



**AGENDA
CODE ENFORCEMENT BOARD**

March 9, 2023

1:00 p.m.

CODE ENFORCEMENT BOARD				
Nathan Shaw Chairman Ward 6	Patty G Chafatelli Vice Chairwoman By Mayor Henderson	Donald Overholser Ward 4	Roger Bosworth Ward 1	Cynthia C Conners Ward 5
Herman Dorsey Ward 2	Vacant Ward 3	Alternate Shaunte Fulcher By Mayor Henderson	Alternate Randy Krise By Mayor Anderson	

CITY COUNCIL CHAMBERS, 2200 SECOND STREET, FORT MYERS, FLORIDA

Chairman’s Opening Statement	
Public Input on Non-Public Hearing Items	
Pledge of Allegiance to the Flag of the United States of America	
Roll Call	
Interpreter Beatrice Vietri from Tico Translating Interpreting Interpreted the Oath in Spanish	
Clerk administers Oath to all parties addressing the board	
City Clerk’s Office to swear in new board member Randy Krise	
Clerk announces all cases to be heard	
AGENDA ITEMS 1-55 LISTED AS NEW BUSINESS	
1.	Request a motion to approve minutes February 9, 2023.
2.	Case Number: COD-016941-2022 Cited Address: 1462 Alhambra Dr. Property Owner: 1462 Alhambra LLC Environmental Analyst/Code Officer: Wes Anderson Date Case Initiated: 06-13-22 Violation: FMC 54-397 Requirements for Building Maintenance IPMC 304.7 - Roofs and Drainage Notice of Violation Served On: 06-17-22 Ward: 4



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1:00 p.m.

3.	<p>Case Number: COD-016004-2022 Cited Address: 3262 Birchin Ln. Property Owner: Mcgill Durla Marie & Mcgill Andre Louis City Building Official: Brent Brewster Date Case Initiated: 05-03-22 Violation: FMC 102.81 – Construction Permit Required Notice of Violation Served On: 08-08-22 Ward: 4</p>	<p><u>DISMISSED DUE TO COMPLIANCE</u> <u>02-14-23</u></p>
4.	<p>Case Number: COD-015490-2022 Cited Address: 10063 Chesapeake Bay Dr. Property Owner: Kellar Robert K & Kellar Yvonne Jacqueline City Building Official: Brent Brewster Date Case Initiated: 04-04-22 Violation: FMC 102.81 – Construction Permit Required Notice of Violation Served On: 08-16-22 Ward:</p>	<p><u>DISMISSED DUE TO COMPLIANCE</u> <u>03-01-23</u></p>
5.	<p>Case Number: COD-015875-2022 Cited Address: 2176 Davis St. Property Owner: FYR SFR Borrower LLC City Building Official: Brent Brewster Date Case Initiated: 04-25-22 Violation: FMC 102.81 – Construction Permit Required Notice of Violation Served On: 08-09-22 Ward: 2</p>	
6.	<p>Case Number: COD-017075-2022 Cited Address: 3945 Edwards St. Property Owner: Ramo Properties Incorporated City Building Official: Brent Brewster Date Case Initiated: 06-14-22 Violation: FMC 102.81 – Construction Permit Required Notice of Violation Served On: 09-20-22 Ward: 1</p>	<p><u>DISMISSED DUE TO COMPLIANCE</u> <u>02-22-23</u></p>



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7.	<p>Case Number: COD-016030-2022 Cited Address: 3330 Hanson St. Property Owner: Morgan John M Tr City Building Official: Brent Brewster Date Case Initiated: 05-03-22 Violation: FMC 102.81 – Construction Permit Required Notice of Violation Served On: 08-09-22 Ward: 3</p>	<p><u>DISMISSED DUE TO COMPLIANCE</u> <u>02-17-23</u></p>
8.	<p>Case Number: COD-015327-2022 Cited Address: 1960 High St. Property Owner: Hooks Emma L/E City Building Official: Brent Brewster Date Case Initiated: 03-28-22 Violation: FMC 102.81 – Construction Permit Required Notice of Violation Served On: 08-19-22 Ward: 1</p>	<p><u>WITHDRAWN</u> <u>02-28-23</u></p>
9.	<p>Case Number: COD-016011-2022 Cited Address: 2240 Park 82 Dr. Property Owner: Mcknight William D Inc. City Building Official: Brent Brewster Date Case Initiated: 05-03-22 Violation: FMC 102.81 – Construction Permit Required Notice of Violation Served On: 08-30-22 Ward: 2</p>	
10.	<p>Case Number: COD-016008-2022 Cited Address: 5247 Red Cedar Dr. 15 Property Owner: LNX 1 Properties LLC City Building Official: Brent Brewster Date Case Initiated: 05-03-22 Violation: FMC 102.81 – Construction Permit Required Notice of Violation Served On: 08-18-22 Ward: 5</p>	



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1:00 p.m.

