



# City of Key West, FL

Old City Hall  
510 Greene Street  
Key West FL 33040

## Meeting Agenda Full Detail Code Compliance Hearing

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Tuesday, June 12, 2012

1:30 PM

Old City Hall

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**ADA Assistance:** It is the policy of the City of Key West to comply with all requirements of the Americans with Disabilities Act (ADA). Please call the TTY number at 305-809-1000 or the ADA Coordinator at 305-809-3951 at least five business days in advance for sign language interpreters, assistive listening devices, or materials in accessible format.

**Call Meeting to Order**

### Code Violations

**1**

**Case # 11-1225**

Rose Sandrie  
2321 Fogarty Avenue  
Sec. 66-87 Business tax receipt required for all holding themselves out to be engaged in business  
Officer Dotty Austin  
Certified Service: 4-26-2012  
Initial hearing: 5-23-2012

**Continued from May 23, 2012 for compliance**

**Count 1:** A business tax receipt is required to rent this property

**Attachments:** [11-1225 2321 Fogarty Ave NOH](#)  
[11-1225 2321 Fogarty Ave NOH Amended](#)

**Legislative History**

5/23/12      Code Compliance Hearing      Continuance

**2****Case # 12-301**

Robert Charles Mongelli, Decl of Tr Dtd 01/15/02  
Michelle Averette-Mongelli T/C  
908 Trinity Drive 3  
Sec. 66-87 Business tax receipt required for all holding themselves out  
to be engaged in business  
Officer Dotty Austin  
Certified Service:  
Initial Hearing: 6-12-2012

**In compliance 5-18-2012, request dismissal**

**Count 1:** A business tax receipt is required to rent your property.

**Attachments:** [12-301 908 Trinity Dr 3 NOH](#)

**3****Case # 12-373**

Benjamin Shatkun  
Raquel Barouh  
908 Trinity Drive 2  
Sec. 66-87 Business tax receipt required for all holding themselves out  
to be engaged in business  
Officer Dotty Austin  
POSTED: 5-9-2012  
Initial Hearing: 5-23-2012

**Continued from May 23, 2012 for compliance**

**Count 1:** A business tax receipt is required to rent this property

**Attachments:** [12-373 908 Trinity Dr 2 NOH](#)

**Legislative History**

5/23/12      Code Compliance Hearing      Continuance

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**Case # 12-539**

Jean L Delice  
2623 Flagler Avenue  
Sec. 66-87 Business tax receipt required for all holding themselves out to be engaged in business  
Sec. 58-63 Delinquency  
Sec. 74-206 Owner's responsibility for payment  
Officer Dotty Austin  
Certified Service: 5-12-2012  
Initial Hearing: 6-12-2012

**In compliance, request dismissal**

**Count 1:** Owner and tenant signed a one-year lease beginning February 1, 2010 and ending February 1, 2011. Owner verified lease with Keys Energy is still valid. Tenant has a monthly lease. **Count 2:** The solid waste account is past due. **Count 3:** The sewer account is past due. The combined amount is \$589.65.

**Attachments:** [12-539 2623 Flagler Ave NOH](#)

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**Case # 12-595**

David L Smith  
James S Talbott  
1109 Olivia Street  
Sec. 66-87 Business tax receipt required for all holding themselves out to be engaged in business  
Officer Dotty Austin  
Certified Service: 5-31-2012  
Initial Hearing: 6-12-2012

**In compliance, request dismissal**

**Count 1:** A business tax receipt is required to rent your property

**Attachments:** [12-595 1109 Olivia St NOH](#)

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**Case # 12-603**

Fred Tillman - owner

Robert Chinnis Construction

Robert Chinnis - contractor

301 Whitehead Street 303

Sec. 14-37 Building permits; professional plans; display of permits

Sec. 14-40 Permits in historic district

Officer Dotty Austin

Certified Service: 5-22-2012

Initial Hearing: 6-12-2012

**New Case**

**Count 1:** On April 11, 2012, a complaint was filed that Chinnis Construction constructed railings and attached them to a tree on the back deck of 301 Whitehead Street without building permits. **Count 2:** On April 11, 2012, a complaint was filed that Chinnis Construction constructed railings and attached them to a tree on the back deck of 301 Whitehead Street without HARC approval.

