

SPECIAL MAGISTRATE

BOARD AGENDA

Special Magistrate Hearing - Wednesday, April 6, 2022 - 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**

1.	21-1586 CE	1812 N 16th Street	Carlotta Walker	Heather Debevec
2.	21-3676 CE	4810 S US Highway 1	ALL Quality Liquidators LLC	Heather Debevec
3.	21-3441 CE	1400 Binney Drive	Phillips, Corliss	Heather Debevec
4.	22-0273 PK	600 N Indian River Dr	Jack Henderson Spivey	John Makolin
5.	22-0132 PK	Orange / Indian River Drive (City Lot)	Joseph DiLoreto, Lynn DiLoreto	John Makolin
6.	21-2325 PK	100 Blk Atlantic Ave	Kurt R Boller, Austin L Boller	Michael Rabenecker
7.	21-2458 PK	Jaycee Park	U-Haul Co Of Arizona	Michael Rabenecker
8.	21-2116 PK	South Causeway Park	Guillermo Covarrubias	Michael Rabenecker
9.	21-2196 PK	100 Blk Marina Way	Richard A. Virgin	Michael Rabenecker

10.	21-2322 PK	100 Blk N 2nd Street	Veronica L. White	Michael Rabenecker
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11.	21-2440 PK	South Causeway Park	Ronald Orelie	Michael Rabenecker
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4. PUBLIC HEARINGS - CITATIONS

A.	21-3011 PK	500 Block N 15th Street	Edson Sainnatus	Heather Debevec
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B.	21-3014 PK	2517 S US HWY 1 (Sabal Palm Plaza)	Jose Fret	Heather Debevec
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C.	21-3290 PK	1500 Block S Ocean Dr	Jason Scott	Heather Debevec
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D.	21-2361 PK	Jaycee Park	Desiree M. Claudio Diaz	Michael Rabenecker
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E.	21-2444 PK	100 Blk Orange Ave	Lenna D. Stewart	Michael Rabenecker
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F.	21-2117 PK	South Causeway Park	Christine M. Vitale	Michael Rabenecker
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G.	21-2442 PK	South Causeway Park	Joshua D. Luther	Michael Rabenecker
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5. PUBLIC HEARINGS - VIOLATION CASES

A.	21-1583 CE	1811 N 16th Street	National Debt Relief Services Inc	Heather Debevec
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B.	20-2484 CE	1147 S Ocean Drive	Sean Murray Martha Murray	Heather Debevec
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C.	22-0114 CE	1202 Binney Drive	Mary Kathleen Sterle	Heather Debevec
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D.	21-1585 CE	1902 N 16th Street	Common Wealth Trust Services LLC (TR)	Heather Debevec
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E.	21-2480 CE	1001 York Ave	Francisco Ramirez-Diaz Gabriela C Ramirez	Isaac Saucedo
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F.	21-3159 CE	139 N 15th St.	Orange Ave Land Co LLC	Isaac Saucedo
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G.	21-1049 CE	2108 Orange Ave	Tri-County Realty Holdings LLC	Isaac Saucedo
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H.	21-3149 CE	2110 Orange Ave	Tri-County Realty Holdings LLC	Isaac Saucedo
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6. **PUBLIC HEARINGS - MASSEY HEARINGS (FINE REDUCTIONS)**

A.	21-1152 CE	2501 Sunrise Blvd	Erin Patrick	Peggy Arraiz
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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

3. B. 1.

Meeting Date: 04/06/2022

Re: Case # 21-1586 - 1812 N 16th Street

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

Information

SUBJECT:

21-1586 CE	1812 N 16th Street	Carlotta Walker	Heather Debevec
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CASE INFORMATION:

Case Initiated:	July 15, 2021	Type of Presentation:	COMPLIED
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OWNER:

OWNER: Carlotta Walker 114 Se Soneta Ct Port St. Lucie, FL 34983	
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VIOLATIONS:

IPMC 304.2 Protective Treatment

CORRECTIVE ACTIONS:

1. Paint the home as it is fading and peeling.

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: 01/14/2022 08:37 AM

Final Approval Date: 03/31/2022

Special Magistrate Hearing

3. B. 2.

Meeting Date: 04/06/2022

Re: Case# 21-3676 - 4810 S US Highway 1

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

Information

SUBJECT:

21-3676 CE	4810 S US Highway 1	ALL Quality Liquidators LLC	Heather Debevec
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CASE INFORMATION:

Case Initiated:	January 11, 2022	Type of Presentation:	COMPLIED
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OWNER:

