



St. Petersburg
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CITY OF ST. PETERSBURG CODE ENFORCEMENT BOARD
Lien Release/Reduction Request Agenda
Hearing Date:08/24/16

LR 1:	645 30th Ave S.	Owner(s):	Lee Brumadge
LR 2:	2219 45th Ave N.	Owner(s):	Kristina Patzer
		Representative:	Tamara Patzar and/or Michael Blasen
LR 3:	1912 Walton St S.	Owner(s):	Margaret B. Criswell
LR 3A:		Representative:	Keith Muchler
LR 4:	4526 1st Ave N.	Owner(s):	Michael James Owens



Lien Release/Reduction Requests



Report LR-1 Part 1 of 1

Report Prepared On: 8/11/2016

Meeting Date: 8/24/2016

Liens being considered below resulted from: Violations at the Property

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

Property Address	645 30th Ave S.			Date of CEB Hearing	9/28/2005
Current Owner(s)	Lee Brumadge			CEB Certified Mail Claimed	8/23/2005
				Date Property Posted	N/A
Notices Mailed To Following Address(es)	Case #	05-4790		Case #	
	Street	645 30th Ave S		Street	
	City	St. Petersburg	State	FL	City

0	Active Violation Cases Currently at Subject Property
0	Other Properties in Pinellas County in the Name of the Current Owner
1	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
05-4790	03/16/05	04/11/06	In compliance	Lee Brumadge	645 30th Ave S.	1/24/2006	\$2,100
05-4790	03/16/05	04/11/06	In compliance	Lee Brumadge	645 30th Ave S.	12/13/2005	\$1,400
05-4790	03/16/05	04/11/06	In compliance	Lee Brumadge	645 30th Ave S.	11/15/2005	\$1,150
Total Amount of Liens Certified:							\$4,650

Active Violations at Time First Lien was Certified	
05-4790	Motor Vehicle Parts- Tires, Oil Bin, Hub Caps, Hoses and Several Other Misc. Auto Parts.
	Junk/Rubbish/Outdoor Storage
	Walls Exterior- Exterior Walls in disrepair- stucco falling off and several patched plywood areas and foam filling in holes and cracks
	Window- Areas not properly sealed around windows - rotten wood and not properly installed

Representative Present at CEB Hearing		No
Representative Present at		0 of 3 Lien Hearings
Person to Attend Hearing	Lee Brumadge	If person attending hearing is not Owner, is Authorization to Represent on File?

Details:
 08/23/05: September Notice of Hearing addressed to Lee G. Brumadge Signed by: Lee G. Brumadge
 09/28/05: September Public Hearing: Owner/representative did not attend hearing. Board gave 25 days.
 11/15/05: Nov Special Magistrate Hearing: No representation at Special Magistrate hearing. Lien certified for \$1150.00
 12/13/05: Dec Special Magistrate Hearing: No representation at Special Magistrate hearing. Lien certified for \$1400.00
 01/24/06: Jan Special Magistrate Hearing: No representation at Special Magistrate hearing. Lien certified for \$2100.00
 02/14/16: **Meeting with owner at home.** Owner stated he had been out of town for the past 5 months. I explained to him what the remaining violations are that need correcting. I also explained to him there are liens on the property and he would be able to request them to be released once the violations have been corrected.
 02/21/06: Feb Special Magistrate Hearing: Owner attended Special Magistrate hearing. Lien extended for 25 days.
 04/03/06: Close Case



Report LR-2 Part 1 of 1

Report Prepared On: 8/11/2016

Meeting Date: 8/24/2016

Liens being considered below resulted from: Violations at the Property

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

Property Address	2219 45th Ave N.	Date of CEB Hearing	3/26/2014
Current Owner(s)	Kristina Jacobs (Patzner)	CEB Certified Mail Claimed	Yes
		Date Property Posted	3/14/2014

