

**SPECIAL MAGISTRATE
BOARD AGENDA**

Special Magistrate Hearing - Wednesday, September 16, 2020 - 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.	20-1742 Parking Appeal	Causeway Park	Grady, Charlene	Heather Debevec
----	------------------------------	---------------	-----------------	-----------------

B.	20-1213 PK	Jaycee Park	Innocent, Stiffany	Jacqueline Young-Smith
----	------------	-------------	--------------------	---------------------------

C.	20-1128 PK	Causeway Park	Campbell, Kelli	Heather Debevec
----	------------	---------------	-----------------	-----------------

D.	20-1131 PK	Causeway Park	Taylor, Jessica	Heather Debevec
----	------------	---------------	-----------------	-----------------

E.	20-0444 PK	2517 US Highway 1	Moody, Rohana Beth	#8881 Gray
----	------------	-------------------	--------------------	------------

F.	19 -2701 PK	420 Seaway Drive - Cit 2904	Brown, Cyneetha Ann	8887 - Franklin
----	-------------	--------------------------------	---------------------	-----------------

G.	19-3006 AC	345 E Weatherbee Road	Flores, J. Isabel	Kim Olson
----	------------	-----------------------	-------------------	-----------

H.	19-3017 AC	702 Dundas Court	Martin, Wanda	Ricardo Pellot
I.	19-3066 AC	4326 Gator Trace Circle	Morine, Crystal	Kenneth Nelson
J.	19-3105 AC	1402 Georgia Avenue	Rosario, Zulma	Kenneth Nelson
K.	20-0007 AC	1402 Georgia Avenue	Rosario, Zulma	Kenneth Nelson
L.	19-3286 AC	221 Osceola Avenue	Sue, Carroll	Ricardo Pellot
M.	19-3308 AC	202 Roselyn Avenue	Faucher, Melanic	Ricardo Pellot

5. **PUBLIC HEARINGS - VIOLATION CASES**

A.	20-0489 CE	140 Alma Court	McVeigh, Thomas	Heather Debevec
B.	20-0883 CE	2608 S US Highway 1	Kelly (TR), Mary	Heather Debevec
C.	20-0970 CE	2608 S US Highway 1	Kelly (TR), Mary	Heather Debevec
D.	20-1343 CE	1710 N 18th Street	Morgan, Patricia	Heather Debevec
E.	20-624 CE	1701 Sunrise Blvd	Valentine, Lou Anna L	Isaac Saucedo
F.	20-358 VR	2621 Indian River Drive	Shearouse, Ross	Chad Dawson
G.	20-356 VR	1122 South Ocean Drive	Jura, Jonathan D & Chemai	Chad Dawson
H.	20-529 CE	1908 Oleander Blvd	Rameirez, Vilma Puentes, Zacarias Mendoza	Chad Dawson
I.	20-1226 CE	2005 Barcelona Avenue	Gandy, Edward	Heather Debevec
J.	20-0518 CE	6737 Darter Court	Steak N Shake Oper LLC	Isaac Saucedo

K.	20-1101 CE	1005 Hispana Avenue	Gomez, Yolanda O Hernandez, Francisco R	Isaac Saucedo
----	------------	---------------------	--	---------------

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

7. **NEW BUSINESS**

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

0.	19-1505 Lien Reduction	711 S Ocean Drive	Fond De Blanc Inc	Margaret Arraiz Chad Dawson (initiator) Heather Debevec (closer)
----	------------------------------	-------------------	-------------------	--

9. **OTHER CASES**

10. **OLD BUSINESS**

A.	20-1223 PK	Jaycee Park	Cypress, Gloria Ann	Jacqueline Young-Smith
----	------------	-------------	---------------------	---------------------------

B.	20-1231 PK	Jaycee Park	Ellis, Najare Garnesha	Jacqueline Smith-Young
----	------------	-------------	------------------------	---------------------------

C.	20-1271 PK	Porpoise Beach	Lukacs, Brandy	Heather Debevec
----	------------	----------------	----------------	-----------------

D.	20-0003 CE	1809 Avenue N	Richardson, Felicia B Richardson, Jr, Joseph	Maximillion Lewis
----	------------	---------------	---	-------------------

E.	19-2390 CE Recall - Massey	1710 Sunrise Blvd	Toussaint, Michelot	Isaac Saucedo
----	----------------------------------	-------------------	---------------------	---------------

F.	20-666 CE Re-hearing	1812 S 27TH ST	McGathey, Katrina A & Buccaneer Building Corp	Chad Dawson
----	-------------------------	----------------	--	-------------

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: 09/16/2020

Re: Case # 20-1742 - Causeway Park

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

Information

SUBJECT:

20-1742 Parking Appeal	Causeway Park	Grady, Charlene	Heather Debevec
------------------------------	---------------	-----------------	-----------------

CASE INFORMATION:

Case Initiated	July 26, 2020	Type of Presentation:	Citation Appeal
----------------	---------------	--------------------------	-----------------

OWNER:

OWNER: Charlene Grady	
--------------------------	--

VIOLATIONS:

Citation #	Code Section	Fine	Admin Fee	Late Fee	Total Due
10686PK	34-35(S) Parking on Right of Way	\$50.00	\$0.00	\$0.00	\$50.00

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: Heather Debevec

Started On: 08/19/2020 08:20 AM

Final Approval Date: 09/10/2020

Special Magistrate Hearing**4. B.****Meeting Date:** 09/16/2020**Re:** Case 20-1213 - Innocent**Submitted For:** Peggy Arraiz, Code Compliance Manager, Code Enforcement**Information****SUBJECT:**

20-1213 PK	Jaycee Park	Innocent, Stiffany	Jacqueline Young-Smith
------------	-------------	--------------------	------------------------

CASE INFORMATION:

Case Initiated:	May 17, 2020	Type of Presentation:	Citation
-----------------	--------------	-----------------------	----------

OWNER:

OWNER: Stiffany Innocent	PARKING VIOLATION: Restricted Parking- Vehicle in trailer parking spot
-----------------------------	---

VIOLATIONS:

Citation #	Code Section	Fine	Admin Fee	Late Fee	Total Due
1851 CE	12-204 (a) Parking Within Parks	\$50.00			\$50.00

CORRECTIVE ACTIONS:

N/A

RECOMMENDATION:

The City request 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: Jaqueline Young-Smith
 Final Approval Date: 09/02/2020

Started On: 06/26/2020 02:29 PM

Special Magistrate Hearing

4. C.

Meeting Date: 09/16/2020

Re: Case # 20-1128 - Causeway Park

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

Information

SUBJECT:

20-1128 PK	Causeway Park	Campbell, Kelli	Heather Debevec
------------	---------------	-----------------	-----------------

CASE INFORMATION:

Case Initiated:	May 9, 2020	Type of Presentation:	Citation
-----------------	-------------	-----------------------	----------

OWNER:

OWNER: Kelli Campbell	
--------------------------	--

VIOLATIONS:

Citation #	Code Section	Fine / Counts	Total Fine	Admin Fee	Total Due
1951CE	12-204 (A) - Parking / no parking	1 @ \$50.00	\$50.00	\$0	\$50.00

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: Heather Debevec
Final Approval Date: 09/09/2020

Started On: 06/10/2020 07:13 AM

Special Magistrate Hearing**4. D.****Meeting Date:** 09/16/2020**Re:** Case # 20-1131 - Causeway Park**Submitted For:** Peggy Arraiz, Code Compliance Manager, Code Enforcement**Information****SUBJECT:**

20-1131 PK	Causeway Park	Taylor, Jessica	Heather Debevec
------------	---------------	-----------------	-----------------

CASE INFORMATION:

Case Initiated:	May 9, 2020	Type of Presentation:	Citation
-----------------	-------------	-----------------------	----------

OWNER:

OWNER: Jessica Taylor	
--------------------------	--

VIOLATIONS:

Citation #	Code Section	Fine / Counts	Total Fine	Admin Fee	Total Due
1956CE	12-204(A) - Parking/ designated spaces	1 @ \$50.00	\$50.00	\$0.00	\$50.00

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: Heather Debevec
 Final Approval Date: 09/09/2020

Started On: 06/10/2020 07:39 AM

Special Magistrate Hearing**4. E.****Meeting Date:** 09/16/2020**Re:** Case 20-0444 - Moody**Submitted For:** Peggy Arraiz, Code Compliance Manager, Code Enforcement**Information****SUBJECT:**

20-0444 PK	2517 US Highway 1	Moody, Rohana Beth	#8881 Gray
------------	-------------------	--------------------	------------

CASE INFORMATION:

Case Initiated:	February 3, 2020	Type of Presentation:	Citation
-----------------	------------------	-----------------------	----------

OWNER:

VIOLATOR: Rohana Beth Moody	PARKING VIOLATION: Parking in Fire Lane
--------------------------------	--

VIOLATIONS:

Citation #	Code Section	Fine	Admin Fee	Late Fee	Total Due
3117 PK	10-23 (R) Parking Regulation	\$50.00			\$50.00

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: Colleen Greer

Started On: 05/08/2020 10:40 AM

Final Approval Date: 07/16/2020

Special Magistrate Hearing**4. F.****Meeting Date:** 09/16/2020**Re:** 19-2701 - Brown**Submitted For:** Peggy Arraiz, Code Compliance Manager, Code Enforcement**Information****SUBJECT:**