VIOLATOR: All Quality Liquidators LLC 4810 S US Highway 1 Ft. Pierce, FL 34982	REGISTERED AGENT: Annetta Smith 75 N Woodward Ave #10000 Tallahassee, FL 32313
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VIOLATIONS:

Section 22-19 (a) - Imposed
Section 22-29 - Enforcement

CORRECTIVE ACTIONS:

1. Contact the City Clerk's Office to renew the business tax receipt.

RECOMMENDATION:

The City requests that if the Special Magistrate finds the violation exists, pursuant to 22-19(a) the violator(s) be fined a penalty of \$250.00, be given 5 days to obtain their Business Tax Receipt and order that failure to obtain their Business Tax Receipt will result in all utilities to the premises be suspended.

Form Review

Form Started By: Heather Debevec
Final Approval Date: 03/31/2022

Started On: 01/29/2022 10:36 AM

Special Magistrate Hearing

3. B. 3.

Meeting Date: 04/06/2022

Re: Case # 21-3441 - 1400 Binney Drive

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

Information

SUBJECT:

21-3441 CE	1400 Binney Drive	Phillips, Corliss	Heather Debevec
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CASE INFORMATION:

Case Initiated:	December 3, 2021	Type of Presentation:	COMPLIED
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OWNER:

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

Sec. 16-28. - Dead or diseased tree removal on private property

CORRECTIVE ACTIONS:

1. Contact the Urban Forester to see if a permit is required and remove the dead tree in the backyard.

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. If the violation is not corrected within the time given, the City is to take the necessary steps to remedy the violation(s), the cost of which is to be assessed as a special assessment lien against the property.

Form Review

Form Started By: Heather Debevec
Final Approval Date: 03/31/2022

Started On: 02/01/2022 04:28 PM

Special Magistrate Hearing**3. B. 4.****Meeting Date:** 04/06/2022**Re:** Case# 22-0273 - 600 N Indian River Dr**Submitted For:** Peggy Arraiz, Code Compliance Manager, Code Enforcement**Information****SUBJECT:**

22-0273 PK	600 N Indian River Dr	Jack Henderson Spivey	John Makolin
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CASE INFORMATION:

Case Initiated:	January 15, 2022	Type of Presentation:	DISMISSED
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OWNER:

VIOLATOR: Jack Henderson Spivey	
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VIOLATIONS:

Citation #	Code Section	Fine	Admin Fee		Total Due
7966 PK	34-35(S) Parked in City Right of Way	\$50.00	\$10.00		\$60.00

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: Katherine Calderon

Started On: 02/15/2022 02:13 PM

Final Approval Date: 03/31/2022

Special Magistrate Hearing**3. B. 5.****Meeting Date:** 04/06/2022**Re:** Case# 22-0132 - Orange / Indian River Drive**Submitted For:** Peggy Arraiz, Code Compliance Manager, Code Enforcement**Information****SUBJECT:**

22-0132 PK	Orange / Indian River Drive (City Lot)	Joseph DiLoreto, Lynn DiLoreto	John Makolin
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CASE INFORMATION:

Case Initiated:	January 8, 2022	Type of Presentation:	DISMISSED
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OWNER:

VIOLATOR: Joseph DiLoreto Lynn DiLoreto	
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VIOLATIONS:

Citation #	Code Section	Fine	Admin Fee	Late Fee	Total Due
3993 PK	34-35 (T) Parked Marked Safety Zone	\$50.00	\$10.00		\$60.00

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: Katherine Calderon
Final Approval Date: 03/31/2022

Started On: 02/15/2022 02:04 PM

Special Magistrate Hearing**3. B. 6.****Meeting Date:** 04/06/2022**Re:** Case# 21-2325 - 100 Blk Atlantic Ave**Submitted For:** Peggy Arraiz, Code Compliance Manager, Code Enforcement**Information****SUBJECT:**

21-2325 PK	100 Blk Atlantic Ave	Kurt R Boller, Austin L Boller	Michael Rabenecker
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CASE INFORMATION:

Case Initiated:	August 13, 2021	Type of Presentation:	PAID
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OWNER:

VIOLATOR: Kurt R Boller Austin L Boller	
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VIOLATIONS:

Citation #	Code Section	Fine	Admin Fee	Late Fee	Total Due
9748PK	34-35(P) Parking Beyond the Posted 2 Hour Time Limit	\$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: Michael Rabenecker

