



Code Enforcement Special Magistrate Public Hearing Monday, December 12, 2016

Case Docket

The above-mentioned public hearing will be 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. PLEDGE OF ALLEGIANCE**
- 3. ADMINISTER OATH**
- 4. CASES COMPLIED OR CONTINUED**
- 5. OLD CASES:**

A. Case No. 20160046

City of St. Pete Beach v. Dolphin Holdings Ltd. & Michael Bomar

Address: 4900 Gulf Boulevard, St. Pete Beach, FL 33706

Violation:

25.6. - Tiki huts.

(a) The city may permit the location of a tiki hut on the beach in accordance with the following: (1) Tiki huts shall be allowed only in conjunction with the approval of the owner of the property upon which the tiki hut will be located and as part of a conditional use approved under the provisions Division 4 of this Code. Tiki huts shall be further regulated as follows:

- a. Only one tiki hut for each approved conditional use on a zoning lot;
- b. Such tiki huts shall be located in accordance with an approved site plan;
- c. Tiki huts shall be no larger than 36 square feet in area with sides that are at least 50 percent open and may have a roof;
- d. No tiki hut shall have utility services, shall serve food or drinks, or shall be used for any other service beyond the sales of services for an approved commercial water sports operation.

(2) Tiki huts shall be removed from the beach in the event of the issuance of a warning for a storm that, in the opinion of the city, is expected to be of sufficient strength to warrant such removal.

(3) Any tiki hut or other similar structure placed or erected on the beach after the adoption of this Code without a permit from the city shall in violation of this Code and all remedies shall be sought in accordance with the provisions of section 3.16 of this Code.

Order of continuance issued on November 22, 2016 referring the case back to the Special Magistrate on December 12, 2016 for an Order Imposing Fine/Certification of Lien

6. NEW CASES:

A. Case No. 20160052

City of St. Pete Beach v. Timothy Forsman

Address: 2101 Pass-A-Grille Way, St. Pete Beach, FL 33706

Violation:

Sec. 20.2. - Permitted principal uses and structures.

Subject to the provisions or restrictions contained in this section and elsewhere in this Code, permitted uses and structures in the PAG Pass-a-Grille Overlay District are as follows:

- (a) All uses permitted in the underlying zoning district; and
- (b) Transient occupancy in single-family dwellings, so long as any such transient occupancy of less than 30 days does not occur more than three times in any 12-month period on any parcel.

B. Case No. 20160055

City of St. Pete Beach v. Jody Rajcula and Maura Keenaw

Address: 265 S. Tessier Drive, St. Pete Beach, FL 33706

Violation:

Sec. 8.2. - Permitted principal uses and structures.

Subject to the provisions or restrictions contained in this section and elsewhere in this Code, permitted uses and structures in the RU-1 Residential District are as follows:

- (a) Residential dwellings—Detached single-family only. Such dwellings shall not be used for transient occupancy.

C. Case No. 20160061

City of St. Pete Beach v. Boag Family Trust and Michele Boag

Address: 6451 3rd Palm Point, St. Pete Beach, FL 33706

Violation:

Sec. 8.2. - Permitted principal uses and structures.

Subject to the provisions or restrictions contained in this section and elsewhere in this Code, permitted uses and structures in the RU-1 Residential District are as follows:

- (a) Residential dwellings—Detached single-family only. Such dwellings shall not be used for transient occupancy.

D. Case No. 20160125

City of St. Pete Beach v. Estate of Jeanne I. Warren

Address: 240 Julia Circle N., St. Pete Beach, FL 33706

Violation:

Sec. 46-33. - Enumeration.

(1) Vegetation as follows:

a. Any weeds such as broom grass, jimson, burdock, ragweed, sandspur or other similar weeds or any other vegetation, other than trees, ornamental bushes, flowers or other ornamental plants, with a height exceeding 12 inches.

b. Dead branches or fronds on trees or shrubs.

c. Trees and shrubs planted in such a manner as to obstruct vehicular and pedestrian traffic along roadways, sidewalks and public rights-of-way.

E. Case No. 20160138

City of St. Pete Beach v. Carolyn M. Hodgson and Lee C. Allan

Address: 650 59th Avenue, St. Pete Beach, FL 33706

Violation:

Sec. 8.2. - Permitted principal uses and structures.

Subject to the provisions or restrictions contained in this section and elsewhere in this Code, permitted uses and structures in the RU-1 Residential District are as follows:

- (a) Residential dwellings—Detached single-family only. Such dwellings shall not be used for transient occupancy.

7. ADDITIONAL ITEMS:

8. NEXT HEARING:

Monday, January 09, 2017 at 10:00 a.m.

8. 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.