



**PUBLIC NOTICE AGENDA  
SPECIAL MAGISTRATE**

June 28, 2022  
12:00 p.m.

**SPECIAL MAGISTRATE**  
**Attorney Robert D. Pritt**

**CITY COUNCIL CHAMBERS, 2200 SECOND STREET, FORT MYERS, FLORIDA**

	<ul style="list-style-type: none"> <li>• Special Magistrate reads opening statement.</li> <li>• Public input on non-public hearing items.</li> <li>• Pledge of Allegiance to the flag of the U.S.A.</li> <li>• Interpreter from Tico Translating Interpreting Interprets the Oath in Spanish.</li> <li>• Clerk administers oath to all parties addressing the Special Magistrate.</li> <li>• Clerk announces all agenda items to be heard.</li> </ul>	
<b>AGENDA ITEMS 1-34 LISTED AS NEW BUSINESS</b>		
1.	Request approval for minutes from the May 24, 2022 Special Magistrate Hearing.	
2.	<p><b>Case Number:</b> COD-012489-2021  <b>Cited Address:</b> 2230 Alicia St.  <b>Building Official</b> Brent Brewster  <b>Date Case Initiated:</b> 11-15-21  <b>Property Owner:</b> Hearts and Homes for Veterans  <b>Violation:</b> FMC 102.81 – Construction Permit Required for Expired Permit BLD2019-03471 for Commercial Renovation  <b>Notice of Violation Received On:</b> 02-22-22  <b>Ward:</b> 3</p>	



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3.	<p><b>Case Number:</b> COD-012506-2021 <b>Cited Address:</b> 1443 Bert Dr. <b>Building Official</b> Brent Brewster <b>Date Case Initiated:</b> 11-15-21 <b>Property Owner:</b> Raybon Betty M. <b>Violation:</b> FMC 102.81 – Construction Permit Required for Expired Permit BLDR-003085-2021 for Single Family - Renovation <b>Notice of Violation Received On:</b> 02-22-22 <b>Ward:</b> 3</p>	
4.	<p><b>Case Number:</b> COD-013094-2021 <b>Cited Address:</b> 1872 Braman Ave. <b>Building Official</b> Brent Brewster <b>Date Case Initiated:</b> 12-13-21 <b>Property Owner:</b> Oberski Matthew <b>Violation:</b> FMC 102.81 – Construction Permit Required for Expired Permit BLDR-002404-2021 for Single Family - Renovation <b>Notice of Violation Received On:</b> 03-18-22 <b>Ward:</b> 4</p>	DISMISSED DUE TO COMPLIANCE 05-13-22
5.	<p><b>Case Number:</b> COD-013491-2022 <b>Cited Address:</b> 37 Broadway Cir. <b>Building Official</b> Brent Brewster <b>Date Case Initiated:</b> 01-04-22 <b>Property Owner:</b> Westby Ellis Charles <b>Violation:</b> FMC 102.81 – Construction Permit Required for Expired Permit TRD-009213-2021 for Re-Roof: 1&amp;2 Family <b>Notice of Violation Received On:</b> 04-08-22 <b>Ward:</b> 3</p>	



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6.	<p><b>Case Number:</b> COD-012458-2021 <b>Cited Address:</b> 2910 Cargo St. <b>Building Official</b> Brent Brewster <b>Date Case Initiated:</b> 11-15-21 <b>Property Owner:</b> Landers Holdings II LLC <b>Violation:</b> FMC 102.81 – Construction Permit Required for Expired Permit TRD2019-03094 for Re-Roof: Commercial <b>Notice of Violation Received On:</b> 02-22-22 <b>Ward:</b> 3</p>	
7.	<p><b>Case Number:</b> COD-012891-2021 <b>Cited Address:</b> 5248 Cedarbend Dr. 1 <b>Building Official</b> Brent Brewster <b>Date Case Initiated:</b> 12-06-21 <b>Property Owner:</b> Martinez Miguel Angel G. &amp; Gavarrete Simone E. <b>Violation:</b> FMC 102.81 – Construction Permit Required for Expired Permit BLDC-007053-2021 for Fence/Wall/Dump Enclosure <b>Notice of Violation Posted On:</b> 03-29-22 <b>Ward:</b> 5</p>	DISMISSED DUE TO COMPLIANCE 05-18-22
8.	<p><b>Case Number:</b> COD-012246-2021 <b>Cited Address:</b> 3455 Central Ave <b>Building Official</b> Brent Brewster <b>Date Case Initiated:</b> 11-15-21 <b>Property Owner:</b> 3455 Central LLC <b>Violation:</b> FMC 102.81 – Construction Permit Required for Expired Permit TRD-005155-2021 for Existing/Replace/Repair: 1&amp;2 Family <b>Notice of Violation Received On:</b> 02-22-22 <b>Ward:</b> 3</p>	DISMISSED DUE TO COMPLIANCE 06-08-22



