

Hinckley City Council presentation for the renovation of 106 Poplar Lane S Hinckley MN

Here is the information I was given as the requirements of the city:

The plan submitted for consideration should include:

A surety in the amount of \$55,000 that the City can draw upon should the plan not be followed.

I have a bond in place with Amy Stafne to execute this bond right away after the approval of the city is received.

Details as to the work planned to rehabilitate the property.

A detailed plan is included in this presentation package.

A plan to keep the property secured.

I would put all new locks on the doors. Lock all windows, board up any missing or broken windows until they can be replaced, board up any openings in the basement walls to prevent access, install motion operated security lighting around exterior perimeter of home as soon as power is available there. Secure all garage windows and doors.

A timeframe to apply for required permits (building, zoning, etc.) to complete any construction work.

I would hire a contractor immediately and get the permits applied for. This would be done within two weeks of closing on the property. I don't believe there would be any zoning or any other applications needed but if there are, I would apply for them as needed.

A timeframe for completing the rehabilitation of the property.

The timeline goal will be to have the exterior renovation completed before winter 2024 and to have the interior renovation done by spring 2025. This would be dependent on the availability of licensed contractors and availability of materials and would need that reasonable contingency in the agreement.