19 -2701 PK	420 Seaway Drive - Cit 2904	Brown, Cyneetha Ann	8887 - Franklin
-------------	-----------------------------	---------------------	-----------------

CASE INFORMATION:

Case Initiated:	October 7, 2019	Type of Presentation:	Citation
-----------------	-----------------	-----------------------	----------

OWNER:

VIOLATOR: Cyneetha Ann Brown	PARKING VIOLATION: Restricted Parking - Parking After Hours
---------------------------------	--

VIOLATIONS:

Citation #	Code Section	Fine	Admin Fee	Late Fee	Total Due
2904 PK	10-23 (L) Parking Regulation	\$50.00			\$50.00

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: jfutch

Started On: 02/20/2020 08:44 AM

Final Approval Date: 07/16/2020

Special Magistrate Hearing**4. G.****Meeting Date:** 09/16/2020**Re:** Case #19-3006 - Flores**Submitted For:** Peggy Arraiz, Code Compliance Manager, Code Enforcement**Information****SUBJECT:**

19-3006 AC	345 E Weatherbee Road	Flores, J. Isabel	Kim Olson
------------	-----------------------	-------------------	-----------

CASE INFORMATION:

Case Initiated:	October 31, 2019	Type of Presentation:	AC Citation
-----------------	------------------	-----------------------	-------------

OWNER:

OWNER: Yu Enterprises LLC	TENANT: J. Isabel Flores 345 E. Weatherbee Road #58 Fort Pierce, Fl. 34982
------------------------------	---

VIOLATIONS:

Citation #	Code Section	Fine / Counts	Admin Fee	AC Surcharge	Total Due
752 AC	4-24 (a) Animal Abuse	\$250.00	\$10.00	\$5.00	\$265.00
753 AC	4-27 (a) Rabies Vaccination Required	\$100.00	\$10.00	\$5.00	\$115.00
754 AC	4-50 (a) Registration Required	\$250.00	\$10.00	\$5.00	\$265.00
			TOTAL DUE \$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: Jaqueline Young-Smith
Final Approval Date: 09/10/2020

Started On: 08/13/2020 09:35 AM

Special Magistrate Hearing

4. H.

Meeting Date: 09/16/2020

Re: Case #19-3017 - Martin

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

Information

SUBJECT:

19-3017 AC	702 Dundas Court	Martin, Wanda	Ricardo Pelot
------------	------------------	---------------	---------------

CASE INFORMATION:

Case Initiated:	November 02, 2019	Type of Presentation:	AC Citation
-----------------	-------------------	-----------------------	-------------

OWNER:

OWNER: A. Bridges, W. Bridges and R. Bridges	TENANT: Wanda Martin 702 Dundas Court Fort Pierce, FL. 34950
--	--

VIOLATIONS:

Citation #	Code Section	Fine / Counts	Admin Fee	AC Surcharge	Total Due
758 AC	4-21 (a) Running at Large	\$50.00	\$10.00	\$5.00	\$65.00
			TOTAL DUE \$65.00		

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: Jaqueline Young-Smith
Final Approval Date: 09/10/2020

Started On: 08/13/2020 11:54 AM

Special Magistrate Hearing

4. I.

Meeting Date: 09/16/2020

Re: Case #19-3066 - Morine

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

Information

SUBJECT:

19-3066 AC	4326 Gator Trace Circle	Morine, Crystal	Kenneth Nelson
------------	-------------------------	-----------------	----------------

CASE INFORMATION:

Case Initiated:	November 07, 2019	Type of Presentation:	AC Citation
-----------------	-------------------	-----------------------	-------------

OWNER:

OWNER: Harvey A Macivor	TENANT: Crystal Morine 4326 Gator Trace Circle Fort Pierce, FL. 34982
----------------------------	--

VIOLATIONS:

Citation #	Code Section	Fine / Counts	Admin Fee	AC Surcharge	Total Due
866 AC	4-24 (b) Failure to Provide Food, Shelter and Medical Care	20 @ \$250.00	\$10.00	\$5.00	\$5,015.00
867 AC	4-30 (a) Number of Animals Limitation	15 @ \$100.00	\$10.00	\$5.00	\$1,515.00
			TOTAL DUE \$6,530.00		

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: Jaqueline Young-Smith
Final Approval Date: 09/10/2020

Started On: 08/13/2020 12:50 PM

Special Magistrate Hearing**4. J.****Meeting Date:** 09/16/2020**Re:** Case #19-3105 - Rosario**Submitted For:** Peggy Arraiz, Code Compliance Manager, Code Enforcement**Information****SUBJECT:**

19-3105 AC	1402 Georgia Avenue	Rosario, Zulma	Kenneth Nelson
------------	---------------------	----------------	----------------

CASE INFORMATION:

Case Initiated:	November 13, 2019	Type of Presentation:	AC Citation
-----------------	-------------------	-----------------------	-------------

OWNER:

OWNER: Jose Luis Padilla	TENANT: Zulma Rosario 1402 Georgia Avenue Fort Pierce, FL. 34950
-----------------------------	---

VIOLATIONS:

Citation #	Code Section	Fine / Counts	Admin Fee	AC Surcharge	Total Due
868 AC	4-21 (a) Running at Large	2 @ \$50.00	\$10.00	\$5.00	\$115.00
869 AC	4-27 (a) Rabies Vaccination Required	3 @ \$100.00	\$10.00	\$5.00	\$315.00
870 AC	4-50 (a) Registration Required	3 @ \$250.00	\$10.00	\$5.00	\$765.00
			TOTAL DUE \$1,195.00		

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: Jaqueline Young-Smith
Final Approval Date: 09/10/2020

Started On: 08/13/2020 01:07 PM

Special Magistrate Hearing**4. K.****Meeting Date:** 09/16/2020**Re:** Case #20-0007 - Rosario**Submitted For:** Peggy Arraiz, Code Compliance Manager, Code Enforcement**Information****SUBJECT:**

20-0007 AC	1402 Georgia Avenue	Rosario, Zulma	Kenneth Nelson
------------	---------------------	----------------	----------------

CASE INFORMATION:

Case Initiated:	January 03, 2020	Type of Presentation:	AC Citation
-----------------	------------------	-----------------------	-------------

OWNER:

OWNER: Jose Luis Padilla	TENANT: Zulma Rosario 1402 Georgia Avenue Fort Pierce, FL. 34950
-----------------------------	---

VIOLATIONS:

Citation #	Code Section	Fine / Counts	Admin Fee	AC Surcharge	Total Due
878 AC	4-21 (a) Running at Large	\$100.00	\$10.00	\$5.00	\$115.00
			TOTAL DUE \$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: Jaqueline Young-Smith

Started On: 08/13/2020 01:58 PM

Final Approval Date: 09/10/2020

Special Magistrate Hearing**4. L.****Meeting Date:** 09/16/2020**Re:** Case #19-3286 - Sue**Submitted For:** Peggy Arraiz, Code Compliance Manager, Code Enforcement**Information****SUBJECT:**

19-3286 AC	221 Osceola Avenue	Sue, Carroll	Ricardo Pellot
------------	--------------------	--------------	----------------

CASE INFORMATION:

Case Initiated:	December 04, 2019	Type of Presentation:	AC Citation
-----------------	-------------------	-----------------------	-------------

OWNER:

OWNER: Karen S. Sue	TENANT: Carroll Sue 221 Osceola Ave Fort Pierce, FL. 34982
------------------------	---

VIOLATIONS:

Citation #	Code Section	Fine / Counts	Admin Fee	AC Surcharge	Total Due
759 AC	4-27(a) Rabies Vaccination Required	\$100.00	\$10.00	\$5.00	\$115.00
760 AC	4-50 (a) Registration Required	\$250.00	\$10.00	\$5.00	\$265.00
761 AC	4-21 (a) Running at Large	\$50.00	\$10.00	\$5.00	\$65.00
762 AC	422 (a) (5)Animal Restraint-Tethering	\$250.00	\$10.00	\$5.00	\$265.00
			TOTAL DUE \$710.00		

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: Jaqueline Young-Smith

Started On: 08/13/2020 01:31 PM

Final Approval Date: 09/10/2020

Special Magistrate Hearing

4. M.

Meeting Date: 09/16/2020

Re: Case #19-3308 - Faucher

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

Information

SUBJECT:

19-3308 AC	202 Roselyn Avenue	Faucher, Melanic	Ricardo Pellot
------------	--------------------	------------------	----------------

CASE INFORMATION:

Case Initiated:	December 09, 2019	Type of Presentation:	AC Citation
-----------------	-------------------	-----------------------	-------------

OWNER:

OWNER: Roselyn Holdings LLC	TENANT: Melanic Faucher 202 Roselyn Avenue Fort Pierce, FL. 34982
--------------------------------	--

VIOLATIONS:

Citation #	Code Section	Fine / Counts	Admin Fee	AC Surcharge	Total Due
763 AC	4-21 (a) Running at Large	\$50.00	\$10.00	\$5.00	\$65.00
			TOTAL DUE \$65.00		

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: Jaqueline Young-Smith
Final Approval Date: 09/10/2020

Started On: 08/13/2020 01:50 PM

Special Magistrate Hearing

5. A.

Meeting Date: 09/16/2020

Re: Case # 20-0489 - 140 Alma Court

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

Information

SUBJECT:

20-0489 CE	140 Alma Court	McVeigh, Thomas	Heather Debevec
------------	----------------	-----------------	-----------------

CASE INFORMATION:

Case Initiated:	February 21, 2020	Type of Presentation:	Regular
-----------------	-------------------	-----------------------	---------

OWNER:

OWNER: Thomas McVeigh 3057 SE Darien Rd Port St. Lucie, FL 34952	TENANT: Fritho Noel 140 Alma Ct Ft. Pierce, FL 34950
--	--

VIOLATIONS:

IPMC 304.2 Protective treatment.

