



CITY OF CRESTVIEW
SPECIAL
MAGISTRATE
HEARING



November 16, 2021

5:30 PM

Council Chambers

Special Magistrate Hearing

At the public hearing before the Special Magistrate all interested parties may appear and be heard with respect to the proposed items. Notice is given pursuant to Section 286.0105, Florida Statutes, that in order to appeal any decision made at these public hearings, you will need a verbatim record of the proceedings. It will be your responsibility to ensure that a verbatim record is made. In accordance with the Americans with Disabilities Act, any persons with a disability requiring reasonable accommodations in order to participate in this meeting should call the City Clerk at (850) 682-1560 at least 48 hours prior to the public hearing.

1 Call to Order

The Special Magistrate Hearing was called to order by Magistrate Sam Taylor at 5:30 PM

2 Administration of oath to staff/ Respondents /Witnesses

Magistrate Sam Taylor administered the Oath to Staff/respondents and witnesses.

3 Red Light Hearings

4 Code Enforcement Hearings

21-1357

4.1.

525 Cedar Avenue
Crestview, Fl 32536
Keith T Cooper (present at hearing)
111 Phillips Drive
Crestview, Fl 32536

Staff presented the case. Violations and notes of same are included in the attached documents. The Magistrate asked if the pictures were accurate and a true depiction of the property. Staff stated that they were. The Magistrate asked the building official to address the building that is in violation. The Building official recommendation is in the attached documents. Mr Cooper addressed the magistrate with his comments. He stated he is waiting on Gulf Power to disconnect the power and

then the house would be demolished. Staff then made the following recommendation: That on or before 12/17/21 the \$250 administrative fee be paid and if the property is not brought into compliance by 12/17/21, a 250 a day fine be assessed with an annual interest of 6.77%. It is the responsibility of the property owner to contact the City that the property has been brought into compliance and arrange for reinspection. The magistrate agreed with staff recommendation and ordered same. Amendment was that if Gulf Power does not disconnect in time, or if there are any other issues, he will contact the City for an extension. Also Waived the \$250 administrative

EXHIBIT 1
CASE # 21-1357
525 CEDAR AVE
TUESDAY, NOVEMBER 16, 2021

BUILDING OFFICIAL STRUCTURAL DETERMINATION

CHAPTER 38-65 IMPROVED PROPERTY STANDARDS

7/14/21

DATE

525 Cedar

21-1357

ADDRESS/LOCATION OF VIOLATION

- | | |
|--|--|
| ☐ (a) FOUNDATION | ☐ (m) STAIRS |
| ☐ (b) WOOD SUPPORTS | ☒ (n) ROOFS |
| ☐ (c) METAL SUPPORTS | ☐ (o) GUTTERS AND DOWNSPOUTS |
| ☐ (d) SKIRTING | ☐ (p) CHIMNEYS, FLUES, AND VENT ATTACHMENTS |
| ☒ (e) EXTERIOR WALLS | ☐ (q) OVERHANG EXTENSIONS |
| ☐ (f) WINDOWS | ☐ (r) INSECT SCREENS |
| ☐ (g) SHUTTERS | ☐ (s) ACCESSORY STRUCTURES |
| ☐ (h) EXTERIOR DOORS | ☐ (t) SWIMMING POOLS |
| ☐ (i) EXTERIOR DOOR FRAMES AND STOREFRONTS | ☐ (u) RODENT HARBORAGE |
| ☒ (j) EXTERIOR SURFACE TREATMENT | ☐ (v) EXTERIOR LIGHTING |
| ☐ (k) STRUCTURAL SUPPORTS | ☐ (w) FENCES AND WALLS |
| ☐ (l) PORCHES AND BALCONIES | ☐ OTHER: _____ |

COMMENTS/CORRECTIVE ACTION(S): Roof is covered in tarps and needs
replacing. Siding missing. Several areas have house wrap covering the
walls with no approved siding installed. This needs to be permitted and
repaired.


SIGNATURE OF BUILDING OFFICIAL

Ronald Raybon
PRINTED NAME OF BUILDING OFFICIAL

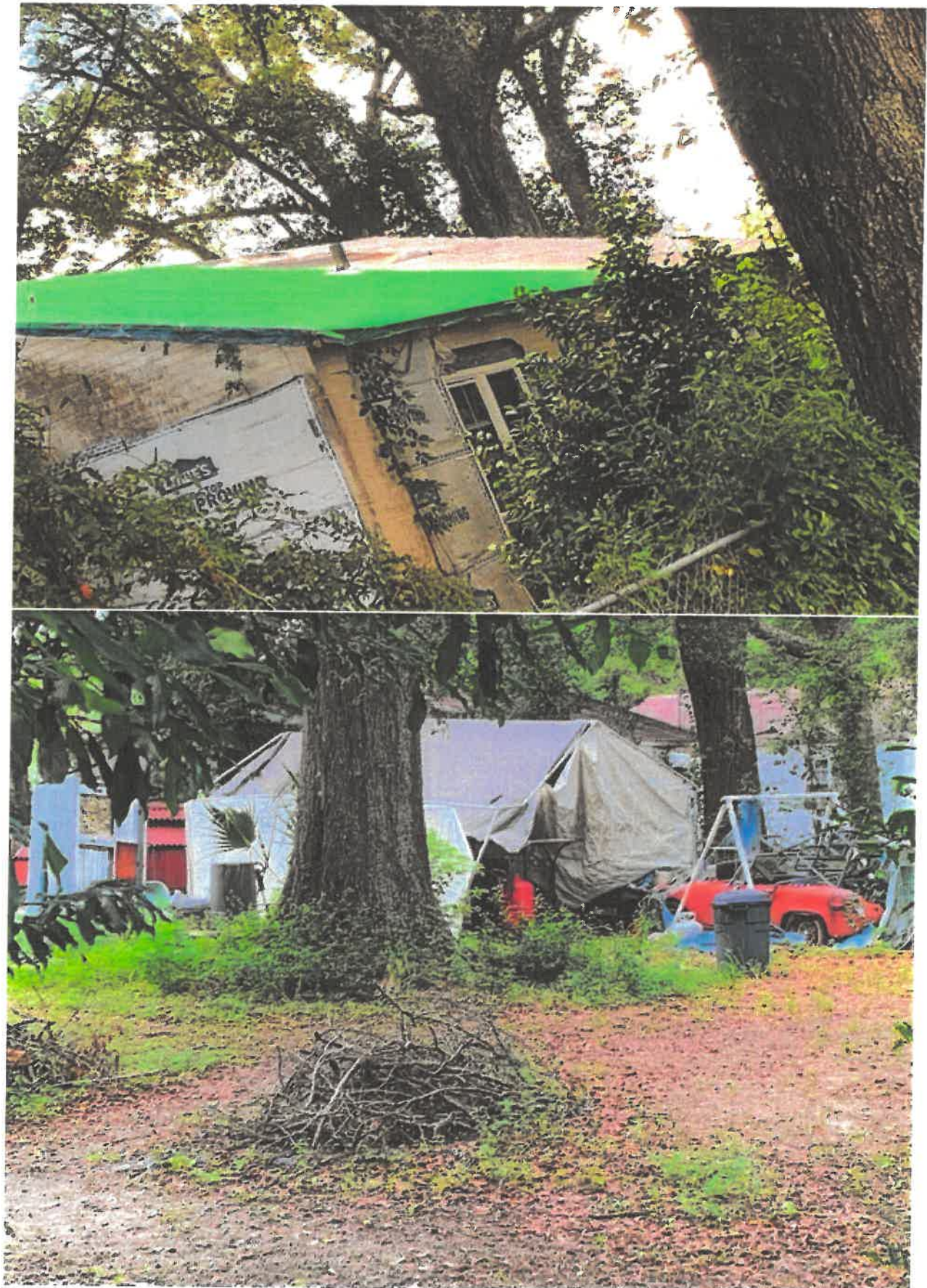
7/14/21
DATE

EXHIBIT # 1



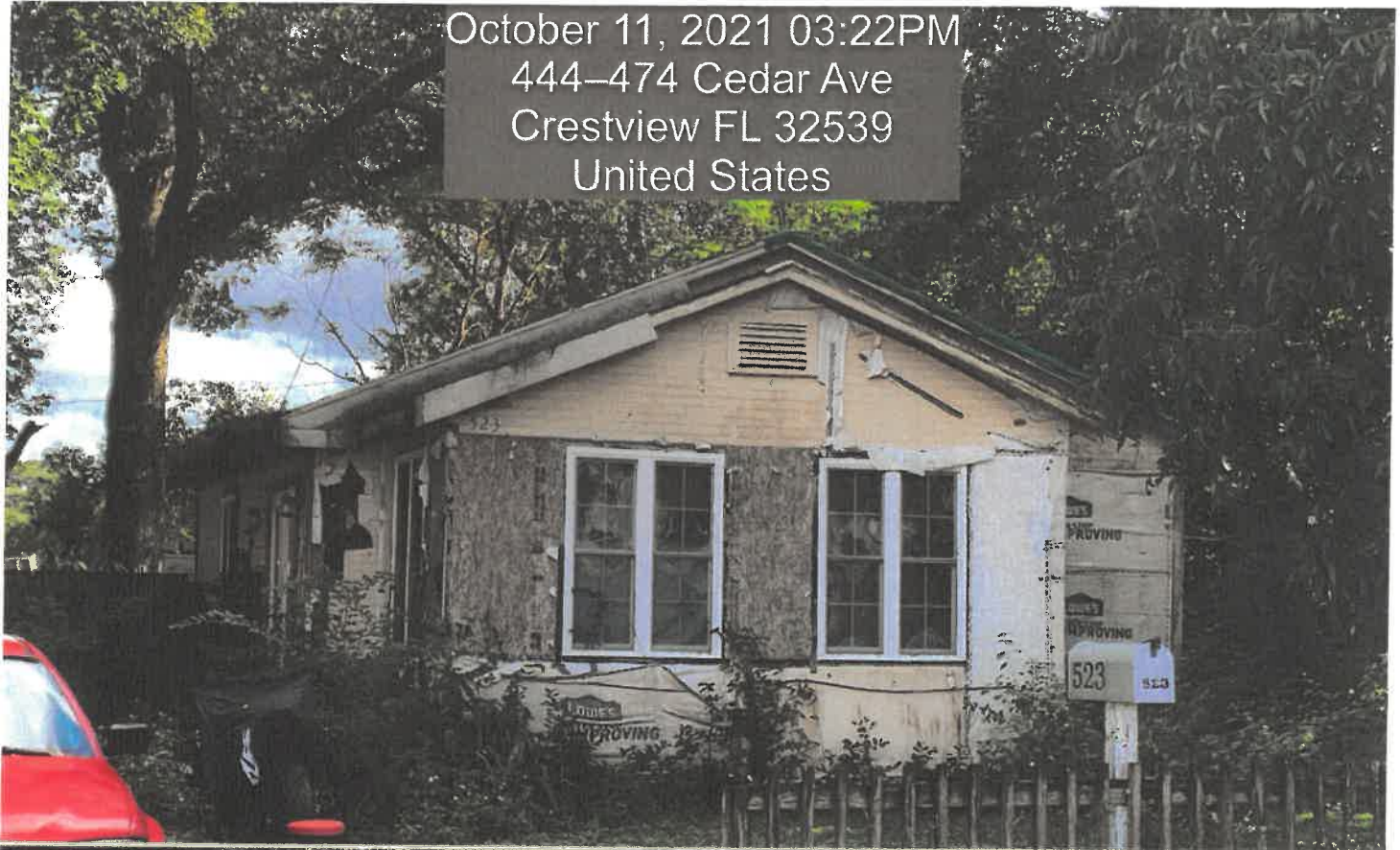








October 11, 2021 03:22PM
444-474 Cedar Ave
Crestview FL 32539
United States



November 16, 2021 09:51AM
525 Cedar Ave
Crestview FL 32539



CITY OF CRESTVIEW - BUILDING DIVISION

198 WILSON STREET N
CRESTVIEW, FL 32536
850-689-1618 FAX 850-689-4575
permits@cityofcrestview.org

Application Number 22-00000128 Date 10/28/21
Application pin number 958080
Property Address 523 E CEDAR AVE
TAX ID NUMBER: 17-3N-23-2490-0056-00A0
Application type description DEMOLITION- ALL STRUCT
Subdivision Name
Property Use LOW DENSITY RESIDENTIAL
Property Zoning COMMERCIAL
Application valuation 1080

Description of Work
Demo entire structure

Owner Contractor

COOPER MARY G OWNER
PO BOX 764
CRESTVIEW FL 325360764

--- Structure Information 000 000 Demo entire structure
Occupancy Type RESIDENTIAL
Flood Zone FLOOD ZONE X

Permit DEMOLITION
Additional desc DEMO ENTIRE STRUCTURE
Permit pin number 217406
Issue Date 10/28/21 Valuation 0
Expiration Date 4/26/22

Special Notes and Comments

WARNING TO OWNER: ANY PAYMENTS MADE BY
THE OWNER AFTER THE EXPIRATION OF THE
NOTICE OF COMMENCEMENT ARE CONSIDERED
IMPROPER PAYMENTS UNDER CHAPTER 713,
PART I, SECTION 713.13, FLORIDA
STATUTES, AND CAN RESULT IN YOUR PAYING
TWICE FOR IMPROVEMENTS TO YOUR PROPERTY.
A NOTICE OF COMMENCEMENT MUST BE
RECORDED AND POSTED ON THE JOB SITE
BEFORE THE FIRST INSPECTION. IF YOU
INTEND TO OBTAIN FINANCING, CONSULT WITH
YOUR LENDER OR AN ATTORNEY BEFORE
COMMENCING WORK OR RECORDING YOUR NOTICE
OF COMMENCEMENT.

=====

BUILDING INSPECTIONS (850) 689-1618
WWW.CITYOFCRESTVIEW.ORG
USE CLICK2GOV BP TO:

TO CLOSE OUT A PERMIT,
YOU MUST REQUEST AN INSPECTION.

EXHIBIT # 1

CITY OF CRESTVIEW - BUILDING DIVISION
198 WILSON STREET N
CRESTVIEW, FL 32536
850-689-1618 FAX 850-689-4575
permits@cityofcrestview.org

Application Number 22-00000128
Application pin number : : : 958080

Page 2
Date 10/28/21

Special Notes and Comments

1. OBTAIN PLAN REVIEW RESULTS.
2. SCHEDULE OR CANCEL INSPECTIONS.
3. OBTAIN INSPECTION RESULTS.
4. PAY ALL PERMIT FEES.

Other Fees	SURCHARGE BP DBPR (BU)	2.00
	APPLICATION BASE FEE BLDG	44.00
	SURCHARGE BP BCAIB (BU)	2.00

Fee summary	Charged	Paid	Credited	Due
Other Fee Total	48.00	48.00	.00	.00
Grand Total	48.00	48.00	.00	.00

TO CLOSE OUT A PERMIT,
YOU MUST REQUEST AN INSPECTION.

EXHIBIT # 1



CITY OF CRESTVIEW
COMMUNITY DEVELOPMENT SERVICES
Code Enforcement Division
P.O. Drawer 1209, Crestview, Florida 32536
Phone (850) 683-0896

Date: July 21, 2021
Case #: 21-00001357

KEITH T COOPER
111 PHILLIPS DRIVE
CRESTVIEW, FL 32536

RE: 523 Cedar Avenue
Dear Property Owner,

This Civil Violation Notice is being sent to advise you that a parcel of property belonging to you, which is in the City of Crestview, is currently in violation of City Codes. The following information is provided to you concerning these violations:

Location of Violation: 525 E CEDAR AVE (AKA: 523 CEDAR AVE)
Tax Identification Number: 17-3N-23-2490-0056-00A0
Legal: CRESTVIEW N 1/2 EX W 135 FT, BLK 56,

If the violation(s) noted in the attached Statement of Violation (Violation Detail), are not corrected by **August 04, 2021**, this case may be scheduled for a public hearing before the City of Crestview's Special Magistrate.

The Special Magistrate has the authority to impose fines of up to \$250.00 per day for the first offense and \$500.00 per day for repeat offenses and other penalties as a measure to enforce the codes and ordinances of the City of Crestview in cases where violations continue to exist.

If you have any questions concerning this matter, you may call me at (850) 683-0896.

Sincerely,

Deborah Lawson
Code Compliance Officer
850.306.3702/850.612.9714

EXHIBIT # 1

CASE NUMBER 21-00001357
PROPERTY ADDRESS 525 E CEDAR AVE

VIOLATION: CH 38 SEC 65 EXT. SURFACE QUANTITY: 1
DESCRIPTION: EXTERIOR SURFACE DATE: 7/21/21
LOCATION:

ORDINANCE DESCRIPTION :

38.19 - Duty of Property Owner.

It shall be the duty of the owners, or other persons in control of property within the City to maintain their lot, tract or parcel and the abutting right-of-way but not including that area which is paved as roadway consistent with the standards set forth.

38.65 - Standards for Improved Property.

(e) Exterior walls: Exterior walls of buildings shall be:

(1) Maintained free from holes, breaks, and loose or rotting materials: and maintained, weatherproofed and surfaces properly coated as needed to prevent deterioration. Decorative features such as cornices, belt courses, corbels, trim, wall facings and similar decorative features shall be maintained in good repair with proper anchorage. Any graffiti shall be removed or repainted to match existing surfaces.

(j) Exterior surface treatment: All exterior surfaces, including by way of example and not limitation, doors and window frames, cornices, porches, decks, trim, balconies, fences, and docks, shall be maintained in good condition. Exterior wood surfaces, other than decay-resistant woods, shall be protected from the elements and decay by painting or other protective treatment. Peeling paint is prohibited and surfaces shall be repainted. All metal surfaces shall be coated to inhibit rust and corrosion and all surfaces with rust or corrosion shall be stabilized and coated.

(k) Repair, replace or repaint the exterior porch, balcony, stairs, fire escape, banisters or railings. Handrails and guardrails shall be maintained to withstand loads prescribed by the Florida Building Code.

CORRECTIVE ACTION REQUIRED :

38.64 - GENERAL PROVISIONS.

(g) Building Permits: Prior to commencing work to correct a violation as described below, a building permit, or approval from the Building Official is required. Failure to obtain a building permit is punishable by Florida Statute 553.

You may abate the violation(s) by conducting the following action(s).

EXHIBIT # 1

CASE NUMBER 21-00001357
PROPERTY ADDRESS 525 E CEDAR AVE

CORRECTIVE ACTION REQUIRED :

Repair or paint the exterior walls of the building that contains any of the following.

- (1) Holes, breaks, and loose or rotting materials.
- (2) Repair or replace any decorative features such as cornices, belt courses, corbels, trim, wall facings and similar decorative features.
- (3) Remove, repaint, any graffiti on the building to match existing surfaces.
- (4) Repair, replace or repaint, the exterior surface of the building, to include, doors, window frames, cornices, porches, decks, trim, balconies, fences, and docks. All stairs shall be maintained safe and free from tripping hazards
- (5) Repair, replace or repaint the exterior porch, balcony, stairs, fire escape, banisters or railings
Handrails and guardrails shall be maintained to withstand loads prescribed by the Florida Building Code.

VIOLATION: CH 38 SEC 65 FENCES-WALLS QUANTITY: 1
DESCRIPTION: FENCES & WALLS DATE: 7/21/21
LOCATION:

ORDINANCE DESCRIPTION :

38.19 - Duty of Property Owner.

It shall be the duty of the owners, or other persons in control of property within the City to maintain their lot, tract or parcel and the abutting right-of-way but not including that area which is paved as roadway consistent with the standards set forth.

38.65 - Standards for Improved Property.

(w) 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.

CORRECTIVE ACTION REQUIRED :

38.64 - GENERAL PROVISIONS.

(g) Building Permits: Prior to commencing work to correct a violation as described below, a building permit, or approval from the Building Official is required. Failure to obtain a building permit is punishable by Florida Statute 553.

EXHIBIT # 1

CASE NUMBER 21-00001357
PROPERTY ADDRESS 525 E CEDAR AVE

CORRECTIVE ACTION REQUIRED :

You may abate the violation(s) by conducting the following action(s).

Repair, or replace, the fence, or wall.

VIOLATION: CH 38 SEC 65 ROOFS QUANTITY: 1
DESCRIPTION: ROOFS DATE: 7/21/21
LOCATION:

ORDINANCE DESCRIPTION :

38.19 - Duty of Property Owner.

It shall be the duty of the owners, or other persons in control of property within the City to maintain their lot, tract or parcel and the abutting right-of-way but not including that area which is paved as roadway consistent with the standards set forth.

38.65 - Standards for Improved Property.

(n) Roofs shall be maintained in a structurally sound and safe manner. Roofs shall be repaired using like materials to existing materials.

CORRECTIVE ACTION REQUIRED :

38.64 - GENERAL PROVISIONS.

(g) Building Permits: Prior to commencing work to correct a violation as described below, a building permit, or approval from the Building Official is required. Failure to obtain a building permit is punishable by Florida Statute 553.

You may abate the violation(s) by conducting the following action(s).

Please contact the Permitting Department @ 850-689-1618 ext. 254 or 261.

EXHIBIT # 1

7020 1290 0001 2346 7378

U.S. Postal ServiceTM
CERTIFIED MAIL[®] RECEIPT
Domestic Mail Only

For delivery information, visit our website at www.usps.com.

OFFICIAL USE

Certified Mail Fee	\$ 3.60
Extra Services & Fees (check box, add fees as appropriate)	
☒ Return Receipt (hardcopy)	\$ 2.85
☐ Return Receipt (electronic)	\$
☐ Certified Mail Restricted Delivery	\$
☐ Adult Signature Required	\$
☐ Adult Signature Restricted Delivery	\$
Postage	\$.51
Total Postage and Fees	\$ 6.96

Sent to: **KEITH T COOPER**
Street and Apt. No., or P.O. Box No.: **111 PHILLIPS DRIVE**
City, State, ZIP+4[®]: **CRESTVIEW, FL 32536**

PS Form 3800, April 2015 PSN 7530-02-000-9053 See Reverse for Instructions



SENDER: COMPLETE THIS SECTION	COMPLETE THIS SECTION ON DELIVERY												
- Complete items 1, 2, and 3. - Print your name and address on the reverse so that we can return the card to you. - Attach this card to the back of the mailpiece, or on the front if space permits.	A. Signature <i>[Signature]</i> ☒ Agent ☐ Addressee B. Received by (Printed Name) C. Date of Delivery <i>THOMAS F. COOPER</i> <i>07/26/21</i> D. Is delivery address different from item 1? ☐ Yes ☒ No If YES, enter delivery address below:												
1. Article Addressed to: KEITH T COOPER 111 PHILLIPS DRIVE CRESTVIEW, FL 32536 9590 9402 6373 0303 1241 09	3. Service Type <table border="0"><tr><td>☐ Adult Signature</td><td>☐ Priority Mail Express[®]</td></tr><tr><td>☐ Adult Signature Restricted Delivery</td><td>☐ Registered Mail[™]</td></tr><tr><td>☒ Certified Mail[®]</td><td>☐ Registered Mail Restricted Delivery</td></tr><tr><td>☐ Certified Mail Restricted Delivery</td><td>☐ Signature Confirmation[™]</td></tr><tr><td>☐ Collect on Delivery</td><td>☐ Signature Confirmation Restricted Delivery</td></tr><tr><td>☐ Collect on Delivery Restricted Delivery</td><td></td></tr></table>	☐ Adult Signature	☐ Priority Mail Express [®]	☐ Adult Signature Restricted Delivery	☐ Registered Mail [™]	☒ Certified Mail [®]	☐ Registered Mail Restricted Delivery	☐ Certified Mail Restricted Delivery	☐ Signature Confirmation [™]	☐ Collect on Delivery	☐ Signature Confirmation Restricted Delivery	☐ Collect on Delivery Restricted Delivery	
☐ Adult Signature	☐ Priority Mail Express [®]												
☐ Adult Signature Restricted Delivery	☐ Registered Mail [™]												
☒ Certified Mail [®]	☐ Registered Mail Restricted Delivery												
☐ Certified Mail Restricted Delivery	☐ Signature Confirmation [™]												
☐ Collect on Delivery	☐ Signature Confirmation Restricted Delivery												
☐ Collect on Delivery Restricted Delivery													
2. Article Number (Transfer from service label) 7020 1290 0001 2346 7378													

PS Form 3811, July 2020 PSN 7530-02-000-9053 Domestic Return Receipt

EXHIBIT # 1



CITY OF CRESTVIEW

COMMUNITY DEVELOPMENT SERVICES

Code Enforcement Division
P.O. Drawer 1209, Crestview, Florida 32536
Phone (850) 683-0896

Date: September 9, 2021
Case #: 21-00001357

KEITH T COOPER
111 PHILLIPS DRIVE
CRESTVIEW, FL 32536
RE: 523 Cedar Ave

Dear Property Owner,

This letter is being sent to advise you that a parcel of property belonging to you, which is in the City of Crestview, is currently in violation of City Codes. The following information is provided to you concerning these violations:

Location of Violation: 525 E CEDAR AVE
Tax Identification Number: 17-3N-23-2490-0056-00A0
Legal: CRESTVIEW N 1/2 EX W 135 FT, BLK 56,

If the violation(s) noted in the attached Statement of Violation (Violation Detail), are not corrected by **September 24, 2021**, this case may be scheduled for a public hearing before the City of Crestview's Special Magistrate.

The Special Magistrate has the authority to impose fines of up to \$250.00 per day for the first offense and \$500.00 per day for repeat offenses and other penalties as a measure to enforce the codes and ordinances of the City of Crestview in cases where violations continue to exist.

If you have any questions concerning this matter, you may call me at (850) 683-0896.

