

SPECIAL MAGISTRATE

BOARD AGENDA

Special Magistrate Hearing - Wednesday, November 6, 2019 - 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**

A.

19-2009 PK	211 Orange Avenue	Fernandez, Bernanrd S	John Futch
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B.

19-2133 PK	100 Marina Way	Wilson, Brendan G	John Futch
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C.

19-2134 PK	116 N 2nd Street	Muise, Beryl Iris	John Futch
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D.

19-2164 PK	Atlantic Avenue	Jones, Eukeba Adrienne	John Futch
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E.

19-2353 PK	Orange Ave/Indian River Dr Lot	Ean Trust	John Futch
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F.

19-2424 PK	117 Atlantic Avenue	Miranda, Ginger Allison	John Futch
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G.

19-2011 PK	Orange Ave/Indian River Dr Lot	Olson, Nicholas & Lydia	John Futch
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H.

19-2135AC	Fort Pierce City Marina	Nelson, Florence M	Ricardo Pellot
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I.

19-2295AC	106 N 16th Street	Fitzpatrick, Alexis D	Ricardo Pellot
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J.	19-2625AC	1109 Hills Court	Domingo, Elsy D Nohemi	Kenneth Nelson
K.	19-2058AC 19-2073AC	1329-B Peppertree Trail	Flesche, Elizabeth S	Kenneth Nelson
L.	19-1961AC	1205 N 22nd Street	Brooks, Veronica	Kenneth Nelson

5. **PUBLIC HEARINGS - VIOLATION CASES**

A.	19-1626 CE	705 N 23rd Street	Ray, Tmesha	Heather Debevec
B.	19-2576 CE R&D	315 S 17th Street	Lazare, Ermith	Heather Debevec
C.	19-2038 CE	1510 Boston Avenue	Pierre, Ghislaine	Heather Debevec
D.	19-2026 CE	114 S 16th Street	Pierre, Majorie	Heather Debevec
E.	19-1853 CE	2703 Hills Court	Bush, Lyudmila	Heather Debevec
F.	18-2161 CE	2111 S US Highway 1	Morris / Satnick FP Assoc LLC	Heather Debevec
G.	18-2160 CE	2009 S US Highway 1	Morris / Satnick FP Assoc LLC	Heather Debevec
H.	19-0072 CE	1018 N 13th Street	Terry, Patricia Ruthe, Willie	Heather Debevec
I.	19-0404 CE	311 N 18th Street	Williams - Parker, Kimberly	Heather Debevec
J.	19-1528 CE	418 N 25th Street	Monds McCullough, Inez	Heather Debevec
K.	19-2008 CE	505 N 6th Street	Nowell, Barbara Nowell, Willie	Heather Debevec
L.	19-0409 CE	316 N 18th Street	Johnson, Elsa	Heather Debevec
M.	19-2489 VR	1550 S Ocean Drive A-1	Sanchez, Andres Sintes, Maria	Heather Debevec

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

A. 19-0483 Massey	1016 Tortugas Avenue	Ramirez, Armando Neftali Mendez	Isaac Saucedo
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7. **PUBLIC HEARINGS - LIEN REDUCTION REQUESTS**

8. **OTHER CASES**

9. **NEW BUSINESS**

10. **OLD BUSINESS**

Any person seeking to appeal any decision by the Special Magistrate with respect to any matter considered at this meeting is advised that a record of proceedings is required in any such appeal and that such person may need to insure that a verbatim record of the proceedings is made including the testimony and evidence upon which the appeal is to be based.

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

4. A.

Meeting Date: 11/06/2019

Re: Case 19-2009 - Fernandez

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

Information

SUBJECT:

19-2009 PK	211 Orange Avenue	Fernandez, Bernanrd S	John Futch
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CASE INFORMATION:

Case Initiated:	July 29, 2019	Type of Presentation:	Citation
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OWNER:

VIOLATOR: Bernard S Fernandez	PARKING VIOLATION: Time limited
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VIOLATIONS:

Citation #	Code Section	Fine	Admin Fee	Late Fee	Total Due
9209PK	10-23(P) Parking Regulation	\$50.00	\$10.00	\$18.00	\$78.00

CORRECTIVE ACTIONS:

N/A

RECOMMENDATION:

The City requests that if the Special Magistrate finds the violation(s) exist, the violator be assessed the total due as indicated above. Failure to pay such fine will result in the citation being forwarded to the County Court System.

Form Review

Form Started By: John Futch
Final Approval Date: 10/03/2019

Started On: 10/01/2019 08:05 AM

Special Magistrate Hearing**4. B.****Meeting Date:** 11/06/2019**Re:** Case 19-2133 - Wilson**Submitted For:** Peggy Arraiz, Code Compliance Manager, Code Enforcement**Information****SUBJECT:**

19-2133 PK	100 Marina Way	Wilson, Brendan G	John Futch
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CASE INFORMATION:

Case Initiated:	August 8, 2019	Type of Presentation:	Citation
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OWNER:

VIOLATOR: Brendan Geoffrey Wilson	PARKING VIOLATION: Time limited
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VIOLATIONS:

Citation #	Code Section	Fine	Admin Fee	Late Fee	Total Due
9225PK	10-23(P) Parking Regulation	\$50.00	\$10.00	\$18.00	\$78.00

CORRECTIVE ACTIONS:

N/A

RECOMMENDATION:

The City requests that if the Special Magistrate finds the violation(s) exist, the violator be assessed the total due as indicated above. Failure to pay such fine will result in the citation being forwarded to the County Court System.

