



**ACTION AGENDA  
CODE ENFORCEMENT BOARD**

June 11, 2020

1:00 p.m.

<b>CODE ENFORCEMENT BOARD</b>				
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 Present	Oliver E Martin Ward 3		Alternate Pieter Cornet Present	Alternate Shaunte Fulcher By Mayor Henderson Present

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

<b>For full agenda Packet, please contact the City Clerk's Office 239-321-7035</b>		
<b>Chairman's Opening Statement</b>		
<b>Public Input on Non-Public Hearing Items</b>		
<b>Pledge of Allegiance to the Flag of the United States of America</b>		
<b>Roll Call</b>		
<b>Clerk administers Oath to all parties addressing the board</b>		
<b>Clerk announces all cases to be heard</b>		
<b>AGENDA ITEMS 1-15 LISTED AS NEW BUSINESS</b>		
1.	Minutes of the regular meeting held on September 12, 2019.	It was moved by Mr. Shaw, seconded by Ms. Conners, and unanimously carried to approve minutes.
2.	Minutes of the regular meeting held on October 10, 2019.	It was moved by Mr. Shaw, seconded by Ms. Conners, and unanimously carried to approve minutes.
3.	Minutes of the regular meeting held on November 14, 2019.	It was moved by Mr. Shaw, seconded by Mr. Dorsey, and unanimously carried to approve minutes.
4.	Minutes of the regular meeting held on December 12, 2019.	It was moved by Mr. Shaw, seconded by Mr. Dorsey, and unanimously carried to approve minutes.



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5.	Minutes of the regular meeting held on January 9, 2020.	It was moved by Mr. Shaw, seconded by Ms. Connors, and unanimously carried to approve minutes.
6.	Minutes of regular meeting held on February 13, 2020.	It was moved by Mr. Shaw, seconded by Ms. Connors, and unanimously carried to approve minutes.
7.	Minutes of regular meeting held on March 12, 2020.	It was moved by Mr. Shaw, seconded by Mr. Dorsey, and unanimously carried to approve minutes.
8.	<p><b>Case Number:</b> COD2019-02734  <b>Cited Address:</b> 1949 Henderson Ave.  <b>Code Enforcement Field Supervisor:</b> Jeffrey Gonzales  <b>Date Case Initiated:</b> 07-09-19  <b>Property Owner:</b> Pearsy Reggie + Cunnington Mary L Et Al  <b>Violation:</b> Unsafe Structure FMC 54-156 through 54-167.  <b>Ward:</b> 2</p>	<p>Case presented by Code Enforcement Field Supervisor Jeffrey Gonzales. No one in attendance representing property owner. It was moved by Mr. Dorsey, seconded by Ms. Connors, and unanimously carried to find the defendant guilty. It was moved by Mr. Dorsey, seconded by Ms. Connors, and unanimously carried that all violations must be abated by September 10, 2020, or a fine of \$250.00 per day be imposed retroactive to June 11, 2020, capped at \$10,000.00, and the City shall abate.</p>
9.	<p><b>Case Number:</b> COD2019-01295  <b>Cited Address:</b> 1423 Lura Ave.  <b>Code Enforcement Field Supervisor:</b> Jeffrey Gonzales  <b>Date Case Initiated:</b> 03-29-19  <b>Property Owner:</b> A&amp;B Enterprises Of SW Florida  <b>Violation:</b> Unsafe Structure FMC 54-156 through 54-167.  <b>Ward:</b> 1</p>	<p>Case presented by Code Enforcement Field Supervisor Jeffrey Gonzales. No one in attendance representing property owner. It was moved by Ms. Connors, seconded by Mr. Shaw, and unanimously carried to find the defendant guilty. It was moved by Mr. Connors, seconded by Mr. Dorsey, and unanimously carried that all violations must be abated by September 10, 2020, or a fine of \$250.00 per day be imposed retroactive to June 11, 2020, capped at \$10,000.00, and the City shall abate.</p>



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10.	<p><b>Case Number:</b> COD2019-04541  <b>Cited Address:</b> 722 Pine St.  <b>Code Enforcement Field Supervisor:</b> Jeffrey Gonzales  <b>Date Case Initiated:</b> 12-03-19  <b>Property Owner:</b> Unknown Heirs Of Arguelles Albert  <b>Violation:</b> Unsafe Structure FMC 54-156 through 54-167.  <b>Ward:</b> 1</p>	<p>Case presented by Code Enforcement Field Supervisor Jeffrey Gonzales. No one in attendance representing property owner. It was moved by Mr. Bosworth, seconded by Mr. Shaw, and unanimously carried to find the defendant guilty. It was moved by Mr. Bosworth, seconded by Mr. Dorsey, and unanimously carried that all permits must be obtained by August 13, 2020, and that all violations must be abated by September 10, 2020, or a fine of \$250.00 per day be imposed retroactive to June 11, 2020, capped at \$10,000.00, and the City shall abate.</p>
11.	<p><b>Case Number:</b> COD2019-04830  <b>Cited Address:</b> 3193 E Riverside Dr.  <b>Code Enforcement Field Supervisor:</b> Jeffrey Gonzales  <b>Date Case Initiated:</b> 12-23-19  <b>Property Owner:</b> Rehman Salma +  <b>Violation:</b> Unsafe Structure FMC 54-156 through 54-167.  <b>Ward:</b></p>	<p>Case presented by Code Enforcement Field Supervisor Jeffrey Gonzales. No one in attendance representing property owner. It was moved by Mr. Martin, seconded by Mr. Shaw, and unanimously carried to find the defendant guilty. It was moved by Mr. Martin, seconded by Mr. Dorsey, and unanimously carried that all violations must be abated by November 27, 2020, or a fine of \$250.00 per day be imposed retroactive to June 11, 2020, capped at \$10,000.00, and the City shall abate.</p>
12.	<p><b>Case Number:</b> COD2020-00446  <b>Cited Address:</b> 2247 Stella St.  <b>Code Enforcement Field Supervisor:</b> Jeffrey Gonzales  <b>Date Case Initiated:</b> 02-10-20  <b>Property Owner:</b> AOA LLC  <b>Violation:</b> Unsafe Structure FMC 54-156 through 54-167.  <b>Ward:</b> 3</p>	<p>Case presented by Code Enforcement Field Supervisor Jeffrey Gonzales. No one in attendance representing property owner. It was moved by Mr. Dorsey, seconded by Mr. Shaw, and unanimously carried to find the defendant guilty. It was moved by Mr. Dorsey, seconded by Ms. Connors, and unanimously carried that all permits must be obtained by August 13, 2020, and that all violations must be abated by September 10, 2020, or a fine of \$250.00 per day be imposed retroactive to June 11, 2020, capped at \$10,000.00, and the City shall abate.</p>



