



St. Petersburg  
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**CITY OF ST. PETERSBURG CODE ENFORCEMENT BOARD**  
**Lien Release/Reduction Request Agenda**  
**Hearing Date: 10/21/2015**

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**LR 1:** 1102 21st St. S.  
1034 10th St. S.

**Owner(s):** Alfonso Castaneira  
**Representative:** Carolina Daza

**LR 2:** 818 40th St. S.

**Owner(s):** 818 40th St S Trust  
**Representative:** Elton Marcus

**LR 3:** 2118 Walton St. S.

**Owner(s):** Theodore Roberson  
**Representative:** Regina Roberson



# Lien Release/Reduction Requests

818 40th St S Trust



**Report** LR-1 **Part** 1 of 1

**Report Prepared On:** 10/13/2015

**Meeting Date:** 10/21/2015

**Liens being considered below resulted from:**  **Violations at the Property**

**Applicant Request:**  **Release Lien(s) in its/their entirety**

<b>Property Address</b>	1102 21st St. S. & 1034 10th St. S.			<b>Date of CEB Hearing</b>	11/16/2011 & 06/27/2012
<b>Current Owner(s)</b>	Alfonso Castaneira			<b>CEB Certified Mail Claimed</b>	Unclaimed
				<b>Date Property Posted</b>	N/A
<b>Notices Mailed To Following Address(es)</b>	<b>Case #</b>	11-9035 & 12-4709		<b>Case #</b>	
	<b>Street</b>	207 N Bay Hills Blvd		<b>Street</b>	
	<b>City</b>	Safety Harbor	<b>State</b> FL	<b>City</b>	<b>State</b>

0	Active Violation Cases Currently at Subject Property
0	Other Properties in Pinellas County in the Name of the Current Owner
0	Active Violation Cases at Other Properties in the Name of the Current Owner
0	Active Tracking or Monitoring Cases in the Name of the Current Owner

Case Number	Date Initiated	Date Closed or Voided	Reason Closed	Owner at Time of Lien	Address	Date Lien Certified	Lien Amount
11-9035	05/31/11	04/09/12	In compliance	Maria & Alfonso Castaneira	1102 21st St S	3/27/2012	\$3,500
11-9035	05/31/11	04/09/12	In compliance	Maria & Alfonso Castaneira	1102 21st St S	1/24/2012	\$4,400
11-9035	05/31/11	04/09/12	In compliance	Maria & Alfonso Castaneira	1102 21st St S	2/21/2012	\$2,800
12-4709	03/20/12	09/23/15	In compliance	Maria & Alfonso Castaneira	1034 10th St S	11/13/2012	\$2,100
12-4709	03/20/12	09/23/15	In compliance	Maria & Alfonso Castaneira	1034 10th St S	10/23/2012	\$2,800
12-4709	03/20/12	09/23/15	In compliance	Maria & Alfonso Castaneira	1034 10th St S	9/25/2012	\$2,800
12-4709	03/20/12	09/23/15	In compliance	Maria & Alfonso Castaneira	1034 10th St S	8/28/2012	\$3,700
<b>Total Amount of Liens Certified:</b>							<b>\$22,100</b>

Active Violations at Time First Lien was Certified	
11-9035	Visibility at street intersection - Trees blocking visibility
12-4709	Walls - Exterior - Hole in east side wall

<b>Representative Present at CEB Hearing</b>		11-9035 - Yes, 12-4709 - No	
<b>Representative Present at</b>		0 of 7	<b>Lien Hearings</b>
<b>Person to Attend Hearing</b>	Carolina Daza	<b>If person attending hearing is not Owner, is Authorization to Represent on File?</b>	Yes

**Details:** All mail was returned unclaimed and owner did not attend any hearings.



Report LR-2 Part 1 of 1

Report Prepared On: 10/13/2015

Meeting Date: 10/21/2015

Liens being considered below resulted from:  Violations at the Property

Applicant Request:  Release Lien(s) in its/their entirety

Property Address	818 40th St. S.			Date of CEB Hearing	4/22/2009
Current Owner(s)	818 40th St S Trust / Marc Associates Inc, TRE			CEB Certified Mail Claimed	Yes
				Date Property Posted	4/6/2009
Notices Mailed To Following Address(es)	Case #	08-21950	Case #		
	Street	601 N. Lois Ave.		Street	
	City	Tampa	State	FL	City