Started On: 02/08/2022 12:32 PM

Final Approval Date: 03/31/2022

Special Magistrate Hearing**3. B. 7.****Meeting Date:** 04/06/2022**Re:** Case# 21-2458 - Jaycee Park**Submitted For:** Peggy Arraiz, Code Compliance Manager, Code Enforcement**Information****SUBJECT:**

21-2458 PK	Jaycee Park	U-Haul Co Of Arizona	Michael Rabenecker
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CASE INFORMATION:

Case Initiated:	August 15, 2021	Type of Presentation:	PAID
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OWNER:

VIOLATOR: U-Haul Co of Arizona	
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VIOLATIONS:

Citation #	Code Section	Fine	Admin Fee	Late Fee	Total Due
9661PK	34-35(S) Parking in The City Right of Way	\$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: Michael Rabenecker
 Final Approval Date: 03/31/2022

Started On: 02/08/2022 12:41 PM

Special Magistrate Hearing**3. B. 8.****Meeting Date:** 04/06/2022**Re:** Case# 21-2116 - South Causeway Park**Submitted For:** Peggy Arraiz, Code Compliance Manager, Code Enforcement**Information****SUBJECT:**

21-2116 PK	South Causeway Park	Guillermo Covarrubias	Michael Rabenecker
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CASE INFORMATION:

Case Initiated:	August 8, 2021	Type of Presentation:	PAID
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OWNER:

VIOLATOR: Guillermo Covarrubias	
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VIOLATIONS:

Citation #	Code Section	Fine	Admin Fee	Late Fee	Total Due
9733PK	34-35(O) Posted No Parking	\$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: Michael Rabenecker

Started On: 02/08/2022 12:16 PM

Final Approval Date: 03/31/2022

Special Magistrate Hearing**3. B. 9.****Meeting Date:** 04/06/2022**Re:** Case# 21-2196 - 100 Blk Marina Way**Submitted For:** Peggy Arraiz, Code Compliance Manager, Code Enforcement**Information****SUBJECT:**

21-2196 PK	100 Blk Marina Way	Richard A. Virgin	Michael Rabenecker
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CASE INFORMATION:

Case Initiated:	August 7, 2021	Type of Presentation:	PAID
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OWNER:

VIOLATOR: Richard A. Virgin	
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VIOLATIONS:

Citation #	Code Section	Fine	Admin Fee	Late Fee	Total Due
9722PK	34-35(O) Posted No Parking	\$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: Michael Rabenecker

Started On: 02/08/2022 12:00 PM

Final Approval Date: 03/31/2022

Special Magistrate Hearing**3. B. 10.****Meeting Date:** 04/06/2022**Re:** Case# 21-2322 - 100 Blk N 2nd Street**Submitted For:** Peggy Arraiz, Code Compliance Manager, Code Enforcement**Information****SUBJECT:**

21-2322 PK	100 Blk N 2nd Street	Veronica L. White	Michael Rabenecker
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CASE INFORMATION:

Case Initiated:	August 13, 2021	Type of Presentation:	PAID
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OWNER:

VIOLATOR: Veronica L. White	
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VIOLATIONS:

Citation #	Code Section	Fine	Admin Fee	Late Fee	Total Due
9745PK	34-35(P) Parking Beyond the Posted 2 hour Time Limit	\$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: Michael Rabenecker
 Final Approval Date: 03/31/2022

Started On: 02/08/2022 12:24 PM

Special Magistrate Hearing**3. B. 11.****Meeting Date:** 04/06/2022**Re:** Case# 21-2440 - South Causeway Park**Submitted For:** Peggy Arraiz, Code Compliance Manager, Code Enforcement**Information****SUBJECT:**

21-2440 PK	South Causeway Park	Ronald Orelie	Michael Rabenecker
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CASE INFORMATION:

Case Initiated:	August 15, 2021	Type of Presentation:	CONTINUED
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OWNER:

VIOLATOR: Ronald Orelie	
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VIOLATIONS:

Citation #	Code Section	Fine	Admin Fee	Late Fee	Total Due
9664PK	34-35(O) Posted No Parking	\$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**Inbox**

Stop has been removed

Form Started By: Michael Rabenecker

Reviewed By

Katherine Calderon

Date

03/17/2022 10:58 AM

Started On: 02/08/2022 12:50 PM

Special Magistrate Hearing

4. A.

Meeting Date: 04/06/2022

Re: Case # 21-3011 - 500 Block N 15th Street

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

Information

SUBJECT:

21-3011 PK	500 Block N 15th Street	Edson Sainnatus	Heather Debevec
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CASE INFORMATION:

