

Special Magistrate Hearing Minutes
April 19, 2022
5:30 p.m.
Council Chambers

1 Call to Order

Special Magistrate Samuel Taylor called the Hearing to order at 6:16 p.m.

Note: Meeting was delayed due to traffic conditions enroute to meeting.

2 Administration of oath to staff/ Respondents /Witnesses

Special Magistrate Samuel Taylor swore in all participants for the quasi-judicial segments of the meeting.

3 Red Light Hearings

No Red Light Hearings scheduled.

4 Code Enforcement Hearings

4.1. 21-377 - Removed prior to Hearing

Case was removed prior to the Hearing.

4.2. 21-1655

Special Magistrate S. Taylor opened Case #21-1655 for 371 N. Booker Street announcing the property owner as Crystal R. Cecil, who was in attendance.

Code Enforcement Officer Deborah Lawson presented the case. She noted the violations and that notes are included in the attached documents entered into the record as Exhibit 1 and 1A and accepted by the special magistrate. She went over the mailings, postings, and notices pursuant to Florida Statute 162.

Special Magistrate S. Taylor asked if the pictures were accurate and a true depiction of the property, and D. Lawson stated that they were. Special Magistrate S. Taylor asked the building official, Mr. Raybon, to address the violations. Building official, R. Raybon, said the accessory structure was in the back yard. He mentioned the respondent had cancelled an appointment with him. He stated he had met with the original owner, adding the previous case was transferred to the new owner.

Ms. Cecil spoke regarding her case. Ms. Cecil stated she has placed siding on the house and displayed pictures of the improvements. She requested more time to complete the improvements. She said she obtained the permits adding she took possession of the property in December 2021.

Special Magistrate S. Taylor voiced concern about the safety of the structure. The necessary permits must be obtained to repair the windows, exterior doors, roof, and accessory structures or obtain a permit to demolish the structure and accessory structure.

Special Magistrate S. Taylor ordered respondent to bring the property into compliance within 60 days, June 20, 2022. The respondent has incurred a fee of \$250.00. On or before June 20, 2022, an assessment of \$250 per day is imposed until the property is brought into compliance. It is the responsibility of the property owner to contact the City when the property has been brought into compliance and arrange for reinspection.

4.4. 22-198

Special Magistrate S. Taylor opened Case #22-198, for property located at 497 S. Wilson Street with

owners listed as Kenneth and Connie Siler.

Code Enforcement Officer Deborah Lawson presented the case. She went over the violations stating the notes of same are included in the attached documents and entered into the record as Exhibit 3. Special Magistrate S. Taylor admitted the Exhibits as evidence. She went over the mailings, notices, and postings per Florida Statute. 162. She added that re-inspections were also conducted.

Mr. Siler rose and spoke stating he has made the corrections to the property. He stated he continues to make the corrections, as he is given new violations.

Special Magistrate S. Taylor noted the debris and items were cleaned up to some degree. He mentioned the vehicles depicted in the pictures. Mr. Siler said the truck is licensed and insured.

Special Magistrate S. Taylor asked the building official to address the violations. Code Enforcement Officer Deborah Lawson said some improvement has been made on the property noting that additional violations incurred during the time period. Code Enforcement Officer Deborah Lawson said there is a considerable amount of debris on the side of the home. The vehicles on the side appear to be inoperable.

Special Magistrate S. Taylor stated there appeared to be unsecured appliances in the pictures. Mr. Siler said he placed them where children cannot get to them. Special Magistrate S. Taylor said he had concerns about safety. He added the vehicles and trailers have to be licensed and tagged.

Special Magistrate S. Taylor stating there were mitigating factors of items that have been cleaned up, but some items are left to be done.

Special Magistrate S. Taylor ordered that the respondent has 60 days, June 20, 2022, to clear up trash and debris around vehicles and trailers, and the vehicles need to be licensed and tagged with current registration. The refrigerators have to be chained and secured. A \$250 administrative fee is to be paid, and if the property is not brought into compliance, a \$250 fine is assessed per each day or until the property is brought into compliance. It is the responsibility of the property owner to contact the City when the property has been brought into compliance and arrange for reinspection.

