

# **AGENDA**

## **CODE ENFORCEMENT SPECIAL MAGISTRATE HEARING**

Government Center - Building C – Space Coast Room  
(Second Floor)  
2725 Judge Fran Jamieson Way  
Viera, Florida

Thursday, October 20, 2022  
9:00 A.M.

- I. Call to Order**
- II. Approval of Minutes of Previous Hearing**
- III. New Business other than Public Hearings**
  - a. Complied**
  - b. Admission of Violation**
  - c. Continuances**
- IV. Public Hearings - Attorney hearings begin at 10:00 a.m.**
- V. Old Business**
  - a. Impositions of Administrative Fine/Lien**
  - b. Acknowledgements of Compliance**
- VI. Next hearing date – November 17, 2022**  
**Space Coast Room (2nd Floor)**
- VII. Adjournment**

If a person desires to appeal any decision made by this board, agency, or commission (as appropriate) with respect to any matter considered at this meeting or hearing, such a person will need a record of this proceeding and that, for such purposes, such person may need to ensure that a verbatim record of this proceeding is made, at his/her own expense, which record includes testimony and evidence upon which any such appeal is to be based.

# CODE ENFORCEMENT SPECIAL MAGISTRATE HEARING

Thursday, 20 October 2022 Agenda Items

## Public Hearing

Case Number: 22CE-00194

Tax Account Number: 2309200

Site Address: 4690 GREENHILL ST, COCOA, FL 32927

Owners: NICOLA JAYE BOONE, TRUSTEE, DYANNE RUSYN AKA DYANNE PATERSON  
IRREVOCABLE SPECIAL NEEDS TRUST UAD 5/6/2002  
4690 GREENHILL ST, COCOA, FL 32927

Case Number: 22CE-00367

Tax Account Number: 2410511

Site Address: 165 GATOR DR, MERRITT ISLAND, FL 32953

Owner: WATERMILL HOLDINGS INC 2876 BALTING PL, MELBOURNE, FL 32940-7098

Case Number: 22CE-00548

Tax Account Number: 3001035

Site Address: 368 DEER RUN RD, PALM BAY, FL 32909

Owners: KEITH L MCGREGOR & ROSAMARIA V MCGREGOR  
368 DEER RUN RD, PALM BAY, FL 32909-1127

Case Number: 22CE-00589

Tax Account Number: 2404159

Site Address: 3600 JAMES RD, COCOA, FL 32926

Owners: ALLAN OWENS & DONNA C OWENS 3811 ARROWSMITH DR, COCOA, FL 32926

Case Number: 22CE-00683

Tax Account Number: 2317318

Site Address: 355 AKORN ST, COCOA, FL 32927

Owner: SHERI L TEMPLE 355 AKORN ST, COCOA, FL 32927

Case Number: 22CE-00714

Tax Account Number: 2409272

Site Address: 213 A LN, COCOA, FL 32926

Owner: BEVERLY J GRAHAM 4563 MOLINE AVE, COLUMBUS, GA 31907

Case Number: 22CE-00788

Tax Account Number: 2318281

Site Address: 432 CORAL LN, COCOA, FL 32927

Owner: 989 LLC 410 ALAMEDA DEL PRADO, APT E, NOVATO, CA 94949-3327

Case Number: 22CE-00789

Tax Account Number: 2411795

Site Address: 3089 SEA GATE CIR, MERRITT ISLAND, FL 32953

Owner: BILLIE J HABERSETZER 3089 SEA GATE CIR, MERRITT ISLAND, FL 32953

Case Number: 22CE-00822

Tax Account Number: 2314969

Site Address: 4201 KIPLING DR, COCOA, FL 32926

Owner: STEPHEN E MINER, TRUSTEE, STEPHEN E MINER TRUST DATED 8/5/2020  
100 CANEBREAKERS DR, APT 102, COCOA, FL 32927-6080