Form Review

Form Started By: John Futch
Final Approval Date: 10/03/2019

Started On: 10/01/2019 08:35 AM

Special Magistrate Hearing**4. C.****Meeting Date:** 11/06/2019**Re:** Case 19-2134 - Muise**Submitted For:** Peggy Arraiz, Code Compliance Manager, Code Enforcement**Information****SUBJECT:**

19-2134 PK	116 N 2nd Street	Muise, Beryl Iris	John Futch
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CASE INFORMATION:

Case Initiated:	August 8, 2019	Type of Presentation:	Citation
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OWNER:

VIOLATOR: Beryl Iris Muise	PARKING VIOLATION: Time limited
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VIOLATIONS:

Citation #	Code Section	Fine	Admin Fee	Late Fee	Total Due
9222PK	10-23(P) Parking Regulation	\$50.00	\$10.00	\$18.00	\$78.00

CORRECTIVE ACTIONS:

N/A

RECOMMENDATION:

The City requests that if the Special Magistrate finds the violation(s) exist, the violator be assessed the total due as indicated above. Failure to pay such fine will result in the citation being forwarded to the County Court System.

Form Review

Form Started By: John Futch
Final Approval Date: 10/03/2019

Started On: 10/01/2019 09:07 AM

Special Magistrate Hearing

4. D.

Meeting Date: 11/06/2019

Re: Case 19-2164 - Jones

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

Information

SUBJECT:

19-2164 PK	Atlantic Avenue	Jones, Eukeba Adrienne	John Futch
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CASE INFORMATION:

Case Initiated:	August 12, 2019	Type of Presentation:	Citation
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OWNER:

VIOLATOR: Jones, Eukeba Adrienne	PARKING VIOLATION: Time limited
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VIOLATIONS:

Citation #	Code Section	Fine	Admin Fee	Late Fee	Total Due
9227PK	10-23(P) Parking Regulation	\$50.00	\$10.00	\$18.00	\$78.00

CORRECTIVE ACTIONS:

N/A

RECOMMENDATION:

The City requests that if the Special Magistrate finds the violation(s) exist, the violator be assessed the total due as indicated above. Failure to pay such fine will result in the citation being forwarded to the County Court System.

Form Review

Form Started By: John Futch
Final Approval Date: 10/03/2019

Started On: 10/01/2019 09:16 AM

Special Magistrate Hearing**4. E.****Meeting Date:** 11/06/2019**Re:** Case 19-2353 - Ean Trust**Submitted For:** Peggy Arraiz, Code Compliance Manager, Code Enforcement**Information****SUBJECT:**

19-2353 PK	Orange Ave/Indian River Dr Lot	Ean Trust	John Futch
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CASE INFORMATION:

Case Initiated:	August 20, 2019	Type of Presentation:	Citation
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OWNER:

VIOLATOR: Ean Trust	PARKING VIOLATION: Time limited
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VIOLATIONS:

Citation #	Code Section	Fine	Admin Fee	Late Fee	Total Due
9239PK	10-23(P) Parking Regulation	\$50.00	\$10.00	\$18.00	\$78.00

CORRECTIVE ACTIONS:

N/A

RECOMMENDATION:

The City requests that if the Special Magistrate finds the violation(s) exist, the violator be assessed the total due as indicated above. Failure to pay such fine will result in the citation being forwarded to the County Court System.

Form Review

Form Started By: John Futch
Final Approval Date: 10/03/2019

Started On: 10/01/2019 10:15 AM

Special Magistrate Hearing**4. F.****Meeting Date:** 11/06/2019**Re:** Case 19-2424 - Miranda**Submitted For:** Peggy Arraiz, Code Compliance Manager, Code Enforcement**Information****SUBJECT:**

19-2424 PK	117 Atlantic Avenue	Miranda, Ginger Allison	John Futch
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CASE INFORMATION:

Case Initiated:	August 26, 2019	Type of Presentation:	Citation
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OWNER:

VIOLATOR: Miranda, Ginger Allison	PARKING VIOLATION: Time limited
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VIOLATIONS:

Citation #	Code Section	Fine	Admin Fee	Late Fee	Total Due
9245PK	10-23(P) Parking Regulation	\$50.00	\$10.00	\$18.00	\$78.00

CORRECTIVE ACTIONS:

N/A

RECOMMENDATION:

The City requests that if the Special Magistrate finds the violation(s) exist, the violator be assessed the total due as indicated above. Failure to pay such fine will result in the citation being forwarded to the County Court System.

Form Review

Form Started By: John Futch
Final Approval Date: 10/03/2019

Started On: 10/01/2019 10:46 AM

Special Magistrate Hearing**4. G.****Meeting Date:** 11/06/2019**Re:** Case 19-2011 Olson**Submitted For:** Peggy Arraiz, Code Compliance Manager, Code Enforcement**Information****SUBJECT:**

19-2011 PK	Orange Ave/Indian River Dr Lot	Olson, Nicholas & Lydia	John Futch
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CASE INFORMATION:

Case Initiated:	July 29, 2019	Type of Presentation:	Citation
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OWNER:

VIOLATOR: Nicholas Daniel Olson, Lydia Marie Olson	PARKING VIOLATION: Time Limited
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VIOLATIONS:

Citation #	Code Section	Fine	Admin Fee	Late Fee	Total Due
9210PK	10-23(P) Parking Regulation	\$50.00	\$10.00	\$18.00	\$78.00

CORRECTIVE ACTIONS:

N/A

RECOMMENDATION:

The City requests that if the Special Magistrate finds the violation(s) exist, the violator be assessed the total due as indicated above. Failure to pay such fine will result in the citation being forwarded to the County Court System.

Form Review

Form Started By: John Futch
Final Approval Date: 10/03/2019

Started On: 10/01/2019 08:17 AM

Special Magistrate Hearing**4. H.****Meeting Date:** 11/06/2019**Re:** Case #19-2135 - Citation #00817AC #00818AC**Submitted For:** Peggy Arraiz, Code Compliance Manager, Code Enforcement**Information****SUBJECT:**

19-2135AC	Fort Pierce City Marina	Nelson, Florence M	Ricardo Pellot
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CASE INFORMATION:

Case Initiated: July 18, 2019	Type of Presentation:	Citation
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OWNER:

VIOLATOR: Florence M Nelson 12352 S Frontage #39X Rd Yuma, AZ 85367	
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VIOLATIONS:

Citation #	Code Section	Fine / Counts	Total Fine	Admin Fee	AC Surcharge	Total Due
00817AC	4-21 Running at Large	\$50.00 x 1	\$50.00	\$10.00	\$5.00	\$65.00
00818AC	4-27 Rabies Vaccination Required	\$100.00 x 1	\$100.00	\$10.00	\$5.00	\$115.00
	TOTAL DUE		\$150.00	\$20.00	\$10.00	\$180.00

CORRECTIVE ACTIONS:

N/A

RECOMMENDATION:

The City requests that if the Special Magistrate finds the violation(s) exist, the violator be assessed the total due as indicated above. Failure to pay such fine will result in the citation being forwarded to the County Court System.

