

CITY OF ST. PETERSBURG CODE ENFORCEMENT BOARD Lien Release/Reduction Request Agenda Hearing Date:09/28/2022

LR 1: 2141 Salem Ave N **Owner(s):** Patrick Curtis

Representative: Todd Scime

LR 2: 2121 Dr. ML King Jr St N Owner(s): CO2FL, LLC

Representative: Jordan P. Garcia

LR 3: 2121 Dr. ML King Jr St N Owner(s): Jordan Garcia

LR 4: 4245 1st St NE **Owner(s):** Edwin Torres

LR 5: 2317 36th St S **Owner(s):** Fernando Maynor



Lien Release/Reduction Requests



Report	LR-1	Part	of	1		Repo	ort Prepared Meeting	_	8/31/20 9/28/20		
Liens being considered below resulted from: X Violations at the Property											
Applicant Request: X Release Lien(s) in its/their entirety											
Property Address 2141 Salem Ave N. Date of CEB Hearing 10/27/2021											
Current Owner(s)	Patrick	M Curtis					CEB Certi	ified Mail	Claimed		Yes
							Date	e Propert	y Posted	11	/5/2021
		I									
Notices Mailed		21-13206 2141 Salem	. A NI			Case #					
To Following Address(es)		St. Petersb		State FL		Street City			1	State	
	Only	Ot. 1 CtCl3b	uig	Otato L		Oity				Otate	
				Name of the							
				in the Name			wner				
Active Trac	king or Mo	onitoring Ca	ses in the	Name of th	e Currei	nt Owner					
		5.4		0							
Case Number	Date	Date Closed or	Reason	Owner at Time of		Add	rocc		Date L	ien	Lien
Case Number	Initiated	Voided	Closed	Lien		Auu	1622		Certifi	ied	Amount
		10.000	In								
21-00013206	06/01/21	08/04/22	compliance	Patrick Curtis		2141 Sal	em Ave N		12/15/2	:021	\$950
						Т	otal Amour	nt of Lie	ens Cert	tified:	\$950
		Act	ive Viola	tions at Tin	ne First	Lien was	Certified				
21-13206	Permits	710									
	•	Rep	oresentat	ive Present	t at CEB	Hearing	Yes				
				Represent	ative Pr	esent at	2 of	3 L	.ien Hea	arings	
	IT. 44 O.	-!									
Person to Attend	Todd So	cime							ing hearing		
Hearing							O ₁	•	uthorizatior nt on File?		Yes
Details											
09/17/21: Oct. No	otice of He	arina addre	seed to a	wner sianea	t Na Sia	natura					
		-		-	a. 140 Oig	griature					
	10/07/21: Posting- Notice of hearing at violation address. 10/27/21: Oct. Public Hearing: Owner/representative did not attend hearing. Board gave 30 days										
11/09/21: Order		•	•			-	Ŭ	,			
11/16/21: Teleph	one Conve	ersation- Re	eturned ca	all to owner v	who info	rmed me l	ne is trying t	to get a	permit fo	or win	dows
but has to get an	-	-			-						
12/15/21: Dec. S		-	-	•			_).00
12/20/21: Teleph							-	_		n but	
had to hire an eng	-	_						-			
02/26/22: Jan. Sp 04/27/22: Apr. Sp											
04/27/22: Apr. Special Magistrate Hearing: Owner/Representative attended hearing. SM gave 60 days 08/04/22: Case Closed											