**Attachments:** [12-603 301 Whitehead St owner](#)  
[12-603 301 Whitehead St NOH contr](#)  
[12-603 301 Whitehead Street pics](#)

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**Case # 12-608**

Key Lime Pie Factory, Inc.

William F Wood, R/A for business owner

QS KWA Greene LLC - property owner

Gary J Langton, Mgr

Peter P DePierro, Mgr

412 Greene Street

Sec. 102-152 Requirements for permits

Officer Dotty Austin

Certified Service: 5-23-2012

Initial Hearing: 6-12-2012

**In compliance, request dismissal**

**Count 1:** Mr. William Wood was observed painting the building without a Certificate of Appropriateness

**Attachments:** [12-608 412 Greene St NOH](#)

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**Case # 12-701**

Daniel D Kolbe, R/A  
Southernmost Photography  
200 William Street  
Sec. 18-415 Restrictions in historic district  
Officer Peg Corbett  
Certified Service:5-14-2012  
Initial Hearing: 5-23-2012

**Repeat violation****Continued from May 23, 2012**

**Count 1:** On Friday, May 4, 2012, two women were observed selling photographs for Southernmost Photography on the Harbor Walk in violation of Sec. 18-415(b)(1)h. **Count 2:** On May 5, 2012, Daniel Kolbe was observed selling photographs for Southernmost Photography on the Harbor Walk in violation of Sec. 18-415(b)(1)h.

**Attachments:** [12-701 200 William St NOH](#)

**Legislative History**

5/23/12          Code Compliance Hearing          Continuance

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**Case # 11-1129**

Julio N Castro-Rivas  
Yvonne G Adetin  
3229 Flagler Avenue 203  
Sec. 66-102 Dates due and delinquent; penalties - Amended  
Officer Bonnita Badgett  
Certified Service: 5-2-2012  
Initial Hearing: 5-23-2012

**Continued from May 23, 2012 for compliance**

**Count 1:** The business tax receipt for "Information Management Corp" is delinquent

**Attachments:** [11-1129 3229 Flagler Ave 203 NOH](#)  
[11-1129 3229 Flagler Ave. 203 advertising](#)  
[11-1129 3229 Flagler Ave. 203 Corp. documents](#)

**Legislative History**

5/23/12          Code Compliance Hearing          Continuance

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**Case # 11-1326**

Carton J Ditto  
906 Olivia Street  
Sec. 66-87 Business tax receipt required for all holding themselves out to be engaged in business  
Officer Bonnita Badgett  
Posted: 5-17-2012  
Initial Hearing: 6-12-2012

**New Case**

**Count 1:** A business tax receipt is required to rent your property.

**Attachments:** [11-1326 906 Olivia St NOH Posted](#)

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**Case # 12-67**

Jerry & Yuliya Andrews - business & property owners  
Keana Mariah Konrad - employee  
Albert L Kelley, R/A  
KWSC, Inc. - Adult Entertainment Club  
Fitzpatrick Street  
Sec. 18-415 Restrictions in Historic District  
Sec. 18-441 Required  
Sec. 70-116 Prohibited Parking  
Officer Bonnita Badgett  
Certified Service: 4-11-2012 - Owner  
Certified Service: 4-5-2012 - R/A  
Initial Hearing: 4-25-2012

**Continued from May 23, 2012 for agreement**

**Count 1:** On January 6, 2012, Keana Mariah Konrad was off-premises canvassing on Fitzpatrick Street passing out cards soliciting pedestrians.

**Count 2:** On January 6, 2012, Keana Mariah Konrad was off-premises canvassing on Fitzpatrick Street passing out cards soliciting pedestrians without a permit to do so. **Count 3:** On January 6, 2012, a van parked on Fitzpatrick Street marked "Free Shuttle to Adult Entertainment, 1221 Duval Street. It had brochure boxes attached to both sides with brochures in them.

