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Case # 21-1349Patrick & Terri Labrada- **Heard at October Hearing**William Salvatore- **Settlement Agreement**

1901 S Roosevelt Blvd 305N

Sec. 18-601 License required - **Irreparable**Sec. 122-1371 Transient living accommodations in residential dwellings;
regulations - **Irreparable**Sec. 122-1371 Transient living accommodations in residential dwellings;
regulations (D)(3) - **Irreparable**

Officer Sophia Doctoche

Certified Mail: 8-20-2021- Patrick & Terri Labrada

Certified Mail: 8-18-2021- William Salvatore

Initial Hearing: 10-21-2021

Continued from 21 October 2021**Count 1-7:** Unlawful to lease a residential property for a period of less than 30 days or one calendar month without having obtained a business tax receipt. - **Irreparable****Count 8-10:** Failure to obtain the required city, county or state license for holding out/ advertising a short-term rental at this property. - **Irreparable****Count 11-17:** Unlawfully holding out this short-term rental for seven nights. - **Irreparable**

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Case # 21-1451

Alison Jane Johnson

1610 Trinidad Drive

Sec. 18-601 License required

Sec. 122-1371 Transient living accommodations in residential dwellings;
regulationsSec. 122-1371 Transient living accommodations in residential dwellings;
regulations D(9)

Sec. 58-61 Determination and levy of charge

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

Officer Sophia Doctoche

Hand Posted: 10-8-2021

Initial Hearing: 10-21-2021

Continued from 21 October 2021**Count 1-27:** Unlawful to lease a residential property for a period of less than 30 days or one calendar month without having obtained a business tax receipt.

Count 28-30: Failure to obtain the required city, county or state license for holding out/ advertising a short-term rental at this property.

Count 31-58: Unlawfully holding out this short-term rental for twenty seven nights.

Count 59: Failure to contact the Planning Department and obtain the necessary legal unit determination for each unit.

Count 60: Failure to apply and obtain a building permit from the City of Key West Building Department.

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Case # 21-1693

Rent Key West Vacations Inc.

Paul N. Hayes- Registered Agent

918 Southard Street #108

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

Officer Sophia Doctoche

Certified Mail: 11-01-2021

Initial Hearing: 11-18-2021

In compliance as of 3 November 2021; Request finding

Count 1: Failure to apply and obtain a non-transient license with the City of Key West Licensing Department.

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Case # 21-1695

Rent Key West Vacations Inc.

Paul N. Hayes- Registered Agent

1124 Olivia Street

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

Officer Sophia Doctoche

Certified Mail: 10-27-2021

Initial Hearing: 11-18-2021

In compliance as of 3 November 2021; Request finding

Count 1: Failure to apply and obtain a non-transient license with the City of Key West Licensing Department.

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Case # 21-1699

Rent Key West Vacations, Inc.

Paul N. Hayes- Registered Agent

607 Margaret Street

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

Officer Sophia Doctoche

Certified Mail: 10-27-2021
Initial Hearing: 11-18-2021

In compliance as of 2 November 2021; Request finding

Count 1: Failure to apply and obtain a non-transient license with the City of Key West Licensing Department.

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Case # 20-227

Tadd Mallard
3359 Flagler Ave
Sec. 14-37 Building permits; professional plans; display of permits;
address; exceptions
Officer Paul Navarro
Hand Posted: 9-30-2021
Initial Hearing: 10-21-2021

Continued from 21 October 2021

Count 1: Failure to apply and obtain permits from the City of Key West Building Department.

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Case # 21-1644

National Car Rental
C/O Enterprise Holding INC
2516 N Roosevelt Blvd
Sec. 122-1406 Obstructions to visibility- **Repeat**
Officer Laurie Skinner
Certified Mail:
Initial Hearing: 11-18-2021

New Case

Count 1: Failure to remove cars parked in front of the fence of the subject property.- **Repeat**

9

Case # 21-1125

Peter N Brawn
1413 South Street
Sec. 110-259 Duty of private property owner
Sec. 26-126 Clearing of property of debris and noxious material required
Sec. 26-32 Nuisances illustrated
Sec. 62-2 Obstructions

Officer Roman Stenko
Certified Mail: 10-15-2021
Initial Hearing: 10-21-2021

In compliance as of 10 November 2021; Request dismissal

Count 1: Failure to cut the overgrown plants around the subject property.