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9.	<b>Case Number:</b> COD-014116-2022 <b>Cited Address:</b> 4125 Cleveland Ave. #1100 <b>Building Official</b> Brent Brewster <b>Date Case Initiated:</b> 02-02-22 <b>Property Owner:</b> Mall Ground Portfolio LLC <b>Violation:</b> FMC 102.81 – Construction Permit Required for Expired Permit BLD2020-00703 for Commercial Renovation <b>Notice of Violation Received On:</b> 04-13-22 <b>Ward:</b> 5	DISMISSED DUE TO COMPLIANCE 06-06-22
10.	<b>Case Number:</b> COD-012671-2021 <b>Cited Address:</b> 5324 S. Cleveland Ave. <b>Building Official</b> Brent Brewster <b>Date Case Initiated:</b> 11-22-21 <b>Property Owner:</b> Miami Casual Wear Inc. <b>Violation:</b> FMC 102.81 – Construction Permit Required for Expired Permit SIT2020-00183 for Site Work/Utilities <b>Notice of Violation Received On:</b> 02-23-22 <b>Ward:</b> 5	DISMISSED DUE TO COMPLIANCE 06-17-22
11.	<b>Case Number:</b> COD-014026-2022 <b>Cited Address:</b> 1688 Colonial Blvd. <b>Building Official</b> Brent Brewster <b>Date Case Initiated:</b> 12-13-21 <b>Property Owner:</b> Colonial Exchange LLC <b>Violation:</b> FMC 102.81 – Construction Permit Required for Expired Permit for SIGN-003733-2021 for Wall Sign <b>Notice of Violation Received On:</b> 03-18-22 <b>Ward:</b> 4	
12.	<b>Case Number:</b> COD-012760-2021 <b>Cited Address:</b> 4290 Colonial Blvd. <b>Building Official</b> Brent Brewster <b>Date Case Initiated:</b> 11-30-21 <b>Property Owner:</b> AT+T <b>Violation:</b> FMC 102.81 – Construction Permit Required for Expired Permit BLDC- 003753-2021 for Commercial Renovation <b>Notice of Violation Received On:</b> 02-22-22 <b>Ward:</b> 6	DISMISSED DUE TO COMPLIANCE 05-18-22



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13.	<b>Case Number:</b> COD-012910-2021 <b>Cited Address:</b> 10941 Esteban Dr. <b>Building Official</b> Brent Brewster <b>Date Case Initiated:</b> 12-07-21 <b>Property Owner:</b> Cheslik Joseph J & Malai M <b>Violation:</b> FMC 102.81 – Construction Permit Required for Expired Permit application BLDR-007169-2021 for Windows/Doors <b>Notice of Violation Posted On:</b> 04-05-22 <b>Ward:</b> 6	DISMISSED DUE TO COMPLIANCE 06-08-22
14.	<b>Case Number:</b> COD-012502-2021 <b>Cited Address:</b> 130 Fairview Ave. <b>Building Official</b> Brent Brewster <b>Date Case Initiated:</b> 11-16-21 <b>Property Owner:</b> Knickrehm Greg & Denise <b>Violation:</b> FMC 102.81 – Construction Permit Required for Expired Permit BLDR-003047-2021 for Fence/Wall/Dump Enclosure <b>Notice of Violation Received On:</b> 02-28-22 <b>Ward:</b> 1	DISMISSED DUE TO COMPLIANCE 06-10-22
15.	<b>Case Number:</b> COD-012659-2021 <b>Cited Address:</b> 3205 Hanson St. <b>Building Official</b> Brent Brewster <b>Date Case Initiated:</b> 11-22-21 <b>Property Owner:</b> NAP Equity LLC <b>Violation:</b> FMC 102.81 – Construction Permit Required for Expired Permit SITC-003670-2021 for Site Work/Utilities <b>Notice of Violation Posted On:</b> 03-29-22 <b>Ward:</b> 3	