11.	<p>Case Number: COD-013378-2021 Cited Address: 2768 St. Charles St. Property Owner: Nixon Charles + Jones Tessa A City Building Official: Brent Brewster Date Case Initiated: 12-27-21 Violation: FMC 102.81 – Construction Permit Required Notice of Violation Served On: 08-09-22 Ward: 3</p>	
12.	<p>Case Number: COD-016515-2022 Cited Address: 1900 Virginia Ave. 1401 Property Owner: Gardner Robert A & Gardner Barbara J City Building Official: Brent Brewster Date Case Initiated: 05-23-22 Violation: FMC 102.81 – Construction Permit Required Notice of Violation Served On: 08-30-22 Ward: 4</p>	<p><u>DISMISSED DUE TO COMPLIANCE</u> <u>03-07-23</u></p>
13.	<p>Case Number: COD-015857-2022 Cited Address: 3151 Winkler Ave Bldg. 5 Property Owner: Florida Storage Winkler LLC. City Building Official: Brent Brewster Date Case Initiated: 04-25-22 Violation: FMC 102.81 – Construction Permit Required Notice of Violation Served On: 08-09-22 Ward: 3</p>	
14.	<p>Case Number: COD-018030-2022 Cited Address: 2245 Fowler St. Property Owner: Midtown Business Center LLC. Code Enforcement Field Supervisor: Tom Smith Date Case Initiated: 07-28-22 Violation: FMC 102.81 – Construction Permit Required. IPMC 305.3 Interior Surfaces, IPMC 504.1 General – Plumbing, IPMC 603.1 - Mechanical Appliances, IPMC 605.1 - Electrical Equipment. Installation Notice of Violation Served On: 09-19-22 Ward: 3</p>	



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1:00 p.m.

15.	<p>Case Number: COD-016995-2022 Cited Address: 1944 Sunset Pl. Property Owner: KCAP RE Fund II LLC. Code Officer: Gary Robinson Date Case Initiated: 06-14-22 Violation: FMC 102.81 – Construction Permit Required Notice of Violation Served On: 07-21-22 Ward: 4</p>	<p><u>DISMISSED DUE TO COMPLIANCE</u> <u>03-03-23</u></p>
16.	<p>Case Number: COD-018984-2022 Cited Address: 10016 Majestic Ave. Property Owner: Unknown Heirs of Conlin Janice L Code Enforcement Field Supervisor: Tom Smith Date Case Initiated: 09-08-22 Violation: FMC 90-3 (b) Violations/Penalties Notice of Violation Served On: 11-07-22 Ward: 6</p>	<p><u>DISMISSED DUE TO COMPLIANCE</u> <u>02-15-23</u></p>
17.	<p>Case Number: COD-018713-2022 Cited Address: 2670 Broadway #3 Property Owner: MIAMI12A LLC. Code Officer: Cynthia Warren Date Case Initiated: 08-22-22 Violation: IPMC 502.1 Plumbing Facilities and Fixture Required Facilities, IPMC 304.3 – Premises Identification, IPMC 305.3 Interior Surfaces, IPMC 504.1 General – Plumbing, IPMC Interior 305.4 Stairs and Walking Surfaces Notice of Violation Served On: 09-30-22 Ward: 3</p>	<p><u>DISMISSED DUE TO COMPLIANCE</u> <u>03-06-23</u></p>
18.	<p>Case Number: COD-018631-2022 Cited Address: 2670 Broadway 7 Property Owner: MIAMI12A LLC Code Officer: Cynthia Warren Date Case Initiated: 08-22-22 Violation: IPMC 502.1 Plumbing Facilities and Fixture Required Facilities, IPMC 304.3 – Premises Identification, IPMC 305.3 Interior Surfaces, IPMC 504.1 General – Plumbing, IPMC 603.1 - Mechanical Appliances Notice of Violation Served On: 09-30-22 Ward: 3</p>	<p><u>DISMISSED DUE TO COMPLIANCE</u> <u>03-02-23</u></p>