CORRECTIVE ACTIONS:

1. Pressure wash the driveway.

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 \$50.00 per day be assessed.

Form Review

Form Started By: Heather Debevec

Started On: 06/11/2020 03:50 PM

Final Approval Date: 09/09/2020

Special Magistrate Hearing

5. B.

Meeting Date: 09/16/2020

Re: Case # 20-0883 - 2608 S US Highway 1

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

Information

SUBJECT:

20-0883 CE	2608 S US Highway 1	Kelly (TR), Mary	Heather Debevec
------------	---------------------	------------------	-----------------

CASE INFORMATION:

Case Initiated:	April 24, 2020	Type of Presentation:	Regular
-----------------	----------------	-----------------------	---------

OWNER:

OWNER: Mary Kelly (TR) 1102 SE Mitchell Ave #202 Port St. Lucie, FL 34952	TENANT: N/A
---	-----------------------

VIOLATIONS:

Section 22-187 (13) - Landscape Maintenance
Section 16-46, 16-47, 16-48 (1)(5) - Outside Storage

CORRECTIVE ACTIONS:

1. Trim or remove weeds from the building, curbs, and property. Remove dead debris from the lot.
2. Remove or bring in the tires, tools, buckets, old streamer strings, pillows, blankets, clothes, trash, and other debris from the property.

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 \$50.00 per day be assessed.

Form Review

Form Started By: Heather Debevec
Final Approval Date: 09/10/2020

Started On: 07/09/2020 11:05 AM

Special Magistrate Hearing

5. C.

Meeting Date: 09/16/2020

Re: Case # 20 - 0970 - 2608 S US Highway 1

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

Information

SUBJECT:

20-0970 CE	2608 S US Highway 1	Kelly (TR), Mary	Heather Debevec
------------	---------------------	------------------	-----------------

CASE INFORMATION:

Case Initiated:	April 24, 2020	Type of Presentation:	Regular
-----------------	----------------	-----------------------	---------

OWNER:

OWNER: Mary Kelly (TR) 1102 SE Mitchell Ave #202 Port St. Lucie, FL 34952	TENANT: N/A
---	-----------------------

VIOLATIONS:

Section 15-3(b) – Removal of signs.
IPMC 304.2 Protective treatment.

CORRECTIVE ACTIONS:

1. Please remove all signage and advertisement to the vacated business.
2. Please pressure wash the ramp walk way.
3. Please paint the front sign poles, front lamp by the road, and the back of the building.

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 \$50.00 per day be assessed.

Form Review

Form Started By: Heather Debevec
Final Approval Date: 09/10/2020

Started On: 07/09/2020 10:46 AM

Special Magistrate Hearing

5. D.

Meeting Date: 09/16/2020

Re: Case # 20-1343 - 1710 N 18th Street

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

Information

SUBJECT:

20-1343 CE	1710 N 18th Street	Morgan, Patricia	Heather Debevec
------------	--------------------	------------------	-----------------

CASE INFORMATION:

Case Initiated:	June 12, 2020	Type of Presentation:	Regular
-----------------	---------------	-----------------------	---------

OWNER:

OWNER: Particia Morgan 1710 N 18th Street Ft. Pierce, FL 34950	
---	--

VIOLATIONS:

Section 5-1.104.5 – Unsafe Building (covered windows)

CORRECTIVE ACTIONS:

1. Remove the boards from the north window.

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: 06/24/2020 08:07 PM

Final Approval Date: 09/09/2020

Special Magistrate Hearing

5. E.

Meeting Date: 09/16/2020

Re: Case # 20-624 - 1701 Sunrise Blvd

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

Information

SUBJECT:

20-624 CE	1701 Sunrise Blvd	Valentine, Lou Anna L	Isaac Saucedo
-----------	-------------------	-----------------------	---------------

CASE INFORMATION:

Case Initiated:	March 02,2020	Type of Presentation:	RECALL
12/04/2020	First hearing	Failed to show	Found in violation
02/05/2020	Massey Hearing	Present	Fines continue to run but no lien. Allowed to to find assistance.
4/24/2020	UPDATE FROM OWNER	Provided copy of letter from The Strems Law Firm re: property damage claim.	
6/17/2020	Massey Hearing	Present	Continued for 90 days.

OWNER:

OWNER: Lou Anna L Valentine 1701 Sunrise Blvd Fort Pierce, FL 34950	
--	--

VIOLATIONS:

Section 22-187 (13) – Landscape Maintenance

CORRECTIVE ACTIONS:

1. Please trim all overgrown bushes, trees, shrubs and grass, palm trees and seagrapes. All bushes must be 4 ft tall. Seagrapes may require a permit. Please contact (772) 467-3821 for more information.

RECOMMENDATION:

To be determined.

Form Review

Form Started By: Isaac Saucedo
Final Approval Date: 09/09/2020

Started On: 06/25/2020 11:44 AM

Special Magistrate Hearing

5. F.

Meeting Date: 09/16/2020

Re: Case # 20-358 - 2621 Indian River Drive

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

Information

SUBJECT:

20-358 VR	2621 Indian River Drive	Shearouse, Ross	Chad Dawson
-----------	-------------------------	-----------------	-------------

CASE INFORMATION:

Case Initiated:	February 5, 2020	Type of Presentation:	Short Term Rental
-----------------	------------------	-----------------------	-------------------

OWNER:

OWNER: Ross Shearhouse 2621 Indian River Drive Fort Pierce, FL34950	
--	--

VIOLATIONS:

Sec. 22-22. – Allowed uses.

CORRECTIVE ACTIONS:

1. Rentals of less than six months in the E1 zoning district are not a permitted use.
2. All rentals of less than six months must cease immediately. Proof of cancellation of existing rentals must be provided.
3. All ads on websites dedicated to vacation rentals are assumed to be for vacation rental(s) regardless of length of stay indicated in the ad. All ads must be removed immediately.

RECOMMENDATION:

The City requests that a fine equal to one month’s rental OR \$3,870.00 be assessed. 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: Chad Dawson
Final Approval Date: 09/09/2020

Started On: 06/29/2020 04:37 PM

Special Magistrate Hearing

5. G.

Meeting Date: 09/16/2020

Re: Case # 20-356 - 1122 South Ocean Drive

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

Information

SUBJECT:

20-356 VR	1122 South Ocean Drive	Jura, Jonathan D & Chemai	Chad Dawson
-----------	------------------------	---------------------------	-------------

CASE INFORMATION:

Case Initiated:	February 5, 2020	Type of Presentation:	Short Term Rental
-----------------	------------------	-----------------------	-------------------

OWNER:

OWNER: Jonathan D Jura Chemai Jura 1122 S Ocean Drive Fort Pierce, FL 34949	
---	--

VIOLATIONS:

- Sec. 22-22. – Allowed uses.
- Sec. 9-16 (A) – Imposed.
- Section 9-27 (B) – Doing Business without a Tax
- Section 9-27 (C) - Enforcement

CORRECTIVE ACTIONS:

1. Rentals of less than six months in the R4A zoning district requires a conditional use before any short term or vacation rentals takes place.
2. All rentals of less than six months must cease immediately. Proof of cancellation of existing rentals must be provided.
3. All ads on websites dedicated to vacation rentals are assumed to be for vacation rental(s) regardless of length of stay indicated in the ad. All ads must be removed immediately.

RECOMMENDATION:

The City requests that a fine equal to one month’s rental OR \$5,000.00 be assessed. 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: Chad Dawson
Final Approval Date: 09/09/2020

Started On: 06/30/2020 11:20 AM

Special Magistrate Hearing

5. H.

Meeting Date: 09/16/2020

Re: Case # 20-529 - 1908 Oleander Avenue

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

Information

SUBJECT:

20-529 CE	1908 Oleander Blvd	Rameirez, Vilma Puentes, Zacarias Mendoza	Chad Dawson
-----------	--------------------	--	-------------

CASE INFORMATION:

Case Initiated:	February 25, 2020	Type of Presentation:	Regular
-----------------	-------------------	-----------------------	---------

OWNER:

OWNER: Vilma Rameirez Zacarias Mendoza Puentes 1908 Oleander Blvd Fort Pierce, FL 34950	
---	--

VIOLATIONS:

Section 16-46, 16-47, 16-48 (4) – Parking on Other Than Pavement
Section 16-46, 16-47, 16-48 (1)(5) – Outside Storage

CORRECTIVE ACTIONS:

1. Please refrain from parking vehicles on grass in front yard. Please park all vehicles in the proper driveway.
2. Please remove boxes, lamps, tables, tires, buckets and all other miscellaneous items from under carport. Please place all items in an enclosed shed or an enclosed garage.