**Attachments:** [12-67 Fitzpatrick St NOH](#)  
[12-67 1221 Duval- pics](#)  
[12-67 1221 Duval pic K. Conrad](#)  
[12-67 1221 Duval brochure](#)

**Legislative History**

4/25/12 Code Compliance Hearing Continuance  
5/23/12 Code Compliance Hearing Continuance

**12****Case # 12-440**

Janice Isherwood  
523 Elizabeth Street  
Sec. 66-102 Dates due and delinquent; penalties  
Officer Bonnita Badgett  
Certified Service: 4-25-2012  
Initial Hearing: 5-23-2012

**Continuance granted to July 25, 2012**

**Count 1:** The business tax receipt to rent this property is delinquent

**Attachments:** [12-440 523 Elizabeth St NOH](#)

**Legislative History**

5/23/12 Code Compliance Hearing Continuance

**13****Case # 12-449**

Maynard & Marci Lowe  
1116 Varela Street  
Sec. 66-102 Dates due and delinquent; penalties  
Officer Bonnita Badgett  
Certified Service: 4-25-2012  
Initial Hearing: 5-23-2012

**Continued from May 23, 2012 for compliance**

**Count 1:** The business tax receipt to rent this property is delinquent

**Attachments:** [12-449 1116 Varela St NOH](#)

**Legislative History**

5/23/12 Code Compliance Hearing Continuance

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**Case # 12-304**

Pollie Alston  
Donna Chavis, T/C  
827 Emma Street  
Sec. 66-87 Business tax receipt required for all holding themselves out to be engaged in business  
Officer Peg Corbett  
Certified Service: 5-17-2012  
Initial Hearing: 6-12-2012

**In compliance 5-22-2012, request dismissal**

**Count 1:** A business tax receipt is required to rent your property.

Attachments: [12-304 827 Emma NOH](#)

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**Case # 12-370**

Old Keystone Church, Inc.  
Teresa Willis  
328 Julia Street  
Sec. 66-102 Dates due and delinquent; penalties  
Officer Peg Corbett  
Certified Service: 5-21-2012  
Initial Hearing: 6-12-2012

**New Case**

**Count 1:** The business tax receipt to rent unit B is delinquent

Attachments: [12-370 328 Julia St NOH](#)



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**Case # 11-1444**

Bird Construction LLC  
Deborah & Richard Bird  
730 Southard Trust  
c/o Vincent F Barletta, Trustee  
730 Southard Street  
Sec. 14-37 Building permits professional plans; display of permits  
Sec. 14-40 Permits in the Historic District  
Officer Leonardo Hernandez  
Certified Service: 12-23-2011  
Initial Hearing: 1-25-2012

**Irreparable Violation****Continued from May 23, 2012 for Settlement Agreement**

**Count 1:** The chimney at this location was demolished without a demolition permit. **Count 2:** The chimney at this location was demolished without HARC approval.

**Attachments:** [11-1444 730 Southard St NOH](#)  
[11-1444 730 Southard St pics](#)

**Legislative History**

1/25/12	Code Compliance Hearing	Continuance
2/29/12	Code Compliance Hearing	Continuance
3/28/12	Code Compliance Hearing	Continuance
4/25/12	Code Compliance Hearing	Continuance
5/23/12	Code Compliance Hearing	Continuance

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**Case # 11-1506**

405 Frances, LLC  
Andrea M Amato, Mgr.  
BDB Agent Co. R/A  
John P Slagter  
405 Frances Street  
Sec. 62-2 Obstructions  
Officer Leonardo Hernandez  
Certified Service: 2-24-2012 - Owner  
2-28-2012 - R/A  
Initial Hearing: 3-28-2012

**In compliance, request dismissal**

**Count 1:** On December 13, 2011 a complaint was received that trees were being planted on the City's right of way without a permit and the fence had been installed on the right of way, exceeding the scope of the permit.

**Attachments:** [11-1506 405 Frances St NOH](#)  
[11-1506 405 Frances St pics](#)  
[11-1506 405 Frances St Permit](#)  
[11-1506 405 Frances St Misc](#)

**Legislative History**

3/28/12	Code Compliance Hearing	Continuance
4/25/12	Code Compliance Hearing	Continuance
5/23/12	Code Compliance Hearing	Continuance

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**Case # 12-27**

Bank of America  
 Tiaquanda S Turner, Field Services  
 3220 Eagle Avenue  
 Sec. 14-37 Building permits; professional plans; display of permits  
 Sec. 118-516 Stop work orders  
 Officer Leonardo Hernandez  
 Certified Service: 5-3-2012 - Owner  
 Initial Hearing: 2-29-2012

**Continued from May 23, 2012 for compliance  
 Irreparable Violation**

**Count 1:** On January 5, 2012 a complaint was received that roofing work was being done without permits. A stop work order was issued.  
**Count 2:** On January 18, 2012, while conducting an inspection, two workers were on the roof working over the stop work order.