0	Active Violation Cases Currently at Subject Property
0	Other Properties in Pinellas County in the Name of the Current Owner
0	Active Violation Cases at Other Properties in the Name of the Current Owner
1	Active Tracking or Monitoring Cases in the Name of the Current Owner

Case Number	Date Initiated	Date Closed or Voided	Reason Closed	Owner at Time of Lien	Address	Date Lien Certified	Lien Amount
08-21950	12/29/08	09/21/09	In compliance	818 40th St S Trust	818 40th St. S.	8/25/2009	\$3,500
08-21950	12/29/08	09/21/09	In compliance	818 40th St S Trust	818 40th St. S.	7/21/2009	\$2,800
08-21950	12/29/08	09/21/09	In compliance	818 40th St S Trust	818 40th St. S.	6/23/2009	\$2,800
08-21950	12/29/08	09/21/09	In compliance	818 40th St S Trust	818 40th St. S.	5/18/2009	\$900
<b>Total Amount of Liens Certified:</b>							<b>\$10,000</b>

Active Violations at Time First Lien was Certified	
08-21950	Fence/Wall/Hedge Maintenance - Rear exterior wall compromised, with some exterior sheathing removed.

<b>Representative Present at CEB Hearing</b>		No
<b>Representative Present at</b>		0 of 4 <b>Lien Hearings</b>
Person to Attend Hearing	Elton Marcus	If person attending hearing is not Owner, is Authorization to Represent on File?
		N/A

**Details:**  
 03/18/09: April Notice of Hearing addressed to 818 40th St S Trust signed by: Illegible  
 04/06/09: April Notice of Hearing posted at property.  
 04/22/09: April Public Hearing: Owner/representative did not attend hearing. Board gave 25 days.  
 04/29/09: Order of the Board addressed to 818 40th St S Trust signed by: Gareth Keau  
 05/26/09: May Special Magistrate Hearing: No representation at Special Magistrate hearing. Lien certified for \$900.00  
 06/22/09: June Special Magistrate Hearing: No representation at Special Magistrate hearing. Lien certified for \$2,800.00  
 07/21/09: July Special Magistrate Hearing: No representation at Special Magistrate hearing. Lien certified for \$2,800.00  
 08/25/09: Aug Special Magistrate Hearing: No representation at Special Magistrate hearing. Lien certified for \$3,500.00  
 09/17/09: Close Case



Report LR-3 Part 1 of 1

Report Prepared On: 10/13/2015

Meeting Date: 10/21/2015

Liens being considered below resulted from:  Violations at the Property

Applicant Request:  Release Lien(s) in its/their entirety

Property Address	2118 Walton St. S.	Date of CEB Hearing	7/22/2015
Current Owner(s)	Theodore Roberson	CEB Certified Mail Claimed	No
		Date Property Posted	7/10/2015

Notices Mailed To Following Address(es)	Case #	15-00005989	Case #	
	Street	1016 26th Ave. S.	Street	
	City	St. Petersburg	State	FL

0	Active Violation Cases Currently at Subject Property
1	Other Properties in Pinellas County in the Name of the Current Owner
0	Active Violation Cases at Other Properties in the Name of the Current Owner
0	Active Tracking or Monitoring Cases in the Name of the Current Owner

Case Number	Date Initiated	Date Closed or Voided	Reason Closed	Owner at Time of Lien	Address	Date Lien Certified	Lien Amount
15-00005989	04/02/15	09/21/15	In compliance	Theodore Roberson	2118 Walton St. S.	8/25/2015	\$900
<b>Total Amount of Liens Certified:</b>							<b>\$900</b>

Active Violations at Time First Lien was Certified	
15-00005989	Electric Disrepair/Unsafe - No cover on light fixture at front door, outlets loose and not working in the living room.
	Ceiling interior - Plaster ceiling in kitchen has fallen and is in disrepair.
	Walls - Interior - Holes in kitchen walls.
	Maintenance - Structure/Parts - Threshold at front door is rotted.
	Roof Disrepair - Roof is in disrepair in rear of structure.

<b>Representative Present at CEB Hearing</b>	No
<b>Representative Present at</b>	0 of 1 <b>Lien Hearings</b>

Person to Attend Hearing	Regina Roberson	If person attending hearing is not Owner, is Authorization to Represent on File?	Yes
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**Details:** All mail was returned "forward time expired, return to sender" and owner did not attend any hearings.