



THE CITY OF KEY WEST

Code Compliance Division

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

(305) 809-3740 (305) 809-3978 FAX

BEFORE THE CODE ENFORCEMENT SPECIAL MAGISTRATE OF THE CITY OF KEY WEST, FLORIDA

CITY OF KEY WEST

FILE NO. CES 09-37

CERTIFIED MAIL # 7008 1140 0002 4724 8512

VS.

Lilly Kehoe

Gerard F Kehoe

900 Duval Street

Key West, FL 33040

FINDINGS OF FACT, CONCLUSIONS OF LAW AND ORDER

This cause having come before the Special Magistrate on April 22, 2009, pursuant to the Florida Statutes Chapter 162 and Article VI et seq of the Key West Code, and the Special Magistrate having heard sworn testimony, having reviewed the evidence submitted, and being otherwise advised of the premise; The Special Magistrate finds that Lilly Kehoe and Gerard F Kehoe are in violation of Key West Code of Ordinances, sections 14-37, 14-40, 90-363, 14-71, 66-87, 18-117, 112-1185. In that the following condition exists at 900/904 Duval Street, Key West, FL: You have allowed the commencement of work at the above location without first obtaining approvals from HARC and the proper permits. The 3rd floor at 904 Duval was created without the proper approvals and permits. Aiding and abetting unlicensed person to do electrical work (Tracey Lee Hopkins). Failure to obtain a Certificate of Occupancy for the third floor. Inadequate facilities for the egress in case of fire or panic. Violation of the building regulations or fire prevention laws of the state or city. Failure to obtain a business tax receipt for all the existing room/units located at 900/904 Duval Street (15 rooms exist between 900/904 Duval St.) The swimming pool does not have a self-closing and self-latching device. This is a repeat violation for construction without permits and HARC approval.

Accordingly it is hereby

ORDERED:

1. That you pay a \$250.00 Administrative Fee. A compliance hearing will be held on June 24, 2009, 1:30 pm at Old City Hall, 510 Greene Street. All fees are payable within thirty (30) days from the date of this order to the City of Key West, Attn: Code Compliance Division, P. O. Box 1409, Key West, FL 33040.
2. The Respondent is further ordered to contact the City of Key West Code Inspector to verify compliance, which may include an inspection. Any continuing fine imposed shall continue to accrue until such time as the Code Inspector inspects the property and verifies compliance with this Order. This Order may be recorded in the official records of Monroe County for lien and judgment purposes.
3. If you request that the fine be reduced or mitigated you must be in compliance and you must request in writing to appear before the Special Magistrate two weeks prior to a hearing to show cause why said fine should be mitigated.

Done and Ordered this _____ day of _____ 2009.

The Code Enforcement Special Magistrate of the City of Key West, Florida

J. Jefferson Overby