Case Initiated:	October 30, 2021	Type of Presentation:	Citation
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OWNER:

OWNER: Edson Sainnatus	
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VIOLATIONS:

Citation #	Code Section	Fine	Admin Fee	Late Fee	Total Due
8355PK	34-35(T) Blocking a Sidewalk	\$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: Heather Debevec

Started On: 01/14/2022 09:56 AM

Final Approval Date: 03/31/2022

Special Magistrate Hearing

4. B.

Meeting Date: 04/06/2022

Re: Case# 21-3014 - 2517 S US HWY 1 (Sabal Palm Plaza)

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

Information

SUBJECT:

21-3014 PK	2517 S US HWY 1 (Sabal Palm Plaza)	Jose Fret	Heather Debevec
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CASE INFORMATION:

Case Initiated:	October 31. 2021	Type of Presentation:	Citation
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OWNER:

OWNER: Jose Fret	
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VIOLATIONS:

Citation #	Code Section	Fine	Admin Fee	Late Fee	Total Due
8357PK	34-35(Q) Handicap Load Zone	\$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: Heather Debevec

Started On: 01/14/2022 10:08 AM

Final Approval Date: 03/31/2022

Special Magistrate Hearing

4. C.

Meeting Date: 04/06/2022

Re: Case# 21-3290 - 1500 Block S Ocean Dr

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

Information

SUBJECT:

21-3290 PK	1500 Block S Ocean Dr	Jason Scott	Heather Debevec
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CASE INFORMATION:

Date Initiated:	November 14, 2022	Type of Presentation:	Citation
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OWNER:

OWNER: Jason Scott	
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VIOLATIONS:

Citation #	Code Section	Fine	Admin Fee	Late Fee	Total Due
8367PK	34-35(T) Blocking a bicycle lane	\$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: Heather Debevec
Final Approval Date: 03/31/2022

Started On: 02/03/2022 10:18 AM

Special Magistrate Hearing**4. D.****Meeting Date:** 04/06/2022**Re:** Case# 21-2361 - Jaycee Park**Submitted For:** Peggy Arraiz, Code Compliance Manager, Code Enforcement**Information****SUBJECT:**

21-2361 PK	Jaycee Park	Desiree M. Claudio Diaz	Michael Rabenecker
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CASE INFORMATION:

Case Initiated:	August 7, 2021	Type of Presentation:	Citation
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OWNER:

VIOLATOR: Desiree M. Claudio Diaz	
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VIOLATIONS:

Citation #	Code Section	Fine	Admin Fee	Late Fee	Total Due
9717PK	34-35(L) Restricted Parking Boat Trailers Only	\$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: Michael Rabenecker
 Final Approval Date: 03/31/2022

Started On: 02/08/2022 11:49 AM

Special Magistrate Hearing**4. E.****Meeting Date:** 04/06/2022**Re:** Case# 21-2444 - 100 Blk Orange Ave**Submitted For:** Peggy Arraiz, Code Compliance Manager, Code Enforcement**Information****SUBJECT:**

21-2444 PK	100 Blk Orange Ave	Lenna D. Stewart	Michael Rabenecker
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CASE INFORMATION:

Case Initiated:	August 20, 2021	Type of Presentation:	Citation
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OWNER:

VIOLATOR: Lenna D. Stewart	
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VIOLATIONS:

Citation #	Code Section	Fine	Admin Fee	Late Fee	Total Due
9673PK	34-35(P) Parking Beyond the 2 Hour Time Limit	\$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: Michael Rabenecker
 Final Approval Date: 03/31/2022

Started On: 02/08/2022 12:56 PM

Special Magistrate Hearing**4. F.****Meeting Date:** 04/06/2022**Re:** Case# 21-2117 - South Causeway Park**Submitted For:** Peggy Arraiz, Code Compliance Manager, Code Enforcement**Information****SUBJECT:**

21-2117 PK	South Causeway Park	Christine M. Vitale	Michael Rabenecker
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CASE INFORMATION:

Case Initiated:	August 8, 2021	Type of Presentation:	Citation
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OWNER:

VIOLATOR: Christine M. Vitale	
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VIOLATIONS:

Citation #	Code Section	Fine	Admin Fee	Late Fee	Total Due
9731PK	34-35(S) Parking in the City Right of Way	\$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: Michael Rabenecker
 Final Approval Date: 03/31/2022

Started On: 02/08/2022 12:08 PM

Special Magistrate Hearing**4. G.****Meeting Date:** 04/06/2022**Re:** Case# 21-2442 - South Causeway Park**Submitted For:** Peggy Arraiz, Code Compliance Manager, Code Enforcement**Information****SUBJECT:**