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13.	<p><b>Case Number:</b> COD2020-00443  <b>Cited Address:</b> 2255 Stella St.  <b>Code Enforcement Field Supervisor:</b>          Jeffrey Gonzales  <b>Date Case Initiated:</b> 02-10-20  <b>Property Owner:</b> Perez Maynor R &amp; Jimenez Arelia Ambrocio  <b>Violation:</b> Unsafe Structure FMC 54-156 through 54-167.  <b>Ward:</b> 3</p>	<p>Case presented by Code Enforcement Field Supervisor Jeffrey Gonzales. No one in attendance representing property owner. It was moved by Ms. Conners, seconded by Mr. Shaw, and unanimously carried to find the defendant guilty. It was moved by Ms. Conners, seconded by Mr. Shaw, and unanimously carried that all violations must be abated by September 11, 2020, or a fine of \$250.00 per day be imposed retroactive to June 11, 2020, capped at \$10,000.00, and the City shall abate.</p>
14.	<p><b>Case Number:</b> COD2019-04431  <b>Cited Address:</b> 3770 Veronica S Shoemaker Blvd.  <b>Fire Marshall:</b> Rick Reynolds          Jeffrey Gonzales  <b>Date Case Initiated:</b> 11-15-19  <b>Property Owner:</b> MOME INC.  <b>Notice of Violation Served On:</b> 11-21-19  <b>Ward:</b> 3</p>	<p><b><u>DISMISSED DUE TO COMPLIANCE</u></b> 06-10-20</p>
15.	<p><b>ORDER OF LIEN Number:</b> 2020-0611</p>	<p>It was moved by Mr. Shaw, seconded by Ms. Conners, and unanimously carried that order of lien 2020-0611 be approved.</p>
<p><b>AGENDA ITEMS 16-64 LISTED AS OLD BUSINESS</b></p>		
16.	<p><b>Mitigation:</b>  <b>Case Number:</b> COD2019-03943  <b>Cited Address:</b> Access Undetermined  <b>Property Owner:</b> Heather M Poole PA. Inc0  <b>Current Lien Amount:</b> \$27,500.00  <b>Lien Cap Amount:</b> No cap  <b>Hard Costs:</b> \$419.90  <b>Lien Imposed:</b> 11-14-19  <b>Lien Recorded:</b> 12-04-19  <b>Case Complied:</b> 03-02-20  <b>Owner Purchased on:</b> 11-27-19 by Warranty Deed for \$11,500.00</p>	<p>WITHDRAWN BY OWNER 06-10-20</p>



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<p>17.</p>	<p><b>Mitigation 26 Liened Invoices:</b>  <b>Cited Address:</b> Access Undetermined  <b>Property Owner:</b> Heather M Poole PA. Inc.  <b>Total Invoice:</b> \$7,847.79  <b>Interest:</b> \$1,492.79  <b>Recording fees:</b> \$300.00  <b>Total City Hard Costs:</b> \$6,355.00  <b>Owner Purchased on:</b> 11-27-19 by Warranty Deed for \$11,500.00</p>	<p>WITHDRAWN BY OWNER 06-10-20</p>
<p>18.</p>	<p><b>Mitigation:</b>  <b>Case Number:</b> COD2015-01409  <b>Cited Address:</b> 3760 Belmont St.  <b>Property Owner:</b> DK Property LLC  <b>Current Lien Amount:</b> \$364,000.00  <b>Lien Cap Amount:</b> No cap  <b>Hard Costs:</b> \$2,376.70  <b>Lien Imposed:</b> 03-10-16  <b>Lien Recorded:</b> 10-27-15  <b>Case Complied:</b> 03-04-20            City Was paid \$1,694.90 on 09-14-18 as part of a Conditional Release. The compliance date was 01-10-19.  <b>Owner Purchased on:</b> 09-13-18 by Warranty Deed for \$30,000.00             Request motion to approve for hard costs received on 05-04-20 of \$2,376.70.</p>	<p>It was moved by Mr. Shaw, seconded by Mr. Dorsey, and unanimously carried approve release of lien for hard costs received.</p>



