

## CITY OF ST. PETERSBURG CODE ENFORCEMENT BOARD Lien Release/Reduction Request Agenda Hearing Date:03-24-21

LR 1:	310 24th Ave N	Owner(s): Representative:	Johnson Coventry LLC Michael Heretick
LR 2:	5320 4th Ave N	Owner(s):	Albertas Girapas
LR 3:	1416 19th St S	Owner(s): Representative:	Your Granite Solutions LLC Yobel Piloto
LR 4:	921 Jackson St N	Owner(s):	James P. Turner
LR 5:	1034 60th Ave N	Owner(s): Representative:	Albatross Equity LLC Jason Fix
LR 6:	625 10th Ave S	Owner(s):	Paul E & Linette B Hackmann

Owner(s):

Paul E & Linette B Hackmann

**LR 7:** 633 10th Ave S



### Lien Release/Reduction Requests



Report	LR-1	Part	of	1	Repo		pared On:	3/4/20		
						Mee	eting Date:	3/24/20	021	
Liens being d	considere	ed below re	esulted f	rom: X	Violations at the	e Prop	erty			
		Annlia	ont Boar	vaati V	Bologoo Lion(o)	in ita	/thoir ontiro	4		
		Applic	ant Requ	est: X	Release Lien(s)	in its/	tneir entire	ty		
Property Address	310 24tl	n Ave N					Date of CE	B Hearing	6/2	26/2019
Command Comman(a)	Johnsor	n Coventr	y LLC			CEI	B Certified Ma	il Claimed		No
Current Owner(s)	Date Property Posted									Yes
Notices Mailed	Case #	19-5849			Case #	19-584	19			
To Following	Street	1914 Glen L	_akes Cir N		Street	2210 J	John Moore R			
Address(es)		St. Petersbu		State FL	City	Brando	on		State	FL
0 Active Viola										
					Current Owner					
					e of the Current O	wner				
Active Trac	King or ivio		ses in the		e Current Owner				1	
Case Number	Date	Date Closed or	Reason	Owner at Time of	bbΔ	ress		Date L	-	Lien
Caco Hambon	Initiated	Voided	Closed	Lien	Add	.000		Certifi	ed	Amount
19-00005849	03/11/19	03/05/20	In compliance	Johnson Coventry LLC	310 24t	h Ave I	N	2/26/20	)20	\$3,500
19-00005849	03/11/19	03/05/20	In compliance	Johnson Coventry LLC	310 24t	h Ave N	N	1/22/20	)20	\$3,500
19-00005849	03/11/19	03/05/20	In compliance	Johnson Coventry LLC	310 24t	h Ave N	N	12/18/2	019	\$2,800
19-00005849	03/11/19	03/05/20	In compliance	Johnson Coventry LLC	310 24t	h Ave I	N	11/20/2	019	\$2,800
19-00005849	03/11/19	03/05/20	In compliance	Johnson Coventry LLC	310 24t	h Ave I	N	10/23/2	019	\$2,800
19-00005849	03/11/19	03/05/20	In compliance	Johnson Coventry LLC	310 24t	h Ave I	N	9/25/20	)19	\$2,800
19-00005849	03/11/19	03/05/20	In compliance	Johnson Coventry LLC	310 24t	h Ave N	N	8/28/20	)19	\$3,800
							mount of L	iens Cert	ified:	\$22,000
					ne First Lien was					
19-5849	Permit re	quired for	new elec	trical riser.	Installation per b	ouildin	ng official.			
		Ron	resentat	iva Prasant	at CEB Hearing	Nο				
		κeμ	, escilal		ative Present at	0	of 7	Lien Hea	rinas	
				1.501.030110			· '		90	
	Michael	Heretick					If person atter	ding bearing	ı is not	
Person to Attend Hearing							Owner, is	Authorization ent on File?		Yes

### **Details**

05/20/19: Jun Notice of Hearing addressed to Johnson Coventry LLC returned: Not deliverable as addressed.

06/11/19: Posting- Notice of hearing at violation address.

06/26/19: Jun. Public Hearing: Owner/representative did not attend hearing. Board gave 25 days.

07/15/19: Jun. Order of the Board addressed to owner returned: Not deliverable as addressed.

08/28/19: Aug. Special Magistrate Hearing: Owner/Representative did not attend hearing. Lien certified for \$3,800.00.

09/25/19: Sep. Special Magistrate Hearing: Owner/Representative did not attend hearing. Lien certified for \$2,800.00.

10/23/19: Oct. Special Magistrate Hearing: Owner/Representative did not attend hearing. Lien certified for \$2,800.00.