21-2442 PK	South Causeway Park	Joshua D. Luther	Michael Rabenecker
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CASE INFORMATION:

Case Initiated:	August 22, 2021	Type of Presentation:	Citation
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OWNER:

VIOLATOR: Joshua D. Luther	
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VIOLATIONS:

Citation #	Code Section	Fine	Admin Fee	Late Fee	Total Due
8070PK	34-35(S) Parking on the City Right of Way	\$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: Michael Rabenecker
 Final Approval Date: 03/31/2022

Started On: 02/11/2022 12:41 PM

Special Magistrate Hearing

5. A.

Meeting Date: 04/06/2022

Re: Case# 21-1583 - 1811 N 16th Street

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

Information

SUBJECT:

21-1583 CE	1811 N 16th Street	National Debt Relief Services Inc	Heather Debevec
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CASE INFORMATION:

Case Initiated:	July 15, 2021	Type of Presentation:	Regular
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OWNER:

OWNER: National Debt Relief Services Inc 12856 SW 31st Ct Miramar, FL 33027	REGISTERED AGENT: Belinda Villoch 12856 SW 31 Court Miramar, FL 33027
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VIOLATIONS:

- Section 123-37(12) - Landscape maintenance
- Section 24-19, 24-20, 24-21(1)(5) - Nuisance as an object/ Outside storage
- Section 24-19, 24-20, 24-21(11) - Nuisance as an object/ Outside storage indoor furniture

CORRECTIVE ACTIONS:

1. Clean off the trunk of the tree in the front yard.
2. Remove or bring in the boxes and other loose items in the yard and car port.
3. Remove or bring in the couch from the 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 \$50.00 per day be assessed.

Form Review

Form Started By: Heather Debevec
Final Approval Date: 03/31/2022

Started On: 01/14/2022 08:59 AM

Special Magistrate Hearing

5. B.

Meeting Date: 04/06/2022

Re: Case # 20-2484 - 1147 S Ocean Drive

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

Information

SUBJECT:

20-2484 CE	1147 S Ocean Drive	Sean Murray Martha Murray	Heather Debevec
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CASE INFORMATION:

Case Initiated:	April 9, 2021	Type of Presentation:	Regular
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OWNER:

OWNER: Sean Murray Martha Murray 1147 S Ocean Dr Ft. Pierce, FL 34949	
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VIOLATIONS:

IPMC 304.2 Protective treatment

CORRECTIVE ACTIONS:

1. Paint the trim of the roof on the second floor, and the railings of the second floor as it is peeling.

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: 01/19/2022 11:53 AM

Final Approval Date: 03/31/2022

Special Magistrate Hearing

5. C.

Meeting Date: 04/06/2022

Re: Case # 22-0114 - 1202 Binney Drive

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

Information

SUBJECT:

22-0114 CE	1202 Binney Drive	Mary Kathleen Sterle	Heather Debevec
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CASE INFORMATION:

Case Initiated:	January 21, 2022	Type of Presentation:	Regular
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OWNER:

OWNER: Mary Kathleen Sterle 953 Mizzel Dr Woodbine, GA 31569	
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VIOLATIONS:

Section 125-322(c)(1)(2) – Fences, walls and hedges – Height restrictions

CORRECTIVE ACTIONS:

1. Trim the hedges at the front to be 4 feet in height.

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

Started On: 02/01/2022 04:51 PM

Final Approval Date: 03/31/2022

Special Magistrate Hearing

5. D.

Meeting Date: 04/06/2022

Re: Case # 21-1585 - 1902 N 16th Street

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

Information

SUBJECT:

21-1585 CE	1902 N 16th Street	Common Wealth Trust Services LLC (TR)	Heather Debevec
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CASE INFORMATION:

Case Initiated:	July 15, 2021	Type of Presentation:	Regular
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OWNER:

OWNER: Common Wealth Trust Services LLC (TR) 122 E Lake Ave Longwood, FL 32750	REGISTERED AGENT: Andrea Aylett-Hosch 122 E Lake Ave Longwood, FL 32750
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VIOLATIONS:

IPMC 702.4 Emergency escape openings (covered windows)

CORRECTIVE ACTIONS:

1. Open the shutters all the way on the south side of 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
Final Approval Date: 03/31/2022

Started On: 01/14/2022 07:55 AM

Special Magistrate Hearing

5. E.

Meeting Date: 04/06/2022

Re: Case # 21-2480 - 1001 York Ave

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

Information

SUBJECT:

