

SPECIAL MAGISTRATE

BOARD AGENDA

Special Magistrate Hearing - Wednesday, September 5, 2018 - 9:00 a.m.

City Hall - City Commission Chambers, 100 North U.S. #1, Fort Pierce, Florida

1. **CALL TO ORDER**
2. **PLEDGE OF ALLEGIANCE**
3. **ADMINISTRATIVE BUSINESS**
 - A. **ADMINISTRATION OF OATH TO DEPARTMENTAL WITNESSES**
 - B. **IDENTIFICATION OF CASES IN COMPLIANCE OR RESCHEDULED**
4. **PUBLIC HEARINGS - CITATIONS**
5. **PUBLIC HEARINGS - VIOLATION CASES**

A.	17-3131 Bldg	429 N 12th St.	Desir, Paul	Shaun Coss
B.	18-292 Bldg	1005 N 7th St.	Hatfield, James E	Shaun Coss
C.	17-3133 Bldg	1101 N 7th St.	Hatfield, James E	Shaun Coss
D.	17-3134 Bldg	1513 Citrus Ave	Hernandez, Anita	Shaun Coss
E.	17-3052 Bldg.	1502 Yosemite Ct	Spells, Jason	Shaun Coss
F.	18-0067 Bldg	120 Orange Ave	RFMD Investments LLC	Shaun Coss
G.	18-291 Bldg	2842 Stoneway Ln, Unit C	Bally Bunion Group LLC	Shaun Coss

H.	18-1598 CE	2501 South Ocean Drive	Southern Bell Tel and Tel	Heather Debevec
I.	17-2681 CE	101 North US Highway 1	Brackett Family Limited Prtnsp	Heather Debevec
J.	18-1548 CE	416 Avenue D	Cruickshank, Cephus Cruickshank Jr, Cephus	Heather Debevec
K.	18-0591 CE	1393 Bayshore Drive	Wynne Building Corp	Heather Debevec
L.	18-1290 CE	1400 Binney Drive	Phillips, Corliss	Heather Debevec
M.	18-1507 CE	1007 Avnue C	Petit, Kassandra K and A Petit Trust	Heather Debevec
N.	18-1473 CE	1215 Avenue I	Strowbridge Jr, James	Heather Debevec
O.	18-1691 CE	1021 Beach Ct	Etude, Leroy	Isaac Saucedo
P.	18-1559 CE	803 S 12th Street	Sampson, Paul N	Isaac Saucedo

6. **PUBLIC HEARINGS - MASSEY HEARINGS (FINE REDUCTIONS)**

7. **PUBLIC HEARINGS - LIEN REDUCTION REQUESTS**

A.	16-1580 Lien Reduction	1510 Coronado Avenue	Macias, Maria	Shaun Coss
B.	16-1082 Lien Reduction	619 S 17th Street	Bisesar, Shanawatti	Shaun Coss

8. **OTHER CASES**

9. **NEW BUSINESS**

10. **OLD BUSINESS**

Persons who require special accommodations under the Americans with Disabilities Act (ADA) should contact the Code Enforcement Office at (772) 467-3149, at least five (5) days prior to the meeting. Persons who are hearing or speech impaired may use the Florida Relay System by dialing 711.

Special Magistrate Hearing

5.A.

Meeting Date: 09/05/2018

Re: Case #17-3131 - 429 N 12th St.

Submitted For: Shaun Coss, Building Dept. Coordinator, Building

Information

SUBJECT:

17-3131 Bldg	429 N 12th St.	Desir, Paul	Shaun Coss
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CASE INFORMATION:

Case Initiated:	December 18, 2017	Type of Presentation:	Regular
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OWNER:

OWNER: Paul Desir 152 SW Pilsner Cir Port St. Lucie, FL 34953	OCCUPIED BY:
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VIOLATIONS:

Section(s): 5-1.105.1 Permit Required

CORRECTIVE ACTIONS:

1. Obtain a permit for all residential repairs including but not limited to replacing the water heater, replacing the shower/tub enclosure and re-piping the sanitary sewer line.

RECOMMENDATION:

The City requests that if the Special Magistrate finds the violation exists, the violator(s) be given 60 days to obtain a permit; obtain any other required permits pursuant to the Florida Building Code and/or the Code of Ordinances; obtain approval for all required inspections at least every 180 days until the permit has been closed; comply with all other permit conditions; and, cure all other violations described in the Order not requiring a permit or a fine of \$100.00 per day be assessed.

Form Review

Form Started By: Shaun Coss
Final Approval Date: 08/29/2018

Started On: 08/10/2018 11:08 AM

Special Magistrate Hearing**5.B.****Meeting Date:** 09/05/2018**Re:** Case #18-292 - 1005 N 7th St.**Submitted For:** Shaun Coss, Building Dept. Coordinator, Building**Information****SUBJECT:**

18-292 Bldg	1005 N 7th St.	Hatfield, James E	Shaun Coss
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CASE INFORMATION:

Case Initiated:	January 30, 2018	Type of Presentation:	Regular
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OWNER:

OWNER: James E Hatfield PO Box 1506 Ft. Pierce, FL 34954	OTHER: James E. Hatfield PO Box 4447 Ft. Pierce, FL 34954
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VIOLATIONS:

Section(s): 5-1.105.1 Permit Required
 IPMC 304.2 Protective Treatment
 IPMC 304.6 Exterior Walls
 IPMC 304.13 Windows, Doors & Frames
 IPMC 304.13.2 Glazing
 IPMC 305.3 Interior Surfaces
 IPMC 309.1 Infestation
 IPMC 506.2 Sanitary Drainage System Maintenance

CORRECTIVE ACTIONS:

1. Obtain a permit for the electrical wiring above the ceiling that has been replaced and/or installed.
2. Hire a properly licensed contractor to determine the source of water intrusion and make all necessary repairs.
3. Replace the missing and water damaged ceiling tiles.
4. Repair all holes in the interior walls.
5. Repair all holes in the exterior walls and seal all cracks.
6. The glass panes in the jalousie window have been replaced with a fixed piece of glass. Replace the jalousie panes or obtain a permit to replace the window.
7. Repair all rotten window frames and all other rotten wood on the exterior of the structure.
8. It appears that a sanitary drain line is discharging out of the side of the building. All sanitary drain lines must be properly connected to the sewer system.
9. Once all exterior walls have been properly sealed, treat the property for the rodent infestation.

RECOMMENDATION:

The City requests that if the Special Magistrate finds the violation exists, the violator(s) be given 60 days to obtain a permit; obtain any other required permits pursuant to the Florida Building Code and/or the Code of Ordinances; obtain approval for all required inspections at least every 180 days until the permit has been closed; comply with all other permit conditions; and, cure all other violations described in the Order not requiring a permit or a fine of \$100.00 per day be assessed.

Form Review

Form Started By: Shaun Coss
Final Approval Date: 08/29/2018

Started On: 08/10/2018 12:01 PM

Special Magistrate Hearing**5.C.****Meeting Date:** 09/05/2018**Re:** Case #17-3133 - 1101 N 7th St.**Submitted For:** Shaun Coss, Building Dept. Coordinator, Building**Information****SUBJECT:**

17-3133 Bldg	1101 N 7th St.	Hatfield, James E	Shaun Coss
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CASE INFORMATION:

Case Initiated:	December 18, 2017	Type of Presentation:	Regular
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OWNER:

OWNER: James E Hatfield PO Box 1506 Ft. Pierce, FL 34954	OTHER: James E. Hatfield PO Box 4447 Ft. Pierce, FL 34954
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VIOLATIONS:

Section(s): IPMC 305.3 Interior Surfaces
 IPMC 604.3.2.1 Fire Damaged Electrical Equipment

CORRECTIVE ACTIONS:

1. Obtain a permit to replace all fire damaged insulation, drywall and electric.

RECOMMENDATION:

The City requests that if the Special Magistrate finds the violation exists, the violator(s) be given 60 days to obtain a permit; obtain any other required permits pursuant to the Florida Building Code and/or the Code of Ordinances; obtain approval for all required inspections at least every 180 days until the permit has been closed; comply with all other permit conditions; and, cure all other violations described in the Order not requiring a permit or a fine of \$100.00 per day be assessed.

Form Review

Form Started By: Shaun Coss
 Final Approval Date: 08/29/2018

Started On: 08/10/2018 12:10 PM

Special Magistrate Hearing

5.D.

Meeting Date: 09/05/2018

Re: Case #17-3134 - 1513 Citrus Ave

Submitted For: Shaun Coss, Building Dept. Coordinator, Building

Information

SUBJECT:

17-3134 Bldg	1513 Citrus Ave	Hernandez, Anita	Shaun Coss
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CASE INFORMATION:

Case Initiated:	December 18, 2017	Type of Presentation:	Regular
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OWNER:

OWNER: Anita Hernandez 1115 Marabelle Ave Ft. Pierce, FL 34982	OCCUPIED BY:
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VIOLATIONS:

Section(s): 5-1.105.1 Permit Required

CORRECTIVE ACTIONS:

1. Obtain a permit for replacing the roof.

RECOMMENDATION:

The City requests that if the Special Magistrate finds the violation exists, the violator(s) be given 60 days to obtain a permit; obtain any other required permits pursuant to the Florida Building Code and/or the Code of Ordinances; obtain approval for all required inspections at least every 180 days until the permit has been closed; comply with all other permit conditions; and, cure all other violations described in the Order not requiring a permit or a fine of \$100.00 per day be assessed.