**Attachments:** [12-27 3220 Eagle Ave - Owner -NOH](#)  
[12-27 3220 Eagle Ave - Contractor - NOH](#)  
[12-27 3220 Eagle Ave pics](#)  
[12-27 3220 Eagle Ave Bldg Permit](#)

**Legislative History**

2/29/12	Code Compliance Hearing	Continuance
3/28/12	Code Compliance Hearing	Continuance
4/25/12	Code Compliance Hearing	Continuance
5/23/12	Code Compliance Hearing	Continuance

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**Case # 12-361**

Donal J Morris Sr.  
 Donal Morris Jr.  
 75 Seaside North Court  
 Sec. 66-102 Dates due and delinquent; penalties  
 Officer Leonardo Hernandez  
 Certified Service: 4-21-2012  
 Initial Hearing: 5-23-2012

**In compliance 5-25-12, request dismissal**

**Count 1:** The business tax receipt to rent this property is delinquent

**Attachments:** [12-361 75 Seaside N Ct NOH](#)

**Legislative History**

5/23/12	Code Compliance Hearing	Continuance
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**Case # 12-362**

Donal J Morris Sr.  
Donal Morris Jr.  
77 Seaside North Court  
Sec. 66-102 Dates due and delinquent; penalties  
Officer Leonardo Hernandez  
Certified Service: 4-21-2012  
Initial Hearing: 5-23-2012

**In compliance 5-25-12, request dismissal**

**Count 1:** The business tax receipt to rent this property is delinquent

**Attachments:** [12-362 77 Seaside N Ct NOH](#)

**Legislative History**

5/23/12          Code Compliance Hearing          Continuance

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**Case # 12-363**

Donal J Morris Sr.  
Donal Morris Jr.  
74 Seaside North Court  
Sec. 66-102 Dates due and delinquent; penalties  
Office Leonardo Hernandez  
Certified Service: 4-21-2012  
Initial Hearing: 5-23-2012

**In compliance 5-25-12, request dismissal**

**Count 1:** The business tax receipt to rent this property is delinquent

**Attachments:** [12-363 74 Seaside N Ct NOH](#)

**Legislative History**

5/23/12          Code Compliance Hearing          Continuance

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**Case # 12-439**

Alan & Marci Mather  
3930 S Roosevelt Blvd N106  
Sec. 66-87 Business tax receipt required  
Officer Leonardo Hernandez  
Certified Service: 4-23-2012  
Initial Hearing: 5-23-2012

**Continuance granted to July 25, 2012**

**Count 1:** A business tax receipt is required to rent the property

**Attachments:** [12-439 3930 S Roosevelt Blvd N106 NOH](#)

**Legislative History**

5/23/12          Code Compliance Hearing          Continuance

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**Case # 12-471**

Frank L Sheldon  
1812 Flagler Avenue  
Sec. 14-37 Building permits; professional plans; display of permits  
Sec. 66-102 Dates due and delinquent; penalties, 2 counts  
Officer Leonardo Hernandez  
Certified Service: 5-14-2012  
Initial Hearing: 6-12-2012

**In compliance 5-16-2012, request dismissal**

**Count 1:** For failure to obtain a building permit prior to replacing studs, drywall and the door jamb. **Count 2:** The business tax receipt for the coin operated laundry is delinquent. **Count 3:** The business tax receipt for the non-transient rental is delinquent.

**Attachments:** [12-471 1812 Flagler Ave NOH](#)

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**Case # 12-526**

James E &amp; Laura D Thornbrugh

2014 Roosevelt Drive

Sec. 66-87 Business tax receipt required for all holding themselves out to be engaged in business

Sec. 58-63 Delinquency

Sec. 74-206 Owner's responsibility for payment

Officer Leonardo Hernandez

Certified Service:

Initial Hearing: 6-12-2012

**Continuance granted to July 25, 2012**

**Count 1:** A business tax receipt is required to rent the property. **Count 2:** The solid waste account is past due. **Count 3:** The solid waste account is past due.