Count 2: Failure to remove all noxious materials, beehive, and unsanitary conditions from the subject property.

Count 3: Failure to remove all nuisances conditions and stagnant water from the subject property.

Count 4: Failure to remove all plants obstructing the ordinary use of the right-of-way.

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Case # 21-1496

Phyllis Squires
1513 Seminary Street
Sec. 26-32 Nuisances illustrated
Sec. 26-126 Clearing of property of debris and noxious material required
Officer Roman Stenko
Certified Mail: 10-06-2021
Initial Hearing: 10-21-2021

Continued from 21 October 2021

Count 1: Failure to remove all miscellaneous items and clean the property from all overgrown weed, grasses and trees.

Count 2: Failure to remove all miscellaneous items and clean the property from all overgrown weed, grasses and trees.

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Case # 19-1707

211 Duval Company
C/O Duval Group
Charles Ittah- Registered Agent
215 Duval Street
~~Sec. 2-939 Licenses-~~ **Dismissed**
Sec. 14-37 Building permits; professional plans; display of permits;
address; exceptions
Sec. 114-108 Maintenance of all signs
Sec. 14-40 Permits in historic districts
Officer Igor Timus
Certified Mail: 10-4-2021
Initial Hearing: 11-18-2021

Continuance granted to 16 December 2021

~~Count 1: Failure to apply and obtain a revocable license from the City of Key West Licensing Department.-~~ **Dismissed**

Count 2: Failure to apply and obtain a permit from the City of Key West Building Department.

Count 3: Failure to restore historic sign.

Count 4: Failure to apply and obtain a certificate of appropriateness from the City of Key West HARC Department.

12**Case # 20-31**

Florida Limited Liability Company

530 William Street LLC

F&L Corp- Registered Agent

719 Fleming Street

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

Officer Igor Timus

Certified Mail: 10-25-2021

Initial Hearing: 11-18-2021

Continuance granted to 27 January 2022

Count 1: Failure to apply and obtain a building permit with the City of Key West Building Department.

13**Case # 21-1526**

Summer Breeze Oxygen Bar, LLC

Hershoff Lupino Yagel L.L.P.- Registered Agent

335 Duval Street #6

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

Officer Igor Timus

Certified Mail: 10-15-2021

Initial Hearing: 10-21-2021

In compliance as of 12 November 2021; Request dismissal

Count 1: Failure to apply and obtain a business tax receipt with the City of Key West Licensing Department.

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Case # 21-1650

Keys IV Health & Hydration
Hershoff Lupino Yagel L.L.P.- Registered Agent
335 Duval Street #6
~~Sec. 14-40 Permits in historic districts-~~ **Dismissed**
Sec. 114-103 Prohibited signs
Officer Igor Timus
Certified Mail: 11-01-2021
Initial Hearing: 11-18-2021

New Case

~~Count 1: Failure to apply and obtain a certificate of appropriateness from the City of Key West HARC Department.-~~ **Dismissed**

Count 2: Failure to apply and obtain a certificate of appropriateness for an "A" frame sign from the City of Key West HARC Department.

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Case # 21-1557

Donna Chavis
827 Emma Street
Sec. 110-292 Failure to achieve a settlement agreement
Officer Jim Young
Certified Mail: 11-01-2021- **Amended Notice**
Initial Hearing: 11-18-2021

New Case

Count 1: Failure to comply with the settlement agreement.

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Case # 21-1562

Michael Donoghue
1501 George Street
Sec. 110-292 Failure to achieve a settlement agreement
Officer Jim Young
Certified Mail: Amended Notice
Initial Hearing: 11-18-2021

Continuance granted to 16 December 2021

Count 1: Failure to comply with the settlement agreement.

Mitigations

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Case # 19-1592

Rosemie Thomas

1213 14th Street 54

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

Officer Troy Montero

Certified Mail: 11-25-2019

Initial Hearing: 1-30-2020

Mitigation

Count 1: Failure to obtain all proper building permits.

Adjournment