Form Review

Form Started By: Janey Vanderhorst
 Final Approval Date: 10/31/2019

Started On: 10/22/2019 03:09 PM

Special Magistrate Hearing

4. I.

Meeting Date: 11/06/2019

Re: Case #19-2295 - Citation #00819 AC #00820 AC #00821

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

Information

SUBJECT:

19-2295AC	106 N 16th Street	Fitzpatrick, Alexis D	Ricardo Pelot
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CASE INFORMATION:

Case Initiated: August 10, 2019	Type of Presentation:	Citation
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OWNER:

VIOLATOR: Alexis D Fitzpatrick 2807 SW Rosetta Street Port St. Lucie, FL 34953	
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VIOLATIONS:

Citation #	Code Section	Fine / Counts	Total Fine	Admin Fee	AC Surcharge	Total Due
00819AC	4-24 (A) Animal Neglect	\$250.00 x1	\$250.00	\$10.00	\$5.00	\$265.00
00820AC	4-51 Registration Required	\$250.00 x1	\$250.00	\$10.00	\$5.00	\$265.00
00/21AC	4-27 Rabies Vaccination Required	\$100.00 x1	\$100.00	\$10.00	\$5.00	\$115.00
	TOTAL DUE		\$605.00	\$30.00	\$15.00	\$645.00

CORRECTIVE ACTIONS:

N/A

RECOMMENDATION:

The City requests that if the Special Magistrate finds the violation(s) exist, the violator be assessed the total due as indicated above. Failure to pay such fine will result in the citation being forwarded to the County Court System.

Form Review

Form Started By: Janey Vanderhorst
Final Approval Date: 10/31/2019

Started On: 10/22/2019 03:26 PM

Special Magistrate Hearing**4. J.****Meeting Date:** 11/06/2019**Re:** Case #19-2625 - Citation #00853 AC**Submitted For:** Peggy Arraiz, Code Compliance Manager, Code Enforcement**Information****SUBJECT:**

19-2625AC	1109 Hills Court	Domingo, Elsy D Nohemi	Kenneth Nelson
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CASE INFORMATION:

Case Initiated: August 9, 2019	Type of Presentation:	Citation
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OWNER:

VIOLATOR: Elsy D Nohemi Domingo	
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VIOLATIONS:

Citation #	Code Section	Fine / Counts	Total Fine	Admin Fee	AC Surcharge	Total Due
00853AC	4-21 Running At Large	\$100.00 x 2	\$200.00	\$10.00	\$5.00	\$215.00

CORRECTIVE ACTIONS:

N/A

RECOMMENDATION:

The City requests that if the Special Magistrate finds the violation(s) exist, the violator be assessed the total due as indicated above. Failure to pay such fine will result in the citation being forwarded to the County Court System.

Form Review

Form Started By: Janey Vanderhorst
 Final Approval Date: 10/31/2019

Started On: 10/22/2019 03:58 PM

Special Magistrate Hearing**4. K.****Meeting Date:** 11/06/2019**Re:** Case # 19-2058AC & 19-2073AC**Submitted For:** Peggy Arraiz, Code Compliance Manager, Code Enforcement**Information****SUBJECT:**

19-2058AC 19-2073AC	1329-B Peppertree Trail	Flesche, Elizabeth S	Kenneth Nelson
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CASE INFORMATION:

Case Initiated: August 9, 2019	Type of Presentation:	Citation
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OWNER:

VIOLATOR: Elizabeth S Flesche 1329 B Peppertree Trl Fort Pierce, FL 34950	
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VIOLATIONS:

Citation #	Code Section	Fine / Counts	Total Fine	Admin Fee	AC Surcharge	Total Due
00272AC	4-21 Running At Large	\$50.00 x 2	\$100.00	\$10.00	\$5.00	\$115.00

CORRECTIVE ACTIONS:

N/A

RECOMMENDATION:

The City requests that if the Special Magistrate finds the violation(s) exist, the violator be assessed the total due as indicated above. Failure to pay such fine will result in the citation being forwarded to the County Court System.

Form Review

Form Started By: Janey Vanderhorst
 Final Approval Date: 10/31/2019

Started On: 10/22/2019 04:07 PM

Special Magistrate Hearing

4. L.

Meeting Date: 11/06/2019

Re: Case #19-1961 - Citation #00269AC #00268AC #00816AC

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

Information

SUBJECT:

19-1961AC	1205 N 22nd Street	Brooks, Veronica	Kenneth Nelson
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CASE INFORMATION:

Case Initiated: June 28, 2019	Type of Presentation:	Citation
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OWNER:

VIOLATOR: Veronica Brooks 1205 N 22nd Street Fort Pierce, FL 34950	
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VIOLATIONS:

Citation #	Code Section	Fine / Counts	Total Fine	Admin Fee	AC Surcharge	Total Due
00269AC	4-50 Registration Required	\$250.00 x 5	\$1250.00	\$10.00	\$5.00	\$1260.00
00268AC	4-27 Rabies Vaccination	\$100.00 x 5	\$500.00	\$10.00	\$5.00	\$515.00
00816AC	4-24 Animal Neglect	\$250.00 x 5	\$1250.00	\$10.00	\$5.00	\$1260.00
	TOTAL DUE		\$3000.00	\$30.00	\$15.00	\$3045.00

CORRECTIVE ACTIONS:

N/A

RECOMMENDATION:

The City requests that if the Special Magistrate finds the violation(s) exist, the violator be assessed the total due as indicated above. Failure to pay such fine will result in the citation being forwarded to the County Court System.