Sincerely,

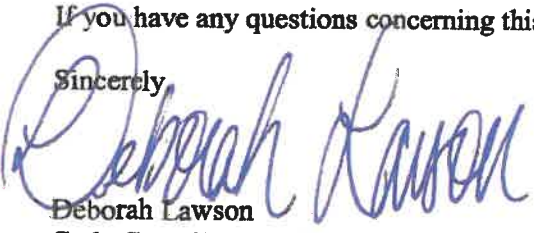

Deborah Lawson
Code Compliance Officer
850.306.3702/850.612.9714

EXHIBIT # 1

CASE NUMBER 21-00001357
PROPERTY ADDRESS 525 E CEDAR AVE

VIOLATION: CH 38 SEC 65 EXT. SURFACE QUANTITY: 1
DESCRIPTION: EXTERIOR SURFACE DATE: 7/21/21
LOCATION:

ORDINANCE DESCRIPTION :

38.65 - Standards for Improved Property.

(e) Exterior walls: Exterior walls of buildings shall be:
(1) Maintained free from holes, breaks, and loose or rotting materials: and maintained, weatherproofed and surfaces properly coated as needed to prevent deterioration. Decorative features such as cornices, belt courses, corbels, trim, wall facings and similar decorative features shall be maintained in good repair with proper anchorage. Any graffiti shall be removed or repainted to match existing surfaces.

(j) Exterior surface treatment: All exterior surfaces, including by way of example and not limitation, doors and window frames, cornices, porches, decks, trim, balconies, fences, and docks, shall be maintained in good condition. Exterior wood surfaces, other than decay-resistant woods, shall be protected from the elements and decay by painting or other protective treatment. Peeling paint is prohibited and surfaces shall be repainted. All metal surfaces shall be coated to inhibit rust and corrosion and all surfaces with rust or corrosion shall be stabilized and coated.

(k) Repair, replace or repaint the exterior porch, balcony, stairs, fire escape, banisters or railings. Handrails and guardrails shall be maintained to withstand loads prescribed by the Florida Building Code.

CORRECTIVE ACTION REQUIRED :

38.64 - GENERAL PROVISIONS.

(g) Building Permits: Prior to commencing work to correct a violation as described below, a building permit, or approval from the Building Official is required. Failure to obtain a building permit is punishable by Florida Statute 553.

You may abate the violation(s) by conducting the following action(s).

Repair or paint the exterior walls of the building that contains any of the following.

- (1) Holes, breaks, and loose or rotting materials.
- (2) Repair or replace any decorative features such as cornices, belt courses, corbels, trim, wall facings and similar decorative features.
- (3) Remove, repaint, any graffiti on the building to

CASE NUMBER 21-00001357
PROPERTY ADDRESS 525 E CEDAR AVE

CORRECTIVE ACTION REQUIRED :

match existing surfaces.

(4) Repair, replace or repaint, the exterior surface of the building, to include, doors, window frames, cornices, porches, decks, trim, balconies, fences, and docks. All stairs shall be maintained safe and free from tripping hazards

(5) Repair, replace or repaint the exterior porch, balcony, stairs, fire escape, banisters or railings. Handrails and guardrails shall be maintained to withstand loads prescribed by the Florida Building Code.

VIOLATION: CH 38 SEC 65 ROOFS QUANTITY: 1
DESCRIPTION: ROOFS DATE: 7/21/21
LOCATION:

ORDINANCE DESCRIPTION :

38.65 - Standards for Improved Property.

(n) Roofs shall be maintained in a structurally sound and safe manner. Roofs shall be repaired using like materials to existing materials.

CORRECTIVE ACTION REQUIRED :

38.64 - GENERAL PROVISIONS.

(g) Building Permits: Prior to commencing work to correct a violation as described below, a building permit, or approval from the Building Official is required. Failure to obtain a building permit is punishable by Florida Statute 553.

You may abate the violation(s) by conducting the following action(s).

Please contact the Permitting Department @ 850-689-1618 ext. 254 or 261.



City of Crestview
City Hall
198 North Wilson Street
Crestview, FL 32536

CERTIFIED MAIL™



7011 3500 0000 9133 0469

NEOPOST
09/13/2021
FIRST-CLASS MAIL
US POSTAGE **\$007.33**



ZIP 32536
041M11297338

LN
a/s

KEITH T COOPER

111 PHILLIPS DRIVE

CRESTVIEW

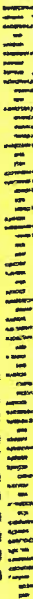
NIXIE

322 FE 1

0010/04/21

RETURN TO SENDER
NOT DELIVERABLE AS ADDRESSED
UNABLE TO FORWARD

BC: 32536343698 *0238-08417-04-14



7011 3500 0000 9133 0469

U.S. Postal Service™

CERTIFIED MAIL™ RECEIPT

(Domestic Mail Only; No Insurance Coverage Provided)

For delivery information visit our website at www.usps.com

OFFICIAL USE

Postage	\$ 1.58
Certified Fee	3.75
Return Receipt Fee (Endorsement Required)	3.05
Restricted Delivery Fee (Endorsement Required)	
Total Postage & Fees	\$ 7.38

SEP 14 2021
Postmark Here

CRESTVIEW, FL 32539

Sent To **KEITH T COOPER** 21-1357
Street, Apt. No.,
or PO Box No. **111 PHILLIPS DR**
City, State, ZIP+4 **CRESTVIEW, FL 32536**

PS Form 3800, August 2005

See reverse for instructions

EXHIBIT # 1



CITY OF CRESTVIEW
COMMUNITY DEVELOPMENT SERVICES DEPARTMENT
CODE COMPLIANCE DIVISION
198 Wilson Street North
Crestview, FL 32536
(850) 683-0896



NOTICE OF PUBLIC HEARING

DATE: 10/11/2021

Keith Cooper
111 Phillips Dr
Crestview, FL 32536

RE: CASE# 21-1357

Dear Property Owner:

You are hereby formally notified that on **November 16, 2021, at 5:30 P.M.**, there will be a Public Hearing at City Hall, located at 198 Wilson Street North, Crestview, Florida 32536 in the Council Chambers. This meeting is being held concerning violations that continue to exist on a parcel of property belonging to you located at **525 Cedar Avenue, Crestview, FL 32539** more particularly described as:

**PIN# 17-3N-23-2490-0056-00A0 LEGAL DESCRIPTION: CRESTVIEW N 1/2 EX W 135
FT BLK 56**

The Special Magistrate has the power to levy fines up to \$250 per day for a first violation, and up to \$500 per day for a repeat violation. If the Special Magistrate finds the violation to be irreparable or irreversible in nature, a fine, not to exceed \$5,000 per violation, may be imposed.

If a violation, or the condition causing the violation, presents a serious threat to the public health, safety, and welfare, or if the violation is irreparable or irreversible in nature, the Special Magistrate will notify the local governing body, which may make all reasonable repairs required to bring the property into compliance, and charge the violator with the reasonable cost of the repairs along with the fine imposed.

If the City prevails in prosecuting a case before the Special Magistrate, it shall be entitled to recover all costs incurred in prosecuting the case before the Special Magistrate, and such costs may be included in the lien authorized under FS 162.09(3).

A certified copy of an Order imposing a fine, or a fine plus repair costs, will be recorded in the Okaloosa County Public Records, and thereafter shall constitute a lien against the land on which the violation exists **and** upon any other real or personal property owned by the violator.

Encl: Notice of Violation

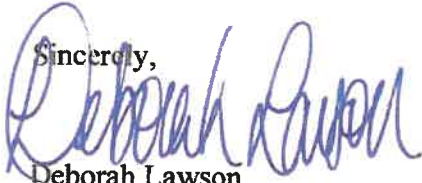
EXHIBIT # 1

You have the right to obtain an attorney, at your own expense, to represent you before the Special Magistrate.

If you desire a verbatim transcript of the proceedings for appeal purposes, you should arrange for a court reporter to attend the hearing.

The Crestview Special Magistrate was created pursuant to Florida Statue 162. The purpose of the Special Magistrate is to facilitate the enforcement of local and state laws.

Sincerely,



Deborah Lawson

Code Compliance Officer

850.305.3702/850.612.9714

CASE NUMBER 21-00001357
PROPERTY ADDRESS 525 E CEDAR AVE

VIOLATION: CH 38 SEC 65 EXT. SURFACE QUANTITY: 1
DESCRIPTION: EXTERIOR SURFACE DATE: 7/21/21
LOCATION:

ORDINANCE DESCRIPTION :

38.65 - Standards for Improved Property.

(e) Exterior walls: Exterior walls of buildings shall be:
(1) Maintained free from holes, breaks, and loose or rotting materials: and maintained, weatherproofed and surfaces properly coated as needed to prevent deterioration. Decorative features such as cornices, belt courses, corbels, trim, wall facings and similar decorative features shall be maintained in good repair with proper anchorage. Any graffiti shall be removed or repainted to match existing surfaces.

(j) Exterior surface treatment: All exterior surfaces, including by way of example and not limitation, doors and window frames, cornices, porches, decks, trim, balconies, fences, and docks, shall be maintained in good condition. Exterior wood surfaces, other than decay-resistant woods, shall be protected from the elements and decay by painting or other protective treatment. Peeling paint is prohibited and surfaces shall be repainted. All metal surfaces shall be coated to inhibit rust and corrosion and all surfaces with rust or corrosion shall be stabilized and coated.

(k) Repair, replace or repaint the exterior porch, balcony, stairs, fire escape, banisters or railings. Handrails and guardrails shall be maintained to withstand loads prescribed by the Florida Building Code.

CORRECTIVE ACTION REQUIRED :

38.64 - GENERAL PROVISIONS.

(g) Building Permits: Prior to commencing work to correct a violation as described below, a building permit, or approval from the Building Official is required. Failure to obtain a building permit is punishable by Florida Statute 553.

You may abate the violation(s) by conducting the following action(s).

Repair or paint the exterior walls of the building that contains any of the following.

- (1) Holes, breaks, and loose or rotting materials.
- (2) Repair or replace any decorative features such as cornices, belt courses, corbels, trim, wall facings and similar decorative features.
- (3) Remove, repaint, any graffiti on the building to

EXHIBIT # 1

VIOLATION DETAIL

PAGE 2

CASE NUMBER 21-00001357
PROPERTY ADDRESS 525 E CEDAR AVE

CORRECTIVE ACTION REQUIRED :

match existing surfaces.

- (4) Repair, replace or repaint, the exterior surface of the building, to include, doors, window frames, cornices, porches, decks, trim, balconies, fences, and docks. All stairs shall be maintained safe and free from tripping hazards
- (5) Repair, replace or repaint the exterior porch, balcony, stairs, fire escape, banisters or railings. Handrails and guardrails shall be maintained to withstand loads prescribed by the Florida Building Code.

VIOLATION: CH 38 SEC 65 ROOFS	QUANTITY: 1
DESCRIPTION: ROOFS	DATE: 7/21/21
LOCATION:	

ORDINANCE DESCRIPTION :

38.65 - Standards for Improved Property.

(n) Roofs shall be maintained in a structurally sound and safe manner. Roofs shall be repaired using like materials to existing materials.

CORRECTIVE ACTION REQUIRED :

38.64 - GENERAL PROVISIONS.

(g) Building Permits: Prior to commencing work to correct a violation as described below, a building permit, or approval from the Building Official is required. Failure to obtain a building permit is punishable by Florida Statute 553.

You may abate the violation(s) by conducting the following action(s).

Please contact the Permitting Department @ 850-689-1618 ext. 254 or 261.

EXHIBIT # 1

USPS Tracking®

[FAQs >](#)

Track Another Package +

Tracking Number: 70201290000123468054

Remove X

Your item was picked up at the post office at 3:02 pm on October 15, 2021 in CRESTVIEW, FL 32539.

✓ Delivered, Individual Picked Up at Post Office

October 15, 2021 at 3:02 pm
CRESTVIEW, FL 32539

Feedback

7020 1290 0001 2346 8054

U.S. Postal Service™ CERTIFIED MAIL® RECEIPT Domestic Mail Only	
For delivery information, visit our website at www.usps.com ®.	
OFFICIAL USE	
Certified Mail Fee \$ <u>3.75</u>	
Extra Services & Fees (check box, add fees as appropriate)	
☐ Return Receipt (hardcopy) \$	
☐ Return Receipt (electronic) \$	
☐ Certified Mail Restricted Delivery \$	
☐ Adult Signature Required \$	
☐ Adult Signature Restricted Delivery \$	
Postage \$ <u>58</u>	
Total Postage and Fees \$ <u>4.33</u>	
Sent To <u>Leith Cooper</u>	
Street and Apt. No., or P.O. Box No. <u>111 N. 11th St Dr 32536</u>	
City, State, ZIP+4® <u>DL 21-1357</u>	
PS Form 3800, April 2015 PSN 7530-02-000-9001 See Reverse for Instructions	

Can't find what you're looking for?

Go to our FAQs section to find answers to your tracking questions.

EXHIBIT # 1

BUILDING OFFICIAL STRUCTURAL DETERMINATION

CHAPTER 38-65 IMPROVED PROPERTY STANDARDS

7/14/21

DATE

525 Cedar

21-1357

ADDRESS-LOCATION OF VIOLATION

- | | |
|--|--|
| ☐ (a) FOUNDATION | ☐ (m) STAIRS |
| ☐ (b) WOOD SUPPORTS | ☒ (n) ROOFS |
| ☐ (c) METAL SUPPORTS | ☐ (o) GUTTERS AND DOWNSPOUTS |
| ☐ (d) SKIRTING | ☐ (p) CHIMNEYS, FLUES, AND VENT ATTACHMENTS |
| ☒ (e) EXTERIOR WALLS | ☐ (q) OVERHANG EXTENSIONS |
| ☐ (f) WINDOWS | ☐ (r) INSECT SCREENS |
| ☐ (g) SHUTTERS | ☐ (s) ACCESSORY STRUCTURES |
| ☐ (h) EXTERIOR DOORS | ☐ (t) SWIMMING POOLS |
| ☐ (i) EXTERIOR DOOR FRAMES AND STOREFRONTS | ☐ (u) RODENT HARBORAGE |
| ☒ (j) EXTERIOR SURFACE TREATMENT | ☐ (v) EXTERIOR LIGHTING |
| ☐ (k) STRUCTURAL SUPPORTS | ☐ (w) FENCES AND WALLS |
| ☐ (l) PORCHES AND BALCONIES | ☐ OTHER: _____ |

COMMENTS/CORRECTIVE ACTION(S): Roof is covered in tarps and needs
replacing. Siding missing. Several areas have house wrap covering the
walls with no approved siding installed. This needs to be permitted and
repaired.

SIGNATURE OF BUILDING OFFICIAL

PRINTED NAME OF BUILDING OFFICIAL

DATE

EXHIBIT # 1A

21-1553

4.2.

455 Blakely Avenue
Crestview, FL 32536
Carlyle Stevens (not present)
743 State Highway 35
Laurel Hill, FL 32536

Staff presented the case. Violations and notes of same are included in the attached documents. The Magistrate asked if the pictures were accurate and a true depiction of the property. Staff stated that they were. The Magistrate asked the building official to address the building that is in violation. The Building official recommendation is in the attached documents. Staff then made the following recommendation: That on or before 12/17/21 the \$250 administrative fee be paid and if the property is not brought into compliance by 12/17/21, a 250 a day fine be assessed with an annual interest of 6.77%. It is the responsibility of the property owner to contact the City that the property has been brought into compliance and arrange for reinspection. The magistrate agreed with staff recommendation and ordered same, and stated if is not brought into compliance the structure may be demolished.

EXHIBIT 2
CASE # 21-1553
455 BLAKELY AVE
TUESDAY, NOVEMBER 16, 2021

BUILDING OFFICIAL STRUCTURAL DETERMINATION

CHAPTER 38-65 IMPROVED PROPERTY STANDARDS

5/25/21

DATE

455 BLAKELY

ADDRESS-LOCATION OF VIOLATION

20-822

- ☐ (a) FOUNDATION
- ☒ (b) WOOD SUPPORTS
- ☐ (c) METAL SUPPORTS
- ☐ (d) SKIRTING
- ☐ (e) EXTERIOR WALLS
- ☒ (f) WINDOWS
- ☐ (g) SHUTTERS
- ☒ (h) EXTERIOR DOORS
- ☒ (i) EXTERIOR DOOR FRAMES AND STOREFRONTS
- ☐ (j) EXTERIOR SURFACE TREATMENT
- ☐ (k) STRUCTURAL SUPPORTS
- ☐ (l) PORCHES AND BALCONIES

- ☐ (m) STAIRS
- ☒ (n) ROOFS
- ☐ (o) GUTTERS AND DOWNSPOUTS
- ☒ (p) CHIMNEYS, FLUES, AND VENT ATTACHMENTS
- ☒ (q) OVERHANG EXTENSIONS
- ☐ (r) INSECT SCREENS
- ☐ (s) ACCESSORY STRUCTURES
- ☐ (t) SWIMMING POOLS
- ☒ (u) RODENT HARBORAGE
- ☒ (v) EXTERIOR LIGHTING
- ☐ (w) FENCES AND WALLS
- ☐ OTHER: _____

COMMENTS/CORRECTIVE ACTION(S): meets the criteria for demolition.

Unsafe structure, recommend removal of structure from property.
It appears it has concrete block wall if it were to be
repaired, permits required and structural evaluation and drawings
required prior to permit issuance.

SIGNATURE OF BUILDING OFFICIAL

PRINTED NAME OF BUILDING OFFICIAL

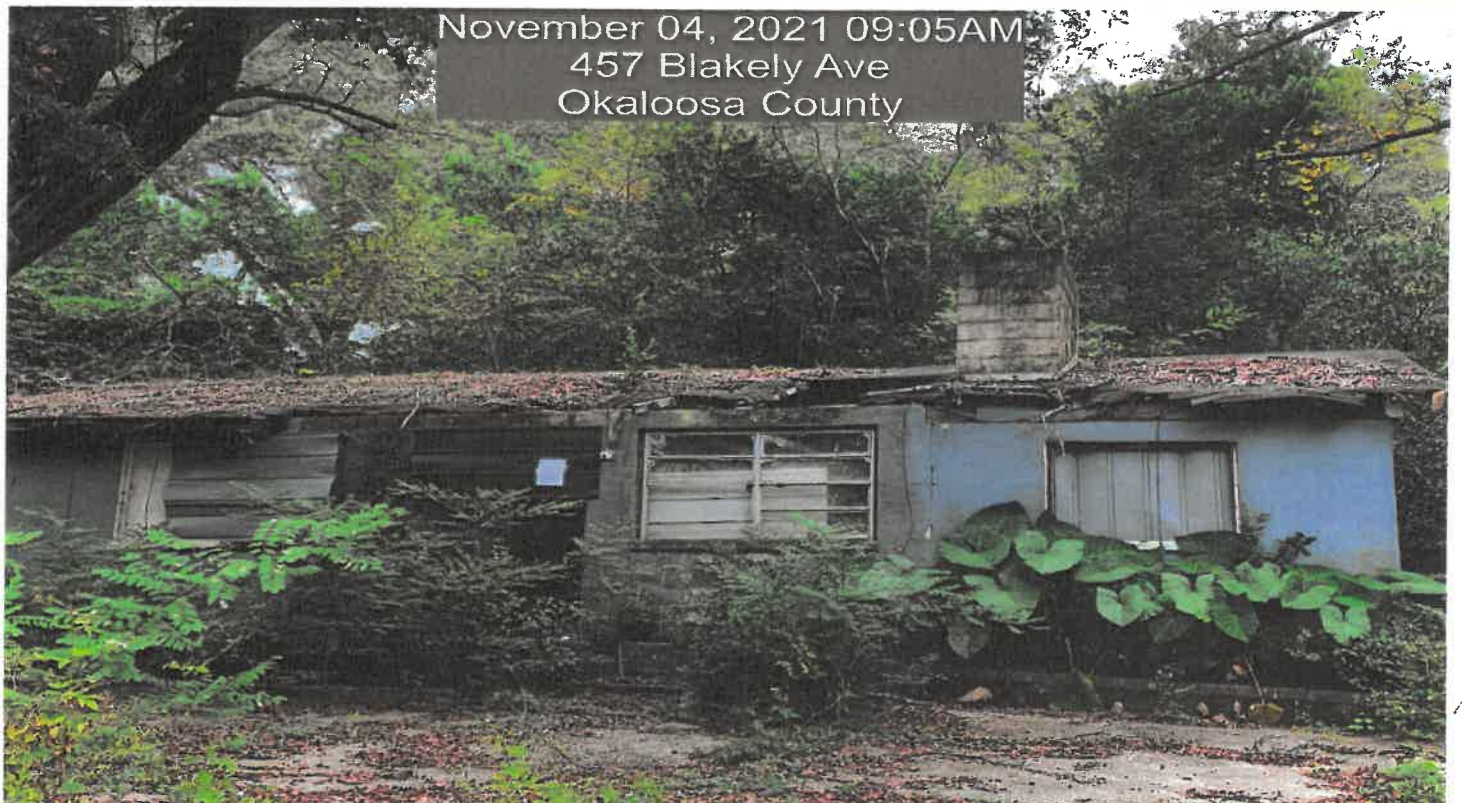
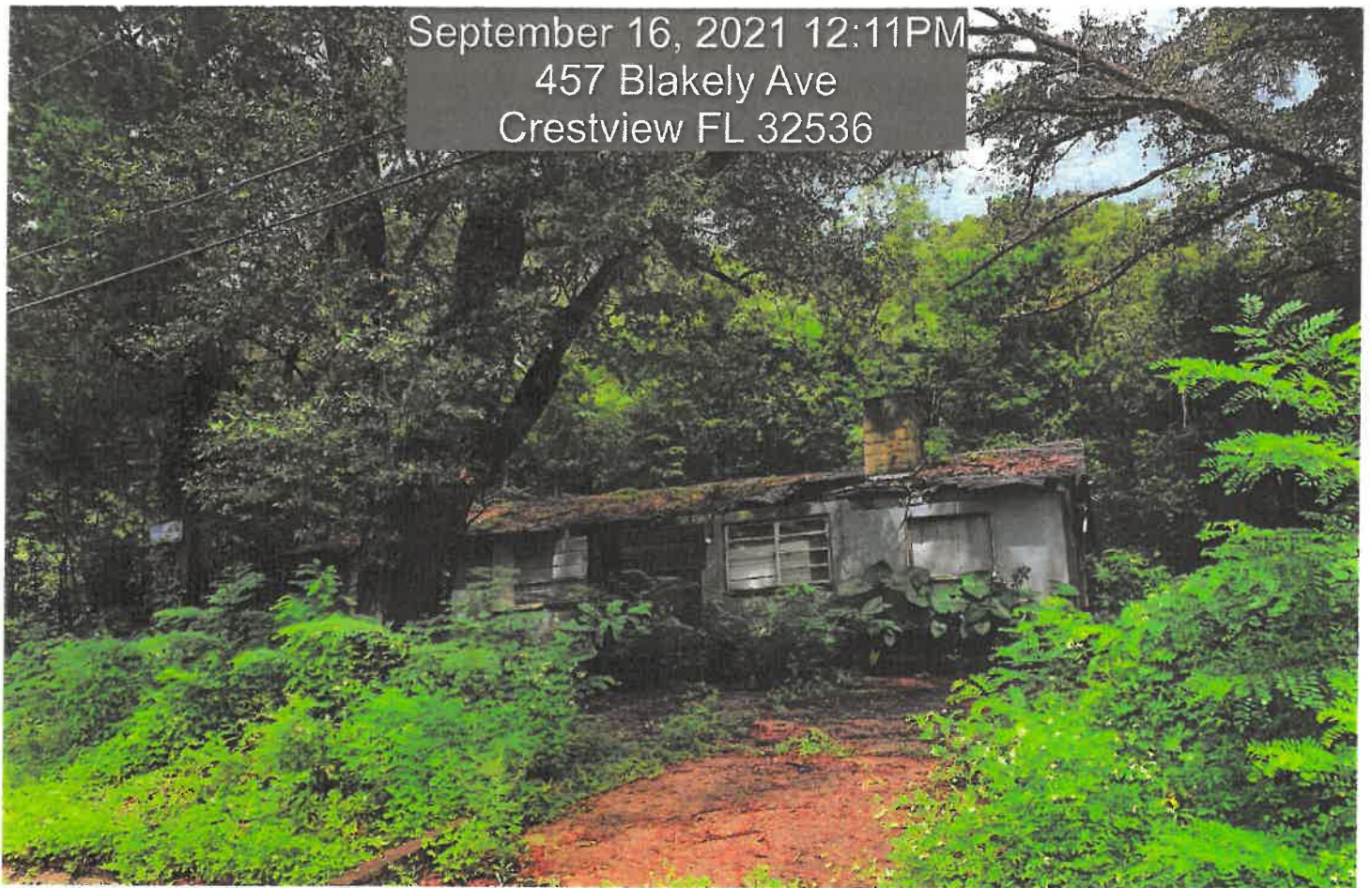
5/25/21

DATE

EXHIBIT #

2





November 04, 2021 09:05AM
457 Blakely Ave
Okaloosa County



**CITY OF CRESTVIEW
COMMUNITY DEVELOPMENT SERVICES DEPARTMENT
CODE COMPLIANCE DIVISION**
198 Wilson Street North
Crestview, FL 32536
(850) 663-0896



NOTICE OF PUBLIC HEARING

DATE: 10/11/2021

Carlyle Stevens
743 State Hwy 99
Laurel Hill, FL 32567

RE: CASE# 21-1553

Dear Property Owner:

You are hereby formally notified that on November 16, 2021, at 5:30 P.M., there will be a Public Hearing at City Hall, located at 198 Wilson Street North, Crestview, Florida 32536 in the Council Chambers. This meeting is being held concerning violations that continue to exist on a parcel of property belonging to you located at 455 Blakely Avenue, Crestview, FL 32536 more particularly described as:

PIN# 20-3N-23-2390-0011-0120 LEGAL DESCRIPTION: SULLIVANS ADD E1/2 OF
LOTS 11 & 12 BLK 11

The Special Magistrate has the power to levy fines up to \$250 per day for a first violation, and up to \$500 per day for a repeat violation. If the Special Magistrate finds the violation to be irreparable or irreversible in nature, a fine, not to exceed \$5,000 per violation, may be imposed.

