



Code Enforcement Special Magistrate Public Hearing Monday, February 08, 2016

Case Docket

The above-mentioned public hearing is held at the City of St. Pete Beach City Hall, located at 155 Corey Ave., St. Pete Beach, Florida.

1. CALL TO ORDER – 10:00 A.M.

2. ADMINISTER OATH

3. CASES:

A. Case # 20150196

City of St. Pete Beach v. Donovan, Kenneth F., Property Owner

Address: 820 59th Ave, St. Pete Beach, FL 33706

Violations:

**1. Sec. 98-66 (a), (b), (5), (18), (19), (20), (24), (e), (b), (1), (2)
Residential & commercial property maintenance.**

(a) All premises shall be maintained in compliance with this section.

(b) Standards for improved property.

(5) Exterior doors. Every exterior door and hatchway or garage door shall be kept in sound working condition and good repair.

(18) Swimming pools. All swimming pools, spas, and architectural pools, ponds, or bodies of water shall be properly maintained so as not to create a safety hazard or harbor insect infestation. Water should not be allowed to stagnate or become polluted. All pools shall be free from unsightly appearance

(19) Rodent harborage. All structures and exterior premises shall be kept free from rodent harborage and infestation. Where rodents are found, the owner shall promptly exterminate rodents through a process which will not be injurious to human health.

(20) Grass, weeds and uncultivated vegetation. All grasses or weeds, and uncultivated vegetation, shall not exceed ten inches in height on improved property, including the area between the edge of the pavement in the street and the lot line.

(24) Fences and walls. Fences and walls shall be maintained in a safe and structurally sound condition, in good repair with the surface coated or painted. Fences shall be free from loose or rotting materials. Metal fencing shall be free from rust or deterioration.

(e) Outdoor storage. Outside storage of materials and equipment shall be restricted to the rear yard area and screened by an opaque fence or hedge so that such materials are not visible from any public right-of-way or adjoining lot.

(b) Boats and trailers. **(1)** Boats and trailers may be stored in a rear or side yard; and **(2)** No more than one boat and/or trailer may be stored in a front yard, provided that the following regulations are met:

2. Sec. 98-67 (e) Junk Vehicle, junk vessels and abandoned property.

Parking, storage, abandoning, keeping or leaving of certain vehicles or boats restricted and prohibited.

(e) Absence of a current license plate or current registration as prima facie evidence of abandonment.

***This property has prior liens for repeated violations.
#20100198 \$653.15 - #20120098 \$5,968.50**

B. Case # 20150132

City of St. Pete Beach v. Dillon, Roger, Property Owner

Address: 451 81st Ave, St. Pete Beach, FL 33706

Violations:

Sec. 98-66 (b) (5) Standards for improved property.

Garage door is damaged and inoperable

Sec. 98-66 (b) (20) Grass, weeds & uncultivated vegetation.

Overgrown grass, weeds and shrubs

Sec. 98-66 (b) (22) Trees Overgrown

C. Case # 20150180

City of St. Pete Beach v. Dolphin Watch I, LLC. owner.

Address: 110 15th Ave, St. Pete Beach, FL 33706.

Violations:

1. **Sec 98-66 (a), (b), (20), (21), (22) Residential & commercial property maintenance. (a)** All premises shall be maintained in compliance with the standards in this section.

(b) Standards for improved property. **(20)** Grass & Weeds and uncultivated vegetation shall not exceed ten inches in height on improved property, including the area between the edge of the pavement in the street and the lot line. **(21)** Shrubbery, plants & ground cover. All real property shall be maintained in a condition to

prevent erosion of soil. **(22)** Trees shall be maintained or removed as follows: Hazardous trees. Dead, dying, damaged or diseased trees are prohibited. The owner of any real property shall trim trees, plants, shrubs or vegetation, or any parts thereof as follows: which overhang any sidewalk, alley, or street as determined by the building official, and which interfere with the use of any sidewalk, alley, street, poles, wires, pipes, fixtures or any other part of any public utility situated in the right-of-way.

4. NEXT HEARING:

Monday, March 14th, 2016 at 10:00 A.M.

5. ADJOURNMENT

In accordance with the Americans with Disabilities Act and F.S. 286.26, persons with disabilities needing special accommodation to participate in this proceeding should contact the Clerk's office at (727) 363-9201 no later than four days prior to the proceeding for assistance.

If any person decides to appeal any decision made at this hearing, they will need a record of the proceeding and, for such purpose, may need to ensure that a verbatim record of the proceeding is made, which record includes the testimony and evidence upon which the appeal is to be based (F.S. 286.0105). The City does not furnish verbatim transcripts. Interested parties should make the necessary arrangements for verbatim transcripts.