Form Review

Form Started By: Shaun Coss
Final Approval Date: 08/29/2018

Started On: 08/10/2018 11:12 AM

Special Magistrate Hearing

5.E.

Meeting Date: 09/05/2018

Re: Case #17-3052 - 1502 Yosemite Ct.

Submitted For: Shaun Coss, Building Dept. Coordinator, Building

Information

SUBJECT:

17-3052 Bldg.	1502 Yosemite Ct	Spells, Jason	Shaun Coss
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CASE INFORMATION:

Case Initiated:	December 8, 2017	Type of Presentation:	Regular
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OWNER:

OWNER: Jason Spells & Cheryl L King 1502 Yosemite Ct. Ft. Pierce, FL 34982	OCCUPIED BY:
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VIOLATIONS:

Section(s): 5-1.105.1 Permit Required

CORRECTIVE ACTIONS:

1. Obtain a permit for the installation of the chain link fence.

RECOMMENDATION:

The City requests that if the Special Magistrate finds the violation exists, the violator(s) be given 60 days to obtain a permit; obtain any other required permits pursuant to the Florida Building Code and/or the Code of Ordinances; obtain approval for all required inspections at least every 180 days until the permit has been closed; comply with all other permit conditions; and, cure all other violations described in the Order not requiring a permit or a fine of \$100.00 per day be assessed.

Form Review

Form Started By: Shaun Coss
Final Approval Date: 08/29/2018

Started On: 08/10/2018 11:17 AM

Special Magistrate Hearing

5.F.

Meeting Date: 09/05/2018

Re: Case #18-67 - 120 Orange Ave

Submitted For: Shaun Coss, Building Dept. Coordinator, Building

Information

SUBJECT:

18-0067 Bldg	120 Orange Ave	RFMD Investments LLC	Shaun Coss
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CASE INFORMATION:

Case Initiated:	January 8, 2018	Type of Presentation:	Regular
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OWNER:

OWNER: RFMD Investments LLC PO Box 650991 Vero Beach, FL 32965	OTHER: James O'Hearn Reg. Agent for RFMD Investments LLC 2466 NE 17th Ct. Jensen Beach, FL 34957
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VIOLATIONS:

Section(s): 5-1.105.1 Permit Required

CORRECTIVE ACTIONS:

1. Obtain a permit for replacing the electric panel.

RECOMMENDATION:

The City requests that if the Special Magistrate finds the violation exists, the violator(s) be given 30 days to obtain a permit; obtain any other required permits pursuant to the Florida Building Code and/or the Code of Ordinances; obtain approval for all required inspections at least every 180 days until the permit has been closed; comply with all other permit conditions; and, cure all other violations described in the Order not requiring a permit or a fine of \$100.00 per day be assessed.

Form Review

Form Started By: Shaun Coss
 Final Approval Date: 08/29/2018

Started On: 08/10/2018 11:29 AM

Special Magistrate Hearing**5.G.****Meeting Date:** 09/05/2018**Re:** Case #18-291 - 2842 Stoneway Ln, Unit C**Submitted For:** Shaun Coss, Building Dept. Coordinator, Building**Information****SUBJECT:**

18-291 Bldg	2842 Stoneway Ln, Unit C	Bally Bunion Group LLC	Shaun Coss
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CASE INFORMATION:

Case Initiated:	January 30, 2018	Type of Presentation:	Regular
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OWNER:

OWNER: Bally Bunion Group LLC 8721 Bally Bunion Rd. Port St. Lucie, FL 34986	OCCUPIED BY:
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VIOLATIONS:

Section(s): 5-1.105.1 Permit Required

CORRECTIVE ACTIONS:

1. Obtain a permit for replacing the HVAC unit. Once the permit has been issued, the unit may need to be relocated to comply with the Florida Building Code and National Electric Code.

RECOMMENDATION:

The City requests that if the Special Magistrate finds the violation exists, the violator(s) be given 60 days to obtain a permit; obtain any other required permits pursuant to the Florida Building Code and/or the Code of Ordinances; obtain approval for all required inspections at least every 180 days until the permit has been closed; comply with all other permit conditions; and, cure all other violations described in the Order not requiring a permit or a fine of \$100.00 per day be assessed.

Form Review

Form Started By: Shaun Coss
Final Approval Date: 08/29/2018

Started On: 08/10/2018 11:04 AM

Special Magistrate Hearing

5.H.

Meeting Date: 09/05/2018

Re: Case 18-1598 - 2501 South Ocean Drive - Southern Bell

Submitted For: Peggy Arraiz, Code Compliance Manager, Code Enforcement

Information

SUBJECT:

18-1598 CE	2501 South Ocean Drive	Southern Bell Tel and Tel	Heather Debevec
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CASE INFORMATION:

Case Initiated: June 8, 2018	Type of Presentation:	Regular
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OWNER:

OWNER: Southern Bell Tel and Tel Attn: Property Tax Dept PO Box 7207 Bedminster, NJ 07921	OTHER ADDRESS:
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VIOLATIONS:

IPMC 304.2 - Protective Treatment

CORRECTIVE ACTIONS:

1. Pressure wash the building.

RECOMMENDATION:

The City requests that if the Special Magistrate finds the violation exists, the violator(s) be given 15 days to comply or a fine of \$50.00 per day be assessed.

Form Review

Form Started By: Heather Debevec
Final Approval Date: 08/29/2018

Started On: 07/17/2018 01:08 PM

Special Magistrate Hearing

5.I.

Meeting Date: 09/05/2018

Re: Case # 17-2681 - 101 North US Highway 1

Submitted For: Peggy Arraiz, Code Compliance Manager, Code Enforcement

Information

SUBJECT:

17-2681 CE	101 North US Highway 1	Brackett Family Limited Prtnsp	Heather Debevec
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CASE INFORMATION:

Case Initiated:	October 26, 2017	Type of Presentation:	Regular - Cont from 5/02/2018
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OWNER:

OWNER: Brackett Family Limited Prtnsp PO BOX 969 Vero Beach, FL 32961	REGISTERED AGENT: Robert Brackett 2066 14th Avenue Suite 101 Vero Beach, FL 32960
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VIOLATIONS:

IPMC 304.2 - Protective Treatment
IPMC 302.7 - Accessory Structures

CORRECTIVE ACTIONS:

1. Paint the fence around the property.
2. Repair the curbing on the west side where it is peeling, cracking, and spalling.

RECOMMENDATION:

The City requests that if the Special Magistrate finds the violation exists, the violator(s) be given 15 days to comply or a fine of \$50.00 per day be assessed.

Form Review

Form Started By: Heather Debevec
Final Approval Date: 07/23/2018

Started On: 02/14/2018 11:56 AM

Special Magistrate Hearing**5.J.****Meeting Date:** 09/05/2018**Re:** Case 18-1548 - 416 Avenue D**Submitted For:** Peggy Arraiz, Code Compliance Manager, Code Enforcement**Information****SUBJECT:**

18-1548 CE	416 Avenue D	Cruickshank, Cephus Cruickshank Jr, Cephus	Heather Debevec
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CASE INFORMATION:

Case Initiated: June 1, 2018	Type of Presentation:	Regular
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OWNER:

OWNER: Cephus Cruickshank Cephus Cruickshank Jr 2313 N 44th St Ft. Pierce, FL 34946	
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VIOLATIONS:

Section(s): 16-46, 16-47, 16-48 (10)(D) - Non- Operable Vehicle

CORRECTIVE ACTIONS:

1. Register the silver vehicle.

RECOMMENDATION:

The City requests that if the Special Magistrate finds the violation exists, the violator(s) be given 5 days to comply or a fine of \$50.00 per day be assessed.

Form ReviewForm Started By: Heather Debevec
Final Approval Date: 08/29/2018

Started On: 07/31/2018 03:49 PM

Special Magistrate Hearing**5.K.****Meeting Date:** 09/05/2018**Re:** Case 17-0591 - 1393 Bayshore Drive**Submitted For:** Peggy Arraiz, Code Compliance Manager, Code Enforcement**Information****SUBJECT:**

18-0591 CE	1393 Bayshore Drive	Wynne Building Corp	Heather Debevec
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CASE INFORMATION:

Case Initiated: March 20, 2017	Type of Presentation:	Regular
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OWNER:

OWNER: Wynne Building Corp 8000 S US Highway 1 Ste 402 Port St. Lucie, FL 34952	REGISTERED AGENT: Joel Wynne 8000 S US Highway 1 Ste 402 Port St. Lucie, FI 34952
MAILING ADDRESS: Wynne Building Corp 12804 SW 122 Ave Miami, FL 33186	EMAIL MANAGER: Steve Rodriguez wbcsteve@yahoo.com

VIOLATIONS:

Section(s): 16-46, 16-47, 16-48 (4) - Nuisance as a Condition

CORRECTIVE ACTIONS:

1. Obtain the proper permits from Civil Corps of Engineers and repair or replace the sea wall.

RECOMMENDATION:

The City requests that if the Special Magistrate finds the violation exists, the violator(s) be given 30 days to obtain a permit and comply with all permit conditions or a fine of \$100.00 per day be assessed.