If a violation, or the condition causing the violation, presents a serious threat to the public health, safety, and welfare, or if the violation is irreparable or irreversible in nature, the Special Magistrate will notify the local governing body, which may make all reasonable repairs required to bring the property into compliance, and charge the violator with the reasonable cost of the repairs along with the fine imposed.

If the City prevails in prosecuting a case before the Special Magistrate, it shall be entitled to recover all costs incurred in prosecuting the case before the Special Magistrate, and such costs may be included in the lien authorized under FS 162.09(3).

Enc: Notice of Violation

November 04, 2021 09:52AM
198 N Wilson St
Crestview FL 32536



**CITY OF CRESTVIEW
COMMUNITY DEVELOPMENT SERVICES DEPARTMENT
CODE COMPLIANCE DIVISION
198 Wilson Street North
Crestview, FL 32536
(850) 683-0896**



NOTICE OF PUBLIC HEARING

DATE: 10/11/2021

Carlyle Stevens
743 State Hwy 35
Laurel Hill, FL 32567

RE: CASE# 21-1553

Dear Property Owner:

You are hereby formally notified that on November 16, 2021, at 5:30 P.M., there will be a Public Hearing at City Hall, located at 198 Wilson Street North, Crestview, Florida 32536 in the Council Chambers. This meeting is being held concerning violations that continue to exist on a parcel of property belonging to you located at 455 Blakely Avenue, Crestview, FL 32536 more particularly described as:

PIN# 20-3N-23-2390-0011-0120 LEGAL DESCRIPTION: SULLIVANS ADD E1/2 OF
LOTS 11 & 12 BLK 11

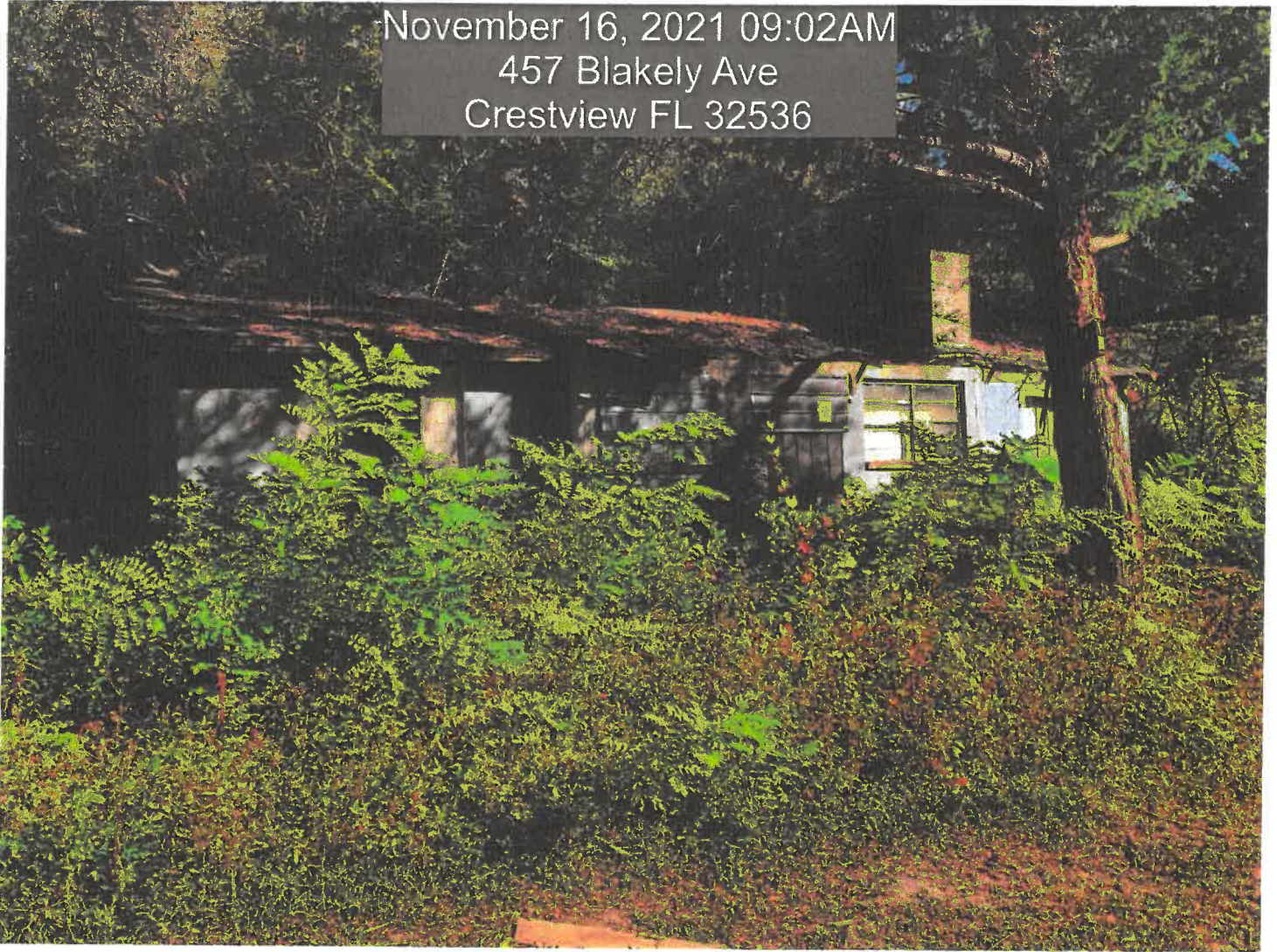
The Special Magistrate has the power to levy fines up to \$250 per day for a first violation, and up to \$500 per day for a repeat violation. If the Special Magistrate finds the violation to be irreparable or irreversible in nature, a fine, not to exceed \$5,000 per violation, may be imposed.

If a violation, or the condition causing the violation, presents a serious threat to the public health, safety, and welfare, or if the violation is irreparable or irreversible in nature, the Special Magistrate will notify the local governing body, which may make all reasonable repairs required to bring the property into compliance, and charge the violator with the reasonable cost of the repairs along with the fine imposed.

If the City prevails in prosecuting a case before the Special Magistrate, it shall be entitled to recover all costs incurred in prosecuting the case before the Special Magistrate, and such costs may be included in the lien authorized under FS 162.09(3).

Encl: Notice of Violation

November 16, 2021 09:02AM
457 Blakely Ave
Crestview FL 32536





CITY OF CRESTVIEW

COMMUNITY DEVELOPMENT SERVICES

Code Enforcement Division

P.O. Drawer 1209, Crestview, Florida 32536

Phone (850) 683-0896

Date: August 30, 2021

Case #: 21-1553

CARLYLE STEVENS
743 STATE HWY 35
LAUREL HILL, FL 32567

Dear Property Owner,

This Civil Violation Notice is being sent to advise you that a parcel of property belonging to you, which is in the City of Crestview, is currently in violation of City Codes. The following information is provided to you concerning these violations:

Location of Violation: 455 BLAKELY AVE

Tax Identification Number: 20-3N-23-2390-0011-0120

Legal: SULLIVANS ADD E1/2 OF LOTS 11, & 12 BLK 11,

If the violation(s) noted in the attached Statement of Violation (Violation Detail), are not corrected by September 10, 2021 this case may be scheduled for a public hearing before the City of Crestview's Special Magistrate.

The Special Magistrate has the authority to impose fines of up to \$250.00 per day for the first offense and \$500.00 per day for repeat offenses and other penalties as a measure to enforce the codes and ordinances of the City of Crestview in cases where violations continue to exist.

If you have any questions concerning this matter, you may call me at (850) 683-0896.

Sincerely,

Senida Oglesby
Code Compliance Officer

EXHIBIT # 2

CASE NUMBER 21-00001553
PROPERTY ADDRESS 455 BLAKELY AVE

VIOLATION: CH 38 SEC 18 (d) QUANTITY: 1
DESCRIPTION: DEMOLITION OF STRUCTURE DATE: 8/24/21
LOCATION:

ORDINANCE DESCRIPTION :

Nuisance Conditions - 38 - 18 (d) Any building or structure which does not meet the requirements of the Code and is in such a dilapidated condition that it is unfit for human habitation or kept in such a structurally unsafe or unsanitary condition that is a menace to the health of people residing in the vicinity thereof or presents a fire hazard to the vicinity in which it is located.

38.70 - UNSIGHTLY CONDITIONS.

The following conditions are hereby deemed to be unsightly conditions and are prohibited. The following conditions are prohibited on any premises in the City:

(a) Structures that are:

- (1) Partially destroyed; or
- (2) Left in a state of disrepair; or
- (3) Left in a state of partial construction

beyond the valid timeframe of the permit.

(c) Building exteriors in a condition of deterioration or disrepair such that the condition causes measurable diminution of surrounding property values.

(e) Prior to issuance of a demolition permit for a building where commercial activity is a permitted use, performance bond or equivalent security shall be filed with the City, or a letter of credit may be submitted to the City Manager for approval, in the amount defined below.

(1) Total demolition: The amount to demolish the building, and remove all debris from the site, and disposal cost for the debris and grading the lot in compliance with the Land Development Code; or

(2) Partial demolition: The amount to demolish the building, and remove all debris from the site, and disposal cost for the debris, grading the lot and the cost of additional construction or reconstruction so the exterior of any partially demolished building or building abutting an adjacent building that results in repair or reconstruction complies with this chapter and the Florida Building Code, as amended.

CORRECTIVE ACTION REQUIRED :

You may abate the violation(s) by obtaining a demolition building permit and removing the structure.

Prior to commencing work to correct a violation , a building permit, or approval from the Building Official is required. Failure to obtain a building permit is punishable by Florida Statute 553.

For further information, please contact the Permitting

EXHIBIT # 2

CASE NUMBER 21-00001553
PROPERTY ADDRESS 455 BLAKELY AVE

CORRECTIVE ACTION REQUIRED :
Division @ 850-689-1618 ext 254 or 261.

VIOLATION: CH 38 SEC 18 (k) QUANTITY: 1
DESCRIPTION: VEGETATION-WEEDS DATE: 8/24/21
LOCATION:

ORDINANCE DESCRIPTION :

Nuisance Conditions - 38 - 18 (k) Grass, weeds, and
uncultivated vegetation: All grasses or weeds, and
uncultivated vegetation, shall not exceed twelve (12) inches
in height on improved property, including the area between
the edge of the pavement in the street and the lot line.

CORRECTIVE ACTION REQUIRED :

You may abate the violation by removing the vegetation, or
weeds from the property.

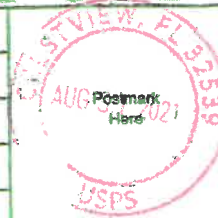
7009 2250 0003 6504 1851

U.S. Postal Service
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 (Domestic Mail Only; No Insurance Coverage Provided)

For delivery information visit our website at www.usps.com

OFFICIAL USE

Postage	\$.53
Certified Fee	3.75
Return Receipt Fee (Endorsement Required)	3.05
Restricted Delivery Fee (Endorsement Required)	
Total Postage & Fees	\$ 7.33



Sent To Stevens
 Street, Apt. No.,
 or PO Box No.
 City, State, ZIP+4 21-1553

PS Form 3800, August 2006 See Reverse for Instructions

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:
Carlyle Stevens
743 State HWY 35
Laurel Hill, FL 32567



9590 9402 6373 0303 1246 73

2. Article Number (Transfer from service label)

7009 2250 0003 6504 1851

PS Form 3811, July 2020 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

A. Signature
 X _____ ☐ Agent
☐ Addressee

B. Received by (Printed Name) _____ C. Date of Delivery 9/1/21

D. Is delivery address different from item 1? ☐ Yes
 If YES, enter delivery address below: ☐ No

could 19

3. Service Type
- | | |
|--|---|
| ☐ Adult Signature | ☐ Priority Mail Express® |
| ☐ Adult Signature Restricted Delivery | ☐ Registered Mail™ |
| ☐ Certified Mail® | ☐ Registered Mail Restricted Delivery |
| ☐ Certified Mail Restricted Delivery | ☐ Signature Confirmation™ |
| ☐ Collect on Delivery | ☐ Signature Confirmation Restricted Delivery |
| ☐ Collect on Delivery Restricted Delivery | |
| ☐ Mail Restricted Delivery | |

Domestic Return Receipt

EXHIBIT # 2



CITY OF CRESTVIEW
COMMUNITY DEVELOPMENT SERVICES
Code Enforcement Division
P.O. Drawer 1209, Crestview, Florida 32536
Phone (850) 683-0896

Date: September 17, 2021
Case #: 21-00001553

CARLYLE STEVENS
743 STATE HWY 35
LAUREL HILL, FL32567

Dear Property Owner,

This letter is being sent to advise you that a parcel of property belonging to you, which is in the City of Crestview, is currently in violation of City Codes. The following information is provided to you concerning these violations:

Location of Violation: 455 BLAKELY AVE
Tax Identification Number: 20-3N-23-2390-0011-0120
Legal: SULLIVANS ADD E1/2 OF LOTS 11, & 12 BLK 11,

If the violation(s) noted in the attached Statement of Violation (Violation Detail), are not corrected by **October 04, 2021**, this case may be scheduled for a public hearing before the City of Crestview's Special Magistrate.

The Special Magistrate has the authority to impose fines of up to \$250.00 per day for the first offense and \$500.00 per day for repeat offenses and other penalties as a measure to enforce the codes and ordinances of the City of Crestview in cases where violations continue to exist.

If you have any questions concerning this matter, you may call me at (850) 683-0896.

Sincerely,

Deborah Lawson
Code Compliance Officer
850.306.3702/850.612.9714

EXHIBIT # 2

CASE NUMBER 21-00001553
PROPERTY ADDRESS 455 BLAKELY AVE

VIOLATION: CH 38 SEC 18 (d) QUANTITY: 1
DESCRIPTION: DEMOLITION OF STRUCTURE DATE: 8/24/21
LOCATION:

ORDINANCE DESCRIPTION :

Nuisance Conditions - 38 - 18 (d) Any building or structure which does not meet the requirements of the Code and is in such a dilapidated condition that it is unfit for human habitation or kept in such a structurally unsafe or unsanitary condition that is a menace to the health of people residing in the vicinity thereof or presents a fire hazard to the vicinity in which it is located.

38.70 - UNSIGHTLY CONDITIONS.

The following conditions are hereby deemed to be unsightly conditions and are prohibited. The following conditions are prohibited on any premises in the City:

(a) Structures that are:

- (1) Partially destroyed; or
- (2) Left in a state of disrepair; or
- (3) Left in a state of partial construction

beyond the valid timeframe of the permit.

(c) Building exteriors in a condition of deterioration or disrepair such that the condition causes measurable diminution of surrounding property values.

(e) Prior to issuance of a demolition permit for a building where commercial activity is a permitted use, performance bond or equivalent security shall be filed with the City, or a letter of credit may be submitted to the City Manager for approval, in the amount defined below.

(1) Total demolition: The amount to demolish the building, and remove all debris from the site, and disposal cost for the debris and grading the lot in compliance with the Land Development Code; or

(2) Partial demolition: The amount to demolish the building, and remove all debris from the site, and disposal cost for the debris, grading the lot and the cost of additional construction or reconstruction so the exterior of any partially demolished building or building abutting an adjacent building that results in repair or reconstruction complies with this chapter and the Florida Building Code, as amended.

CORRECTIVE ACTION REQUIRED :

You may abate the violation(s) by obtaining a demolition building permit and removing the structure.

Prior to commencing work to correct a violation , a building permit, or approval from the Building Official is required. Failure to obtain a building permit is punishable by Florida Statute 553.

For further information, please contact the Permitting

CASE NUMBER 21-00001553
PROPERTY ADDRESS 455 BLAKELY AVE

CORRECTIVE ACTION REQUIRED :
Division @ 850-689-1618 ext 254 or 261.

VIOLATION: CH 38 SEC 18 (k) QUANTITY: 1
DESCRIPTION: VEGETATION-WEEDS DATE: 8/24/21
LOCATION:

ORDINANCE DESCRIPTION :
Nuisance Conditions - 38 - 18 (k) Grass, weeds, and
uncultivated vegetation: All grasses or weeds, and
uncultivated vegetation, shall not exceed twelve (12) inches
in height on improved property, including the area between
the edge of the pavement in the street and the lot line.

CORRECTIVE ACTION REQUIRED :
You may abate the violation by removing the vegetation, or
weeds from the property.

EXHIBIT # 2

9998 EETb 0000 005E TT02

U.S. Postal ServiceTM
CERTIFIED MAILTM RECEIPT
(Domestic Mail Only; No Insurance Coverage Provided)
For delivery information visit our website at www.usps.com

OFFICIAL USE

Postage \$	58
Certified Fee	3.75
Return Receipt Fee (Endorsement Required)	
Restricted Delivery Fee (Endorsement Required)	
Total Postage & Fees \$	4.33

Postmark Here
SEP 20 2021

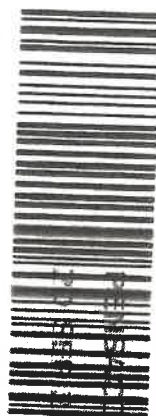
Sent to
CARLYLE STEVENS #2F 1553
Street, Apt. No.,
or PO Box No. 743 STATE HWY 35
City, State
LAUREL HILL, FL 325107

PS Form 3800, August 2006 See Reverse for Instructions



City of Crestview
City Hall
198 North Wilson Street
Crestview, FL 32536

CERTIFIED MAILTM



PERMITS LA FL 325
20 SEP 2021 PM 1 L

701J 3500 0000 9J33 8663

NEOPOST
09/17/2021
FIRST CLASS MAIL

US POSTAGE \$004.28

ZIP 32536
041M11297338

CARLYLE STEVENS

743 STATE HWY 35

LAUREL H

NIXIE

322 DE 1

0010/20/21

RETURN TO SENDER
UNCLAIMED
UNABLE TO FORWARD

UNC

BC: 32536343698

*2638-01109-20-37

EXHIBIT # 2



**CITY OF CRESTVIEW
COMMUNITY DEVELOPMENT SERVICES DEPARTMENT
CODE COMPLIANCE DIVISION
198 Wilson Street North
Crestview, FL 32536
(850) 683-0896**



NOTICE OF PUBLIC HEARING

DATE:10/11//2021

Carlyle Stevens
743 State Hwy 35
Laurel Hill, FL 32567

RE: CASE# 21-1553

Dear Property Owner:

You are hereby formally notified that on **November 16, 2021, at 5:30 P.M.**, there will be a Public Hearing at City Hall, located at 198 Wilson Street North, Crestview, Florida 32536 in the Council Chambers. This meeting is being held concerning violations that continue to exist on a parcel of property belonging to you located at **455 Blakely Avenue, Crestview, FL 32536** more particularly described as:

**PIN# 20-3N-23-2390-0011-0120 LEGAL DESCRIPTION: SULLIVANS ADD E1/2 OF
LOTS 11 & 12 BLK 11**

The Special Magistrate has the power to levy fines up to \$250 per day for a first violation, and up to \$500 per day for a repeat violation. If the Special Magistrate finds the violation to be irreparable or irreversible in nature, a fine, not to exceed \$5,000 per violation, may be imposed.

If a violation, or the condition causing the violation, presents a serious threat to the public health, safety, and welfare, or if the violation is irreparable or irreversible in nature, the Special Magistrate will notify the local governing body, which may make all reasonable repairs required to bring the property into compliance, and charge the violator with the reasonable cost of the repairs along with the fine imposed.

If the City prevails in prosecuting a case before the Special Magistrate, it shall be entitled to recover all costs incurred in prosecuting the case before the Special Magistrate, and such costs may be included in the lien authorized under FS 162.09(3).

Encl: Notice of Violation

EXHIBIT # 2

A certified copy of an Order imposing a fine, or a fine plus repair costs, will be recorded in the Okaloosa County Public Records, and thereafter shall constitute a lien against the land on which the violation exists **and** upon any other real or personal property owned by the violator.

You have the right to obtain an attorney, at your own expense, to represent you before the Special Magistrate.

If you desire a verbatim transcript of the proceedings for appeal purposes, you should arrange for a court reporter to attend the hearing.

The Crestview Special Magistrate was created pursuant to Florida Statute 162. The purpose of the Special Magistrate is to facilitate the enforcement of local and state laws.

Sincerely,



Deborah Lawson

Code Compliance Officer

850.305.3702/850.612.9714

Statement of Violation

Code of Ordinance Violated: Chapter 38 Section 18 (d) Demolition of Structure

Any building or structure which does not meet the requirements of the Code and is in such a dilapidated condition that it is unfit for human habitation or kept in such a structurally unsafe or unsanitary condition that is a menace to the health of people residing in the vicinity thereof or presents a fire hazard to the vicinity in which it is located.

Corrective Action Required: Obtain a demolition permit and demolish the structure. Remove all demolition debris from the property.

Code of Ordinance Violated: Chapter 38 Section 18 (k) Vegetation – Weeds

Grass, weeds, and uncultivated vegetation: All grasses or weeds, and uncultivated vegetation, shall not exceed twelve (12) inches in height on improved property, including the area between the edge of the pavement in the street and the lot line.

Corrective Action Required: Remove all vegetation and weeds in excess of twelve (12) inches from the property.

USPS Tracking®

FAQs >

Track Another Package +

Tracking Number: 70092250000365041943

Remove X

The delivery status of your item has not been updated as of October 16, 2021, 2:17 am. We apologize that it may arrive later than expected.

Awaiting Delivery Scan

October 16, 2021 at 2:17 am

Feedback

U.S. Postal Service
CERTIFIED MAIL™ RECEIPT
 (Domestic Mail Only; No Insurance Coverage Provided)
 For delivery information visit our website at www.usps.com

OFFICIAL USE

Postage	\$.58
Certified Fee	3.75
Return Receipt Fee (Endorsement Required)	
Restricted Delivery Fee (Endorsement Required)	
Total Postage & Fees	\$ 4.33

Sent To: Carlyle Stevens
 Street, Apt. No.,
 or PO Box No. 743 HWY 85 32567 AL
 City, State, ZIP+4 21553

PS Form 3800, August 2009 See Reverse for Instructions

7009 2250 0000 6504 1943

CRESTVIEW, FL 32539
 OCT 12 2021
 POST

Less ^

EXHIBIT # 2

Can't find what you're looking for?

Go to our FAQs section to find answers to your tracking questions.

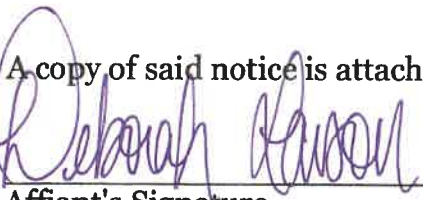
CITY OF CRESTVIEW
CODE COMPLIANCE DIVISION
P.O. Box 1209, Crestview, Florida 32536

AFFIDAVIT OF SERVICE
(POSTING OF NOTICE OF HEARING)

CASE # 21-1553

I, Deborah Lawson, being duly sworn, deposes and state, that I am employed by the City of Crestview, Florida, that on the 4th the day of November 2021, I personally posted said Notice of Hearing at: 455 Blakely Avenue, Crestview, Florida, 32536 in the County of Okaloosa.

A copy of said notice is attached hereto.



Affiant's Signature

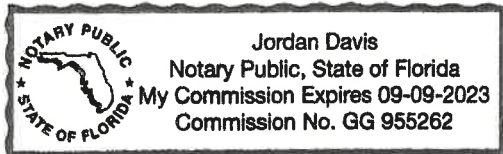
11/4/2021

Date

Before me, the undersigned authority personally appeared, Deborah Lawson, who being duly sworn deposes and states that she executed the foregoing affidavit, and it is true and correct.

Sworn to and subscribed before me this 4th the day of November 2021.

(SEAL)



NOTARY PUBLIC:



MY COMMISSION EXPIRES:

9/9/23

EXHIBIT # 2

BUILDING OFFICIAL STRUCTURAL DETERMINATION

CHAPTER 38-65 IMPROVED PROPERTY STANDARDS

5/25/21

DATE

455 BLAKELY

ADDRESS-LOCATION OF VIOLATION

20-822

- ☐ (a) FOUNDATION
- ☒ (b) WOOD SUPPORTS
- ☐ (c) METAL SUPPORTS
- ☐ (d) SKIRTING
- ☐ (e) EXTERIOR WALLS
- ☒ (f) WINDOWS
- ☐ (g) SHUTTERS
- ☒ (h) EXTERIOR DOORS
- ☒ (i) EXTERIOR DOOR FRAMES AND STOREFRONTS
- ☐ (j) EXTERIOR SURFACE TREATMENT
- ☐ (k) STRUCTURAL SUPPORTS
- ☐ (l) PORCHES AND BALCONIES

- ☐ (m) STAIRS
- ☒ (n) ROOFS
- ☐ (o) GUTTERS AND DOWNSPOUTS
- ☒ (p) CHIMNEYS, FLUES, AND VENT ATTACHMENTS
- ☒ (q) OVERHANG EXTENSIONS
- ☐ (r) INSECT SCREENS
- ☐ (s) ACCESSORY STRUCTURES
- ☐ (t) SWIMMING POOLS
- ☒ (u) RODENT HARBORAGE
- ☒ (v) EXTERIOR LIGHTING
- ☐ (w) FENCES AND WALLS
- ☐ OTHER: _____

COMMENTS/CORRECTIVE ACTION(S): Meets the criteria for demolition.

Unsafe structure. Recommend removal of structure from property.