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: Chad Dawson
Final Approval Date: 09/09/2020

Started On: 07/01/2020 08:01 AM

Special Magistrate Hearing

5. I.

Meeting Date: 09/16/2020

Re: Case # 20-1226 - 2005 Barcelona Avenue

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

Information

SUBJECT:

20-1226 CE	2005 Barcelona Avenue	Gandy, Edward	Heather Debevec
------------	-----------------------	---------------	-----------------

CASE INFORMATION:

Case Initiated:	May 29, 2020	Type of Presentation:	Regular
-----------------	--------------	-----------------------	---------

OWNER:

OWNER: Edward Gandy PO Box 1212 Ft. Pierce, FL 34954	
---	--

VIOLATIONS:

IPMC 304.2 - Protective treatment.

CORRECTIVE ACTIONS:

1. Pressure wash the driveway.
2. Pressure wash the front pillars as they are discolored. If this does not work, then paint them.

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 \$10.00 per day be assessed.

Form Review

Form Started By: Heather Debevec
Final Approval Date: 09/09/2020

Started On: 07/04/2020 04:39 PM

Special Magistrate Hearing

5. J.

Meeting Date: 09/16/2020

Re: Case # 20-0518 - 6737 Darter Court

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

Information

SUBJECT:

20-0518 CE	6737 Darter Court	Steak N Shake Oper LLC	Isaac Saucedo
------------	-------------------	------------------------	---------------

CASE INFORMATION:

Case Initiated:	February 24, 2020	Type of Presentation:	Regular
-----------------	-------------------	-----------------------	---------

OWNER:

OWNER: Steak N Shake Oper INC %Ryan LLC P.O. Box 460169 Houston, TX LLC	REGISTERED AGENT: Corporation Service Company 1201 Hays Street Tallahassee, FL 32301
MAILING ADDRESS: 107 S Pennsylvania Street # 400 Indianapolis, IN 32301	

VIOLATIONS:

IPMC 304.2 - Protective treatment.

CORRECTIVE ACTIONS:

1. Please pressure wash or paint where staining has occurred.

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: 09/10/2020

Started On: 07/08/2020 08:39 AM

Special Magistrate Hearing

5. K.

Meeting Date: 09/16/2020

Re: Case # 20-1101 - 1005 Hispana Avenue

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

Information

SUBJECT:

20-1101 CE	1005 Hispana Avenue	Gomez, Yolanda O Hernandez, Francisco R	Isaac Saucedo
------------	---------------------	--	---------------

CASE INFORMATION:

Case Initiated:	May 04, 2020	Type of Presentation:	Regular
-----------------	--------------	-----------------------	---------

OWNER:

OWNER: Yolanda O Gomez Francisco R Hernandez 1005 Hispana Ave Fort Pierce, Fl 34982	
---	--

VIOLATIONS:

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

Section(s): 24-19, 24-20, 24-21 (4) – Nuisance as an object / Parking on other than pavement

CORRECTIVE ACTIONS:

1. Please remove all coolers, wood, boxes of tile, storage bins, buckets, trash and all other miscellaneous items located under carport and throughout yard. All outside storage items may be placed in an enclosed garage.
2. Please refrain from parking vehicles on grass in front yard.

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 per day be assessed.

Form Review

Form Started By: Isaac Saucedo
Final Approval Date: 09/10/2020

Started On: 07/08/2020 09:18 AM

Special Magistrate Hearing

8. 0.

Meeting Date: 09/16/2020

Re: Case #19-1505 - 711 S Ocean Drive - Fond de Blanc Inc.

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

Information

SUBJECT:

19-1505 Lien Reduction	711 S Ocean Drive	Fond De Blanc Inc	Margaret Arraiz Chad Dawson (initiator) Heather Debevec (closer)
------------------------------	-------------------	-------------------	--

CASE INFORMATION:

Case Initiated:	June 17, 2019	Type of Presentation:	Lien Reduction
-----------------	---------------	-----------------------	----------------

OWNER:

OWNER: Fond De Blanc Inc. Jermaine Leclerc 275 SW Lost River Road Stuart, FL 34997	
--	--

VIOLATIONS:

- IPMC 304.1 - Exterior Structure - General
- IPMC 304.2 - Protective Treatment

CORRECTIVE ACTIONS:

1. December 4, 2019 Special Magistrate Pelletier found Fond De Blanc Inc. responsible for the violations and gave them 10 days to bring the property into compliance or a fine of \$50.00 per day would be assessed.
 2. January 3, 2020 received phone call from Mr. Leclerc explaining that he was having problems finding help, Code Officer Dawson exercised his authorization to grant an extension of 60 days.
 3. March 19, 2020 an inspection was made, the property was not in compliance, the fines began.
 4. June 25, 2020 the Order Assessing Fine and Imposing Lien was recorded.
 5. August 19, 2020 an inspection was made, the property is now in compliance, the fines stopped.
 6. August 31, 2020 received Request for a Reduction or Rescindment from Mr. Leclerc.
- Total fines \$7,690.00 (includes \$40.00 recording fees).

RECOMMENDATION:

To be determined.

Attachments

Administrative Costs

Request

7 Criteria

Violations

Aff of CM

Fines

Lien

Aff of Non Comp

Order

green card

Tax Card

Form Review

Form Started By: Colleen Greer

Final Approval Date: 09/10/2020

Started On: 09/08/2020 10:34 AM

Administrative Cost Estimator

9/10/2020

Property Address: 711 S. Ocean Drive (19-1505)

Date case originated: 6/17/2019

Date case complied: 8/19/2020

Total time: 14 months

Number of Hearings

Violation Hearings: 1

Massey Hearings: 0

Lien Reduction Hearings: 1

Mailing Expense

Regular 1st Class:	\$0.44	<u>7</u>	\$3.08
--------------------	--------	----------	--------

Certified Mail:	\$5.10	<u>1</u>	\$5.10
-----------------	--------	----------	--------

Photographs (per page)	\$0.50	<u>38</u>	\$19.00
------------------------	--------	-----------	---------

Filing Fees (add 1 fee for Release of Lien)	\$10.00	<u>4</u>	\$40.00
---	---------	----------	---------

Months Open	\$50.00	<u>14</u>	\$700.00
-------------	---------	-----------	----------

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
-------------------------	---------	----------	---------

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
--------------------------	----------	----------	----------

Covers the cost of case preparation (written & oral communication) for appeals, disputed cases or those with legal representation requiring review above & beyond the norm.

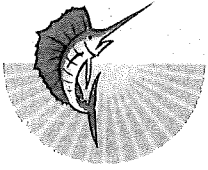
Hearings	\$150.00	<u>2</u>	\$300.00
----------	----------	----------	----------

Cover SM/CEB review and hearing time, recording secretary, code staff & management hearing time, attorney hearing time, MIS or SLC set up.

Commision Meeting	\$250.00	<u>1</u>	\$250.00
-------------------	----------	----------	----------

Fee set by the City Commission

Total Estimated Cost: \$1,667.18



THE SUNRISE CITY
FORT PIERCE
 CODE ENFORCEMENT
Florida

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

Date:	August 31, 2020		
Property address:	711 SOUTH OCEAN DRIVE FT. PIERCE, FL 34949		
Owner(s) of record:	FOND DE BLANC INC		
Mailing address:	275 SW LOST RIVER RD STUART, FL 34997		
Property tax ID #:	2401 503 0079 00015		
Original purchase date:	2/14/19	Original purchase price:	250,000 ^{ea}
Property is used for:	<input type="checkbox"/> Single Family	<input checked="" type="checkbox"/> Multi-family	<input type="checkbox"/> Commercial <input type="checkbox"/> Industrial <input type="checkbox"/> Vacant Lot
Name of person requesting reduction:	JERMAINE LECIERE	Relationship to owner(s):	OWNER
Telephone #:	305 988 5280	Mobile phone #:	305 988 5280
E-mail:	SUNLIFE REALTY@gmail.com	Preferred contact method:	PHONE
What are owner(s) intentions for property:	RENTAL / VACATION HOME		
Amount of Lien:		Date Fine Initiated:	
Are there current code violations?	<input checked="" type="checkbox"/> No	<input type="checkbox"/> Yes	Explain: (please attached notice)
Is property listed for sale?	<input 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

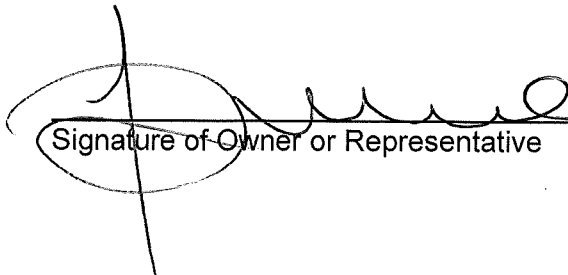
\$ 7,650.00

DOLLAR AMOUNT REQUESTING TO BE WAIVED

\$ 7,650.00

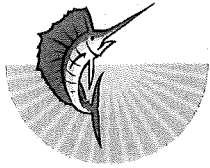
DOLLAR AMOUNT I AGREE TO PAY

\$ 20.00 REBORING
 FEES



 Signature of Owner or Representative Date

Jermaine Leciere
 Printed Name



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: 711 SOUTH OCEAN DRIVE FT PIERCE, FL 34949
Property Owner: FOND DE BLANC INC.
Mailing Address: 275 SW LOST RIVER RD SJAR, FL 34997
Telephone #: 305 988 5280 Cell Phone #: 305 988 5280
E-Mail Address: SUNLIFEREALTY@GMAIL.COM
Is the property in compliance? YES If no, please explain in the narrative of your request.