Form Review

Form Started By: Heather Debevec

Started On: 08/02/2018 01:31 PM

Final Approval Date: 08/29/2018

Special Magistrate Hearing**5.L.****Meeting Date:** 09/05/2018**Re:** Case # 18-1290 - 1400 Binney Drive**Submitted For:** Peggy Arraiz, Code Compliance Manager, Code Enforcement**Information****SUBJECT:**

18-1290 CE	1400 Binney Drive	Phillips, Corliss	Heather Debevec
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CASE INFORMATION:

Case Initiated: April 24, 2018	Type of Presentation:	Regular
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OWNER:

OWNER: Corliss Phillips 1903 Plover Avenue Ft. Pierce, FL 34949	
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VIOLATIONS:

IPMC 304.7- Roofs and Drainage
IPMC 304.2 - Protective Treatment

CORRECTIVE ACTIONS:

1. Obtain a roof permit and repair the roof.
2. Paint the home, or obtain a permit to stucco the home.

RECOMMENDATION:

The City requests that if the Special Magistrate finds the violation exists, the violator(s) be given 20 days to obtain a permit and comply with all permit conditions or a fine of \$50.00 per day be assessed.

Form Review

Form Started By: Heather Debevec
Final Approval Date: 08/29/2018

Started On: 08/07/2018 09:53 AM

Special Magistrate Hearing

5.M.

Meeting Date: 09/05/2018

Re: Case # 18-1507 - 1007 Avenue C

Submitted For: Peggy Arraiz, Code Compliance Manager, Code Enforcement

Information

SUBJECT:

18-1507 CE	1007 Avnue C	Petit, Kassandra K and A Petit Trust	Heather Debevec
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CASE INFORMATION:

Case Initiated: May 24, 2018	Type of Presentation:	Regular
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OWNER:

OWNER: Kassandra Pettit K and A Pettit Trust Po Box 13504 Ft. Pierce, FL 34979	TENANT: Rosemite Belizaire 1007 Avenue C Ft. Pierce, FL 34950
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VIOLATIONS:

- IPMC 304.7 - Roofs and Drainage
- IPMC 304.1 - Exterior Structure - General
- IPMC 304.2 - Protective Treatment

CORRECTIVE ACTIONS:

1. Obtain a permit from the Building Department and repair the roof.
2. Repair the soffitng around the home where it is falling, repair or replace the wood by the air conditioning unit that is rotting, and the front door over hang.
3. Paint the front steps that are peeling and discolored.

RECOMMENDATION:

The City requests that if the Special Magistrate finds the violation exists, the violator(s) be given 20 days to obtain a permit and comply with all permit conditions or a fine of \$50.00 per day be assessed.

Form Review

Form Started By: Heather Debevec
Final Approval Date: 08/29/2018

Started On: 08/08/2018 07:59 AM

Special Magistrate Hearing

5.N.

Meeting Date: 09/05/2018

Re: Case # 18- 1473 - 1215 Avenue I

Submitted For: Peggy Arraiz, Code Compliance Manager, Code Enforcement

Information

SUBJECT:

18-1473 CE	1215 Avenue I	Strowbridge Jr, James	Heather Debevec
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CASE INFORMATION:

Case Initiated: May 1, 2018	Type of Presentation:	Regular
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OWNER:

OWNER: James Strowbridge Jr. 1215 Avenue I Ft. Pierce, FL 34950	
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VIOLATIONS:

IPMC 302.7 - Accessory Structure

CORRECTIVE ACTIONS:

1. Obtain a permit to repair or remove the fence.

RECOMMENDATION:

The City requests that if the Special Magistrate finds the violation exists, the violator(s) be given 20 days to obtain a permit and comply with all permit conditions or a fine of \$50.00 per day be assessed.

Form Review

Form Started By: Heather Debevec
Final Approval Date: 08/29/2018

Started On: 08/08/2018 10:23 AM

Special Magistrate Hearing

5.O.

Meeting Date: 09/05/2018

Re: Case # 18-1691 - 1021 Beach Court

Submitted For: Peggy Arraiz, Code Compliance Manager, Code Enforcement

Information

SUBJECT:

18-1691 CE	1021 Beach Ct	Etude, Leroy	Isaac Saucedo
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CASE INFORMATION:

Case Initiated:	June 20, 2018	Type of Presentation:	Regular
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OWNER:

OWNER: Etude Leroy 1021 Beach Ct Fort Pierce, FL 34950	OCCUPIED BY:
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VIOLATIONS:

Section(s): 22-187 (13) – Landscape Maintenance
 Section(s): 22-67 (B)(5) – Fence Maintenance – Permit Required
 IPMC 304.7 Roofs and drainage.

CORRECTIVE ACTIONS:

1. Please remove fallen tree located in front of house.
2. Please remove or repair fence. A permit may be required. If you have any questions please contact the building department at (772) 467-3000.
3. Please repair roof where deterioration has occurred. A permit may be required. If you have any questions please contact the building department at (772) 467-3000.

RECOMMENDATION:

The City requests that if the Special Magistrate finds the violation exists, the violator(s) be given 10 days to comply or a fine of \$150 per day be assessed.

Form Review

Form Started By: Isaac Saucedo
 Final Approval Date: 08/29/2018

Started On: 07/26/2018 10:54 AM

Special Magistrate Hearing**5.P.****Meeting Date:** 09/05/2018**Re:** Case #18-1559 - 803 S 12th Street**Submitted For:** Peggy Arraiz, Code Compliance Manager, Code Enforcement**Information****SUBJECT:**

18-1559 CE	803 S 12th Street	Sampson, Paul N	Isaac Saucedo
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CASE INFORMATION:

Case Initiated:	June 4, 2018	Type of Presentation:	Regular
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OWNER:

OWNER: Paul N Sampson(TR) Linda M Sampson(TR) 241 Bermuda Beach Dr Fort Pierce, Fl 34949	OCCUPIED BY: Tenant 803 S 12th Street Ft. Pierce, FL 34950
OTHER NAMES: Queteria Leonda Thornton 196 S. Indies Drive Duck Key, FL 33050	

VIOLATIONS:

Section(s): 16-46, 16-47, 16-48 (1)(5) – Outside Storage

Section(s): 22-187 (13) – Landscape Maintenance

CORRECTIVE ACTIONS:

1. Please remove all wood, tools, ladder, crates, buckets, coolers and all other miscellaneous items located in the front yard.
2. Please trim all overgrown bushes, trees, shrubs and grass.

RECOMMENDATION:

The City requests that if the Special Magistrate finds the violation exists, the violator(s) be given 10 days to comply or a fine of \$150 per day be assessed.

Form Review

Form Started By: Isaac Saucedo
Final Approval Date: 08/29/2018

Started On: 07/26/2018 01:57 PM

Information

SUBJECT:

16-1580 Lien Reduction	1510 Coronado Avenue	Macias, Maria	Shaun Coss
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CASE INFORMATION:

Case Initiated:	July 8, 2016	Type of Presentation:	Lien Reduction
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OWNER:

OWNER: Maria Macias 1510 Coronado Avenue Ft. Pierce, FL 34982	OCCUPIED BY:
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VIOLATIONS:

Section(s): 5-1.101.2.1 Unsafe Building
Section(s): 5-1.105.1 Permit Required
IPMC 108.2.1 Unsafe Equipment
IPMC 304.7 Roofs & Drainage
IPMC 304.13.1 Glazing
IPMC 305.3 Interior Surfaces
IPMC 309.1 Infestation

FINDINGS/ORDER:

1. January 4, 2017 the Special Magistrate found Maria Macias responsible for the violations listed above and ordered 60 days to bring the property into compliance or a fine of \$100.00 per day would be assessed.

ACTION DATES:

1. March 6, 2017 Building Department Investigator Coss exercised his authorization to grant an extension of 90 days and issued a warning that if the property doesn't come into compliance by the end of extension the owner will have to go before the Special Magistrate or Code Board to request another extension.
2. June 5, 2017 an inspection was made, the property was not in compliance, the fines began.
3. May 15, 2018 an Order Assessing Fine and Imposing Lien was recorded at the St. Lucie County Clerk of Court.
4. June 15, 2018 an inspection was made, the violations were now in compliance, the fines stopped.
5. July 12, 2018 received request for reduction or resindment from Maria Macias.

6. Total amount of fines \$37,540.00 (\$40.00 recording fees).

RECOMMENDATION:

To be determined.

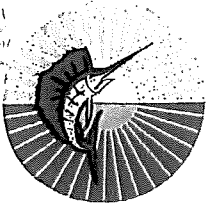
Attachments

Request
Order
Ext of Time Order
Aff of Non Comp
Lien
Aff of CM
7 Criteria
Admin Fees

Form Review

Form Started By: Colleen Greer
Final Approval Date: 08/29/2018

Started On: 07/30/2018 03:35 PM



THE SUNRISE CITY
FORT PIERCE
 CODE ENFORCEMENT
Florida

REQUEST FOR A REDUCTION OR RESCINDMENT OF
 CODE ENFORCEMENT FINES / LIENS

Date:	7-30-18		
Property address:	1510 Coronado Ave		
Owner(s) of record:	Maria Macias		
Mailing address:	2725 Fairway Dr Fort Pierce, FL 34982		
Property tax ID #:	2421-512-0011-000-1		
Original purchase date:	5/31/12	Original purchase price:	\$27,300.00
Property is used for:	<input checked="" type="checkbox"/> Single Family	<input type="checkbox"/> Multi-family	<input type="checkbox"/> Commercial <input type="checkbox"/> Industrial <input type="checkbox"/> Vacant Lot
Name of person requesting reduction:		Relationship to owner(s)	
Telephone #:		Mobile phone #:	772-267-7617
E-mail:		Preferred contact method:	
What are owner(s) intentions for property:	Continue as a Rental		
Are there current code violations?	<input checked="" type="checkbox"/> No	<input type="checkbox"/> Yes	Explain: (please attached notice)
Is property listed for sale?	<input checked="" type="checkbox"/> No	<input type="checkbox"/> Yes	If yes, what is listing price?
Is property under contract for sale?	<input checked="" type="checkbox"/> No	<input type="checkbox"/> Yes	If yes, what is the sale price?

