

CITY OF ST. PETERSBURG CODE ENFORCEMENT BOARD Lien Release/Reduction Request Agenda Hearing Date:12/16/2020

LR 1: 2220 18th St S Owner(s): USA Housing & Urban Development

Representative: Walter Pardy

LR 2: 4801 Dr Martin Luther King Jr St N Owner(s): HTN Trust Inc.

Representative: Matthew D Wolf, Esq. Richard Brightman

LR 3: 302 15th St N Owner(s): Sail Future Inc

Representative: Michael Long

LR 4: 4642 17th Ave S **Owner(s):** Michael S. Lewis

LR 5: 2349 Central Ave Owner(s): Mari Jean Boutique LLC/ Mari Jean Hotel LLC

Representative: Michael Andoniades



Lien Release/Reduction Requests



Report LR-1 Part 1 Report Prepared On: 12/1/2020 Meeting Date: 12/16/2020									
Liens being o	considere	ed below r	esulted t	from:	Violations at the	•			1
Liche being	Jonaldere								
	Applicant Request: X Release Lien(s) in its/their entirety								
Property Address	2220 18	th St S				Date of C	EB Hearing	11/	/20/2019
Current Owner(s)	USA Ho	using & L	Jrban D	evelopmer	nt	CEB Certified N	ail Claimed		No
Current Owner(s)						Date Prop	erty Posted	11	/5/2019
Notices Mailed	Case #	19-22913			Case #				
To Following	Street	451 7th St S	SW		Street				
Address(es)	City	Washington)	State DC	City			State	
0 Active Viola	tion Cases	S Currently	at Subjec	t Property					
5 Other Properties	erties in Pi	nellas Cour	nty in the I	Name of the	Current Owner				
0 Active Viola	tion Cases	at Other F	Properties	in the Name	e of the Current O	wner			
0 Active Trac	king or Mo	nitoring Ca	ses in the	Name of the	e Current Owner				
Case Number	Date Initiated	Date Closed or	Reason Closed	Owner at Time of	Address Date Lien Certified			Lien Amount	
		Voided		Lien					
19-22913	08/27/19	09/22/20	In compliance	USA Housing & Urban Dev.	2220 1	2/26/20	020	\$3,500	
19-22913	08/27/19	09/22/20	In compliance	USA Housing & Urban Dev.	2220 18th St S 1/22/2020			\$3,800	
					T	otal Amount of	Liens Cer	tified:	\$7,300
		Act	ive Viola	tions at Tim	ne First Lien was	Certified			
19-22913	Trees/Bra						ed on priv	ate	
10 22010									
				it-oi-way is	iii sucii disease	u or ucau coriui	1011 30 43	to be	
	CONSIDER	cu nazaruc	us.						
		Dom	vocentet	ivo Dragost	of CED Hooving	No			
		πеμ	n esemal				lion Har	ringe	
				Kepreseille	ative i lesciil al	0 01 2	Lien ned	angs	
	Walter E	Pardy							
Person to Attend	vvailei r	aruy					ending hearing		N 1 / A
Hearing								n to	N/A
•						Кері	Joeni on File?		
Details:									
	g- Notice o	f hearing at	violation	address.					
					ot attend hearing.	Board gave 25 d	avs.		
								r \$3.80	00.00.
								. 45,50	
· ·				•		-	certified fo	r \$3.50	00.00.
09/22/20: Close (,			and a control office	2 2 g. .		75,50	
To Following Address(es) O Active Viola 5 Other Propo O Active Viola O Active Trac Case Number 19-22913 19-22913 Person to Attend Hearing Details: 11/05/19: Posting 11/20/19: Nov. P 01/22/20: Jan. Sp 02/18/20: Teleph 02/26/20: Feb. S	City ation Cases erties in Piation Cases king or Mo Date Initiated 08/27/19 08/27/19 Trees/Bra property considered Walter F	Washington is Currently nellas Cours at Other Finitoring Ca Date Closed or Voided 09/22/20 09/22/20 Act anches Haz and/or abused hazardo Rep Pardy f hearing at ing: Owner istrate Hear ersation- Sp	at Subjection type in the last Subjection type in the last Ses in the Reason Closed In compliance In compliance ive Violation rights out the last Ses in the last Ses in the Reason Closed ive Violation rights out the last Ses in the la	t Property Name of the in the Name Name of the Name of	Current Owner e of the Current O e Current Owner Add 2220 1 2220 1 2220 1 The First Lien was ee (s) and/or branch disease at CEB Hearing ative Present at ot attend hearing. Intative did not attender regarding SM is	wner ress Bth St S Bth St S rotal Amount of Certified nches (es) locate d or dead condi No 0 of 2 If person att Owner, i Repr Board gave 25 d nd hearing. Lien nearing 2-26-20.	Date L Certifi 2/26/20 1/22/20 Liens Certified on privition so as Lien Headering solutions and the privition so as a second on File?	ien ied 020 tified: ate to be arings g is not n to	\$3,500 \$3,800 \$7,300 N/A



