

Agenda

Commission Chambers, City Hall
301 South Ridgewood Avenue
Daytona Beach, Florida

SPECIAL MAGISTRATE PROCEEDING

CITY OF
DAYTONA BEACH

NOTICE – Pursuant to Section 286.0105, Florida Statutes, if any person decides to appeal any decision made by this Board at this public meeting, such person will need a record of the proceedings and, for that purpose, such person may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based. The City does not prepare or provide such a record. Any discussion or contact outside the Special Magistrate hearing with the Special Magistrate concerning any quasi-judicial matter which is, or will come, before the Special Magistrate for a decision are to be disclosed and made part of the record prior to or at the hearing on the matter.

Robert J. Riggio, Special Magistrate

	For special accommodations, please notify the City Clerk's Office at least 72 hours in advance. (386) 671-8023		Help for the hearing impaired is available through the Assistive Listening System. Receivers can be obtained from the City Clerk's Office.
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In accordance with the Americans with Disabilities Act (ADA), persons with a disability needing a special accommodation to participate in the Board meeting should contact the City Clerk's Office, 301 S. Ridgewood Ave, Room 210, Daytona Beach, FL 32114, Ph: (386) 671-8023, Email: clerk@codb.us not later than 72 hours prior to the proceedings. If you are hearing or voice impaired contact the relay operator at 1-800-955-9771.

September 10, 2019 - 9:00 A.M.

1. Call to Order
2. Approval of the August 13, 2019 Minutes
3. Announcements
4. Lien Reviews

LR-1

SMG 06-19-110 – 517 Westmoreland - WMA Properties, LLC is cited for failure to correct violations of City Code Ch. 26 Sec. 26-294. Violation(s) – Failure to obtain Rental License (RTL). First Notified – 3/4/2019. **Order Imposing Fine-Lien of \$100.00 dollars per day effective August 1, 2019. Compliance August 15, 2019. \$1,400.00 plus \$24.00 recording costs = \$1,424.00.**

DISPOSITION _____

(Mark A. Jones)

5. Hearing of Cases

CONTINUED CASES:

CASE # 1 - SMG 12-18-163 - GEA Seaside Investments Inc. is cited for failure to correct violations of The Land Development Code, Art. 9 Sec. 9.2.A (Ref. FBC Supp. IPMC 302.3, 304.12, 304.6, 304.2, 304.14, 304.10, 304.4, 304.15, 304.13, 304.7, 305.3, 603.1, 604.3.2.1, 605.2, 704.2, 602.3 and 304.10), at **21 S Peninsula Dr.**

Violation(s) – **Damaged sidewalk, damaged steps and handrails, damaged exterior surfaces, exterior paint, missing screens, damaged porch and railings, structural supports, damaged exterior doors, broken/inoperable windows, damaged roof, damaged interior surfaces (flooring), inoperable appliances (stove), damaged electrical fixtures, inoperable outlets, lack of required smoke detectors, lack of operable heat source, and damaged balcony.**

First Notified – 10/12/2018.

ACTION TO BE TAKEN: Impose Fine.

DISPOSITION _____

(John C. Stenson)

CASE # 2 - SMG 05-19-101 - GEA Seaside Investments, Inc. is cited for failure to correct violations of The Land Development Code, Art. 6 Sec. 6.19.A.4; Art. 6 Sec. 6.2.H.7.A; Art. 6 Sec. 6.19.A.3; Art. 9 Sec. 9.2.A (Ref. FBC Supp. IPMC 308.2, 302.3, 304.6, 304.7, 302.1, 304.14, 304.2, 304.9), at **231 N. Hollywood Ave.**

Violation(s) – **Trash and debris, landscape, exterior siding, window frames & doors, paint, roof, screens, parking and overhangs.**

First Notified – 1/22/2019.

ACTION TO BE TAKEN: Impose Fine.

DISPOSITION _____

(Steve Alderman)

CASE # 3 - SMG 11-18-147 - GEA Seaside Investments, Inc. is cited for failure to correct violations of The Land Development Code, Art. 9 Sec. 9.2.A (Ref. FBC Supp. IPMC 304.6, 304.8, 305.3, 504.1 and 604.3.1), at **507 Phoenix Ave.**

Violation(s) – **Non-working hot side of bathroom sink, damaged interior surfaces, exterior damage, electrical hazard or missing parts.**

First Notified – 7/23/2018.

ACTION TO BE TAKEN: Impose Fine.

DISPOSITION _____

(Michael P. Fitzgerald)

CASE # 4 - SMG 01-19-11 - GEA Seaside Investments, Inc. is cited for failure to correct violations of The Land Development Code, Art. 3 Sec. 3.4.S.1, at **507 Phoenix Ave.**
Violation(s) – **Construction without permits.**
First Notified – 9/11/2018.

