

FINDINGS OF FACT

Walter Bratton is the listed owner of property at 2527 10th Avenue S., in the City of Minneapolis. As the owner of this property Walter Bratton, on July 23, 1997, applied for and was awarded a rental license for the property. The rental license application listed Walter Bratton as the owner of the property and as the person responsible for the maintenance and management of the property. Cedric Thompson's listed address on the application was 2211 Lyndale Avenue N., this was later changed to 20 2527 10th Avenue S. in 1999.

On December 13, 2019, an emergency repair order was issued to Walter Bratton regarding the heating facilities at 2527 10th Avenue S. and was given until December 16, 2019, to make the necessary repairs to the heating system so heat could be supplied to the property to the required 68 degrees. The orders were not complied with and the matter was brought before the City of Minneapolis' Emergency Repair Board.

On December 16, 2019, the Emergency Repair Board heard testimony and received evidence and issued an order authorizing the City of Minneapolis to make the necessary repairs to the heating system at 2527 10th Avenue S. and that the monies used to make the necessary repairs were to be recovered from the owner through a special assessment.

The cost of the repairs to the heating system at 2527 10th Avenue S. exceeded \$41,000.00 and were then assessed to the property. As of January 20, 2022, the assessed costs have not been paid and remain delinquent on the property's tax record.

The property also has unpaid administrative citations/special assessments in the amount of \$151.00 for vegetation removal; \$150.00 for an unpaid reinspection fee and \$220.00 for an unpaid administrative citation. Proper notices were issued to Mr. Bratton to pay the fees and as of January 20, 2022, the fees remain unpaid.

Since 2015, the property at 2527 10th Avenue S. has been an issue for the neighborhood regarding criminal activity with 86 police calls for service occurring at the property. In 2021, the property was the subject of two high risk warrants being executed for drug activity at the property. There have been numerous complaints regarding criminal activity from neighbors to the area Crime Prevention Specialist since 2019. All attempts by the Crime Prevention Specialist to work with Mr. Bratton to address the criminal activity have been met by inaction by the owner.

On September 20, 2021, a Notice of Director's Determination of Non-Compliance was sent to Walter Bratton at the listed address of 2527 10th Avenue S., Minneapolis, MN 55404, notifying the owner that there was a violation of M.C.O. § 244.1910 (11)(a) due to delinquent property taxes/unpaid assessments or unpaid administrative citations. The Notice of Non-Compliance also indicated that the property was in violation of M.C.O. § 19 Good Cause due to the persistent criminal activity at the property. The owner was

given ten (10) days to bring the property in compliance with M.C.O. § 244.1910 (11)(a) and M.C.O. § 19.

The owner failed to bring the property into compliance and on November 10, 2021, a Notice of Revocation, Denial, Non-Renewal, or Suspension of Rental License or Provisional License was sent to Walter Bratton at the listed address of 2527 10th Avenue S., Minneapolis, MN 55404. The property was also posted with notice of the revocation action. The owner was given fifteen (15) days to file an appeal which he failed to do.