Form Review

Form Started By: Janey Vanderhorst

Started On: 10/22/2019 04:18 PM

Final Approval Date: 10/31/2019

Special Magistrate Hearing

5. A.

Meeting Date: 11/06/2019

Re: Case # 19-1626 - 705 N 23rd Street

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

Information

SUBJECT:

19-1626 CE	705 N 23rd Street	Ray, Tmesha	Heather Debevec
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CASE INFORMATION:

Case Initiated:	June 27, 2019	Type of Presentation:	Regular
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OWNER:

OWNER: Tmesha Ray 310 N 24th St Ft. Pierce, FL 34950	
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VIOLATIONS:

Section 22-67 (B)(5) - Fence Maintenance - Permit Required

CORRECTIVE ACTIONS:

1. Obtain a permit from the Building Department or remove the fence.

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 \$50.00 per day be assessed.

Form Review

Form Started By: Heather Debevec
Final Approval Date: 10/30/2019

Started On: 10/08/2019 02:33 PM

Special Magistrate Hearing

5. B.

Meeting Date: 11/06/2019

Re: Case # 19- 2576 - 315 S 17th Street

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

Information

SUBJECT:

19-2576 CE R&D	315 S 17th Street	Lazare, Ermith	Heather Debevec
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CASE INFORMATION:

Case Initiated:	October 2, 2019	Type of Presentation:	R & D
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OWNER:

OWNER: Ermith Lazare 3406 Menendez Ave Ft. Pierce, FL 34947	
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VIOLATIONS:

Section 11-30 - Refrigerator / Ice Box Safety

CORRECTIVE ACTIONS:

1. Remove the refrigerators from behind the residence.

RECOMMENDATION:

The City requests that if the Special Magistrate finds the violation exists, the violator(s) be put on notice that per State Statute 162.06(3), that a repeat of the violation(s) will result additional costs and penalties being assessed.

Form Review

Form Started By: Heather Debevec
Final Approval Date: 10/30/2019

Started On: 10/08/2019 03:57 PM

Special Magistrate Hearing

5. C.

Meeting Date: 11/06/2019

Re: Case # 19- 2038 - 1510 Boston Avenue

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

Information

SUBJECT:

19-2038 CE	1510 Boston Avenue	Pierre, Ghislaine	Heather Debevec
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CASE INFORMATION:

Case Initiated:	August 7, 2019	Type of Presentation:	Regular
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OWNER:

OWNER: Ghislaine Pierre 284 SE Lakehurst Dr Pt. St. Lucie, FL 34983	TENANT: Mericel St Eus 1510 Boston Ave Apt A Ft. Pierce, FL 34950
TENANT: Anrisme Francois 1510 Boston Ave Apt B Ft. Pierce, FL 34950	

VIOLATIONS:

- Section(s): 16-46, 16-47, 16-48 (1)(5) - Outside Storage
- Section(s): 16-46, 16-47, 16-48 (11)- Outside Storage Indoor Furniture
- Section(s): 16-25 (C) - Responsibility for Containers

CORRECTIVE ACTIONS:

1. Remove, place in a garage or shed, or bring in the boards in the back, the engine block on the west side, and the tarp in the east driveway.
2. Bring in or remove the stool, office chair, and indoor furniture under the Oak tree out front.
3. Store trash, recycle, and yard bins to the side or rear of the home.

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 \$50.00 per day be assessed.

Form Review

Form Started By: Heather Debevec
Final Approval Date: 10/30/2019

Started On: 09/26/2019 11:28 AM

Special Magistrate Hearing

5. D.

Meeting Date: 11/06/2019

Re: Case # 19-2026 - 114 S 16th Street

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

Information

SUBJECT:

19-2026 CE	114 S 16th Street	Pierre, Majorie	Heather Debevec
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CASE INFORMATION:

Case Initiated:	August 7, 2019	Type of Presentation:	Regular
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OWNER:

OWNER: Marjorie Pierre P O Box 695 Ft. Pierce, FL 34954	
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VIOLATIONS:

Section 5-1.104.5 - Unsafe Building (covered windows)

CORRECTIVE ACTIONS:

1. Remove and or open the shutters on the home.

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 \$100.00 per day be assessed.

Form Review

Form Started By: Heather Debevec

Started On: 09/27/2019 09:02 AM

Final Approval Date: 10/30/2019

Special Magistrate Hearing

5. E.

Meeting Date: 11/06/2019**Re:** Case # 19-1853 - 2703 Hills Court**Submitted For:** Peggy Arraiz, Code Compliance Manager, Code Enforcement**Information****SUBJECT:**

19-1853 CE	2703 Hills Court	Bush, Lyudmila	Heather Debevec
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CASE INFORMATION:

Case Initiated:	July 24, 2019	Type of Presentation:	Regular
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OWNER:

OWNER: Lyudmila Bush 2301 SW Sala St Pt. St. Lucie, FL 34953	
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VIOLATIONS:

IPMC 304.7 Roofs and Drainage

CORRECTIVE ACTIONS:

1. Obtain a permit from the Building Department and repair the roof.

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: 10/02/2019 10:14 AM

Final Approval Date: 10/30/2019

Special Magistrate Hearing**5. F.****Meeting Date:** 11/06/2019**Re:** Case # 18-2161 - 2111 S US Highway 1**Submitted For:** Peggy Arraiz, Code Compliance Manager, Code Enforcement**Information****SUBJECT:**

18-2161 CE	2111 S US Highway 1	Morris / Satnick FP Assoc LLC	Heather Debevec
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CASE INFORMATION:

Case Initiated:	August 17, 2018	Type of Presentation:	Regular
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OWNER:

OWNER: Morris / Satnick FP Assoc LLC 350 Veterans Blvd Rutherford, NJ 07070	REGISTERED AGENT: Joseph Morris 1901 S US Highway 1 Ft. Pierce, FL 34950
CONTACT PERSON: Peter Feldman Senior Vice President The Morris Companies 15155 Michelangelo Blvd Suite 102 Delray Beach, FL 33446 EMAIL: peter@peterfeldman.com	REGISTERED AGENT (New Jersey): C T Corporation System 1200 S Pine Island Rd Plantation, FL 33324