11/20/19: Nov. Special Magistrate Hearing: Owner/Representative did not attend hearing. Lien certified for \$2,800.00.

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.

02/12/20: Telephone Conversation: Spoke with Patrick said he had an engineer do a letter of affidavit for the permit.

I explained that the permit was for mechanical work. Spoke with Scott Crawford and he did not see in the permit where there was any work done for the riser. Spoke with Chris the commercial examiner and he did not see the work done was for a riser either.

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

03/05/20: Close Case



Report	I R-2	Part	1 of	1		Reno	ort Prepared On:	3/5/20	121		
INOPOL						Nepu	Meeting Date:	3/24/2			
							weeting bate.	3/4/4	021		
Liens being	considere	ad helow r	esulted f	from: X	l Violatio	one at the	e Property				
Liciis bonig	JUHJIGGIG	iu pereti i	touriou	10III <u> </u>	Violati	UIIS AL III.	Frioperty				
Applicant Request: X Release Lien(s) in its/their entirety											
		,	une nog.	COL. /.	/10/02	C =101.(0)	III 100, 01011 0111	, cy			
Property Address	5320 4tl	h Ave N					Date of CE	B Hearing	2/2	26/2020	
1100011,710011011	0020 1								_, -		
Albertas Giparas CEB Certified Mail Claimed No											
Current Owner(s)											
Date Property Posted 2/6/2020											
Notices Mailed		19-30753				Case #					
To Following		5320 4th Av		13  FI		Street			24.		
Address(es)	City	ST. Petersb	urg	State FL		City			State		
Active Viola	ation Case	s Currently	at Subject	t Property							
				Name of the	Current	Owner					
				in the Name			wner				
				Name of the							
	Date	Date	Reason	Owner at				Date L	ion	Lien	
Case Number	Initiated	Closed or	Closed	Time of		Add	ress	Certif	-	Amount	
		Voided		Lien						7 111.0 1	
19-00030753	11/19/19	01/06/21	In compliance	Giparas,		5320 4t	h Ave N	11/18/2	2020	\$12,050	
			Compliance	Albert	L					•	
						Т	otal Amount of L	iens Cer	tified:	\$12,050	
		Act	ive Viola	tions at Tim	ne First	Lien was	Certified				
19-30753	Walls- Ex										
		offit disrepa	air								
	Soffit scr	eens									
	maintena	ance-struct	ure parts	;							
	<u> </u>										
	<u> </u>										
		Rei	resentat	tive Present	at CFR	Hearing	No				
		7.00	// CGG//tal.	Representa				Lien Hea	arings		
	Albertas	s Giparas					If person atte	nding hearing	a is not		
Person to Attend Hearing	<u> </u>						•	Authorizatio	_	N/A	
ricalling							Repres	sent on File?			
Details											
01/17/20: Feb No		-		•	s returne	d: Vacan	t				
02/06/20: Posting	-	-			·		5 OF J.				
02/26/20: Feb. P	ublic Heari	ing: Owner		ntative did no Lowner retur			Board gave 25 da	ys.			

11/18/20: Nov. Special Magistrate Hearing: Owner/Representative attended hearing. SM certified lien for \$12,050.00.