Notices Mailed To Following Address(es)	Case #	13-25208	Case #	
	Street	2219 45th Ave N.	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
13-25208	12/18/13	02/26/15	In compliance	Kristina Patzer	2219 45th Ave N.	8/26/2014	\$3,500
13-25208	12/18/13	02/26/15	In compliance	Kristina Patzer	2219 45th Ave N.	7/22/2014	\$9,200
Total Amount of Liens Certified:							\$12,700

Active Violations at Time First Lien was Certified	
13-25208	Tree Branches Overhanging Row
	Soffit Screens
	Fascia/soffit disrepair
	Trees/Branches Hazardous

Representative Present at CEB Hearing	No
Representative Present at	0 of 2 Lien Hearings

Person to Attend Hearing	Tamara Patzer and/or Michael Blasen	If person attending hearing is not Owner, is Authorization to Represent on File?	Yes

Details: There was no contact with the owner and all mail was returned unclaimed.



Report LR-3 Part 1 of 1

Report Prepared On: 8/11/2013

Meeting Date: 8/24/2013

Liens being considered below resulted from: Violations at the Property

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

Property Address	1912 Walton St S.			Date of CEB Hearing	N/A		
Current Owner(s)	Margaret Criswell			CEB Certified Mail Claimed	N/A		
				Date Property Posted	N/A		
Notices Mailed To Following Address(es)	Case #	09-7524		Case #	13-6342		
	Street	11120 7th St E		Street	2020 Oak St NE		
	City	St. Pete Beach	State	FL	City	St. Petersburg	State

0	Active Violation Cases Currently at Subject Property
4	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
09-7524	05/04/09	11/19/12	In compliance	Margaret Criswell	1912 Walton St S.	3/23/2010	\$2,800
09-7524	05/04/09	11/19/12	In compliance	Margaret Criswell	1912 Walton St S.	2/23/2010	\$2,800
09-7524	05/04/09	11/19/12	In compliance	Margaret Criswell	1912 Walton St S.	1/26/2010	\$1,600
09-7524	05/04/09	11/19/12	In compliance	Margaret Criswell	1912 Walton St S.	4/27/2010	\$3,500
13-6342	04/23/13	12/19/14	In compliance	Margaret Criswell	1912 Walton St S.	2/25/2014	\$3,500
13-6342	04/23/13	12/19/14	In compliance	Margaret Criswell	1912 Walton St S.	1/21/2014	\$3,500
13-6342	04/23/13	12/19/14	In compliance	Margaret Criswell	1912 Walton St S.	12/17/2013	\$2,800
13-6342	04/23/13	12/19/14	In compliance	Margaret Criswell	1912 Walton St S.	11/19/2013	\$3,000
Total Amount of Liens Certified:							\$23,500

Active Violations at Time First Lien was Certified	
09-7524	Maintenance - Structure Parts - Water heater enclosure not fully enclosed or maintained.
	Crawl Space Open
	Rental Re-Let Violation
13-6342	Fascia/Soffit Disrepair - Fascia has rotten wood and holes in various areas.
	Egress required- Windows do not open in property.

Representative Present at CEB Hearing		No
Representative Present at		of Lien Hearings
Person to Attend Hearing	Keith Muchler	If person attending hearing is not Owner, is Authorization to Represent on File?
		Yes

Details: For case 09-7524 all mail was returned and no one attended any of the hearings. For case 13-6342 some mail was signed for by Margaret Criswell and no one attended any of the hearings.



Report LR-3A **Part** 1 **of** 1

Report Prepared On: 8/11/2016

Meeting Date: 8/24/2016

Liens being considered below resulted from: **Violations at another Property, Attached Due to Owner's Name or Prior Owner's Name**

Applicant Request: **Release of Lien(s) from the subject property only. Lien(s) to remain in the name of owner at time of lien.**

