

CITY OF SAINT LOUIS PARK

Order of the City Council of Saint Louis Park,
Hennepin County, Minnesota concerning
Hazardous building on the property

Located at:
7436 North Street, Saint Louis Park, MN 55426

Legally described as: Lots 43 and 44, Block 143, "Rearrangement of St. Louis Park", Together with the Southeasterly 1/2 of vacated alley adjoining said Lots, Hennepin County, Minnesota.

Parcel Identification Number (PID): 20-117-21-21-0051

To: Mark G. Ralke, Owner in Fee Simple of the Subject Property; and
CC: Thomas H. Ralke, Brother and Presumptive Next-of-Kin to Owner of the Subject Property.

Pursuant to Minnesota Statutes § 463.15, *et seq.*, the City Council of the Saint Louis Park, having duly considered the matter, found the above-described property to be hazardous through the passage of Resolution 25-064.

City staff have observed the conditions present at 7436 North Street, Saint Louis Park, MN 55426 [hereinafter: Subject Property]. Their observations revealed that the Subject Property constitutes a hazardous property within the meaning of Minnesota Chapter 463. Specifically, the City Council found that the Subject Property sustained extensive fire damage on February 25, 2025, is no longer habitable, and in disrepair in such a way as to constitute a hazard to public safety or health within the meaning of Minn. Stat. § 463.15, subd. 3.

Pursuant to the foregoing, in accordance with Minn. Stat. § 463.17, unless the hazardous conditions listed above are removed **within thirty (30) days** of the date of this Order, the City shall cause the hazardous conditions on the Subject Property to be removed. The removal of the above-reference hazardous conditions requires, at minimum, securing the building against entry and pest intrusion, repair or removal of damaged structural elements and weatherproofing, and

removal of fire-damaged remnants, and may require demolition of the building and foundation and backfilling of excavation.

If you fail to remedy the hazardous conditions, the City will seek permission from the District Court for the City to do so. The City will move the District Court for summary enforcement of this Order pursuant to Minn. Stat. § 463.19 unless you remedy the situation within said thirty (30) day period or unless an answer is filed within twenty (20) days of service of this Order upon you pursuant to Minn. Stat. § 463.18. Any answer filed must specifically deny sufficient facts presented in this Order to raise a material question as to the presence or absence of hazardous conditions. **Upon enforcement of the Order by the City, all costs expended by the City including reasonable attorneys' fees will be assessed against the real property and collected as other taxes as provided in Minn. Stat. § 463.21.**

If you fail to remedy the hazardous conditions, you must remove all personal property or fixtures necessary for the removal of the deck, if any, **within thirty (30) days of service** of this Order upon you pursuant to Minn. Stat. § 463.24. If said personal property or fixtures are not removed within that by time, then the City may sell the personal property or fixtures at public auction as provided in Minn. Stat. § 463.21 or the City may destroy the same.

CAMPBELL KNUTSON
Professional Association

Dated: June 19, 2025

By /s/ John S. Brooksbank
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