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19.	<p>Case Number: COD-018610-2022 Cited Address: 2145 Canal St. Property Owner: GRI LLC TR For 2145 Canal Street Land Trust Code Officer: Cynthia Warren Date Case Initiated: 08-18-22 Violation: FMC 102.81 – Construction Permit Required, IPMC 304.2/304.6 – Protective Treatment/Exterior Walls Notice of Violation Served On: 10-14-22 Ward: 3</p>	
20.	<p>Case Number: COD-016909-2022 Cited Address: 2664 Crag St. Property Owner: R D Ramadan Inc. Code Officer: Cynthia Warren Date Case Initiated: 06-10-22 Violation: FMC 102.81 – Construction Permit Required, FMC 118.3.5.D.2 - Temporary or Mobile Uses and Structures, FMC 118.3.7 B 1 Outside Storage, FMC 134.3.4 Surface Material/Construction and Design Standards, FMC 54-117 – Accumulations, FMC 54-246 – Storage, FMC 78-1. - Findings; obstruction of public street, road and highway rights-of-way., FMC 86-65 Parking For Certain Purposes and Indefinite Parking (curb stoning) Notice of Violation Served On: 09-19-22 Ward: 3</p>	
21.	<p>Case Number: COD-016925-2022 Cited Address: 2715 Crag St. Property Owner: R D Ramadan Inc. Code Officer: Cynthia Warren Date Case Initiated: 06-10-22 Violation: FMC 118.3.7 B 1 Outside Storage, FMC 134.3.4 Surface Material/Construction and Design Standards, FMC 54-117 – Accumulations, FMC 82-183 Required Notice of Violation Served On: 08-10-22 Ward: 3</p>	



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22.	<p>Case Number: COD-016924-2022 Cited Address: 2725 Crag St. Property Owner: Ramadon Richard D Jr Code Officer: Cynthia Warren Date Case Initiated: 06-10-22 Violation: FMC 118.3.7 B 1 Outside Storage, FMC 134.3.4 Surface Material/Construction and Design Standards, FMC 54-117 – Accumulations, FMC 82-183 Required Notice of Violation Served On: 08-18-22 Ward: 3</p>	<p><u>DISMISSED DUE TO COMPLIANCE</u> <u>03-02-23</u></p>
23.	<p>Case Number: COD-016917-2022 Cited Address: 2743 Crag St. Property Owner: Ramadon Richard D Jr Code Officer: Cynthia Warren Date Case Initiated: 06-10-22 Violation: FMC 118.3.5.F.4.d Temporary uses and structures; Trailers, semi-trailers, boat trailers and RVs., FMC 118.3.7 B 1 Outside Storage, FMC 134.3.4 Surface Material/Construction and Design Standards, FMC 54-117 – Accumulations, FMC 82-183 Required, FMC 86-65 Parking For Certain Purposes and Indefinite Parking (curb stoning) Notice of Violation Served On: 08-18-22 Ward: 3</p>	
24.	<p>Case Number: COD-018894-2022 Cited Address: 2258 Royal Palm Ave. Property Owner: E G M M Investments LLC. Code Officer: Cynthia Warren Date Case Initiated: 08-31-22 Violation: FMC 102.81 – Construction Permit Required, FMC 54-5 Keeping Certain Animals and Fowl In Residential District, IPMC 304.7 - Roofs and Drainage, IPMC 305.3 Interior Surfaces, IPMC 305.6 Interior Doors, IPMC 504.1 General – Plumbing, IPMC 603.1 - Mechanical Appliances, IPMC 605.1 - Electrical Equipment. Installation, IPMC 605.2 - Electrical Equipment. Receptacles Notice of Violation Served On: 10-14-22 Ward: 3</p>	