Case Number: 22CE-00839

Tax Account Number: 2511367

Site Address: 1280 SHADY LN, MERRITT ISLAND, FL 32952

Owner: JENNIFER LINDSEY ADAMS 1280 SHADY LN, MERRITT ISLAND, FL 32952-6001

Case Number: 22CE-00845

Tax Account Number: 2300814

Site Address: 7620 TURKEY POINT DR, TITUSVILLE, FL 32780

Owners: JULIE DWYER & DANIEL DWYER  
7620 TURKEY POINT DR, TITUSVILLE, FL 32780-7551

Case Number: 22CE-00897

Tax Account Number: 2501648

Site Address: 277 MOJAVE CT, MERRITT ISLAND, FL 32952

Owners: KENNETH N PALMER & CYNTHIA A PALMER  
277 MOJAVE CT, MERRITT ISLAND, FL 32952

Case Number: 22CE-00917

Tax Account Number: 2412836

Site Address: 1965 TEMPLE AVE, MERRITT ISLAND, FL 32953

Owner: KING LEUNG 410 ISLAND DR, MERRITT ISLAND, FL 32952-5832

Case Number: 22CE-00936

Tax Account Number: 2408784

Site Address: 5545 LAKE POINSETT RD, COCOA, FL 32926

Owner: DORIS J LAWSON ESTATE 5545 LAKE POINSETT RD, COCOA, FL 32926

Case Number: 22CE-01005

Tax Account Number: 2315274

Site Address: 7555 PATTI DR, MERRITT ISLAND, FL 32953

Owners: JEFFREY W MC KEEHAN & DIANE L MC KEEHAN  
7555 PATTI DR, MERRITT ISLAND, FL 32953

Case Number: 22CE-01031

Tax Account Number: 2927125

Site Address: 970 AURELIA AVE SE, PALM BAY, FL 32909

Owner: 2018-1 IH BORROWER LP 1717 MAIN ST, #2000 DALLAS, TX 75201-4657

Case Number: 22CE-01032

Tax Account Number: 2932980

Site Address: 598 SAN FILIPPO DR SE, PALM BAY, FL 32909

Owners: DONNY NGUYEN & RYNA NGUYEN  
598 SAN FILIPPO DR SE, PALM BAY, FL 32909-5321

Case Number: 22CE-01033

Tax Account Number: 2940030

Site Address: 1561 SANDUSKY ST SE, PALM BAY, FL 32909

Owner: TAYLOR ANN NICHOLS 1561 SANDUSKY ST SE, PALM BAY, FL 32909-5960

Case Number: 22CE-01034

Tax Account Number: 2905933

Site Address: 790 SCOTTEN AVE SW, PALM BAY, FL 32908

Owners: ANDREW JONATHAN GOETZ & RACHEL MARIE GOETZ  
790 SCOTTEN AVE SW, PALM BAY, FL 32908-7462

Case Number: 22CE-01035

Tax Account Number: 2926181

Site Address: 547 GASPARILLA AVE SE, PALM BAY, FL 32909

Owner: BAF 3 LLC 5001 PLAZA ON THE LAKE, STE 200 AUSTIN, TX 78746-1053

Case Number: 22CE-01036

Tax Account Number: 2004812

Site Address: 3490 GRANTLINE RD, MIMS, FL 32754

Owners: CHRISTOPHER TILFORD & RHIANNON TILFORD  
3490 GRANTLINE RD, MIMS, FL 32754

Case Number: 22CE-01037

Tax Account Number: 2925231