AMOUNT OF FINE / LIEN

\$ 37,540

DOLLAR AMOUNT REQUESTING TO BE WAIVED

\$ _____

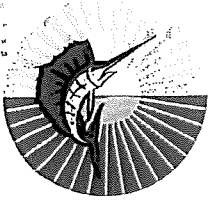
DOLLAR AMOUNT I AGREE TO PAY

\$ _____

Maria Macias
 Signature of Owner or Representative

7/12/18
 Date

Maria Macias
 Printed Name



THE SUNRISE CITY
FORT PIERCE
CODE ENFORCEMENT
Florida

REQUEST FOR REDUCTION OF PENALTY

By completing this form, you are making statements under oath. Failure to be truthful is a violation of Fort Pierce City Code and Florida Statutes pertaining to perjury, which is a felony punishable by up to fifteen (15) years imprisonment.

INSTRUCTIONS:

1. Please fill in blanks completely.
2. Be specific when writing your statement. Use additional pages if necessary.
3. If you are claiming medical or financial hardship, attach supporting documentation (i.e. doctor's statement or proof of income).
4. Complete the appropriate application for lien reduction / rescindment.
5. For lot clearing or demolition liens, contact Kathy D'Arton in the Finance Department (772-467-3076) for cost / fees breakdown.
6. For code enforcement liens (those imposed by a Special Magistrate or Code Enforcement Board), contact Colleen Greer (772-467-3149) for cost / fees breakdown.
7. If you do not have access to a Notary Public, one will be provided to you by the Department at no charge. All forms must be signed in the presence of the Notary to be valid.
8. Return this form, the application and any other pertinent documentation to the Code Enforcement Department.
9. Requests for Reduction / Rescindment of code enforcement liens are governed by Rule 17 of the City's Rules & Regulation for Code Enforcement Board and Special Magistrate.

Property Address: 1510 Coronado Ave Fort Pierce, Fl 34982

Property Owner: Maria Macias

Mailing Address: 2725 Fairway Drive Fort Pierce, Fl 34982

Telephone #: _____ Cell Phone #: 772-267-7617

E-Mail Address: _____

Is the property in compliance? Yes If no, please explain in the narrative of your request.

OWNER / REPRESENTATIVE REQUEST TO PROCESS APPLICATION

Property Address:	
-------------------	--

I acknowledge that I have been provided a copy of Rule 17 of the Rules of Procedure for the City of Fort Pierce Code Enforcement Board and Special Magistrates and that I have read the rules and being advised as such make the following request:

I am requesting that my application for lien reduction be processed administratively through the Rules of Procedure Sec. 17(b), I understand the requirements to be met and that I waive my right to a hearing before either the Special Magistrate or Code Enforcement Board.

I am requesting that my application for lien reduction be processed through the Rules of Procedure Sec. 17(c), I understand the requirements to be met and that my request will be heard and determination made by either the Special Magistrate or Code Enforcement Board that authorized Order Assessing Fine and Imposing Lien.

I am requesting that my application for lien reduction be processed through the Rules of Procedure Sec. 17(e) and that my request will be heard and determination made by the City Commission of the City of Fort Pierce.

Maria Macias
Signature of Owner or Representative

07/12/18
Date

Maria Macias
Printed Name

COFP – APPLICATION PROCESS DETERMINATION

Staff has reviewed the request for lien reduction and agrees to process the application as requested by the signing party.

Staff has reviewed the request for lien reduction and do not agree to process the application as requested by the signing party. The matter will be placed before either the Special Magistrate or Code Enforcement Board that authorized the Order Assessing Fine and Imposing Lien.

City Representative

Date

Printed Name

July 18, 2018

Property address: 1510 Coronado Ave, Fort Pierce, FL 34982

Tax ID #: 2421-512-0011-000/1

Maria Macias
2725 Fairway Drive
Fort Pierce, FL 34982

Shaun Coss, CFM/ Building Department
100 North US Highway 1
Fort Pierce, FL 34950

Re: Case # 16-1580

Dear Shaun Coss,

This correspondence is to contest the fine and lien placed upon this property. On May 29th, 2018, a letter from the Fort Pierce Code Enforcement Division was brought to my attention. The tenants residing at this property (1510 Coronado Ave) delivered the letter to me and that is when I found out that there was a lien on the property and there were violations on the house. The letter was previously opened and almost torn apart by the tenant's toddler. Regardless of its condition, I was informed of the situation facing this property. After finding out about this, I did a little research and found out that the initial letter that was intended to notify me about the violations on this house was originally mailed in January, 2017. That letter was never delivered to me either.

I, Maria Macias, owner of this property have a different registered mailing address and was never notified to that address that the house was in violation of codes and that a fine was accruing every day the violation was not brought to order. The "violations" mentioned in the letter were problems that were brought to my attention by the tenants and they were handled accordingly. A permit was pulled for the water heater and an inspection was scheduled by the company that was hired to perform that job. The inspector had gone into the house and mentioned that everything was up to code. The rodent situation was taken care of as well; receipts are available that serve as proof that these issues were resolved since last year. Undoubtedly, if I would have been notified that there were violations the Code Enforcement Division would have been notified that the issues reported by the tenants were repaired in a timely manner.

After this occurrence, the house was inspected by one of your inspectors (June, 2018) and it is now settled that the house is indeed in compliance with the Special Magistrate Order.

I am kindly requesting for a fine reduction or rescindment since I was not made aware that the house had code violations until May of this year. I understand that I am ultimately responsible for keeping this house up to code. However, I also have a registered mailing address, so any letters, especially those of outmost importance, should be mailed to my registered mailing address or sent via certified mail.

I look forward to receiving a response from you in regards to this matter.

Sincerely yours,

Maria Macias

Maria Macias
2725 Fairway Drive
Fort Pierce, FL 34982
lupitamacias@gmail.com



AFFIDAVIT OF COMPLIANCE

RE: 1510 CORONADO AVE
 CASE NO: 16-00001580

JOSEPH E. SMITH, CLERK OF THE CIRCUIT COURT
 SAINT LUCIE COUNTY
 FILE # 4451214 06/26/2018 10:24:45 AM
 OR BOOK 4149 PAGE 1387 - 1387 Doc Type: AFF
 RECORDING: \$10.00

IN THE MATTER OF: MARIA MACIAS
 1510 CORONADO AVE
 FT PIERCE, FL 34982

BEFORE ME, the undersigned authority, personally appeared Shaun Coss, Building Department Coordinator for the City of Fort Pierce, Florida, who after being duly sworn deposes and says:

That I have personally examined the property described in the Special Magistrate's order dated January 06, 2017, in the above mentioned case and find that said property is now in compliance with Section(s) 5-1.101.2.1, 5-1.105.1, IPMC 108.1.2, IPMC 304.7, IPMC 304.13.1, IPMC 305.3 of the Code of the City of Fort Pierce, Florida, as of this date: June 15, 2018.

X Stop the accumulation of fines as imposed by an Affidavit of Non-Compliance recorded in Book 3950 Page 1225. **This is not a release of lien.**

FURTHER AFFIANT SAYETH NOT.

DATED this 15th day of June, 2018.



 Shaun Coss, Building Department Coordinator

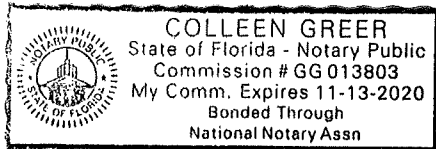
STATE OF FLORIDA
 COUNTY OF ST. LUCIE

SWORN TO and SUBSCRIBED before me
 this 15th day of June, 2018.



 NOTARY PUBLIC - STATE OF FLORIDA

MY COMMISSION EXPIRES:





THE SUNRISE CITY
FORT PIERCE
CODE ENFORCEMENT
Florida

Violator: MARIA MACIAS
1510 CORONADO AVE
FT PIERCE, FL 34982

CASE #: 16-1580

RE: Violation of Section(s): 5-1.101.2.1 Unsafe Building, 5-1.105.1 Permit Required, IPCM 108.1.2 Unsafe Equipment, IPCM 304.7 Roofs & Drainage, IPCM 304.13.1 Glazing, IPCM 305.3 Interior Surfaces, IPCM 309.1 Infestation

Property Address: 1510 CORONADO AVE
Tax ID #: 2421-512-0011-000/1
Legal Description: CORTEZ PARK BLK 1 W 5 FT OF LOT 11 AND ALL LOT 12 (OR 3398-2147)


ORDER DETERMINING VIOLATION

THIS CAUSE came before the Special Magistrate pursuant to Florida Statutes 162.07 on January 04, 2017, upon request of the Code Enforcement Officer. Having heard testimony and having considered any exhibits while being otherwise advised in the premises, it is accordingly, found and determined that MARIA MACIAS failed to repair or replace the roof where it is leaking; replace the ceiling where it is water damaged; obtain permits for replacement of one sheet of drywall; hire a properly licensed electrician to repair the unsafe wiring in the breaker panel/water heater room; replace broken glazing in window; close all openings that may allow entry of rodents and treat the structure for the infestation; re-secure the air return grill to the ceiling; and determine if the mold on air conditioning units and ceiling is caused by water intrusion from the roof or if the air conditioning system is also in disrepair (if so, hire a properly licensed contractor to correct the deficiencies) in violation of the Code of Ordinances as specified above, on property located at the above described location.