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16.	<p><b>Case Number:</b> COD-012449-2021 <b>Cited Address:</b> 9618 Hemingway Ln #3902 <b>Building Official</b> Brent Brewster <b>Date Case Initiated:</b> 11-15-21 <b>Property Owner:</b> Greger William L. Sr. &amp; Greger Frances R. <b>Violation:</b> FMC 102.81 – Construction Permit Required for Expired Permit TRD-005934-2021 for Existing/Replace/Repair: Multi-Family <b>Notice of Violation Received On:</b> 02-22-22 <b>Ward:</b> 6</p>	DISMISSED DUE TO COMPLIANCE 06-16-22
17.	<p><b>Case Number:</b> COD-012655-2021 <b>Cited Address:</b> 2856 Indian St. <b>Building Official</b> Brent Brewster <b>Date Case Initiated:</b> 11-22-21 <b>Property Owner:</b> Barnes Lillie M. <b>Violation:</b> FMC 102.81 – Construction Permit Required for Expired Permit for BLDR-003089-2021 for Single Family - Renovation <b>Notice of Violation Posted On:</b> 03-21-22 <b>Ward:</b> 2</p>	
18.	<p><b>Case Number:</b> COD-012884-2021 <b>Cited Address:</b> 3329 Katherine St. <b>Building Official</b> Brent Brewster <b>Date Case Initiated:</b> 12-06-21 <b>Property Owner:</b> Sevilla Santos Yobani + Rodriguez Angelica Gonzalez <b>Violation:</b> FMC 102.81 – Construction Permit Required for Expired Permit BLD2019-01593 for Single Family - New <b>Notice of Violation Received On:</b> 03-08-22 <b>Ward:</b> 2</p>	DISMISSED DUE TO COMPLIANCE 05-18-22



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19.	<p><b>Case Number:</b> COD-013108-2021 <b>Cited Address:</b> 36 Kingsman Cir. <b>Building Official</b> Brent Brewster <b>Date Case Initiated:</b> 12-14-21 <b>Property Owner:</b> JDS Enterprises LLC <b>Violation:</b> FMC 102.81 – Construction Permit Required for Expired Permit TRD-007391-2021 for Existing/Replace/Repair: 1&amp;2 Family <b>Notice of Violation Received On:</b> 03-19-22 <b>Ward:</b> 1</p>	
20.	<p><b>Case Number:</b> COD-012646-2021 <b>Cited Address:</b> 1466 Lynwood Ave. <b>Building Official</b> Brent Brewster <b>Date Case Initiated:</b> 11-22-21 <b>Property Owner:</b> Taminosian S J + Patricia W <b>Violation:</b> FMC 102.81 – Construction Permit Required for Expired Permit TRD2020-01792 for Roof: 1&amp;2 Family <b>Notice of Violation Posted On:</b> 03-23-22 <b>Ward:</b> 4</p>	
21.	<p><b>Case Number:</b> COD-013127-2021 <b>Cited Address:</b> 2213 Main St. <b>Building Official</b> Brent Brewster <b>Date Case Initiated:</b> 12-14-21 <b>Property Owner:</b> 2213 Main Street LLC <b>Violation:</b> FMC 102.81 – Construction Permit Required for Expired Permit application BLDC-007485-2021 for Commercial Renovation <b>Notice of Violation Received On:</b> 03-21-22 <b>Ward:</b> 4</p>	