OWNER / REPRESENTATIVE REQUEST TO PROCESS APPLICATION

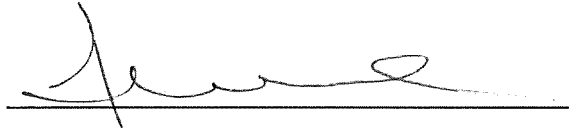
Property Address: 711 SOUTH OCEAN DRIVE FT. PIERCE, FL 34997

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 administratively through the Rules of Procedure Sec. 17(d), I understand the requirements to be met and understand that the Special Magistrate will make the final determination.

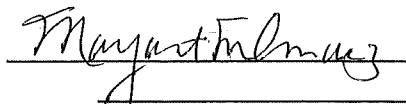
I am requesting that my application for lien reduction be considered and a determination made by the City Commission of the City of Fort Pierce.

 9-2-2020 Jermaine Leclerc
Signature of Owner or Representative Date Printed Name

COFP – APPLICATION PROCESS DETERMINATION

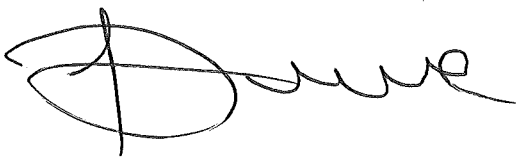
Staff has reviewed the request for lien reduction and agrees to process the application as requested by the signing party.

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 the City Commission for final determination.

 _____
City Representative Date Printed Name

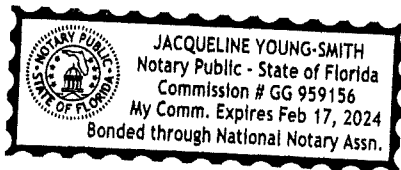
I, TERMAINE LECIERE, do hereby submit this Petition in request for a reduction in the total amount of the penalty imposed and in support offer the following statement:

Date: 8/31/2020

Signed: 

Print Name: TERMAINE LECIERE

STATE OF FLORIDA
COUNTY OF ST. LUCIE



PERSONALLY APPEARED before me, the undersigned authority Jacqueline Young-Smith 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 Drivers license as identification.

SWORN TO AND SUBSCRIBED before me this 31st day of August, 2020.

August 31, 2020

RE: 711 South Ocean Drive Fort Pierce, FL 34949

Dear Code Enforcement Special Magistrate.

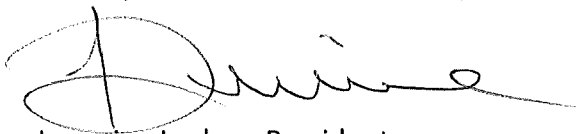
Thank you for taking the time to consider my request for a reduction and rescindment of fines associated with the above property. I appeared before the Special Magistrate in February of 2020 regarding this property for violations pertaining to building permits. As the property is titled under county record in the name of my corporation: Fond De Blanc Inc. I am dependent on contractors to do any work and pull permits for this property.

I have been through at least 4 different contractors who did not perform their due diligence under contract. Special Magistrate Ross presided over this issue and stopped the fines at the time so that these issues could be resolved. I was completely unaware that when I appeared before the Special Magistrate in February 2020 I was only appearing for permit violations and not violations of code enforcement and subsequently fees ensued and a lien was placed on my property.

As we all know it has been exceedingly difficult to get any work done during the past six months due to the Covid-19 pandemic. The property is now under compliance and I respectfully ask for a rescindment of fines, fees, and liens.

I have enclosed the documents associated with the hearing that was conducted in February of 2020 that were emailed to Mr. Coss to support my endeavors to find adequate assistance to maintain the above property.

Thank you and I look forward to your kind recognition and resolution.

A handwritten signature in black ink, appearing to read "Jermaine", written in a cursive style.

Jermaine Leclerc, President
Fond De Blanc Inc.
275 SW Lost River Road
Stuart, FL 34997

Dear Mr. Coss

RE: 711 South Ocean Drive

Thank you for taking the time to help me remedy the violations at the above referenced property. Please see the timeline of events to help understand my efforts in trying to find help to do this work. I have included all emails and records for supporting evidence as I could not file permits as the owner as discussed with you in July 2019. I believe I have done my due diligence in trying to hire local licensed contractors who did not complete the work I have asked to be completed to help remedy this situation.

1. April 2019 -Entered into agreement with Rick's Home Improvement LLC based in Ft Pierce, FL who started work for me and said they would file permits and did not (however took my money) Entered into agreement with Total Roofing who filed permits and completed roof work.
2. May 2019 - Fired Rick's Home Improvement. Entered into agreement with GSC Remodeling Solutions with Devin Ganesh. 2nd Contractor who did not file permit (however took my money). Fired GSC remodeling solutions
3. July 2019 - Entered into agreement with 3rd Contractor Eamon Walsh who recently filed permits in January of 2020.
4. July 2019 – Spoke to you personally at the building department regarding the contractors that were hired who did not file permits and how work was started and not completed.
5. December 2019 – Spoke with Chad in Code enforcement who called and spoke to you and said he would give me 90 days to get permits to do the work needed for soffit and other repairs as the fines had not yet accrued.

Thank you for taking the time to understand the difficulty of this project.

Jermaine
305-988-5280

RICK'S HOME MAINTENANCE, LLC.

Mike Hall
 3251 Oleander Ave
 Ft. Pierce Fl. 34982
 Office # 772-302-3789
 Cell # 772-940-9776
 Rick Cell # 772- 321-3708

Licensed & Insured

Name Jermaine LeClerc
 Address 711 South Ocean Dri
 Ft. Pierce, Fl
 Phone 305-988-5280
 Appt. date / time 03/18/19
 10:30 AM

Email: sunliferealty@gmail.com

Estimate

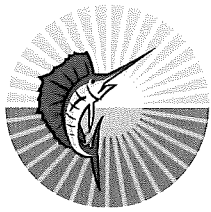
KITCHENS: Units 1 & 4 LABOR \$1000 ea	\$ 2,000.00	KITCHENS 2 & 3 LABOR \$1750 ea									
Remove old cabinets & prep for new	\$ 150.00	Remove all old & wing walls, prep walls &									
Install GFI recepticles & refr recepticle	\$ 100.00	structure for new install GFI recept's.									
Patch & Paint walls	\$ 200.00	refrig. outlets, Patch & paint walls. Install									
Install new cabinets / counter tops (home depot)	\$ 300.00	new cabinets & counter tops. Install new									
Install sink & fixtures & appliances	\$ 250.00	sink, plumbing & fixtures & appliances									
MATERIAL ESTIMATED COST \$1500 EA	\$ 3,000.00	MATERIALS ESTIMATED COST \$3000 ea									
Cabinets & counter tops, lights, drywall,		Sink, counter tops, cabinets, paint, caulk									
patches, paint, caulk, water supply lines		plumbing drains, water supply lines									
		Lighting, GFI outlets and patch materials.									
BATHROOMS 1,2,3 & 4 LABOR \$2000 ea	\$ 8,000.00										
Demo old tile & walls, remove sink & toilet	\$ 500.00	ALL UNITS: OTHER ROOMS \$400 ea									
(to be reused), units 2 & 3 remove tub install floor,		Touch up & repair walls throughout units,									
reconstruct wall units 1 & 4 make 36"		adjust doors & lube windows. Closing									
door opening & shower step, install concrete		off the 2 doors & final cleaning									
board / green board. ? Upgrade shower	\$ 500.00										
valve install new, Tile shower floor & walls,	\$ 100.00	ALL UNITS: OTHER ROOMS									
pain walls & ceiling.	\$ 900.00	MATERIALS ESTIMATED COST \$200 ea									
MATERIALS ESTIMATED COST	\$ 6,000.00										
BATHROOMS 1, 2, 3, & 4 \$1500 ea											
Tile, shower controller valve, plumbing											
		<table border="1" style="margin-left: auto; margin-right: auto;"> <tr> <td style="width: 50px;"></td> <td style="width: 100px; text-align: center;">LABOR</td> <td style="width: 100px;"></td> </tr> <tr> <td></td> <td style="text-align: center;">MATERIALS</td> <td></td> </tr> <tr> <td></td> <td style="text-align: center;">TOTAL</td> <td></td> </tr> </table>		LABOR			MATERIALS			TOTAL	
	LABOR										
	MATERIALS										
	TOTAL										

DESCRIPTION:

Remodel 4 units.

Estimated by _____ Mike

Approved by _____



THE SUNRISE CITY
FORT PIERCE
CODE ENFORCEMENT

Florida

**LIEN REDUCTION REQUEST HEARING
RULE 17 CRITERIA**

Case # 19-1505

Violator: FOND DE BLANC INC.