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<p>19.</p>	<p><b>Mitigation:</b>  <b>Case Number:</b> COD2018-00845  <b>Cited Address:</b> 3760 Belmont St.  <b>Property Owner:</b> DK Property LLC  <b>Current Lien Amount:</b> \$99,750.00  <b>Lien Cap Amount:</b> \$10,000.00  <b>Hard Costs:</b> \$981.50  <b>Lien Imposed:</b> 02-14-19  <b>Lien Recorded:</b> 07-01-19  <b>Case Complied:</b> 03-18-20            City Was paid \$298.60 on 09-14-18 as part of a Conditional Release. The compliance date was 01-10-19.  <b>Owner Purchased on:</b> 09-13-18 by Warranty Deed for \$30,000.00             Request motion to approve for hard costs received on 05-04-20 of \$981.50.</p>	<p>It was moved by Mr. Shaw, seconded by Ms. Connors, and unanimously carried approve release of lien for hard costs received.</p>
<p>20.</p>	<p><b>Mitigation:</b>  <b>Case Number:</b> COD2017-02116  <b>Cited Address:</b> 2055 Canal St.  <b>Property Owner:</b> Canal Street Land Trust  <b>Current Lien Amount:</b> \$242,000.00  <b>Lien Cap Amount:</b> \$5,000.00  <b>Hard Costs:</b> \$1,274.20  <b>Lien Imposed:</b> 08-10-17  <b>Lien Recorded:</b> 03-07-18  <b>Case Complied:</b> 04-03-20  <b>Owner Purchased on:</b> 10-24-18 by Warranty Deed for \$40,000.00</p>	<p>Code Enforcement Manager Michael Titmuss presented the City recommendations. It was moved by Mr. Bosworth, seconded by Mr. Dorsey, and unanimously carried to mitigate the fine in the amount of \$242,000.00 to \$1,274.20, if paid by August 13, 2020, or the fine will revert back to the original lien amount as ordered.</p>
<p>21.</p>	<p><b>Mitigation:</b>  <b>Case Number:</b> COD2015-02712  <b>Cited Address:</b> 2125 Canal St.  <b>Property Owner:</b> St Germain Lessam + Boireau Catherine H/W  <b>Current Lien Amount:</b> \$82,250.00  <b>Lien Cap Amount:</b> No cap  <b>Hard Costs:</b> \$1,108.88  <b>Lien Imposed:</b> 10-08-15  <b>Lien Recorded:</b> 10-27-15  <b>Case Complied:</b> 08-31-16  <b>Owner Purchased on:</b> 12-22-99 by Warranty Deed for \$47,500.00</p>	<p>Code Enforcement Manager Michael Titmuss presented the City recommendations. Mr. St. Germain, Property owner, presented the case. It was moved by Ms. Connors, seconded by Mr. Shaw, and unanimously carried to mitigate the fine in the amount of \$82,250.00 to \$1,108.88 by means of a payment plan in place by July 9, 2020, and paid in full or the fine will revert back to the original lien amount as ordered.</p>



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22.	<p><b>Mitigation:</b>  <b>Case Number:</b> COD2019-01507  <b>Cited Address:</b> 2125 Canal St.  <b>Property Owner:</b> St Germain Lessam + Boireau Catherine H/W  <b>Current Lien Amount:</b> \$13,000.00  <b>Lien Cap Amount:</b> \$10,000.00  <b>Hard Costs:</b> \$726.70  <b>Lien Imposed:</b> 11-11-19  <b>Lien Recorded:</b> 02-26-20  <b>Case Complied:</b> 03-19-20  <b>Owner Purchased on:</b> 12-22-99 by Warranty Deed for \$47,500.00</p>	<p>Code Enforcement Manager Michael Titmuss presented the City recommendations. Mr. St. Germain, Property owner, presented the case. It was moved by Mr. Shaw, seconded by Mr. Dorsey, and unanimously carried to mitigate the fine in the amount of \$13,000.00 to \$726.70 by means of a payment plan in place by July 9, 2020, and paid in full or the fine will revert back to the original lien amount as ordered.</p>
23.	<p><b>Mitigation:</b>  <b>Case Number:</b> COD2017-04350  <b>Cited Address:</b> 3220 Cargo St.  <b>Property Owner:</b> Jacques Alland  <b>Current Lien Amount:</b> \$28,700.00  <b>Lien Cap Amount:</b> \$1,000.00  <b>Hard Costs:</b> \$more than cap  <b>Lien Imposed:</b> 05-10-18  <b>Lien Recorded:</b> 06-25-18  <b>Case Complied:</b> 12-04-19  <b>Owner Purchased on:</b> 09-20-16 by Warranty Deed for \$200,000.</p>	<p>Motion is for Agenda # 23 &amp; 24  Code Enforcement Manager Michael Titmuss presented the City recommendations. Mr. Jacques, Property owner, presented the case. It was moved by Mr. Dorsey, seconded by Ms. Connors, and unanimously carried to mitigate the fine in the amount of \$407,200.00 to \$1,250.00, if paid by July 9, 2020, or the fine will revert back to the original lien amount as ordered.</p>
24.	<p><b>Mitigation:</b>  <b>Case Number:</b> COD2017-04106  <b>Cited Address:</b> 3220 Cargo St.  <b>Property Owner:</b> Jacques Alland  <b>Current Lien Amount:</b> \$378,500.00  <b>Lien Cap Amount:</b> \$10,000.00  <b>Hard Costs:</b> \$1,326.70  <b>Lien Imposed:</b> 01-11-18  <b>Lien Recorded:</b> 03-21-18  <b>Case Complied:</b> 02-06-20  <b>Owner Purchased on:</b> 09-20-16 by Warranty Deed for \$200,000.</p>	<p>Motion is for Agenda # 23 &amp; 24  Code Enforcement Manager Michael Titmuss presented the City recommendations. Mr. Jacques, Property owner, presented the case. It was moved by Mr. Dorsey, seconded by Ms. Connors, and unanimously carried to mitigate the fine in the amount of \$407,200.00 to \$1,250.00, if paid by July 9, 2020, or the fine will revert back to the original lien amount as ordered.</p>



