



# **Municipal Code Enforcement Board Meeting Temple Terrace, Florida**

**Wednesday, September 9, 2020 - 6:30 p.m.  
City Hall Council Chambers**

There will be a three-minute time limit imposed on ALL comments from the public. Appropriate dress when appearing before the Board is appreciated. Cell phones must be turned off during the meeting.

## **Agenda**

### **A. Call to Order and Pledge of Allegiance to the Flag**

### **B. Approval of Minutes**

Minutes of the regular meeting held on August 12, 2020.

### **C. Hearings**

**Case Number 20-0544** – City vs. Mohyeeddin A Y Joulani

**Violation** – Section 8-102(13)(b) – Exterior Walls – Maintained in Good Repair.

**Site of Violation** – 10342 Councils Way

**Case Number 20-1531** – City vs. Vincent R and Cynthia J Atkins

**Violation** – Section 10-34 – Sanitation - Keep Premises Clean; Section 8-102(13)(b) - Exterior Walls – Maintained in Good Repair; and Section 10-3(b) – Sanitation - Grass/Weeds.

**Site of Violation** – 5513 Temple Heights Road

**Case Number 20-2376** – City vs. Michael Terle

**Violation** – Section 8-102(13)(b) - Exterior Walls – Maintained in Good Repair; and Section 8-102(13)(c) - Roofs – Maintained in Good Repair.

**Site of Violation** – 5213 Lawnwood Drive

**Case Number 20-3422** – City vs. 5608 E 130<sup>th</sup> Ave LLC

**Violation** – Section 10-35 – Sanitation – Abutting Property; and Section 10-3(a) – Sanitation – Grass/Weeds 150’.

**Site of Violation** – 5608 E 130<sup>th</sup> Avenue

**Case Number 20-3532** – City vs. Jihade Elaboudi

**Violation** – Section 12-921 – Parking Residential Property.

**Site of Violation** – 407 Bullard Parkway

**Case Number 20-3687** – City vs. Miller Genus III LLC

**Violation** – Section 10-3(b) - Sanitation Grass/Weeds.

**Site of Violation** – 12702 N 53<sup>rd</sup> Street

**Case Number 20-5047** – City vs. Aleksander Alekseysev

**Violation** – Section 8-134(a) Rental Permit Initial – Failure to Apply for Rental Permit; and Section 8-137(e) Rental Permit Renewal Fee – Failure to Pay Rental Permit Fee.

**Site of Violation** – 13213 Sanctuary Cove Drive, Unit 102

**D. Unfinished Business/ Prior Case Hearings: (Status Report of Compliance/Non-Compliance with Previously Issued Orders)**

**Case Number 20-0190** – City vs. Ammar and Ryia El Jabali

**Violation** – Section 12-860 – Inoperative Vehicles – Outdoor Storage Equipment.

**Site of Violation** – 7460 Terrace River Drive

**Compliance** deadline until August 12, 2020

**Fine** of \$50 per day beginning August 13, 2020

**Case Number 20-1143** – City vs. David Werlin

**Violation** – Section 8-28(a)(1) – Permits Application Required; and 12-861(b)(4) – Fences – Smooth Side Out.

**Site of Violation** – 514 Broxburn Avenue

**Compliance** deadline until August 12, 2020

**Fine** of \$25 per day beginning August 13, 2020

**Case Number 20-1265** – City vs. Evan Labit Christine

**Violation** – Section 12-861(e)(6) – Fences – Appearances.

**Site of Violation** – 417 Druid Hills Road

**Compliance** deadline until August 12, 2020

**Fine** of \$25 per day beginning August 13, 2020

**Case Number 20-2150** – City vs. Rosalie Levine

**Violation** – Section 8-28(a)(1) – Permits Application Required.

**Site of Violation** – 10044 N 52nd Street

**Compliance** deadline until August 12, 2020

**Fine** of \$25 per day beginning August 13, 2020

**Case Number 20-2290** – City vs. Pascal G Felix

**Violation** – Section 10-4(b)(1) – Nuisance Diminish Value; Section 12-102(14)(a) – Fences – Maintained in Good Repair; and Section 10-34 – Sanitation - Keep Premises Clean.

**Site of Violation** – 417 Belle View Avenue

**Compliance** deadline until September 9, 2020

**Fine** of \$25 per day beginning September 10, 2020

**Case Number 20-2547** – City vs. MC2 Inovations Inc

**Violation** – Section 8-28(a)(1) – Permits Application Required.

**Site of Violation** – 502 Courtney Drive

**Compliance** deadline until September 9, 2020

**Fine** of \$50 per day beginning September 10, 2020

**Case Number 20-2563** – City vs. National Retail Properties Inc

**Violation** – Section 10-3(b) – Sanitation - Grass/Weeds; and Section 10-34 – Sanitation - Keep Premises Clean.

**Site of Violation** – 11801 N 56th Street

**Compliance** deadline until September 9, 2020

**Fine** of \$25 per day beginning on September 10, 2020

#### **E. Other Board Action**

#### **F. Lien Reduction Petitions**

**1. Case Number 19-6805** – City vs. William E Curtis and Ariana E Beruvides

**Property Address** – 109 S Glen Arven Avenue

**Lien Amounts** – \$680.00

#### **G. New Business**

#### **H. Adjournment**

Should any interested party seek to appeal any decision made by the Municipal Code Enforcement Board with respect to any matter considered at this meeting, he/she will need a record of the proceedings, and for such purpose may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and

evidence upon which the appeal is to be based. The interested party will be responsible for the entire cost of said record. In accordance with Section 286.26, Florida Statutes, persons with disabilities needing special accommodations to participate in this meeting should contact the City Clerk's office no later than 5:00 p.m. on the Monday prior to this meeting. The Mayor and one or more Council Members may attend this meeting.