VIOLATIONS:

Section 15-3(b)(2) - Removal of Signs - Maintenance

CORRECTIVE ACTIONS:

1. Repair and paint the billboard for a neat and clean appearance.

RECOMMENDATION:

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

Form ReviewForm Started By: Heather Debevec
Final Approval Date: 10/30/2019

Started On: 10/08/2019 07:40 AM

Special Magistrate Hearing**5. G.****Meeting Date:** 11/06/2019**Re:** Case # 18-2160 - 2009 S US Highway 1**Submitted For:** Peggy Arraiz, Code Compliance Manager, Code Enforcement**Information****SUBJECT:**

18-2160 CE	2009 S US Highway 1	Morris /Satnick FP Assoc LLC	Heather Debevec
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CASE INFORMATION:

Case Initiated:	August 17, 2018	Type of Presentation:	Regular
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OWNER:

OWNER: Morris Satnick FP Assoc LLC 350 Veterans Blvd Rutherford, NJ 07070	REGISTERED AGENT (New Jersey): C T Corporation System 1200 S Pine Island Rd Plantation, FL 33324
REGISTERED AGENT (Florida): Joseph Morris 1901 S US HWY 1 Ft. Pierce, FL 34950	CONTACT PERSON: Peter Feldman Senior Vice President The Morris Companies 15155 Michelangelo Blvd Suite 102 Delray Beach, FL 33446 EMAIL: peter@peterfeldman.com
TENANT: Tops China Inc 1987 S US Highway 1 Ft. Pierce, FL 34950	REGISTERED AGENT (Tops China): Sum Tsnag Cheng 109 E Plymouth Deland, FL 32724
TENANT: Bargain Buys Beauty Supply 1989 S US Highway 1 Ft. Pierce, FL 34950	REGISTERED AGENT (Bargain Buys Beauty Supply): Feroz Chagani 1989 S US Highway 1 Ft. Pierce, FL 34950
TENANT: Advance America 1995 S US Highway 1 Ft. Pierce, FL 3450	REGISTERED AGENT (Advance America); Corporation Service Company 1201 Hays St Tallahassee, FL 32301
TENANT: Fancy Nails by Ana 1991 S US Highway 1 Ft. Pierce, FL 34950	REGISTERED AGENT (Fancy Nails by Ana): Nga Nguyen 708 Osceola Ave Ft. Pierce, FL 34950

TENANT: Quantum Restaurants LLC 1999 S US Highway 1 Ft. Pierce, FL 34950	REGISTERED AGENT (Quantum Restaurants): David Kerben 118 E Robinson Orlando, FL 32801
TENANT: Little Caesar's Pizza 1999 S US Highway 1 Ft. Pierce, FL 34950	TENANT: Aaron's Sales & Lease Ownership 2045 S US Highway 1 Ft. Pierce, FL 34950
REGISTERED AGENT (Aaron's Sales): Corporation Service Company 1201 Hays St Tallahassee, FL 32301	TENANT: Family Dollar 2047 S US Highway 1 Ft. Pierce, FL 34950
REGISTERED AGENT (Family Dollar): Prentice - Hall Corporation System Inc 110 N Magnolia St Tallahassee, FL 32301	TENANT: Men's Rags 2053 S US Highway 1 Ft. Pierce, FL 34950
REGISTERED AGENT (Men's Rags): Mohammad Abraham 2053 S US Highway 1 Ft. Pierce, FL 34950	TENANT: Maures Dodson 2057 S US Highway 1 Ft. Pierce, FL 34950
TENANT: Cash Services Inc 2059 S US Highway 1 Ft. Pierce, FL 34950	REGISTERED AGENT (Cash Services): Thomas Moser 9500 S Ocean Dr Jensen Beach, FL 34957
TENANT: Muhammad Rashid 2103 S US Highway 1 Ft. Pierce, FL 34950	TENANT: \$9.99 & Up Shoe Factory 2103 S US Highway 1 Ft. Pierce, FL 34950
REGISTERED AGENT (\$9.99 & Up Shoe Factory): C T Corporation System 1200 S Pine Island Rd Plantation, FL 33324	

VIOLATIONS:

IPMC 304.2 - Protective Treatment
IPMC 304.6 - Exterior Walls
IPMC 304.7 - Roofs and Drainage

CORRECTIVE ACTIONS:

1. Please paint the building.
2. Repair or replace the peeling, broken, missing, or damaged stucco and drywall.
3. Obtain a permit to repair or replace the gutters around the building and to replace the missing cover / fascia for the business facing the main parking area.

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
Final Approval Date: 10/30/2019

Started On: 10/08/2019 08:12 AM

Special Magistrate Hearing

5. H.

Meeting Date: 11/06/2019

Re: Case # 19-0072 - 1018 N 13th Street

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

Information

SUBJECT:

19-0072 CE	1018 N 13th Street	Terry, Patricia Ruthe, Willie	Heather Debevec
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CASE INFORMATION:

Case Initiated:	January 16, 2019	Type of Presentation:	Regular
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OWNER:

OWNER: Patricia Terry Willia Ruthe 1018 N 13th St Ft. Pierce, FL 34950	
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VIOLATIONS:

IPMC 302.7 - Accessory Structure
Section 16-46, 16-47, 16-48(1)(5) - Outside Storage

CORRECTIVE ACTIONS:

1. Obtain a permit from the Building Department and repair the fence.
2. Remove the cans and bins from behind the RV and the buckets, bins, tools and other items from under the tree in the back yard.

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 \$50.00 per day be assessed.