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<p>25.</p>	<p><b>Conditional Release of Lien Mitigation:</b>  <b>Case Number:</b> COD2009-05504  <b>Cited Address:</b> 2188 Davis Ct.  <b>Property Owner:</b> Rooted Deeply 14 LLC  <b>Current Lien Amount:</b> \$31,500.00  <b>Lien Cap Amount:</b> \$2,500.00  <b>Hard Costs:</b> \$492.90  <b>Lien Imposed:</b> 07-09-09  <b>Lien Recorded:</b> 07-27-09  <b>Case Complied:</b> 09-09-09  <b>Owner Purchased on:</b> Sale pending  Request a motion for Agenda Item <b>25 &amp; 26</b> to approve Conditional Release of lien if payment in the amount of \$4,764.90 is received by July 9, 2020 and a home built on the lot within two years June 10, 2022 meeting the City's Affordable Housing guidelines 3B/2B single family CBS home with attached garage and central HVAC.</p>	<p>Motion is for Agenda # 25 &amp; 26 Code Enforcement Manager Michael Titmuss presented the City recommendations. Attorney Lombardo, Representative, presented the case. It was moved by Ms. Connors seconded by Mr. Dorsey to approve the conditional release.</p>
<p>26.</p>	<p><b>Conditional Release of Lien 26 Liened lot mow/Board up invoices</b>  <b>Case Number:</b> COD2009-05004  <b>Cited Address:</b> 2188 Davis Ct.  <b>Property Owner:</b> Rooted Deeply 14 LLC  <b>Total Invoice:</b> \$5,636.24  <b>Interest:</b> \$1,354.24  <b>Recording fees:</b> \$312.00  <b>Total City Hard Costs:</b> \$4,272.00</p>	<p>Motion is for Agenda # 25 &amp; 26 Code Enforcement Manager Michael Titmuss presented the City recommendations. Attorney Lombardo, Representative, presented the case. It was moved by Ms. Connors seconded by Mr. Dorsey to approve the conditional release.</p>
<p>27.</p>	<p><b>Mitigation:</b>  <b>Case Number:</b> COD2017-02475  <b>Cited Address:</b> 3071 Dr. Martin Luther King Jr. Blvd.  <b>Property Owner:</b> Tobler Construction  <b>Current Lien Amount:</b> \$31,600.00  <b>Lien Cap Amount:</b> \$2,500.00  <b>Hard Costs:</b> \$1,626.70  <b>Lien Imposed:</b> 02-08-18  <b>Lien Recorded:</b> 06-01-18  <b>Case Complied:</b> 11-01-19  <b>Owner Purchased on:</b> 03-28-11 by Special Warranty Deed for \$100.00</p>	<p>Code Enforcement Manager Michael Titmuss presented the City recommendations. It was moved by Ms. Connors, seconded by Mr. Dorsey, and unanimously carried to mitigate the fine in the amount of \$31,600.00 to \$1,626.70, if paid by August 13, 2020, or the fine will revert back to the original lien amount as ordered.</p>





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<p>28.</p>	<p><b>Conditional Release of Liens 15 Invoice Liens &amp; 2 Code Cases Liens</b>  <b>Cited Address:</b> 2109 Dupree St  <b>Property Owner:</b> Iron Tony + Cobb Datteria  <b>Total Liens:</b> \$8,906.47</p> <p>Request a motion to approve Conditional Release of line in the amount of \$2,835.00 by _____ and a home built on the lot within two years meeting the City’s Affordable Housing guidelines 3B/2B single family CBS home with attached garage and central HVAC.</p>	<p><b><u>WITHDRAWN BY OWNER</u></b>  <b><u>06-05-20</u></b></p>
<p>29.</p>	<p><b>Continued from 02-13-20</b>  <b>Case Number:</b> COD2019-04574  <b>Cited Address:</b> 3340 Edison Ave.  <b>Code Enforcement Field Supervisor:</b> Jeffrey Gonzales  <b>Date Case Initiated:</b> 12-03-19  <b>Property Owner:</b> Harris Allen C Jr + Betty  <b>Violation:</b> Unsafe Structure FMC 54-156 through 54-167.  <b>CEB Order:</b> Case presented by Code Enforcement Field Supervisory Jeffrey Gonzales. Mr. Tobler, Representative, presented the case. It was moved by Ms. Conners, seconded by Mr. Shaw, and unanimously carried to continue the case to the May 14, 2020 Code Enforcement Board Hearing.  <b>Ward:</b> 2</p>	<p>Case presented by Code Enforcement Manager Michael Titmuss. No one in attendance representing property owner. It was moved by Mr. Bosworth, seconded by Mr. Shaw, and unanimously carried to find the defendant guilty. It was moved by Mr. Bosworth, seconded by Mr. Shaw, and unanimously carried that all violations must be abated by December 10, 2020, or a fine of \$250.00 per day be imposed retroactive to June 11, 2020, capped at \$10,000.00, and the City shall abate.</p>
<p>30.</p>	<p><b>Continued from 02-13-20</b>  <b>Case Number:</b> COD2019-04576  <b>Cited Address:</b> 3342 Edison Ave.  <b>Code Enforcement Field Supervisor:</b> Jeffrey Gonzales  <b>Date Case Initiated:</b> 12-03-19  <b>Property Owner:</b> Harris Allen C Jr + Betty  <b>Violation:</b> Unsafe Structure FMC 54-156 through 54-167.  <b>CEB Order:</b> Case presented by Code Enforcement Field Supervisory Jeffrey Gonzales. Mr. Tobler, Representative, presented the case. It was moved by Ms. Conners, seconded by Mr. Shaw, and</p>	<p>Case presented by Code Enforcement Manager Michael Titmuss. No one in attendance representing property owner. It was moved by Mr. Bosworth, seconded by Mr. Shaw, and unanimously carried to find the defendant guilty. It was moved by Mr. Bosworth, seconded by Mr. Shaw, and unanimously carried that all violations must be abated by December 10, 2020, or a fine of \$250.00 per day be imposed retroactive to June 11, 2020, capped at \$10,000.00, and the City shall abate.</p>