Accordingly it is ORDERED as follows:

1. The above named violator failed to appear and is deemed to have admitted guilt.
2. Obtain a permit for the work performed and adhere to all conditions of the permit. A licensed contractor may be required to apply for and obtain the permit from the Building Department.
3. In the event the violation is not remedied within 60 days after the date of this Order, there shall be imposed a fine pursuant to Section 162.09, Fla. Stat., at a daily, cumulative rate of \$100.00.
4. This Order may be recorded in the Public Records of the County and shall constitute notice to any subsequent purchasers, successors in interest or assigns wherein the violation concerns real property. If this Order is not complied with timely, then there shall be issued an Order pursuant to Section 162.09, Fla. Stat., and Rule 16, Rules of Procedure of the Code Enforcement Board of the City of Fort Pierce, Florida, imposing lien in the manner provided for by law.
5. The violator is responsible for notifying the Code Enforcement Department promptly at (772) 467-3000, when the violation is corrected.
6. The violator has 30 days in which to file an appeal of the Special Magistrate's decision to the Circuit Court of St. Lucie County.

DONE AND ORDERED this 6th day of January, 2017.



Frank Blandino, Esq., Special Magistrate

I CERTIFY THAT THE ABOVE ORDER WAS
MAILED TO THE RESPONDENT ON THIS

6th DAY OF January, 2017.



Colleen Greer, Code Enforcement Clerk

JOSEPH E. SMITH, CLERK OF THE CIRCUIT COURT
SAINT LUCIE COUNTY
FILE # 4264541 01/06/2017 08:56:00 AM
OR BOOK 3950 PAGE 1225 - 1225 Doc Type: ORD
RECORDING: \$10.00



THE SUNRISE CITY
FORT PIERCE
CODE ENFORCEMENT

Florida

NOTICE OF EXTENSION OF TIME

RE: 1510 CORONADO AVE
CASE NO: 16-00001580

IN THE MATTER OF: MARIA MACIAS
1510 CORONADO AVE
FT PIERCE, FL 34982

BEFORE ME, the undersigned authority, personally appeared Shaun Coss, Building Department Investigator for the City of Fort Pierce, Florida, who after being duly sworn deposes and says:

That I have found there is cause to grant an administrative extension as provided for in Rule 15 of the Rules of Procedure for the Code Enforcement Board and Special Magistrate to correct the violations described in the Order of Violation dated January 06, 2017, in the above mentioned case.

The time to comply the violations as specified in the Order of Violation recorded in Book 3950 Page 1225 is granted an extension of 90 days.

JOSEPH E. SMITH, CLERK OF THE CIRCUIT COURT
SAINT LUCIE COUNTY
FILE # 4285248 03/09/2017 11:34:26 AM
OR BOOK 3971 PAGE 1139 - 1139 Doc Type: NOT
RECORDING: \$10.00

FURTHER AFFIANT SAYETH NOT.

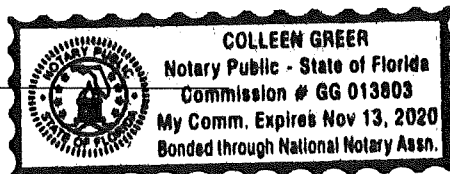
DATED this 6th day of March, 2017.

Shaun Coss, Building Department Investigator

STATE OF FLORIDA
COUNTY OF ST. LUCIE

SWORN TO and SUBSCRIBED before me
this 10th day of March, 2017.

Colleen Greer
NOTARY PUBLIC - STATE OF FLORIDA



MY COMMISSION EXPIRES:



AFFIDAVIT OF NON-COMPLIANCE

RE: 1510 CORONADO AVE

CASE NO: 16-00001580

IN THE MATTER OF: MARIA MACIAS
 1510 CORONADO AVE
 FT PIERCE, FL 34982

BEFORE ME, the undersigned authority, personally appeared Shaun Coss, Building Department Investigator for the City of Fort Pierce, Florida, who after being duly sworn deposes and says:

That I have personally examined the property described in the Special Magistrate's order dated January 06, 2017, in the above mentioned case and find that said property is not in compliance with Section(s) 5-1.101.2.1, 5-1.105.1, IPMC 108.1.2, IPMC 304.7, IPMC 304.13.1, IPMC 305.3, IPMC 309.1 of the Code of the City of Fort Pierce, Florida, as of this date: June 5, 2017.

In accordance with the Order of Violation recorded in Book 3950 Page 1225, fines in the amount of \$100.00 shall commence on this date.

FURTHER AFFIANT SAYETH NOT.

DATED this 5th day of June, 2017.

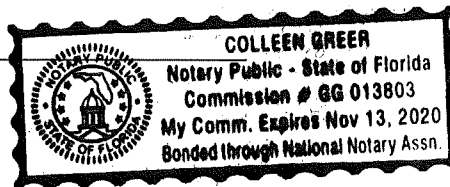
Shaun Coss, Building Department Investigator

STATE OF FLORIDA
 COUNTY OF ST. LUCIE

SWORN TO and SUBSCRIBED before me
 this 9th day of June, 2017.

NOTARY PUBLIC – STATE OF FLORIDA

MY COMMISSION EXPIRES:



JOSEPH E. SMITH, CLERK OF THE CIRCUIT COURT
 SAINT LUCIE COUNTY
 FILE # 4317975 06/09/2017 01:44:08 PM
 OR BOOK 4006 PAGE 1792 - 1792 Doc Type: AFF
 RECORDING: \$10.00



SPECIAL MAGISTRATE
 ORDER ASSESSING FINE AND IMPOSING LIEN

Case # 16-1580

Property Address: 1510 CORONADO AVE
 Tax ID #: 2421-512-0011-000/1
 Legal Description: CORTEZ PARK BLK 1 W 5 FT OF LOT 11 AND ALL LOT 12 (OR 3398-2147)

Violator: MARIA MACIAS
 1510 CORONADO AVE
 FT PIERCE, FL 34982

Violation of Section(s): 5-1.101.2.1, 5-1.105.1, IPCM 108.1.2, IPCM 304.7, IPCM 304.13.1, IPCM 305.3, IPCM 309.1

THIS CAUSE having come before the Special Magistrate pursuant to Florida Statute 162.09 on January 04, 2017 upon notification by the Code Enforcement Officer that the Special Magistrate's Order herein dated January 04, 2017 was not complied with by the date set forth therein, and being otherwise advised in the premises, it is

ORDERED AND ADJUDGED that the violator shall pay a daily fine as provided in such order in the sum of \$100.00 from June 5, 2017 and a like sum thereafter for each day the violation continues. This Order may be recorded in the public records of St. Lucie County and shall thereafter pursuant to Florida Statute 162.09(3) constitute a lien against the above described property and upon any other real or personal property owned by the violator.

Upon petition to the Circuit Court this Order may be enforced in the same manner as a Court Judgment by the Sheriffs of the State, including levy against personal property. The fine imposed herein shall continue to accrue until the violator comes into compliance or until judgment is rendered upon a suit to foreclose on this lien, whichever occurs first. The lien arising from this fine runs in favor of the City of Fort Pierce, a municipal corporation, and the City of Fort Pierce may execute a satisfaction of release of lien. This Order shall not be deemed to be a Court judgment except for enforcement purposes and may be foreclosed as further provided by law.

DONE AND ORDERED this 15th day of May, 2018.

Frank Blandino, Esq., Special Magistrate

ATTEST:

CITY CLERK

Mail to:
 City of Fort Pierce
 Code Enforcement Division
 P.O. Box 1480
 Ft. Pierce, FL 34954

DATED: 5/15/18



JOSEPH E. SMITH, CLERK OF THE CIRCUIT COURT
 SAINT LUCIE COUNTY
 FILE # 4439323 05/23/2018 02:04:42 PM
 OR BOOK 4:136 PAGE 305 - 305 Doc Type: ORD
 RECORDING: \$10.00



AFFIDAVIT OF COMPLIANCE

RE: 1510 CORONADO AVE
CASE NO: 16-00001580

JOSEPH E. SMITH, CLERK OF THE CIRCUIT COURT
SAINT LUCIE COUNTY
FILE # 4451214 06/26/2018 10:24:45 AM
OR BOOK 4149 PAGE 1387 - 1387 Doc Type: AFF
RECORDING: \$10.00

IN THE MATTER OF: MARIA MACIAS
1510 CORONADO AVE
FT PIERCE, FL 34982

BEFORE ME, the undersigned authority, personally appeared Shaun Coss, Building Department Coordinator for the City of Fort Pierce, Florida, who after being duly sworn deposes and says:

That I have personally examined the property described in the Special Magistrate's order dated January 06, 2017, in the above mentioned case and find that said property is now in compliance with Section(s) 5-1.101.2.1, 5-1.105.1, IPMC 108.1.2, IPMC 304.7, IPMC 304.13.1, IPMC 305.3 of the Code of the City of Fort Pierce, Florida, as of this date: June 15, 2018.

X Stop the accumulation of fines as imposed by an Affidavit of Non-Compliance recorded in Book 3950 Page 1225. **This is not a release of lien.**

FURTHER AFFIANT SAYETH NOT.

DATED this 15th day of June, 2018.