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22.	<b>Case Number:</b> COD-012744-2021 <b>Cited Address:</b> 2825 Michigan Ave. <b>Building Official</b> Brent Brewster <b>Date Case Initiated:</b> 11-29-21 <b>Property Owner:</b> Billys Creek Preserve LLC <b>Violation:</b> FMC 102.81 – Construction Permit Required for Expired Permit BLD2020-01445 for Demolition - Entire Structure <b>Notice of Violation Posted On:</b> 03-16-22 <b>Ward:</b> 2	DISMISSED DUE TO COMPLIANCE 05-12-2022
23.	<b>Case Number:</b> COD-012755-2021 <b>Cited Address:</b> 4259 Michigan Ave. Link <b>Building Official</b> Brent Brewster <b>Date Case Initiated:</b> 11-22-21 <b>Property Owner:</b> Broadstone MSC Florida LLC <b>Violation:</b> FMC 102.81 – Construction Permit Required for Expired Permit BLD2020-02648 for Concrete Slab <b>Notice of Violation Received On:</b> 02-23-22 <b>Ward:</b> 5	DISMISSED DUE TO COMPLIANCE 06-16-22
24.	<b>Case Number:</b> COD-012911-2021 <b>Cited Address:</b> 2182 Mitchell Ct. <b>Building Official</b> Brent Brewster <b>Date Case Initiated:</b> 12-07-21 <b>Property Owner:</b> St. Marys Missionary Baptist Ch <b>Violation:</b> FMC 102.81 – Construction Permit Required for Expired Permit application SITC-007087-2021 for Right Of Way Only Replace Concrete w/Asphalt <b>Notice of Violation Received On:</b> 03-05-22 <b>Ward:</b> 2	





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25.	<p><b>Case Number:</b> COD-012919-2021 <b>Cited Address:</b> 3484 Palm Ave. <b>Building Official</b> Brent Brewster <b>Date Case Initiated:</b> 12-07-21 <b>Property Owner:</b> Jessie's Properties LLC + Harger Properties LLC <b>Violation:</b> FMC 102.81 – Construction Permit Required for Expired Permit application SITC-006380-2021 for Site Work/Utilities - Culvert <b>Notice of Violation Posted On:</b> 03-29-22 <b>Ward:</b> 3</p>	
26.	<p><b>Case Number:</b> COD-014159-2022 <b>Cited Address:</b> 78 Palm Tree Ter. <b>Building Official</b> Brent Brewster <b>Date Case Initiated:</b> 02-02-22 <b>Property Owner:</b> Scurry Rosetta <b>Violation:</b> FMC 102.81 – Construction Permit Required for Expired Permit BLDR-009456-2021 for Windows/Doors <b>Notice of Violation Received On:</b> 04-08-22 <b>Ward:</b> 1</p>	DISMISSED DUE TO COMPLIANCE 06-08-22
27.	<p><b>Case Number:</b> COD-013318-2021 <b>Cited Address:</b> 2674 Providence St. <b>Building Official</b> Brent Brewster <b>Date Case Initiated:</b> 12-27-21 <b>Property Owner:</b> Paul John R. III <b>Violation:</b> FMC 102.81 – Construction Permit Required for Expired Permit TRD-007380-2021 for Re-Roof: 1&amp;2 Family <b>Notice of Violation Received On:</b> 03-31-22 <b>Ward:</b> 2</p>	



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28.	<b>Case Number:</b> COD-012206-2021 <b>Cited Address:</b> 1429 Sandra Dr. <b>Building Official</b> Brent Brewster <b>Date Case Initiated:</b> 11-02-21 <b>Property Owner:</b> Bare Margaret A. <b>Violation:</b> FMC 102.81 – Construction Permit Required for Expired Permit TRD2020-02561 for Existing/Replace/Repair: 1&2 Family <b>Notice of Violation Posted On:</b> 03-09-22 <b>Ward:</b> 4	DISMISSED DUE TO COMPLIANCE 05-18-2022
29.	<b>Case Number:</b> COD-012732-2021 <b>Cited Address:</b> 1524 Seaboard St. <b>Building Official</b> Brent Brewster <b>Date Case Initiated:</b> 11-29-21 <b>Property Owner:</b> Billys Creek Preserve LLC <b>Violation:</b> FMC 102.81 – Construction Permit Required for Expired Permit BLD2020-01449 for Demolition - Entire Structure <b>Notice of Violation Received On:</b> 02-19-22 <b>Ward:</b> 2	DISMISSED DUE TO COMPLIANCE 05-12-2022
30.	<b>Case Number:</b> COD-012454-2021 <b>Cited Address:</b> 3608 Seminole Ave. # C211 <b>Building Official</b> Brent Brewster <b>Date Case Initiated:</b> 11-15-21 <b>Property Owner:</b> Cypress Courts Associates Ltd. <b>Violation:</b> FMC 102.81 – Construction Permit Required for Expired Permit TRD-006316-2021 for Existing/Replace/Repair: Multi-Family <b>Notice of Violation Received On:</b> 02-22-22 <b>Ward:</b> 1	DISMISSED DUE TO COMPLIANCE 06-08-22