Form Review

Form Started By: Heather Debevec
Final Approval Date: 10/30/2019

Started On: 10/08/2019 10:49 AM

Special Magistrate Hearing

5. I.

Meeting Date: 11/06/2019

Re: Case # 19-0404 - 311 N 18th Street

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

Information

SUBJECT:

19-0404 CE	311 N 18th Street	Williams - Parker, Kimberly	Heather Debevec
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CASE INFORMATION:

Case Initiated:	February 13, 2019	Type of Presentation:	Regular
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OWNER:

OWNER: Kimberly Williams - Parker 311 N 18th Street Ft. Pierce, FL 34950	
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VIOLATIONS:

IPMC 304.7 Roofs and Drainage

CORRECTIVE ACTIONS:

1. Obtain a permit from the Building Department and repair the rotting trim around the home.

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 \$50.00 per day be assessed.

Form Review

Form Started By: Heather Debevec
Final Approval Date: 10/30/2019

Started On: 10/08/2019 12:31 PM

Special Magistrate Hearing

5. J.

Meeting Date: 11/06/2019

Re: Case # 19-1528 - 418 N 25th Street

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

Information

SUBJECT:

19-1528 CE	418 N 25th Street	Monds McCullough, Inez	Heather Debevec
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CASE INFORMATION:

Case Initiated:	June 19, 2019	Type of Presentation:	Regular
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OWNER:

OWNER: Inez Monds McCullough 418 N 25th St Ft. Pierce, FL 34950	TENANT: Wonderful Wheels 418 N 25th St Ft. Pierce, FL 34950
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VIOLATIONS:

Section 16-46, 16-47, 16-48 (1)(5) - Outside Storage
 IPMC 304.2 - Protective Treatment
 IPMC 302.3 - Sidewalks and Driveways

CORRECTIVE ACTIONS:

1. Bring in or remove the industrial buffer, tarps, and wood pieces.
2. Paint the gable at the back of the building, and north west corner as it is bare wood.
3. Obtain a permit from the Building Department and repair the driveway / parking area.

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 \$50.00 per day be assessed.

Form Review

Form Started By: Heather Debevec
 Final Approval Date: 10/30/2019

Started On: 10/08/2019 02:52 PM

Special Magistrate Hearing

5. K.

Meeting Date: 11/06/2019

Re: Case # 19-2008 - 505 N 6th Street

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

Information

SUBJECT:

19-2008 CE	505 N 6th Street	Nowell, Barbara Nowell, Willie	Heather Debevec
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CASE INFORMATION:

Case Initiated:	July 30, 2019	Type of Presentation:	Regular
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OWNER:

OWNER: Barbara Nowell Willie Nowell 505 N 6th St Ft. Pierce, FL 34950	TENANT: Barbara Bell 505 N 6th St Ft. Pierce, FL 34950
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VIOLATIONS:

Section 16-46, 16-47, 16-48 (10)(D) - Non - Operable Vehicles

CORRECTIVE ACTIONS:

1. Register or remove the camper.

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 \$50.00 per day be assessed.

Form Review

Form Started By: Heather Debevec
Final Approval Date: 10/30/2019

Started On: 10/08/2019 03:22 PM

Special Magistrate Hearing

5. L.

Meeting Date: 11/06/2019

Re: Case # 19-0409 - 316 N 18th Street

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

Information

SUBJECT:

19-0409 CE	316 N 18th Street	Johnson, Elsa	Heather Debevec
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CASE INFORMATION:

Case Initiated:	April 24, 2019	Type of Presentation:	Regular
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OWNER:

OWNER: Elsa Johnson 5109 San Diego Ave Ft. Pierce, FL 34946	TENANT: Orliche Gezil 316 N 18th ST Ft. Pierce, FL 34950
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VIOLATIONS:

IPMC 304.7 Roofs and Drainage

CORRECTIVE ACTIONS:

1. Obtain a permit from the Building Department and repair the roof.

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 \$50.00 per day be assessed.

Form Review

Form Started By: Heather Debevec
Final Approval Date: 10/30/2019

Started On: 10/08/2019 03:45 PM

Special Magistrate Hearing**5. M.****Meeting Date:** 11/06/2019**Re:** Case # 19-2489 - 1550 S Ocean Drive A-5**Submitted For:** Peggy Arraiz, Code Compliance Manager, Code Enforcement**Information****SUBJECT:**

19-2489 VR	1550 S Ocean Drive A-1	Sanchez, Andres Sintes, Maria	Heather Debevec
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CASE INFORMATION:

Case Initiated:	September 13, 2019	Type of Presentation:	Regular
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OWNER:

OWNER: Andres Sanchez Maria Sintes 1550 S Ocean Dr A-5 Ft. Pierce, FL 34949	
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VIOLATIONS:

Section 22-22 - Allowed Uses

CORRECTIVE ACTIONS:

1. Immediately remove the ad, cancel all bookings, and apply for a conditional use permit through Planning and Zoning.

RECOMMENDATION:

The City requests that a fine equal to one month's rental be assessed, \$3,047.00. The City also requests an immediate cease and desist order be imposed and future rentals be terminated immediately. All advertisements for short term rentals are to be removed and proof of cancellation for pending reservations be provided.

Form Review

Form Started By: Heather Debevec
Final Approval Date: 10/30/2019

Started On: 10/09/2019 08:04 AM

Information

SUBJECT:

19-0483 Massey	1016 Tortugas Avenue	Ramirez, Armando Neftali Mendez	Isaac Saucedo
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CASE INFORMATION:

Case Initiated:	February 21, 2019	Type of Presentation:	Massey
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OWNER:

VIOLATOR: Armando Mendez Ramirez 1016 Tortugas Avenue Ft. Pierce, FL 34982	PARKING VIOLATION:
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VIOLATIONS:

Section(s): 16-46, 16-47, 16-48 (1) (5) Outside Storage
Section(s): 16-46, 16-47, 16-48 (4) Parking on other than Pavement

FINDINGS/ORDER:

May 15, 2019 Special Magistrate Ross found Armando Mendez Ramirez & Manuela Romero Castillejos responsible for the violations and gave them 10 days to correct the violations or a fine of \$150.00 per day would be assessed.