ACTION TO BE TAKEN: Impose Fine.

DISPOSITION _____
(Steve Alderman)

CASE # 5 - SMG 08-19-171 - GEA Investments Inc. is cited for failure to correct violations of City Code Ch. 26 Sec. 26-294, at **330 N Peninsula.**
Violation(s) – **Failure to obtain Rental License (RTL).**
First Notified – 5/8/2019.

ACTION TO BE TAKEN: Con't. for the determination of a compliance date.

DISPOSITION _____
(Mark A. Jones)

CASE # 6 - SMG 07-19-159 - Common Wealth Trust Services LLC TR is cited for failure to correct violations of City Code Ch. 26 Sec. 26-294; City Code Ch. 90 Sec. 90-297, at **321 S Adams St.**
Violation(s) – **Failure to obtain Business Tax Receipt (BTR), failure to obtain Rental License (RTL).**
First Notified – 5/1/2019.

ACTION TO BE TAKEN: Con't. for the determination of a compliance date.

DISPOSITION _____
(Jerome O. McCoy)

CASE # 7 - SMG 07-19-160 - Common Wealth Trust Services LLC TR is cited for failure to correct violations of City Code Ch. 26 Sec. 26-294; City Code Ch. 90 Sec. 90-297, at **323 S Adams St.**
Violation(s) – **Failure to obtain Business Tax Receipt (BTR), failure to obtain Rental License (RTL).**
First Notified – 5/1/2019.

ACTION TO BE TAKEN: Con't. for the determination of a compliance date.

DISPOSITION _____
(Jerome O. McCoy)

CASE # 8 - SMG 08-19-177 - Earl C McCrary III is cited for failure to correct violations of The Land Development Code, Art. 6 Sec. 6.2.H.7.a.i., Art. 9 Sec. 9.2.A; City Code Ch. 26 Sec. 26-294; City Code Ch. 90 Sec. 90-297, at **1107 Lakewood Park Dr.**

Violation(s) – **Parking in front yard, failure to obtain Business Tax Receipt (BTR), failure to obtain Rental License (RTL).**

First Notified – 5/25/2019.

ACTION TO BE TAKEN: Impose Fine.

DISPOSITION _____

(John C. Stenson)

CASE # 9 - SMG 05-19-106 - JKM/ECM Properties, LLC is cited for failure to correct violations of The Land Development Code, Art. 6 Sec. 6.19.A.3.a; Art 3 Sec. 3.4.S; Art. 6 Sec. 6.19.A.3; Art. 9 Sec. 9.2.A (Ref. Chapter 78 Sec. 78-7(a) of the Code or Ordinances), at **951 Dr Mary M Bethune Blvd.**

Violation(s) – **Outside storage, lack of building permit, landscaping and refuse from construction work.**

First Notified – 8/14/2018 & 2/26/2019.

ACTION TO BE TAKEN: Con't. for the determination of a compliance date.

DISPOSITION _____

(John C. Stenson)

CASE # 10 - SMG 08-19-170 - Valerie A White is cited for failure to correct violations of The Land Development Code, Art. 3 Sec. 3.4.S; Art. 6 Sec. 6.19.A.3.a, at **906 Lewis Dr.**

Violation(s) – **No permit, outside storage.**

First Notified – 7/1/2019.

ACTION TO BE TAKEN: Apply for permits by 9/4 or Impose Fine; compliance date set for 10/2/2019.

DISPOSITION _____

(John C. Stenson)

CASE # 11 - SMG 08-19-169 - Charles W Mecklem and Amelia J. Mecklem as Trustee of the Amelia J. Mecklem Revocable Trust is cited for failure to correct violations of City Code Ch. 26 Sec. 26-294, at **640 Madison Av.**

Violation(s) – **Failure to obtain Rental License (RTL).**

First Notified – 4/19/2019.

ACTION TO BE TAKEN: Impose Fine.

DISPOSITION _____

(Mark A. Jones)

CASE # 12 - SMG 08-19-178 - Constantine Christoforakis is cited for failure to correct violations of City Code Ch. 26 Sec. 26-294, at **908 Derbyshire**.

Violation(s) – **Failure to obtain Rental License (RTL)**.

First Notified – 5/6/2019.

ACTION TO BE TAKEN: Impose Fine.

DISPOSITION _____

(Mark A. Jones)

CASE # 13 - SMG 08-19-174 - Investment Of Ankh LLC is cited for failure to correct violations of City Code Ch. 26 Sec. 26-294; City Code Ch. 90 Sec. 90-297, at **817 Lewis Dr**.

Violation(s) – **Failure to obtain Business Tax Receipt (BTR), failure to obtain Rental License (RTL)**.