Report L	LR-2 Part	1 of 1	<u>1</u>	Repo	rt Prepared On: Meeting Date:	9/8/20 9/28/20			
Liens being cor	nsidered below re	esulted fron	m: X V	iolations at the	e Property				
Applicant Request: X Release Lien(s) in its/their entirety									
Property Address 2121 Dr ML King Jr St N Date of CEB Hearing 2/24/2021									
	O2FL, LLC				CEB Certified Ma	il Claimed		No	
Current Owner(s)					Date Prope	rty Posted	2/1	12/2021	
	Case # 20-17006			Case #					
To Following	Street 6500 S Que			Street					
Address(es)	City Englewood	Sta	ate CO	City			State		
4 Other Brenerti	iss in Dinallos Cour	the Non	as of the Ci	····ont Owner					
	ies in Pinellas Cour on Cases at Other P				woor				
	ng or Monitoring Ca				wiei				
0 Monvo Fracking	g or wormoning out	363 III tilo I ta	ino or the c	ouncil owner					
I Case Number I	Closed or Land Land Time of Land Address Land Land Land						Lien Amount		
20-00017006 07	7/29/20 05/19/21	Voided new owner CO	D2FL, LLC	2121 Dr. ML	King Jr St N	4/28/20	021	\$3,800	
				Т	otal Amount of L	iens Cert	tified:	\$3,800	
	Act	iva Vialation	so of Time	First Lian was	Cartified				
20-17006 🔥				First Lien was	Certified				
20-17006 Ac	Act				Certified				
20-17006 A c					Certified				
20-17006 Ac					Certified				
20-17006 Ac	ccessory Structure	e- Soffit/fasc	cia disrepa Present at	ir t CEB Hearing					
20-17006 Ac	ccessory Structure	e- Soffit/fasc	cia disrepa Present at	iir		Lien Hea	arings		
	ccessory Structure	e- Soffit/fasc	cia disrepa Present at	ir t CEB Hearing	No	Lien Hea	arings		
Jo	ccessory Structure	e- Soffit/fasc	cia disrepa Present at	ir t CEB Hearing	No				
	ccessory Structure	e- Soffit/fasc	cia disrepa Present at	ir t CEB Hearing	No 0 of 1 If person atter Owner, is	nding hearing Authorizatior	g is not n to	N/A	
Person to Attend	ccessory Structure	e- Soffit/fasc	cia disrepa Present at	ir t CEB Hearing	No 0 of 1 If person atter Owner, is	nding hearing	g is not n to	N/A	
Person to Attend Hearing	ccessory Structure	e- Soffit/fasc	cia disrepa Present at	ir t CEB Hearing	No 0 of 1 If person atter Owner, is	nding hearing Authorizatior	g is not n to	N/A	
Person to Attend Hearing Details	Reportant	e- Soffit/fasc presentative Re	Present at	ir t CEB Hearing ive Present at	No 0 of 1 If person atter Owner, is Repres	nding hearing Authorizatior	g is not n to	N/A	
Person to Attend Hearing	Reportant Garcia	e- Soffit/fasc presentative Rep	Present at presentation	ir t CEB Hearing ive Present at	No 0 of 1 If person atter Owner, is Repres	nding hearing Authorizatior	g is not n to	N/A	

03/22/21: Order of the Board addressed to owner returned: Insufficient address

04/12/21: Telephone Conversation- Returned call to Jordan and advised him that the soffit was still in disrepair.

He states that his tenant told him the city sanitation truck caused the damage, although he has not filed a claim.

I advised him that I could not close or defer the case at this time.

04/28/21: Apr. Special Magistrate Hearing: Owner/Representative did not attend hearing. Lien certified for \$3,800.00