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31.	<b>Case Number:</b> COD-012892-2021 <b>Cited Address:</b> 850 Superior St. <b>Building Official</b> Brent Brewster <b>Date Case Initiated:</b> 12-06-21 <b>Property Owner:</b> Cooper Lewis G. <b>Violation:</b> FMC 102.81 – Construction Permit Required for Expired Permit BLD2020-03196 for Windows/Doors <b>Notice of Violation Posted On:</b> 03-29-22 <b>Ward:</b> 2	DISMISSED DUE TO COMPLIANCE 05-18-2022
32.	<b>Case Number:</b> COD-012657-2021 <b>Cited Address:</b> 2930 Thomas St. <b>Building Official</b> Brent Brewster <b>Date Case Initiated:</b> 11-22-21 <b>Property Owner:</b> Silvercreek Realty Investments <b>Violation:</b> FMC 102.81 – Construction Permit Required for Expired Permit TRD2019-03604 for New: Commercial <b>Notice of Violation Posted On:</b> 03-18-22 <b>Ward:</b> 3	DISMISSED DUE TO COMPLIANCE 05-18-2022
33.	<b>Case Number:</b> COD-012524-2021 <b>Cited Address:</b> 3770 Veronica S. Shoemaker Blvd. <b>Building Official</b> Brent Brewster <b>Date Case Initiated:</b> 11-16-21 <b>Property Owner:</b> Mome Inc. <b>Violation:</b> FMC 102.81 – Construction Permit Required for Expired Permit BLD2020-02294 for Sheds/Utility Structure <b>Notice of Violation Received On:</b> 02-19-22 <b>Ward:</b> 3	DISMISSED DUE TO COMPLIANCE 05-18-2022



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34.	<p><b>Case Number:</b> COD-012505-2021  <b>Cited Address:</b> 1428 Winkler Ave.  <b>Building Official</b> Brent Brewster  <b>Date Case Initiated:</b> 11-16-21  <b>Property Owner:</b> Annett Gail L.  <b>Violation:</b> FMC 102.81 – Construction Permit Required for Expired Permit BLD2016-01147 for Garage/Carport  <b>Notice of Violation Posted On:</b> 03-17-22  <b>Ward:</b> 5</p>	DISMISSED DUE TO COMPLIANCE 05-18-2022
	<b>AGENDA ITEM 35 LISTED AS OLD BUSINESS</b>	
35.	<p><b>CONTINUED FROM 03-22-22 HEARING:</b></p> <p><b>Repeat Offender Case Ref:</b> COD2020-00263</p> <p><b>Case Number:</b> COD-014171-2022  <b>Cited Address:</b> 1462 Alhambra Dr.</p> <p><b>Code Officer:</b> Gary Robinson  <b>Date Case Initiated:</b> 02-02-22</p> <p><b>Property Owner:</b> 1462 Alhambra LLC  <b>Violation:</b> FMC 118.2.1.A.1.a.c. - Residential Districts.  <b>Notice of Violation Posted On:</b> 02-25-22  <b>Ward:</b> 4</p> <p><b>03-22-22 Special Magistrate Hearing Order:</b>  Case presented by Code Enforcement Officer Gary Robinson and Code Enforcement Manager Mark Campbell. David May, property owner, presented the case. The Special Magistrate Robert D. Pritt ordered to continue the case to the June 28, 2022 Special Magistrate Hearing.</p>	



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**Adjourn**

If a person decides to appeal any decision made by the Code Enforcement Board with respect to any matter considered at such meeting or hearing, he or she will need a record of the proceedings, and that, for such purpose, he or she may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based.

Special Requirements: If you require special aid or services as addressed in the Americans with Disabilities Act, please contact the City Clerk's Office at (239) 321-7035 or for the hearing impaired, TDD telephone number (239) 332-2541.