First Notified – 4/29/2019.

ACTION TO BE TAKEN: Impose Fine.

DISPOSITION _____

(Mark A. Jones)

CASE # 14 - SMG 08-19-173 - Real Potential Property Holdings LLC is cited for failure to correct violations of City Code Ch. 26 Sec. 26-294, at **635 Tanglewood**.

Violation(s) – **Failure to obtain Rental License (RTL)**.

First Notified – 4/4/2019.

ACTION TO BE TAKEN: Con't. for the determination of a compliance date.

DISPOSITION _____

(Mark A. Jones)

CASE # 15 - SMG 07-19-164 - Mt Carmel Homes Inc is cited for failure to correct violations of The Land Development Code, Art. 9 Sec. 9.2.A (Ref. FBC Supp. IPMC 302.1, 302.7, 304.2, 304.10, 304.13, 304.13.1, 305.1, 305.3, 309.1, 309.4, 402.2, 402.3), at **372 N Lincoln St**.

Violation(s) – **Paint fading & peeling, exterior property - fascia missing pieces, damaged exterior decorative features, broken or missing overhang extensions, damaged soffit, damaged concrete stairs, damage to interior surfaces, holes, paint, non-working exterior lighting, pest infestation, broken glass in window, damaged playground structure, dirt & grime, trash & debris and damaged exterior doors**.

First Notified – 4/10/2019.

ACTION TO BE TAKEN: Progress report and the determination of a compliance date.

DISPOSITION _____

(Michael P. Fitzgerald)

CASE # 16 - SMG 08-19-175 - Pentecost Church of God Inc. is cited for failure to correct violations of The Land Development Code, Art. 9 Sec. 9.2.A. (Ref. FBC Supp. IPMC 301.3, 302.1, 302.7, 304.2, 304.3, 304.4, 304.7, 304.13, 304.13.2, 304.14, 304.15, 505.3, 505.4, 506.1, 601.2), at **450 Arthur St.**

Violation(s) – **Dilapidated house.**

First Notified – 6/3/2019.

ACTION TO BE TAKEN: Contractor & permits by 9/4/19 or Impose Fine; con't. for the determination of a compliance date.

DISPOSITION _____

(Michael P. Fitzgerald)

CASE # 17 - SMG 06-19-135 - Remco LLC/Wilgens Mesalien is cited for failure to correct violations of The Land Development Code, Art. 6 Sec. 6.19.A.3; Art. 9 Sec. 9.2.A (Ref. FBC Supp. IPMC 302.7, 304.2, 304.6, 304.13 and 304.15), at **397 Jefferson St.**

Violation(s) – **Dilapidated, unoccupied structure, outside storage, trash and debris, landscaping, damaged shed, paint fading and peeling, exterior surfaces, broken windows and broken doors.**

First Notified – 10/26/2018.

ACTION TO BE TAKEN: Impose Fine.

DISPOSITION _____

(Michael P. Fitzgerald)

CASE # 18 - SMG 07-19-158 - Wal-Mart Stores East LP is cited for failure to correct violations of The Land Development Code, Art. 9 Sec. 9.2.A (Ref. FBC Supp. IPMC 301.3, 302.7), at **949 Mason Ave.**

Violation(s) – **Damaged chain-link fence, vacant lot maintenance.**

First Notified – 4/16/2019.

ACTION TO BE TAKEN: Impose Fine.

DISPOSITION _____

(Michael P. Fitzgerald)

CASE # 19 - SMG 06-19-139 - Wayne Allen & Andra Lee McDowell is cited for failure to correct violations of The Land Development Code, Art. 9 Sec. 9.2.A (Ref. FBC Supp. IPMC 302.1, 302.8, 304.2 and 304.6), at **336 Morningside Ave.**

Violation(s) – **Faded and peeling paint, exterior wall, missing siding, peeling paint on fascia and soffit, junk vehicle with no tag and outside storage, trash and debris.**

First Notified – 2/7/2019.

ACTION TO BE TAKEN: Impose Fine.

DISPOSITION _____

(Michael P. Fitzgerald)

CASE # 20 - SMG 02-19-25 - 504 Main St LLC & 504 Main Street D. B. Inc. is cited for failure to correct violations of The Land Development Code, Art. 6 Sec. 6.19.A.4; Art. 9 Sec. 9.2.A (Ref. FBC Supp. IPMC 108.1.5, 301.1, 304.1.1, 304.6, 304.7, 304.9, 304.10, 304.12, 304.13.1, 306.1.1, 308.1, 604.3), at **504 Main St.**

Violation(s) – **Structural Appearance Standards, dangerous stairs, roof leaks, unsafe masonry, exterior walls, roof and drainage, dangerous fire escape, broken windows, unsafe stairs and brick walls cracking, rubbish accumulation and electrical hazard.**

First Notified – 10/10/2018.