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25.	<p>Case Number: COD-018582-2022 Cited Address: 2258 Royal Palm Ave. Property Owner: E G M M Investments LLC. Code Officer: Cynthia Warren Date Case Initiated: 08-18-22 Violation: FMC 118.3.7 B 1 Outside Storage, FMC 134.3.8 Lighting Standards, FMC 54-117 – Accumulations, FMC 54-119 - Clearance of Lands Required, IPMC 304.13 – Window/Skylight/Door Frames. IPMC 304.15 Doors, IPMC 304.2/304.6 – Protective Treatment/Exterior Walls, IPMC 304.3 – Premises Identification, IPMC 304.8 – Decorative Features Notice of Violation Served On: 09-23-22 Ward: 3</p>	
26.	<p>Case Number: COD-017978-2022 Cited Address: 2358 Victoria Ave. Property Owner: Central Ft Myers Portfolio LLC. Code Officer: Cynthia Warren Date Case Initiated: 07-25-22 Violation: FMC 54-246 – Storage, IPMC 302.7 – Accessory Structures, IPMC 304.13 – Window/Skylight/Door Frames, IPMC 304.15 Doors, IPMC 304.2/304.6 – Protective Treatment/Exterior Walls, IPMC 304.3 – Premises Identification, IPMC 304.8 – Decorative Features Notice of Violation Served On: 10-14-22 Ward: 4</p>	<p><u>DISMISSED DUE TO COMPLIANCE</u> <u>03-02-23</u></p>
27.	<p>Case Number: COD-018336-2022 Cited Address: 2410 Aztec Dr. Property Owner: Levy Benjamin R Code Officer: Brian Wicka Date Case Initiated: 08-08-22 Violation: FMC 54-117 – Accumulations, FMC 90-3 (b) Violations/Penalties, IPMC 108.1.3 Structure unfit for human occupancy Notice of Violation Served On: 09-23-22 Ward: 2</p>	



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28.	<p>Case Number: COD-016757-2022 Cited Address: 4167 Castilla Cir. Property Owner: Villas at Venezia Condo Assn. Code Officer: Brian Wicka Date Case Initiated: 06-03-22 Violation: FMC 102.81 – Construction Permit Required, FMC 54-117 – Accumulations, IPMC 302.7 – Accessory Structures Notice of Violation Served On: 07-25-22 Ward: 3</p>	
29.	<p>Case Number: COD-018172-2022 Cited Address: 4284 Ellen Ave. Property Owner: FKH SFR PROPCO B HLD LP Code Officer: Brian Wicka Date Case Initiated: 08-03-22 Violation: FMC 54-117 – Accumulations, FMC 54-119 - Clearance of Lands Required Notice of Violation Served On: 08-24-22 Ward: 5</p>	<p><u>DISMISSED DUE TO COMPLIANCE</u> <u>02-14-23</u></p>
30.	<p>Case Number: COD-016807-2022 Cited Address: 4020 Fowler St. Property Owner: 7-Eleven Inc. Code Officer: Brian Wicka Date Case Initiated: 06-07-22 Violation: IPMC 304.2/304.6 – Protective Treatment/Exterior Walls Notice of Violation Served On: 08-09-22 Ward: 4</p>	<p><u>DISMISSED DUE TO COMPLIANCE</u> <u>03-06-23</u></p>
31.	<p>Case Number: COD-017570-2022 Cited Address: 2337 E Mall Dr. Property Owner: East Mall Drive Inc. Code Officer: Brian Wicka Date Case Initiated: 07-08-22 Violation: FMC 118.3.5.F.4.b Temporary or Mobile Uses and Structures, FMC 118.3.5.F.4.d Temporary uses and structures; Trailers, semi-trailers, boat trailers and RVs., FMC 118.3.7 B 1 Outside Storage, FMC 134.3.4 Surface Material/Construction and Design Standards Notice of Violation Served On: 09-13-22 Ward: 4</p>	<p><u>WITHDRAWN</u> <u>03-07-23</u></p>