It appears it has concrete block wall if it were to be repaired, permits required and structural evaluation and drawings required prior to permit issuance.

SIGNATURE OF BUILDING OFFICIAL

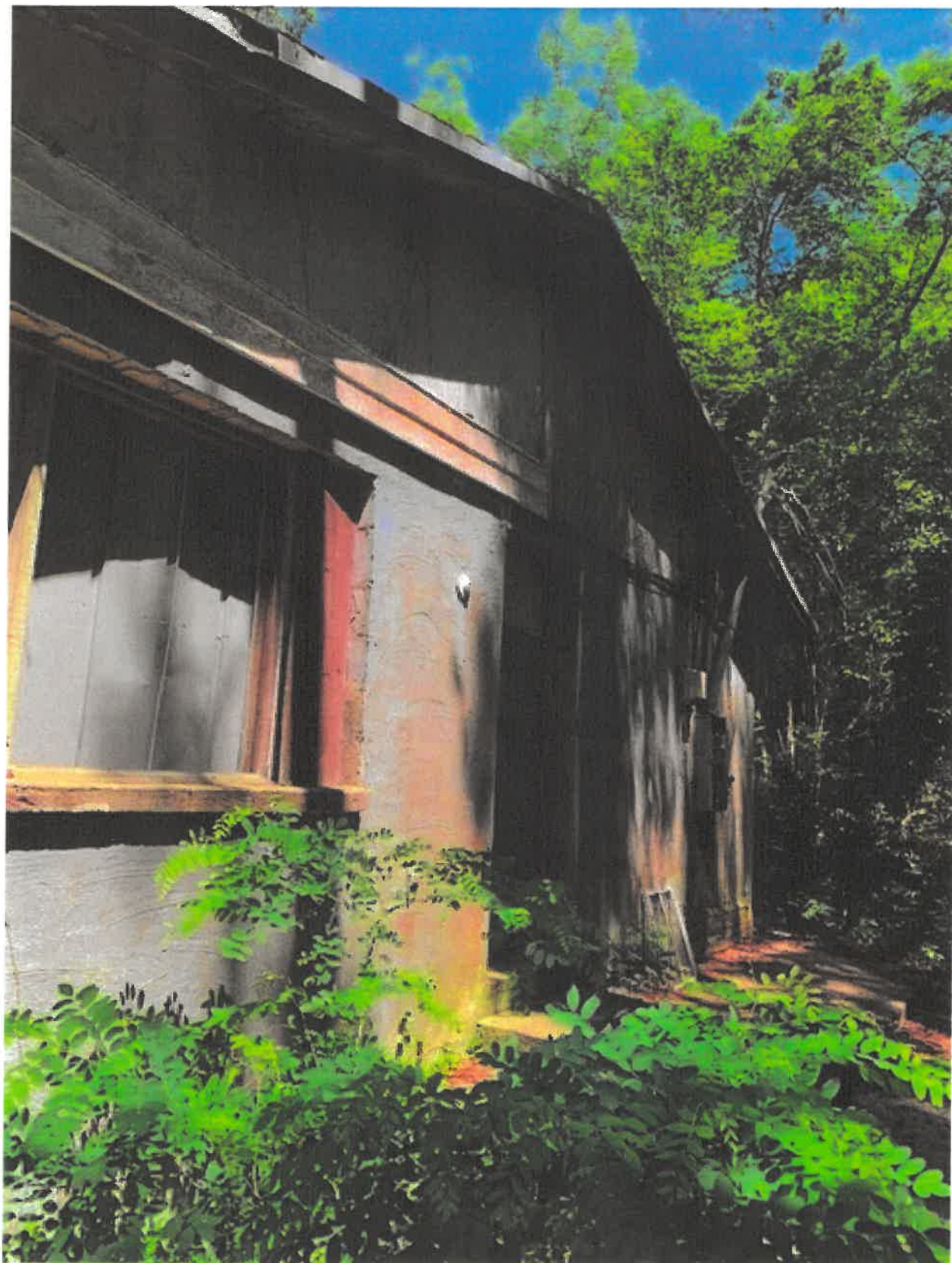
PRINTED NAME OF BUILDING OFFICIAL

5/25/21

DATE

EXHIBIT # 2A







4.3 21-436

Case was asked to be continued based on the fact that the owner is trying to bring the property into compliance. Asked that the continuance stay in effect until January 1, as he is waiting on windows.

- 4.4. Mr. Siler has asked that if the windows are not received on time, he will inform the Code Enforcement office. Magistrate agreed and granted the continuance.

21-1174

299 School Avenue
Crestview, FL 32536
Ira Jolly, Jr ET AL
299 School Avenue
Crestview, FL 32536

Staff presented the case. Violations and notes of same are included in the attached documents. (unsafe Accessory Structure) The Magistrate asked if the pictures were accurate and a true depiction of the property. Staff stated that they were. The Magistrate asked the building official to address the building that is in violation. The Building official recommendation is in the attached documents. Staff then made the following recommendation: That on or before 12/17/21 the \$250 administrative fee be paid and if the property is not brought into compliance by 12/17/21, a 250 a day fine be assessed with an annual interest of 6.77%. It is the responsibility of the property owner to contact the City that the property has been brought into compliance and arrange for reinspection. The magistrate agreed with staff recommendation and ordered same, and stated that It was noted that the owner has passed away ut the Magistrate stated is is the responsibility of the estate to comply.

EXHIBIT 4
CASE # 21-1174
299 SCHOOL
TUESDAY, NOVEMBER 16, 2021

BUILDING OFFICIAL DETERMINATION

6/15/2021

MONTH/DAY/YEAR

299 School Ave

ADDRESS/LOCATION OF VIOLATION

Unsafe accessory structure needs to be removed. The other accessory

NATURE OF VIOLATION(S) OBSERVED

is grown over with vines. I couldn't see any structural issues with it, just the

over growth. If the 1 is required engineered drawings will be required but it has
substantial structural damage.

CORRECTIVE ACTION(S) REQUIRED

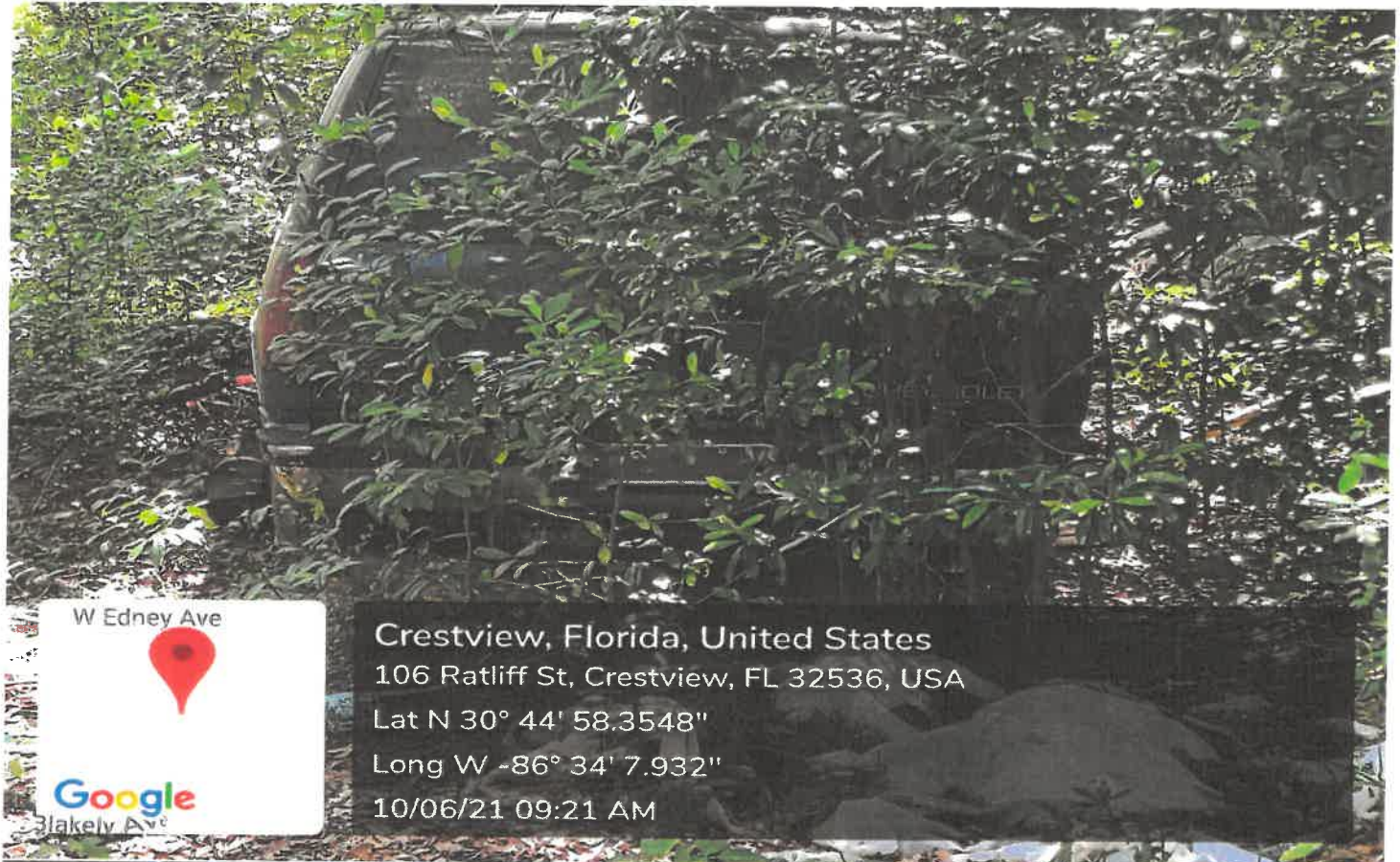
CHAPTER 38-65 IMPROVED PROPERTY STANDARDS

- ☐ FOUNDATION:
- ☐ WOOD SUPPORTS:
- ☐ SKIRTING:
- ☐ EXTERIOR WALLS:
- ☐ WINDOWS:
- ☐ SHUTTERS:
- ☐ EXTERIOR DOORS:
- ☐ EXTERIOR DOOR FRAMES AND STOREFRONTS:
- ☐ EXTERIOR SURFACE TREATMENT:
- ☐ STRUCTURAL SUPPORTS:
- ☐ PORCHES AND BALCONIES:
- ☐ STAIRS:
- ☐ ROOFS:
- ☐ GUTTERS AND DOWNSPOUTS:
- ☐ CHIMNEYS, FLUES, AND VENT ATTACHMENTS:
- ☐ OVERHANG EXTENSIONS:
- ☐ INSECT SCREENS:
- ☒ ACCESSORY STRUCTURES: unsafe structure
- ☐ SWIMMING POOLS:
- ☐ RODENT HARBORAGE:
- ☐ EXTERIOR LIGHTING:
- ☐ FENCES AND WALLS:

SIGNATURE OF BUILDING OFFICIAL

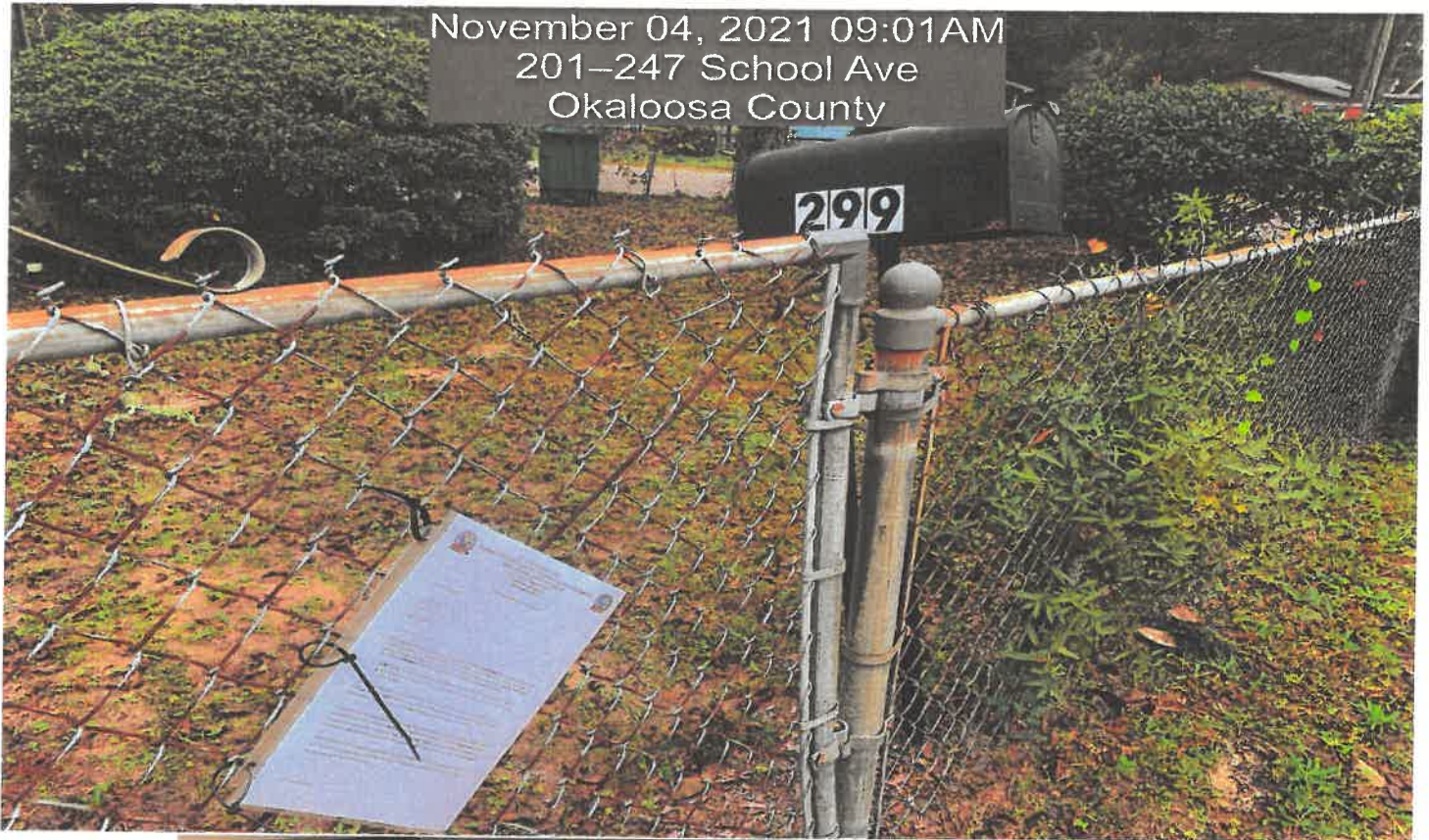
PRINTED NAME OF BUILDING OFFICIAL

EXHIBIT # 4





November 04, 2021 09:01AM
201-247 School Ave
Okaloosa County



November 04, 2021 09:52AM
198 N Wilson St
Crestview FL 32536

 **CITY OF CRESTVIEW**
COMMUNITY DEVELOPMENT SERVICES DEPARTMENT
CODE COMPLIANCE DIVISION
198 Wilson Street North
Crestview, FL 32536
(850) 683-0896

NOTICE OF PUBLIC HEARING

DATE: 10/11/2021

Jolly Ira Jr Et AL
299 School Ave
Crestview, FL 32539

RE: CASE# 21-1174

Dear Property Owner:

You are hereby formally notified that on November 16, 2021, at 5:30 P.M., there will be a Public Hearing at City Hall, located at 198 Wilson Street North, Crestview, Florida 32536 in the Council Chambers. This meeting is being held concerning violations that continue to exist on a parcel of property belonging to you located at 299 School Avenue, Crestview, FL 32536 more particularly described as:

PIN# 20-3N-23-2390-0008-0010LEGAL DESCRIPTION: SULLIVAN ADD LOT 1 BLK 8 & LOT B BLK 8 LOT B ALSO DES AS BEG SE COR OF SAME S 105FT W 210FT N 105FT E 210FT TO BEG

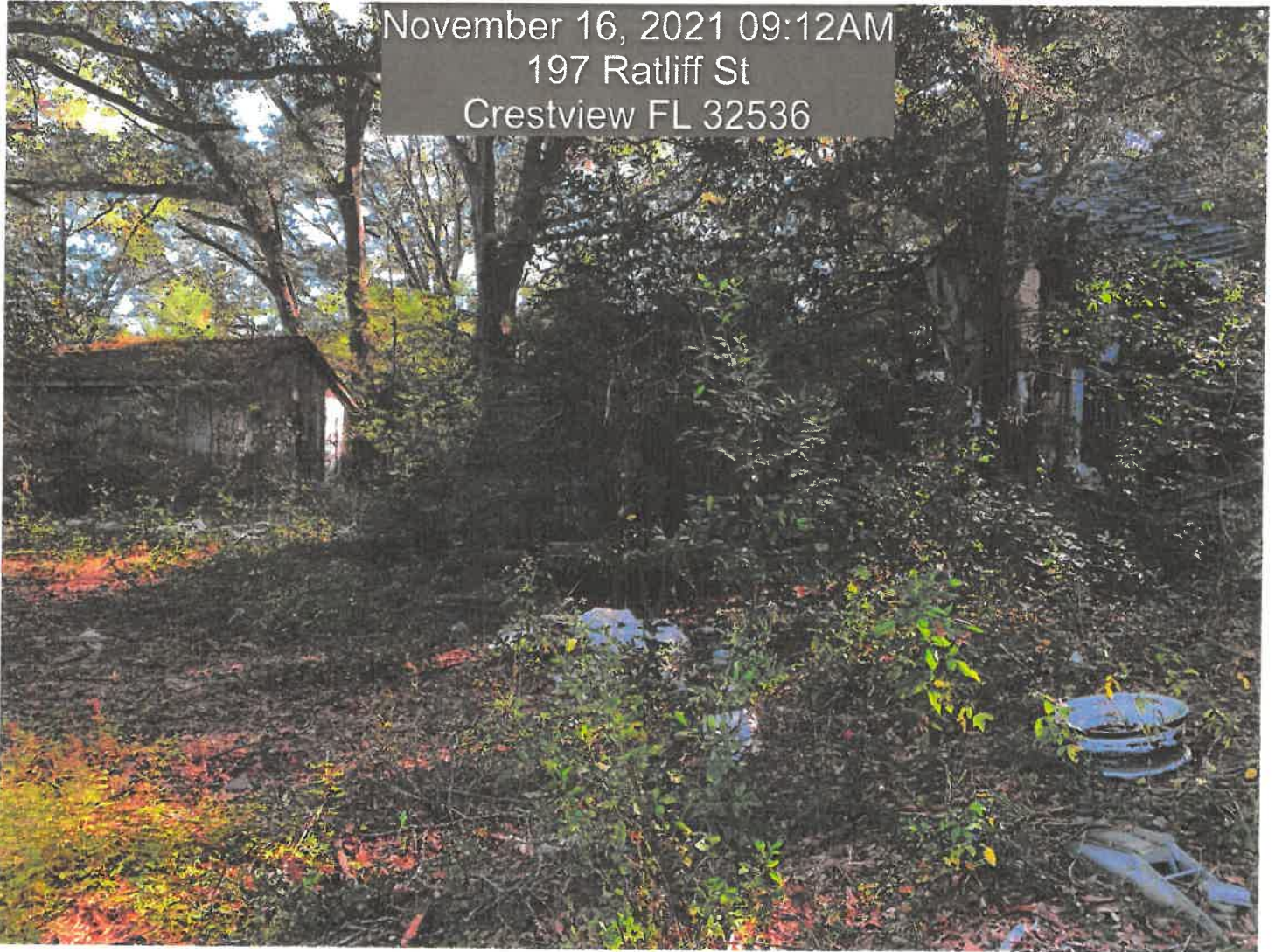
The Special Magistrate has the power to levy fines up to \$250 per day for a first violation, and up to \$500 per day for a repeat violation. If the Special Magistrate finds the violation to be irreparable or irreversible in nature, a fine, not to exceed \$5,000 per violation, may be imposed.

If a violation, or the condition causing the violation, presents a serious threat to the public health, safety, and welfare, or if the violation is irreparable or irreversible in nature, the Special Magistrate will notify the local governing body, which may make all reasonable repairs required to bring the property into compliance, and charge the violator with the reasonable cost of the repairs along with the fine imposed.

If the City prevails in prosecuting a case before the Special Magistrate, it shall be entitled to recover all costs incurred in prosecuting the case before the Special Magistrate, and such costs may be included in the lien authorized under FS 162.09(3).

Shall Notice of Violation

November 16, 2021 09:12AM
197 Ratliff St
Crestview FL 32536





Results:

Parcel ID - 20-3N-23-2390-0008-0010
Alt Id - 23N320239000080010
Address - 299 SCHOOL AVE
Owner - JOLLY IRA JR ET AL
CROSWELL ANITA
JOLLY DONDRA
View: Parcel | Satellite | Streets
Map Scale: 1:10,000





CITY OF CRESTVIEW

COMMUNITY DEVELOPMENT SERVICES

Code Enforcement Division

P.O. Drawer 1209, Crestview, Florida 32536

Phone (850) 683-0896

Date: June 24, 2021
Case #: 21-00001174

JOLLY IRA JR ET AL
299 School Ave
CRESTVIEW, FL 32536

Dear Property Owner,

This Civil Violation Notice is being sent to advise you that a parcel of property belonging to you, which is in the City of Crestview, is currently in violation of City Codes. The following information is provided to you concerning these violations:

Location of Violation: 299 SCHOOL AVE

Tax Identification Number: 20-3N-23-2390-0008-0010

Legal: SULLIVAN ADD LOT 1 BLK 8 & LOT, B BLK 8 LOT B ALSO DES AS BEG, SE COR

If the violation(s) noted in the attached Statement of Violation (Violation Detail), are not corrected by **July 08, 2021**, this case may be scheduled for a public hearing before the City of Crestview's Special Magistrate.

The Special Magistrate has the authority to impose fines of up to \$250.00 per day for the first offense and \$500.00 per day for repeat offenses and other penalties as a measure to enforce the codes and ordinances of the City of Crestview in cases where violations continue to exist.

If you have any questions concerning this matter, you may call me at (850) 683-0896.

Sincerely,

Florina Alcobia
City of Crestview
Code Compliance Officer
850-306-3699 (office)
850-612-5872 (cell)
alcobiaf@cityofcrestview.org

EXHIBIT # 4

CASE NUMBER 21-00001174
PROPERTY ADDRESS 299 SCHOOL AVE

VIOLATION: CH 38 SEC 18 (d) QUANTITY: 1
DESCRIPTION: DEMOLITION OF STRUCTURE DATE: 6/15/21
LOCATION:

ORDINANCE DESCRIPTION :

38.19 - Duty of Property Owner.

It shall be the duty of the owners, or other persons in control of property within the City to maintain their lot, tract or parcel and the abutting right-of-way but not including that area which is paved as roadway consistent with the standards set forth.

Nuisance Conditions - 38 - 18 (d) Any building or structure which does not meet the requirements of the Code and is in such a dilapidated condition that it is unfit for human habitation or kept in such a structurally unsafe or unsanitary condition that is a menace to the health of people residing in the vicinity thereof or presents a fire hazard to the vicinity in which it is located.

38.70 - UNSIGHTLY CONDITIONS.

The following conditions are hereby deemed to be unsightly conditions and are prohibited. The following conditions are prohibited on any premises in the City:

(a) Structures that are:

- (1) Partially destroyed; or
- (2) Left in a state of disrepair; or
- (3) Left in a state of partial construction

beyond the valid timeframe of the permit.

(c) Building exteriors in a condition of deterioration or disrepair such that the condition causes measurable diminution of surrounding property values.

(e) Prior to issuance of a demolition permit for a building where commercial activity is a permitted use, performance bond or equivalent security shall be filed with the City, or a letter of credit may be submitted to the City Manager for approval, in the amount defined below.

(1) Total demolition: The amount to demolish the building, and remove all debris from the site, and disposal cost for the debris and grading the lot in compliance with the Land Development Code; or

(2) Partial demolition: The amount to demolish the building, and remove all debris from the site, and disposal cost for the debris, grading the lot and the cost of additional construction or reconstruction so the exterior of any partially demolished building or building abutting an adjacent building that results in repair or reconstruction complies with this chapter and the Florida Building Code, as amended.

CORRECTIVE ACTION REQUIRED :

EXHIBIT # 4

CASE NUMBER 21-00001174
PROPERTY ADDRESS 299 SCHOOL AVE

CORRECTIVE ACTION REQUIRED :

You may abate the violation(s) by obtaining a demolition building permit and removing the structure.

Prior to commencing work to correct a violation , a building permit, or approval from the Building Official is required. Failure to obtain a building permit is punishable by Florida Statute 553.

For further information, please contact the Permitting Division @ 850-689-1618 ext 254 or 261.

VIOLATION: CH 38 SEC 18 (I) & (J) QUANTITY: 1
DESCRIPTION: INOPERABLE VEHICLE/PARTS DATE: 6/15/21
LOCATION:

ORDINANCE DESCRIPTION :

38.19 - Duty of Property Owner.

It shall be the duty of the owners, or other persons in control of property within the City to maintain their lot, tract or parcel and the abutting right-of-way but not including that area which is paved as roadway consistent with the standards set forth.

Nuisance Conditions - 38 - 18.

(i) Any worn-out, scrapped, partially dismantled, non-operative, unusable, or discarded materials or objects, such as motor vehicles or parts thereof, building materials, machinery, boats, or part thereof, trailers, or other such items.

(j) The storage of any vehicle or boat, or parts thereof, without a valid current license plate or other registration certificate, showing said vehicle or part thereof to be titled in the name of the owner or occupier of the property upon which said vehicle or part thereof is located. Failure to have such license or other registration certificate specifically attached to the vehicle or part thereof shall be prima facie evidence that said property is worn-out, scrapped, non-operative, unusable, or discarded.