05/19/21: Voided Case- New Owner



Report	LR-3	Part	1 of			Repo		pared On eting Date			
Liens being d	Liens being considered below resulted from: X Violations at the Property										
		Applic	ant Requ	est: X	Releas	e Lien(s)) in its/	/their enti	rety		
Property Address 2121 Dr. ML King Jr St N Date of CEB Hearing 9/22/202										22/2021	
Jordan P Garcia CEB Certified Mail Claimed No									No		
Current Owner(s)								Date Prop	erty Posted		N/A
Notices Mailed		21-14753				Case #					
To Following				King Jr St N		Street	<u> </u>		İ	04.4	
Address(es)		St. Petersbu	ŭ	State FL Name of the	Current	City				State	
				in the Name			wner				
				Name of th			******				
Case Number	Date Initiated	Date Closed or Voided	Reason Closed	Owner at Time of Lien		Add	lress		Date L Certifi		Lien Amount
21-14753	06/18/21	09/01/22	In compliance	Jordan P Garcia	21	121 Dr. ML	. King J	r St N	7/26/20)22	\$3,500
21-14753	06/18/21	09/01/22	In compliance	Jordan P Garcia	21	121 Dr. ML	. King J	r St N	6/21/20)22	\$2,700
21-14753	06/18/21	09/01/22	In compliance	Jordan P Garcia	21	121 Dr. ML	. King J	r St N	5/25/20)22	\$2,800
21-14753	06/18/21	09/01/22	In compliance	Jordan P Garcia	21	121 Dr. ML	. King J	r St N	4/27/20)22	\$3,500
21-14753	06/18/21	09/01/22	In compliance	Jordan P Garcia	21	121 Dr. ML	. King J	r St N	3/23/20)22	\$2,800
21-14753	06/18/21	09/01/22	In compliance	Jordan P Garcia	21	121 Dr. ML	. King J	r St N	2/23/20)22	\$2,800
21-14753	06/18/21	09/01/22	In compliance	Jordan P Garcia	21	121 Dr. ML	. King J	r St N	1/26/20)22	\$4,200
21-14753	06/18/21	09/01/22	In compliance	Jordan P Garcia	21	121 Dr. ML	. King J	r St N	12/15/2	021	\$2,800
21-14753	06/18/21	09/01/22	In compliance	Jordan P Garcia	21	121 Dr. ML	. King J	r St N	11/17/2	021	\$2,100
21-14753	06/18/21	09/01/22	In compliance	Jordan P Garcia	21	121 Dr. ML	. King J	r St N	10/27/2	021	\$1,000
						T	otal A	mount of	Liens Cert	ified:	\$28,200
				tions at Tim		Lien was	Certif	ied			
21-14753	Accessor	y Structur	e- Soffit/f	ascia disre	pair						
		Don	rocentet	ivo Dragant	ot CEP	Hooring	ING				
		Rep	nesentat	ive Present Represent			1 1	of 11	Lien Hea	rinas	
	Jordan (Garcia				30 41	<u> </u>				
Person to Attend Hearing	- Corduit							Owner, i	ending hearing s Authorization esent on File?		N/A
Details o	n next pa	ae									

Details 08/20/21: Sep. Notice of Hearing addressed to owner returned: Refused 09/22/21: Sept. Public Hearing: Owner/representative did not attend hearing. Board gave 25 days 10/05/21: Order of the Board addressed to owner signed: Brian Gonzalez & Jordan Garcia 10/27/21: Oct. Special Magistrate Hearing: Owner/Representative did not attend hearing. Lien certified for \$1,000.00 11/17/21: Nov. Special Magistrate Hearing: Owner/Representative did not attend hearing. Lien certified for \$2,100.00 12/15/21: Dec. Special Magistrate Hearing: Owner/Representative did not attend hearing. Lien certified for \$2,800.00 01/26/22: Jan. Special Magistrate Hearing: Owner/Representative did not attend hearing. Lien certified for \$4,200.00 02/16/22: Telephone Conversation- Returned call to Jordan but voicemail was full. His message stated that he is just learning of the liens on his property and wants to know what the liens are for. 02/23/22: Feb. Special Magistrate Hearing: Owner/Representative did not attend hearing. Lien certified for \$2,800.00 03/14/22: Telephone Conversation: Returned call to Jordan who questioned about the case. I reminded him that we spoke at the beginning of the case and that the same violation remained. He stated he did not get around to filing a claim with the city. I let him know if he corrected the violation I would close the case and he can apply for lien release. 03/23/22: Mar. Special Magistrate Hearing: Owner/Representative did not attend hearing. Lien certified for \$2,800.00 04/27/22: Apr. Special Magistrate Hearing: Owner/Representative did not attend hearing. Lien certified for \$3,500.00 05/25/22: May. Special Magistrate Hearing: Owner/Representative did not attend hearing. Lien certified for \$2,800.00

06/21/22: Jun. Special Magistrate Hearing: Owner/Representative did not attend hearing. Lien certified for \$2,700.00 07/26/22: Jul. Special Magistrate Hearing: Owner/Representative did not attend hearing. Lien certified for \$3,500.00

08/23/22: Aug. Special Magistrate Hearing: Owner/Representative attended hearing. SM gave 25 days