Property Address 1912 Walton St S

Current Owner(s) Margaret Criswell

0	Active Violation Cases Currently at Subject Property
4	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	Owner at Time of Lien	Address	Date Lien Certified	Lien Amount
08-21362	Margaret Criswell	2000 Union St S.	8/25/2009	\$3,500
08-21362	Margaret Criswell	2000 Union St S.	7/21/2009	\$2,800
08-21362	Margaret Criswell	2000 Union St S.	6/23/2009	\$2,800
08-21362	Margaret Criswell	2000 Union St S.	5/26/2009	\$3,700
12-99	Margaret Criswell	2167 14th Ave S.	11/13/2012	\$2,100
12-99	Margaret Criswell	2167 14th Ave S.	10/23/2012	\$2,800
12-99	Margaret Criswell	2167 14th Ave S.	9/25/2012	\$2,800
12-99	Margaret Criswell	2167 14th Ave S.	8/28/2012	\$3,700
11-1950	Margaret Criswell	1919 42nd St S	9/27/2011	\$3,500
11-1950	Margaret Criswell	1919 42nd St S	8/23/2011	\$6,500
11-1101	Margaret Criswell	2035 44th St S.	9/27/2011	\$3,500
11-1101	Margaret Criswell	2035 44th St S.	8/23/2011	\$6,300
11-1101	Margaret Criswell	2035 44th St S.	6/21/2011	\$3,000
09-1733	Margaret Criswell	2035 44th St S.	12/15/2009	\$2,800
09-1733	Margaret Criswell	2035 44th St S.	11/17/2009	\$2,100
09-1733	Margaret Criswell	2035 44th St S.	10/27/2009	\$3,500
09-1733	Margaret Criswell	2035 44th St S.	9/22/2009	\$2,800
09-1733	Margaret Criswell	2035 44th St S.	8/25/2009	\$900

Total Amount of Liens Certified: \$59,100

Person to Attend Hearing	Keith Muchler	If person attending hearing is not Owner, is Authorization to Represent on File?	Yes

Details: Margaret Criswell still owns all of the properties listed above except for 2000 Union St S. She is requesting all of the liens above be released from 1912 Walton St S. so the property can be sold.



Report LR-4 Part 1 of 1

Report Prepared On: 8/12/2016

Meeting Date: 8/24/2016

Liens being considered below resulted from: Violations at the Property

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

Property Address	4526 1st Avenue North	Date of CEB Hearing	7/23/2008
Current Owner(s)	Michael James Owens	CEB Certified Mail Claimed	N/A
		Date Property Posted	7/1/2008

Notices Mailed To Following Address(es)	Case #	08-6230	Case #	
	Street	4825 Paradise Way 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
08-6230	04/10/08	01/26/09	In compliance	Michael James Owens	4526 1st Avenue North	10/21/2008	\$3,000
08-6230	04/10/08	01/26/09	In compliance	Michael James Owens	4526 1st Avenue North	11/18/2008	\$2,800
08-6230	04/10/08	01/26/09	In compliance	Michael James Owens	4526 1st Avenue North	12/16/2008	\$2,800
Total Amount of Liens Certified:							\$8,600

Active Violations at Time First Lien was Certified	
08-6230	Permits

Representative Present at CEB Hearing	Yes
Representative Present at	0 of 3 Lien Hearings

Person to Attend Hearing	Michael James Owen	If person attending hearing is not Owner, is Authorization to Represent on File?	
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Details:
 05/13/08: Received letter from property owner stating he has Mechanical permit and does not need a Building permit.
 05/15/08: Telephone Conversation: Spoke to property owner, explained scope of work does require a Building permit.
 07/01/08: July Notice of Hearing posted at property.
 07/23/08: July Public Hearing: Owner/Rep. attended. Board gave 60 days.
 10/21/08: Oct. Special Magistrate Hearing: No representation at Special Magistrate hearing. Lien certified for \$3,000.00
 11/18/08: Nov. Special Magistrate Hearing: No representation at Special Magistrate hearing. Lien certified for \$2,800.00
 12/16/08: Dec. Special Magistrate Hearing: No representation at Special Magistrate hearing. Lien certified for \$2,800.00
 01/26/09: Closed Case
 01/27/16: Lien Release Hearing - Board denied release of liens.