Address: 711 S OCEAN DR

1.) The gravity or seriousness of the violation	MODERATE – THEY DID NEED A PERMIT FOR EXTERIOR STRUCTURE.
2a.) Any and all actions taken by the violator to correct the violation(s); OR	VIOLATOR OBTAINED THE NECESSARY PERMIT AND CORRECTED THE VIOLATIONS.
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	INITIATED JUNE 17, 2019 COMPLIED AUGUST 19, 2020 TOTAL OF <u>13 MONTHS AND 2 DAYS</u>
4.) The number of times the violator was previously found in violation by either the CEB, SM or other judicial process or otherwise admitted guilt in any such proceedings	CODE ENFORCEMENT DEPARTMENT – 0
5.) The number of violation notices the violator has received in the past, as well as their nature and final disposition	CODE ENFORCEMENT DEPARTMENT – 0
6.) Whether or to what extent there are extenuating factors preventing timely compliance, such as unavoidable personal hardship	WAS UNAWARE OF THE CODE VIOLATIONS WHEN HE APPEARED BEFORE SM ROSS FOR A BUILDING DEPARTMENT VIOLATION. ALSO, DUE TO COVID 19 IT'S BEEN DIFFICULT FINDING GOOD HELP.
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	UNKNOWN

C0097376

Sep 8, 2020 10:49:21 AM EDT
 File Edit List Commands Help
 Print screen RION

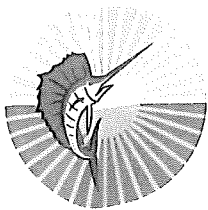
Related Cases And Inspection Selection

Property address, location ID: 711 S OCEAN DR
TAX ID #: 2401-503-0079-000/5
Alternate ID description:

Number	Status	Date	Insp	Description
19 00001738	IN COMPLIANC	6/12/19	PJ	BULDING CITATION
19 00001505	FINES/LIENS	6/13/19	HD	CODE ENFORCEMENT VIOLATION
19 00000988	FINES/LIENS	4/18/19	SC	BUILDING VIOLATION
09 00003806	IN COMPLIANC	1/06/09	MSA	CODE ENFORCEMENT VIOLATION
07 00000613	IN COMPLIANC	2/23/07	MSA	CODE ENFORCEMENT VIOLATION
07 00000233	IN COMPLIANC	1/25/07	MSA	CODE ENFORCEMENT VIOLATION
01 00001805	IN COMPLIANC	4/16/01	PS	NUISANCE ABATEMENT
00 00003915	IN COMPLIANC	7/07/00	SK	MISCELLANEOUS
99 00005275	IN COMPLIANC	10/08/99	SK	CODE ENFORCEMENT VIOLATION
97 00007725	IN COMPLIANC	10/29/97	MI	NON-OPERATIVE/UNLICENSES VEHCL
96 00001235	IN COMPLIANC	4/30/96	SR	DELINQUENT OR NO LICENSE
96 00001231	IN COMPLIANC	4/30/96	SR	CODE ENFORCEMENT VIOLATION
96 00001211	IN COMPLIANC	4/29/96	SR	CODE ENFORCEMENT VIOLATION
91 00002206	IN COMPLIANC	9/26/91	WP	CODE ENFORCEMENT VIOLATION

Current owner

OK
 Exit
 Cancel
 Display open
 Cases only
 View 2



THE SUNRISE CITY
FORT PIERCE
 CODE ENFORCEMENT
Florida

AFFIDAVIT OF COMPLIANCE

RE: 711 S OCEAN DR
 CASE NO: 19-00001505

JOSEPH E. SMITH, CLERK OF THE CIRCUIT COURT
 SAINT LUCIE COUNTY
 FILE # 4747703 08/28/2020 01:20:04 PM
 OR BOOK 4468 PAGE 435 - 435 Doc Type: AFF
 RECORDING: \$10.00

IN THE MATTER OF: FOND DE BLANC INC
 275 LOST RIVER RD
 STUART, FL 34997

BEFORE ME, the undersigned authority, personally appeared Heather Debevec, 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 December 04, 2019, as of this date: August 19, 2020.

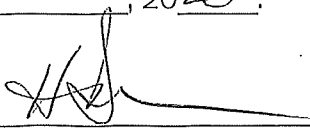
 The fines referenced in the Order of Violation recorded in Book Page were not initiated.

Stop the accumulation of fines as imposed by an Affidavit of Non-Compliance recorded in Book 4355 Page 1254. **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.

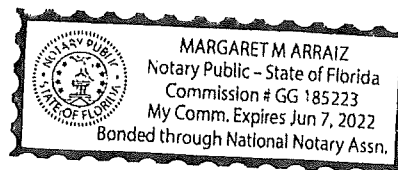
DATED this 19 day of August, 2020.


 Heather Debevec, Code Enforcement Officer

STATE OF FLORIDA
 COUNTY OF ST. LUCIE

SWORN TO and SUBSCRIBED before me
 this 19th day of August, 2020.


 NOTARY PUBLIC - STATE OF FLORIDA



MY COMMISSION EXPIRES:

Sep 8, 2020 10:48:28 AM EDT
 File Edit Commands Help
 SUPERION
 NavLine

Case 19-00001505

- All Actions
- Board Meetings
- Data Actions
- Fees
- Inspections
- Liens
- Names
- Notices
- Other Actions
- Receipts
- Text

Property Information

Address: 711 S OCEAN DR
 FT PIERCE, FL 34950

Location ID: 1442
 TAX ID #: 2401-503-0079-000/5
 Alternate ID description:
 Zoning: NA UNKNOWN
 Subdivision:

Owner Information

Owner name: FOND DE BLANC INC
 Address: 275 LOST RIVER RD
 City: STUART, FL 34997
 Phone: (077) 468-7619
 Notice: Y
 Flip: Y

Case General Information

Case status: FL FINES/LIENS RUNNING
 Status date: 3/30/2020
 Case type: CE CODE ENFORCEMENT VIOLATION
 Reported date: 6/13/2019
 Origination: CC CITIZEN COMPLAINT
 Default inspector: HD Heather Debevec
 Credit balance: .00

Violations

Type	Status	Location
Q OUTSIDE STORAGE	CH	
PROTECTIVE TREATMENT	CH	
EXTERIOR STRUCTURE	CH	

Type	Description	Transaction	Amount Due	Amount Billed	Starting date	Ending date	Daily
AI	RECORD AFF OF COMPLIANCE	10.00	10.00	.00	9/08/2020		
CF	CODE ENFORCE BD FINES - 1	7650.00	7650.00	.00	3/19/2020	8/19/2020	50
NI	RECORD AFF OF NON-COMP	10.00	10.00	.00	7/01/2020		
RL	RECORD OF LIEN	10.00	10.00	.00	7/01/2020		
RV	RECORD ORDER OF VIOLATION	10.00	10.00	.00	7/01/2020		
		7690.00	7690.00	.00			

Print

Cancel

Exit

Refresh

Land Inquiry

Call Inquiry

Print History

Images



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

Case # 19-1505

Violator: FOND DE BLANC INC
 275 LOST RIVER RD
 STUART, FL 34997

JOSEPH E. SMITH, CLERK OF THE CIRCUIT COURT
 SAINT LUCIE COUNTY
 FILE # 4722084 06/25/2020 11:57:33 AM
 OR BOOK 4436 PAGE 2432 - 2432 Doc Type: ORD
 RECORDING: \$10.00

Property Address: 711 S OCEAN DR
 Tax ID #: 2401-503-0079-000/5
 Legal Description: OCEAN VIEW S/D REVISED PLAT HOLLEY AND MORGAN'S S/D BLK 8 LOTS7
 AND 10 (OR 1056-402: 1510-106)

Violation of Section(s): IPMC 304.1 – Exterior Structure-General; IPMC 304.2 – Protective Treatment

THIS CAUSE having come before the Special Magistrate pursuant to Florida Statute 162.09 upon notification by the Code Enforcement Officer that the Special Magistrate's Order herein dated December 05, 2019 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 \$50.00 from March 19, 2020 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 23rd day of June, 2020.

Claudette Pelletier
 Claudette Pelletier, Esq., Special Magistrate

ATTEST:
Andrew Coy
 CITY CLERK

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



THE SUNRISE CITY

FORT PIERCE

CODE ENFORCEMENT *Florida*

AFFIDAVIT OF NON-COMPLIANCE

RE: 711 S OCEAN DR

CASE NO: 19-00001505

IN THE MATTER OF: FOND DE BLANC INC
275 LOST RIVER RD
STUART, FL 34997

BEFORE ME, the undersigned authority, personally appeared Chad Dawson, 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 December 04, 2019, in the above mentioned case and find that said property is not in compliance with Section(s) *IPMC 304.1 & IPMC 304.2* of the Code of the City of Fort Pierce, Florida, as of this date: 3/19/2020.

In accordance with the Order of Violation recorded in Book 4355 Page 1254, fines in the amount of \$50.00 shall commence on this date.

FURTHER AFFIANT SAYETH NOT.

DATED this 19 day of March, 2020.

Chad Dawson, Code Enforcement Officer

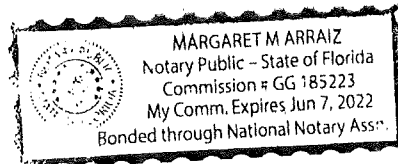
JOSEPH E. SMITH, CLERK OF THE CIRCUIT COURT
SAINT LUCIE COUNTY
FILE # 4692508 03/27/2020 04:05:59 PM
OR BOOK 4402 PAGE 174 - 174 Doc Type: AFF
RECORDING: \$10.00

STATE OF FLORIDA
COUNTY OF ST. LUCIE

SWORN TO and SUBSCRIBED before me
this 19th day of March, 2020.