**Attachments:** [12-526 2014 Roosevelt Dr NOH](#)

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**Case # 12-606**

Darwin M Davis - owner

Mitchell Alexander Major - property mgr

732 Poorhouse Lane

Sec. 18-601 License required

Sec. 122-1371 Transient living accommodations in residential dwellings;  
regulations

Sec. 122-929 Prohibited

Officer Leonardo Hernandez

Posted: 5-31-2012

Initial Hearing: 6-12-2012

**New Case - Settlement Agreement  
Irreparable Violation**

**Count 1:** The subject property was rented transiently from April 10, 2012 through April 17, 2012 without a business tax receipt. **Count 2:** The respondent held out the property in question as being available for rent transiently contrary to 122-1371(d)(9) on April 10, 2012. **Count 3:** The respondent held out the property in question as being available for rent transiently contrary to 122-1371(d)(9) on April 11, 2012. **Count 4:** The respondent held out the property in question as being available for rent transiently contrary to 122-1371(d)(9) on April 12, 2012. **Count 5:** The respondent held out the property in question as being available for rent transiently contrary to 122-1371(d)(9) on April 13, 2012. **Count 6:** The respondent held out the property in question as being available for rent transiently contrary to 122-1371(d)(9) on April 14, 2012. **Count 7:** The respondent held out the property in question as being available for rent transiently contrary to 122-1371(d)(9) on April 15, 2012. **Count 8:** The respondent held out the property in question as being available for rent transiently contrary to 122-1371(d)(9) on April 16, 2012. **Count 9:** Transiently rentals are prohibited in the HHDR (historic high density residential) district.

**Attachments:** [12-606 732 Poorhouse Ln NOH](#)

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**Case # 12-671**

Cynthia A Grissom  
1401 Sunset Drive  
Sec. 58-61 Determination and levy of charge  
Officer Leonardo Hernandez  
Certified Service: 5-5-2012  
Initial Hearing: 5-23-2012

**Continued from May 23, 2012**

**Count 1:** Repeat violation of having two units when the City only recognizes one unit.

**Attachments:** [12-671 1401 Sunset Dr NOH](#)  
[12-671. 1401 Sunset Lease, etc.](#)

**Legislative History**

5/23/12      Code Compliance Hearing      Continuance



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**Case # 09-1501**

Angel &amp; Daniela Rodriguez

Angel Rodriguez Dr

908 Trinity Drive #4

Sec. 14-37 Building permits professional plans; display of permits

Sec. 14-256 Required for electric

Sec. 14-262 Request for inspection

Sec. 14-325 Permits required

Sec. 14-327 Mechanical inspection

Sec. 14-358 Plumbing permit required

Sec. 14-362 Connect to public sewer

Sec. 90-363 Certificate of occupancy

Officer Barbara Meizis

Certified Service: 11-8-2011

Initial Hearing: 12-14-2011

**Compliance date extended to June 12, 2012**

**Count 1:** On May 10, 2010, planning department received an after the fact variance for an after the fact accessory unit which was constructed without building permits. **Count 2:** Electrical work done on the accessory unit without the benefit of an electrical permit. **Count 3:** Electrical inspections are required for all electrical work done. **Count 4:** Mechanical work done without the benefit of a mechanical permit. **Count 5:** Mechanical inspections are required for all mechanical work done. **Count 6:** Plumbing work done without the benefit of a plumbing permit. **Count 7:** Connection to the city sewer system is required. **Count 8:** A certificate of occupancy is required for the accessory unit.

**Attachments:** [09-1501 908 Trinity NOH](#)

**Legislative History**

3/28/12	Code Compliance Hearing	Continuance
5/23/12	Code Compliance Hearing	Continuance

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**Case # 11-633**

Arturo Cobo

Elsa Degraffenreid R/S

1517 Dennis Street

Sec. 66-87 Business tax receipt required for all holding themselves out to be engaged in business

Sec. 14-37 Building permits; professional plans; display of permits

Sec. 14-256 Required

Sec. 14-262 Request for inspection

Sec. 14-325 Permits required

Sec. 14-358 Amendments to Florida Plumbing Code

Sec. 14-327 Inspection

Sec. 14-362 Connection to public sewer

Sec. 90-363 Certificate of occupancy - required

Officer Barbara Meizis

Certified Service: 5-22-2012

Initial Hearing: 6-12-2012

**Continuance granted to July 25, 2012**

**Count 1:** A business tax receipt is required to rent the five dwelling units. **Count 2:** A building permit is required prior to subdividing the building into five dwelling units. **Count 3:** An electrical permit is required prior to doing any electrical work. **Count 4:** An electrical inspection is required. **Count 5:** A mechanical permit is required prior to doing any mechanical work. **Count 6:** A plumbing inspection is required prior to doing any plumbing work. **Count 7:** A mechanical inspection is required. **Count 8:** Coin operated washing machines and all other plumbing disposal systems must be connected to public sewer after having been inspected by the chief building official. **Count 9:** A certificate of occupancy is required for each of the five dwelling units.

