



St. Petersburg
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CITY OF ST. PETERSBURG CODE ENFORCEMENT BOARD
Lien Release/Reduction Request Agenda
Hearing Date:03/23/2022

LR 1: 2550 10th Ave S

Owner(s):

Benjamin, Matyas, Viktor, &
Wanda Fenyves

Representative:

Benjamin Fenyves

LR 2: 4197 20th St N

Owner(s):

Donna Lepka Conway (Current owner)

Representative:

Tom Lepka (Owner at time of lien)



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Lien Release/Reduction Requests



Report LR-1 Part 1 of 1

Report Prepared On: 3/4/2022

Meeting Date: 3/23/2022

Liens being considered below resulted from: Violations at the Property

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

Property Address	2550 10th Ave S	Date of CEB Hearing	7/28/2021
Current Owner(s)	Benjamin Fenyves, Matyas Fenyves, Viktor	CEB Certified Mail Claimed	No
	Fenyves, & Wanda Fenyves	Date Property Posted	8/10/2021

Notices Mailed To Following Address(es)	Case #	21-7099		Case #		
	Street	1205 McCleary Ter Apt 402		Street		
	City	Bel Air	State	MD	City	

0	Active Violation Cases Currently at Subject Property
5	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
21-7099	03/31/21	10/20/21	In compliance	Fenyves, Benjamin, Matyas, Viktor, & Wanda	2550 10th Ave S	9/22/2021	\$3,100
Total Amount of Liens Certified:							\$3,100
Active Violations at Time First Lien was Certified							
21-7099	Legal Premises Agent						
	Permits						
Representative Present at CEB Hearing						No	
Representative Present at						0	of 1 Lien Hearings

Person to Attend Hearing	Benjamin Fenyves	If person attending hearing is not Owner, is Authorization to Represent on File?	N/A
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Details
 06/21/21: Jul. Notice of Hearing addressed to owner returned: Unclaimed
 07/12/21: Posting- Notice of hearing at violation address.
 07/28/21: Jul. Public Hearing: Owner/representative did not attend hearing. Board gave 25 days.
 08/18/21: Electronic mail- from Benjamin about changing address to be local in Property Appraiser.
 08/18/21: Telephone Conversation- Spoke to Viktor about violations that remain on property. He asked for more time to fix the violations but he isn't due back to SM until next month.
 08/24/21: Order of the Board addressed to owner returned: Attempted- not known.
 09/17/21: Electronic Mail-: From Viktor about violations being corrected. I informed him that the permit is waiting for corrections and the work is not done.
 09/22/21: Sep. Special Magistrate Hearing: Owner/Representative did not attend hearing. Lien certified for \$3,100.00
 10/20/21: Case Removed from CEB/SM
 10/20/21: Case Closed



Report LR-2 Part 1 of 1

Report Prepared On: 3/8/2022

Meeting Date: 3/23/2022

Liens being considered below resulted from: Violations at the Property

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

Property Address	4197 20th St N.	Date of CEB Hearing	12/14/2011
Current Owner(s)	Donna Jean Conway	CEB Certified Mail Claimed	No
		Date Property Posted	11/30/2011

Notices Mailed To Following Address(es)	Case #	11-12897	Case #	11-12897
	Street	4197 20th St N.	Street	6625 55th St N #140
	City	St. Petersburg	State	FL
	City	Pinellas Park	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
11-12897	07/19/11	08/20/12	In compliance	Donna J. & Tom Lepka	4197 20th St N.	7/24/2012	\$1,400
11-12897	07/19/11	08/20/12	In compliance	Donna J. & Tom Lepka	4197 20th St N.	6/26/2012	\$5,250
Total Amount of Liens Certified:							\$6,650

Active Violations at Time First Lien was Certified	
11-12897	Paved areas maintenance- Asphalt driveway not maintained

Representative Present at CEB Hearing	Yes
Representative Present at	1 of 3 Lien Hearings

Person to Attend Hearing	Tom Lepka	If person attending hearing is not Owner, is Authorization to Represent on File?	
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Details: Tom Lepka is asking for his name to be removed from the liens and the liens to remain in Donna L Lepka and the property address at 4197 20th St N.

11/07/11: Dec. Notice of Hearing addressed to Donna & Tom Lepka returned as "Unclaimed"

11/30/11: Posted December Notice of Hearing at violation address

12/14/11: December Public Hearing: Owner/representative Donna Lepka present. Board gave 90 days.

12/23/11: Order of the Board addressed to Donna & Tom Lepka signed by Donna J. Lepka

03/27/12: March Special Magistrate Hearing: Owner/Representative Donna Lepka Present Lien extended 60 days

06/26/12: June Special Magistrate Hearing: No Representation at Special Magistrate Hearing. Lien certified for \$5,250.00

07/24/12: July Special Magistrate Hearing: No Representation at Special Magistrate Hearing. Lien certified for \$1,400.00

08/17/12: Telephone conversation: Received call from Donna who stated driveway has been repaired & ready for inspection.

08/20/12: Close Case