Site Address: 260 CHRISTENSEN AVE SE, PALM BAY, FL 32909

Owner: BEATRICE NOVEMBRE 1060 NW 134TH ST, NORTH MIAMI, FL 33168-6636

Case Number: 22CE-01038

Tax Account Number: 2945960

Site Address: 2674 KINGMAN AVE SE, PALM BAY, FL 32909

Owners: JOSEPH LOUIS MONTALTO & SAMANTHA MICHELLE WISDOM  
2674 KINGMAN AVE SE, PALM BAY, FL 32909

Case Number: 22CE-01039

Tax Account Number: 2905566

Site Address: 730 SCOTT AVE SW, PALM BAY, FL 32908

Owner: STEPHEN JOEL AMBROSE 730 SCOTT AVE SW, PALM BAY, FL 32908-7491

Case Number: 22CE-01040

Tax Account Number: 2913702

Site Address: 502 LAMON ST SW, PALM BAY, FL 32908

Owner: MARGARIDA MANUELA VELARDO 502 LAMON ST SW, PALM BAY, FL 32908-5105

Case Number: 22CE-01041

Tax Account Number: 3018158

Site Address: 4308 LAGO VISTA DR, MICCO, FL 32976

Owners: PHILIP ANDREW WISNIEWSKI & KATHERN JOYCE WISNIEWSKI  
4308 LAGO VISTA DR, MICCO, FL 32976-8107

Case Number: 22CE-01055

Tax Account Number: 2940486

Site Address: 2157 SANS SOUCI AVE SE, PALM BAY, FL 32909

Owner: MIGUEL OSMANY GARCIA PEREZ  
2157 SANS SOUCI AVE SE, PALM BAY, FL 32909-6056

Case Number: 22CE-01056

Tax Account Number: 2928536

Site Address: 751 DIPLOMAT AVE SE, PALM BAY, FL 32909

Owners: DUSTIN CREASY & DAVID J SCHULTZ  
751 DIPLOMAT AVE SE, PALM BAY, FL 32909

Case Number: 22CE-01057

Tax Account Number: 2927058

Site Address: 998 CALIGULA AVE SE, PALM BAY, FL 32909

Owner: FKH SFR C1 LP  
1850 PARKWAY PL SE, STE 900 C/O FIRST KEY HOMES LLC, MARIETTA, GA 30067-8261

Case Number: 22CE-01058

Tax Account Number: 2810864

Site Address: 874 GILLMAR AVE NW, PALM BAY, FL 32907

Owner: JEAN HEMPEL-HAINES  
7988 VIA DELLAGIO WAY, STE 206 ORLANDO, FL 32819-5425

Case Number: 22CE-01059

Tax Account Number: 2810864

Site Address: 874 GILLMAR AVE NW, PALM BAY, FL 32907

Owner: JEAN HEMPEL-HAINES  
7988 VIA DELLAGIO WAY, STE 206 ORLANDO, FL 32819-5425

Case Number: 22CE-01060

Tax Account Number: 2937519

Site Address: 1723 ELMHURST CIR SE, PALM BAY, FL 32909

Owner: RONALD H DELOACH 1723 ELMHURST CIR SE, PALM BAY, FL 32909

Case Number: 22CE-01061

Tax Account Number: 2938941

Site Address: 2188 TRILLO RD SE, PALM BAY, FL 32909

Owners: GUERLINE EUGENE & DAMAS EUGENE  
10709 N PRESERVE WAY, APT 303 MIRAMAR, FL 33025-6553

Case Number: 22CE-01062