ACTION TO BE TAKEN: Progress report.

DISPOSITION _____

(Steve Alderman)

CASE # 21 - SMG 08-19-179 - Anthony M Morrone is cited for failure to correct violations of The Land Development Code, Art. 6 Sec. 6.19.A.3, Art. 9 Sec. 9.2.A (Ref. FBC Supp. IPMC 302.1, 308.1, 305.2, 304.13.1, 304.13, 304.10, 304.4, 304.3, 302.4 and 301.3), Art. 6 Sec. 6.19.A.4, at **315 Seaview Av.**

Violation(s) – **Exterior property maintenance, trash & debris, porch roof damage (permit needed), broken windows, interior ceiling fallen, protective treatment.**

First Notified – 1/8/2019.

ACTION TO BE TAKEN: Impose Fine.

DISPOSITION _____

(Steve Alderman)

CASE # 22 - SMG 06-19-142 - Elephant Group Hotel 7 Inc. is cited for failure to correct violations of The Land Development Code, Art. 6 Sec. 6.10.G; Art. 6 Sec. 6.12.D; Art. 6 Sec. 6.19.A.3; Art. 6 Sec. 6.19.B; Art 6 Sec 6.8.F; Art. 6 Sec. 6.8.C; Art. 6 Sec. 6.8.D; Art. 3 Sec. 3.4.S.1, at **2401 N Atlantic Ave.**

Violation(s) – **Rotted illegal sign, sign maintenance, no permit for sign, no permit for fences, outside storage and property landscape.**

First Notified – 4/10/2019.

ACTION TO BE TAKEN: Impose Fine.

DISPOSITION _____

(Steve Alderman)

CASE # 23 - SMG 06-19-136 - Joseph Dirsa is cited for failure to correct violations of The Land Development Code, Art. 6 Sec. 6.19.B; Art. 6 Sec. 6.19.A.4; Art. 6 Sec. 6.19.A.3; Art. 6 Sec. 6.12.D; Art. 9 Sec. 9.2.A (Ref. FBC Supp. IPMC 302.7, 304.13, 304.12, 304.10, 304.8, 304.7, 304.6, 304.4 and 304.2), at **1209 S Peninsula Dr.**

Violation(s) – **Garage paint, trash and debris, window frames, rotted wood on porch, ADA access and upper deck, rotted railings, roof damage, support columns rotted and main structure paint.**

First Notified – 2/12/2019.

ACTION TO BE TAKEN: Impose fine for all violations listed with the exception of the roof; con't. for progress report regarding roof and determination of a compliance date.

DISPOSITION _____

(Steve Alderman)

CASE # 24 - SMG 08-19-180 - Joseph Solyom is cited for failure to correct violations of The Land Development Code, Art. 6 Sec. 6.19.A.4; Art. 6 Sec. 6.2 H.7.a; Art. 9 Sec. 9.2.A (Ref. FBC Supp. IPMC 304.6, 304.2), at **437 Manhattan Av.**

Violation(s) – **Damaged and rotted siding, continued parking on grass, protective treatment.**

First Notified – 1/31/2019.

ACTION TO BE TAKEN: Impose Fine.

DISPOSITION _____

(Steve Alderman)

CASE # 25 - SMG 04-19-96 - Christina T. Chau is cited for failure to correct violations of The Land Development Code, Art. 9 Sec. 9.1.A; Art. 3 Sec. 3.4.S.1, at **155 Michigan Ave.**

Violation(s) – **No permits.**

First Notified – 11/23/2018.

ACTION TO BE TAKEN: Impose Fine.

DISPOSITION _____

(Daniel Garcia)

CASE # 26 - SMG 05-19-113 - Gold Label Holdings, LLC is cited for failure to correct violations of The Land Development Code, Art 9 Sec. 9.2.A (Ref. FBC Supp. IPMC 704.1, 704.2, 302.7, 302.8, 304.2, 304.6, 304.7, 304.13, 304.14, 304.15, 305.3, 305.6, 603.1, 605.1 and 607.1), at **550 N Ridgewood Ave.**

Violation(s) – **Damaged interior and exterior surfaces, windows, doors, missing screens, roof, soffit and fascia, exposed wires, damaged fence, no smoke detectors, missing knobs for stove and exhaust vent covers.**

First Notified – 4/2/2019.

ACTION TO BE TAKEN: Obtain permits by 9/4/2019 or Impose fine; con't. to the 9/10/19 meeting for the determination of a compliance date.