CORRECTIVE ACTION REQUIRED :

You may abate the violation(s) by the following action(s).

1. Remove the worn-out, scrapped, partially dismantled, non-operative, unusable, or discarded materials or objects, such as motor vehicles or parts thereof, building materials, machinery, boats, or part thereof, trailers or any similar material from the property.

EXHIBIT # 4

CASE NUMBER 21-00001174
PROPERTY ADDRESS 299 SCHOOL AVE

CORRECTIVE ACTION REQUIRED :

2. Affix a valid tag to the inoperable vehicle, or boat, or remove it from the property.

VIOLATION: CH 38 SEC 18 (b) QUANTITY: 1
DESCRIPTION: TRASH-DEBRIS-GARBAGE-REFUSE DATE: 6/15/21
LOCATION:

ORDINANCE DESCRIPTION :

38.19 - Duty of Property Owner.

It shall be the duty of the owners, or other persons in control of property within the City to maintain their lot, tract or parcel and the abutting right-of-way but not including that area which is paved as roadway consistent with the standards set forth.

Nuisance Conditions - 38 - 18 (b) Accumulation or open storage of trash, debris, garbage, bottles, paper, cans, rags, dead plants, or trees, dead or decayed animal matter, fruit, vegetables, offal, tools, equipment, lawn and garden products, buckets, containers, appliances, household furniture, bricks, concrete, scrap lumber or any other refuse of any nature.

CORRECTIVE ACTION REQUIRED :

You may abate the violation by removing the trash, debris, garbage, bottles, paper, cans, rags, dead plants, or trees, dead or decayed animal matter, fruit, vegetables, offal, tools, equipment, lawn and garden products, buckets, containers, appliances, household furniture, bricks, concrete, scrap lumber or any other refuse of any nature, from the property.

VIOLATION: CH 38 SEC 20 QUANTITY: 1
DESCRIPTION: DEVELOPED/UNDEVELOPED DATE: 6/24/21
LOCATION:

ORDINANCE DESCRIPTION :

38.19 - Duty of Property Owner.

It shall be the duty of the owners, or other persons in control of property within the City to maintain their lot, tract or parcel and the abutting right-of-way but not including that area which is paved as roadway consistent with the standards set forth.

38.20 - Duties for Developed, Undeveloped Property.

CASE NUMBER 21-00001174
PROPERTY ADDRESS 299 SCHOOL AVE

ORDINANCE DESCRIPTION :

The owner, or person in charge or control of the property, developed or undeveloped, within the City shall cut down and remove all weeds, grass, and undergrowth on said property when said weeds, grass, or undergrowth exceeds twelve (12) inches in height. Said vegetative material growing in the abutting right of way shall not exceed twelve (12) inches in height for both developed and undeveloped properties.

CORRECTIVE ACTION REQUIRED :

You may abate the violation by removing the undergrowth, weeds and vegetation over 12 inches from the property.

VIOLATION: CH 38 SEC 66 QUANTITY: 1
DESCRIPTION: ACCESSORY STRUCTURES DATE: 6/24/21
LOCATION:

ORDINANCE DESCRIPTION :

38.19 - Duty of Property Owner.

It shall be the duty of the owners, or other persons in control of property within the City to maintain their lot, tract or parcel and the abutting right-of-way but not including that area which is paved as roadway consistent with the standards set out in this title.

38.66 - Accessory structures.

Garages, storage buildings and all other accessory structures shall be maintained in good repair and sound structural condition. Structures attached or unattached, to the principal structure, which are found by the Building Official to be structurally deficient, shall be repaired or demolished within the timeframe set by the Building Official. Maintenance of accessory structures shall comply with the following:

(a) The exterior of the building and premises to include but not limited to parking areas and landscaped areas shall be maintained in a sound, clean and neat condition.

(b) Signs shall be maintained in good condition. Where the sign structure remains, the sign faces are to be replaced with blank panels (permit required). The design and color are subject to approval by the Building Official.

(c) All advertising structures, awnings and accompanying supporting members shall be maintained in good repair and shall not constitute a nuisance or safety hazard.

Advertising structures or awnings not properly maintained in accordance with this subsection shall be removed. Awnings or marquees made of cloth, plastic or a similar material shall not show evidence of tearing, ripping or holes. Upon removal of an advertising structure, such as a sign, all supporting members shall be removed. Awnings must be repaired or replaced to original condition. Where supporting members have been left from sign removal prior to adoption of the

CASE NUMBER 21-00001174
PROPERTY ADDRESS 299 SCHOOL AVE

ORDINANCE DESCRIPTION :

ordinance from which this chapter is derived, such supporting members shall be removed within three (3) months of the effective date of such ordinance. Nothing in this subsection shall be construed to authorize any encroachments on streets, sidewalks, or other parts of the public right-of-way.

(d) Where parking areas are to be barricaded to prohibit vehicular travel, it shall be accomplished by installation of parking bumpers pinned to the pavement.

CORRECTIVE ACTION REQUIRED :

You may abate the violation by

7020 1290 0001 5682 2458

U.S. Postal Service™
CERTIFIED MAIL® RECEIPT
 Domestic Mail Only

For delivery information, visit our website at www.usps.com

OFFICIAL USE

Certified Mail Fee \$ 3.60

Extra Services & Fees (check box, add fee as appropriate)

☒ Return Receipt (hardcopy) \$ 2.85

☐ Return Receipt (electronic) \$

☐ Certified Mail Restricted Delivery \$

☐ Adult Signature Required \$

☐ Adult Signature Restricted Delivery \$

Postage \$ 0.51

Total Postage and Fees \$ 6.96

Sent to IRA JOLLY JR

Street or Post Office Box 299 SCHOOL AVE

City or Town CRESTVIEW, FL 32536

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

Postmark Here

21-1174

SENDER: COMPLETE THIS SECTION		COMPLETE THIS SECTION ON DELIVERY	
■ Complete items 1, 2, and 3. ■ Print your name and address on the reverse so that we can return the card to you. ■ Attach this card to the back of the mailpiece, or on the front if space permits. 1. Article Addressed to: <u>IRA JOLLY JR.</u> <u>299 SCHOOL AVE</u> <u>CRESTVIEW, FL 32536</u> 9590 9402 6373 0303 1372 91 2. Article Number (Transfer from service label) <u>7020 1290 0001 5682 2458</u>		A. Signature ☒ <u>[Signature]</u> ☐ Agent ☐ Addressee B. Received by (Printed Name) ☒ <u>[Signature]</u> C. Date of Delivery <u>7-2-21</u> D. Is delivery address different from item 1? ☐ Yes ☐ No If YES, enter delivery address below: CRESTVIEW, FL 32536 JUL - 2 2021	
3. Service Type ☒ Adult Signature USPS ☐ Adult Signature Restricted Delivery ☐ Certified Mail® ☐ Certified Mail Restricted Delivery ☐ Collect on Delivery ☐ Collect on Delivery Restricted Delivery ☐ Mail Restricted Delivery		☐ Priority Mail Express® ☐ Registered Mail™ ☐ Registered Mail Restricted Delivery ☐ Signature Confirmation™ ☐ Signature Confirmation Restricted Delivery	

PS Form 3811, July 2020 PSN 7530-02-000-9053 Domestic Return Receipt

EXHIBIT # 4



CITY OF CRESTVIEW

COMMUNITY DEVELOPMENT SERVICES

Code Enforcement Division

P.O. Drawer 1209, Crestview, Florida 32536
Phone (850) 683-0896

Date: September 16, 2021

Case #: 21-00001174

IRA JOLLY JR ET AL
299 SCHOOL AVE
CRESTVIEW, FL 32539

Dear Property Owner,

This letter is being sent to advise you that a parcel of property belonging to you, which is in the City of Crestview, is currently in violation of City Codes. The following information is provided to you concerning these violations:

Location of Violation: 299 SCHOOL AVE

Tax Identification Number: 20-3N-23-2390-0008-0010

Legal: SULLIVAN ADD LOT 1 BLK 8 & LOT, B BLK 8 LOT B ALSO DES AS BEG, SE COR

If the violation(s) noted in the attached Statement of Violation (Violation Detail), are not corrected by **September 30, 2021**, this case may be scheduled for a public hearing before the City of Crestview's Special Magistrate.

The Special Magistrate has the authority to impose fines of up to \$250.00 per day for the first offense and \$500.00 per day for repeat offenses and other penalties as a measure to enforce the codes and ordinances of the City of Crestview in cases where violations continue to exist.

If you have any questions concerning this matter, you may call me at (850) 683-0896.

Sincerely,

Deborah Lawson
Code Compliance Officer
850.306.3702/850.612.9714

EXHIBIT # 4

CASE NUMBER 21-00001174
PROPERTY ADDRESS 299 SCHOOL AVE

VIOLATION: CH 38 SEC 18 (I) & (J) QUANTITY: 1
DESCRIPTION: INOPERABLE VEHICLE/PARTS DATE: 6/15/21
LOCATION:

ORDINANCE DESCRIPTION :

Nuisance Conditions - 38 - 18.

(i) Any worn-out, scrapped, partially dismantled, non-operative, unusable, or discarded materials or objects, such as motor vehicles or parts thereof, building materials, machinery, boats, or part thereof, trailers, or other such items.

(j) The storage of any vehicle or boat, or parts thereof, without a valid current license plate or other registration certificate, showing said vehicle or part thereof to be titled in the name of the owner or occupier of the property upon which said vehicle or part thereof is located. Failure to have such license or other registration certificate specifically attached to the vehicle or part thereof shall be prima facie evidence that said property is worn-out, scrapped, non-operative, unusable, or discarded.

CORRECTIVE ACTION REQUIRED :

You may abate the violation(s) by the following action(s).

1. Remove the worn-out, scrapped, partially dismantled, non-operative, unusable, or discarded materials or objects, such as motor vehicles or parts thereof, building materials, machinery, boats, or part thereof, trailers or any similar material from the property.

2. Affix a valid tag to the inoperable vehicle, or boat, or remove it from the property.

VIOLATION: CH 38 SEC 18 (b) QUANTITY: 1
DESCRIPTION: TRASH-DEBRIS-GARBAGE-REFUSE DATE: 6/15/21
LOCATION:

ORDINANCE DESCRIPTION :

Nuisance Conditions - 38 - 18 (b)

Accumulation or open storage of trash, debris, garbage, bottles, paper, cans, rags, dead plants, or trees, dead or decayed animal matter, fruit, vegetables, offal, tools, equipment, lawn and garden products, buckets, containers, appliances, household furniture, bricks, concrete, scrap lumber or any other refuse of any nature.

CORRECTIVE ACTION REQUIRED :

You may abate the violation by removing the trash, debris, garbage, bottles, paper, cans, rags, dead plants, or trees,

EXHIBIT # 4

CASE NUMBER 21-00001174
PROPERTY ADDRESS 299 SCHOOL AVE

CORRECTIVE ACTION REQUIRED :

dead or decayed animal matter, fruit, vegetables, offal, tools, equipment, lawn and garden products, buckets, containers, appliances, household furniture, bricks, concrete, scrap lumber or any other refuse of any nature, from the property.

VIOLATION: CH 38 SEC 20 QUANTITY: 1
DESCRIPTION: DEVELOPED/UNDEVELOPED DATE: 6/24/21
LOCATION:

ORDINANCE DESCRIPTION :

38.20 - Duties for Developed, Undeveloped Property.
The owner, or person in charge or control of the property, developed or undeveloped, within the City shall cut down and remove all weeds, grass, and undergrowth on said property when said weeds, grass, or undergrowth exceeds twelve (12) inches in height. Said vegetative material growing in the abutting right of way shall not exceed twelve (12) inches in height for both developed and undeveloped properties.

CORRECTIVE ACTION REQUIRED :

You may abate the violation by removing the undergrowth, weeds and vegetation over 12 inches from the property.

VIOLATION: CH 38 SEC 66 QUANTITY: 1
DESCRIPTION: ACCESSORY STRUCTURES DATE: 6/24/21
LOCATION:

ORDINANCE DESCRIPTION :

38.66 - Accessory structures.

Garages, storage buildings and all other accessory structures shall be maintained in good repair and sound structural condition. Structures attached or unattached, to the principal structure, which are found by the Building Official to be structurally deficient, shall be repaired or demolished within the timeframe set by the Building Official. Maintenance of accessory structures shall comply with the following:

(a) The exterior of the building and premises to include but not limited to parking areas and landscaped areas shall be maintained in a sound, clean and neat condition.

CORRECTIVE ACTION REQUIRED :

You may abate the violation by obtaining a building permit and repairing, or removing the accessory structure from the property.

You may contact the permitting department @ 850-689-1619 ext. 254 or 261.

EXHIBIT # 4

Track Another Package +

Tracking Number: 70201290000123469563

[Remove X](#)

Your package is moving within the USPS network and is on track to be delivered to its final destination. It is currently in transit to the next facility.

In Transit to Next Facility

September 25, 2021

Feedback

7020 1290 0001 2346 9563

U.S. Postal Service™ CERTIFIED MAIL® RECEIPT Domestic Mail Only	
For delivery information, visit our website at www.usps.com ®.	
Certified Mail Fee	\$ 3.75
Extra Services & Fees (check box, add fee as appropriate)	
☐ Return Receipt (hardcopy)	\$
☐ Return Receipt (electronic)	\$
☐ Certified Mail Restricted Delivery	\$
☐ Adult Signature Required	\$
☐ Adult Signature Restricted Delivery	\$
Postage	\$ 1.58
Total Postage and Fees	\$ 4.33
124 JOLLY JR ET AL 199 SCHOOL AVE CRESTVIEW, FL 32539	

PS Form 3800, April 2015 PSN 7530-02-000-9000 See Reverse for Instructions

Feedback

_____ ✓

_____ ✓

_____ ✓

_____ ^

're looking for?

EXHIBIT # 4

Go to our [FAQs](#) section to find answers to your tracking questions.



CITY OF CRESTVIEW
COMMUNITY DEVELOPMENT SERVICES DEPARTMENT
CODE COMPLIANCE DIVISION
198 Wilson Street North
Crestview, FL 32536
(850) 683-0896



NOTICE OF PUBLIC HEARING

DATE: 10/11/2021

Jolly Ira Jr Et AL
299 School Ave
Crestview, FL 32539

RE: CASE# 21-1174

Dear Property Owner:

You are hereby formally notified that on **November 16, 2021, at 5:30 P.M.**, there will be a Public Hearing at City Hall, located at 198 Wilson Street North, Crestview, Florida 32536 in the Council Chambers. This meeting is being held concerning violations that continue to exist on a parcel of property belonging to you located at **299 School Avenue, Crestview, FL 32536** more particularly described as:

PIN# 20-3N-23-2390-0008-0010**LEGAL DESCRIPTION:** SULLIVAN ADD LOT 1 BLK 8
& LOT B BLK 8 LOT B ALSO DES AS BEG SE COR OF SAME S 105FT W 210FT N 105FT
E 210FT TO BEG

The Special Magistrate has the power to levy fines up to \$250 per day for a first violation, and up to \$500 per day for a repeat violation. If the Special Magistrate finds the violation to be irreparable or irreversible in nature, a fine, not to exceed \$5,000 per violation, may be imposed.

If a violation, or the condition causing the violation, presents a serious threat to the public health, safety, and welfare, or if the violation is irreparable or irreversible in nature, the Special Magistrate will notify the local governing body, which may make all reasonable repairs required to bring the property into compliance, and charge the violator with the reasonable cost of the repairs along with the fine imposed.

If the City prevails in prosecuting a case before the Special Magistrate, it shall be entitled to recover all costs incurred in prosecuting the case before the Special Magistrate, and such costs may be included in the lien authorized under FS 162.09(3).

Encl: Notice of Violation

EXHIBIT # 4

A certified copy of an Order imposing a fine, or a fine plus repair costs, will be recorded in the Okaloosa County Public Records, and thereafter shall constitute a lien against the land on which the violation exists and upon any other real or personal property owned by the violator.

You have the right to obtain an attorney, at your own expense, to represent you before the Special Magistrate.

If you desire a verbatim transcript of the proceedings for appeal purposes, you should arrange for a court reporter to attend the hearing.

The Crestview Special Magistrate was created pursuant to Florida Statue 162. The purpose of the Special Magistrate is to facilitate the enforcement of local and state laws.

Sincerely,

A handwritten signature in blue ink, appearing to read "Deborah Lawson", is written over the printed name.

Deborah Lawson
Code Compliance Officer

850.305.3702/850.612.9714

EXHIBIT # 4

VIOLATION DETAIL

PAGE 1

CASE NUMBER 21-00001174
PROPERTY ADDRESS 299 SCHOOL AVE

VIOLATION: CH 38 SEC 18 (I) & (J) QUANTITY: 1
DESCRIPTION: INOPERABLE VEHICLE/PARTS DATE: 6/15/21
LOCATION:

ORDINANCE DESCRIPTION :

Nuisance Conditions - 38 - 18.

(i) Any worn-out, scrapped, partially dismantled, non-operative, unusable, or discarded materials or objects, such as motor vehicles or parts thereof, building materials, machinery, boats, or part thereof, trailers, or other such items.

(j) The storage of any vehicle or boat, or parts thereof, without a valid current license plate or other registration certificate, showing said vehicle or part thereof to be titled in the name of the owner or occupier of the property upon which said vehicle or part thereof is located. Failure to have such license or other registration certificate specifically attached to the vehicle or part thereof shall be prima facie evidence that said property is worn-out, scrapped, non-operative, unusable, or discarded.

CORRECTIVE ACTION REQUIRED :

You may abate the violation(s) by the following action(s).

1. Remove the worn-out, scrapped, partially dismantled, non-operative, unusable, or discarded materials or objects, such as motor vehicles or parts thereof, building materials, machinery, boats, or part thereof, trailers or any similar material from the property.

2. Affix a valid tag to the inoperable vehicle, or boat, or remove it from the property.

VIOLATION: CH 38 SEC 18 (b) QUANTITY: 1
DESCRIPTION: TRASH-DEBRIS-GARBAGE-REFUSE DATE: 6/15/21
LOCATION:

ORDINANCE DESCRIPTION :

Nuisance Conditions - 38 - 18 (b)

Accumulation or open storage of trash, debris, garbage, bottles, paper, cans, rags, dead plants, or trees, dead or decayed animal matter, fruit, vegetables, offal, tools, equipment, lawn and garden products, buckets, containers, appliances, household furniture, bricks, concrete, scrap lumber or any other refuse of any nature.

CORRECTIVE ACTION REQUIRED :

You may abate the violation by removing the trash, debris, garbage, bottles, paper, cans, rags, dead plants, or trees,

EXHIBIT # 4

CASE NUMBER 21-00001174
PROPERTY ADDRESS 299 SCHOOL AVE

CORRECTIVE ACTION REQUIRED :

dead or decayed animal matter, fruit, vegetables, offal, tools, equipment, lawn and garden products, buckets, containers, appliances, household furniture, bricks, concrete, scrap lumber or any other refuse of any nature, from the property.

VIOLATION: CH 38 SEC 20
DESCRIPTION: DEVELOPED/UNDEVELOPED
LOCATION: QUANTITY: 1
DATE: 6/24/21

ORDINANCE DESCRIPTION :

38.20 - Duties for Developed, Undeveloped Property.
The owner, or person in charge or control of the property, developed or undeveloped, within the City shall cut down and remove all weeds, grass, and undergrowth on said property when said weeds, grass, or undergrowth exceeds twelve (12) inches in height. Said vegetative material growing in the abutting right of way shall not exceed twelve (12) inches in height for both developed and undeveloped properties.

CORRECTIVE ACTION REQUIRED :

You may abate the violation by removing the undergrowth, weeds and vegetation over 12 inches from the property.

VIOLATION: CH 38 SEC 66
DESCRIPTION: ACCESSORY STRUCTURES
LOCATION: QUANTITY: 1
DATE: 6/24/21

ORDINANCE DESCRIPTION :

38.66 - Accessory structures.

Garages, storage buildings and all other accessory structures shall be maintained in good repair and sound structural condition. Structures attached or unattached, to the principal structure, which are found by the Building Official to be structurally deficient, shall be repaired or demolished within the timeframe set by the Building Official. Maintenance of accessory structures shall comply with the following:

(a) The exterior of the building and premises to include but not limited to parking areas and landscaped areas shall be maintained in a sound, clean and neat condition.

CORRECTIVE ACTION REQUIRED :

You may abate the violation by obtaining a building permit and repairing, or removing the accessory structure from the property.

You may contact the permitting department @ 850-689-1619 ext. 254 or 261.

EXHIBIT # 4

7009 2250 0003 6504 1901

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Restricted Delivery Fee (Endorsement Required)	
Total Postage & Fees	\$ 4.33

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Sent To: Ira Jolly
Street, Apt. No.,
or PO Box No. 299 School Ave 32539
City, State, ZIP+4 OL 21174

PS Form 3800, August 2006 See Reverse for Instructions

EXHIBIT # 4



City of Crestview
City Hall
198 North Wilson Street
Crestview, FL 32536

7009 2250 0003 6504 1981



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Jolly Ira Jr Et AL
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32536>3436

NIXIE 322 FE 1 0010/19/21
RETURN TO SENDER
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EXHIBIT # 4

CITY OF CRESTVIEW
CODE COMPLIANCE DIVISION
P.O. Box 1209, Crestview, Florida 32536

AFFIDAVIT OF SERVICE
(POSTING OF NOTICE OF HEARING)

CASE # 21-1174

I, Deborah Lawson, being duly sworn, deposes and state, that I am employed by the City of Crestview, Florida, that on the 4th the day of November 2021, I personally posted said Notice of Hearing at: 299 School Avenue, Crestview, Florida, 32536 in the County of Okaloosa.

A copy of said notice is attached hereto.

Deborah Lawson

Affiant's Signature

11/4/2021
Date

Before me, the undersigned authority personally appeared, Deborah Lawson, who being duly sworn deposes and states that she executed the foregoing affidavit, and it is true and correct.

Sworn to and subscribed before me this 4th the day of November 2021.

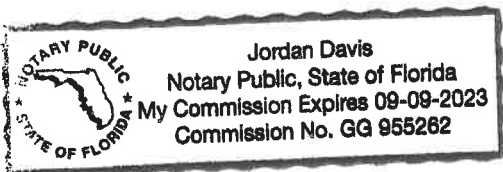
(SEAL)

NOTARY PUBLIC:

Jordan Davis

MY COMMISSION EXPIRES:

9/9/23



BUILDING OFFICIAL DETERMINATION

6/15/2021

299 School Ave

MONTH/DAY/YEAR

ADDRESS/LOCATION OF VIOLATION

Unsafe accessory structure needs to be removed. The other accessory

NATURE OF VIOLATION(S) OBSERVED

is grown over with vines. I couldn't see any structural issues with it, just the

over growth. If the 7 is required engineered drawings will be required but it has
substantial structural damage.