12/16/20: Dec. Special Magistrate Hearing: Staff recommended deferral- permits

01/06/21: Close Case



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Report	LR-3	Part	1of	1		Repo		epared eting L				
							_					
Liens being d	considere	ed below r	esuited t	from: X	Violatio	ons at the	e Prop	perty				
Applicant Request: X Release Lien(s) in its/their entirety												
Property Address	1/16 10	th St S						Date	of C	EB Hearing	1/3	23/2019
Troperty Address				_				Date	- 01 01		1/2	
Current Owner(s)		anite Sol	utions LI	LC			CE	B Certif	ied M	ail Claimed		Yes
ourient owner(s)								Date	Prop	erty Posted	1/	8/2019
Notices Mailed		18-25787				Case #						
To Following Address(es)		4606 Drisle	r Cir	C4040 FI		Street					C4-4-	
Address(es)	City	Tampa		State FL		City					State	
0 Active Viola	ation Cases	s Currently	at Subjec	t Property								
				Name of the								
				in the Name Name of the			wner					
0 Active Trac	King or Mo	Date	ses in the	Owner at	e Currer	it Owner				1		
Case Number	Date Initiated	Closed or Voided	Reason Closed	Time of Lien		Addı	ress			Date L Certif	-	Lien Amount
18-25787	09/26/18	12/24/19	In compliance	Your Granite Solutions		1416 19	9th St S	3		9/25/2	019	\$2,800
18-25787	09/26/18	12/24/19	In compliance	Your Granite Solutions		1416 19	9th St S			8/28/2	019	\$3,500
18-25787	09/26/18	12/24/19	In compliance	Your Granite Solutions		1416 19	9th St S	3		7/24/2	019	\$2,800
18-25787	09/26/18	12/24/19	In compliance	Your Granite Solutions		1416 19	9th St S	3		6/26/2	019	\$3,500
18-25787	09/26/18	12/24/19	In compliance	Your Granite Solutions		1416 19	9th St S	3		5/22/2	019	\$2,800
18-25787	09/26/18	12/24/19	In compliance	Your Granite Solutions		1416 19	9th St S	3		4/24/2	019	\$3,100
						Т	otal A	moun	t of I	∟iens Cer	tified:	\$18,500
		Act	ive Viola	tions at Tim	e First	Lien was	Certif	ied				
18-25787	Permits											
Representative Present at CEB Hearing Yes												
		Kep	nesentat	Represent			Yes 0	of	6	Lien Hea	arinas	
						30.70 40			Ĭ			
Porcon to Attand	Yosbel I	Piloto						If pers	on atte	ending hearing	g is not	
Person to Attend Hearing								-	vner, is	Authorizatio	n to	N/A

# Details 12/21/18: Jan Notice of Hearing addressed to Your Granite Solutions LLC signed by: Not legible 01/08/19: Posting- Notice of hearing at violation address. 01/23/19: Jan. Public Hearing: Owner/representative attended hearing. Board gave 60 days. 02/04/19: Jan. Order of the Board addressed to owner signed by: Not legible 04/24/19: Apr. Special Magistrate Hearing: Owner/Representative did not attend hearing. Lien certified for \$3,100.00. 05/22/19: May. Special Magistrate Hearing: Owner/Representative did not attend hearing. Lien certified for \$2,800.00. 06/26/19: Jun. Special Magistrate Hearing: Owner/Representative did not attend hearing. Lien certified for \$3,500.00. 07/24/19: Jul. Special Magistrate Hearing: Owner/Representative did not attend hearing. Lien certified for \$2,800.00. 08/28/19: Aug. Special Magistrate Hearing: Owner/Representative did not attend hearing. Lien certified for \$3,500.00. 09/25/19: Sep. Special Magistrate Hearing: Owner/Representative did not attend hearing. Lien certified for \$3,500.00.

12/24/19: Close Case



Report	LR-4	Part	of	1	Rep		epared On:	3/5/20		ı
						ivie	eting Date:	3/24/2	021	ı
Liens being (	considere	ed below r	esulted t	from: X	Violations at tl	ne Prop	perty			
		Applic	ant Requ	est: X	Release Lien(s	) in its	/their entire	ety		
Property Address	921 Jac	kson St N	1.	•			Date of CE	B Hearing	9/2	27/2017
		P. Turner				CE	B Certified Ma	il Claimed		Yes
Current Owner(s)							Date Prope	rty Posted	9/	14/2017
Notices Mailed	Case #	17-4909			Case #	ŧ				
To Following	Street	921 Jackso	n St N		Stree	t				
Address(es)		St. Petersb		State FL	City	/			State	
0 Active Viola										
					Current Owner					
					e of the Current C					
0 Active Trac	King or ivid		ses in the		e Current Owner					
Case Number	Date Initiated	Date Closed or Voided	Reason Closed	Owner at Time of Lien	Ad	dress		Date L Certif	-	Lien Amount
17-4909	03/01/17	12/11/18	In compliance	James P Turner	921 Jac	kson S	t N	3/28/2	018	\$3,150
17-4909	03/01/17	12/11/18	In compliance	James P Turner	921 Jac	kson S	t N	1/24/2	018	\$1,750
17-4909	03/01/17	12/11/18	In compliance	James P Turner	921 Jac	kson S	t N	12/20/2	2017	\$1,950
						Total A	Amount of L	iens Cer	tified:	\$6,850
		Act	ive Viola	tions at Tin	ne First Lien wa	s Certi	fied			
17-4909	Permits									
	Structure	Numbers				_				
		Rep	oresentat		at CEB Hearing		. ( 4	1 ' 11-		
	١, ,	· -		Represent	ative Present at	1	of 4	Lien Hea	arings	
Person to Attend	James i	⊃. Turner					If person atter	nding hearing	g is not	
Hearing							,	Authorization sent on File?		
Details										
08/28/17: Sept. N		-			urner signed by: 、	James	P. Turner			
09/14/17: Posting	-	_								
09/27/17: Sept. F		-	•		-	-	•			
12/20/17: Dec. S		-	-	•			-			
01/22/18: Teleph				•		not up	date permit	to add ad	aitiona	ii work
that was done and				•		r and n	atified him t	not Lwas	in rocc	vint of
01/23/18: Telephone Conversation: Supervisor Joe Waugh: Contacted owner and notified him that I was in receipt of his window permit applications and letter for the magistrate. I notified him that he would need to attend hearing										
and present the le				_					_	ance.
•	01/24/18: Jan. Special Magistrate Hearing: Owner/Representative did not attend hearing. Lien certified for \$1,750.00.									
02/28/18: Feb. S			-	•			-			
03/28/18: Mar. S	pecial Mag	gistrate Hea	ring: Owr	ner/Represe		_		-		-
04/25/18: Case r										
05/07/18: Munici	•	nce Violatio	n issued.							
12/11/18: Close	Case									