DISPOSITION _____

(Daniel Garcia)

CASE # 27 - SMG 05-19-104 - ACL Realty LLC is cited for failure to correct violations of The Land Development Code, Art. 3 Sec. 3.4.S.1, at **319 San Juan Ave.**

Violation(s) – **Working without permits.**

First Notified – 1/24/2019.

ACTION TO BE TAKEN: Impose Fine.

DISPOSITION _____

(Daniel Garcia)

NEW CASES:

CASE # 28 - SMG 09-19-217 - Gates of International Speedway Blvd., LLC is cited for failure to correct violations of The Land Development Code, NPFA 72 7.7.1.1; NFPA 101 9.6.1.3; 69A-46.041(1); NFPA 101 9.11.3.2; NFPA 101 7.10.1.2; NFPA 1 14.4; NFPA 101 7.9; NFPA 1 13.3.3.3, at **2200 W International Speedway Blvd.**

Violation(s) – **Fire alarm inspection, fire sprinkler inspection, fire sprinkler records maintenance, exits, means of egress reliability, emergency lighting, replace missing ceiling tiles.**

First Notified – 2/15/2019.

ACTION TO BE TAKEN: Compliance or Non-Compliance

DISPOSITION _____

(Jamie Holden)

CASE # 29 - SMG 09-19-212 - Inversiones Prieto Mendez LLC is cited for failure to correct violations of The Land Development Code, Art. 6 Sec. 6.19.A.3; Art. 6 Sec. 6.19.A.4; Art. 9 Sec. 9.2.A (Ref. FBC Supp. IPMC 302.7, 304.7, 304.13, 605.1), at **640 Orange Ave.**

Violation(s) – **Broken windows, crumbling exterior walls, dilapidated roof and garage, electrical fixtures broken.**

First Notified – 5/10/2019.

ACTION TO BE TAKEN: Compliance or Non-Compliance

DISPOSITION _____

(Sara Kirk)

CASE # 30 - SMG 09-19-200 - ACL Realty LLC is cited for failure to correct violations of The Land Development Code, Art. 3 Sec. 3.4.S, at **137 Congress Ave.**

Violation(s) – **Lack of required permits for demolition.**

First Notified – 7/3/2019.

ACTION TO BE TAKEN: Compliance or Non-Compliance

DISPOSITION _____

(John C. Stenson)

CASE # 31 - SMG 09-19-208 - Home Consultants Group Limited is cited for failure to correct violations of The Land Development Code, Art. 6 Sec. 6.19.A.3.a; Art. 6 Sec. 6.2.H.7.a.i; Art. 9 Sec. 9.2.A (Ref. FBC Supp. IPMC 304.7, 302.8); City Code Ch. 26 Sec. 26-294; City Code Ch. 90 Sec. 90-297, at **745 Iowa St.**

Violation(s) – **Outside storage, parking in front yard, dilapidated roof, junk vehicles, failure to obtain Business Tax Receipt (BTR), failure to obtain Rental License (RTL).**

First Notified – 7/8/2019.

ACTION TO BE TAKEN: Compliance or Non-Compliance

DISPOSITION _____

(John C. Stenson)

CASE # 32 - SMG 09-19-207 - Kelly Mia Davari & Jill Lynn Gilleland is cited for failure to correct violations of The Land Development Code, Art. 6 Sec. 6.19.A.3; Art. 9 Sec. 9.2.A (Ref. FBC Supp. IPMC 108.1.5, 304.1, 304.6, 304.7, 304.10), at **919 Tomoka Rd.**

Violation(s) – **Landscaping, unsafe structure, exterior of structure, exterior walls, damaged roof and damaged decks.**

First Notified – 7/15/2019.

ACTION TO BE TAKEN: Compliance or Non-Compliance

DISPOSITION _____

(John C. Stenson)

CASE # 33 - SMG 09-19-188 - TSM Investments LLC is cited for failure to correct violations of City Code Ch. 26 Sec. 26-294; City Code Ch. 90 Sec. 90-297, at **187 Mendoza Cir.**

Violation(s) – **Failure to obtain Business Tax Receipt (BTR), failure to obtain Rental License (RTL).**

First Notified – 5/10/2019.

ACTION TO BE TAKEN: Compliance or Non-Compliance

DISPOSITION _____

(Mark A. Jones)

CASE # 34 - SMG 09-19-184 - Brooke Cleaners LLC is cited for failure to correct violations of The Land Development Code, Art. 6 Sec. 6.19.B; Art. 6 Sec. 6.19.A.4; Art. 6 Sec. 6.19.A.3; Art. 6. Sec. 6.12.D; Art. 4 Sec 4.S.1, at **133 E Main St.**

Violation(s) – **No permit for concrete wall breach, no permit for high pressure gas boiler repair, no permit for required fire doors, soffits falling off, cutting large doorway in wall, plywood doors. Stop Work order posted.**

First Notified – 6/3/2019.

