROPERTIES LLC

5901 NICOLLET AVE  
MINNEAPOLIS MN 55419

JEFFERY S OSTREM

2930 BLAISDELL AVE S #101  
MINNEAPOLIS MN 55408

SALLY TOURAY

2930 BLAISDELL AVE S #125  
MINNEAPOLIS MN 55408

ABDIWAHID SHALLE MOHAMED

2930 BLAISDELL AVE S #317  
MINNEAPOLIS MN 55408

LEONA S BARTELS

2930 BLAISDELL AVE S APT 312  
MPLS MN 55408

HUSSEIN GERARO

P O BOX 2442  
MPLS MN 55402

217 LLC

4005 65TH ST W #208  
EDINA MN 55435

ERIN A LERWICK 2930 BLAISDELL AVE S #214 MINNEAPOLIS MN 55408	CHRIS & SUSAN ANDERSON 5400 LANDMARK CIR MOUNDS VIEW MN 55112	133 LLC 4005 65TH ST W STE 208 EDINA MN 55435
MONA C ANDERSON 2930 BLAISDELL AVE S #301 MPLS MN 55408	WAYNE H SIMPSON 2348 201ST AVE ST CROIX FALLS WI 54024	WADE E MCLAUGHLIN 2930 BLAISDELL AVE S #336 MINNEAPOLIS MN 55408
ADRIENNE R FOREMAN-JONES 2930 BLAISDELL AVE S #335 MINNEAPOLIS MN 55408	MINNESOTA HOUSING SRVCS INC C/O NEIL ESTERKIN 1000 FRANKLIN AVE W MINNEAPOLIS MN 55405	VICTOR SHKOLNIKOV PO BOX 27561 GOLDEN VALLEY MN 55427
JEFFREY D MAMMENGA 2932 PARK AVE MINNEAPOLIS MN 55407	PHILIP T BERGLUND 2930 BLAISDELL AVE S #236 MINNEAPOLIS MN 55408	ADENAL INVESTMENT LLC P O BOX 28655 ST PAUL MN 55128
PARK ONE LLC 4005 65TH ST W #208 MINNEAPOLIS MN 55435	MARVA WOOLFOLK 2930 BLAISDELL AVE S #209 MINNEAPOLIS MN 55408	MINNESOTA HOUSING SRVCS INC C/O NEIL ESTERKIN 1000 FRANKLIN AVE W MINNEAPOLIS MN 55405
NINA C WONG 4518 BLAISDELL AVE S MINNEAPOLIS MN 55419	CRAIG T MURTHA 1132 W GRAND AVE #2 CHICAGO IL 60642-5801	138 LLC 4005 65TH ST W #208 EDINA MN 55435
OSAMA RASHID PO BOX 251252 WOODBURY MN 55125	LORI A CHU P O BOX 581453 MINNEAPOLIS MN 55458	HAAG PROPERTIES LLC 5901 NICOLLET AVE S MINNEAPOLIS MN 55419
RAYMOND & KATSUKO HOFFMAN 2930 BLAISDELL AVE S #136 MINNEAPOLIS MN 55408	HAAG PROPERTIES LLC 5901 NICOLLET AVE S MINNEAPOLIS MN 55419	KWAMI F KOTOR 2930 BLAISDELL AVE S #332 MINNEAPOLIS MN 55408
VERNON BALLOU 2930 BLAISDELL AVE S #116 MINNEAPOLIS MN 55408	MARLYS E GOEBEL 2930 BLAISDELL AVE #115 MPLS MN 55408	DONALD BIBEAU 51310 COUNTY ROAD 119 DEER RIVER MN 56636
MINNESOTA HOUSING SRVCS INC C/O NEIL ESTERKIN 1000 FRANKLIN AVE W MINNEAPOLIS MN 55405	HILLARY MCCOLLEY C/O SUZANNE MCCOLLEY 1168 79TH AVE NE MINNEAPOLIS MN 55432	JERRY C CROW 4005 65TH ST W #208 EDINA MN 55435