ACTION DATES:

June 6, 2019 an inspection was made, the property was not in compliance, the fines began.
June 16, 2019 an inspection was made, the property is now in compliance, the fines stopped.
July 18, 2019 received request for reduction/rescindment from Mr. Ramirez.

Total accrued fines \$1,530.00 (includes \$30.00 recording fees). There is no recorded lien at this time.

RECOMMENDATION:

To be determined.

Attachments

Request
Aff of CM

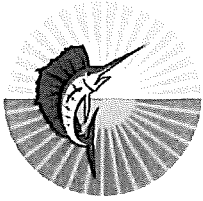
Aff of Non Comp
Order
Tax Card

Form Review

Form Started By: Peggy Arraiz
Final Approval Date: 10/03/2019

Started On: 10/01/2019 05:03 PM

Sept 4



THE SUNRISE CITY
FORT PIERCE
CODE ENFORCEMENT
Florida

**REQUEST FOR A REDUCTION OR RESCINDMENT OF
CODE ENFORCEMENT FINES (MASSEY CASE)**

Date:	7-18-19			
Property address:	1016 Pottugas Ave Fort Pierce 34147			
Owner(s) of record:	Armando Nestali mendez Ramirez			
Mailing address:	Same as above			
Property tax ID #:	2421-506-0230-000-3			
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:	Armando Nestali mendez Ramirez	Relationship to owner(s)		
Telephone #:	(772) 224-6987	Mobile phone #:		
E-mail:	Armando.mendez93@yahoo.com	Preferred contact method: Phone		
What are owner(s) intentions for property:	Residence			
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

\$ 1530

DOLLAR AMOUNT REQUESTING TO BE WAIVED

\$ 1380

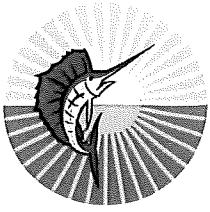
DOLLAR AMOUNT I AGREE TO PAY

\$ 150

Armando Mendez
Signature of Owner or Representative

7-18-19
Date

Armando Mendez
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:

1016 Tortugas Fort Pierce FL, 34917

Property Owner:

Armando Nestali Mendez Ramirez

Mailing Address:

Same as Above

Telephone #:

(772) 224-6987

Cell Phone #:

E-Mail Address:

Armando.mendez@yahoo.com

Is the property in compliance? yes

If no, please explain in the narrative of your request.

I, Armando Méndez, 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:

Armando was not aware of the violations. He states that he did not receive the notices of violations in time. Once he received the NOV's he did not understand due to a language barrier. Once he spoke to the code officer the property was brought under compliance.

Date: 7-18-19

Signed: [Signature]

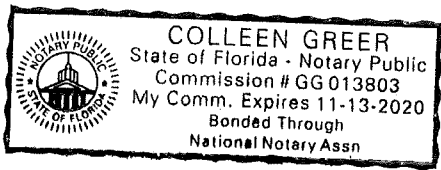
Print Name: Armando Méndez

STATE OF FLORIDA

COUNTY OF ST. LUCIE

PERSONALLY APPEARED before me, the undersigned authority Armando Ramirez 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 FL Drivers license as identification.

SWORN TO AND SUBSCRIBED before me this 18th day of July, 2019.



Colleen Greer

Notary Public, State of Florida



AFFIDAVIT OF COMPLIANCE

RE: 1016 TORTUGAS AVE
 CASE NO: 19-00000483

JOSEPH E. SMITH, CLERK OF THE CIRCUIT COURT
 SAINT LUCIE COUNTY
 FILE # 4591935 07/11/2019 02:05:02 PM
 OR BOOK 4294 PAGE 1271 - 1271 Doc Type: AFF
 RECORDING: \$10.00

IN THE MATTER OF: ARMANDO MENDEZ RAMIREZ
 1016 TORTUGAS AVE
 FORT PIERCE, FL 34982

BEFORE ME, the undersigned authority, personally appeared Isaac Saucedo, Code Enforcement Officer for the City of Fort Pierce, Florida, who after being duly sworn deposes and says:

That I have personally examined the property described above and find that said property is now in compliance with all the items listed in the Special Magistrate's order dated May 15, 2019, as of this date: 6/16/2019.

_____ The fines referenced in the Order of Violation recorded in Book _____ Page _____ were not initiated.

Stop the accumulation of fines as imposed by an Affidavit of Non-Compliance recorded in Book 4281 Page 429. **This is not a release of lien.**

_____ The fines imposed by an _____ recorded in Book _____ Page _____ were paid within the time specified. No Order Assessing Fine and Imposing Lien was filed.

FURTHER AFFIANT SAYETH NOT.

DATED this 16th day of June, 2019.



 Isaac Saucedo, Code Enforcement Officer

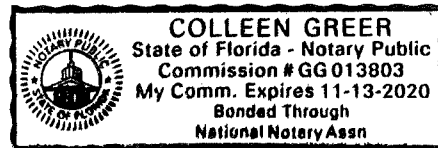
STATE OF FLORIDA
 COUNTY OF ST. LUCIE

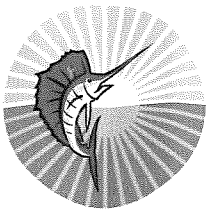
SWORN TO and SUBSCRIBED before me
 this 27th day of June, 2019.



 NOTARY PUBLIC - STATE OF FLORIDA

MY COMMISSION EXPIRES:





AFFIDAVIT OF NON-COMPLIANCE

RE: 1016 TORTUGAS AVE
00000483

CASE NO: 19-

IN THE MATTER OF: ARMANDO MENDEZ RAMIREZ
 MANUELA ROMERO CASTILLEJOS
 1016 TORTUGAS AVE
 FT PIERCE, FL 34982

BEFORE ME, the undersigned authority, personally appeared Isaac Saucedo, Code Enforcement Officer 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 May 15, 2019, in the above mentioned case and find that said property is not in compliance with Section(s) 16-46, 16-47, 16-48 (1)(5), 16-46, 16-47, 16-48 (4), of the Code of the City of Fort Pierce, Florida, as of this date: 6/6/2019.