Report LR-2 Part 1 of 1

Report Prepared On: 11/16/2020

Meeting Date: 12/16/2020

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

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

Property Address	4801 Dr. Martin Luther Ling Jr. St. N.	Date of CEB Hearing	11/20/2019
	19 717 Land Trust/ HTN Trust Inc Tre	CEB Certified Mail Claimed	No
Current Owner(s)		Date Property Posted	11/7/2019

Notices Mailed	Case #	19-23093			Case #	19-23093		
To Following	Street	PO Box 274171			Street	11207 Clayridge Dr		
Address(es)	City	Tampa	State	FL	City	Tampa	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
19-23093	08/29/19	10/20/20	In compliance	19 717 Land Trust	4801 Dr. Martin Luther King Jr. St. N.	2/26/2020	\$3,500
19-23093	08/29/19	10/20/20	In compliance	19 717 Land Trust	4801 Dr. Martin Luther King Jr. St. N.	1/22/2020	\$3,800
Total Amount of Liens Certified:						\$7,300	

Active Violations at Time First Lien was Certified					
19-23093	Permits expired without approved final inspection by building department.				

Representative Present at CEB Hearing	Yes			
Representative Present at	0	of	2	Lien Hearings

Person to Attend	Matthew D. Wolf, Esq. and Richard Brightman	If person attending hearing is not Owner, is Authorization to	Yes
Hearing		Represent on File?	163

Details:

09/26/19: Telephone Conversation- Spoke with Jim Chancey in reference to the permits. He was advised to speak with permits/zoning department.

10/23/19: Nov. Notice of Hearing addressed to Owner returned: Unclaimed

11/07/19: Posting- Notice of hearing at violation address.

11/20/19: Nov. Public Hearing: Owner/representative attended hearing. Board gave 25 days.

01/08/20: Order of the Board addressed to Owner returned: Unclaimed

01/22/20: Jan. Special Magistrate Hearing: Owner/Representative did not attend hearing. Lien certified for \$3,800.00. 02/26/20: Feb. Special Magistrate Hearing: Owner/Representative did not attend hearing. Lien certified for \$3,500.00.

10/20/20: Close Case



	Report	LR-3 Part 1 of 1	Report Prepared On: 11/17/2020 Meeting Date: 12/16/2020				
Lie	Liens being considered below resulted from: Violations at another Property, Attached Due to Owner's Name or Prior Owner's Name						
		Applicant Request:	X Release of Lien(s) from name only. Lien(s) to remain on subject property.				
		`					
Prope	rty Address	302 15th St N					
Curro		Faith House of Florida Inc.					
Curre	nt Owner(s)						
		erties in Pinellas County in the Name of					
0	Active Viola	tion Cases at Other Properties in the	Name of the Current Owner				
0	Active Track	king or Monitoring Cases in the Name	of the Current Owner				