NOTARY PUBLIC - STATE OF FLORIDA

MY COMMISSION EXPIRES:



C0093881



THE SUNRISE CITY
FORT PIERCE
 CODE ENFORCEMENT

Florida

CASE #: 19-1505

Violator: FOND DE BLANC INC
 275 LOST RIVER RD
 STUART, FL 34997

Property Address: 711 S OCEAN DR
 Tax ID #: 2401-503-0079-000/5
 Legal Description: OCEAN VIEW S/D REVISED PLAT HOLLEY AND MORGAN'S S/D BLK 8 LOTS7
 AND 10 (OR 1056-402; 1510-106)

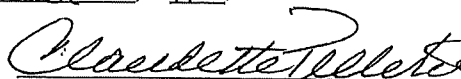
RE: Violation of Section(s): IPMC 304.1 Exterior structure-general, IPMC 304.2 Protective treatment

ORDER DETERMINING VIOLATION

THIS CAUSE came before the Special Magistrate pursuant to Florida Statutes 162.07 on December 04, 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 **FOND DE BLANC INC** is in violation of the Code of Ordinances as specified above, on property located at the above described location. Accordingly it is **ORDERED** as follows:

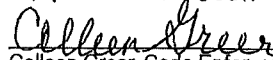
1. The above-named violator has been provided notice of this hearing but has failed to appear. After consideration of the evidence presented, a default judgement in this matter is hereby entered.
2. The above name violator is ordered to take the following corrective actions:
 - a. Repair the falling soffit that is located on the detached garage.
 - b. Paint the trim of the detached garage.
 - c. Pressure wash or paint the stain that is located on the side of the garage.
3. 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 \$50.00.
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 Special Magistrate of the City of Fort Pierce, Florida, imposing a lien in the manner provided for by law.
5. The violator is responsible for notifying the Code Enforcement Department promptly at (772) 467-3720, 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 5th day of December, 2019.


 Claudette Pelletier, Esq., Special Magistrate

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

5th DAY OF December, 2019.


 Colleen Greer, Code Enforcement Clerk

JOSEPH E. SMITH, CLERK OF THE CIRCUIT COURT
 SAINT LUCIE COUNTY
 FILE # 4649884 12/08/2019 02:59:43 PM
 OR BOOK 4355 PAGE 1254 - 1254 Doc Type: ORD
 RECORDING: \$10.00

C0090885

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece.

FOND DE BLANC INC
 275 SW LOST RIVER RD
 STUART, FL 34997

SM 1204/2019 19-1505 CD 711 S OCEAN DR
 mailed: 17-Oct-2019

9590 9402 3963 8079 5433 28



2. Article Number (Transfer from service label)
 7019 0140 0000 3938 0122

PS Form 3811, July 2015 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X *Billy Baker* Agent

B. Received by (Printed Name) Addressee

Billy Baker Date of Delivery

D. Is delivery address different from item 1? Yes No

RECEIVED

01:12:3 2019

CITY OF STUART, FL 34997

3. SECURITY RESPONSE Registered Mail™

Adult Signature Restricted Delivery™ Registered Mail Restricted Delivery

Certified Mail Restricted Delivery™ Return Receipt for Merchandise

Collect on Delivery/Restricted Delivery Signature Confirmation™

Collect on Delivery/Restricted Delivery Signature Confirmation™ Restricted

Domestic Return Receipt

Property Identification

Site Address: 711 S OCEAN DR Use Type: 0800 Parcel ID: 2401-503-0079-000-5 Jurisdiction: Fort Pierce Account #: 14977 Map ID: 24/01G Sec/Town/Range: 01/35S/40E Zoning: HI Medium

Ownership

Fond De Blanc Inc
275 SW Lost River RD
Stuart, FL 34997

Legal Description

OCEAN VIEW S/D REVISED PLAT HOLLEY AND MORGAN'S
S/D BLK 8 LOTS7 AND 10

Current Values

Just/Market: \$199,300 Assessed: \$199,300
Exemptions: \$0 Taxable: \$199,300

Historical Values 3-year

Year	Just/Market	Assessed	Exemptions	Taxable
2020	\$199,300	\$199,300	\$0	\$199,300
2019	\$222,000	\$222,000	\$0	\$222,000
2018	\$216,500	\$202,351	\$0	\$202,351

Sale History

Date	Book/Page	Sale Code	Deed	Grantor	Price
02-12-2019	4234 / 0757	0001	WD	Atkins James W	\$250,000
05-30-2018	4139 / 1469	0111	PB	Atkins (EST) Mera	\$0
01-04-2002	1510 / 0106	XX01	QC	Spearin Willie T	\$100

Primary Building Information

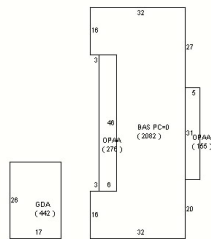
Finished Area of this building: 2,082 SF
Gross Sketched Area: 2,955 SF

Exterior Data

View:	Roof Cover: Dim Shingle	Roof Structure: Hip	Building Type: MFH
Year Built: 1952	Frame:	Grade: MFAQ	Effective Year: 1952
Primary Wall: CB Stucco	Story Height: 1 Story	No. Units: 2	Secondary Wall:

Interior Data

Bedrooms: 0	A/C %: 100%	Electric: MAXIMUM	Primary Int Wall:
Full Baths: 4	Heated %: 100%	Heat Type: FrcdHotAir	Avg Hgt/Floor: 0
Half Baths: 0	Sprinkled %: 0%	Heat Fuel: ELEC	Primary Floors: Carpet



Total Areas

Finished/Under Air (SF):	2,082
Gross Sketched Area (SF):	2,955
Land Size (acres):	0.32
Land Size (SF):	13,868
Total Building Count:	1

Special Features and Yard Items

Type	Qty	Units	Year Blt
------	-----	-------	----------

Special Magistrate Hearing

A.

Meeting Date: 09/16/2020

Re: 20-1223 - Cypress

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

Information

SUBJECT:

20-1223 PK	Jaycee Park	Cypress, Gloria Ann	Jacqueline Young-Smith
------------	-------------	---------------------	------------------------

CASE INFORMATION:

Case Initiated:	May 17, 2020	Type of Presentation:	Citation
First hearing	August 19, 2020	Respondent failed to appear. Due to Covid-19 case cont. to	9/16/2020

OWNER:

OWNER: Gloria Lynn Cypress	PARKING VIOLATION: Restricted Parking - Vehicle in trailer parking spot
-------------------------------	--

VIOLATIONS:

Citation #	Code Section	Fine	Admin Fee	Late Fee	Total Due
1856 CE	12-204 (a) Parking Within Parks	\$50.00			\$50.00

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: Jaqueline Young-Smith
Final Approval Date: 09/02/2020

Started On: 06/26/2020 11:45 AM

Special Magistrate Hearing

B.

Meeting Date: 09/16/2020

Re: Case 20-1231 - Ellis

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

Information

SUBJECT:

20-1231 PK	Jaycee Park	Ellis, Najare Garnesha	Jacqueline Smith-Young
------------	-------------	------------------------	------------------------

CASE INFORMATION:

Case Initiated:	May 17, 2020	Type of Presentation:	Citation
First Hearing	August 19, 2020	Respondent failed to appear. Due to Covid-19 case was cont.	9/16/2020

OWNER:

OWNER: Najare Garnesha Ellis	PARKING VIOLATION: Restricted Parking - Vehicle in trailer parking spot
---------------------------------	--

VIOLATIONS:

Citation #	Code Section	Fine	Admin Fee	Late Fee	Total Due
1864 CE	12-204 (a) Parking Within Parks	\$50.00			\$50.00

CORRECTIVE ACTIONS:

N/A

RECOMMENDATION:

The City requests that if the Special Magistrate finds the violations (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: Jaqueline Young-Smith
Final Approval Date: 09/02/2020

Started On: 06/29/2020 10:11 AM

Special Magistrate Hearing

C.

Meeting Date: 09/16/2020

Re: Case # 20-1271 - Porpoise Beach

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

Information

SUBJECT:

20-1271 PK	Porpoise Beach	Lukacs, Brandy	Heather Debevec
------------	----------------	----------------	-----------------

CASE INFORMATION:

Case Initiated	May 22, 2020	Type of Presentation:	Citation
1st hearing date	August 19, 2020	Respondent failed to appear. Due to Covid-19 case was continued to	09/16/2020

OWNER:

OWNER Brandy Lukacs	PARKING VIOLATION: Posted No Parking
------------------------	---

VIOLATIONS:

Citation #	Code Section	Fine	Admin Fee	Late Fee	Total Due
10661PK	10-23(O) Parking Regulation	\$50.00	\$0.00	\$0.00	\$50.00

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: Heather Debevec
Final Approval Date: 08/19/2020

Started On: 06/25/2020 05:51 PM

Special Magistrate Hearing**D.****Meeting Date:** 09/16/2020**Re:** Case # 20-0003 - 1809 Avenue N**Submitted For:** Peggy Arraiz, Code Compliance Manager, Code Enforcement**Information****SUBJECT:**

20-0003 CE	1809 Avenue N	Richardson, Felicia B Richardson, Jr, Joseph	Maximillion Lewis
------------	---------------	---	-------------------

CASE INFORMATION:

Case Initiated:	January 3, 2020	Type of Presentation:	Regular
First hearing	July 1, 2020	Respondent failed to appear. Due to Covid-19 case was cont.	8/19/2020
Second hearing	August 19, 2020	Cont. at request of Staff	9/16/2020

OWNER:

Felicia B Richardson Joseph Richardson Jr 1809 Avenue N Ft. Pierce, FL 34950	TENANT:
---	---------

VIOLATIONS:

Section 16-46, 16-47, 16-48 (8) - Nuisance - Stagnant Water

CORRECTIVE ACTIONS:

Please treat pool for insects and algae or drain the water out of the pool and secure it.