ACTION TO BE TAKEN: Compliance or Non-Compliance

DISPOSITION _____

(Steve Alderman)

CASE # 35 - SMG 09-19-215 - Edward G. Morissette is cited for failure to correct violations of The Land Development Code, Art 6 Sec. 6.19.A.4; Art. 9 Sec. 9.2.A (Ref. FBC Supp. IPMC 304.2), at **29 N Peninsula Dr.**

Violation(s) – **Protective treatment to entire structure, install window frames.**

First Notified – 4/16/2019.

ACTION TO BE TAKEN: Compliance or Non-Compliance

DISPOSITION _____

(Steve Alderman)

CASE # 36 - SMG 09-19-206 - Emma Robinson is cited for failure to correct violations of The Land Development Code, Art. 6 Sec. 6.19.A.3; Art. 6 Sec. 6.19.A.4; Art. 9 Sec. 9.2.A (Ref. FBC Supp. IPMC 302.1, 304.2,304.3, 304.6, 304.7, 304.10), at **312 Earl St.**

Violation(s) – **Electricity off, water off, stairway, exterior walls, premises identification, protective treatment, property sanitation.**

First Notified – 2/21/2019.

ACTION TO BE TAKEN: Compliance or Non-Compliance

DISPOSITION _____

(Steve Alderman)

CASE # 37 - SMG 09-19-213 - Titan Development Partners LLC is cited for failure to correct violations of The Land Development Code, Art. 6 Sec. 6.19.B; Art 6 Sec. 6.12.D; Art 6 Sec. 6.19.A.4; Art. 9 Sec. 9.2.A (Ref. FBC Supp. IPMC 304.13.6, 304.6, 304.2, 301.3, 302.7); City Code Ch. 26 Sec. 26-294, at **201 Seabreeze Blvd.**

Violation(s) – **Graffiti, broken windows, window frames, paint accessory structure, main structure, east structure, property maintenance, plywood over windows, A/C hole east structure, trash and debris in easement, plastic windows, failure to obtain Rental License (RTL).**

First Notified – 5/13/2019.

ACTION TO BE TAKEN: Compliance or Non-Compliance

DISPOSITION _____

(Steve Alderman)

CASE # 38 - SMG 09-19-203 - Bat Development LLC is cited for failure to correct violations of The Land Development Code, Art. 9 Sec. 9.2.A (Ref. FBC Supp. IPMC 304.2, 304.3), at **640 Tanglewood St.**

Violation(s) – **Peeling paint and no house numbers.**

First Notified – 5/9/2019.

ACTION TO BE TAKEN: Compliance or Non-Compliance

DISPOSITION _____

(Daniel Garcia)

CASE # 39 - SMG 09-19-202 - Segrave Apartments Casa LLC is cited for failure to correct violations of The Land Development Code, Art. 6 Sec. 6.2.H.7.A; Art. 9 Sec. 9.2.A (Ref. FBC Supp. IPMC 302.7, 302.8), at **411 Arroyo Lane.**

Violation(s) – **Junk vehicle parked on grass and damaged fence.**

First Notified – 5/28/2019.

ACTION TO BE TAKEN: Compliance or Non-Compliance

DISPOSITION _____

(Daniel Garcia)

CASE # 40 - SMG 09-19-190 - Edethia L. Wright Revocable Trust, Trustee is cited for failure to correct violations of The Land Development Code, Art. 3 Sec. 3.4.S.1; Art. 6 Sec. 6.19.A.3; Art. 9 Sec. 9.2.A (Ref. FBC Supp. IPMC 302.8, 304.2, 304.7, at **602 Cassin Ave.**

Violation(s) – **Peeling paint, rusted roof, junk vehicle, no permits for shed, outside storage.**

First Notified – 5/28/2019.

ACTION TO BE TAKEN: Compliance or Non-Compliance

DISPOSITION _____

(Daniel Garcia)

CASE # 41 - SMG 09-19-195 - Elnora S Jackson Estate is cited for failure to correct violations of The Land Development Code, Art. 9 Sec. 9.2.A (Ref. FBC Supp. IPMC 304.2, 304.8), at **532 N Keech St.**

Violation(s) – **Peeling paint, dirt and mildew, damaged shutters.**

First Notified – 4/23/2019.

ACTION TO BE TAKEN: Compliance or Non-Compliance

DISPOSITION _____

(Daniel Garcia)

CASE # 42 - SMG 09-19-198 - Leslie J Tiffany is cited for failure to correct violations of The Land Development Code, Art. 3 Sec. 3.4.S.1, at **344 Pierce Ave.**

Violation(s) – **No building permit for deck.**

First Notified – 3/11/2019.