Case Number	Owner at Time of Lien	Address	Date Lien Certified	Lien Amount			
18-00023434	Sailfuture Inc	302 15th St N	11/20/2019	\$2,800			
18-00023434	Sailfuture Inc	302 15th St N	10/23/2019	\$2,800			
18-00023434	Sailfuture Inc	302 15th St N	9/25/2019	\$2,800			
18-00023434	Sailfuture Inc	302 15th St N	8/28/2019	\$19,200			
	Total Amount of Liens Certified:						

Person to Attend Hearing	Michael Long	If person attending hearing is not	
		Owner, is Authorization to Represent on File?	

Details: Sailfuture Inc. sold the property 302 15th St N to Faith House of Florida Inc. on February 26,2020. Sail Future Inc. is applying to have the liens released from their name only.



Report LR-4 Part 1 of 1 Report Prepared On: 12/1/2020 Meeting Date: 12/16/2020											
Liens being c	onsidere	ed below r	esulted f	rom: X	Violati	ions at the	e Prop	erty			
	Applicant Request: X Release Lien(s) in its/their entirety										
Property Address	Property Address 4642 17th Ave S Date of CEB Hearing 9/25/2019										
Current Owner(s)	Michael	S. Lewis					CEI	B Certified M	ail Claimed		Yes
Current Owner(s)								Date Prop	erty Posted	9/	12/2019
Notices Mailed	Case #					Case #					
To Following		7394 Kinda				Street					
Address(es)		Pinellas Par		State FL		City				State	
Active Violate											
5 Other Prope											
0 Active Violat							vner				
0 Active Track	king or ivio		ses in the		e Curre	nt Owner					
Case Number	Date Initiated										
19-11641	05/07/19	11/18/20	In compliance	Michael Lewis	4642 17th Ave S 2/26/2020 \$3,				\$3,500		
19-11641	05/07/19	11/18/20	In compliance	Michael Lewis	4642 17th Ave S 1/22/2020 \$3,50					\$3,500	
19-11641	05/07/19	11/18/20	In compliance	Michael Lewis	1						
19-11641	05/07/19 11/18/20 In Michael Lewis 4642 17th Ave S 11/20/2019 \$3,100						\$3,100				
Total Amount of Liens Certified: \$12,900											
		Act	ive Violat	tions at Tin	ne First	Lien was	Certif	ied			
19-11641	Permit re	quired for	replacem	ent of fron	t door a	nd work g	going	on north v	vest side	of stru	ıcture.
				' D	- 1 OF 5	11	NI.				
Representative Present at CEB Hearing No											
Representative Present at 0 of 4 Lien Hearings Michael Lewis											

Representative Present at CEB Hearing No								
	Representative Present at	0	of	4	Lien Hearings			
Person to Attend Hearing	Michael Lewis			vner, is	ending hearing is not Authorization to esent on File?			

Details:

08/19/19: Sep. Notice of Hearing addressed to Owner signed by: Mike Lewis

09/12/19: Posting- Notice of hearing at violation address.

09/25/19: Sep. Public Hearing: Owner/representative did not attend hearing. Board gave 25 days.

09/25/19: Order of the Board addressed to owner signed by: June Lewis

11/20/19: Nov. Special Magistrate Hearing: Owner/Representative did not attend hearing. Lien certified for \$3,100.00.

12/18/19: Dec. Special Magistrate Hearing: Owner/Representative did not attend hearing. Lien certified for \$2,800.00.

01/22/20: Jan. Special Magistrate Hearing: Owner/Representative did not attend hearing. Lien certified for \$3,500.00.

02/26/20: Feb. Special Magistrate Hearing: Owner/Representative did not attend hearing. Lien certified for \$3,500.00.

03/12/20: Telephone Conversation: Spoke with Mike Lewis. He stated having a difficult time getting contractor to obtain

after the fact permit for such a small job. He cannot pull the permit himself because property is not homesteaded.