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 \$100.00 per day be assessed.

Form Review

Form Started By: Maximillion Lewis

Started On: 06/03/2020 06:46 AM

Final Approval Date: 08/19/2020

Special Magistrate Hearing
Meeting Date: 09/16/2020

E.

Information

SUBJECT:

19-2390 CE Recall - Massey	1710 Sunrise Blvd	Toussaint, Michelot	Isaac Saucedo
----------------------------------	-------------------	---------------------	---------------

CASE INFORMATION:

Case Initiated:	August 22, 2019	Type of Presentation:	RECALL - Massey
2/5/2020 - request to SM Ross to stop fines from accruing. Request was denied. Ordered to come back in 90 days to see if owner was able to obtain financial assistance, obtain a contractor, obtain a permit and make progress on the roof repair.			
6/17/2020 - Special Magistrate continued this case until 9/16/2020.			

OWNER:

OWNER: Michelot Toussaint Veronique Phanor 1710 Sunrise Blvd Fort Pierce, FL 34950	TENANT:
---	----------------

VIOLATIONS:

IPMC 304.7 - Roofs and Drainage

FINDINGS/ORDER:

1. December 4, 2019 - Michelot Toussaint failed to appear for the hearing. Special Magistrate Pelletier found Michelot Toussaint responsible for the violation and provided 10 days to obtain a permit for the roof and comply with all permit conditions. Failure to do so would result in a fine of \$150.00 per day being assessed until the violation is corrected.

ACTION DATES:

1. December 19, 2019 - An inspection was made, the property was not in compliance and the fines began.
2. January 3, 2020 - Mr. Toussaint submitted a request to stop the accrual of fines (property still in violation).
3. February 5, 2020 - Special Magistrate Ross denied the request to stop the fines and continued the matter for 90 days to allow Mr. Toussaint time to contact organizations that provide financial assistance. obtain a contractor and permit and make progress on the repair of the roof.
4. June 1, 2020 - An inspection was made and the property is still in violation. No permits or

permit applications.

5. June 17, 2020 - Fines as of today are \$27,150.00.

RECOMMENDATION:

Staff recommends that, due to the current Covid-19 / Coronavirus crisis, an additional 90 days be granted to the owner. Failure to comply within that time will result in a lien being filed.

Attachments

Ext

Aff of Non Comp

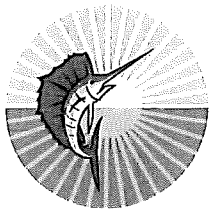
Order

Form Review

Form Started By: Colleen Greer

Started On: 09/02/2020 01:54 PM

Final Approval Date: 09/02/2020



THE SUNRISE CITY
FORT PIERCE
CODE ENFORCEMENT
Florida

February 5, 2020

MICHELOT TOUSSAINT
1710 SUNRISE BLVD
FT PIERCE, FL 34950

Property address: 1710 SUNRISE BLVD
Tax ID #: 2415-704-0006-000/3
Legal description: FORT PIERCE ESTATES BLK 2 LOT 2-LESS RD- (OR 1668-2552)

Re: Case # 19-2390

Code section(s) in violation: 304.7 Roofs and drainage

Dear property owner(s):

On February 5, 2020 Special Magistrate Ross denied your request to stop fines from accruing on and continued the case for 90 days allowing you time to contact organizations for financial assistance, obtaining a contractor and a permit, and making progress on the repair of the roof.

This case is being rescheduled for May 6, 2020.

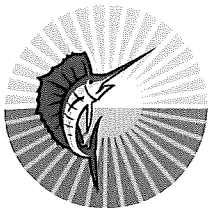
The hearing will be held at City Hall; 100 North US HWY 1, in the Commission Chambers on the 1st floor and begins at 9:00 A.M.

Please keep in touch with Code Enforcement Officer Isaac Saucedo at 772-467-3143 with your attempts to bring this property into compliance.

Sincerely,

Colleen Greer
Code Enforcement Clerk

C0092615



THE SUNRISE CITY
FORT PIERCE
CODE ENFORCEMENT

Florida

AFFIDAVIT OF NON-COMPLIANCE

RE: 1710 SUNRISE BLVD
00002390

CASE NO: 19-

IN THE MATTER OF: MICHELOT TOUSSAINT
1710 SUNRISE BLVD
FT PIERCE, FL 34950

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:

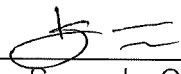
That I have personally examined the property described in the Special Magistrate's order dated December 04, 2019, in the above mentioned case and find that said property is not in compliance with Section(s) IPMC 3034.7 Roofs and Drainage of the Code of the City of Fort Pierce, Florida, as of this date: 12/19/2019.

In accordance with the Order of Violation recorded in Book 4355 Page 1256, fines in the amount of \$150 shall commence on this date.

Start fines

FURTHER AFFIANT SAYETH NOT.

DATED this 19th day of Dec, 2019.


Isaac Saucedo, Code Enforcement Officer

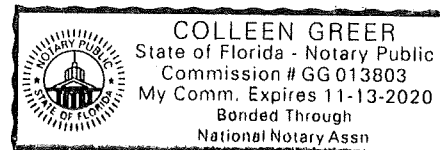
JOSEPH E. SMITH, CLERK OF THE CIRCUIT COURT
SAINT LUCIE COUNTY
FILE # 4655822 12/23/2019 11:38:39 AM
OR BOOK 4362 PAGE 814 - 814 Doc Type: AFF
RECORDING: \$10.00

STATE OF FLORIDA
COUNTY OF ST. LUCIE

SWORN TO and SUBSCRIBED before me
this 20th day of December, 2019.


NOTARY PUBLIC – STATE OF FLORIDA

MY COMMISSION EXPIRES:





CASE #: 19-2390

Violator: MICHELOT TOUSSAINT
 1710 SUNRISE BLVD
 FT PIERCE, FL 34950

Property Address: 1710 SUNRISE BLVD
 Tax ID #: 2415-704-0006-000/3
 Legal Description: FORT PIERCE ESTATES BLK 2 LOT 2-LESS RD- (OR 1668-2552)

RE: Violation of Section(s): IPMC 3034.7 Roofs and Drainage

ORDER DETERMINING VIOLATION

THIS CAUSE came before the Special Magistrate pursuant to Florida Statutes 162.07 on December 04, 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 MICHELOT TOUSSAINT is in violation of the Code of Ordinances as specified above, on property located at the above described location. **Accordingly it is ORDERED** as follows:

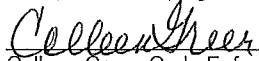
1. The above named violator has been provided notice of this hearing but has failed to appear. After consideration of the evidence presented, a default judgement in this matter is hereby entered.
2. The above name violator is ordered to take the following corrective actions:
 - a. Obtain proper permits and repair roof where deterioration has occurred. If you have any questions contact the Building Department at (772) 467-3000.
3. 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.
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 Special Magistrate of the City of Fort Pierce, Florida, imposing a lien in the manner provided for by law.
5. The violator is responsible for notifying the Code Enforcement Department promptly at (772) 467-3720, 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 5th day of December, 2019.


 Claudette Pelletier, Esq., Special Magistrate

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

5th DAY OF December 2019.


 Colleen Greer, Code Enforcement Clerk

JOSEPH E. SMITH, CLERK OF THE CIRCUIT COURT
 SAINT LUCIE COUNTY
 FILE # 4649886 12/06/2019 02:59:43 PM
 OR BOOK 4355 PAGE 1256 - 1256 Doc Type: ORD
 RECORDING: \$10.00

Special Magistrate Hearing

F.

Meeting Date: 09/16/2020

Re: Case # 20-666 - 1812 S 27TH ST

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

Information

SUBJECT:

20-666 CE Re-hearing	1812 S 27TH ST	McGathey, Katrina A & Buccaneer Building Corp	Chad Dawson
-------------------------	----------------	--	-------------

CASE INFORMATION:

Case Initiated:	March 3, 2020	Type of Presentation:	Regular / Telephone
First hearing	September 2, 2020	SM continued hearing to	9/16/2020

OWNER:

OWNER: Katrina A McGathey Buccaneer Building Corp 1812 S 27TH Street Fort Pierce, FL 34947	
--	--

VIOLATIONS:

Section 16-46, 16-47, 16-48 (1)(5) – Outside Storage
 Section 16-46, 16-47, 16-48 (11) – Outside Storage-Indoor Furniture

CORRECTIVE ACTIONS:

1. Please remove wood, storage container, carpet/rugs, and all other miscellaneous items located under the carport and throughout the property. Please store all items in an enclosed shed or an enclosed garage.
2. Please remove dining chairs, dresser and all other indoor furniture under the carport. Place all items inside the house.

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 Review

Form Started By: Chad Dawson
 Final Approval Date: 09/03/2020

Started On: 06/04/2020 11:05 AM