

**SPECIAL MAGISTRATE
BOARD AGENDA**

Special Magistrate Hearing - Wednesday, October 5, 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.	22-1386 CE	718 Georgia Ave	Agustin V Gutierrez Maria G Meraz De Gutierrez	Isaac Saucedo
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4. **PUBLIC HEARINGS - CITATIONS**

A.	22-2322 PK	South Causeway Park	Radhika Melissa Wildman	Charmaine Kirkland
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5. **PUBLIC HEARINGS - VIOLATION CASES**

A.	22-1485 CE	2109 Avenue N	Plexers LLC	Isaac Saucedo
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B.	22-1928 CE	1601 Georgia Ave	David De Florio	Isaac Saucedo
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C.	22-1367 CE	3106 Orange Ave	Charaf Investments of FL Inc	Isaac Saucedo
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D.	22-0797 CE	3214 S US Highway 1	Commonwealth Multi Properties USA Inc	Heather Debevec
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E.	22-0798 CE	3220 S US Highway 1	Commonwealth Multi Properties USA Inc	Heather Debevec
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F.	22-1165CE	126 Wisteria Avenue	Jetta A Grimes (EST)	Heather Debevec
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G.	22-1168 CE	214 Hialeah Avenue	Lester Spainhoward (EST) Vivian L Spainhoward	Heather Debevec
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6. **PUBLIC HEARINGS - MASSEY HEARINGS (FINE REDUCTIONS)**

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

8. **OTHER CASES**

0.	22-0961 LN	502 Quincy Ave	CQI Unlimited LLC	Peggy Arraiz
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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: 10/05/2022

Re: Case # 22-1386 - 718 Georgia Ave

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

Information

SUBJECT:

22-1386 CE	718 Georgia Ave	Agustin V Gutierrez Maria G Meraz De Gutierrez	Isaac Saucedo
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CASE INFORMATION:

Case Initiated:	May 18, 2022	Type of Presentation:	COMPLIED
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OWNER:

OWNER: Augustin V Gutierrez Maria G Meraz De Gutierrez 1605 41st Ave Vero Beach, FL 32960	
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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 and properly dispose of all tires, trash, mechanic equipment 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 \$100 per day be assessed.

Form Review

Form Started By: Isaac Saucedo
Final Approval Date: 10/04/2022

Started On: 08/22/2022 02:32 PM

Special Magistrate Hearing**4. A.****Meeting Date:** 10/05/2022**Re:** Case# 22-2322 - South Causeway Park**Submitted For:** Peggy Arraiz, Code Compliance Manager, Code Enforcement**Information****SUBJECT:**

22-2322 PK	South Causeway Park	Radhika Melissa Wildman	Charmaine Kirkland
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CASE INFORMATION:

Case Initiated:	July 24, 2022	Type of Presentation:	Citation Appeal
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OWNER:

VIOLATOR: Radhika Melissa Wildman	
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VIOLATIONS:

Citation #	Code Section	Fine	Admin Fee		Total Due
17978PK	34-35(S) Parked on 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
 Final Approval Date: 10/04/2022

Started On: 09/30/2022 02:38 PM

Special Magistrate Hearing

5. A.

Meeting Date: 10/05/2022

Re: Case # 22-1485 - 2109 Avenue N

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

Information

SUBJECT:

22-1485 CE	2109 Avenue N	Plexers LLC	Isaac Saucedo
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CASE INFORMATION:

Case Initiated:	May 5, 2022	Type of Presentation:	Regular
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OWNER:

OWNER: Plexers LLC 1632 SW Ivy St Port Saint Lucie, FL 34987	REGISTERED AGENT: Alix Deneau 1632 SW Ivy St Port Saint Lucie, FL 34950
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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 trash, wood, tools, cleaning supplies, 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 \$50.00 per day be assessed.