**Attachments:** [11-633 1517 Dennis St NOH](#)

[11-633 1517 Dennis St Plng Ltr & Photos](#)

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**Case # 11-1385**

Dean Townsend  
 826 Olivia Street  
 Sec. 14-40 Permits in the historic district  
 Sec. 14-37 Building permits; professional plans; display of permits  
 Officer Barbara Meizis  
 Certified Service:  
 Initial Hearing: 6-12-2012

**New Case**

**Count 1:** A certificate of appropriateness is required prior to the installation of a a/c condenser. **Count 2:** A building permit is required prior to the installation of a a/c condenser.

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**Case # 12-302**

David Neil Austin  
 1215 Duncan Street  
 Sec. 66-102 Dates due and delinquent; penalties  
 Officer Barbara Meizis  
 Certified Service: 3-13-2012  
 Initial Hearing: 3-28-2012

**Continued from May 23, 2012 for compliance**

**Count 1:** A non-transient business tax receipt for two units is required to rent your property. The above property has been rented by William Virgil Montgomery in Unit 1 and Destiny Blue Montgomery in Unit 2. Keys Energy shows electric service in Mr. Montgomery's name since 08-27-2008. There is also a rental agreement between Cathy Fernandez, The Hip Tourist, your agent and William Montgomery and Robin Gregory as tenants.

**Attachments:** [12-302 1215 Duncan St NOH](#)  
[12-302 1215 Duncan St keys energy info](#)  
[12-302 1215 Duncan St photos](#)  
[12-302 1215 Duncan St AdminEmailCaseAssign](#)  
[12-302 1215 Duncan St City addy display & google maps](#)  
[12-302 1215 Duncan St email notify delinq sewer](#)  
[12-302 1215 Duncan St keys energy info](#)  
[12-302 1215 Duncan St photos \(2\)w-explanation](#)

**Legislative History**

3/28/12	Code Compliance Hearing	Continuance
4/25/12	Code Compliance Hearing	Continuance

5/23/12 Code Compliance Hearing Continuance

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**Case # 12-341**

Margaret L Carey  
719 Whitehead Street  
Sec. 26-37 Removal of graffiti  
Officer Barbara Meizis  
Certified Service: 5-24-2012  
Initial Hearing: 6-12-2012

**In compliance, request dismissal**

**Count 1:** The property owner was notified and has allowed the graffiti to remain more than seven calendar days after receipt of the Notice to Remove Graffiti.

**Attachments:** [12-341 719 Whitehead St NOH](#)

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**Case # 12-436**

James E & Laura D Thornbrugh  
2016 Roosevelt Drive  
Sec. 66-102 Date due and delinquent; penalties  
Sec. 58-63 Delinquency  
Sec. 74-206 Owner's responsibility for payment  
Officer Barbara Meizis  
Certified Service: 5-16-2012  
Initial Hearing: 6-12-2012

**Continuance granted to July 25, 2012**

**Count 1:** The business tax receipt to rent this property is delinquent.

**Count 2:** The solid waste account is past due. **Count 3:** The sewer account is past due.

**Attachments:** [12-436 2016 Roosevelt Dr NOH](#)

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**Case # 12-463**

Keith & Donna Golan  
302 Southard Street 110B  
Sec. 66-102 Date due and delinquent; penalties  
Officer Barbara Meizis  
Certified Service: 5-5-2012  
Initial Hearing: 4-25-2012

**Continued from May 23, 2012 for compliance**

**Count 1:** The business tax receipt for Key West Travel/Condo Vacation is delinquent

**Attachments:** [12-463 302 Southard St NOH](#)

**Legislative History**

4/25/12	Code Compliance Hearing	Continuance
5/23/12	Code Compliance Hearing	Continuance

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**Case # 12-680**

Scott J & Karen A Mangini  
1401 Olivia Street Down  
Sec. 18-601 License required  
Sec. 122-1371 Transient living accommodations in residential dwellings; regulations  
Sec. 122-599 Prohibited uses in the HMDR (historic medium density residential) district  
Officer Barbara Meizis  
Certified Service: 5-16-2012  
Initial Hearing: 6-12-2012

**Continuance granted to July 25, 2012**

**Count 1:** You shall not rent your property transiently without a transient license to do so. **Count 2:** The property was rented out on May 3, 2012 in violation of Sec. 122-1371(b)(9). **Count 3:** Transient rentals are prohibited in the HMDR (historic medium density residential) district.