Shaun Coss, Building Department Coordinator

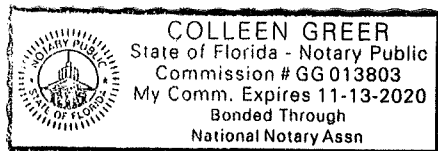
STATE OF FLORIDA
COUNTY OF ST. LUCIE

SWORN TO and SUBSCRIBED before me
this 15th day of June, 2018.



NOTARY PUBLIC - STATE OF FLORIDA

MY COMMISSION EXPIRES:



**LIEN REDUCTION HEARING
 CONTESTING OF FINE/NON-COMPLIANCE
 Special Magistrate Hearing Date: September 5, 2018**

Case No: 16-1580

Address: 1510 Coronado Avenue

1.) The gravity or seriousness of the violation:	MODERATE
2a.) Any and all actions taken by the violator to correct the violations; OR	OWNER HIRED A CONTRACTOR TO OBTAIN REQUIRED PERMITS AND COMPLETE WORK. COMPLETED OTHER WORK NOT REQUIRING PERMITS.
2b.) If the violations were not corrected by the original violator, what action was taken by any other owner or interested party to bring the violation into compliance:	N/A
3.) The length of time necessary to bring the property into compliance:	1 YEAR 11 MONTHS
4.) The number of times the violator was previously found in violation by either the CEB, SM or other quasi-judicial or judicial process, or otherwise admitted guilt in any such proceeding:	NONE
5.) The number of violation notices the violator has received in the past, as well as their nature and final disposition of each notice:	1 OTHER – OUTSIDE STORAGE-COMPLIED.
6.) Whether or to what extent there are extenuating factors preventing timely compliance, such as unavoidable personal hardship:	CORRECT ADDRESS NOT RECORDED WITH TAX COLLECTOR AND PROPERTY APPRAISER.
7.) Whether or to what extent there are pending violation proceedings on the subject property or any other property within the city owned by the respondent:	NONE

Administrative Cost Estimator

8/6/2018

Property Address: 1510 CORONADO AVE CASE # 16-1580

Date case originated: 7/8/2016

Date case complied: 6/15/2018

Total time: 23 months

Number of Hearings

Violation Hearings: 1
 Massey Hearings: 1
 Lien Reduction Hearings: 1

Mailing Expense

Regular 1st Class:	\$0.44	<u>8</u>	\$3.52
Certified Mail:	\$5.10	<u>1</u>	\$5.10

Photographs (per page)	\$0.50	<u>10</u>	\$5.00
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Filing Fees	\$10.00	<u>5</u>	\$50.00
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Months Open	\$50.00	<u>23</u>	\$1,150.00
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Covers code officer's monthly inspections and follow-up, file maintenance, correspondence/communications with property owner / tenant / management and other departments.

Code Enforcement Secretary

Up to three Hearings	\$150.00	<u>1</u>	\$150.00
Each additional Hearing	\$75.00	<u> </u>	\$0.00

Covers hearing prep: NOV, postings, notarizations, order preparation, minutes, summary sheets, correspondence, filings with Clerk of Court.

Code Compliance Manager	\$75.00	<u>1</u>	\$75.00
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Covers review of initial notice, review of case file for recommendation and review with attorney

City Attorney (per hour)	\$125.00	<u>1</u>	\$125.00
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Covers the cost of case preparation (written & oral communication) for appeals, disputed cases or those with legal representation requiring review above & beyond the norm.

Hearings	\$150.00	<u>3</u>	\$450.00
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Cover SM/CEB review and hearing time, recording secretary, code staff & management hearing time, attorney hearing time, MIS or SLC set up.

Commision Meeting	\$275.00	<u>1</u>	\$275.00
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Covers cost to advertise, copies, review time for commissioners/attorney/city manager time at hearing, post hearing correspondence and processing / filing fees.

Total Estimated Cost: \$2,288.62

Information

SUBJECT:

16-1082 Lien Reduction	619 S 17th Street	Bisesar, Shanawatti	Shaun Coss
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CASE INFORMATION:

Case Initiated:	April 28, 2016	Type of Presentation:	Lien Reduction
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OWNER:

OWNER: Shawnawati Bisesar 105 S 21st Street Ft. Pierce, FL 34950	REPRESENTATIVE (Brother in law) Digbijai Rai 105 S 21st Street Ft. Pierce, FL 34950
---	--

VIOLATIONS:

Section(s): 5-1.101.2.1 Unsafe Building
5-1.105.1 Permit Required
IPMC 108.1.1 Unsafe Structure
IPMC 304.7 Roofs & Drainage
IPMC 304.13 Windows, Doors, & Frames
IPMC 305.3 Interior Surfaces
IPMC 504.1 Plumbing Fixtures
IPMC 602.2 Residential Heat Supply
IPMC 603.1 Mechanical Equipment
IPMC 605.2 Electrical Receptacles
IPMC 605.1 Electrical Equipment
IPMC 704.2 Smoke Alarms

FINDINGS/ORDER:

November 9, 2016 the Code Enforcement Board found Shanawatti Bisesar responsible to the violations referenced above and gave them 60 days to obtain a permit and comply to all conditions of the permit or a fine of \$100.00 per day would be assessed.

ACTION DATES:

1. April 25, 2017 an inspection was made, the property was not in compliance, the fines began.
2. May 23, 2018 an Order Assessing Fine and Imposing Lien was recorded at the St. Lucie County Clerk of Court.
3. July 9, 2018 an inspection was made, the property was now in compliance, the fines stopped.

4. August 14, 2018 received a Request for Reduction/Rescindment from Digbijai Rai.

RECOMMENDATION:

To be determined.

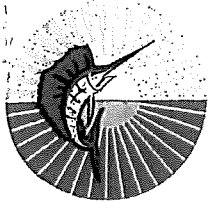
Attachments

Request
Aff of Non Comp
Aff of CM
Lien
Tax Card
7 Criteria
Order
Admin costs

Form Review

Form Started By: Colleen Greer
Final Approval Date: 08/29/2018

Started On: 08/17/2018 03:42 PM



THE SUNRISE CITY
FORT PIERCE
CODE ENFORCEMENT
Florida

Fill out and return to me
I have your letter
SM hearing Sept 5
City comm Sept 17

REQUEST FOR A REDUCTION OR RESCINDMENT OF
CODE ENFORCEMENT FINES / LIENS

Date:	8/14/18			
Property address:	619 S. 17th STREET FORT PIERCE FL 34950			
Owner(s) of record:	SHANAWATTI BISESAR			
Mailing address:	105 S. 21st STREET FORT PIERCE FL 34950			
Property tax ID #:	2409-712-0120-000/4			
Original purchase date:			Original purchase price:	
Property is used for:	<input checked="" type="checkbox"/> Single Family	<input type="checkbox"/> Multi-family	<input type="checkbox"/> Commercial	<input type="checkbox"/> Industrial <input type="checkbox"/> Vacant Lot
Name of person requesting reduction:	DIGBIJAI RAI		Relationship to owner(s):	BROTHER 516-383-7611 IN-LAW
Telephone #: ⁵¹⁶ 383-7611			Mobile phone #:	516-383-7611
E-mail: BETTYRAI98@YAHOO.COM			Preferred contact method:	
What are owner(s) intentions for property:	KEEP & MAINTAIN PROPERLY			
Are there current code violations?	<input checked="" type="checkbox"/> No	<input type="checkbox"/> Yes	Explain: (please attached notice)	
Is property listed for sale?	<input checked="" type="checkbox"/> No	<input type="checkbox"/> Yes	If yes, what is listing price?	
Is property under contract for sale?	<input checked="" type="checkbox"/> No	<input type="checkbox"/> Yes	If yes, what is the sale price?	

AMOUNT OF FINE / LIEN

\$ 44,040.00

DOLLAR AMOUNT REQUESTING TO BE WAIVED

\$ 44,040.00

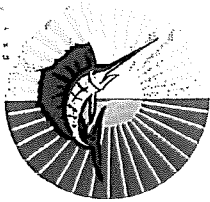
DOLLAR AMOUNT I AGREE TO PAY

\$ 500.00

Dig Bijai Rai
Signature of Owner or Representative

8/14/18
Date

DIGBIJAI RAI
Printed Name



THE SUNRISE CITY
FORT PIERCE
CODE ENFORCEMENT
Florida

REQUEST FOR REDUCTION OF PENALTY

By completing this form, you are making statements under oath. Failure to be truthful is a violation of Fort Pierce City Code and Florida Statutes pertaining to perjury, which is a felony punishable by up to fifteen (15) years imprisonment.

INSTRUCTIONS:

1. Please fill in blanks completely.
2. Be specific when writing your statement. Use additional pages if necessary.
3. If you are claiming medical or financial hardship, attach supporting documentation (i.e. doctor's statement or proof of income).
4. Complete the appropriate application for lien reduction / rescindment.
5. For lot clearing or demolition liens, contact Kathy D'Arton in the Finance Department (772-467-3076) for cost / fees breakdown.
6. For code enforcement liens (those imposed by a Special Magistrate or Code Enforcement Board), contact Colleen Greer (772-467-3149) for cost / fees breakdown.
7. If you do not have access to a Notary Public, one will be provided to you by the Department at no charge. All forms must be signed in the presence of the Notary to be valid.
8. Return this form, the application and any other pertinent documentation to the Code Enforcement Department.
9. Requests for Reduction / Rescindment of code enforcement liens are governed by Rule 17 of the City's Rules & Regulation for Code Enforcement Board and Special Magistrate.