CORRECTIVE ACTION(S) REQUIRED

CHAPTER 38-65 IMPROVED PROPERTY STANDARDS

- ☐ FOUNDATION:
- ☐ WOOD SUPPORTS:
- ☐ SKIRTING:
- ☐ EXTERIOR WALLS:
- ☐ WINDOWS:
- ☐ SHUTTERS:
- ☐ EXTERIOR DOORS:
- ☐ EXTERIOR DOOR FRAMES AND STOREFRONTS:
- ☐ EXTERIOR SURFACE TREATMENT:
- ☐ STRUCTURAL SUPPORTS:
- ☐ PORCHES AND BALCONIES:
- ☐ STAIRS:
- ☐ ROOFS:
- ☐ GUTTERS AND DOWNSPOUTS:
- ☐ CHIMNEYS, FLUES, AND VENT ATTACHMENTS:
- ☐ OVERHANG EXTENSIONS:
- ☐ INSECT SCREENS:
- ☒ ACCESSORY STRUCTURES: unsafe structure
- ☐ SWIMMING POOLS:
- ☐ RODENT HARBORAGE:
- ☐ EXTERIOR LIGHTING:
- ☐ FENCES AND WALLS:

SIGNATURE OF BUILDING OFFICIAL

PRINTED NAME OF BUILDING OFFICIAL

Ronald Raybon

EXHIBIT # 4A





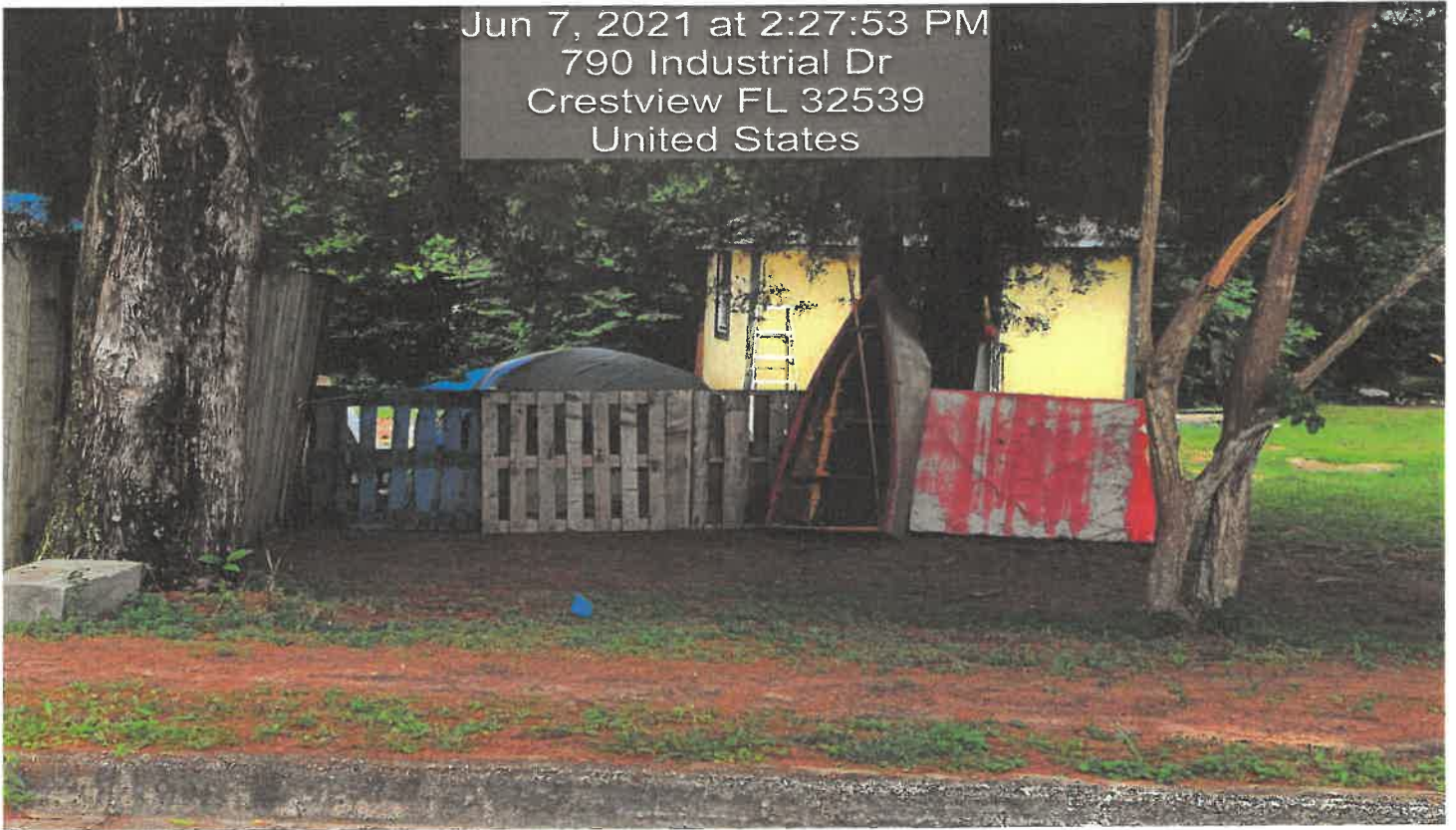
4.5 21-1131

293 Patton Street
Crestview, FL 32539
Roman Portugal
4493 Wolftrack Ridge
Crestview, FL 32539

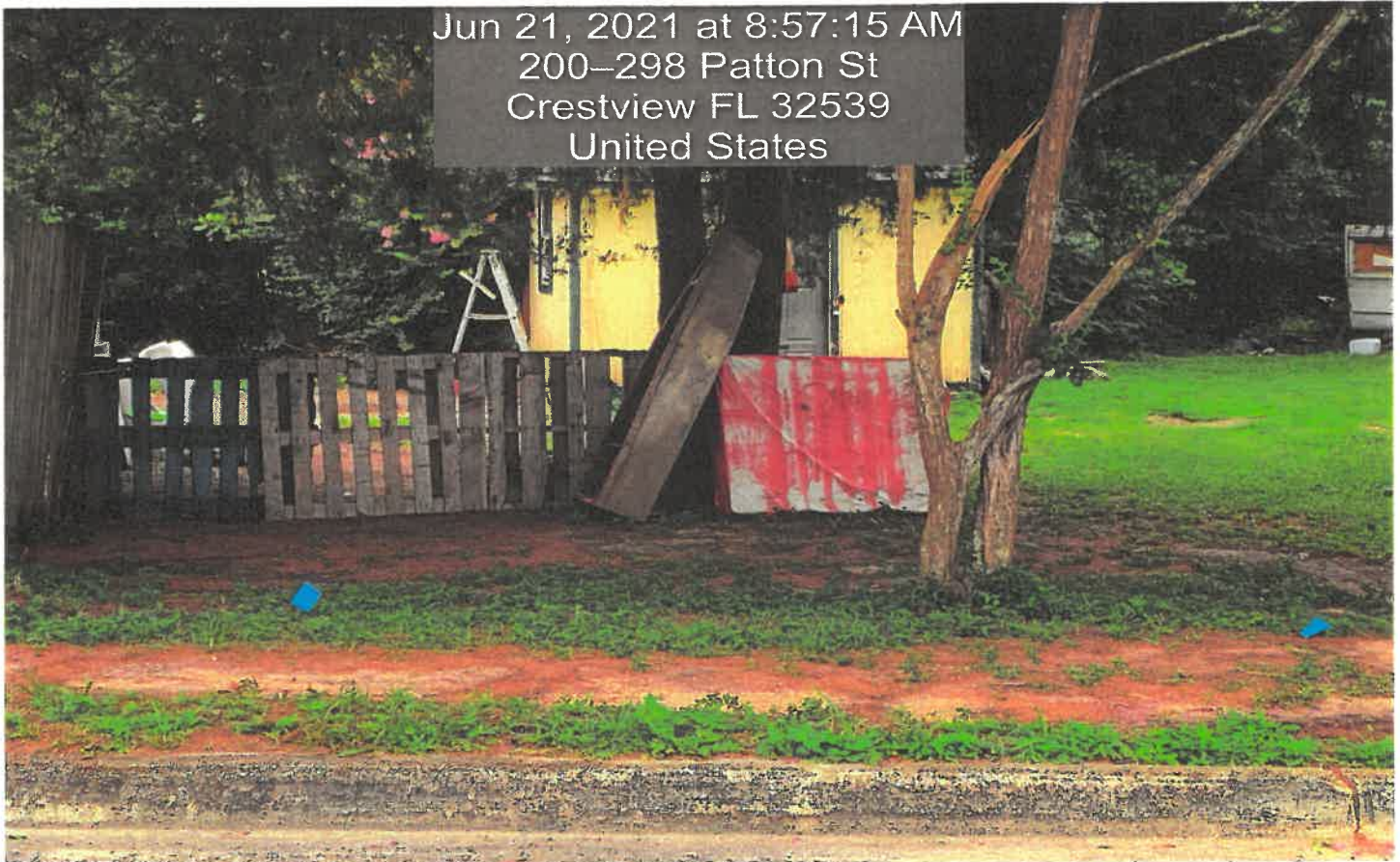
Staff presented the case. Violations and notes of same are included in the attached documents. (Unpermitted structure) The Magistrate asked if the pictures were accurate and a true depiction of the property. Staff stated that they were. Staff then made the following recommendation: That on or before 12/17/21 the \$250 administrative fee be paid and if the property is not brought into compliance (permitted or removed) by 12/17/21, a 250 a day fine be assessed with an annual interest of 6.77%. It is the responsibility of the property owner to contact the City that the property has been brought into compliance and arrange for reinspection. The magistrate agreed with staff recommendation and ordered same.

EXHIBIT 5
CASE # 21-1131
293 PATTON
TUESDAY, NOVEMBER 16, 2021

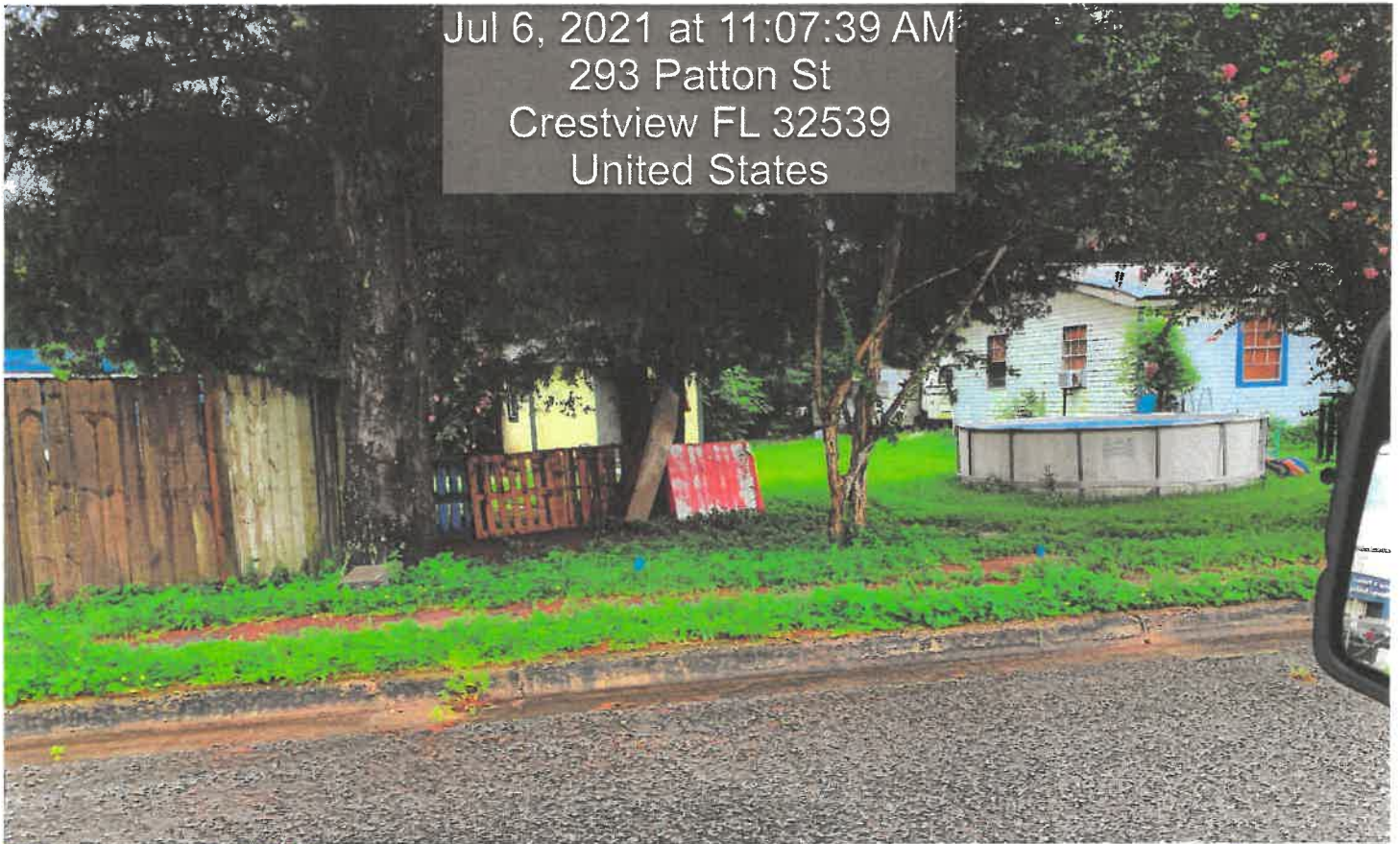
Jun 7, 2021 at 2:27:53 PM
790 Industrial Dr
Crestview FL 32539
United States



Jun 21, 2021 at 8:57:15 AM
200-298 Patton St
Crestview FL 32539
United States



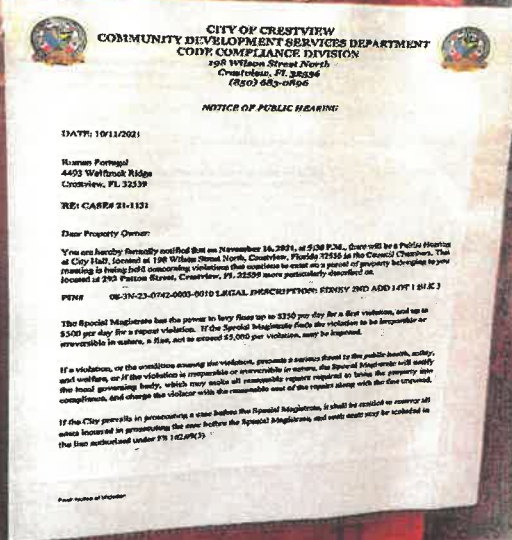
Jul 6, 2021 at 11:07:39 AM
293 Patton St
Crestview FL 32539
United States



October 11, 2021 03:18PM
790 Industrial Dr
Crestview FL 32539
United States



November 04, 2021 08:51AM
293 Patton St
Okaloosa County



November 04, 2021 09:52AM
198 N Wilson St
Crestview FL 32536

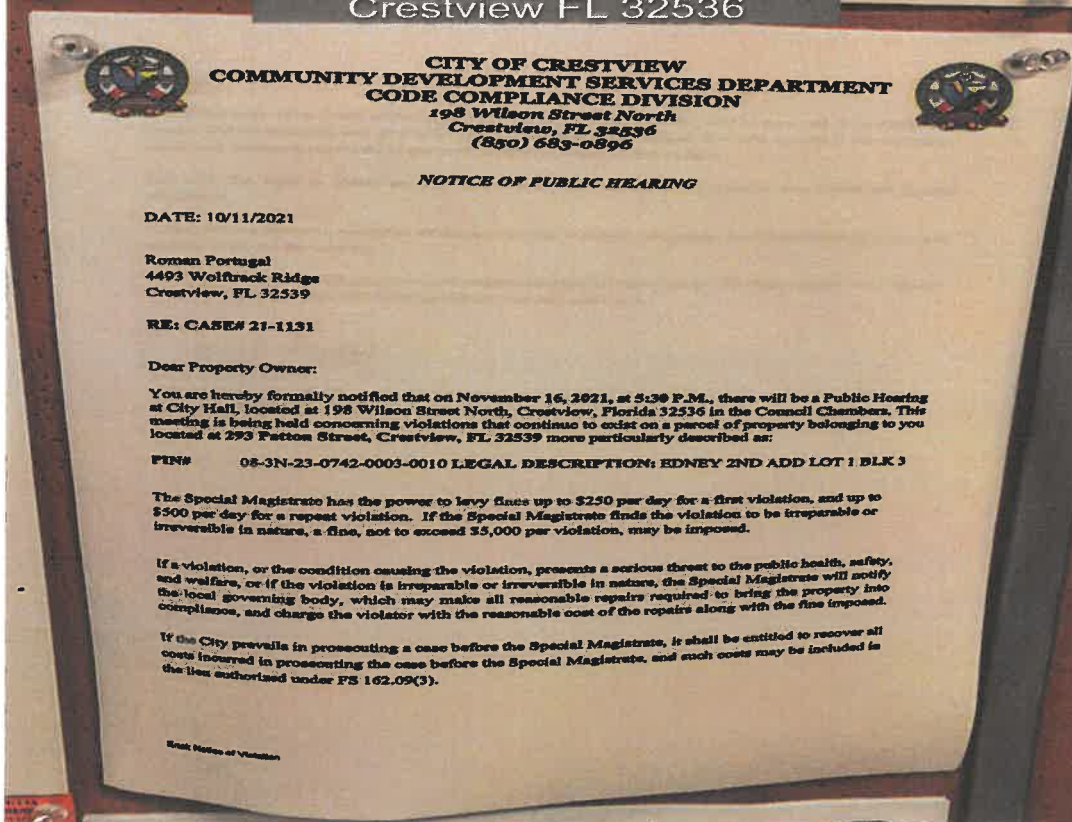
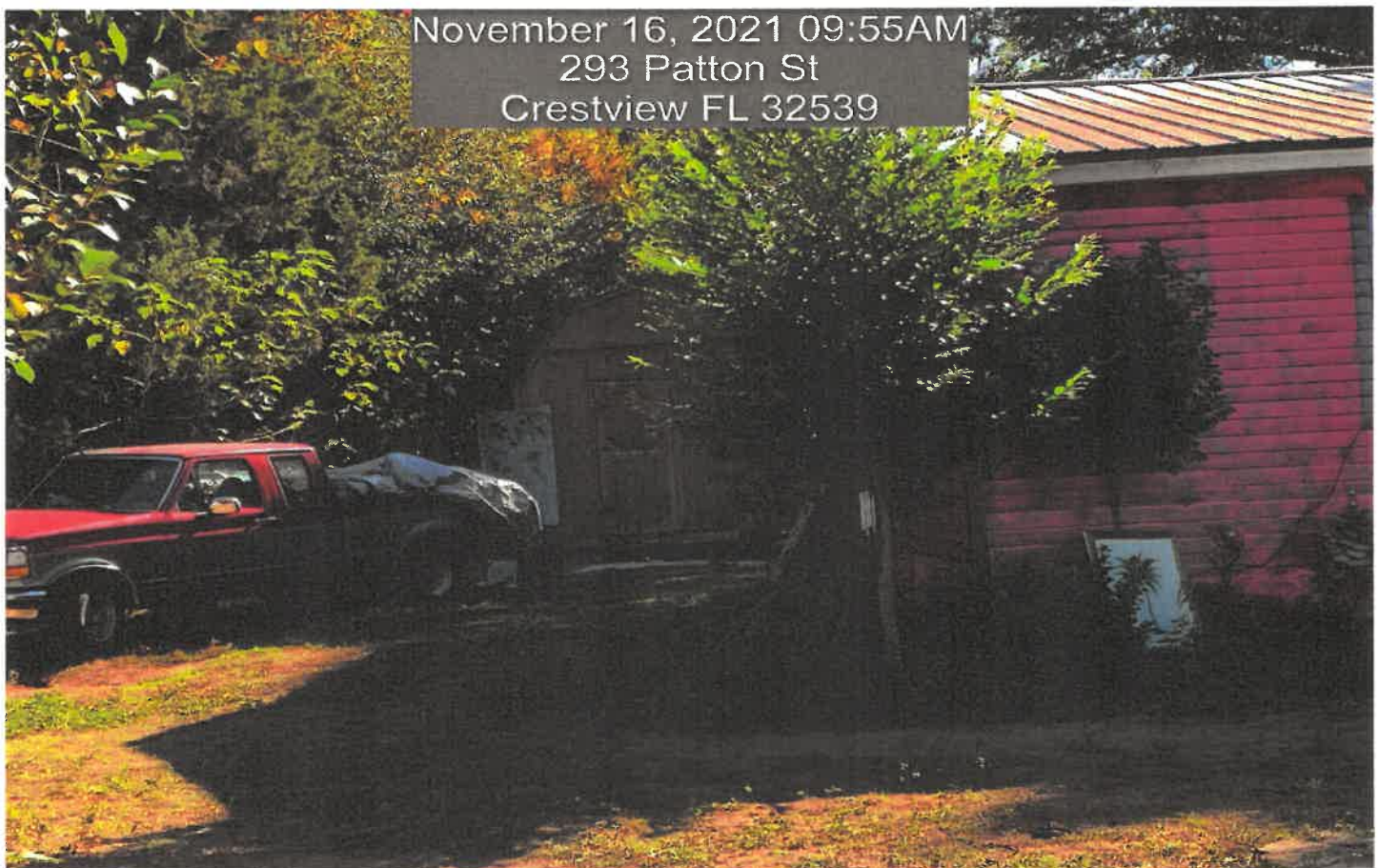
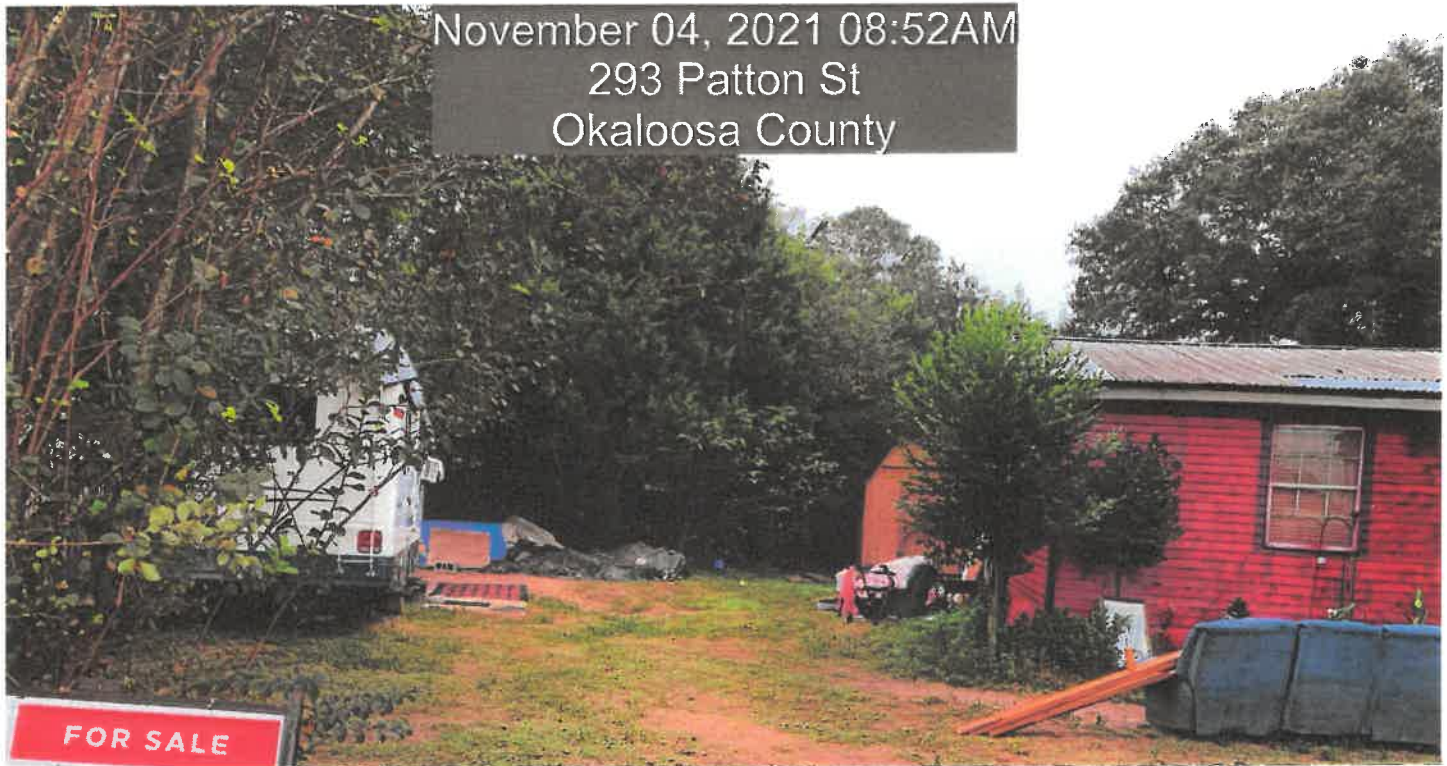


EXHIBIT # 5





CITY OF CRESTVIEW

COMMUNITY DEVELOPMENT SERVICES

Code Enforcement Division
P.O. Drawer 1209, Crestview, Florida 32536
Phone (850) 683-0896

Date: June 8, 2021
Case #: 21-00001131

ROMAN PORTUGAL
4493 WOLFTRACK RIDGE
CRESTVIEW, FL 32539

Dear Property Owner,

This Civil Violation Notice is being sent to advise you that a parcel of property belonging to you, which is in the City of Crestview, is currently in violation of City Codes. The following information is provided to you concerning these violations:

Location of Violation: 293 PATTON ST
Tax Identification Number: 08-3N-23-0742-0003-0010
Legal: EDNEY 2ND ADD LOT 1 BLK 3, ,

If the violation(s) noted in the attached Statement of Violation (Violation Detail), are not corrected by **June 18, 2021**, this case may be scheduled for a public hearing before the City of Crestview's Special Magistrate.

The Special Magistrate has the authority to impose fines of up to \$250.00 per day for the first offense and \$500.00 per day for repeat offenses and other penalties as a measure to enforce the codes and ordinances of the City of Crestview in cases where violations continue to exist.

If you have any questions concerning this matter, you may call me at (850) 683-0896.

Sincerely,

Deborah Lawson
Code Compliance Officer
850.306.3702/850.612.9714

EXHIBIT # 5

CASE NUMBER 21-00001131
PROPERTY ADDRESS 293 PATTON ST

VIOLATION: FBC SEC 105.1 PERMIT REQ. QUANTITY: 1
DESCRIPTION: BUILDING PERMIT REQUIRED DATE: 6/08/21
LOCATION:

ORDINANCE DESCRIPTION :

FLORIDA BUILDING CODE - SECTION 105 PERMITS

105.1 REQUIRED

Any owner or owner's authorized agent who intends to construct, enlarge, alter, repair, move, demolish or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be performed, shall first make application to the building official and obtain the required permit.

CORRECTIVE ACTION REQUIRED :

You may abate the violation by obtaining the required permit(s).

You may contact the City of Crestview Building Department at 850-689-1618 for further information.

VIOLATION: LDC CH 7 SEC. 7.05.03 QUANTITY: 1
DESCRIPTION: RECREATIONAL CAMPS/TENTS DATE: 6/08/21
LOCATION:

ORDINANCE DESCRIPTION :

LAND DEVELOPMENT CODE CHAPTER 7

SECTION 7.05.03 - RECREATIONAL CAMPS

A. Recreational camps are allowed by special exception in the MU, C-1, C-2 and E districts in accordance with the following standards.

B. For purposes of this subsection, "Recreational camp" or "Recreational camps" means one or more buildings or structures, tents, trailers, or vehicles, or any portion thereof, together with the land appertaining thereto, established, operated, or used as living quarters for one or more resident or transient members of the public and designed and operated for recreational or other non-profit purposes.