**Attachments:** [12-680 1401 Olivia St NOCV-NOH](#)  
[12-680 1401 Olivia St ITEX Website](#)  
[12-680 1401 Olivia St BTR4-2NonTrans](#)

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**Case # 12-731**

Ingo Scharrenbroich  
1612 Josephine Street  
Sec. 18-601 License required  
Sec. 122-1371 Transient living accommodations in residential dwellings;  
regulations (d)(9) 4 Counts  
Sec. 122-237 Prohibited uses in the SF (Single Family) district  
Sec. 66-87 Business tax receipt required for all holding themselves out  
to be engaged in business  
Officer Barbara Meizis  
Certified Service: 5-21-2012  
Initial Hearing: 6-12-2012

**Continuance granted to July 25, 2012****Irreparable Violation**

**Count 1:** You shall have a business tax receipt from the City of Key West to rent your property transiently. **Count 2:** The respondent held out the property in question as being available for rent transiently contrary to 122-1371(d)(9) on May 11, 2012. **Count 3:** The respondent held out the property in question as being available for rent transiently contrary to 122-1371(d)(9) on May 12, 2012. **Count 4:** The respondent held out the property in question as being available for rent transiently contrary to 122-1371(d)(9) on May 13, 2012. **Count 5:** The respondent held out the property in question as being available for rent transiently contrary to 122-1371(d)(9) on May 14, 2012. **Count 6:** Transient rentals are prohibited in the SF (Single Family) district. **Count 7:** A business tax receipt is required to rent your property.

**Attachments:** [12-731 1612 Josephine St IrrepNOCV-NOH](#)  
[12-731 1612 Josephine St - 3WebsitesHoldingOut](#)

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**Case # 11-929**

Cecil E Alf Irrevocable Trust  
 Knabe Family Ltd. Partnership T/C  
 c/o Craig Knabe, R/A  
 431 Front Street  
 Sec. 14-37 Building Permits Required; Display  
 Sec. 14-40 Permits in the Historic District  
 Officer Jim Young  
 Certified Service: 8-15-2011  
 Initial Hearing: 9-28-2011

**Continued from May 23, 2012 for settlement agreement**

On July 19, 2011 a new sign was erected atop of the ticket booth located at 431 Front Street C without the required HARC Certificate of Appropriateness.

**Attachments:** [11-929 431 Front C NOH](#)  
[11-929 431 Front C Docs](#)  
[11 929 431 Front C Don Craig Email](#)  
[11-929 431 Front C Pic](#)

**Legislative History**

9/28/11	Code Compliance Hearing	Continuance
11/16/11	Code Compliance Hearing	Continuance
2/29/12	Code Compliance Hearing	Continuance
3/28/12	Code Compliance Hearing	Continuance
4/25/12	Code Compliance Hearing	Continuance
5/23/12	Code Compliance Hearing	Continuance

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**Case # 12-360**

Stuart Weisfeld Estate  
 c/o Joel Aresty  
 Ilesha Hope Weisfeld  
 1004 Watson Street  
 Sec. 66-102 Dates due and delinquent; penalties  
 Officer Jim Young  
 Certified Service: 4-20-2012  
 Initial Hearing: 5-23-2012

**In compliance, request dismissal**

**Count 1:** The business tax receipt to rent this property is delinquent

**Attachments:** [12-360 1004 Watson St NOH](#)

**Legislative History**

5/23/12	Code Compliance Hearing	Continuance
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**Mitigations**

**38**                    **Case # 11-775**  
Kimberly Blanchette  
407 Whitehead Street

**Attachments:**    [11-775 407 Whitehead St Letter](#)

**39**                    **Case # 10-950**  
Iberiabank  
1208 Florida Street

**Attachments:**    [10-950 1208 Florida St Mitigation](#)

**HARC Appeals**

**40**                    **SMA 12-01**  
George Esbensen  
c/o Robert Goldman  
223 Elizabeth Street  
H12-01-685

**Attachments:**    [SMA 12-01 Appeal Hearing Notice](#)  
[SMA 12-01 Notice of Appeal](#)

**Adjournment**