



CODE ENFORCEMENT/SPECIAL MAGISTRATE HEARING

*****VIRTUAL MEETING*****

TO PARTICIPATE

Phone #: 929-205-6099; Use Meeting ID: 882 0264 7717

OR USE ZOOM URL

<https://zoom.us/j/88202647717>

**Monday, July 13, 2020
10:00 a.m.**

**Call to Order
Pledge of Allegiance**

Case Docket

- 1. Administration of Oath**
- 2. Changes to the Agenda**
- 3. CASES COMPLIED OR CONTINUED**
 - A. Case No. 20190359 – Unsightly Conditions (Sec.98-65) and Property Maintenance (Sec.98-66)
City of St. Pete Beach v. Robert J and Catherine Corsetti
Address: 6420 3rd Palm Point. St Pete Beach, FL 33706**

On April 21, 2020, this property was inspected, and the roof has been repaired. There are no outstanding fines or liens on this case.

4. NEW CASES

- A. Case No. 20190451 – Short-term Rental (Sec. 8.2)**
City of St. Pete Beach v. IKIM Consulting LLC
Address: 6462 1st Palm Point. St. Pete Beach, FL 33706

On May 22, 2020, this property was being rented on a transient basis and that is prohibited in the RU-1 Residential Zoning District. The property is now compliant.

- B. Case No. 20200096 – Short-term Rental (Sec.36.4)**
City of St. Pete Beach v. Bernardus A. Kleynhans
Address: 627 70th Ave. St Pete Beach, FL 33706

On May 29, 2020, this property was being advertised online on a transient basis and that is prohibited in the Upham Beach Village Zoning District. The property is no longer being advertised for rent on a transient basis.

- C. Case No. 20200124 – Short-term Rental (Sec 8.2)**
City of St. Pete Beach v. Paul and Putu Blanco
Address: 2742 W Vina Del Blvd. St Pete Beach, FL 33706

On May 7, 2020, this property was being advertised online on a transient basis and that is prohibited in the RU-1 Residential Zoning District.

- D. Case No. 20190498 – Short-term Rental (38.5)**
City of St. Pete Beach v. Mark Allen
Address: 55 51st Ave. E. St. Pete Beach, FL 33706

On June 19, 2020, this property was being advertised online on a transient basis and that is prohibited in the Activity Center Zoning District. Property is now compliant

5. OLD CASES

- A. Case No. 20190496 – Short-term Rental (Sec. 32.5)**
City of St. Pete Beach v. 360 78th Avenue Trust, Southern Investments Associates, LLC
Address: 360 78th Avenue St. Pete Beach, FL 33706

At the March 9, 2020 hearing, the Special Magistrate ordered that the case be referred to July 13, 2020 for an imposition of fines and certification of liens if violations are not corrected on or before June 15, 2020. The City is requesting an imposition of fines and liens in the amount of \$250.00 per unit per day plus administrative costs retroactive to June 15th until compliance is met.

6. REPEAT VIOLATION

- A. Case No. 20160062 - Short-term Rental (Sec. 10.2)**
City of St. Pete Beach v. Andrei and Valeriu Castanov, and Vera Castanova
Address: 454 78th Avenue, St. Pete Beach, FL 33706

On March 13, 2017, the Respondent and Property were previously found in violation of section 10.2 of the Land Development Code. On June 8, 2017, the Property was again found to be advertised for transient rental. The property was observed being advertised online, from 09/05/2019 through 09/16/2019, as a repeat violation. On June 9th, 2020, the property was once again being advertised for less than a month in violation of the Code. The City is requesting \$500.00 plus administrative costs.

- B. Case No. 20170085 – Conditional Uses (Sec.33.4)**
City of St. Pete Beach v. John V. Leonard
Address: 6600 Gulf Blvd, St. Pete Beach, FL 33706

At the August 14, 2017, Special Magistrate hearing the respondent was previously found in violation of section 33.4 of the Land Development Code. On May 24 and May 31, 2020, the owner, John Leonard, was observed operating a commercial parking lot and renting off premise parking spaces, and this is a repeat violation. The City is requesting the respondent pay \$1,000.00 plus administrative costs as a repeat violator. The respondent already has an outstanding lien for \$14,788.00.

- C. Case No. 20190153 – Short-term Rental (Sec. 8.2)**
City of St. Pete Beach v. Robert C. Schmidt Jr.
Address: 3580 Belle Vista Dr, St. Pete Beach, FL 33706

At the December 9, 2019, Special Magistrate hearing the respondent was previously found in violation of section 8.5 of the Land Development Code. During an early morning inspection on June 8, 2020, the property was found to be rented as a transient rental, after the occupant acknowledged renting the property for two weeks. The City is requesting the respondent pay \$6000.00 plus administrative costs as a repeat violator.

- D. Case No. 20160078 – Permitted principal uses and structures (Sec. 17.2), Allowable Conditional Uses (Sec. 17.3), and Prohibited Uses and structures (Sec. 17.4)**
City of St. Pete Beach v. Pass-A-Grille Beach Community Church Inc.
Address: 1606 Pass A Grille Way, St. Pete Beach, FL 33706

At the July 11, 2016, Special Magistrate hearing the respondent was previously found in violation of section 17.3 of the Land Development Code. On May 31st, 2020, the property was observed operating as a commercial parking lot and off premise parking, and this is a repeat violation. The City is requesting the respondent pay \$500.00 plus administrative costs as a repeat violator.

7. Next Meeting: August 10, 2020

8. Adjournment

APPEAL: Florida Statutes Chapter 286.0105 Notices of meetings and hearings must advise that a record is required to appeal. Each board, commission, or agency of this state or of any political subdivision thereof shall include in the notice of any meeting or hearing, if notice of the meeting or hearing is required, of such board, commission, or agency, conspicuously on such notice, the advice that, if a person decides to appeal any decision made by the board, agency, or commission with respect to any matter considered at such meeting or hearing, he or she will need a record of the proceedings, and that, for such purpose, he or she 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.

AMERICANS WITH DISABILITIES ACT: Florida Statutes 286.26. Accessibility of public meetings to the physically handicapped. In accordance with the Americans with Disabilities Act and Florida Statutes, persons needing special accommodations to participate in a meeting should contact City Hall at (727) 367-2735 no later than forty-eight (48) hours prior to the meeting for assistance.

CODE OF ORDINANCES, SECTION 1-15: Award of attorney's fees and other costs. In all instances where a lawsuit is instituted or defended on behalf of the city to enforce any provision of the Code of Ordinances, to collect fees, liens, assessments or fines, or otherwise secure compliance with any provision of the Code of Ordinances, the city shall be entitled to recover all costs incurred, including reasonable attorney's fees and court costs through the trial and appellate levels. This section shall apply to all instances where the city is required to defend an appeal from any order, notice or determination by the city or its officials.

For meetings that require materials to be submitted, the deadline to submit materials to the City is a minimum of 24 business hours in advance of the meeting. Materials including electronic media are to be submitted to cityclerk@stpetebeach.org. The Clerk's Office will then scan the agenda packet with the new documents and repost on the website for transparency purposes.

All agenda material is available for review at City Hall.