Property Address: 17th STREET
619 S. ~~21st~~ STREET FORT PIERCE FL 34950

Property Owner: SHANAWATTI BISESAR

Mailing Address: 105 S. 21st STREET FORT PIERCE FL 34950

Telephone #: 516-383-7611 Cell Phone #: 516-383-7611

E-Mail Address: BETTYRAI98@YAHOO.COM

Is the property in compliance? YES If no, please explain in the narrative of your request.

I, DIGBIJAI RAI, do hereby submit this Petition in request for a reduction in the total amount of the penalty imposed and in support offer the following statement:

I HEREBY MAKE APPLICATION FOR A ~~RESOUNDMENT~~
OF THE FINE OF ~~\$44,040.00~~ SINCE THE VIOLATIONS
WERE COMPLIED WITH. MY SELF AND WIFE WAS THERE
WHEN IT WAS INSPECTED ON TIME BUT UNAWARE
WHEN MY PAID LICENSED CONTRACTOR MR. VILLANOVA
REPORTED IT. SINCE I AM UNAWARE OF THE TIME
HE REPORTED IT, I KINDLY ASK YOUR HONORABLE
JUDGE TO WAIVE THE FINE. IF I AM IN ANY ^{WAY} RESPONSIBLE
OR PARTIALLY RESPONSIBLE, THEN I AM WILLING
TO PAY A FINE OF ~~\$500.00~~.

Date: 8/14/18

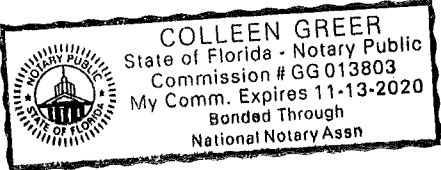
Signed: [Signature]

Print Name: DIGBIJAI RAI

STATE OF FLORIDA
COUNTY OF ST. LUCIE

PERSONALLY APPEARED before me, the undersigned authority Digbijai Rai who
acknowledged before me that the information contained herein is true and correct. He or She is / is not
personally known to me and has produced Florida Dr. License as
identification.

SWORN TO AND SUBSCRIBED before me this 14th day of August, 20 18.



Colleen Greer
Notary Public, State of Florida

OWNER / REPRESENTATIVE REQUEST TO PROCESS APPLICATION

Property Address: 619 S. 17th STREET FORT PIERCE FL 34980

I acknowledge that I have been provided a copy of Rule 17 of the Rules of Procedure for the City of Fort Pierce Code Enforcement Board and Special Magistrates and that I have read the rules and being advised as such make the following request:

I am requesting that my application for lien reduction be processed administratively through the Rules of Procedure Sec. 17(b), I understand the requirements to be met and that I waive my right to a hearing before either the Special Magistrate or Code Enforcement Board.

I am requesting that my application for lien reduction be processed through the Rules of Procedure Sec. 17(c), I understand the requirements to be met and that my request will be heard and determination made by either the Special Magistrate or Code Enforcement Board that authorized Order Assessing Fine and Imposing Lien.

I am requesting that my application for lien reduction be processed through the Rules of Procedure Sec. 17(e) and that my request will be heard and determination made by the City Commission of the City of Fort Pierce.

Diabhai RAI 8/14/18 DIABHAI RAI
Signature of Owner or Representative Date Printed Name

COFP – APPLICATION PROCESS DETERMINATION

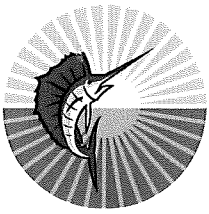
Staff has reviewed the request for lien reduction and agrees to process the application as requested by the signing party.

Staff has reviewed the request for lien reduction and do not agree to process the application as requested by the signing party. The matter will be placed before either the Special Magistrate or Code Enforcement Board that authorized the Order Assessing Fine and Imposing Lien.

City Representative

Date

Printed Name



AFFIDAVIT OF COMPLIANCE

RE: 619 S 17TH ST
CASE NO: 16-00001082

IN THE MATTER OF: SHANAWATTI BISESAR
5814 SHANNON DR
FT PIERCE, FL 34951

BEFORE ME, the undersigned authority, personally appeared Shaun Coss, Building Department Coordinator for the City of Fort Pierce, Florida, who after being duly sworn deposes and says:

That I have personally examined the property described in the Special Magistrate's order dated November 15, 2016, nunc pro tunc November 9, 2016, in the above mentioned case and find that said property is now in compliance with Section(s) 5-1.101.2.1, 5-1.105.1, IPMC 108.1.1, IPMC 304.7, IPMC 304.13, IPMC 305.3, IPMC 504.1, IPMC 602.2, IPMC 603.1, IPMC 605.2, IPMC 605.1, IPMC 704.2 of the Code of the City of Fort Pierce, Florida, as of this date: July 9, 2018.

X Stop the accumulation of fines as imposed by an Affidavit of Non-Compliance recorded in Book 3993 Page 1350. **This is not a release of lien.**

FURTHER AFFIANT SAYETH NOT.

DATED this 18th day of July, 2018.


Shaun Coss, Building Department Coordinator

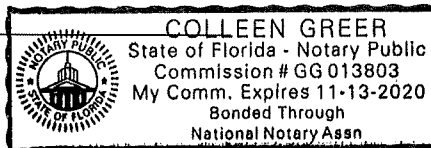
STATE OF FLORIDA
COUNTY OF ST. LUCIE

JOSEPH E. SMITH, CLERK OF THE CIRCUIT COURT
SAINT LUCIE COUNTY
FILE # 4466937 08/06/2018 11:22:08 AM
OR BOOK 4165 PAGE 2999 - 2999 Doc Type: NOT
RECORDING: \$10.00

SWORN TO and SUBSCRIBED before me
this 23rd day of July, 2018.


NOTARY PUBLIC - STATE OF FLORIDA

MY COMMISSION EXPIRES:





AFFIDAVIT OF COMPLIANCE

RE: 619 S 17TH ST
CASE NO: 16-00001082

IN THE MATTER OF: SHANAWATTI BISESAR
5814 SHANNON DR
FT PIERCE, FL 34951

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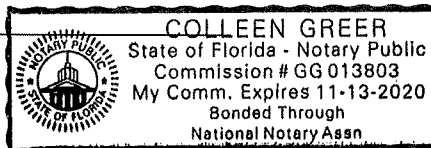
STATE OF FLORIDA
COUNTY OF ST. LUCIE

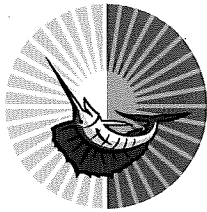
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FILE # 4466937 08/06/2018 11:22:08 AM
OR BOOK 4165 PAGE 2999 - 2999 Doc Type: NOT
RECORDING: \$10.00

SWORN TO and SUBSCRIBED before me
this 23rd day of July, 2018.


NOTARY PUBLIC - STATE OF FLORIDA

MY COMMISSION EXPIRES:





**SPECIAL MAGISTRATE
 ORDER ASSESSING FINE AND IMPOSING LIEN**

Case # 16-1082

Property Address: 619 S 17th Street
 Tax ID #: 2409-712-0120-000/4
 Legal Description: TUCKER TERRACE BLK 7 LOT 22 (OR 2120-322)

Violator: SHANAWATTI BISESAR
 105 S 21st Street
 FT PIERCE, FL 34950

Violation of Section(s): 5-1.101.2.1, 5-1.105.1, IPCM 108.1.1, IPCM 304.7, IPCM 304.13, IPCM 305.3, IPCM 504.1, IPCM 602.2, IPCM 603.1, IPCM 605.2, IPCM 605.1, IPCM 704.2

THIS CAUSE having come before the Special Magistrate pursuant to Florida Statute 162.09 on November 09, 2016 upon notification by the Code Enforcement Officer that the Special Magistrate's Order herein dated November 09, 2016 was not complied with by the date set forth therein, and being otherwise advised in the premises, it is

ORDERED AND ADJUDGED that the violator shall pay a daily fine as provided in such order in the sum of \$100.00 from April 25, 2017 and a like sum thereafter for each day the violation continues. This Order may be recorded in the public records of St. Lucie County and shall thereafter pursuant to Florida Statute 162.09(3) constitute a lien against the above described property and upon any other real or personal property owned by the violator.

Upon petition to the Circuit Court this Order may be enforced in the same manner as a Court Judgment by the Sheriffs of the State, including levy against personal property. The fine imposed herein shall continue to accrue until the violator comes into compliance or until judgment is rendered upon a suit to foreclose on this lien, whichever occurs first. The lien arising from this fine runs in favor of the City of Fort Pierce, a municipal corporation, and the City of Fort Pierce may execute a satisfaction of release of lien. This Order shall not be deemed to be a Court judgment except for enforcement purposes and may be foreclosed as further provided by law.

DONE AND ORDERED this 15th day of May, 2018.

Frank Blandino, Esq., Special Magistrate

ATTEST:

CITY CLERK

Mail to:
 City of Fort Pierce
 Code Enforcement Division
 P.O. Box 1480
 Ft. Pierce, FL 34954

DATED: 5/15/18

JOSEPH E. SMITH, CLERK OF THE CIRCUIT COURT
 SAINT LUCIE COUNTY
 FILE # 4439322 05/23/2018 02:04:42 PM
 OR BOOK 4136 PAGE 304 - 304 Doc Type: ORD
 RECORDING: \$10.00



Michelle Franklin, CFA -- Saint Lucie County Property Appraiser -- All rights reserved.