In accordance with the Order of Violation recorded in Book 4271 Page 1195, fines in the amount of \$ 150 shall commence on this date.

Start Fines

FURTHER AFFIANT SAYETH NOT.

DATED this 6th day of June, 2019.


 Isaac Saucedo, Code Enforcement Officer

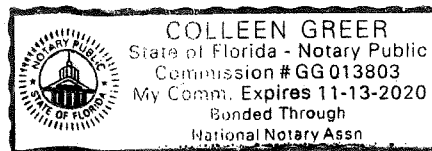
JOSEPH E. SMITH, CLERK OF THE CIRCUIT COURT
 SAINT LUCIE COUNTY
 FILE # 4579086 06/10/2019 01:52:33 PM
 OR BOOK 4281 PAGE 429 - 429 Doc Type: AFF
 RECORDING: \$10.00

STATE OF FLORIDA
 COUNTY OF ST. LUCIE

SWORN TO and SUBSCRIBED before me
 this 6th day of June, 2019.


 NOTARY PUBLIC - STATE OF FLORIDA

MY COMMISSION EXPIRES:





CASE #: 19-0483

Violator: ARMANDO N MENDEZ RAMIREZ
MANUELA ROMERO CASTILLEJOS
1016 TORTUGAS AVE
FT PIERCE, FL 34982

JOSEPH E. SMITH, CLERK OF THE CIRCUIT COURT
SAINT LUCIE COUNTY
FILE # 4569529 05/20/2019 09:20:01 AM
OR BOOK 4271 PAGE 1195 - 1195 Doc Type: ORD
RECORDING: \$10.00

Property Address: 1016 TORTUGAS AVE
Tax ID #: 2421-506-0230-000/3
Legal Description: MARAVILLA ESTATES BLK K LOT 40 (OR 2640-1379)

RE: Violation of Section(s): 16-46, 16-47, 16-48 (1) (5) Outside Storage, 16-46, 16-47, 16-48 (4) Parking on Other than Pavement.

ORDER DETERMINING VIOLATION

THIS CAUSE came before the Special Magistrate pursuant to Florida Statutes 162.07 on May 15, 2019, 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 ARMANDO MENDEZ RAMIREZ & MANUELA ROMERO CASTILLEJOS failed to remove all wood, tools, bricks, trash, buckets, and all other miscellaneous items located throughout the yard, and refrain from parking all vehicles on grass 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 has been provided notice of this hearing but has failed to appear. After consideration of the evidence presented, a default judgement in this matter is hereby entered.
2. In the event the violation is not remedied within 10 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 \$150.00.
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) 467-3720, when the violation is corrected.
5. 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 16th day of May, 20 19, **Nunc pro tunc May 15, 2019.**

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

16th DAY OF May, 2019.

Colleen Greer

Colleen Greer, Code Enforcement Clerk

Fran Ross

Fran Ross, Esq., Special Magistrate

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

Property Identification

Site Address: 1016 TORTUGAS AVE Map ID: 24/21S	Parcel ID: 2421-506-0230- 000-3 Zoning: R2	Account #: 28602 Use Type: 0100	Sec/Town/Range: 21/35S/40E Jurisdiction: Fort Pierce
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Ownership

Armando N Mendez Ramirez
Manuela Romero Castillejos
1016 Tortugas AVE
Fort Pierce, FL 34982

Legal Description

MARAVILLA ESTATES BLK K LOT 40 (OR 3878-94)

Current Values

Just/Market: \$112,500	Assessed: \$98,998	Year	Just/Market	Assessed	Exemptions	Taxable
Exemptions: \$50,000	Taxable: \$48,998	2018	\$112,500	\$98,998	\$50,000	\$48,998
		2017	\$90,400	\$90,400	\$50,000	\$40,400
		2016	\$72,600	\$72,600	\$0	\$72,600

Historical Values 3-year

Sale History

Date	Book/Page	Sale Code	Deed	Grantor	Price
06-01-2016	3878 / 0094	0001	WD	Wagner Donna	\$115,000
11-02-2015	3811 / 1474	0112	SP	Bank of New York Mellon (TR)	\$62,500
09-11-2015	3787 / 2345	0112	CT	Cumerma Roberto	\$45,000

Primary Building Information

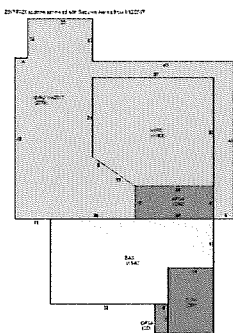
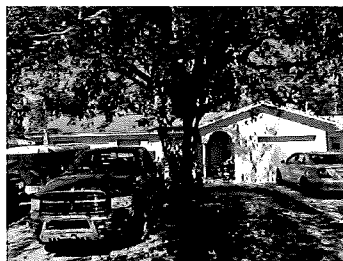
Finished Area of this building: 1,146 SF
Gross Sketched Area: 4,943 SF

Exterior Data

View:	Roof Cover: Dim Shingle	Roof Structure: Gable	Building Type: HC-
Year Built: 1972	Frame:	Grade: C-	Effective Year: 1982
Primary Wall: Conc Block	Story Height: 1 Story	No. Units: 1	Secondary Wall:

Interior Data

Bedrooms: 3	A/C %: 100%	Electric: MAXIMUM	Primary Int Wall:
Full Baths: 1	Heated %: 100%	Heat Type: FredHotAir	Avg Hgt/Floor: 0
Half Baths: 1	Sprinkled %: N/A%	Heat Fuel: ELEC	Primary Floors: Carpet



Total Areas

Finished/Under Air (SF):	1,146
Gross Sketched Area (SF):	4,943
Land Size (acres):	0.22
Land Size (SF):	9,425
Total Building Count:	1

Special Features and Yard Items

Type	Qty	Units	Year Blt
RES POOL AVG	1	392	1983
POOL DK-AVG	1	771	1983
CHAINLINK 4'	1	232	1983
POOL DK-AVG	1	2078	2017

All information is believed to be correct at this time, but is subject to change and is provided without any warranty.
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