Tax Account Number: 2912311

Site Address: 206 GASPAR ST SW, PALM BAY, FL 32908

Owners: RACHEL M SANTOS & LUIZ E SANTOS  
206 GASPAR ST SW, PALM BAY, FL 32908-1236



Case Number: 22CE-01063

Tax Account Number: 2813184

Site Address: 1283 SEELEY CIR NW, PALM BAY, FL 32907

Owners: LEROY WINDMON & ORA M WINDMON  
1283 SEELEY CIR NW, PALM BAY, FL 32907

Case Number: 22CE-01064

Tax Account Number: 2501146

Site Address: 1279 LENORA DR, MERRITT ISLAND, FL 32952

Owners: WILLIAM ALTON SMITH & SHIRLEY ANNE WISEMAN  
4602 MARIGOLD AVE, UNIT 1406 KISSIMMEE, FL 34758-4343

Case Number: 22CE-01065

Tax Account Number: 2945674

Site Address: 681 TOBIAS ST SE, PALM BAY, FL 32909

Owners: ROBIN E PAGE & ELIJAH PAGE 681 TOBIAS ST SE, PALM BAY, FL 32909-8705

Case Number: 22CE-01091

Tax Account Number: 2949295

Site Address: 686 TITAN RD SE, PALM BAY, FL 32909

Owners: SHANEE R HARDY & JOSEPH JOHN RAY  
686 TITAN RD SE, PALM BAY, FL 32909

Case Number: 22CE-01092

Tax Account Number: 2906840

Site Address: 1020 HANSON AVE SW, PALM BAY, FL 32908

Owner: CHRISTINE BROWN 423 LOUIS AVE, FLORAL PARK, NY 11001-3526

Case Number: 22CE-01093

Tax Account Number: 2812094

Site Address: 1767 ORCHID CT NW, PALM BAY, FL 32907

Owner: JACQUELINE A FLETCHER, TRUSTEE, JACQUELINE ANDREA FLETCHER RLT  
UDT 10/23/14 1767 ORCHID CT NW, PALM BAY, FL 32907

Case Number: 22CE-01094

Tax Account Number: 2905845

Site Address: 355 SW MOTT ST SW, PALM BAY, FL 32908

Owner: JEANINE RENEE BUCARIA 355 MOTT ST SW, PALM BAY, FL 32908-1747

Case Number: 22CE-01095

Tax Account Number: 2815252

Site Address: 298 CATALONIA AVE NW, PALM BAY, FL 32907

Owner: ALLEN STEWART 298 CATALONIA AVE NW, PALM BAY, FL 32907

Case Number: 22CE-01124

Tax Account Number: 2903528

Site Address: 1314 HARWICK ST SW, PALM BAY, FL 32908

Owners: JOHN T CODY, SR & CYNTHIA J CODY  
1314 HARWICK ST SW, PALM BAY, FL 32908

Case Number: 22CE-01125

Tax Account Number: 2953513

Site Address: 5100 PALM DR, MELBOURNE BEACH, FL 32951

Owners: LANCE T WEBER & RACHEL WEBER  
5100 PALM DR, MELBOURNE BEACH, FL 32951-3240

Case Number: 22CE-01126

Tax Account Number: 2812094

Site Address: 1767 ORCHID CT NW, PALM BAY, FL 32907

Owner: JACQUELINE A FLETCHER, TRUSTEE, JACQUELINE ANDREA FLETCHER RLT  
UDT 10/23/14 1767 ORCHID CT NW, PALM BAY, FL 32907

