



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

October 04, 2024

CITY OF TALLAHASSEE

Petitioner,

vs.

VA8 SEMINOLE GRAND LLC

6191 STATE HIGHWAY 161 STE 100

IRVING TX 75038

Respondent

Case No.: **TCE241987**

Location of Violation: **1505 W THARPE ST APT 2013 B**

Tax ID #: **2126202030000**

The appearance of our community and how individual properties are maintained has a significant impact on the quality of life in our neighborhoods. A recent inspection of your property revealed that certain conditions found do not comply with City code. These violations, the corrective action required and the time frame for completing that corrective action are noted on the attached violation detail.

Pursuant to Chapter 162 of the Florida Statutes, and Chapter 2 of the Code of General Ordinances of the City of Tallahassee, the Code Enforcement Officer hereby gives the notice of a violation on the above referenced property and hereby requests that a Hearing be scheduled before the Code Magistrate.

You must correct the violation described herein within the number of days noted on the attached violation detail. Once corrected, you must contact the City Code Enforcement Division at **(850) 891-7007** to arrange a reinspection of the property to verify the violation has been corrected and the property is in compliance with the Municipal Code cited herein.

You are hereby given notice that pursuant to Chapter 162, Florida Statutes, and Chapter 2 of the Code of General Ordinances of the City of Tallahassee, a hearing will be conducted on the above referenced case before the **Code Magistrate** on **02/04/2025** at **1:00 pm**, or as soon thereafter as said matter can be heard in the **2nd Floor Conference Room, Renaissance Center, 435 N Macomb Street**, Tallahassee, Florida. If the violation(s) are corrected within the number of days noted on the attached violation detail, you may not have to appear before the **Code Magistrate**.

Failure to comply may result in the City of Tallahassee correcting the violation(s) and assessing the cost through placing a lien on the property until such time as all costs are reimbursed to the City. These costs may be recovered by court action, if necessary. Your case may be presented to the **Code Magistrate** even if the violation has been corrected prior to the hearing or if the structure is boarded.



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

Notice of Violation and Notice of Hearing

Page 2

The City's Board and Seal Ordinance, (Section 3-371, Tallahassee Land Development Code), includes a time limit for a structure to remain boarded. Cases involving boarded structures will be taken to the **Code Magistrate** for an order to be issued determining the time limit. If removal of boards reveals other code violations, those violations must also be corrected.

The **Code Magistrate** will receive testimony and evidence at said hearing and shall make findings of fact as are supported by the testimony and evidence pertaining to the matters alleged herein. If you fail to appear, the **Code Magistrate** may base its findings and conclusions solely on the testimony and evidence presented by the Code Enforcement Division.

Should you be found in violation of the Municipal Code, the **Code Magistrate** may impose a fine up to \$250.00 per day, per violation for each day that the violation(s) continues beyond the compliance date established by the **Code Magistrate** in the Final Order. If the Code Enforcement Board or Code Magistrate has previously declared you to be a repeat violator, the **Code Magistrate** may impose a fine of up to \$500.00 per day, per violation for each day the violation continues beyond the compliance date established by the **Code Magistrate**.

If any person desires to appeal any decision, with respect to the matter considered at these meetings, such person will need a record of the proceedings and that, for this purpose, such person may need to ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which the appeal is based. The City of Tallahassee does not provide or prepare such a record (refer to Section 286.0105, Florida Statutes).

Any party aggrieved by the decisions of the **Code Magistrate** may appeal the decision to the Leon County Circuit Court within 30 days of the execution of the order.

Building permits may be required before repairs or alterations can be made to any building. Building and demolition permits may be obtained from the City's Building Inspection Division, located at 435 N. Macomb Street, 1st Floor, telephone number (850) 891-7125.

If you have any questions concerning this notice or the hearing process, please contact our office at **(850) 891-7007** or visit our office in the Renaissance Center located at 435 N. Macomb Street, Third Floor, Tallahassee, Florida. **Once you correct the violation(s), contact our office immediately to request an inspection.**

Sincerely,

**Lesla Vause**

Code Enforcement Division

Attachment



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement**

**Notice of Violation**

Code Officer: <b>Lesa Vause</b>	Permit No.:	<b>NA</b>
Initial Inspection Date: <b>09/11/2024</b>	Case No.:	<b>TCE241987</b>
Tax Identification Number: <b>2126202030000</b>	Repeat Offender:	<b>No</b>
Violation Address: <b>1505 W THARPE ST APT 2013 B</b>		
Owner(s): VA8 SEMINOLE GRAND LLC 6191 STATE HIGHWAY 161 STE 100 IRVING TX 75038		

You are required to correct the following code violations within **60** days of receipt of this notice.