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32.	<p>Case Number: COD-017568-2022 Cited Address: 2313 E Mall Dr. Property Owner: East Mall Drive Inc. Code Officer: Brian Wicka Date Case Initiated: 07-08-22 Violation: 118.3.5.F.4.b Temporary or Mobile Uses and Structures, FMC 118.3.5.F.4.d Temporary uses and structures; Trailers, semi-trailers, boat trailers and RVs., FMC 118.3.7 B 1 Outside Storage, FMC 134.3.4 Surface Material/Construction and Design Standards Notice of Violation Served On: 09-13-22 Ward: 4</p>	<p><u>WITHDRAWN</u> <u>03-07-23</u></p>
33.	<p>Case Number: COD-017945-2022 Cited Address: 3320 Franklin St. Property Owner: Woody Michael Sr & Masha Code Officer: Adam Dees Date Case Initiated: 07-26-22 Violation: FMC 102.81 – Construction Permit Require, FMC 54-117 – Accumulations, FMC 86-61 – Parking Commercial Vehicle in Residential District, FMC 86-69 – Parking in Residential Areas Notice of Violation Served On: 10-25-22 Ward: 2</p>	
34.	<p>Case Number: COD-018366-2022 Cited Address: 3046 Lafayette St. Property Owner: Weaver Adell C Tr For Adell C Weaver Trust Code Officer: Adam Dees Date Case Initiated: 08-09-22 Violation: FMC 54-246 – Storage Notice of Violation Served On: 09-10-22 Ward: 3</p>	<p><u>DISMISSED DUE TO COMPLIANCE</u> <u>03-01-23</u></p>
35.	<p>Case Number: COD-017910-2022 Cited Address: 2210 Quality Life Center Way Property Owner: S2RG Group Florida LLLP Code Officer: Adam Dees Date Case Initiated: 07-25-22 Violation: IPMC 304.15 Doors, IPMC 304.2/304.6 – Protective Treatment/Exterior</p>	



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	Walls, IPMC 305.3 Interior Surfaces, IPMC 605.3 - Electrical Equipment. Luminaries. Notice of Violation Served On: 08-25-22 Ward: 2	
36.	Case Number: COD-017971-2022 Cited Address: 2212 Quality Life Center Way Property Owner: Song Ruijiang Code Officer: Adam Dees Date Case Initiated: 07-25-22 Violation: IPMC 304.13 - Window/Skylight/Door Frames, IPMC 304.2/304.6 - Protective Treatment/Exterior Walls, IPMC 304.8 - Decorative Features, IPMC 304.8 - Decorative Features Notice of Violation Served On: 08-25-22 Ward: 2	
37.	Case Number: COD-015742-2022 Cited Address: 2252 Willard St. Property Owner: Whitfield Darlin + Lynom Clarence Code Officer: Adam Dees Date Case Initiated: 04-20-22 Violation: FMC 102.81 - Construction Permit Required, FMC 54-246 - Storage, IPMC 304.10 Stairways, Decks, Porches, and Balconies Notice of Violation Served On: 07-08-22 Ward: 3	<u>DISMISSED DUE TO COMPLIANCE</u> <u>02-17-23</u>
38.	Case Number: COD-017129-2022 Cited Address: 671 Adams Ave. Property Owner: Wasko Allen G Code Officer: Mark Rodriguez Date Case Initiated: 06-16-22 Violation: FMC 102.81 - Construction Permit Required, IPMC 303.1 - Swimming Pools, Hot Tubs and Spas, IPMC 304.1 - General; Exterior Structure, IPMC 304.3 - Premises Identification, IPMC 304.8 - Decorative Features Notice of Violation Served On: 10-20-22 Ward: 1	<u>WITHDRAWN</u> <u>OWNERSHIP CHANGE</u>



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39.	<p>Case Number: COD-017267-2022 Cited Address: 4336 Ballard Rd. Property Owner: 4336 Ballard FL LLC Code Officer: Mark Rodriguez Date Case Initiated: 06-23-22 Violation: FMC 118.3.7 B 1 Outside Storage, FMC 54-117 – Accumulations, IPMC 304.1 - General; Exterior Structure, IPMC 304.2/304.6 – Protective Treatment/Exterior Walls, IPMC 304.3 – Premises Identification Notice of Violation Served On: 09-06-22 Ward: 1</p>	
40.	<p>Case Number: COD-016892-2022 Cited Address: 4252 Glenwood Ave. Property Owner: WSP Fibers Networking Corporation Code Officer: Mark Rodriguez Date Case Initiated: 06-10-22 Violation: FMC 54-424 (b) Minimum Inspection Standards (Rental), IPMC 303.1 – Swimming Pools, Hot Tubs and Spas, IPMC 303.2 Swimming pools, spas, and hot tubs. Enclosures, IPMC 304.13 – Window/Skylight/Door Frames, IPMC 704.1 – General; Fire Protection, 704.2-704.2.2 – Smoke Alarms, 704.2.3-704.2.4 – Smoke Alarm Power Source Notice of Violation Served On: 08-09-22 Ward: 1</p>	
41.	<p>Case Number: COD-019412-2022 Cited Address: 4100 Edgewood Ave., A7 Property Owner: FL 14 Inc. Code Officer: Jean Paul Ibanez Date Case Initiated: 10-26-22 Violation: IPMC 309.1 - Infestation Notice of Violation Served On: 11-16-22 Ward: 1</p>	<p><u>DISMISSED DUE TO COMPLIANCE</u> <u>03-03-23</u></p>
42.	<p>Case Number: COD-017234-2022 Cited Address: 4100 Edgewood Ave., A1 Property Owner: FL 14 Inc. Code Officer: Jean Paul Ibanez Date Case Initiated: 06-22-22 Violation: IPMC 302.7 – Accessory Structures Notice of Violation Served On: 07-19-22 Ward: 1</p>	<p><u>DISMISSED DUE TO COMPLIANCE</u> <u>02-27-23</u></p>