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	<p>unanimously carried to continue the case to the May 14, 2020 Code Enforcement Board Hearing. <b>Ward: 2</b></p>	
31.	<p><b>Mitigation:</b> <b>Case Number:</b> COD2018-01965 <b>Cited Address:</b> 253 Eugenia Ave. <b>Property Owner:</b> Bender Matthew J <b>Current Lien Amount:</b> \$126,250.00 <b>Lien Cap Amount:</b> No cap <b>Hard Costs:</b> \$741.90 <b>Lien Imposed:</b> 09-13-18 <b>Lien Recorded:</b> <b>Case Complied:</b> 01-30-20 <b>Owner Purchased on:</b> 05-28-14 by Warranty Deed for \$23,000.00 Request a motion to approve release of lien for hard costs of \$741.90 received 06-11-20</p>	<p>It was moved by Mr. Shaw, seconded by Mr. Dorsey, and unanimously carried approve release of lien for hard costs received.</p>
32.	<p><b>Mitigation:</b> <b>Case Number:</b> COD2019-01626 <b>Cited Address:</b> 1351 Gardenia Ave. <b>Property Owner:</b> Tolbert Myra W <b>Current Lien Amount:</b> \$10,400.00 <b>Lien Cap Amount:</b> \$5,000.00 <b>Hard Costs:</b> \$801.70 <b>Lien Imposed:</b> 11-14-19 <b>Lien Recorded:</b> 01-02-20 <b>Case Complied:</b> 02-25-20 <b>Owner Purchased on:</b> 08-01-76 by Warranty Deed for \$21,500.00.</p>	<p>Code Enforcement Manager Michael Titmuss presented the City recommendations. It was moved by Ms. Connors, seconded by Mr. Dorsey, and unanimously carried to mitigate the fine in the amount of \$10,400.00 to \$801.70 if paid by August 13, 2020, or the fine will revert back to the original lien amount as ordered.</p>
33.	<p><b>Continued form 12-12-19 CEB</b> <b>Case Number:</b> COD2019-02703 <b>Cited Address:</b> 1960 High St. <b>Code Enforcement Field Supervisor:</b> Jeffrey Gonzales <b>Date Case Initiated:</b> 06-24-19 <b>Property Owner:</b> Hooks Emma <b>Notice of Violation Served On:</b> 07-12-19 <b>CEB Order:</b> Case presented by Code Enforcement Field Supervisor Jeffrey Gonzales. Beverly Reid, Representative, presented the case. It was moved by Ms. Connors, seconded</p>	<p>Code Enforcement Manager Michael Titmuss presented the City recommendations. It was moved by Mr. Shaw, seconded by Mr. Dorsey, and unanimously carried to continue the case to the September 10, 2020 Code Enforcement Board Hearing.</p>



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	<p>by Mr. Cornet, and unanimously carried to continue the case to the June 11, 2020 Code Enforcement Board Hearing.</p> <p><b>Ward: 2</b></p>	
34.	<p><b>Mitigation 6 Liended Invoices:</b>  <b>Cited Address:</b> 1311 Jambalana Ln.  <b>Property Owner:</b> International Capital Investment Company III  <b>Total Invoice:</b> \$1,036.32  <b>Interest:</b> \$294.32  <b>Recording fees:</b> \$72.00  <b>Total City Hard Costs:</b> \$742.00  <b>Owner Purchased on:</b> 06-04-14 by Certificate of Title for \$135,200.00</p>	<p>Code Enforcement Manager Michael Titmuss presented the City recommendations. It was moved by Mr. Bosworth, seconded by Mr. Shaw, and unanimously carried to mitigate the fine in the amount of \$1,036.32 to \$742.00 if paid by August 13, 2020, or the fine will revert back to the original lien amount as ordered.</p>
35.	<p><b>Request to be reheard</b>  <b>Case Number:</b> COD2016-02524 (fire)  <b>Cited Address:</b> 2932 Lafayette St.  <b>Code Enforcement Field Supervisor:</b> Jeffrey Gonzales  <b>Date Case Initiated:</b> 06-16-16  <b>Property Owner:</b> Duncan Detrice  <b>Violation:</b> Unsafe Structure FMC 54-156 through 54-167.  <b>Ward:</b> 1  <b>CEB Order:</b> Case presented by Code Enforcement Field Supervisor Jeffrey Gonzales. No one in attendance representing property owner. It was moved by Ms. Conners, seconded by Mr. Shaw, and unanimously carried to find the defendant guilty. It was moved by Ms. Conners, seconded by Mr. Shaw, and unanimously carried that all permits must be obtained by April 9, 2020, and that all violations must be abated by July 9, 2020, and the City shall abate.</p>	<p>It was moved by Ms. Conners, seconded by Mr. Shaw and unanimously carried to open the motion.</p> <p>Code Enforcement Manager Michael Titmuss presented the City recommendations. Ms. Duncan, Property Owner, presented the case. It was moved by Ms. Conners, seconded by Mr. Shaw, and unanimously carried to continue the case to the December 10, 2020 Code Enforcement Board Hearing.</p>