Form Review

Form Started By: Isaac Saucedo
Final Approval Date: 10/04/2022

Started On: 08/15/2022 04:11 PM

Special Magistrate Hearing

5. B.

Meeting Date: 10/05/2022

Re: Case # 22-1928 - 1601 Georgia Ave

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

Information

SUBJECT:

22-1928 CE	1601 Georgia Ave	David De Florio	Isaac Saucedo
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CASE INFORMATION:

Case Initiated:	June 13, 2022	Type of Presentation:	Regular
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OWNER:

OWNER: David De Florio 1775 Trowbridge Rd Fort Pierce, FL 34950	
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VIOLATIONS:

- IPMC 304.2 Protective treatment.
- Section 24-19, 24-20, 24-21 (4) – Nuisance as an object / Parking on other than pavement
- Section 26-3 – Storage of commodities
- 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
- Section 30-28(c) – Responsibility for containers

CORRECTIVE ACTIONS:

1. Please pressure wash and paint home where molding, chipping or deterioration has occurred.
2. Please refrain from parking vehicles on grass at all times.
3. Please refrain from storing wood, metal, tools, trash, and all other outside storage items on trailers.
4. Please remove all wood, buckets, trash, tools, gas cans, metal, and any other items in the above-mentioned ordinance and store out of public view, a garage, or shed.
5. Please remove all indoor furniture located throughout property. All indoor furniture must be kept indoors at all times.
6. Please move all trash/recycling containers to the side or rear of structure on non-collection days.

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 \$200 per day be assessed.

Form Review

Form Started By: Isaac Saucedo

Started On: 08/22/2022 03:34 PM

Final Approval Date: 10/04/2022

Special Magistrate Hearing

5. C.

Meeting Date: 10/05/2022

Re: Case # 22-1367 - 3106 Orange Ave

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

Information

SUBJECT:

22-1367 CE	3106 Orange Ave	Charaf Investments of FL Inc	Isaac Saucedo
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CASE INFORMATION:

Case Initiated:	April 24, 2022	Type of Presentation:	Regular
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OWNER:

OWNER: Charaf Investment of FL Inc 6175 167th St Unit G26 Hialeah, FL 33015	REGISTERED AGENT: Michael S Tobin ESQ 10800 BISCAYNE BLVD SUITE 700 MIAMI, FL 33161
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VIOLATIONS:

IPMC 304.2 Protective treatment.
 IPMC 302.3 Sidewalks and driveways.
 Section 24-19, 24-20, 24-21(1)(5) – Nuisance as an object / Outside storage

CORRECTIVE ACTIONS:

1. Please pressure wash parking lot and all sidewalks throughout building.
2. Please resurface and repair al potholes located throughout parking lot. A permit may be required. Please contact the building department at 772-467-3718 for additional information.
3. Please remove all pallets, storage carts, trash, 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: 10/04/2022

Started On: 08/23/2022 11:01 AM

Special Magistrate Hearing

5. D.

Meeting Date: 10/05/2022

Re: Case # 22-0797 - 3214 S US Highway 1

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

Information

SUBJECT:

22-0797 CE	3214 S US Highway 1	Commonwealth Multi Properties USA Inc	Heather Debevec
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CASE INFORMATION:

Case Initiated:	March 4, 2022	Type of Presentation:	Regular
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OWNER:

OWNER: COMMONWEALTH MULTI PROPERTIES USA INC 16370 NW 8TH DR PEMBROKE PINES, FL 33028	REGISTERED AGENT: MALKIT SAPPAL 16370 NW 8TH DR PEMBROKE PINES, FL 33028
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VIOLATIONS:

IPMC 304.3 Address Identification
IPMC 304.2 Protective Treatment

CORRECTIVE ACTIONS:

1. Please place unit numbers or identifiers on the doors.
2. Please paint the green paneled spaces where it is peeling, faded, and bare wood.
3. Please repaint the parking spaces as they are faded.

RECOMMENDATION:

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

Form Review

Form Started By: Heather Debevec
Final Approval Date: 10/04/2022

Started On: 08/09/2022 03:47 PM

Special Magistrate Hearing

5. E.

Meeting Date: 10/05/2022

Re: Case # 22-0798- 3220 S US Highway 1

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

Information

SUBJECT:

22-0798 CE	3220 S US Highway 1	Commonwealth Multi Properties USA Inc	Heather Debevec
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CASE INFORMATION:

Case Initiated	March 4, 2022	Type of Presentation:	Regular
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OWNER:

OWNER: COMMONWEALTH MULTI PROPERTIES USA INC 16370 NW 8TH DR PEMBROKE PINES, FL 33028	REGISTERED AGENT: MALKIT SAPPAL 16370 NW 8TH DR PEMBROKE PINES, FL 33028
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VIOLATIONS:

304.2 Protective Treatment

CORRECTIVE ACTIONS:

1. Paint the parking spaces.
2. Paint the green spaces of the building as it is faded, peeling, and bare wood.

RECOMMENDATION:

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

Form Review

Form Started By: Heather Debevec
Final Approval Date: 10/04/2022

Started On: 08/09/2022 04:14 PM

Special Magistrate Hearing

5. F.

Meeting Date: 10/05/2022

Re: Case # 22-1165 - 126 Wisteria Avenue

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

Information

SUBJECT:

22-1165CE	126 Wisteria Avenue	Jetta A Grimes (EST)	Heather Debevec
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CASE INFORMATION:

Case Initiated:	March 31, 2022	Type of Presentation:	Regular
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OWNER:

OWNER: Jetta A Grimes (EST) 126 Wisteria Ave Ft. Pierce, FL 34950	TENANT: Hugh Grimes 126 Wisteria Ave Ft. Pierce, FL 34950
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VIOLATIONS:

IPMC 304.3 Address identification.
 Section 24-19, 24-20, 24-21(10)(d) – Nuisance as an object / Non-operative vehicles
 Section 24-19, 24-20, 24-21(1)(5) – Nuisance as an object / Outside storage

CORRECTIVE ACTIONS:

1. Place house numbers to be visible from the roadway.
2. Provide proof of valid registration and operability for the RV and vehicles in the yard.
3. Remove, bring in, or place in a shed the tarps, tools, buckets, boards, equipment and all other loose items from the yard and driveway.

RECOMMENDATION:

The City requests that if the Special Magistrate finds the violation exists, the violator(s) be given 10 days to comply or a fine of \$50.00 per day be assessed.

Form Review

Form Started By: Heather Debevec
 Final Approval Date: 10/04/2022

Started On: 08/11/2022 10:24 AM

Special Magistrate Hearing

5. G.

Meeting Date: 10/05/2022

Re: Case # 22-1168 - 214 Hialeah Avenue

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

Information

SUBJECT:

22-1168 CE	214 Hialeah Avenue	Lester Spainhoward (EST) Vivian L Spainhoward	Heather Debevec
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CASE INFORMATION:

Case Initiated	April 8, 2022	Type of Presentation:	Regular
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OWNER:

OWNER: Lester Spainhoward (EST) Vivian Spainhoward 214 Hialeah Ave Ft Pierce, FL 34982	
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VIOLATIONS:

Section 30-28(c) – Responsibility for containers
 IPMC 304.3 Address identification
 Section 125-322(c)(1)(2) – Fences, walls and hedges – Height restrictions

CORRECTIVE ACTIONS:

1. Store trash, yard, and recycle bins to the side or rear of the home.
2. Place house numbers to be visible from the roadway.
3. Trim bushes, shrubs, hedges and vegetation to be 4 foot tall or shorter in the front of the home.
4. Trim trees to be 6 feet from the ground, clean off fence lines, and trim bushes for a neat appearance.

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: 08/11/2022 10:48 AM

Final Approval Date: 10/04/2022

Special Magistrate Hearing
Meeting Date: 10/05/2022

8. 0.

Information

SUBJECT:

22-0961 LN	502 Quincy Ave	CQI Unlimited LLC	Peggy Arraiz
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CASE INFORMATION:

Case Initiated:	March 22, 2022	Type of Presentation:	Impose Lien
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OWNER:

OWNER: CQI Unlimited LLC 1618 N 19th Street Fort Pierce, FL 34950	
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VIOLATIONS:

Section 24-19, 24-20, 24-21(4) - Nuisance as an object/Parking on other than pavement
Section 123-37(12) - Landscape maintenance
IPMC 304.2 - Protective treatment
IPMC 304.1 - Exterior structure - General

FINDINGS/ORDER:

On June 24, 2022, Special Magistrate Ross found the owner in violation and granted 14 days to comply or be fined \$150.00 per day.

ACTION DATES:

June 27, 2022 - Signed Order Determining Violation mailed to the owner.
August 8, 2022 - An inspection found violations at the property still existed and an Affidavit of Non-Compliance issued.
August 22, 2022 - Affidavit of Non-Compliance was recorded with the SLC Clerk of Court.
August 24, 2022 - Massey notice with a copy of the original order was mailed to the owner.

RECOMMENDATION:

Approve and sign the Order Assessing Fine and Imposing Lien

Form Review

Form Started By: Peggy Arraiz
Final Approval Date: 10/04/2022

Started On: 08/24/2022 11:14 AM