	www.orpeto.org										
Report	LR-5 Part 1 of 1 Repo	ort Prepared On: 3/5/20 Meeting Date: 3/24/2									
Liens being d	Liens being considered below resulted from:   X Violations at the Property  Applicant Request:   X Release Lien(s) in its/their entirety										
Property Address	1034 60th Ave N	Date of CEB Hearing	10/24/2018								
	AH										

Property Address	1034 60	th Ave N		Date of CEB Hearing	10/	24/2018			
Current Owner(s)	Albatros		Yes						
Current Owner(s)							Date Property Posted		N/A
Notices Mailed	Case #	18-19953			Case	#			
To Following	Street	1221 80th Ave N			Stre	eet			
Address(es)	City	St. Petersburg	State	FL	Ci	ity		State	

H	0 Cas	Active Tracking or Monitoring Cases in the Name of the Current Owner  Date Date Reason Time of Address Date Lien Lien									
H											
	0	Active Violation Cases at Other Properties in the Name of the Current Owner									
	2	Other Properties in Pinellas County in the Name of the Current Owner									
	0	Active Viola	tion Case	s Currently	at Subjec	t Property					

Case Number	Date Initiated	Date Closed or Voided	Reason Closed	Owner at Time of Lien	Address	Date Lien Certified	Lien Amount
18-19953	08/01/18	04/08/19	In compliance	Albatross Equity LLC	1221 80th Ave N	3/27/2019	\$2,800
18-19953	08/01/18	04/08/19	In compliance	Albatross Equity LLC	1221 80th Ave N	2/27/2019	\$3,500
18-19953	08/01/18	04/08/19	In compliance	Albatross Equity LLC	1221 80th Ave N	1/23/2019	\$3,500
18-19953	08/01/18	04/08/19	In compliance	Albatross Equity LLC	1221 80th Ave N	12/19/2018	\$3,200

Total Amount of Liens Certified: \$13,000

Active Violations at Time First Lien was Certified							
18-19953	18-19953 Permits-Received stop work order from building department.						
	Representative Present at CEB Hearing Yes						
	Representative Present at	0	of	4	Lien Hearings		

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

### **Details**

09/21/18: Oct Notice of Hearing addressed to Albatross Equity LLC signed by: Jason Fix

10/24/18: Oct. Public Hearing: Owner/representative accepted recommendation. Board gave 25 days.

11/26/18: Oct. Order of the Board addressed to owner returned: Unclaimed

12/19/18: Dec. Special Magistrate Hearing: Owner/Representative did not attend hearing. Lien certified for \$3,200.00.

01/23/19: Jan. Special Magistrate Hearing: Owner/Representative did not attend hearing. Lien certified for \$3,500.00.

02/27/19: Feb. Special Magistrate Hearing: Owner/Representative did not attend hearing. Lien certified for \$3,500.00.

03/27/19: Mar. Special Magistrate Hearing: Owner/Representative did not attend hearing. Lien certified for \$2,800.00.