RONALD J SIMONSON  
2930 BLAISDELL AVE APT 213  
MPLS MN 55408

HENNEPIN CO MEDICAL CENTER PARK ONE LLC  
ATTN: P-1 FINANCE  
701 PARK AVE  
MINNEAPOLIS MN 55415

4005 WEST 65TH ST #208  
MINNEAPOLIS MN 55435

MINN HOUSING SERVICES INC  
1000 W FRANKLIN AVE  
MINNEAPOLIS MN 55405

MINNESOTA HOUSING SRVCS INCHAAG PROPERTIES LLC  
C/O NEIL ESTERKIN  
1000 FRANKLIN AVE W  
MINNEAPOLIS MN 55405

5901 NICOLLET AVE S  
MINNEAPOLIS MN 55419

MARIETTA COMMODORE  
2930 BLAISDELL AVE S #210  
MINNEAPOLIS MN 55408

JAMES A TAYLOR  
5501 LYNDALE AVE N  
BROOKLYN CENTER MN 55430

PARK ONE LLC  
4005 65TH ST W #208  
EDINA MN 55435

ANDREW G BAIRD  
119 29TH ST W  
MINNEAPOLIS MN 55408

PAUL S JABLONSKY  
609 MAIN ST NE  
MINNEAPOLIS MN 55413

HENNEPIN COUNTY  
REGIONAL RAILROAD AUTHORITY  
701 4TH AVE S SUITE 400  
MINNEAPOLIS MN 55415

PAUL S JABLONSKY  
609 MAIN ST NE  
MINNEAPOLIS MN 55413

SEARS ROEBUCK & CO  
DEPT 768TAX B2-116A  
PO BOX 927000  
HOFFMAN ESTATES IL 60192

HENNEPIN COUNTY  
REGIONAL RAILROAD AUTHORITY  
701 4TH AVE S SUITE 400  
MINNEAPOLIS MN 55415

SULLIVENS SUPER VALU  
30 LAKE ST W  
MINNEAPOLIS MN 55408

SEBLE M LEMMA  
213 29TH ST W  
MINNEAPOLIS MN 55408

KARMELO PROPERTIES LLC  
207 LAKE ST E #300  
MINNEAPOLIS MN 55408

DAVID A NELSON  
4729 YORK AVENUE S  
MPLS MN 55410

DAVE NELSON  
4729 YORK AVE S  
MINNEAPOLIS MN 55410

HENNEPIN COUNTY  
REGIONAL RAILROAD AUTHORITY  
701 4TH AVE S SUITE 400  
MINNEAPOLIS MN 55415

DIANE P TURNBULL  
111 29TH ST W  
MINNEAPOLIS MN 55408

PAUL S JABLONSKY  
609 MAIN ST NE  
MINNEAPOLIS MN 55413

GASSAN WALID KHORI  
2746 BLAISDELL AVE S  
MINNEAPOLIS MN 55408

MICHAEL LEE MILLER  
2933 PLEASANT AVE S  
MINNEAPOLIS MN 55408

BARBARA B MCCONNELL  
16647 GALENA  
ROSEMOUNT MN 55068

HENNEPIN CO MEDICAL CENTER  
ATTN: P-1 FINANCE  
701 PARK AVE  
MINNEAPOLIS MN 55415

BCPM2 LLC  
1418 5TH ST NE  
MINNEAPOLIS MN 55413

JASON A SAMUELS

115 29TH ST W  
MINNEAPOLIS MN 55408

ERMA MATTHEIS

117 W 29TH ST  
MPLS MN 55408



## TITLE REPORT

ORDER NO. : 16012232

APPLICANT: City of Minneapolis (Problem Properties Unit)

PREPARATION DATE: May 23, 2016

IN PREPARING THIS TITLE REPORT, OLD REPUBLIC NATIONAL TITLE INSURANCE COMPANY HAS NOT SEARCHED ALL DOCUMENTS AFFECTING TITLE TO THE PROPERTY FROM THE GOVERNMENT PATENT AND IS RENDERING NO OPINION AS TO THE STATUS OF TITLE. THE SEARCHES MADE IN PREPARING THIS REPORT COVER ONLY THOSE MORTGAGES OF RECORD AFFECTING THE PROPERTY COVERED HEREBY WHICH APPEAR UNSATISFIED OF RECORD. THE OWNER OF RECORD AS SHOWN IS THE LAST NAMED GRANTEE OF A CONVEYANCE WHICH PURPORTS TO TRANSFER THE FEE INTEREST TO THE PROPERTY.