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<p>36.</p>	<p><b>Case Continued from 01-09-20 CEB</b>  <b>Case Number:</b> COD2019-02760  <b>Cited Address:</b> 1600 Llewellyn Dr.  <b>Code Enforcement Officer:</b> Gary Robinson  <b>Date Case Initiated:</b> 07-02-19  <b>Property Owner:</b> Bochette Liston D III  <b>Notice of Violation Served On:</b> 08-01-19  <b>CEB Order:</b> Case presented by Code Enforcement Officer Gary Robinson. Dr. Bochette, Property Owner, presented the case. It was moved by Mr. Bosworth, seconded by Mr. Dorsey, and unanimously carried to continue the case to the May 14, 2020 Code Enforcement Board Hearing.   <b>Ward:</b> 4</p>	<p>Code Enforcement Manager Michael Titmuss presented the City recommendations. No one in attendance representing property owner. It was moved by Ms. Connors, seconded by Mr. Dorsey, and unanimously carried to find the defendant guilty. It was moved by Ms. Connors, seconded by Mr. Dorsey, and unanimously carried that all violations must be abated by July 23, 2020, or a fine of \$100.00 per day be imposed retroactive to June 11, 2020, and capped at \$10,000.00.</p>
<p>37.</p>	<p><b>Mitigation:</b>  <b>Case Number:</b> COD2018-02786  <b>Cited Address:</b> 2968 Palm Beach Blvd.  <b>Property Owner:</b> Edison Petroleum Inc.  <b>Current Lien Amount:</b> \$64,250.00  <b>Lien Cap Amount:</b> \$10,000.00  <b>Hard Costs:</b> \$1,484.50  <b>Lien Imposed:</b> 06-13-19  <b>Lien Recorded:</b> 07-01-19  <b>Case Complied:</b> 02-24-20  <b>Owner Purchased on:</b> 05-22-02 by Warranty Deed for \$2,300,000.00</p>	<p>Motion for Agenda #37 and 38   Code Enforcement Manager Michael Titmuss presented the City recommendations. No one in attendance representing property owner. It was moved by Mr. Dorsey, seconded by Ms. Connors, and unanimously carried to mitigate the fine in the amount of \$68,950.00 to \$2,250.00, if paid by August 13, 2020, or the fine will revert back to the original lien amount as ordered.</p>
<p>38.</p>	<p><b>Mitigation:</b>  <b>Case Number:</b> COD2019-00472  <b>Cited Address:</b> 3006 Palm Beach Blvd.  <b>Property Owner:</b> Edison Petroleum Inc.  <b>Current Lien Amount:</b> \$4,700.00  <b>Lien Cap Amount:</b> \$5,000.00  <b>Hard Costs:</b> \$726.70  <b>Lien Imposed:</b> 09-12-19  <b>Lien Recorded:</b> 09-23-19  <b>Case Complied:</b> 10-28-19  <b>Owner Purchased on:</b> 05-22-02 by Warranty Deed for \$2,300,000.00</p>	<p>Motion for Agenda #37 and 38   Code Enforcement Manager Michael Titmuss presented the City recommendations. No one in attendance representing property owner. It was moved by Mr. Dorsey, seconded by Ms. Connors, and unanimously carried to mitigate the fine in the amount of \$68,950.00 to \$2,250.00, if paid by August 13, 2020, or the fine will revert back to the original lien amount as ordered.</p>



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<p>39.</p>	<p><b>Mitigation:</b>  <b>Case Number:</b> COD2019-01654  <b>Cited Address:</b> 130 Palm Tree Ln.  <b>Property Owner:</b> Laguna Elman  <b>Current Lien Amount:</b> \$43,750.00  <b>Lien Cap Amount:</b> \$10,000.00  <b>Hard Costs:</b> \$666.90  <b>Lien Imposed:</b> 08-08-19  <b>Lien Recorded:</b> 12-04-19  <b>Case Complied:</b> 01-29-20  <b>Owner Purchased on:</b> 12-04-13 by Warranty Deed for \$10.00            Request a motion to approve release of liens for Item #39 &amp; 40 Hard costs of 989.44 was received on 04-24-20</p>	<p>Motion for Agenda #39 and 40            It was moved by Mr. Shaw, seconded by Ms. Connors, and unanimously carried to accept check in hand for hard costs received and release the lien.</p>
<p>40.</p>	<p><b>Mitigation 3 Lot Mow</b>  <b>Cited Address:</b> 130 Palm Tree Ln.  <b>Property Owner:</b> Laguna Elman  <b>Total Invoice lot mow/board up:</b> \$322.54  <b>Interest:</b> \$11.04  <b>Recording fees:</b> \$36.00  <b>Total City Hard Costs:</b> \$311.50  <b>Owner Purchased on:</b> 12-04-13 by Warranty Deed for \$10.00            Request a motion to approve release of liens for Item #39 &amp; 40 Hard costs of \$989.44 was received on 04-24-20</p>	<p>Motion for Agenda #39 and 40            It was moved by Mr. Shaw, seconded by Ms. Connors, and unanimously carried to accept check in hand for hard costs received and release the lien.</p>
<p>41.</p>	<p><b>Mitigation:</b>  <b>Case Number:</b> COD2014-01725  <b>Cited Address:</b> 3719 Pearl St.  <b>Property Owner:</b> Bermuda Homes LLC.  <b>Current Lien Amount:</b> \$415,250.00  <b>Lien Cap Amount:</b> \$3,000.00  <b>Hard Costs:</b> \$1,941.90  <b>Lien Imposed:</b> 06-12-14  <b>Lien Recorded:</b> 07-29-14  <b>Case Complied:</b> 12-28-18  <b>Owner Purchased on:</b> 01-27-17 by Quit Claim Deed for \$10.00</p>	<p>Code Enforcement Manager Michael Titmuss presented the City recommendations. Mr. Richardson Property Owner, presented the case. It was moved by Ms. Connors, seconded by Mr. Dorsey, and unanimously carried to mitigate the fine in the amount of \$1,941,90 to \$0</p>



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42.	<p><b>Mitigation:</b>  <b>Case Number:</b> COD2017-00522  <b>Cited Address:</b> 683 Pine St.  <b>Property Owner:</b> Peterson Neil  <b>Current Lien Amount:</b> \$36,350.00  <b>Lien Cap Amount:</b> \$2,500.00  <b>Hard Costs:</b> \$1,702.20  <b>Lien Imposed:</b> 01-11-18  <b>Lien Recorded:</b> 06-25-18  <b>Case Complied:</b> 01-07-20  <b>Owner Purchased on:</b> 07-15-05 by General Warranty Deed for \$100.00</p>	<p>Code Enforcement Manager Michael Titmuss presented the City recommendations. Mr. Peterson, Property Owner, presented the case. It was moved by Mr. Dorsey, seconded by Mr. Bosworth, and passed by majority mitigate the fine in the amount of \$1,702.20 to \$0.</p>
43.	<p><b>Mitigation:</b>  <b>Case Number:</b> COD2014-00977  <b>Cited Address:</b> 2802 2804 Price St.  <b>Property Owner:</b> Fulcher Shaunte  <b>Current Lien Amount:</b> \$290,750.00  <b>Lien Cap Amount:</b> \$5,000.00  <b>Hard Costs:</b> \$2,326.80  <b>Lien Imposed:</b> 02-09-17  <b>Lien Recorded:</b> 12-01-17  <b>Case Complied:</b> 04-16-20  <b>Owner Purchased on:</b> 02-19-20 by Quit Claim Deed for \$30,000.00  Request a motion to approve a payment plan to be set up with the City in 30 days for hard costs.</p>	<p>It was moved by Mr. Shaw, seconded by Mr. Dorsey, and unanimously carried to mitigate the fine in the amount of \$290,750.00 to \$2,326.80 by means of a payment plan in place by July 9, 2020, and paid in full, or the fine will revert back to the original lien amount as ordered.</p>
44.	<p><b>Mitigation:</b>  <b>Case Number:</b> COD2019-02770  <b>Cited Address:</b> Property owned by Elbon Dorothy C Tr For Lester H + Dorothy C Elbon Trust  <b>Property Owner:</b> Elbon Dorothy C Tr For Lester H + Dorothy C Elbon Trust  <b>Current Lien Amount:</b> \$7,100.00  <b>Lien Cap Amount:</b> \$10,000.00  <b>Hard Costs:</b> \$951.70  <b>Lien Imposed:</b> 01-09-20  <b>Lien Recorded:</b> 01-02-20  <b>Case Complied:</b> 02-26-20  <b>Owner Purchased on:</b> Address blocked</p>	<p>Code Enforcement Manager Michael Titmuss presented the City recommendations. No one in attendance representing property owner. It was moved by Mr. Dorsey, seconded by Ms. Connors, and unanimously carried to mitigate the fine in the amount of \$7,100.00 to \$951.70, if paid by August 13, 2020, or the fine will revert back to the original lien amount as ordered.</p>