Property Identification

Site Address: 619 S 17th ST Parcel ID: 2409-712-0120- Account #: 22580 Sec/Town/Range:
 000-4
 Map ID: 24/09S Zoning: R3 Use Type: 0800 Jurisdiction: Fort Pierce

Ownership

Shanawatti Bisesar
 105 S 21st ST
 Fort Pierce, FL 34950

Legal Description

TUCKER TERRACE BLK 7 LOT 22 (OR 2120-322)

Current Values

Just/Market: \$52,400 Assessed: \$26,753
 Exemptions: \$0 Taxable: \$26,753

Historical Values 3-year

Year	Just/Market	Assessed	Exemptions	Taxable
2018	\$52,400	\$26,753	\$0	\$26,753
2017	\$35,400	\$24,321	\$0	\$24,321
2016	\$29,900	\$22,110	\$0	\$22,110

Sale History

Date	Book/Page	Sale Code	Deed	Grantor	Price
12-13-2004	2120 / 0322	XX00	WD	Robinson Gisella H	\$89,000
06-27-2001	1412 / 0990	XX01	WD	Three Properties X Inc	\$90,000
04-30-2001	1387 / 2163	XX03	SP	C G and L Properties	\$1,400,000

Primary Building Information

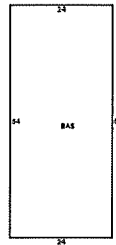
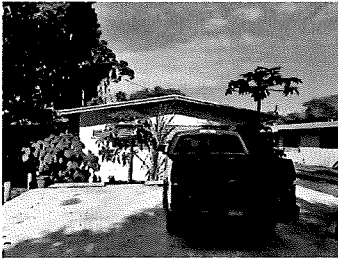
Finished Area of this building: 1,296 SF
 Gross Area of this building: 1,296 SF

Exterior Data

View:	Roof Cover: Asph Shingle	Roof Structure: Gable	Building Type: MFH
Year Built: 1959	Frame:	Grade: MFAQ	Effective Year: 1970
Primary Wall: CB Stucco	Story Height: 1 Story	No. Units: 2	Secondary Wall:

Interior Data

Bedrooms: 0	A/C %: 0%	Electric: AVERAGE	Primary Int Wall:
Full Baths: 2	Heated %: 0%	Heat Type:	Avg Hgt/Floor: 0
Half Baths: 0	Sprinkled %: 0%	Heat Fuel:	Primary Floors: Terrazo



Total Areas

Finished/Under Air (SF):	1,296
Gross Area (SF):	1,296
Land Size (acres):	0.13
Land Size (SF):	5,579
Total Building Count:	1

Special Features and Yard Items

Type	Qty	Units	Year Blt
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This information is believed to be correct at this time but it is subject to change and is not warranted.
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**LIEN REDUCTION HEARING
 CONTESTING OF FINE/NON-COMPLIANCE
 Special Magistrate Hearing Date: September 5, 2018**

Case No: 16-1082

Address: 619 S 17th Street

1.) The gravity or seriousness of the violation:	MODERATE
2a.) Any and all actions taken by the violator to correct the violations; OR	OWNER HIRED A CONTRACTOR TO OBTAIN A PERMIT AND MAKE ALL NECESSARY CORRECTIONS
2b.) If the violations were not corrected by the original violator, what action was taken by any other owner or interested party to bring the violation into compliance:	N/A
3.) The length of time necessary to bring the property into compliance:	2 YEARS, 2 MONTHS
4.) The number of times the violator was previously found in violation by either the CEB, SM or other quasi-judicial or judicial process, or otherwise admitted guilt in any such proceeding:	3
5.) The number of violation notices the violator has received in the past, as well as their nature and final disposition of each notice:	8
6.) Whether or to what extent there are extenuating factors preventing timely compliance, such as unavoidable personal hardship:	NOT TO MY KNOWLEDGE
7.) Whether or to what extent there are pending violation proceedings on the subject property or any other property within the city owned by the respondent:	NONE



THE SUNRISE CITY
FORT PIERCE
CODE ENFORCEMENT
Florida

CASE #: 16-00001082

Property Address: 619 S 17TH ST

Tax ID #: 2409-712-0120-000/4

Legal Description: TUCKER TERRACE BLK 7 LOT 22 (OR 2120-322)

Violator: SHANAWATTI BISESAR
5814 SHANNON DR
FT PIERCE, FL 34951

RE: Violation of Section(s): 5-1.101.2.1 Unsafe Building, 5-1.105.1 Permit Required, IPCM 108.1.1 Unsafe Structure, IPCM 304.7 Roofs & Drainage, IPCM 304.13, IPCM 305.3 Interior Surfaces, IPCM 504.1 Plumbing Fixtures, IPCM 602.2 Residential Heat Supply, IPCM 603.1 Mechanical Equipment, IPCM 605.2 Electrical Receptacles, IPCM 605.1 Electrical Equipment, IPCM 704.2 Smoke Alarms

ORDER DETERMINING VIOLATION

THIS CAUSE came before the Code Enforcement Board pursuant to Florida Statutes 162.07 on November 09, 2016, upon request of the Code Enforcement Officer. Having heard testimony and having considered any exhibits while being otherwise advised in the premises, it is accordingly, found and determined that SHANAWATTI BISESAR failed to hire a properly licensed roof contractor to repair all roof leaks and submit documentation of such repair; install/replace smoke detectors as required; obtain a permit for replacing windows; remove plywood from windows to allow for egress; obtain a permit for the infill of window that was removed or replace the window; repair or replace the electrical conduit that has been pulled away from the exterior wall; furnish the units with heat; repair or replace the heater; properly attach the breaker panel cover in Unit B; repair or replace all damaged electrical receptacles and faceplates; repair or replace the kitchen faucet; repair or replace the piping under the sink; repair or replace the water damaged ceiling and al cracks in the ceiling in violation of the Code of Ordinances as specified above, on property located at the above described location. **Accordingly it is ORDERED** as follows:

1. Obtain a permit for the work performed and adhere to all conditions of the permit. A licensed contractor may be required to apply for and obtain the permit from the Building Department.
2. In the event the violation is not remedied within 60 days after the date of this Order, there shall be imposed a fine pursuant to Section 162.09, Fla. Stat., at a daily, cumulative rate of \$100.00.
3. This Order may be recorded in the Public Records of the County and shall constitute notice to any subsequent purchasers, successors in interest or assigns wherein the violation concerns real property. If this Order is not complied with timely, then there shall be issued an Order pursuant to Section 162.09, Fla. Stat., and Rule 16, Rules of Procedure of the Code Enforcement Board of the City of Fort Pierce, Florida, imposing lien in the manner provided for by law.
4. The violator is responsible for notifying the Code Enforcement Department promptly at (772) 467-3000, when the violation is corrected.
5. The violator has 30 days in which to file an appeal of the Code Enforcement Board's decision to the Circuit Court of St. Lucie County.

DONE AND ORDERED this 5th day of November, 2016, Nunc Pro Tunc November 9, 2016

Mary Minton, Code Enforcement Board Chair

I CERTIFY THAT THE ABOVE ORDER WAS
MAILED TO THE RESPONDENT ON THIS

15th DAY OF November 2016.

Colleen Greer, Code Enforcement Clerk

JOSEPH E. SMITH, CLERK OF THE CIRCUIT COURT
SAINT LUCIE COUNTY
FILE # 4249713 11/18/2016 09:42:48 AM
OR BOOK 3933 PAGE 2517 - 2517 Doc Type: ORD
RECORDING: \$10.00

Administrative Cost Estimator

8/29/2018

Property Address: 619 S 17th Street Case 16-1082

Date case originated: 4/28/2016

Date case complied: 7/9/2018

Total time: 26 months

Number of Hearings

Violation Hearings: 1

Massey Hearings: 1

Lien Reduction Hearings: 1

Mailing Expense

Regular 1st Class:	\$0.44	<u>10</u>	\$4.40
Certified Mail:	\$5.10	<u>1</u>	\$5.10

Photographs (per page)	\$0.50	<u>11</u>	\$5.50
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Filing Fees	\$10.00	<u>4</u>	\$40.00
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Months Open	\$50.00	<u>26</u>	\$1,300.00
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Covers code officer's monthly inspections and follow-up, file maintenance, correspondence/communications with property owner / tenant / management and other departments.

Code Enforcement Secretary

Up to three Hearings	\$150.00	<u>1</u>	\$150.00
Each additional Hearing	\$75.00	<u> </u>	\$0.00

Covers hearing prep: NOV, postings, notarizations, order preparation, minutes, summary sheets, correspondence, filings with Clerk of Court.

Code Compliance Manager	\$75.00	<u>1</u>	\$75.00
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Covers review of initial notice, review of case file for recommendation and review with attorney

City Attorney (per hour)	\$125.00	<u>1</u>	\$125.00
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Covers the cost of case preparation (written & oral communication) for appeals, disputed cases or those with legal representation requiring review above & beyond the norm.

Hearings	\$150.00	<u>3</u>	\$450.00
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Cover SM/CEB review and hearing time, recording secretary, code staff & management hearing time, attorney hearing time, MIS or SLC set up.

Commision Meeting	\$275.00	<u>1</u>	\$275.00
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Covers cost to advertise, copies, review time for commissioners/attorney/city manager time at hearing, post hearing correspondence and processing / filing fees.

Total Estimated Cost: \$2,430.00