Code(s) in Violation:

**Chapter 3, Article XI, Section 3-571, International Property Maintenance Code**

- 1** IPMC Chapter 3, Section 302 ~ Exterior Property Areas.  
IPMC 302.1 Sanitation.  
IPMC 302.2 Grading and drainage.  
IPMC 302.3 Sidewalks and driveways.
- 2** IPMC Chapter 3, Section 304 ~ Exterior Structure.  
IPMC 304.5 Foundation walls.  
IPMC 304.6 Exterior walls.  
IPMC 304.12 Handrails and guards.  
IPMC 304.13 Window, skylight and door frames.
- 3** IPMC Chapter 3, Section 305 ~ Interior Structure.  
IPMC 305.1 General.  
IPMC 305.3 Interior surfaces.
- 4** IPMC Chapter 3, Section 307 ~ Handrails & Guardrails
- 5** IPMC Chapter 3, Section 309 ~ Pest Elimination.
- 6** IPMC Chapter 5, Section 504 - Plumbing Systems & Fixtures.
- 7** IPMC Chapter 6, Section 603 ~ Mechanical Equipment.  
IPMC 603.1 Mechanical equipment and appliances.

Corrective Actions Required:

- 1 There is trash, garbage, boxes, dog crates, cylinders, and miscellaneous debris around the exterior of the building. Remove all of it as required.

There is significant soil erosion on the east, south, and west side of the building resulting in the foundation being exposed, along with pipes and wires. A professionally licensed structural engineer and/or architect will be required to evaluate the conditions. A copy of their report needs to be provided to this office. Contact the building department for additional information, and make the appropriate repairs at the building and correct the drainage issues as required to the applicable building and environmental codes. A building permit and an environmental permit and a licensed contractor will be required for some or all of the repairs.

The water from the gutter systems needs to be pushed away from the building. Correct the soil erosion at the front of the building as required around the trees, pipes and wires. A building permit and a licensed contractor may be required

There was water standing at the front of the building and soil has washed onto the porch on the east side of the building. Ensure that all water is draining away from the building as required.

There is erosion along the sidewalks that provide access to the building. Repair the soil erosion as required to the applicable building and environmental codes. The drain pipes under the sidewalks are damaged. Repair the drain pipes as required.

- 2 The foundation walls have been exposed and under-cut along the back and sides of the building at various locations. Obtain a professionally licensed structural engineer and/or architect to evaluate the building and the areas where the soil has been washed away. Provide this office with documentation as to the recommendations for the required repairs to the structure along the foundation for the entire building. Along the east side of the building  
soil is washing up onto the porches. Water is standing in front of the north east portion of the building. Ensure that the water is draining away from the building to the public way. A building permit and an environmental permit may be required for the repairs.

There is a gap between the concrete foundation and the siding on the exterior of where bedroom B is located. Take the appropriate steps to close and seal off the gap as required to the applicable building code. Ensure that animals can not access the interior of the building through this area.

The concrete walkway between the units, has soil erosion along the south side of the building. Install a guardrail if the height of the walkway above the soil is 30 inches or more.

There is a hole in the exterior siding above the window for unit A. Repair all holes in the siding and repair any damage caused to the interior due to the exterior siding being open.

The window in unit A bedroom is hazed over. Repair or replace the glass section as required.

- 3 The interior of a structure and equipment therein shall be maintained in good repair, structurally sound and in a sanitary condition.

There are doorways where the carpeting is separated from the tack strip at the tile. Install a transition strip to cover the edge of the carpeting, tile, and the exposed carpet tack strip.

The door stop is missing in the bathroom. Install a door stop as required and repair the hole in the wall from the door knob.

There is discoloration in the kitchen cabinets. Locate the cause and repair as required.

There is some discoloration along the ceilings at the intersection of the walls. Locate the cause and repair as required. There appears to be some damage to the glass of the window of unit A. Locate the cause and repair as required.

- 4 Every exterior and interior flight of stairs having more than four risers shall have a handrail on one side of the stair and every open portion of a stair, landing, balcony, porch, deck, ramp or other walking surface that is more than 30 inches above the floor or grade below shall have guards. Handrails shall be not less than 30 inches in height or more than 42 inches in height measured vertically above the nosing of the tread or above the finished floor of the landing or walking surface. Guards shall be not less than 30 inches in height above the floor of the landing, balcony, porch, deck, or ramp or other walking surface.

The result of the soil being washed out has resulted in a large drop off from the exterior hallway to the ground. Measure the height of the drop off and install a guardrail if the ground is 30 inches lower than the walking surface.

- 5 Structures shall be kept free from insect and rodent infestation. Structures in which insects or rodents are found shall be promptly exterminated by approved processes that will not be injurious to human health. After pest elimination, proper precautions shall be taken to prevent re-infestation.

Insects were noted at the time of inspection.

The tenant stated that she could hear scratching noises in the wall of her bedroom. On the exterior of the building there is a gap between the concrete and where the siding starts.

Provide this office with documentation of what was done to exterminate the insects and the animals in the walls. Provide documentation of what will be done to prevent re-infestation.

- 6 The toilet in the bathroom of unit 'B' rocks and or is loose. Secure the toilet as required and ensure that the toilet is fully functional.

Seal around the bathroom sink and along the back splash as required.

