



# THE CITY OF KEY WEST

Building Department

P.O.Box 1409, Key West, FL 33040

## NOTICE OF HEARING

Date: November 13, 2023, 2023

Certified Mail #7020 1290 0001 4218 4324

Wayne Garcia  
Wayne Garcia Builders Contr, Inc.  
3005 Airport Blvd.  
Key West, FL 33040

License # CBC059987  
waynegarciaccount@bellsouth.net  
(305) 393-5897

### City Municipal Code Section 2-322(a)(1)

The Contractors Examining Board shall have the power to determine if a license or certificate of competency of any contractor should be suspended for any violation of chapter 14, article III of chapter 18 and article II of chapter 34 and fix the length of time for such suspension.

**YOU ARE HEREBY NOTIFIED** of your alleged violation of the City of Key West Code of Ordinances.

### **Factual basis for the charge:**

Count 1: Sec. 14-37 -Building permits; Failure to apply and obtain the appropriate permits.

On 9/12/2023 Code Officer Keenan Mellendorf accompanied CBO Raj Ramsingh to his inspection of the subject property. When we arrived there was work (interior/exterior renovations) being performed on the house. The contractor present was Wayne Garcia. Raj Ramsingh informed him that some of the work that was being done at the time of our inspection was over the scope of what was currently approved. Raj Ramsingh informed Wayne that he would need to submit some plans for approval and also obtain approval from HARC for some of the work. Wayne understood and said he would work on it.

Count 2: Sec. 14-40 Permits in historic districts; Failure to apply and obtain a certificate of appropriateness with the City of Key West HARC Department.

**Location of Violation(s):  
1023 Grinnell St.  
Key West FL 33040**

**YOU ARE REQUESTED TO APPEAR** before the Contractors Examining Board on December 6th, 2023 at 3:30p.m. at 1300 White Street to show cause why your permit privileges should not be suspended or revoked and / or show cause why Department of Business and Professional Regulations (DBPR) should not receive a recommendation for disciplinary action.

YOUR RIGHTS, POSSIBLE BOARD DECISIONS, AND THE APPEAL PROCESS are all detailed in Section 2-324 of the City of Key West Code of Ordinances (attached). Be advised that if you decided to appeal any decision of the Board, you shall be responsible 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.

Raj Ramsingh  
Building Department  
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