21-2480 CE	1001 York Ave	Francisco Ramirez-Diaz Gabriela C Ramirez	Isaac Saucedo
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CASE INFORMATION:

Case Initiated:	September 29, 2021	Type of Presentation:	Regular
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OWNER:

OWNER: Francisco Ramirez-Diaz Gabriela C Ramirez 1001 York Ave Fort Pierce, FL 34982	
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VIOLATIONS:

Section 24-19, 24-20, 24-21(1)(5) – Nuisance as an object / Outside storage

CORRECTIVE ACTIONS:

1. Please remove wood, trash, construction materials, coolers, metal, buckets, and any other items in the above-mentioned ordinance and store out of public view, a garage, or shed.

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: 03/15/2022

Started On: 11/21/2021 11:09 AM

Special Magistrate Hearing

5. F.

Meeting Date: 04/06/2022

Re: Case # 21-3159 - 139 N 15th ST

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

Information

SUBJECT:

21-3159 CE	139 N 15th St.	Orange Ave Land Co LLC	Isaac Saucedo
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CASE INFORMATION:

Case Initiated:	November 8, 2021	Type of Presentation:	Regular
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OWNER:

OWNER: Orange Avenue Land Co LLC 4270 SW Country Pl Palm City, FL 34990	REGISTERED AGENT: Louis Pfeffer Pesq 250 S Central Blvd Ste 205 Jupiter, FL 33458
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VIOLATIONS:

IPMC 304.2 Protective treatment.

Section 24-19, 24-20, 24-21(1)(5) – Nuisance as an object / Outside storage

Section 123-37(12) – Landscape Maintenance

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

CORRECTIVE ACTIONS:

1. Please pressure wash and paint home where molding and deterioration has occurred.
2. Please remove metal, buckets, wood, coolers, tools and any other items in the above-mentioned ordinance and store out of public view, a garage, or shed.
3. Please trim all overgrown bushes, trees, shrubs and grass.
4. Please refrain from parking all vehicles on grass.

RECOMMENDATION:

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

Form Review

Form Started By: Isaac Saucedo
Final Approval Date: 03/31/2022

Started On: 01/10/2022 01:27 PM

Special Magistrate Hearing**5. G.****Meeting Date:** 04/06/2022**Re:** Case # 21-1049 - 2108 Orange Ave**Submitted For:** Peggy Arraiz, Code Compliance Manager, Code Enforcement**Information****SUBJECT:**

21-1049 CE	2108 Orange Ave	Tri-County Realty Holdings LLC	Isaac Saucedo
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CASE INFORMATION:

Case Initiated:	December 16, 2021	Type of Presentation:	Regular
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OWNER:

OWNER: Tri-County Realty Holdings LLC 2108 Orange Ave Fort Pierce, FL 34950	REGISTERED AGENT: Anthony Difrancesco 3345 Okeechobee Rd Fort Pierce, FL 34950
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VIOLATIONS:

Sec. 22-19(a) – Imposed.
 Section 22-29 – Enforcement

CORRECTIVE ACTIONS:

1. A Business Tax Receipt must be obtained prior to conducting any type of business within the City of Fort Pierce. Please contact the City Clerk's office at 772-467-3065 to for any additional information regarding how to obtain a Business Tax Receipt.
2. In the event you are found in violation of Section 22-19(a) for doing business without a business tax, all utility services to the business premises will be suspended while the violation continues.
3. Please obtain your 2021 – 2022 Business Tax Receipt for the following classifications:
 UTILIZING TOW TRUCKS: MECHANICAL WORK.

RECOMMENDATION:

The City requests that if the Special Magistrate finds the violation exists the violator(s) be fined a penalty of \$250.00, and pursuant to 22-29 the violator(s) be given 5 days to obtain their Business Tax Receipt and order that failure to obtain their Business Tax Receipt will result in all utilities to the premises be suspended.

Form Started By: Isaac Saucedo
Final Approval Date: 03/31/2022

Started On: 01/10/2022 01:45 PM

Special Magistrate Hearing

5. H.

Meeting Date: 04/06/2022

Re: Case# 21-3149 - 2110 Orange Ave

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

Information

SUBJECT:

21-3149 CE	2110 Orange Ave	Tri-County Realty Holdings LLC	Isaac Saucedo
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CASE INFORMATION:

Case Initiated:	December 16, 2021	Type of Presentation:	Regular
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OWNER:

OWNER: Tri-County Realty Holdings LLC 2108 Orange Ave Fort Pierce, FL 34950	Registered Agent: Anthony Difrancesco 3345 Okeechobee Rd Fort Pierce, FL 34950
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VIOLATIONS:

Sec. 125-322 (e). - Fences, walls and hedges; installation, replacement and maintenance

CORRECTIVE ACTIONS:

1. Please properly screen in fence throughout property to prevent any outside storage of materials to be visible from the street.