4.3. 22-39

Special Magistrate S. Taylor opened Case #22-39, for property located at 425 Martin Luther King with the owners listed as Carl and Stacey Myrick.

Code Enforcement Officer Deborah Lawson presented the case and went over the violations stating notes of same are included in the attached documents and entered into the record as Exhibit 2. Code Enforcement Officer Deborah Lawson noted the mailings, notices, and postings as per Florida Statute 162. She mentioned the re-inspections were done.

Special Magistrate S. Taylor Special Magistrate S. Taylor accepted the evidence. He asked if the pictures were accurate, and a true depiction of the property and Code Enforcement Officer Deborah Lawson stated that they were. She mentioned the red vehicle is inoperable.

Special Magistrate S. Taylor asked if the property was a commercial location, and Code Enforcement Officer Deborah Lawson said it is a commercial property. She added some attempts at compliance have been made.

Special Magistrate S. Taylor stated that there are still violations given the debris and inoperable

vehicles. He stated the debris and trash must be removed, and the inoperable vehicles shall be removed from the property or brought into an operable state.

Special Magistrate S. Taylor ordered that the respondent has 30 days of today, May 23, 2022, to bring the property into compliance. He ordered an administrative fee of \$250 to be paid, and if the property is not brought into compliance within 30 days, a fine of \$250 per day will be assessed. It is the responsibility of the property owner to contact the City when the property has been brought into compliance and arrange for reinspection. Special Magistrate S. Taylor agreed with staff recommendation and ordered same.

4.5. 22-366

Special Magistrate S. Taylor opened Case #22-366, for property located at 298 N. Savage Street, with property owners listed as Rest and Jara Investments, LLC.

Code Enforcement Officer Deborah Lawson presented the case and noted the violations and notes of same that are included in the attached documents and entered into the record as Exhibit 4 and 4A. She noted the mailings, notices, and postings as per Florida Statute 162. She mentioned the dates of the re-inspections and noted the property is not in compliance.

Special Magistrate S. Taylor accepted the exhibits as evidence. He viewed the pictures and noted some cleanup has been made and permits have been pulled. He stated on or before August 22, 2022, the respondent should bring the property into compliance by obtaining a permit to demolish the unsafe structure and remove debris from the property or obtain a structural evaluation from a licensed engineer.

Special Magistrate S. Taylor went over the violations, and Building official R. Raybon, stated he had met with the owners.

Special Magistrate S. Taylor ordered the respondent to bring the property into compliance by August 22, 2022. A \$250 administrative fee is to be paid, and if the property is not brought into compliance by August 22, 2022, a \$250 fine will be assessed per day until it is brought into compliance. It is the responsibility of the property owner to contact the City when the property has been brought into compliance and arrange for reinspection.

4.6. 22-367

Special Magistrate S. Taylor opened Case #22-367, for property located at 298 S. Savage Street with owners listed as Lavi Management, LLC.

Code Enforcement Officer Deborah Lawson presented the case. She went over the violations and notes of same are included in the attached documents and entered into the record as Exhibit 5 and 5A. She noted the mailings, notices, and hearing as per State Statute 162. Re-inspections were conducted, and the property is still non-compliant.

Special Magistrate S. Taylor accepted the Exhibits as evidence. He asked if the property had power and Building Official R. Raybon replied that the property does not have power.

Special Magistrate S. Taylor asked the building official to address the violations. Building Official R. Raybon replied that the doors are boarded, as well as several windows, adding the boards do not cover the windows. He said the porch is unsafe. He has had no contact with the owners. In reply to Special Magistrate S. Taylor, he said he did not investigate the accessory structure.

Special Magistrate S. Taylor said the violations continue on the property. He ordered that on or before May 23, 2022, the respondent is to bring the property into compliance. The respondent will need to meet with the building official and get an engineer's letter for the structure. If not, the structure will need to be torn down. The respondent is to pay the \$250 administrative fee, and if the property is not brought into compliance by May 23, 2022, a \$250 a day fine will be assessed. It is the responsibility of the property owner to contact the City when the property has been brought into compliance and arrange for reinspection.

5 Adjournment

Special Magistrate S. Taylor adjourned the meeting at 7:19 p.m.

Minutes submitted by,



Maryanne Schrader, City Clerk

Proper notice having been duly given