04/08/19: Close Case



Report LR-6 Part 1 of 1 Report Prepared On: 3/8/2021 Meeting Date: 3/24/2021 Liens being considered below resulted from: X Violations at the Property Applicant Request: Χ Release Lien(s) in its/their entirety Property Address 625 10th Ave S **Date of CEB Hearing** 6/27/2018 Paul E & Linette B Hackmann **CEB Certified Mail Claimed** Yes Current Owner(s) 6/13/2018 **Date Property Posted** Case # 18-1339 Case # **Notices Mailed** To Following Street 934 Beach Dr Ne Street Address(es) State FL City St. Petersburg City State Active Violation Cases Currently at Subject Property 9 Other Properties in Pinellas County in the Name of the Current Owner 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 Owner at Date Date Reason Date Lien Lien **Case Number** Closed or Time of **Address** Initiated Closed Certified Amount Voided Lien Paul E 18-1339 01/17/18 02/21/18 934 Beach Dr NE 11/14/2018 \$1.050 Hackmann compliance Paul E In 18-1339 01/17/18 02/21/18 934 Beach Dr NE 10/24/2018 \$1,450 compliance Hackmann **Total Amount of Liens Certified:** \$2,500 **Active Violations at Time First Lien was Certified** 18-1339 Stairs-exterior Representative Present at CEB Hearing Yes Representative Present at Lien Hearings 2 of Paul E Hackmann If person attending hearing is not Person to Attend Owner, is Authorization to Hearing Represent on File? **Details** 06/05/18: Jun Notice of Hearing addressed to Paul E & Linette B Hackmann signed by: Not legible 06/13/18: Posting- Notice of hearing at violation address. 06/27/18: Jun. Public Hearing: Owner/representative attended hearing. Board gave 90 days. 07/25/18: Jun. Order of the Board addressed to owner signed by: Hackmann 10/24/18: Oct. Special Magistrate Hearing: Owner/Representative attended hearing. SM certified lien for \$1,450.00. 11/14/18: Nov. Special Magistrate Hearing: Owner/Representative did not attend hearing. Lien certified for \$1,050.00. 12/19/18: Dec. Special Magistrate Hearing: Owner/Representative attended hearing. SM gave 30 days. 01/23/19: Jan. Special Magistrate Hearing: Staff recommended deferral-city process. 02/21/19: Close Case



Report LR-7 Part 1 of 1

Report Prepared On: 3/8/2021

Meeting Date: 3/24/2021

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

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

Property Address	633 10th Ave S				Date of CEB Hearing	5/24/2017	
Current Owner(e)	Paul E 8	& Linette B Had	ckmann	CEB Certified Mail Claimed	Yes		
Current Owner(s)					Date Property Posted	5/11/2017	
Notices Mailed	Case #	17-5685		Case #			
To Following	Street	934 Beach Dr SE		Street			
Address(es)	City	St. Petersburg	State FL	City		State	
0 Active Viola	tion Cases	s Currently at Sub	ject Property				
9 Other Propo							
0 Active Viola							
0 Active Trac	king or Mo	nitoring Cases in	the Name of the Curre	ent Owner			

Case Number	Date Initiated	Date Closed or Voided	Reason Closed	Owner at Time of Lien	Address		Date Lien Certified	Lien Amount
17-5685	03/09/17	03/20/18	In compliance	Paul E Hackmann	934 Beach Dr	NE	9/27/2017	\$3,500
17-5685	03/09/17	03/20/18	In compliance	Paul E Hackmann	934 Beach Dr	NE	8/23/2017	\$2,800
17-5685	03/09/17	03/20/18	In compliance	Paul E Hackmann	934 Beach Dr	NE	7/26/2017	\$2,800
17-5685	03/09/17	03/20/18	In compliance	Paul E Hackmann	934 Beach Dr	NE	6/28/2017	\$1,000
Total Amount of Liens Certified:					\$10,100			
		Act	ive Violat	ions at Tim	ne First Lien was Cert	ified		
17-5685	Walls-ext	erior						
		Rep	oresentati	ive Present	at CEB Hearing No			
				Represent	ative Present at 0	of 4	Lien Hearings	
Person to Attend Hearing Paul E Hacki		Hackmanı	n		If person attending hearing is not Owner, is Authorization to			_
<b>U</b>						керге	sent on File?	

#### **Details**

04/26/17: Jun Notice of Hearing addressed to Paul E & Linette B Hackmann signed by: Not legible

05/11/17: Posting- Notice of hearing at violation address.

05/24/17: May Public Hearing: Owner/representative did not attend hearing. Board gave 25 days.

06/12/17: May Order of the Board addressed to owner signed by: Hackmann

06/28/17: Jun. Special Magistrate Hearing: Owner/Representative did not attend hearing. Lien certified for \$1,000.00.

07/26/17: Jul. Special Magistrate Hearing: Owner/Representative did not attend hearing. Lien certified for \$2,800.00.

08/23/17: Aug. Special Magistrate Hearing: Owner/Representative did not attend hearing. Lien certified for \$2,800.00.

09/27/17: Sep. Special Magistrate Hearing: Owner/Representative did not attend hearing. Lien certified for \$3,500.00.

03/20/18: Close Case