



THE CITY OF KEY WEST

Code Compliance Division

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

TEL:(305) 809-3740, FAX (305) 809-3978

NOTICE OF ADMINISTRATIVE HEARING

Case No.:	12-1159	Date:	February 3, 2013
To:	Daniel J. Soldano 617 Angela Street Rear Key West, FL 33040	Subject Address:	617 Angela Street Key West, FL 33040
		Legal Description:	KW PT LOT 1 SQR 60 G3-507 OR1051-777/78 OR1274- 1522/23 OR1051-775/76 OR1274-1522/23 OR1336-196D/C OR1368-2156/58 OR1373-1007/09C OR1499-1537/39 OR2346-1548/50L/E OR2498-393D/C
		Certified Mail Receipt #:	POSTED

TAKE NOTICE that the City of Key West Code Compliance Division has requested the City of Key West Special Magistrate to conduct an administrative hearing regarding code violation(s) reported to you by **NOTICE OF CODE VIOLATION** concerning the above noted subject address. You were noticed that your property is in violation of the City of Key West Code of Ordinances for the following reason(s):

Count 1: Sec. 14-256. – Required

Except as otherwise provided in this division, no person shall install any electrical apparatus or perform any other work coming under this article without first obtaining a written permit from the building department.

To wit: Temporary electric pole shall be disconnected and permanent connection from house to Keys Energy main pole shall be installed including obtaining an electrical permit and an approved electrical inspection.

Count 2: Sec. 14-262. - Request for inspection

A request for the inspection of electrical work, such as roughing-in, equipment installations, final inspection or electrical work for light, heat or power of any character, must be made at the building department as soon as the job is ready. The request for inspection must be made by the person installing the wiring, and failure to request such inspection constitutes a violation of this Code.

To wit: Temporary electric pole shall be disconnected and permanent connection from house to Keys Energy main pole shall be installed including obtaining an electrical permit and an approved electrical inspection.



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In accordance with Florida Statutes § 162 and Code of Ordinances, City of Key West, § 2-631 through § 2-647, The City of Key West has scheduled a hearing to be held at **Old City Hall, 510 Greene Street, Key West, Florida at 1:30 P.M. on:**

February 27, 2013

The Chambers will be open at 1:00 PM. These proceedings may be televised.

The purpose of this hearing is to determine if a violation(s) exists, the appropriate action to be taken, if any is required, and if any fines or penalties are to be imposed. **YOU ARE REQUESTED TO APPEAR AT THIS HEARING** to present evidence and/or testimony to show cause, if any, why you should not comply with City Ordinances. **YOUR FAILURE TO APPEAR MAY RESULT IN A FINE OR PENALTY BEING IMPOSED AGAINST YOU AND A LIEN BEING IMPOSED UPON YOUR PROPERTY.**

You have a right to have an attorney present at the hearing. If an attorney represents you, your attorney must file written notice with this office prior to the hearing date.

If you intend to request a continuance from the Hearing Date set out above you must submit a written request for a continuance addressed to the Special Magistrate and mailed or delivered to the Special Magistrate's Legal Analyst at 604 Simonton Street, Key West, FL 33040. All requests must be received at least five (5) working days prior to the Hearing Date set out above. If the request is not received five (5) working days prior to the Hearing Date you or your attorney must appear on the Hearing Date to petition the Special Master for a continuance. If any continuance is granted this will not stay discovery and all records previously requested must be supplied to the City or formally objected to.

Be advised that, if you decide to appeal any decision of the Special Magistrate in this code enforcement hearing, you shall be responsible to ensure that a verbatim record of the proceedings of this code enforcement hearing is made, such that any evidence and testimony upon which an appeal may be based can be submitted to the appellate court.

If you are found to be in violation of City of Key West Ordinances, administrative costs in the amount of **\$250.00** may be levied for administrative recovery for prosecution and investigation in addition to levied fines associated with the violation(s). **Failure to pay these costs will result in a lien against the property in violation.**

PER FLORIDA STATUTES SECTION 162.09, YOUR FAILURE TO CORRECT THE VIOLATION (S) MAY RESULT IN THE IMPOSITION OF A FINE OF UP TO \$250.00/DAY, AND \$500.00/DAY FOR A REPEAT VIOLATION. IF THE VIOLATION (S) IS IRREPARABLE OR IRREVERSIBLE, A FINE OF UP TO \$5000.00 MAY BE IMPOSED BY THE SPECIAL MASTER. FINES MAY BE IMPOSED ON A PER DAY/ PER VIOLATION BASIS.

Code Compliance Officer
City of Key West

AFFIDAVIT OF MAILING

I, Barbara Meizis, Code Compliance Officer for the City of Key West, declare under penalty of perjury that I mailed a copy of the below-described Notice of Hearing via Regular Mail to the property owner and/or agent(s) at the address listed below on February 3, 2013.

Daniel J. Soldano
617 Angela Street Rear
Key West, FL 33040

Notice of Hearing: February 3, 2013

Case No.: 12-1159

Date of Notice: February 3, 2013

Signature: Barbara Meizis
Code Compliance Officer

Sworn to and subscribed before me this 6 day of Feb, 2013

Gerzale R. Curry Hill
Notary Public, State of Florida



AFFIDAVIT OF POSTING

I, Barbara Meizis, Code Compliance Officer for the City of Key West, declare under penalty of perjury that I posted a copy of the below-described Notice of Administrative Hearing to the property located at 617 Angela Street on February 3, 2013.

Daniel J. Soldano
617 Angela Street Rear
Key West, FL 33040

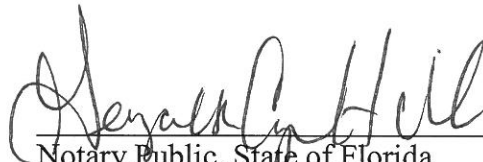
Notice of Administrative Hearing:

Case No.: 12-1159

Date of Notices: February 3, 2013

Signature: 
Code Compliance Officer

Sworn to and subscribed before me this 6 day of Feb, 2013.


Notary Public, State of Florida