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<p>45.</p>	<p><b>Continued from 12-12-19 CEB</b>  <b>Case Number:</b> COD2019-02095  <b>Cited Address:</b> 3066 Second St.  <b>Code Enforcement Field Supervisor:</b>          Jeffrey Gonzales  <b>Date Case Initiated:</b> 05-29-19  <b>Property Owner:</b> Robinson Geneva  <b>Notice of Violation Served On:</b> 08-17-19  <b>CEB Order:</b> Case presented by Code Enforcement Field Supervisor Jeffrey Gonzales. Mr. Salchel , Representative, presented the case. It was moved by Ms. Fulcher, seconded by Mr. Cornet, and unanimously carried to continue the case to the June 11, 2020 Code Enforcement Board Hearing.  <b>Ward:</b> 1</p>	<p>Code Enforcement Manager Michael Titmuss presented the City recommendations. Mr. Salchel, Representative, presented the case. It was moved by Mr. Shaw, seconded by Mr. Martin, and unanimously carried to continue the case to the December 10, 2020 Code Enforcement Board Hearing.</p>
<p>46.</p>	<p><b>Continued from 02-13-20 CEB</b>  <b>Case Number:</b> COD2019-03662  <b>Cited Address:</b> 4312 Scott Ave.  <b>Code Enforcement Officer:</b> Brian Wicka  <b>Date Case Initiated:</b> 09-05-19  <b>Property Owner:</b> Garcia-Sanchez Celbin Rafael  <b>Notice of Violation Served On:</b> 10-12-19  <b>CEB Order:</b> Case presented by Code Enforcement Officer Brian Wicka. Mr. Fernandez, Representative, presented the case. It was moved by Mr. Overholser, seconded by Mr. Cornet, and unanimously carried to continue the case to the May 14, 2020 Code Enforcement Board Hearing.  <b>Ward:</b> 1</p>	<p><b><u>DISMISSED DUE TO COMPLIANCE</u></b>  <b>06-01-20</b></p>
<p>47.</p>	<p><b>Request to be reheard</b>  <b>Case Number:</b> COD2019-01269  <b>Cited Address:</b> 3178 Second St.  <b>Code Enforcement Field Supervisor:</b>          Jeffrey Gonzales  <b>Date Case Initiated:</b> 03-28-19  <b>Property Owner:</b> Loretha Griffin  <b>Notice of Violation Served On:</b> 04-12-19  <b>Ward:</b> 1  <b>CEB Order:</b> Case presented by Code Enforcement Officer Maria Morales. Ms. Griffin, Representative, presented the case. It</p>	<p>It was moved by Ms. Connors, seconded by Mr. Dorsey, and unanimously carried to open the motion. Code Enforcement Manager Michael Titmuss presented the City recommendations. Ms. Griffin, Representative, presented the case. It was moved by Ms. Connors, seconded by Mr. Dorsey, and unanimously carried to continue the case to the</p>



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	<p>was moved by Ms. Conners, seconded by Mr. Overholser, and unanimously carried to find the defendant guilty. It was moved by Ms. Conners, seconded by Mr. Overholser, and unanimously carried that all violations must be abated by May 14, 2020, or a fine of \$100.00 per day be imposed retroactive to November 14, 2019, and capped at \$10,000.00.</p>	<p>October 8, 2020 Code Enforcement Board Hearing.</p>
48.	<p><b>Mitigation:</b>  <b>Case Number:</b> COD2019-04063  <b>Cited Address:</b> 2452 Stella St Common Area  <b>Property Owner:</b> JAI Buildings Corp.  <b>Current Lien Amount:</b> \$9,250.00  <b>Lien Cap Amount:</b> \$no cap  <b>Hard Costs:</b> \$576.70  <b>Lien Imposed:</b> 02-13-20  <b>Lien Recorded:</b> 02-26-20  <b>Case Complied:</b> 03-20-20  <b>Owner Purchased on:</b> 05-02-19 by Warranty Deed for \$950,000.00</p>	<p>Code Enforcement Manager Michael Titmuss presented the City recommendations. No one in attendance representing property owner. It was moved by Mr. Martin, seconded by Mr. Dorsey, and unanimously carried to mitigate the fine in the amount of \$9,250.00 to \$1,000.00, if paid by August 13, 2020, or the fine will revert back to the original lien amount as ordered.</p>
49.	<p><b>Continued from 01-09-20 CEB</b>  <b>Case Number:</b> COD2018-05223  <b>Cited Address:</b> 3560 Veronica S Shoemaker Blvd.  <b>Code Enforcement Officer:</b> Tom Smith  <b>Date Case Initiated:</b> 11-13-18  <b>Property Owner:</b> LD Pelliccione Holdings LLC.  <b>Notice of Violation Served On:</b> 11-24-18  <b>CEB Order:</b> It was moved by Ms. Conners, seconded by Ms. Chafatelli, and unanimously carried to continue the case to the May 14, 2020 Code Enforcement Board Hearing.  <b>Ward:</b> 3</p>	<p>Code Enforcement Manager Michael Titmuss presented the City recommendations. No one in attendance representing property owner. It was moved by Mr. Dorsey, seconded by Mr. Shaw, and unanimously carried to find the defendant guilty. It was moved by Mr. Dorsey, seconded by Mr. Shaw, and unanimously carried that all violations must be abated by September 10, 2020, or a fine of \$100.00 per day be imposed retroactive to June 11, 2020, and capped at \$10,000.00.</p>
50.	<p><b>Administrative Item:</b>  Request a motion to approve release of lien for COD2019-01328 for Whispering Palms CE, we received hard costs of \$666.30 on 03-19-20.</p>	<p>It was moved by Mr. Shaw, seconded by Mr. Dorsey, and unanimously carried to accept check in hand for hard costs received and release the lien.</p>
51.	<p><b>Administrative Item:</b>  Update the board on 3436 Jeffcott St., COD2016-00595, Code Board compliance date was 01-09-20. Property owner was present at the February 13, 2020 meeting wanting an</p>	<p>Code Enforcement Clerk Kimberly LeFebvre presented the City recommendations. No one in attendance representing property owner. It was moved by Ms. Conners,</p>