Case Number: 22CE-01127

Tax Account Number: 2948860

Site Address: 943 WESTPORT ST SE, PALM BAY, FL 32909

Owners: CARLOS HERNANDEZ MENENDEZ & JENNIFER CORCHO  
943 WESTPORT ST SE, PALM BAY, FL 32909-7422

Case Number: 22CE-01128

Tax Account Number: 2901071

Site Address: 502 WHITEHALL AVE SW, PALM BAY, FL 32908

Owner: BAF 3 LLC 5001 PLAZA ON THE LAKE, STE 200 AUSTIN, TX 78746-1053

Case Number: 22CE-01129

Tax Account Number: 2927782

Site Address: 580 COLLINGS ST SE, PALM BAY, FL 32909

Owners: ABNEL SAINT-VIL & WISENETTE SAINT-VIL  
580 COLLINGS ST SE, PALM BAY, FL 32909

Case Number: 22CE-01130

Tax Account Number: 2927351

Site Address: 150 BREAKWATER ST SE, PALM BAY, FL 32909

Owner: FKH SFR PROPCO A LP  
1850 PARKWAY PL SE, STE 900 MARIETTA, GA 30067-8261

Case Number: 22CE-01131

Tax Account Number: 2901202

Site Address: 588 TASCOS AVE SW, PALM BAY, FL 32908

Owners: DANIEL VAZQUEZ-ROSA, JR & CARMEN MARITZA LOPEZ-MEDINA  
588 TASCOS AVE SW, PALM BAY, FL 32908

Case Number: 22CE-01132

Tax Account Number: 2906140

Site Address: 799 DE GROODT RD SW, PALM BAY, FL 32908

Owners: JEAN ANTONIO GASPARD & JEFF MAKINSON GASPARD  
799 DE GROODT RD SW, PALM BAY, FL 32908-1750

## **Others**

Case Number: 17CE-00960

Tax Account Number: 2408640

Site Address: 6751 BARCELONA AVE, COCOA, FL 32926

Owner: TINA G CONOVER 6751 BARCELONA AVE, COCOA, FL 32926-7129

Case Number: 20CE-01260

Tax Account Number: 2903398

Site Address: 441 FRONDA AVE SW, PALM BAY, FL 32908

Owners: SANDISE & WATSON METAYER 441 FRONDA AVE SW, PALM BAY, FL 32908

## **Impositions**

Case Number: 11CE-01356 (04-0787)