ACTION TO BE TAKEN: Compliance or Non-Compliance

DISPOSITION _____

(Daniel Garcia)

CASE # 43 - SMG 09-19-189 - GEA Seaside Investments, Inc. is cited for failure to correct violations of City Code Ch. 26 Sec. 26-294, at **1928 Marilyn St.**

Violation(s) – **Failure to obtain Rental License (RTL).**

First Notified – 3/13/2019.

ACTION TO BE TAKEN: Compliance or Non-Compliance

DISPOSITION _____

(Jerome O. McCoy)

CASE # 44 - SMG 09-19-209 - ING Investor Group, Inc. is cited for failure to correct violations of The Land Development Code, Art. 6 Sec. 6.19.A.3; Art. 9 Sec. 9.2.A (Ref. FBC Supp. IPMC 304.7, 604.1, 604.3.2.1), at **877 Dr Mary McLeod Bethune Blvd (parcel #5238-36-08-0010).**

Violation(s) – **Site appearance standards, exterior structure - roofs and drainage, electrical facilities - facilities required, electrical facilities - electrical equipment.**

First Notified – 2/22/2019.

ACTION TO BE TAKEN: Compliance or Non-Compliance

DISPOSITION _____

(Jerome O. McCoy)

CASE # 45 - SMG 09-19-205 - BMS Holdings LLC is cited for failure to correct violations of The Land Development Code, Art. 6 Sec. 6.19.A.3; Art. 9 Sec. 9.2.A (Ref. FBC Supp. IPMC 304.2, 304.3, 604.3.1), at **336 Fulton St.**

Violation(s) – **Abandoned Building, electrical hazard - missing cover plates and electric meter, paint fading and peeling, dirt and grime, damaged windows, damaged exterior walls, outside storage, trash and debris.**

First Notified – 5/20/2019.

ACTION TO BE TAKEN: Compliance or Non-Compliance

DISPOSITION _____

(Michael P. Fitzgerald)

CASE # 46 - SMG 09-19-211 - BRCB Corp LLC is cited for failure to correct violations of The Land Development Code, Art. 9 Sec. 9.2.A (Ref. FBC Supp. IPMC 302.3, 308.1); Art. 6 Sec. 6.19.B; Art. 6 Sec. 6.2.H.4; Art. 6 Sec. 6.2.H.7.A, at **612 George W Engram Blvd.**

Violation(s) – **Overgrown lot, debris and garbage, lawn maintenance, potholes, damaged asphalt to parking surfaces, parking on the grass.**

First Notified – 6/10/2019.

ACTION TO BE TAKEN: Compliance or Non-Compliance

DISPOSITION _____

(Michael P. Fitzgerald)

CASE # 47 - SMG 09-19-216 - David D. Schaefer is cited for failure to correct violations of The Land Development Code, Art. 9 Sec. 9.2.A (Ref. FBC Supp. IPMC 304.14, 702.4, 704.2, 304.2, 304.6, 304.7, 304.13, 305.3, 604.3.1), at **& 444-440 Walnut St.**

Violation(s) – **SAFETY VIOLATIONS: Missing smoke detectors, bars over bedroom windows. VIOLATIONS: Damaged fascia board and soffit including rotten wood, missing window screens, paint fading and peeling, dirt and grime, leaking roof over kitchen area, damaged interior surfaces, exterior porch lights missing cover, electrical hazard.**

First Notified – 6/20/2019.

ACTION TO BE TAKEN: Compliance or Non-Compliance

DISPOSITION _____

(Michael P. Fitzgerald)

CASE # 48 - SMG 09-19-193 - Ella L. Sullivan is cited for failure to correct violations of The Land Development Code, Art. 9 Sec. 9.2.A. (Ref. FBC Supp. IPMC 604.3, 302.1, 302.3, 302.4, 304.2, 304.3, 304.13, 304.13.1, 304.13.2, 304.15, 504.3), at **439 N Lincoln St.**

Violation(s) – **No water, unmaintained lawn, overgrown grass, weeds growing over sidewalk, damaged chain link fence, dirt and grime, peeling paint, damaged screens, damaged doors and windows, broken window panes, broken exterior light fixture on front porch, missing address numbers, damaged fascia board.**

First Notified – 5/21/2019.

ACTION TO BE TAKEN: Compliance or Non-Compliance

DISPOSITION _____

(Michael P. Fitzgerald)

CASE # 49 - SMG 09-19-192 - Emmett Fountain is cited for failure to correct violations of The Land Development Code, Art. 6 Sec. 6.19.A.4; Art. 6 Sec. 6.19.A.3; Art. 9 Sec. 9.2.A (Ref. FBC Supp. IPMC 302.1, 304.2, 304.3), at **606 Washington St.**

Violation(s) – **Protective treatment, sanitation, premises identification, site appearance standards, structural appearance standards.**

First Notified – 5/6/2019.