### LEGAL DESCRIPTION:

The West 85.00 feet of the East 120.00 feet of Lots 1 and 2, Block 5, Lindley and Lingenfelter's Addition to Minneapolis, according to the recorded plat thereof, and situate in Hennepin County, Minnesota.

Abstract Property

111 29th Street W  
Minneapolis, MN 55408

### GRANTEES AS SHOWN ON LAST DEED OF RECORD:

Diane P. Turnbull

### CONTRACT PURCHASER OF RECORD:

None

OUTSTANDING MORTGAGES:

None

OUTSTANDING MECHANICS LIENS, ATTORNEYS LIENS, DIVORCE LIENS,  
HOMEOWNERS ASSOCIATION LIENS, FINANCING STATEMENTS AND LEASES:

None

TEN YEAR NAME SEARCH VS. LAST GRANTEE(S) AND/OR VENDEE(S) OF RECORD:

Judgment, state tax lien, and federal lien searches have been made and show as follows:

Judgment against Diane P. Turnbull, in favor of Asset Acceptance LLC, dated July 31, 2009, docketed July 31, 2009, as Case No. 27-CV-09-16691 in the amount of \$25,636.79.

Judgment against Diane Turnbull, in favor of American Debt Services LLC, dated August 27, 2010, docketed August 27, 2010, as Case No. 27-CV-10-5561 in the amount of \$14,135.12.

ADDITIONAL SEARCHES REQUESTED:

REAL ESTATE TAXES:

Taxes for 2016 in the amount of \$2,212.44 are not paid plus penalty on first half. (Base tax amount \$1,624.26) (Tax No. 34-029-24-34-0291.)

NOTE: Hennepin County tax records indicate property is non-homestead for taxes payable in the year 2016.

The estimated market value is \$84,000.00 as shown by real estate tax records.

ADDITIONAL NAMES SEARCHED BY REQUEST:

None

Order No.: 16012232

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ATTACHMENTS: Y

EFFECTIVE DATE: May 1, 2016 At: 7:00 A.M.

NOTE: If there are any questions concerning the information provided above, please call Lora Rainwater at 612-371-1125.

THIS REPORT IS NOT, NOR IS IT TO BE CONSTRUED AS, AN ABSTRACT OF TITLE, TITLE OPINION, OR TITLE INSURANCE POLICY.

THE TOTAL LIABILITY OF OLD REPUBLIC NATIONAL TITLE INSURANCE COMPANY, BY REASON OF LOSS OR DAMAGE THAT MAY OCCUR, BY REASON OF ANY ERRORS AND OMISSIONS IN THEIR REPORT, IS LIMITED TO THE FEE RECEIVED FOR THE PREPARATION AND ISSUANCE OF THIS REPORT.

## **Bockes, Scott J.**

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**From:** Gabriel Douglas <gabrielasterisk@gmail.com>  
**Sent:** Monday, July 18, 2016 3:09 PM  
**To:** Bockes, Scott J.  
**Subject:** REGARDING: proposed demolition of 111 - 29th Street West

**Follow Up Flag:** Follow up  
**Flag Status:** Flagged

I'm ready to start transition this neighborhood I live in, into a better community.

It has had a negative effect on the neighborhood. Many home owners and renters have neglected their upkeep because of trouble units like this one.

The demolition of this unit is sad, but necessary in order to continue the growth the community has seen. I would love to see somebody renovate the property, as others have in the area. IF that is a possibility, I would like to see it looked into.

The actual building style and plot DO MEET the needs of the neighborhood. And I would be devastated if Sabri or one of his goons got their hands on the property or the building and converted it into something more atrocious, as they are known to do.