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	<p>extention. The lien was already imposed 1 month prior. This is to see if the case is complied if so to mitigate, if not complied, just to update the board and the property owner on the standing of the case.</p>	<p>seconded by Mr. Bosworth, and unanimously carried to release the lien.</p>
52.	<p><b>Administrative Item:</b> 2161 Davis Ct., COD2016-00539, request a motion to release the invoice lien for \$146.14, this was part of the SHIP Program and was missed when clearing title.</p>	<p>It was moved by Ms. Conners, seconded by Mr. Shaw, and unanimously carried to release the lien.</p>
53.	<p><b>Administrative Item:</b> Request a motion to release lien COD2018-04426 against 4622 Deleon St B106, should not have been liened.</p>	<p>It was moved by Mr. Bosworth, seconded by Mr. Shaw, and unanimously carried to release the lien.</p>
54.	<p><b>Administrative Item:</b> Request a motion to release lien COD2018-01413 for 3327 Railroad St., Received hard costs of \$1,716.30 on 04-16-20, property was closing.</p>	<p>It was moved by Mr. Shaw, seconded by Ms. Conners, and unanimously carried to release the lien for hard costs received.</p>
55.	<p><b>Administrative Item:</b> Request a motion to approve a Conditional Release of Lien case COD2018-05457 for 1619 Jackson St., City is receive \$2,000.00 06-08-20 and the new owner to complete the repairs in 6 months which is December 11, 2020, if both conditions are not met the lien will revert back to the original lien and the \$2,000.00 is not refundable.</p>	<p>It was moved by Ms. Conners, seconded by Mr. Bosworth, and unanimously carried to approve the Conditional Release of Lien.</p>
56.	<p><b>Administrative Item:</b> Request a motion to approve release of lien for COD2018-04948 from 2302 Davis St., the City Quit Claimed property to owner in 2017, lien was for non mowable lot, they will be building a home.</p>	<p>It was moved by Mr. Shaw, seconded by Mr. Martin, and unanimously carried to release the lien.</p>
57.	<p><b>Administrative Item:</b> Request a motion to approve a release of lien for \$576.70 in hard costs received for case COD2019-04299 on 1572 Coconut Dr.</p>	<p>It was moved by Mr. Bosworth, seconded by Mr. Shaw, and unanimously carried to release the lien for hard costs received.</p>
58.	<p><b>Administrative Item:</b> Request a motion to approve a release of lien the cap of \$5,000.00 was paid on 11-15-19 and</p>	<p>It was moved by Mr. Bosworth, seconded by Ms. Conners, and unanimously carried to release the lien for cap amount of \$5,000.00 received.</p>



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	compliance was complied on 04-28-20 for 2840 Grand Ave Apt 112 case COD2017-04201.	
59.	<b>Administrative Item:</b> Request a motion to approve release of liens for 3310 Bassie Ct if hard costs of \$707.00 is received on June 9, 2020	It was moved by Mr. Dorsey, seconded by Mr. Bosworth, and unanimously carried to release the lien for hard cost received.
60.	<b>Administrative Item:</b> Request a motion to approve release of lien for 1770 N Meader Ct, COD2019-02507, hard costs of \$651.70 was received on 05-14-20.	It was moved by Mr. Bosworth, seconded by Mr. Dorsey, and unanimously carried to release the lien for hard cost received.
61.	<b>Administrative Item:</b> Request a motion to approve release of lien for 1645 Lowell Ct. COD2019-02775, hard costs of \$876.70 was received on 05-14-20.	It was moved by Mr. Bosworth, seconded by Mr. Dorsey, and unanimously carried to release the lien for hard cost received.
62.	<b>Administrative Item:</b> Request a motion to approve release of liens for 2543 First St, City has received \$30,650.92 on 05-21-20.	It was moved by Ms. Conners, seconded by Mr. Dorsey, and unanimously carried to release the liens.
63.	<b>Administrative Item:</b> Request a motion to approve release of liens for 2222 Second St, City has received \$5,443.19 in hard costs on 05-28-20.	It was moved by Mr. Bosworth, seconded by Ms. Conners, and unanimously carried to release the lien for hard cost received.
64.	<b>Administrative Item:</b> Request a motion to approve release of lien for 2961 Price Ave., COD2016-02999, case is complied and cap was paid on 06-01-20.	It was moved by Ms. Conners, seconded by Mr. Dorsey, and unanimously carried to release the lien.

**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.