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: 03/31/2022

Started On: 01/10/2022 02:07 PM

Special Magistrate Hearing
Meeting Date: 04/06/2022

6. A.

Information

SUBJECT:

21-1152 CE	2501 Sunrise Blvd	Erin Patrick	Peggy Arraiz
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CASE INFORMATION:

Case Initiated:	May 25, 2021	Type of Presentation:	Massey Hearing
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OWNER:

VIOLATOR: Erin Patrick 2501 Sunrise Blvd Fort Pierce, FL 34982	
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VIOLATIONS:

IPMC 702.4 – Emergency escape openings/covered windows
IPMC 304.2 – Protective treatment
24-19, 24-20, 24-21(4) – Nuisance as an object/Parking on other than pavement
24-19, 24-20, 24-21(1)(5) – Nuisance as an object/Outside storage
123-37(12) – Landscape maintenance

FINDINGS/ORDER:

On November 18, 2021, Special Magistrate Ross found the owner in violation and provided 21 days to comply or be fined \$150.00 per day.

ACTION DATES:

January 02, 2022
- An inspection of the property found the violation continued and fines initiated.
February 04, 2022 - Massey Hearing Request received.
Balance as of 3/14/2022: \$10,670.00 (still running)

RECOMMENDATION:

To be determined

Attachments

Property Card
Request
Massey Criteria

Form Review

Form Started By: Katherine Calderon
Final Approval Date: 03/15/2022

Started On: 02/25/2022 10:51 AM

Property Identification

Site Address: 2501 SUNRISE BLVD
Sec/Town/Range: 21/35S/40E
Parcel ID: 2421-504-0008-000-2
Jurisdiction: Fort Pierce

Use Type: 0100
Account #: 28346
Map ID: 24/21N
Zoning: SF Interme

Ownership

Erin Patrick
2501 Sunrise Blvd
Fort Pierce, FL 34982

Legal Description

MARAVILLA PINES BLK 2 LOT 1 AND E 7.5 FT OF VAC ALLEY ADJ ON W (OR 3335-628)

Current Values

Just/Market Value: \$139,300
Assessed Value: \$58,270
Exemptions: \$33,270
Taxable Value: \$25,000



Property taxes are subject to change upon change of ownership.

- Past taxes are not a reliable projection of future taxes.
- The sale of a property will prompt the removal of all exemptions, assessment caps, and special classifications.

Taxes for this parcel: [SLC Tax Collector's Office](#)
Download TRIM for this parcel: [Download PDF](#)


Total Areas

Finished/Under Air (SF): 1,972
Gross Sketched Area (SF): 2,212
Land Size (acres): 0.25
Land Size (SF): 10,809

Building Design Wind Speed

Occupancy Category	I	II	III & IV
Speed	140	160	160

Sources/links:

I tried to deliver this letter
I was told I need to file it with Circuit
Civil, I went to Circuit Court I was
told unless I want to sue the
City of Fort Pierce there was nothing
they could help me with. It clearly
states on the city letterhead to respond
to the city. I was told to certify
mail it to the city where it was supposed
to go. The clerk of Court didn't have
a case. ALSO. I requested the supervisor
that told the woman who said
couldn't take my letter to call me
I have not received a call on this issue
to date Thanks. 





THE SUNRISE CITY
FORT PIERCE
CODE ENFORCEMENT

Florida

January 11, 2022

ERIN PATRICK
2501 SUNRISE BLVD
FT PIERCE, FL 34982

Property address: 2501 SUNRISE BLVD
Tax ID #: 2421-504-0008-000/2
Legal description: MARAVILLA PINES BLK 2 LOT 1 AND E 7.5 FT OF VAC ALLEY ADJ

Re: Case # 21-1152

Code section(s) in violation: IPMC 702.4 – Emergency escape openings/covered windows;
IPMC 304.2 – Protective treatment; 24-19, 24-20, 24-21(4) –
Nuisance as an object/Parking on other than pavement; 24-19, 24-20,
24-21(1)(5) – Nuisance as an object/Outside storage; 123-37(12) –
Landscape maintenance

Dear Property Owner(s):

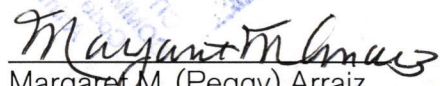
This correspondence is to inform you that the property referenced above continues to be in violation of the Special Magistrate Order (copy attached) and the fine of \$150.00 a day continues to accrue.