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43.	<p>Case Number: COD-016791-2022 Cited Address: 3843 Lora St. Property Owner: Leon Heriberto Code Officer: Jean Paul Ibanez Date Case Initiated: 06-06-22 Violation: FMC 118.3.7 B 1 Outside Storage, FMC 54-119 - Clearance of Lands Required, FMC 54-246 – Storage, FMC 86-61 – Parking Commercial Vehicle in Residential District, FMC 86-69 – Parking in Residential Areas, IPMC 304.2/304.6 – Protective Treatment/Exterior Walls Notice of Violation Served On: 09-17-22 Ward: 1</p>	<p><u>WITHDRAWN OWNERSHIP CHANGE</u></p>
44.	<p>Case Number: COD-015991-2022 Cited Address: 916 Luray Ave. Property Owner: Lee Eugene Jr. Code Officer: Jean Paul Ibanez Date Case Initiated: 05-02-22 Violation: FMC 102.81 – Construction Permit Required, FMC 118.3.8 - Fences and Walls. Notice of Violation Served On: 10-25-22 Ward: 1</p>	<p><u>WITHDRAWN 02-27-23</u></p>
45.	<p>Case Number: COD-014279-2022 Cited Address: 3862 Madison Ave. Property Owner: Carney Timothy B Code Officer: Jean Paul Ibanez Date Case Initiated: 02-08-22 Violation: IPMC 304.2/304.6 – Protective Treatment/Exterior Walls Notice of Violation Served On: 06-08-22 Ward: 1</p>	
46.	<p>Case Number: COD-019899-2022 Cited Address: 221 Maria St. Property Owner: Clear Globe Investments LLC. Code Officer: Jean Paul Ibanez Date Case Initiated: 11-15-22 Violation: FMC 102.81 – Construction Permit Required, FMC 54-117 – Accumulations, IPMC 304.13 –Window/Skylight/Door Frames, IPMC 304.2/304.6 – Protective Treatment/Exterior Walls, IPMC 304.3 –</p>	<p><u>WITHDRAWN 03-07-23</u></p>



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	<p>Premises Identification, IPMC 304.7 - Roofs and Drainage Notice of Violation Served On: 11-21-22 Ward: 1</p>	
47.	<p>Case Number: COD-019168-2022 Cited Address: 223 Maria St. Property Owner: Clear Globe Investments LLC. Code Officer: Jean Paul Ibanez Date Case Initiated: 09-19-22 Violation: IPMC 305.3 Interior Surfaces, IPMC 603.1 - Mechanical Appliances Notice of Violation Served On: 11-21-22 Ward: 1</p>	
48.	<p>Case Number: COD-019900-2022 Cited Address: 225 Maria St. Property Owner: Clear Globe Investments LLC. Code Officer: Jean Paul Ibanez Date Case Initiated: 11-15-22 Violation: FMC 102.81 – Construction Permit Required, FMC 54-117 – Accumulations, IPMC 304.13 –Window/Skylight/Door Frames, IPMC 304.2/304.6 – Protective Treatment/Exterior Walls, IPMC 304.3 – Premises Identification, IPMC 304.7 - Roofs and Drainage Notice of Violation Served On: 11-21-22 Ward: 1</p>	
49.	<p>Case Number: COD-015982-2022 Cited Address: 1770 N Markley Ct. Property Owner: Unknown Heirs of Brown Catherine Code Officer: Jean Paul Ibanez Date Case Initiated: 05-03-22 Violation: IPMC 304.13 – Window/Skylight/Door Notice of Violation Served On: 07-13-22 Ward: 1</p>	<p><u>WITHDRAWN</u> <u>03-07-23</u></p>