C. The minimum lot area within the MU, C-1, C-2 or E districts shall be 40 acres.

D. Recreational camps in the E districts may only be allowed in accordance with an approved management plan. The management plan shall be prepared at the expense of the applicant by a person or persons qualified in the appropriate fields of study and conducted according to professionally accepted standards. At a minimum, the management plan includes the following:

1. Description of goals and objectives based on type of

EXHIBIT # 5

CASE NUMBER 21-00001131
PROPERTY ADDRESS 293 PATTON ST

ORDINANCE DESCRIPTION :

- natural resources to be managed;
2. Description of all proposed uses, including existing and any proposed physical and access improvements;
 3. Description of prohibited activities, such as mowing in wetland buffers, or removal of native vegetation in protected habitat areas;
 4. Descriptions of ongoing activities that will be performed to protect, restore, or enhance the natural resources to be protected. This may include:
 - a. Removal or control of invasive vegetation and debris;
 - b. Replanting with native vegetation as necessary;
 - c. Provision for listed species habitat needs, including restricting, at appropriate times, intrusions into sensitive foraging, breeding, roosting, and nesting areas;
 - d. Fencing or other institutional controls to minimize impact of human activities on wildlife and vegetation, such as predation by pets;
 - e. Prescribed burning, thinning, or comparable activities performed in an environmentally sensitive manner to restore or maintain habitat;
 - f. Cooperative efforts and agreements to help promote or conduct certain management activities, such as cleanups, maintenance, public education, observation, monitoring, and reporting;
 - g. Any additional measures determined to be necessary to protect and maintain the functions and values of conservation areas in conjunction with wildfire mitigation;
 - h. Set of schedules, estimated costs, staffing requirements, and assignments of responsibility for specific implementation activities to be performed as part of the management plan, and identification of means by which funding will be provided;
 - i. Performance standards with criteria for assessing goals and objectives;
 - j. Five-year monitoring plan with schedule and responsibility;
 - k. Ownership and party responsible for management activities
 - l. Provision for changes to be reviewed and approved by the City; and
 - m. Contingency plans for corrective measures or change if goals not met, and recognition of City enforcement authority
5. The maximum density of cabins, lodges and/or tent campsites shall not exceed one per five acres. Density shall be calculated as gross density and include all land area exclusive of major water bodies starting at the high-water mark.
6. Cabins or lodges shall comply with the Florida Building Code and must contain a minimum of 250 square feet of floor space up to a maximum of 2,500 square feet of floor space, with a maximum occupancy of 10 per cabin or lodge. Use of mobile homes or recreational vehicles for lodging is prohibited.
7. A single permanent residence is allowed.

EXHIBIT # 5

CASE NUMBER 21-00001131
PROPERTY ADDRESS 293 PATTON ST

ORDINANCE DESCRIPTION :

8. All structures, cabins and tent sites shall be setback a minimum of 200 feet from the property line.
9. Vehicular access shall be from a paved public roadway.
10. A unified plan for water distribution and wastewater disposal meeting the requirements of the Health Department shall be provided as part of any application for a recreational camp.
11. Sanitary facilities including showers, toilets, and sinks shall be provided. Potable water from a municipal water supply shall be used for such sanitary facilities, unless the facility is served by a private well registered, approved and tested by the Department of Health as a limited use public water system.
12. Recreational camps for five or more members of the public as defined in Section 513.01, Florida Statutes, are subject to the provisions of Chapter 513, Florida Statutes and shall not be permitted as a special exception unless the Department of Business and Professional Regulation has issued a permit for such activity and such permit remains valid and current at all times and such property meets every provision of this section not in conflict with the requirements of Chapter 513, Florida Statutes.
13. Any violation of this section, including a property owner's operating or allowing unpermitted recreational camps shall be punished as provided for in section 1-11 of the City Code and each day that such condition continues is regarded as a new and separate offense.

CORRECTIVE ACTION REQUIRED :
PROHIBITED

Building(s), structure(s), tent(s), trailer(s), or vehicle(s), or any portion thereof, together with the land appertaining thereto, established, operated, or used as living quarters for one or more resident or transient members of the public and designed and operated for recreational or other non-profit purposes.

You may abate the violation by removing the building(s), structure(s), tent(s), trailer(s), or vehicle(s), from the property.

EXHIBIT # 5

7020 3160 0001 0731 1783

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 Domestic Mail Only

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Certified Mail Fee \$ **3.60**

Extra Services & Fees (check box, add fee if applicable)

☒ Return Receipt (hardcopy) \$ **2.85**

☐ Return Receipt (electronic) \$

☐ Certified Mail Restricted Delivery \$

☐ Adult Signature Required \$

☐ Adult Signature Restricted Delivery \$

Postage \$ **.61**

Total Postage and Fees \$ **6.96**

Postmark Here **JUN 9 2021**

Address: **ROMAN PORTUGAL**
4493 WOLF TRACK RIDGE
CRESTVIEW, FL 32539

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

SENDER: COMPLETE THIS SECTION	COMPLETE THIS SECTION ON DELIVERY		
■ Complete items 1, 2, and 3. ■ Print your name and address on the reverse so that we can return the card to you. ■ Attach this card to the back of the mailpiece, or on the front if space permits. 1. Article Addressed to: ROMAN PORTUGAL 4493 WOLF TRACK RIDGE CRESTVIEW, FL 32539  9590 9402 5522 9249 9950 30 2. Article Number (Transfer from service label) 7020 3160 0001 0731 1783	A. Signature ☒ Roman Portugal ☒ Agent ☐ Addressee B. Received by (Printed Name) Roman Portugal C. Date of Delivery 6-17-21 D. Is delivery address different from item 1? ☐ Yes If YES, enter delivery address below: ☐ No 3. Service Type <table border="0"> <tr> <td> ☐ Adult Signature ☐ Adult Signature Restricted Delivery ☒ Certified Mail® ☐ Certified Mail Restricted Delivery ☐ Collect on Delivery ☐ Collect on Delivery Restricted Delivery ☐ Mail Restricted Delivery (00) </td> <td> ☐ Priority Mail Express® ☐ Registered Mail™ ☐ Registered Mail Restricted Delivery ☐ Return Receipt for Merchandise ☐ Signature Confirmation™ ☐ Signature Confirmation Restricted Delivery </td> </tr> </table>	☐ Adult Signature ☐ Adult Signature Restricted Delivery ☒ Certified Mail® ☐ Certified Mail Restricted Delivery ☐ Collect on Delivery ☐ Collect on Delivery Restricted Delivery ☐ Mail Restricted Delivery (00)	☐ Priority Mail Express® ☐ Registered Mail™ ☐ Registered Mail Restricted Delivery ☐ Return Receipt for Merchandise ☐ Signature Confirmation™ ☐ Signature Confirmation Restricted Delivery
☐ Adult Signature ☐ Adult Signature Restricted Delivery ☒ Certified Mail® ☐ Certified Mail Restricted Delivery ☐ Collect on Delivery ☐ Collect on Delivery Restricted Delivery ☐ Mail Restricted Delivery (00)	☐ Priority Mail Express® ☐ Registered Mail™ ☐ Registered Mail Restricted Delivery ☐ Return Receipt for Merchandise ☐ Signature Confirmation™ ☐ Signature Confirmation Restricted Delivery		

PS Form 3811, July 2015 PSN 7530-02-000-9053 Domestic Return Receipt

EXHIBIT # 5



CITY OF CRESTVIEW

COMMUNITY DEVELOPMENT SERVICES

Code Enforcement Division
P.O. Drawer 1209, Crestview, Florida 32536
Phone (850) 683-0896

Date: June 21, 2021
Case #: 21-00001131

ROMAN PORTUGAL
4493 WOLFTRACK RIDGE
CRESTVIEW, FL 32539

Dear Property Owner,

This letter is being sent to advise you that a parcel of property belonging to you, which is in the City of Crestview, is currently in violation of City Codes. The following information is provided to you concerning these violations:

Location of Violation: 293 PATTON ST
Tax Identification Number: 08-3N-23-0742-0003-0010
Legal: EDNEY 2ND ADD LOT 1 BLK 3, ,

If the violation(s) noted in the attached Statement of Violation (Violation Detail), are not corrected by **July 01, 2021**, this case may be scheduled for a public hearing before the City of Crestview's Special Magistrate.

The Special Magistrate has the authority to impose fines of up to \$250.00 per day for the first offense and \$500.00 per day for repeat offenses and other penalties as a measure to enforce the codes and ordinances of the City of Crestview in cases where violations continue to exist.

If you have any questions concerning this matter, you may call me at (850) 683-0896.

Sincerely,

Deborah Lawson
Code Compliance Officer
850.306.3702/850.612.9714

EXHIBIT # 5

VIOLATION DETAIL

PAGE 1

CASE NUMBER 21-00001131
PROPERTY ADDRESS 293 PATTON ST

VIOLATION: FBC SEC 105.1 PERMIT REQ. QUANTITY: 1
DESCRIPTION: BUILDING PERMIT REQUIRED DATE: 6/08/21
LOCATION:

ORDINANCE DESCRIPTION :

FLORIDA BUILDING CODE - SECTION 105 PERMITS

105.1 REQUIRED

Any owner or owner's authorized agent who intends to construct, enlarge, alter, repair, move, demolish or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be performed, shall first make application to the building official and obtain the required permit.

CORRECTIVE ACTION REQUIRED :

You may abate the violation by obtaining the required permit(s).

You may contact the City of Crestview Building Department at 850-689-1618 for further information.

EXHIBIT # 5

USPS Tracking®

[FAQs >](#)

Track Another Package +

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[Remove X](#)

Your item was delivered to an individual at the address at 2:24 pm on June 24, 2021 in CRESTVIEW, FL 32539.

✓ Delivered, Left with Individual

June 24, 2021 at 2:24 pm
CRESTVIEW, FL 32539

[Feedback](#)

7020 3160 0001 0731 1349

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OFFICIAL USE	
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Extra Services & Fees (check box, add fee to postage)	
☒ Return Receipt (hardcopy)	\$ 2.85
☐ Return Receipt (electronic)	\$
☐ Certified Mail Restricted Delivery	\$
☐ Adult Signature Required	\$
☐ Adult Signature Restricted Delivery	\$
Postage	\$.51
Total Postage and Fees	\$ 6.96
ROMAN PORTUGAL 4413 WOLF TRACK RIDGE CRESTVIEW, FL 32539	
PS Form 3800, April 2015 PSN 7530-02-000-9041 See Reverse for Instructions	

EXHIBIT # 5

Can't find what you're looking for?

Go to our [FAQs](#) section to find answers to your tracking questions.

USPS TRACKING #



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Postage & Fees Paid
USPS
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Page 1 of 1

[Help](#)



United States
Postal Service

9590 9402 5522 9249 9969 90

• Sender: Please print your name, address, and ZIP+4® in this box•

CODE COMPLIANCE
P.O. BOX 1209
CRESTVIEW, FL
32536

21-1131

USPS Corporate
Accounts

June 25, 2021

ing data on domestic competitive products
acking Statement via email.

ulations. Users will no longer enter fees for
be collected for COD or the insured value

This item was delivered on 06/24/2021 at 14:24:00

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Address	Remind 4497

Enter up to 35 items separated by commas.

Select Search Type:

Product Tracking & Reporting, All Rights Reserved
Version: 21.3.1.1.1.6

EXHIBIT # 5



**CITY OF CRESTVIEW
COMMUNITY DEVELOPMENT SERVICES DEPARTMENT
CODE COMPLIANCE DIVISION
198 Wilson Street North
Crestview, FL 32536
(850) 683-0896**



NOTICE OF PUBLIC HEARING

DATE: 10/11/2021

Roman Portugal
4493 Wolfrack Ridge
Crestview, FL 32539

RE: CASE# 21-1131

Dear Property Owner:

You are hereby formally notified that on **November 16, 2021, at 5:30 P.M.**, there will be a Public Hearing at City Hall, located at 198 Wilson Street North, Crestview, Florida 32536 in the Council Chambers. This meeting is being held concerning violations that continue to exist on a parcel of property belonging to you located at **293 Patton Street, Crestview, FL 32539** more particularly described as:

PIN# 08-3N-23-0742-0003-0010 LEGAL DESCRIPTION: EDNEY 2ND ADD LOT 1 BLK 3

The Special Magistrate has the power to levy fines up to \$250 per day for a first violation, and up to \$500 per day for a repeat violation. If the Special Magistrate finds the violation to be irreparable or irreversible in nature, a fine, not to exceed \$5,000 per violation, may be imposed.

If a violation, or the condition causing the violation, presents a serious threat to the public health, safety, and welfare, or if the violation is irreparable or irreversible in nature, the Special Magistrate will notify the local governing body, which may make all reasonable repairs required to bring the property into compliance, and charge the violator with the reasonable cost of the repairs along with the fine imposed.

If the City prevails in prosecuting a case before the Special Magistrate, it shall be entitled to recover all costs incurred in prosecuting the case before the Special Magistrate, and such costs may be included in the lien authorized under FS 162.09(3).

Encl: Notice of Violation

EXHIBIT # 5

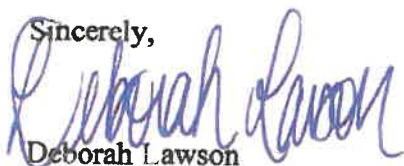
A certified copy of an Order imposing a fine, or a fine plus repair costs, will be recorded in the Okaloosa County Public Records, and thereafter shall constitute a lien against the land on which the violation exists **and** upon any other real or personal property owned by the violator.

You have the right to obtain an attorney, at your own expense, to represent you before the Special Magistrate.

If you desire a verbatim transcript of the proceedings for appeal purposes, you should arrange for a court reporter to attend the hearing.

The Crestview Special Magistrate was created pursuant to Florida Statue 162. The purpose of the Special Magistrate is to facilitate the enforcement of local and state laws.

Sincerely,



Deborah Lawson

Code Compliance Officer

850.305.3702/850.612.9714

EXHIBIT # 5

CASE NUMBER 21-00001131
PROPERTY ADDRESS 293 PATTON ST

VIOLATION: FBC SEC 105.1 PERMIT REQ. QUANTITY: 1
DESCRIPTION: BUILDING PERMIT REQUIRED DATE: 6/08/21
LOCATION:

ORDINANCE DESCRIPTION :

FLORIDA BUILDING CODE - SECTION 105 PERMITS

105.1 REQUIRED

Any owner or owner's authorized agent who intends to construct, enlarge, alter, repair, move, demolish or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be performed, shall first make application to the building official and obtain the required permit.

CORRECTIVE ACTION REQUIRED :

You may abate the violation by obtaining the required permit(s).

You may contact the City of Crestview Building Department at 850-689-1618 for further information.

Track Another Package +

Tracking Number: 70092250000365041929

Remove X

Status Not Available

The tracking number may be incorrect or the status update is not yet available. Please verify your tracking number and try again later.

Feedback

U.S. Postal ServiceTM
CERTIFIED MAIL[®] RECEIPT
(Domestic Mail Only; No Insurance Coverage Provided)
 For delivery information visit our website at www.usps.com.

OFFICIAL USE

Postage	\$.58
Certified Fee	3.75
Return Receipt Fee (Endorsement Required)	
Restricted Delivery Fee (Endorsement Required)	
Total Postage & Fees	\$ 4.33

Postmark
 1 OCT 12 2021

Send To **Roman Portugal**
 Street, Apt. No.,
 or PO Box No. **4493 Wolftrack Rd 32539**
 City, State, ZIP+4 **0221-1131**

PS Form 3800, August 2006 See reverse for instructions

for?

ing questions.

EXHIBIT # 5

CITY OF CRESTVIEW
CODE COMPLIANCE DIVISION
P.O. Box 1209, Crestview, Florida 32536

AFFIDAVIT OF SERVICE
(POSTING OF NOTICE OF HEARING)

CASE # 21-1131

I, Deborah Lawson, being duly sworn, deposes and state, that I am employed by the City of Crestview, Florida, that on the 4th the day of November 2021, I personally posted said Notice of Hearing at: 293 Patton Street, Crestview, Florida, 32539 in the County of Okaloosa.

A copy of said notice is attached hereto.

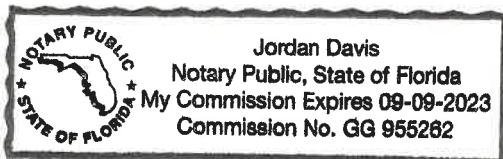
Deborah Lawson
Affiant's Signature

11/4/2021
Date

Before me, the undersigned authority personally appeared, Deborah Lawson, who being duly sworn deposes and states that she executed the foregoing affidavit, and it is true and correct.

Sworn to and subscribed before me this 4th the day of November 2021.

(SEAL)



NOTARY PUBLIC:

Jordan Davis

MY COMMISSION EXPIRES:

9/9/23

EXHIBIT # 5

4.6 21-1173

Administratively Removed

4.7. 21-578

388 Long Street
Crestview, FL 32539
Jessie A Alford
4175 Bluegrass Parkway
Laurel Hill, FL 32536

Staff presented the case. Violations and notes of same are included in the attached documents. The Magistrate asked if the pictures were accurate and a true depiction of the property. Staff stated that they were. The Magistrate asked the building official to address the building that is in violation. The Building official recommendation is in the attached documents. Staff then made the following recommendation: That on or before 12/17/21 the \$250 administrative fee be paid and if the property is not brought into compliance by 12/17/21, a 250 a day fine be assessed with an annual interest of 6.77%. It is the responsibility of the property owner to contact the City that the property has been brought into compliance and arrange for reinspection. The magistrate agreed with staff recommendation and ordered same,

EXHIBIT 6
CASE # 21-578
388 LONG
TUESDAY, NOVEMBER 16, 2021

BUILDING OFFICIAL STRUCTURAL DETERMINATION

CHAPTER 38-65 IMPROVED PROPERTY STANDARDS

5/24/21
DATE

388 LONG

Jesse Alford

ADDRESS-LOCATION OF VIOLATION

- ☐ (a) FOUNDATION
- ☐ (b) WOOD SUPPORTS
- ☐ (c) METAL SUPPORTS
- ☐ (d) SKIRTING
- ☐ (e) EXTERIOR WALLS
- ☐ (f) WINDOWS
- ☐ (g) SHUTTERS
- ☐ (h) EXTERIOR DOORS
- ☐ (i) EXTERIOR DOOR FRAMES AND STOREFRONTS
- ☐ (j) EXTERIOR SURFACE TREATMENT
- ☐ (k) STRUCTURAL SUPPORTS
- ☒ (l) PORCHES AND BALCONIES

- ☐ (m) STAIRS
- ☐ (n) ROOFS
- ☐ (o) GUTTERS AND DOWNSPOUTS
- ☐ (p) CHIMNEYS, FLUES, AND VENT ATTACHMENTS
- ☐ (q) OVERHANG EXTENSIONS
- ☐ (r) INSECT SCREENS
- ☐ (s) ACCESSORY STRUCTURES
- ☐ (t) SWIMMING POOLS
- ☐ (u) RODENT HARBORAGE
- ☐ (v) EXTERIOR LIGHTING
- ☐ (w) FENCES AND WALLS
- ☐ OTHER: _____

COMMENTS/CORRECTIVE ACTION(S): Front porch roof rotten and falling in.

Back porch rotten and falling in. Several roof leaks. Roof needs
to be replaced. Back door and several windows need replacing.
I would consider this an unsafe structure and recommend
removal from property.

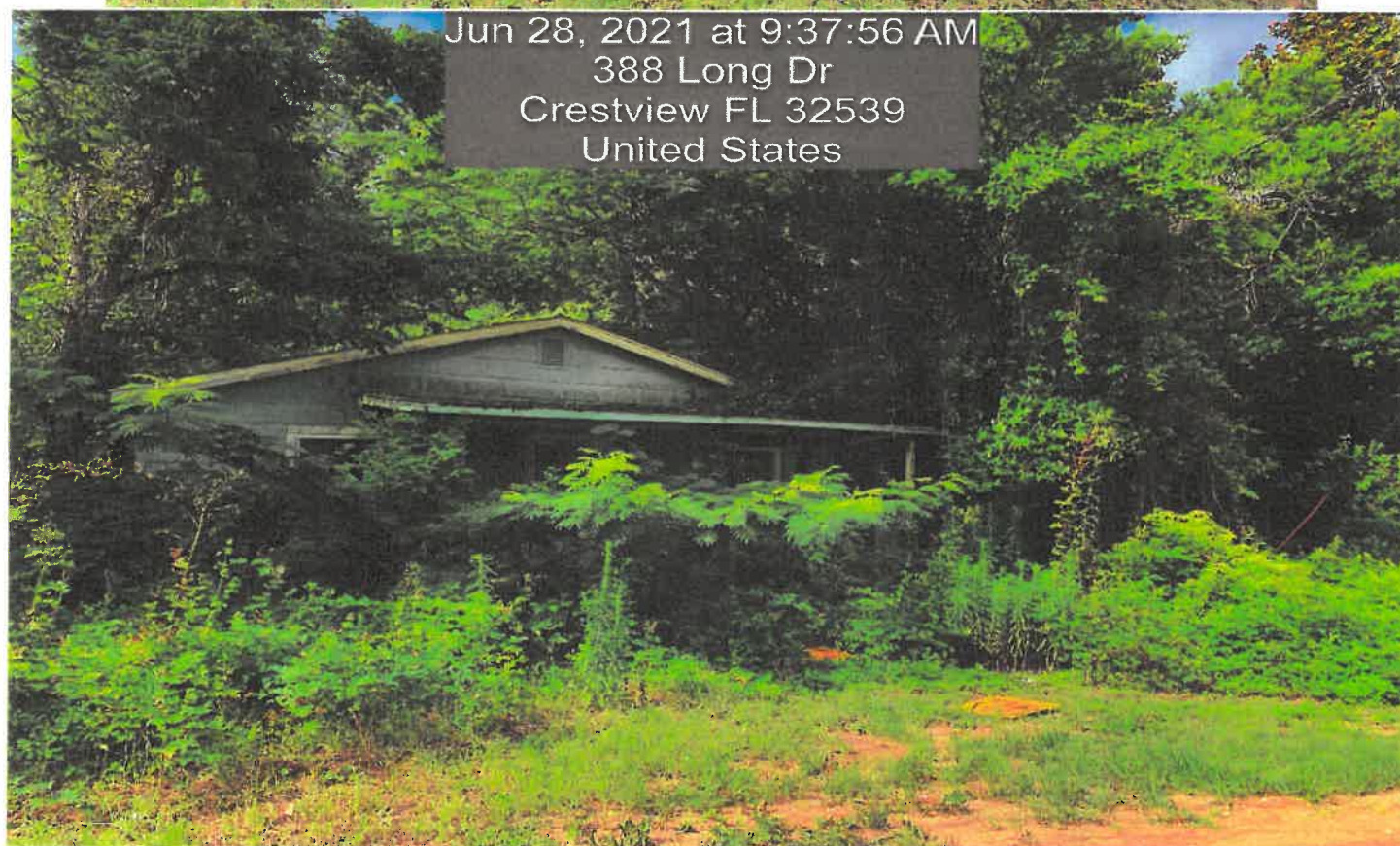
If permitted to repair structural engineered drawings would be required.
I spoke to owner and didn't seem to be interested in fixing the
structure. He will most likely comply with recommendations.


SIGNATURE OF BUILDING OFFICIAL

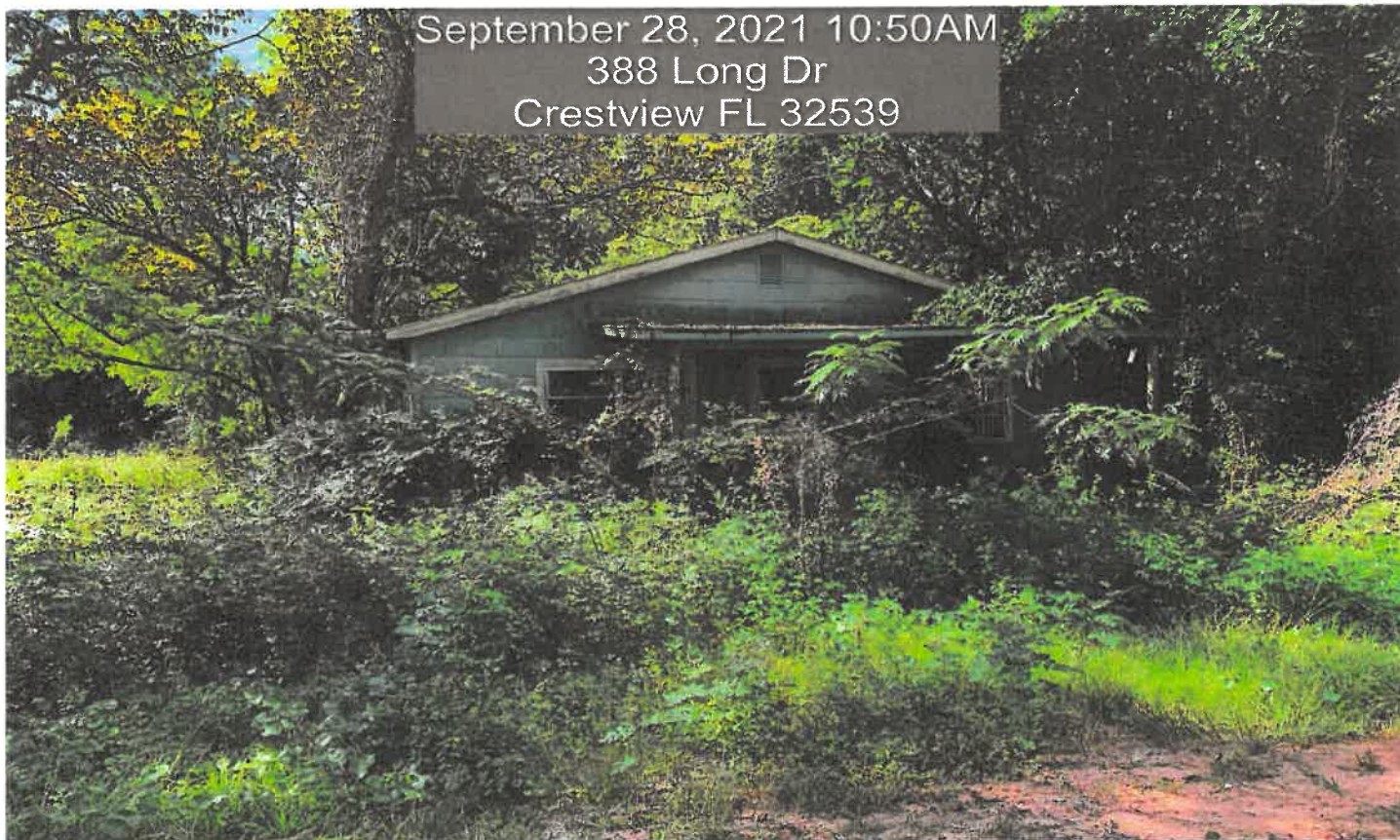
Ronald Raybon
PRINTED NAME OF BUILDING OFFICIAL

5/24/21
DATE

EXHIBIT # 6







CITY OF CRESTVIEW - BUILDING DIVISION
198 WILSON STREET N
CRESTVIEW, FL 32536
850-689-1618 FAX 850-689-4575
permits@cityofcrestview.org

Application Number 21-00001791 Date 8/18/21
Application pin number 299692
Property Address 388 LONG DR
TAX ID NUMBER: 08-3N-23-0000-0114-0000
Application type description DEMOLITION- ALL STRUCT
Subdivision Name
Property Use LOW DENSITY RESIDENTIAL
Property Zoning COMMERCIAL
Application valuation 0

Description of Work
Demo entire structure

Owner

ALFORD JESSE A
4175 BLUEGRASS PKWY
LAUREL HILL FL 32567

Contractor

OWNER

--- Structure Information 000 000 Demo entire structure
Occupancy Type RESIDENTIAL
Flood Zone FLOOD ZONE X

Permit DEMOLITION
Additional desc DEMO ENTIRE STRUCTURE
Permit pin number 207969
Issue Date 8/18/21 Valuation 0
Expiration Date 2/14/22

Special Notes and Comments

WARNING TO OWNER: ANY PAYMENTS MADE BY
THE OWNER AFTER THE EXPIRATION OF THE
NOTICE OF COMMENCEMENT ARE CONSIDERED
IMPROPER PAYMENTS UNDER CHAPTER 713,
PART I, SECTION 713.13, FLORIDA
STATUTES, AND CAN RESULT IN YOUR PAYING
TWICE FOR IMPROVEMENTS TO YOUR PROPERTY.
A NOTICE OF COMMENCEMENT MUST BE
RECORDED AND POSTED ON THE JOB SITE
BEFORE THE FIRST INSPECTION. IF YOU
INTEND TO OBTAIN FINANCING, CONSULT WITH
YOUR LENDER OR AN ATTORNEY BEFORE
COMMENCING WORK OR RECORDING YOUR NOTICE
OF COMMENCEMENT.