ACTION TO BE TAKEN: Compliance or Non-Compliance

DISPOSITION _____

(Michael P. Fitzgerald)

CASE # 50 - SMG 09-19-210 - Marc 2 LLC is cited for failure to correct violations of The Land Development Code, Art. 9 Sec. 9.2.A (Ref. FBC Supp. IPMC 302.1, 304.2, 304.3), at **1065 Hampton Rd.**

Violation(s) – **Outside storage, paint fading and peeling, missing address numbers.**

First Notified – 5/8/2019.

ACTION TO BE TAKEN: Compliance or Non-Compliance

DISPOSITION _____

(Michael P. Fitzgerald)

CASE # 51 - SMG 09-19-191 - Patrick J & Paula J Strople is cited for failure to correct violations of The Land Development Code, Art. 6 Sec. 6.2.H.7.A; Art. 9 Sec. 9.2.A (Ref. FBC Supp. IPMC 302.1, 304.2), at **709 Edwards St.**

Violation(s) – **Outside storage, trash and debris, vehicles parked in the front yard, trailer parked in the front yard, paint fading and peeling.**

First Notified – 4/2/2019.

ACTION TO BE TAKEN: Compliance or Non-Compliance

DISPOSITION _____

(Michael P. Fitzgerald)

CASE # 52 - SMG 09-19-185 - RDW Property Management Inc. is cited for failure to correct violations of The Land Development Code, Art. 6 Sec. 6.8.G; Ch. 78 Sec 78-112; Art. 9. Sec. 9.2.A (Ref. FBC Supp. IPMC 302.1, 302.4, 304.2, 304.13, 304.13.2, 304.14, 304.15), at **344 Ellsworth St.**

Violation(s) – **Outside storage, trash and debris, paint fading and peeling, rotten wood, dilapidated doors, broken windows, broken screens, unmaintained yard – overgrown weeds, grass growing over the sidewalk and damaged fencing.**

First Notified – 5/2/2019.

ACTION TO BE TAKEN: Compliance or Non-Compliance

DISPOSITION _____

(Michael P. Fitzgerald)

CASE # 53 - SMG 09-19-204 - Richard P. Vidulich & Patricia J. Wuesthoff is cited for failure to correct violations of The Land Development Code, Art. 9 Sec. 9.2.A. (Ref. FBC Supp. IPMC 302.7, 304.2), at **1137 Bel Aire Dr.**

Violation(s) – **Damaged accessory structure roof, damaged fascia and soffit, paint fading, peeling and rust stained.**

First Notified – 6/17/2019.

ACTION TO BE TAKEN: Compliance or Non-Compliance

DISPOSITION _____

(Michael P. Fitzgerald)

CASE # 54 - SMG 09-19-186 - Shafaat & Carol M. Ahmed is cited for failure to correct violations of The Land Development Code, Art. 9 Sec. 9.2.A (Ref. FBC Supp. IPMC 301.3, 304.3, 304.13, 308.1, 604.3.2), at **1121 Mason Ave.**

Violation(s) – **Outside storage, trash and debris, dead trees, overgrowth, lawn maintenance, broken window in door (boarded up), electrical wires exposed and missing address numbers.**

First Notified – 5/29/2019.

ACTION TO BE TAKEN: Compliance or Non-Compliance

DISPOSITION _____

(Michael P. Fitzgerald)

6. **Miscellaneous Business**

MB-1

SMG 04-19-91 - GEA Seaside Investments, Inc. is cited for failure to correct violations of The Land Development Code, Art. 6 Sec. 6.19.A.4; Art. 9 Sec. 9.2.A (Ref. FBC Supp. IPMC 604.3, 304.15, 605.4, 605.2, 504.1, 309.1, 304.16, 304.13.2, 305.2, 304.13, 304.6, 304.4, 304.13.1); City Code Ch. 90 Sec. 90-297; City Code Ch. 26 Sec. 26-294, at **311 N Hollywood Av.** Violation(s) – Broken windows, all window frames need paint, windows fastened shut, rotted window sills/frames, windows do not close, bathroom GFCI, doors need weather strip, water heating wiring, termite infestation, basement hatchway rotted, lower wall falling away from window, hole through concrete wall, failure to obtain Business Tax Receipt (BTR), failure to obtain Rental License (RTL). First Notified – 12/19/2018.

ACTION TO BE TAKEN: Respondent's Motion for Reconsideration.

DISPOSITION _____

(Steve Alderman)

7. Adjournment