Tax Account Number: 2315058

Site Address: 4025 ROYAL PALM AVE, COCOA, FL 32926

Owner: SARA WILSON ESTATE; BRUCE WILSON  
C/O BRUCE WILSON 6965 BRIGHT AVE, COCOA, FL 32927

Case Number: 12CE-00532

Tax Account Number: 2316583

Site Address: 6525 MC GRUDER RD, MERRITT ISLAND FL 32953

Owners: HAROLD RAYMOND, DONNA RAYMOND  
C/O HARRAH, 207 E PIERCE AVE, ORLANDO, FL 32809

Case Number: 13CE-00288

Tax Account Number: 2501157

Site Address: 1323 EARL DR, MERRITT ISLAND FL 32952

Previous Owner: ROBERT A BAILEY PO BOX 360489, MELBOURNE, FL 32936-0489

New Owner: BENJAMIN RONCA 1913 WESTON HILLS DR, CLEVELAND, TN 37312

Case Number: 15CE-00928

Tax Account Number: 2400416

Site Address: SHERRY LN, COCOA, FL 32926

Owner: CANAVERAL INVESTORS INC 5600 NORTH COCOA BLVD, COCOA, FL 32927

Case Number: 22CE-00448

Tax Account Number: 2432111

Site Address: 1594 CORAL ST, MERRITT ISLAND, FL 32952

Owner: JOSEPH R HAIN 1594 CORAL ST, MERRITT ISLAND, FL 32952-5604

Case Number: 22CE-00561

Tax Account Number: 2422085

Site Address: 1412 COWART RD COCOA, FL 32922

Owner: GARY BRASSEUR 1412 COWART RD, COCOA, FL 32922

Case Number: 22CE-00631

Tax Account Number: 2105135

Site Address: 2880 CITRUS DR, TITUSVILLE, FL 32796

Owner: MELISSA EVANS 2880 CITRUS DR, TITUSVILLE, FL 32796

Case Number: 22CE-00809

Tax Account Number: 2317917

Site Address: 6971 ASH DR, COCOA, FL 32927

Owner: SUZANNA R KOENIG 6971 ASH DR, COCOA, FL 32927-4701

Case Number: 22CE-00864

Tax Account Number: 2611599

Site Address: 1560 SENECA DR, MELBOURNE, FL 32935

Owner: NORMAN DULONG, JR 1560 SENECA DR, MELBOURNE, FL 32935-4117

## **Acknowledgments**

Case Number: 10CE-02084

Tax Account Number: 2814215

Site Address: 1127 KAREENA ST NW, PALM BAY, FL 32907

Owner: KARENA C BELLINGER 1127 KAREENA ST NW, PALM BAY, FL 32907

Case Number: 12CE-00992

Tax Account Number: 2814215

Site Address: 1127 KAREENA ST NW, PALM BAY, FL 32907

Owner: KARENA C BELLINGER 1127 KAREENA ST NW, PALM BAY, FL 32907

Case Number: 13CE-00656

Tax Account Number: 2318135

Site Address: 6940 COLUMBINE DR, COCOA, FL 32927

Owners: STEVE COMERFORD & JANICE COMERFORD  
c/o Sean Comerford PO BOX 120783, MELBOURNE, FL 32912-0783

Case Number: 15CE-00118

Tax Account Number: 2956674

Site Address: 20 VIP ISLAND A, GRANT VALKARIA, FL 32949

Owner: EMMETT ALLEN MOOD PO BOX 2090, FLAGLER BEACH, FL 32136-2090

Case Number: 17CE-01451

Tax Account Number: 2956674

Site Address: 20 VIP ISLAND A, GRANT VALKARIA, FL 32949

Owner: EMMETT ALLEN MOOD PO BOX 2090, FLAGLER BEACH, FL 32136-2090

Case Number: 19CE-01227

Tax Account Number: 2316411

Site Address: 335 NICE CT, MERRITT ISLAND, FL 32953

Owner: BARBARA L SHILLINGS 335 NICE CT, MERRITT ISLAND, FL 32953-6841

Case Number: 19CE-02587

Tax Account Number: 2956674

Site Address: 20 VIP ISLAND A, GRANT VALKARIA, FL 32949

Owner: EMMETT ALLEN MOOD PO BOX 2090, FLAGLER BEACH, FL 32136-2090

Case Number: 20CE-00734

Tax Account Number: 2929502

Site Address: 972 MERMAID AVE SE, PALM BAY, FL 32909

Owner: CHANTALE PAUL 15600 NW 7TH AVE APT 418, MIAMI, FL 33169-6226

Case Number: 20CE-01929

Tax Account Number: 2939494

Site Address: 1417 WYOMING DR SE, PALM BAY, FL 32909

Owner: JOSE R CATANA 5438 RIVER PLANTATION RD, LAKE WORTH, FL 33463

Case Number: 21CE-00345

Tax Account Number: 2716293

Site Address: 128 E CORAL WAY, INDIALANTIC, FL 32903

Owner: CHARLES R GREEN 128 CORAL WAY E, INDIALANTIC, FL 32903-2105

Case Number: 21CE-00573

Tax Account Number: 2814215

Site Address: 1127 KAREENA ST NW, PALM BAY, FL 32907

Owner: KARENA C BELLINGER nka KARENA C SANCHEZ  
1127 KAREENA ST NW, PALM BAY, FL 32907

Case Number: 21CE-01022

Tax Account Number: 2316120

Site Address: 5605 N HIGHWAY 1, COCOA, FL 32927

Owner: 5605 NORTH HIGHWAY 1 LLC 1675 SCOTTYS RD, KISSIMMEE, FL 34744-6651



Case Number: 21CE-01411

Tax Account Number: 2929502

Site Address: 972 MERMAID AVE SE, PALM BAY, FL 32909

Owner: CHANTALE PAUL 15600 NW 7TH AVE APT 418, MIAMI, FL 33169-6226

Case Number: 21CE-01654

Tax Account Number: 2926705

Site Address: 330 BRICKELL ST SE, PALM BAY, FL 32909

Owner: SRP SUB LLC 1717 MAIN ST, STE 2000, DALLAS, TX 75201-4657

Case Number: 22CE-00857

Tax Account Number: 2611599

Site Address: 4416 COQUINA RIDGE DR, MELBOURNE, FL 32935

Owner: RAYMOND J BREWER 1324 W SUN CIR, MELBOURNE, FL 32935-5837