=====

BUILDING INSPECTIONS (850) 689-1618
WWW.CITYOFCRESTVIEW.ORG
USE CLICK2GOV BP TO:

TO CLOSE OUT A PERMIT,
YOU MUST REQUEST AN INSPECTION.

EXHIBIT # 6

CITY OF CRESTVIEW - BUILDING DIVISION
198 WILSON STREET N
CRESTVIEW, FL 32536
850-689-1618 FAX 850-689-4575
permits@cityofcrestview.org

Application Number 21-00001791
Application pin number : : : 299692

Page 2
Date 8/18/21

Special Notes and Comments

1. OBTAIN PLAN REVIEW RESULTS.
2. SCHEDULE OR CANCEL INSPECTIONS.
3. OBTAIN INSPECTION RESULTS.
4. PAY ALL PERMIT FEES.

Other Fees SURCHARGE BP DBPR (BU) 2.00
APPLICATION BASE FEE BLDG 44.00
SURCHARGE BP BCAIB (BU) 2.00

Fee summary	Charged	Paid	Credited	Due
Other Fee Total	48.00	48.00	.00	.00
Grand Total	48.00	48.00	.00	.00

TO CLOSE OUT A PERMIT,
YOU MUST REQUEST AN INSPECTION.

EXHIBIT # 12



CITY OF CRESTVIEW

COMMUNITY DEVELOPMENT SERVICES

Code Enforcement Division

P.O. Drawer 1209, Crestview, Florida 32536

Phone (850) 683-0896

Date: May 25, 2021
Case #: 21-00000578

ALFORD JESSE A
4175 BLUEGRASS PKWY
LAUREL HILL, FL 32567

Dear Property Owner,

This Civil Violation Notice is being sent to advise you that a parcel of property belonging to you, which is in the City of Crestview, is currently in violation of City Codes. The following information is provided to you concerning these violations:

Location of Violation: 388 LONG DR

Tax Identification Number: 08-3N-23-0000-0114-0000

Legal: BEG NW COR OF E1/2 OF E1/2 OF, SW1/4 OF SE1/4 S 200 FT E 100, FT N 200 FT W 100 FT TO POB

If the violation(s) noted in the attached Statement of Violation (Violation Detail), are not corrected by **June 08, 2021**, this case may be scheduled for a public hearing before the City of Crestview's Special Magistrate.

The Special Magistrate has the authority to impose fines of up to \$250.00 per day for the first offense and \$500.00 per day for repeat offenses and other penalties as a measure to enforce the codes and ordinances of the City of Crestview in cases where violations continue to exist.

If you have any questions concerning this matter, you may call me at (850) 683-0896.

Sincerely,

Deborah Lawson

Code Compliance Officer
850.306.3702/850.612.9714

EXHIBIT # U

CASE NUMBER 21-00000578
PROPERTY ADDRESS 388 LONG DR

VIOLATION: CH 38 SEC 18 (d) QUANTITY: 1
DESCRIPTION: DEMOLITION OF STRUCTURE DATE: 5/25/21
LOCATION:

ORDINANCE DESCRIPTION :

38.19 - Duty of Property Owner.

It shall be the duty of the owners, or other persons in control of property within the City to maintain their lot, tract or parcel and the abutting right-of-way but not including that area which is paved as roadway consistent with the standards set forth.

Nuisance Conditions - 38 - 18 (d) Any building or structure which does not meet the requirements of the Code and is in such a dilapidated condition that it is unfit for human habitation or kept in such a structurally unsafe or unsanitary condition that is a menace to the health of people residing in the vicinity thereof or presents a fire hazard to the vicinity in which it is located.

38.70 - UNSIGHTLY CONDITIONS.

The following conditions are hereby deemed to be unsightly conditions and are prohibited. The following conditions are prohibited on any premises in the City:

(a) Structures that are:

- (1) Partially destroyed; or
- (2) Left in a state of disrepair; or
- (3) Left in a state of partial construction

beyond the valid timeframe of the permit.

(c) Building exteriors in a condition of deterioration or disrepair such that the condition causes measurable diminution of surrounding property values.

(e) Prior to issuance of a demolition permit for a building where commercial activity is a permitted use, performance bond or equivalent security shall be filed with the City, or a letter of credit may be submitted to the City Manager for approval, in the amount defined below.

(1) Total demolition: The amount to demolish the building, and remove all debris from the site, and disposal cost for the debris and grading the lot in compliance with the Land Development Code; or

(2) Partial demolition: The amount to demolish the building, and remove all debris from the site, and disposal cost for the debris, grading the lot and the cost of additional construction or reconstruction so the exterior of any partially demolished building or building abutting an adjacent building that results in repair or reconstruction complies with this chapter and the Florida Building Code, as amended.

CORRECTIVE ACTION REQUIRED :

EXHIBIT # 4

CASE NUMBER 21-00000578
PROPERTY ADDRESS 388 LONG DR

CORRECTIVE ACTION REQUIRED :

You may abate the violation(s) by obtaining a demolition building permit and removing the structure.

Prior to commencing work to correct a violation , a building permit, or approval from the Building Official is required. Failure to obtain a building permit is punishable by Florida Statute 553.

For further information, please contact the Permitting Division @ 850-689-1618 ext 254 or 261.

EXHIBIT # 6

7020 3160 0001 0731 1486

U.S. Postal Service™ CERTIFIED MAIL® RECEIPT Domestic Mail Only	
For delivery information, visit our website at www.usps.com ®.	
OFFICIAL USE	
Certified Mail Fee	3.60
Services & Fees (check box, add fee)	2.80
☒ Return Receipt (hardcopy)	
☐ Return Receipt (electronic)	
☐ Certified Mail Restricted Delivery	
☐ Adult Signature Required	
☐ Adult Signature Restricted Delivery	
Postage	.51
Total Postage and Fees	4.91
JESSE A ALFORD 475 BLUE GRASS PKWY LAUREL HILL FL 32567	
PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions	



SENDER: COMPLETE THIS SECTION	COMPLETE THIS SECTION ON DELIVERY
- Complete items 1, 2, and 3. - Print your name and address on the reverse so that we can return the card to you. - Attach this card to the back of the mailpiece, or on the front if space permits.	A. Signature X <u>George Parker</u> ☐ Agent ☐ Addressee B. Received by (Printed Name) <u>George Parker</u> C. Date of Delivery <u>5-28</u> D. Is delivery address different from item 1? ☐ Yes If YES, enter delivery address below: ☐ No
1. Article Addressed to: JESSE A ALFORD 475 BLUE GRASS PKWY LAUREL HILL FL 32567 9590 9402 5522 9249 9952 90	3. Service Type ☐ Adult Signature ☐ Priority Mail Express® ☐ Adult Signature Restricted Delivery ☐ Registered Mail™ ☒ Certified Mail® ☐ Registered Mail Restricted Delivery ☐ Certified Mail Restricted Delivery ☐ Return Receipt for Merchandise ☐ Collect on Delivery ☐ Signature Confirmation™ ☐ Collect on Delivery Restricted Delivery ☐ Signature Confirmation Restricted Delivery ☐ Mail Restricted Delivery
2. Article Number (Transfer from service label) 7020 3160 0001 0731 1486	

PS Form 3811, July 2015 PSN 7530-02-000-9053

Domestic Return Receipt

EXHIBIT # 4



CITY OF CRESTVIEW

COMMUNITY DEVELOPMENT SERVICES

Code Enforcement Division
P.O. Drawer 1209, Crestview, Florida 32536
Phone (850) 683-0896

Date: June 28, 2021
Case #: 21-00000578

ALFORD JESSE A
4175 BLUEGRASS PKWY
LAUREL HILL, FL32567

Dear Property Owner,

This letter is being sent to advise you that a parcel of property belonging to you, which is in the City of Crestview, is currently in violation of City Codes. The following information is provided to you concerning these violations:

Location of Violation: 388 LONG DR

Tax Identification Number: 08-3N-23-0000-0114-0000

Legal: BEG NW COR OF E1/2 OF E1/2 OF, SW1/4 OF SE1/4 S 200 FT E 100, FT N 200 FT W 100 FT TO POB

If the violation(s) noted in the attached Statement of Violation (Violation Detail), are not corrected by **July 12, 2021**, this case may be scheduled for a public hearing before the City of Crestview's Special Magistrate.

The Special Magistrate has the authority to impose fines of up to \$250.00 per day for the first offense and \$500.00 per day for repeat offenses and other penalties as a measure to enforce the codes and ordinances of the City of Crestview in cases where violations continue to exist.

If you have any questions concerning this matter, you may call me at (850) 683-0896.

Sincerely,

Deborah Lawson
Code Compliance Officer
850.306.3702/850.612.9714

EXHIBIT # 6

CASE NUMBER 21-00000578
PROPERTY ADDRESS 388 LONG DR

VIOLATION: CH 38 SEC 18 (d) QUANTITY: 1
DESCRIPTION: DEMOLITION OF STRUCTURE DATE: 5/25/21
LOCATION:

ORDINANCE DESCRIPTION :

38.19 - Duty of Property Owner.

It shall be the duty of the owners, or other persons in control of property within the City to maintain their lot, tract or parcel and the abutting right-of-way but not including that area which is paved as roadway consistent with the standards set forth.

Nuisance Conditions - 38 - 18 (d) Any building or structure which does not meet the requirements of the Code and is in such a dilapidated condition that it is unfit for human habitation or kept in such a structurally unsafe or unsanitary condition that is a menace to the health of people residing in the vicinity thereof or presents a fire hazard to the vicinity in which it is located.

38.70 - UNSIGHTLY CONDITIONS.

The following conditions are hereby deemed to be unsightly conditions and are prohibited. The following conditions are prohibited on any premises in the City:

(a) Structures that are:

- (1) Partially destroyed; or
- (2) Left in a state of disrepair; or
- (3) Left in a state of partial construction

beyond the valid timeframe of the permit.

(c) Building exteriors in a condition of deterioration or disrepair such that the condition causes measurable diminution of surrounding property values.

(e) Prior to issuance of a demolition permit for a building where commercial activity is a permitted use, performance bond or equivalent security shall be filed with the City, or a letter of credit may be submitted to the City Manager for approval, in the amount defined below.

(1) Total demolition: The amount to demolish the building, and remove all debris from the site, and disposal cost for the debris and grading the lot in compliance with the Land Development Code; or

(2) Partial demolition: The amount to demolish the building, and remove all debris from the site, and disposal cost for the debris, grading the lot and the cost of additional construction or reconstruction so the exterior of any partially demolished building or building abutting an adjacent building that results in repair or reconstruction complies with this chapter and the Florida Building Code, as amended.

CORRECTIVE ACTION REQUIRED :

EXHIBIT # 6

CASE NUMBER 21-00000578
PROPERTY ADDRESS 388 LONG DR

CORRECTIVE ACTION REQUIRED :

You may abate the violation(s) by obtaining a demolition building permit and removing the structure.

Prior to commencing work to correct a violation , a building permit, or approval from the Building Official is required. Failure to obtain a building permit is punishable by Florida Statute 553.

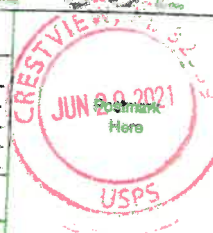
For further information, please contact the Permitting Division @ 850-689-1618 ext 254 or 261.

EXHIBIT # 6

7020 1290 0001 2346 7064

U.S. Postal Service™ CERTIFIED MAIL® RECEIPT Domestic Mail Only	
For delivery information, visit our website at www.usps.com	
OFFICIAL USE	
Certified Mail Fee	\$ 3.00
Return Receipt (hardcopy)	\$ 2.80
Return Receipt (electronic)	\$
Certified Mail Restricted Delivery	\$
Adult Signature Required	\$
Adult Signature Restricted Delivery	\$
Postage	\$.51
Total Postage and Fees	\$ 4.91
JESSE A ALFORD 4175 BLUEGRASS PKWY LAUREL HILL, FL 32507	

PS Form 3800, April 2015 PSN 7530-02-000-9053 See Reverse for Instructions



SENDER: COMPLETE THIS SECTION	COMPLETE THIS SECTION ON DELIVERY
■ Complete items 1, 2, and 3. ■ Print your name and address on the reverse so that we can return the card to you. ■ Attach this card to the back of the mailpiece, or on the front if space permits. 1. Article Addressed to: JESSE A ALFORD 4175 BLUEGRASS PKWY LAUREL HILL, FL 32507  9590 9402 5522 9249 9969 21 2. Article Number (Transfer from service label) 7020 1290 0001 2346 7064	A. Signature ☒ George Parker ☐ Agent ☐ Addressee B. Received by (Printed Name) George Parker C. Date of Delivery 7-1 D. Is delivery address different from item 1? ☐ Yes ☐ No If YES, enter delivery address below: 3. Service Type ☐ Adult Signature ☐ Adult Signature Restricted Delivery ☒ Certified Mail® ☐ Certified Mail Restricted Delivery ☐ Collect on Delivery ☐ Collect on Delivery Restricted Delivery ☐ Insured Mail ☐ Mail Restricted Delivery (00) ☐ Priority Mail Express® ☐ Registered Mail™ ☐ Registered Mail Restricted Delivery ☐ Return Receipt for Merchandise ☐ Signature Confirmation™ ☐ Signature Confirmation Restricted Delivery

PS Form 3811, July 2015 PSN 7530-02-000-9053 Domestic Return Receipt

EXHIBIT # 6



**CITY OF CRESTVIEW
COMMUNITY DEVELOPMENT SERVICES DEPARTMENT
CODE COMPLIANCE DIVISION
198 Wilson Street North
Crestview, FL 32536
(850) 683-0896**



NOTICE OF PUBLIC HEARING

DATE: 10/11/2021

Jesse A Alford
4175 Bluegrass Parkway
Laurel Hill, 32567

RE: CASE# 21-578

Dear Property Owner:

You are hereby formally notified that on **November 16, 2021, at 5:30 P.M.**, there will be a Public Hearing at City Hall, located at 198 Wilson Street North, Crestview, Florida 32536 in the Council Chambers. This meeting is being held concerning violations that continue to exist on a parcel of property belonging to you located at **388 Long Drive, Crestview, FL 32539** more particularly described as:

**PIN# 08-3N-23-0000-0114-0000 LEGAL DESCRIPTION: BEG NW COR OF E1/2 OF E1/2
OF SW1/4 OF SE1/4 S 200 FT E 100 FT N 200 FT W 100 FT TO POB**

The Special Magistrate has the power to levy fines up to \$250 per day for a first violation, and up to \$500 per day for a repeat violation. If the Special Magistrate finds the violation to be irreparable or irreversible in nature, a fine, not to exceed \$5,000 per violation, may be imposed.

If a violation, or the condition causing the violation, presents a serious threat to the public health, safety, and welfare, or if the violation is irreparable or irreversible in nature, the Special Magistrate will notify the local governing body, which may make all reasonable repairs required to bring the property into compliance, and charge the violator with the reasonable cost of the repairs along with the fine imposed.

If the City prevails in prosecuting a case before the Special Magistrate, it shall be entitled to recover all costs incurred in prosecuting the case before the Special Magistrate, and such costs may be included in the lien authorized under FS 162.09(3).

End: Notice of Violation

EXHIBIT # 6

A certified copy of an Order imposing a fine, or a fine plus repair costs, will be recorded in the Okaloosa County Public Records, and thereafter shall constitute a lien against the land on which the violation exists and upon any other real or personal property owned by the violator.

You have the right to obtain an attorney, at your own expense, to represent you before the Special Magistrate.

If you desire a verbatim transcript of the proceedings for appeal purposes, you should arrange for a court reporter to attend the hearing.

The Crestview Special Magistrate was created pursuant to Florida Statute 162. The purpose of the Special Magistrate is to facilitate the enforcement of local and state laws.

Sincerely,



Deborah Lawson

Code Compliance Officer

850.305.3702/850.612.9714

EXHIBIT # u

Case # 21-578

388 Long Drive

Statement of Violation

Code of Ordinance Violated: Chapter 38 Section 18 (d) Demolition of Structure

Any building or structure which does not meet the requirements of the Code and is in such a dilapidated condition that it is unfit for human habitation or kept in such a structurally unsafe or unsanitary condition that is a menace to the health of people residing in the vicinity thereof or presents a fire hazard to the vicinity in which it is located.

Corrective Action Required: Demolish the structure. Remove all demolition debris.

EXHIBIT # 6

Track Another Package +

Tracking Number: 70092250000365041936

Remove X

Your item was delivered to an individual at the address at 1:31 pm on October 15, 2021 in LAUREL HILL, FL 32567.

 Delivered, Left with Individual

October 15, 2021 at 1:31 pm
LAUREL HILL, FL 32567

Feedback

7009 2250 0000 3650 41936

U.S. Postal Service	
CERTIFIED MAIL™ RECEIPT	
(Domestic Mail Only; No Insurance Coverage Provided)	
For delivery information visit our website at www.usps.com .	
OFFICIAL USE	
Postage	\$.50
Certified Fee	3.25
Return Receipt Fee (Endorsement Required)	
Restricted Delivery Fee (Endorsement Required)	
Total Postage & Fees	\$ 4.33
	
Sent To: Jesse A Ford	
Street, Apt. No., or PO Box No. 4175 Bluegrass Pkwy	
City, State, ZIP+4 FL 32567	
PS Form 3800, August 2005 See Reverse for Instructions	

Can't find what you're looking for?

EXHIBIT # u

Go to our FAQs section to find answers to your tracking questions.

BUILDING OFFICIAL STRUCTURAL DETERMINATION

CHAPTER 38-65 IMPROVED PROPERTY STANDARDS

5/24/21

DATE

388 LONG

Jesse Alford

ADDRESS-LOCATION OF VIOLATION

- | | |
|---|--|
| ☐ (a) FOUNDATION | ☐ (m) STAIRS |
| ☐ (b) WOOD SUPPORTS | ☐ (n) ROOFS |
| ☐ (c) METAL SUPPORTS | ☐ (o) GUTTERS AND DOWNSPOUTS |
| ☐ (d) SKIRTING | ☐ (p) CHIMNEYS, FLUES, AND VENT ATTACHMENTS |
| ☐ (e) EXTERIOR WALLS | ☐ (q) OVERHANG EXTENSIONS |
| ☐ (f) WINDOWS | ☐ (r) INSECT SCREENS |
| ☐ (g) SHUTTERS | ☐ (s) ACCESSORY STRUCTURES |
| ☐ (h) EXTERIOR DOORS | ☐ (t) SWIMMING POOLS |
| ☐ (i) EXTERIOR DOOR FRAMES AND STOREFRONTS | ☐ (u) RODENT HARBORAGE |
| ☐ (j) EXTERIOR SURFACE TREATMENT | ☐ (v) EXTERIOR LIGHTING |
| ☐ (k) STRUCTURAL SUPPORTS | ☐ (w) FENCES AND WALLS |
| ☒ (l) PORCHES AND BALCONIES | ☐ OTHER: _____ |

COMMENTS/CORRECTIVE ACTION(S): Front porch roof rotten and falling in.

Back porch rotten and falling in. Several roof leaks. Roof needs
to be replaced. Back door and several windows need replacing.
I would consider this an unsafe structure and recommend
removal from property.

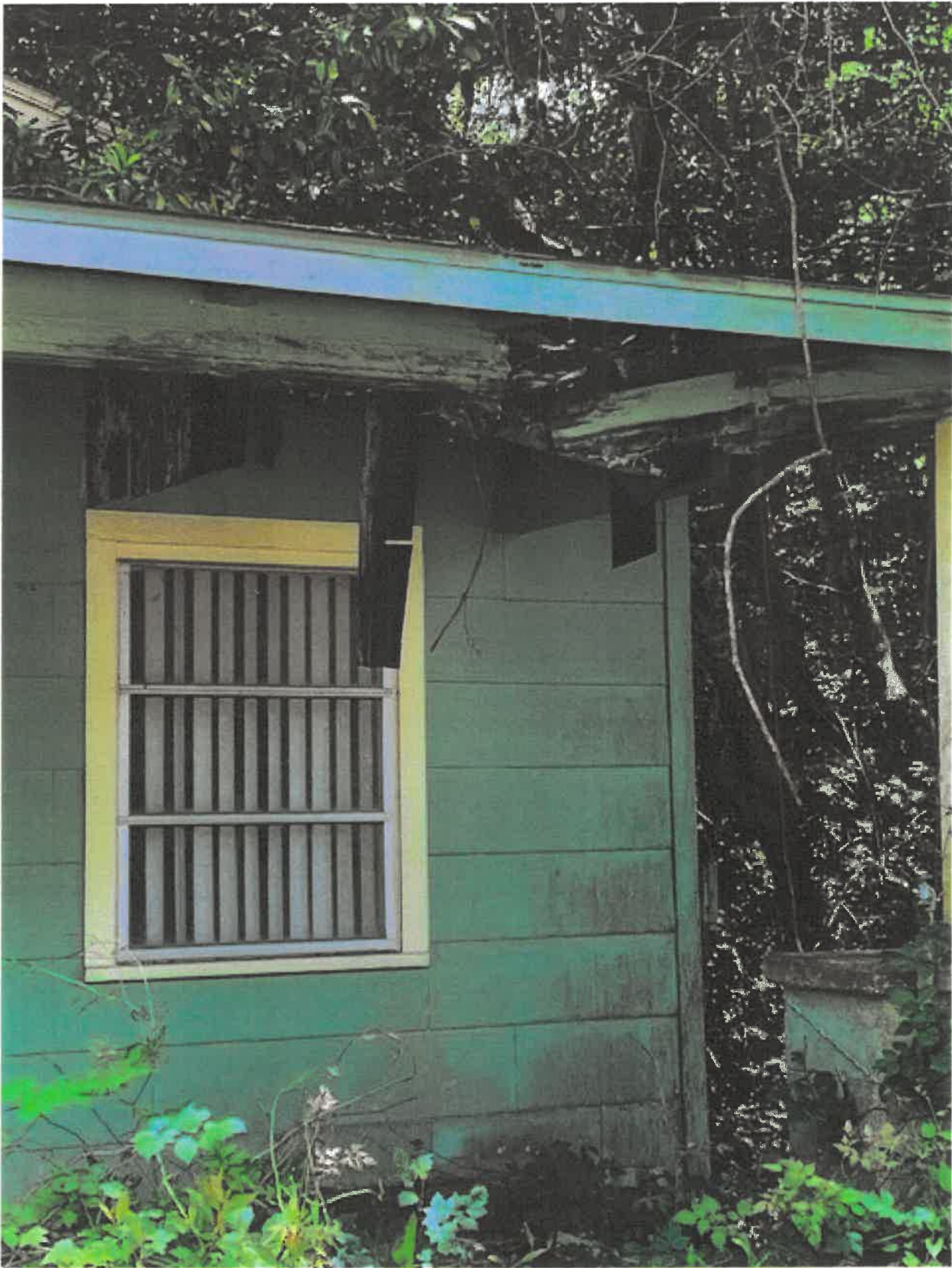
If permitted to repair structural engineered drawings would be required.
I spoke to owner and didn't seem to be interested in fixing the
structure. He will most likely comply with recommendations.

SIGNATURE OF BUILDING OFFICIAL

PRINTED NAME OF BUILDING OFFICIAL

DATE

EXHIBIT # 6A













5. Additional items and adjournment

779 East Chestnut, City Attorney asked that a property, 779 East Chestnut, that was heard at the 10/19/21 Hearing, out of compliance is being repaired by purchaser. The compliance date was 11/17/21 The Magistrate extended the order 30 days.

Hearing was adjourned at 6:15 PM