09/15/20: Telephone Conversation: Spoke to Mike Lewis he stated he is still working on permit for front door.

11/18/20: Close Case



Report LR-5 Part 1 Report Prepared On: Meeting Date: 12/2/2020											
Liens being considered below resulted from: X Violations at the Property											
Applicant Request: X Release Lien(s) in its/their entirety											
Property Address	2349 Ce	entral Ave	:					Date of CE	B Hearing	2/2	27/2019
Current Owner(e)		an Hotel L	LC				CEB	Certified Ma	ail Claimed		No
Current Owner(s)								Date Prope	erty Posted	2/	7/2019
Notices Mailed	Casa #	18-28637				Case #					
Notices Mailed To Following		3779 Loque	t Ave			Street					
Address(es)		Coconut Gr		State	33133	City				State	
0 Active Viola	ation Cases	s Currently	at Subject	t Property							
				Name of the	Current	Owner					
				in the Name			wner				
0 Active Trac	King or Mc	initoring Ca	ses in the	Name of th	e Currer	nt Owner					
Case Number	Date Initiated	Date Closed or Voided	Reason Closed	Owner at Time of Lien		Addı	ress		Date L Certif	-	Lien Amount
18-28637	10/29/18	07/23/19	In compliance	Mari Jean Hotel LLC		2349 Cei	ntral Av	е	6/26/2	019	\$5,250
18-28637	10/29/18	07/23/19	In compliance	Mari Jean Hotel LLC		2349 Cei	ntral Av	е	5/22/2	019	\$4,200
18-28637	10/29/18	07/23/19	In compliance	Mari Jean Hotel LLC		2349 Cei	ntral Av	е	4/24/20	019	\$4,650
						T	otal Ar	nount of L	iens Cer	tified:	\$14,100
		Act	ive Viola	tions at Tim	ne First	Lien was	Certific	ed			
18-28637	Land Dev			ons- Appro					l/apartm	ent ren	itals.
		Rep	oresentat	ive Present	at CEB	Hearing	No				
		•		Represent			0	of 3	Lien Hea	arings	
Person to Attend	Michael	Andonia	des					If person atter		=	Voc
Hearing								•	Authorization sent on File?		Yes

Details:

11/02/18: Telephone Conversation: Spoke with Lisa, explained violations and requirements. She will take care ASAP 11/06/18: Telephone Conversation: Spoke with Lisa, they have business license, I explained need approval for

current use, gave number for zoning.

11/08/18: Telephone Conversation: Spoke with owner Mike went over case and violations need approval from zoning for hotel/motel. He will see Corey in zoning.

12/13/18: Telephone Conversation: Per Mike he has hired contractor for fire suppression system trying to schedule meeting with fire inspector. I explained need to get in and apply for change of use permit/zoning approval.

02/07/19: Posting- Notice of hearing at violation address.

02/15/19: Feb. Notice of Hearing addressed to owner returned: Attempted- not known

02/20/19: Telephone Conversation: Mike gave permit status, also gave him dept recommendation, he needs to have approved permit or attend March lien hearing for additional time.

02/27/19: Feb. Public Hearing: Owner/representative did not attend hearing. Board gave 25 days.

04/15/19: Order of the Board addressed to owner returned: Vacant

04/24/19: Apr. Special Magistrate Hearing: Owner/Representative did not attend hearing. Lien certified for \$4,800.00.

05/16/19: Telephone Conversation: Mike has turned in plans and they have asked for additional information/make

changes. They have a meeting next week with city staff. Per Mike they are not getting notices from Codes.

05/22/19: May. Special Magistrate Hearing: Owner/Representative did not attend hearing. Lien certified for \$4,200.00.

06/26/19: Jun. Special Magistrate Hearing: Owner/Representative did not attend hearing. Lien certified for \$5,250.00.

07/23/19: Close Case