

**CODE ENFORCEMENT SPECIAL
MAGISTRATE IN AND FOR
THE CITY OF KEY WEST,
MONROE COUNTY, FLORIDA**

CASE NO.: 07-896

**CITY OF KEY WEST, a
Florida municipal corporation
Key West, Florida 33040
Petitioner**

**Doc# 1680421 02/01/2008 11:31AM
Filed & Recorded in Official Records of
MONROE COUNTY DANNY L. KOLHAGE**

vs.

**Doc# 1680421
Bk# 2343 Pg# 1096**

**Allen & Catherine Dingman
P. O. Box 767
Windsor, CA 95492
Respondent(s)**
_____ /

**Subject Property Legal Description: 1226 Seminary Street, UNIT 1 SEMINARY COURT
CONDOMINIUM OR2099-1654**

ORDER IMPOSING PENALTY/LIEN

THIS CAUSE came on for public hearing before the Code Enforcement Special Magistrate (herein referred to as "Special Magistrate") on July 31, 2007, after due notice to Respondent(s), at which time the Special Magistrate heard testimony under oath, received evidence, and issued its Findings of Fact and Conclusions of Law and thereupon issued its oral Order which was reduced to writing and furnished to Respondent(s). This Finding and Order was mailed on August 2, 2007.

Said Order required Respondent(s) to take certain action by a time certain, August 28, 2007, as specifically set forth in that Order.

Accordingly, it having been brought to the Special Magistrate's attention that Respondent(s) have not come into compliance for the violation listed in the Findings and Order issued in this matter at \$100.00 per day, plus a \$150.00 Administrative Cost:

ORDERED that Respondent(s) pay to the City of Key West an amount of \$15,450.00 and this amount shall be subject to the maximum statutory interest charges provided by law.

This Order can be recorded and shall then constitute a lien for all the accrued fines against the above described property, and any other real or personal property that the violator owns in Key West, Monroe County where recorded pursuant to Section 162.09 of the Florida Statutes.

DONE AND ORDERED this 31st day of January 2008.

**CODE ENFORCEMENT
SPECIAL MAGISTRATE**

By: [Signature]
J. Jefferson Overby
Special Magistrate

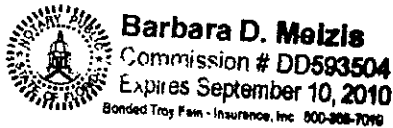
ATTEST:
DATED: 2-1-08

[Signature]
Deborah Millett-Fowley
Recording Secretary

Doc# 1680421
Bk# 2343 Pg# 1097

PERSONALLY appeared before me, the undersigned authority, Deborah Millett-Fowley, well known to me and known by me to be the Clerk and Recording Secretary, respectively of the CODE ENFORCEMENT SPECIAL MAGISTRATE, and acknowledged before me that they executed the foregoing instrument on behalf of the CODE ENFORCEMENT SPECIAL MAGISTRATE, as its true act and deed, and that they were duly authorized to do so. They are personally known to me and have each produced a Florida Drivers License as identification.

WITNESS my hand and official seal this 1st day of Feb., 2008.



[Signature]
NOTARY PUBLIC
My Commission Expires:

I HEREBY CERTIFY that a true and correct copy of the above and foregoing **ORDER IMPOSING PENALTY/LIEN** has been furnished by certified mail (7007 1490 0000 7957 2949) and regular mail to Allan & Catherine Dingman, P. O. Box 767, Windsor, CA 95492, this 1st day of February, 2008.

[Signature]
Deborah Millett-Fowley
Recording Secretary



**THE CITY OF KEY WEST
CODE COMPLIANCE DIVISION**

P.O. BOX 1409
KEY WEST, FL 33041

TEL: (305) 809-3740
FAX: (305) 809-3739

**NOTICE OF NON-COMPLIANCE PAYMENT UPDATE
THIS NOTICE REQUIRES YOUR IMMEDIATE ATTENTION**

October 23, 2007

Doc# 1680421
Bk# 2343 Pg# 1098

Allen & Catherine Dingman
1901 S. Roosevelt Blvd., N102
Key West, FL 33040

Mr. & Mrs. Dingman:

A review of Code Enforcement case number 07-896 for 1226 Seminary Street indicates that on July 31, 2007, the Code Enforcement Special Magistrate imposed an order where you were a Respondent for a City of Key West Code Violation matter. Pursuant to this Order, an Administrative Cost of \$150.00 was imposed. Also imposed was a fine of \$100.00 per day if not in compliance by August 28, 2007. As of today the total amount due the City of Key West is \$5,750.00. It is imperative that you come into compliance to stop the fines from accruing.

If compliance is not achieved and payment is not received by November 30, 2007, this matter will be referred to the Code Enforcement Special Magistrate for a public hearing. An Order will be requested to collect the amount due, and may result in a lien on your property or to pursue the matter as a Court Judgment for enforcement purposes. Florida Statutes Chapter 162 and City of Key West Code of Ordinances Article VI authorize code enforcement proceedings.

If you have questions or require more information you may call me at the Code Compliance Division at (305) 809-3740 and assistance will be available to review the matter.

Thank you in advance for your cooperation in this matter.

Sincerely,

A handwritten signature in cursive script that reads "Deborah Millett-Fowley".

Deborah Millett-Fowley
Code Compliance Legal Analyst
& Recording Secretary
City of Key West

Certified Mail: 7006 3450 0003 6917 1682



THE CITY OF KEY WEST

Code Compliance Division

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

(305) 809-3740 (305) 809-3739 FAX

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

CITY OF KEY WEST

FILE NO. CES 07-896

CERTIFIED MAIL # 7006 3450 0003 6917 1064

VS.

Allen & Catherine Dingman

P.O. Box 767

Windsor, CA 95492

Doc# 1680421

Bk# 2343 Pg# 1099

FINDINGS OF FACT, CONCLUSIONS OF LAW AND ORDER

This cause having come before the Special Magistrate on July 31, 2007 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 Allen & Catherine Dingman are in violation of Key West Code of Ordinances, section 66-87. In that the following condition exists at 1226 Seminary Street: An Occupational License is required to rent out the property

Accordingly it is hereby
ORDERED:

1. That you pay a \$150.00 Administrative Cost. A fine of \$100.00 per day will be imposed if you are not in compliance by August 28, 2007. There will be a compliance hearing held on August 29, 2007 at 1:30, 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 Enforcement 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 15th day of Aug 2007.

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


Jefferson Overby

MONROE COUNTY
OFFICIAL RECORDS