If you would like to contest this fine or disagree with the findings of non-compliance, then you must respond in writing, stating a detailed reason as to why you disagree. This correspondence must be received by our office within twenty (20) days from the date of this letter.

If we receive a response from you, then your case will be scheduled before the Special Magistrate for a hearing. If we do not hear from you within the twenty (20) days, a lien will be entered on the property.

If you have any questions, please contact our office at (772) 467-3720.

Sincerely,



Margaret M. (Peggy) Arraiz
Director of Community Response
EM: parraiz@cityoffortpierces.com

C0107949

Erin Patrick

January 31, 2022

2501 Sunrise Boulevard
Fort Pierce, Florida 34982
Tax ID # 2421-504-0008-000/2
Case # 21-1152


To whom it may concern; Code Enforcement/City of Fort Pierce

Regarding the hearing that was held on November 17, 2021, I, Erin Patrick, owner of 2501 Sunrise Boulevard Fort Pierce Florida 34982, was never notified of the hearing on Case # 21-1152. Therefore, I am appealing the default decision entered in my absence due to myself not receiving notification of the hearing date. I would ask that the case be reset and notification be made of dates and issues to be resolved in this case.

I am providing this correspondence via USPS and personally delivering it to the Code Enforcement office, January 31, 2022, which is within 20 days of notifying me of the hearing outcome.

The notification of the hearing outcome and appeal information not received via certified mail, luckily arrived without issue, for something of this importance ensuring receipt should be of utmost importance.

Sincerely,


Erin Patrick





THE SUNRISE CITY
FORT PIERCE
CODE ENFORCEMENT
Florida

CASE #: 21-00001152

Violator: ERIN PATRICK
2501 SUNRISE BLVD
FT PIERCE, FL 34982

Property Address: 2501 SUNRISE BLVD
Tax ID #: 2421-504-0008-000/2
Legal Description: MARAVILLA PINES BLK 2 LOT 1 AND E 7.5 FT OF VAC ALLEY ADJ ON W
(OR 3335-628)

RE: Violation of Section(s): IPMC 702.4 Emergency escape openings (covered windows), IPMC
304.2 Protective Treatment, Section 24-19, 24-20, 24-21(4) – Nuisance
as an object / Parking on other than pavement, Section 24-19, 24-20, 24-
21(1)(5) – Nuisance as an object / Outside storage, Section 123-37(12) –
Landscape Maintenance

ORDER DETERMINING VIOLATION

THIS CAUSE came before the Special Magistrate pursuant to Florida Statutes 162.07 on
November 17, 2021, 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 ERIN PATRICK 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. Remove all shutters from windows throughout the house.
 - b. Pressure wash and paint where molding, chipping, or deterioration has occurred.
 - c. Remove trailer or refrain from parking on grass.
 - d. Remove all boxes, storage bins, trash, cardboard boxes, tools, and any other items in the above-mentioned ordinance and store out of public view, a garage, or shed.
 - e. Trim all overgrown bushes, trees, shrubs, and grass.
3. In the event the violation is not remedied within 21 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.

*Please review
whatever
method I was
supposedly notified
by. I was
NEVER issued
any hearing
info.*

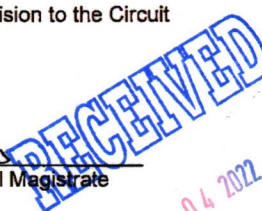
DONE AND ORDERED this 18th day of November, 20 21.

Fran O. Ross
Fran O. Ross, Esq., Special Magistrate

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

18th DAY OF November, 20 21.

Katherine Calderon
Katherine Calderon, Code Enforcement Clerk





THE SUNRISE CITY
FORT PIERCE
CODE ENFORCEMENT

Florida

MASSEY HEARING CONTESTING OF FINE/NON-COMPLIANCE

Case #: 21-00001152 Address: 2501 SUNRISE Hearing Date: March 02, 2022
BLVD

1. THE GRAVITY OR SERIOUSNESS OF THE VIOLATION:

Major

2. ANY AND ALL ACTIONS TAKEN BY THE VIOLATOR TO CORRECT THE VIOLATION(S):

None

3. ANY PREVIOUS VIOLATIONS COMMITTED BY THE VIOLATOR:

Two