-

Gabriel Douglas  
2830 Pillsbury Ave S.  
MPLS, MN 55408

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the 4onthefloor  
[www.4otf.com](http://www.4otf.com)  
[www.gabrieldouglas.com](http://www.gabrieldouglas.com)  
[www.silverbackcolony.com](http://www.silverbackcolony.com)  
[www.doubleasteriskgroup.com](http://www.doubleasteriskgroup.com)

## **Bockes, Scott J.**

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**From:** Jocey Neveaux <neveaux@gmail.com>  
**Sent:** Saturday, July 23, 2016 1:02 PM  
**To:** Bockes, Scott J.  
**Subject:** Proposed demolition of 111 W 29th St

Dear Scott,

Here is our opinion impact statement regarding the proposed demolition of this property.

A) The subject property has had a negative impact on both the neighborhood and on us as neighbors.

The large number of feral cats that were at one time living on the property affected both the neighborhood as a whole and us as the immediate neighbors. Since Minneapolis Animal Care and Control has stepped in and helped to resolve that problem, we have seen a noticeable rebound in the number of birds and other urban wildlife (squirrels, rabbits). We have also seen a marked decrease in the amount of cat feces on our property.

The fruit-bearing tree on the property near the public sidewalk attracts large numbers of flies, which seem to linger and congregate around/in the vacant house.

Having a boarded up house next door to our own has become an ongoing safety concern for us.

B) The subject property should be demolished.

We are sympathetic to Diane and understand that this is her home. We have known her to say for quite some time that she is working on finding the money to fix the house, and we believe that she has the best of intentions regarding her home and neighborhood. However, considering the extensive damage, it doesn't seem feasible to rehabilitate it. There is significant damage to the roof and foundation that is visible from our property. This damage has been steadily worsening for years, and has been very sad to watch. We wish Diane the best, and sincerely hope that she's able to move on to a better situation.

C) This property does not fit the housing needs of the neighborhood in its current condition.

The Delgado family on the corner has been helping Diane maintain the large open part of the property closest to their home, and in conversations with us they've expressed a desire to buy that land if possible. They are lovely people and have done more than anyone else in the neighborhood to help Diane, from routine yard maintenance to attempts to help repair her roof and mitigate storm damage.

Sincerely,  
Jocey Neveaux and Jason Samuels  
115 W 29th St

## **Bockes, Scott J.**

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**From:** Andy Baird <agbaird@bitstream.net>  
**Sent:** Wednesday, July 27, 2016 11:01 AM  
**To:** Bockes, Scott J.  
**Subject:** demolition 111 west 29th street

Hello Scott,

Regarding the house at 111 west 29th street, I testify, as the owner of the house two doors to the the west at 119 west 29th street, that the building and the whole lot are a complete ruin and over grown neglected eyesore. It is sad what was once a charming 1880s Italianate style historic frame house has been allowed to rot away. The place is a garbage house and the lot has grown up with weed and half dead trees and as littered with trash. The foundation under the house has crumbled away and there have been big holes(!!!) in the roof for years now. The property has been a home for feral cats, raccoons and other vermin. I'd afraid there is nothing left to save at 111 west 29th street. The property has a negative impact on the whole block. I'm sorry to say the place is a hopeless case, there is nothing worth saving at least at any reasonable cost. If someone wanted to spend \$150.000 they might be able to restore the home but I can't imagine the current owner, who allowed the house and lot to fall into ruin and be filled with garbage, would do the necessary work.

Thank You,

Andy Baird  
119 west 29th street  
Minneapolis, MN 55408

**Bockes, Scott J.**

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**From:** Michael Gross <michael144@gmail.com>  
**Sent:** Thursday, July 28, 2016 1:31 PM  
**To:** Bockes, Scott J.  
**Subject:** 111 29th St West

To whom it may concern,

As a neighbor of this property, I am strongly in favor of it being demolished. The roof is caved in, it's infested with raccoons, and I've seen teenagers going in and out of the place, which is clearly dangerous. The condition of the house is so bad that I strongly believe people will get hurt if they attempt to walk through it. I have called the city multiple times to register complaints and concerns about it, and I'm very glad to hear about this public hearing. Please tear it down!

After it's torn down, I would be very interested in purchasing the lot. If the city acquires it, please let me know how I may pursue that.

Michael Gross  
612-386-0284