



St. Petersburg
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CITY OF ST. PETERSBURG CODE ENFORCEMENT BOARD
Lien Release/Reduction Request Agenda
Hearing Date: 05/25/2016

LR 1: 6900 20th St S.

Owner(s): Flagstar Bank FSB
Representative: Joel C. Irish

LR 2: 4820 5th Ave S.

Owner(s): Fannie Snead

LR 3: 4243 1st Ave S.

Owner(s): Darien Bell



Lien Release/Reduction Requests



Report LR-1 Part 1 of 1

Report Prepared On: 5/10/2016

Meeting Date: 5/25/2016

Liens being considered below resulted from: Violations at the Property

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

Property Address	6900 20th St S.	Date of CEB Hearing	7/22/2015
Current Owner(s)	FLAGSTAR BANK FSB	CEB Certified Mail Claimed	
		Date Property Posted	7/7/2015

Notices Mailed To Following Address(es)	Case #	15-7772	Case #	
	Street	5151 Corporate Dr.	Street	
	City	Troy	State	MI

0	Active Violation Cases Currently at Subject Property
N/A	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
15-7772	04/27/15	11/16/15	In compliance	Flagstar Bank FSB	6900 20th St S.	10/21/2015	\$2,900
15-7772	04/27/15	11/16/15	In compliance	Flagstar Bank FSB	6900 20th St S.	9/22/2015	\$2,800
15-7772	04/27/15	11/16/15	In compliance	Flagstar Bank FSB	6900 20th St S.	8/25/2015	\$900
Total Amount of Liens Certified:							\$6,600

Active Violations at Time First Lien was Certified	
15-7772	Fence/Wall/Hedge Maintenance - Wooden Fence has broken and missing slats.
	Maintenance - Structure Parts - Screens on pool enclosure are torn and in disrepair.
	Junk/Rubbish/Outdoor Storage - Large tree branch lying in front yard on north side of structure.

Representative Present at CEB Hearing	No
Representative Present at	0 of 3 Lien Hearings

Person to Attend Hearing	Joel C. Irish	If person attending hearing is not Owner, is Authorization to Represent on File?	Yes

Details: All mail was signed for by Paul Coopersmith. No one attended any of the hearings. There was no contact with the owner until October 2015 when the investigator was contacted by the property preservation team.



Report LR-2 Part 1 of 1

Report Prepared On: 5/10/2016
Meeting Date: 5/25/2016

Liens being considered below resulted from: Violations at the Property

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

Property Address	4820 5th Ave S.	Date of CEB Hearing	7/23/2014
Current Owner(s)	Fannie M Snead	CEB Certified Mail Claimed	No
		Date Property Posted	7/11/2014

Notices Mailed To Following Address(es)	Case #	14-6061	Case #	
	Street	6419 30th St S.	Street	
	City	St. Petersburg	State	FL

0	Active Violation Cases Currently at Subject Property
0	Other Properties in Pinellas County in the Name of the Current Owner
2	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
14-6061	04/09/14	09/22/14	In compliance	Fannie M Snead	4820 5th Ave S.	8/26/2014	\$900
Total Amount of Liens Certified:							\$900

Active Violations at Time First Lien was Certified	
14-6061	Permits- Permit required for a 6 new window installed.

Representative Present at CEB Hearing	No
Representative Present at	of Lien Hearings

Person to Attend Hearing	Fannie Snead	If person attending hearing is not Owner, is Authorization to Represent on File?	N/A
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Details:
 07/08/14: July Notice of Hearing addressed to Fannie Snead returned: Unclaimed
 07/11/14: July Notice of Hearing posted at property.
 07/23/14: July Public Hearing: Owner/representative did not attend hearing. Board gave 25 days.
 08/08/14: **Telephone Conversation:** Spoke with Fannie and explained that she will need to pull a permit for replacing the windows. She stated that she was unaware that the rule regarding changing windows had changed.
 08/20/14: Order of the Board addressed to Fannie Snead returned: Unclaimed
 08/25/14: **Telephone Conversation:** Returned call and left message explaining that the owner would need to attend the hearing to obtain an extension.
 08/26/14: Aug Special Magistrate Hearing: No representation at Special Magistrate hearing. Lien certified for \$900.00
 09/22/14: Close Case



Report LR-3 Part 1 of 1

Report Prepared On: 5/11/2016
Meeting Date: 5/25/2016

Liens being considered below resulted from: Violations at the Property

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

Property Address	4243 1st Ave S.	Date of CEB Hearing	8/26/2015
Current Owner(s)	Darien Bell	CEB Certified Mail Claimed	Yes
		Date Property Posted	8/6/2015

Notices Mailed To Following Address(es)	Case #	15-3959	Case #	
	Street	4243 1st Ave S.	Street	
	City	St. Petersburg	State	FL

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
15-3959	03/05/15	05/03/16	In compliance	Darien Bell	4243 1st Ave S.	11/18/2015	\$2,400
15-3959	03/05/15	05/03/16	In compliance	Darien Bell	4243 1st Ave S.	2/24/2016	\$9,800
Total Amount of Liens Certified:							\$12,200

Active Violations at Time First Lien was Certified	
15-3959	Permits- Permit required for converting single car garage into a living space.

Representative Present at CEB Hearing	Yes
Representative Present at	of Lien Hearings

Person to Attend Hearing		If person attending hearing is not Owner, is Authorization to Represent on File?	
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Details:
 07/28/15: August Notice of Hearing addressed to Darien Bell signed by: Not Legible
 08/06/15: August Notice of Hearing posted at property.
 08/26/15: August Public Hearing: Owner/representative attended hearing. Board gave 60 days.
 09/15/15: Order of the Board addressed to Darien Bell signed for by: Darien Bell
 11/18/15: Nov Special Magistrate Hearing: No representation at Special Magistrate hearing. Lien certified for \$2400.00
 12/16/15: Dec Special Magistrate Hearing: Darien Bell attended hearing. Lien extended for 45 days
 02/24/16: Feb Special Magistrate Hearing: No representation at Special Magistrate hearing. Lien certified for \$9800.00
 05/03/16: **Telephone Conversation:**Received call from Mr. Bell that permit was obtained for the enclosure of the garage.
 05/03/16: Close Case