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50.	<p>Case Number: COD-016241-2022 Cited Address: 822 Oleander Ave. Property Owner: ADA Property Investment LLC. Code Officer: Jean Paul Ibanez Date Case Initiated: 05-12-22 Violation: FMC 118.3.7 B 1 Outside Storage, FMC 86-69 – Parking in Residential Areas, IPMC 304.2/304.6 – Protective Treatment/Exterior Walls Notice of Violation Served On: 09-19-22 Ward: 1</p>	
51.	<p>Case Number: COD-014447-2022 Cited Address: 4011 Palm Beach Blvd. Property Owner: Properties of S & O LLC Code Officer: Jean Paul Ibanez Date Case Initiated: 02-16-22 Violation: FMC 102.81 – Construction Permit Required, IPMC 302.3 – Sidewalks and Driveways, IPMC 302.3 – Sidewalks and Driveways, IPMC 304.3 – Premises Identification Notice of Violation Served On: 09-19-22 Ward: 1</p>	
52.	<p>Case Number: COD-018564-2022 Cited Address: 3823 Pearl St. Property Owner: Ace Dental Inc. Code Officer: Jean Paul Ibanez Date Case Initiated: 08-17-22 Violation: FMC 86-69 – Parking in Residential Areas, IPMC 302.7 – Accessory Structures, IPMC 304.2/304.6 – Protective Treatment/Exterior Walls Notice of Violation Served On: 10-17-22 Ward: 1</p>	
53.	<p>Case Number: COD-016388-2022 Cited Address: 761 Pine St. Property Owner: Soto Valeria Estrada + Estrada Maria Fernanda Code Officer: Jean Paul Ibanez Date Case Initiated: 05-19-22 Violation: FMC 102.81 – Construction Permit Required, FMC 118.3.8 - Fences and Walls., Notice of Violation Served On: 08-26-22 Ward: 1</p>	<p><u>WITHDRAWN OWNERSHIP</u> <u>CHANGE</u></p>



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54.	<p>Case Number: COD-016621-2022 Cited Address: 1174 Whitehead Creek Loop Property Owner: Reyes Genaro Code Officer: Jean Paul Ibanez Date Case Initiated: 05-27-22 Violation: IPMC 304.2/304.6 – Protective Treatment/Exterior Walls Notice of Violation Served On: 10-17-22 Ward: 1</p>	
55.	<p>ORDER OF LIEN Number: 2023-0309</p>	
	<p>AGENDA ITEMS 56-56 LISTED AS OLD BUSINESS</p>	
56.	<p>Non-Compliance Case Number: COD-016487-2022 Cited Address: 3750 Veronica S Shoemaker Blvd. Property Owner: FPT Fort Myers Land LLC. Code Enforcement Field Supervisor: Tom Smith Date Case Initiated: 05-23-22 Violation: FMC 118.3.7 B 1 Outside Storage Fire Inspector: Chris Mulvey Violations: FIRE CODE 10.1.2 - Florida Fire Prevention Code FIRE CODE 10.13.10.1 - Vegetation - Fire Hazard FIRE CODE 31.3.2.1.1 FIRE CODE 31.3.2.2.2 Forest Products and Biomass Feedstocks FIRE CODE 31.3.5.3.5 Forest Products and Biomass Feedstocks Notice of Violation Served On: 07-27-22 Ward: 3 CEB Order: Case presented by Code Enforcement Field Supervisor Tom Smith and Fire Inspector Chris Mulvey. Attorney Ryan Duggan, Brook Conley Representative, presented the case. Code Enforcement Field Superior Tom Smith presented the City’s recommendations. It was moved by Ms. Connors, seconded by Mr. Overholser, and unanimously carried to find the defendant guilty. It was moved by Ms. Connors, seconded by Mr. Overholser, and</p>	



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CODE ENFORCEMENT BOARD

March 9, 2023

1:00 p.m.

	unanimously carried that all violations must be abated by February 9, 2023, or a fine of \$250.00 per day be imposed starting on February 9, 2023, no cap.	
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Adjourn

If a person decides to appeal any decision made by the Code Enforcement Board with respect to any matter considered at such meeting or hearing, he or she will need a record of the proceedings, and that, for such purpose, he or she may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based.

Special Requirements: If you require special aid or services as addressed in the Americans with Disabilities Act, please contact the City Clerk's Office at (239) 321-7035 or for the hearing impaired, TDD telephone number (239) 332-2541.