09/01/22: Closed Case



Report	Report LR-4 Part 1 of 1 Report Prepared On: 9/15/20 Meeting Date: 9/28/20										
Liens being considered below resulted from: X Violations at the Property Applicant Request: X Release Lien(s) in its/their entirety											
Property Address 4245 1st St NE Date of CEB Hearing 4/27/2022											
= =										N/A	
Current Owner(s)							Date Prope	erty Posted	4/	6/2022	
Notices Mailed	Case #	21-27112				Case #					
To Following	Street	1318 Montg	omery Bel	l Rd		Street					
Address(es)	City	Wesley Cha	apel	State FL		City			State		
Active Viola Other Property				t Property Name of the	Current	Owner					
				in the Name			wnor				
				Name of the			VIICI				
0 Active Hac	King or ivio	Tilloring Oa		ivallic of the	c Ourici	it Owner					
Case Number	Date Initiated	Date Closed or Voided	Reason Closed	Owner at Time of Lien		Addı	ress	Date L Certif	_	Lien Amount	
21-27112	11/15/21	08/30/22	In compliance	Future Estate Investments		4245 1s	t St NE	7/26/2	022	\$7,000	
21-27112	11/15/21	08/30/22	In compliance	Future Estate Investments		4245 1s	t St NE	6/21/2	022	\$6,000	
						T	otal Amount of L	iens Cer	tified:	\$13,000	
		Act	tive Viola	tions at Tim	e First	Lien was	Certified				
21-27112	Permits	7.00									
	. 5.111113										
		Rer	oresentat	ive Present	at CEB	Hearing	No				
				Representa			0 of 2	Lien Hea	arings		
Person to Attend Hearing	Edwin T	orres						nding hearing Authorizatio sent on File?	n to	N/A	
Details	one Carri	aractics. D	otumo e due l	none cell te l	ringt D	DC Dasi-	n rogordina na	it violetie	n ot ===	on ortic	

01/20/22: Telephone Conversation- Returned phone call to Frinet, RDG Design, regarding permit violation at property.

04/06/22: Posting- Notice of hearing at violation address.

04/27/22: Apr. Public Hearing: Owner/representative did not attend hearing. Board gave 25 days

06/21/22: Jun. Special Magistrate Hearing: Owner/Representative did not attend hearing. Lien certified for \$6,000.00

07/26/22: Jul. Special Magistrate Hearing: Owner/Representative did not attend hearing. Lien certified for \$7,000.00

08/30/22: Close Case



Report	LR-5	Part	of	1		Repo	ort Prepared On: Meeting Date:	9/15/20		
Liens being	considere	ed below r	esulted f	from: X	Violatio	ns at the	e Property			
Applicant Request: X Release Lien(s) in its/their entirety										
Property Address 2317 36th St S Date of CEB Hearing 6/22/2011										
Current Owner(s)		do Mayno	r				CEB Certified Ma	ail Claimed		No
Gurrant Gwrier(a)							Date Prope	erty Posted	6/	8/2011
Notices Mailed	Casa #	11-3178			-	Case #				
To Following		2317 36th S	St S		_	Street				
Address(es)		St. Petersbu		State FL		City			State	
. ,				Name of the	Current C			,	Luco	
				in the Name			wner			
				Name of th						
Case Number	Date Initiated	Date Closed or Voided	Reason Closed	Owner at Time of Lien		Add	ress	Date Lie Certifie	-	Lien Amount
11-3178	03/02/11	06/13/17	In compliance	Fernando Maynor		2317 36	6th St S	10/25/20)11	\$2,800
11-3178	03/02/11	06/13/17	In compliance	Fernando Maynor	2317 36th St S 9/27/2011 \$3			\$3,500		
11-3178	03/02/11	06/13/17	In compliance	Fernando Maynor		2317 30	6th St S	8/23/20	11	\$3,700
						Т	otal Amount of L	iens Certi	fied:	\$10,000
		Act	ive Viola	tions at Tim	ne First L	ien was	Certified			
11-3178	Paint-ma	in structur	е							
		Rep	oresentat	ive Present Represent				Lien Hear	rings	
				Kepresenia	auve Pres	seni ai	0 01 3	Lieli neal	iligs	
Person to Attend Hearing	Fernand	do Mayno	r				Owner, is	nding hearing i		N/A
	<u> </u>						Repres	sent on File?		
Details										
06/08/11: Jun. N		-			ed: Unclai	med				
06/08/11: Posting										
							Board gave 25 da	ys		
07/19/11: Order									AC = -	
							end hearing. Lien o			
							end hearing. Lien o			
10/25/11: Oct. S 09/04/15: Munici					itative did	not atte	nd hearing. Lien c	erunea for	φ∠,8U	U.UU
09/04/15. Munici										
	01/18/17: Municipal Ordinance Violation issued. 06/13/17: Case Closed									