- 7 Mechanical appliances, fireplaces, solid fuel-burning appliances, cooking appliances and water heating appliances shall be properly installed and maintained in a safe working condition, and shall be capable of performing the intended function.

The air handler coil is very dirty. Clean the air handler coil and change the filter as required. Seal around all of the pipes and the wires as required. Clean the duct work if required. Ensure that the air handler is fully functional.

The HVAC exterior equipment pads around the exterior of the building have been under-cut by water erosion. Repair the water erosion as required to the applicable building code.

**If you have any questions concerning these violations, please call our office at (850) 891-7007.**

**Boarding a structure will not bring the property into compliance.** If windows and doors are boarded the case will be scheduled for a hearing before the Municipal Code Enforcement Board whereby the City will request an order be issued to set a time limit on the boarding of the structure.

Building permits may be required before repairs or alterations can be made to any building. Building and demolition permits may be obtained from the City's Building Inspection Division, located at 435 N. Macomb Street, 1st Floor, telephone number (850) 891-7001 option 2.

City of Tallahassee  
300 S Adams St.  
B-15  
Tallahassee FL 32301

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USPS CERTIFIED MAIL



9214 8901 9403 8381 0464 84

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TCE241987 NOV/NOH INITIAL  
VA8 SEMINOLE GRAND LLC  
STE 100  
6191 STATE HIGHWAY 161  
IRVING TX 75038-2290

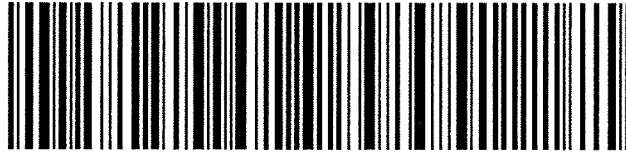
Return Reference Number:  
Username: Denise Garrett  
Custom 1:  
Custom 2:  
Custom 3:  
Custom 4:  
Custom 5:

Postage: \$8.1600

City of Tallahassee  
300 S Adams St.  
B-15  
Tallahassee FL 32301

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USPS CERTIFIED MAIL



9214 8901 9403 8382 1701 02

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TCE242002 NOV NOH INITIAL  
JOHNSON MELEIA  
3317 HARBOR CLUB DR  
TALLAHASSEE FL 32308-5682

Return Reference Number:  
Username: Bonita Paige  
Custom 1:  
Custom 2:  
Custom 3:  
Custom 4:  
Custom 5:

Postage: \$8.1600





**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

October 10, 2024

CITY OF TALLAHASSEE  
Petitioner,

vs.

JOHNSON MELEIA  
3317 HARBOR CLUB DR  
TALLAHASSEE FL 32308

Respondent

Case No.: **TCE242002**

Location of Violation: **1910 RHONDA DR**

Tax ID #: **212235 U0230**

The appearance of our community and how individual properties are maintained has a significant impact on the quality of life in our neighborhoods. A recent inspection of your property revealed that certain conditions found do not comply with City code. These violations, the corrective action required and the time frame for completing that corrective action are noted on the attached violation detail.

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You are hereby given notice that pursuant to Chapter 162, Florida Statutes, and Chapter 2 of the Code of General Ordinances of the City of Tallahassee, a hearing will be conducted on the above referenced case before the **Code Magistrate** on **02/04/2025** at **1:00 pm**, or as soon thereafter as said matter can be heard in the **2nd Floor Conference Room, Renaissance Center, 435 N Macomb Street**, Tallahassee, Florida. If the violation(s) are corrected within the number of days noted on the attached violation detail, you may not have to appear before the **Code Magistrate**.

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**CITY OF  
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Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

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The **Code Magistrate** will receive testimony and evidence at said hearing and shall make findings of fact as are supported by the testimony and evidence pertaining to the matters alleged herein. If you fail to appear, the **Code Magistrate** may base its findings and conclusions solely on the testimony and evidence presented by the Code Enforcement Division.

Should you be found in violation of the Municipal Code, the **Code Magistrate** may impose a fine up to \$250.00 per day, per violation for each day that the violation(s) continues beyond the compliance date established by the **Code Magistrate** in the Final Order. If the Code Enforcement Board or Code Magistrate has previously declared you to be a repeat violator, the **Code Magistrate** may impose a fine of up to \$500.00 per day, per violation for each day the violation continues beyond the compliance date established by the **Code Magistrate**.

If any person desires to appeal any decision, with respect to the matter considered at these meetings, such person will need a record of the proceedings and that, for this purpose, such person may need to ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which the appeal is based. The City of Tallahassee does not provide or prepare such a record (refer to Section 286.0105, Florida Statutes).

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Sincerely,

*Lesa Vause*

Code Enforcement Division  
Attachment



CITY OF  
TALLAHASSEE

Housing and Community Resilience  
Code Enforcement

Notice of Violation

Code Officer: **Lesa Vause** Permit No.: **NA**  
Initial Inspection Date: **08/23/2024** Case No.: **TCE242002**  
Tax Identification Number: **212235 U0230** Repeat Offender: **No**  
Violation Address: **1910 RHONDA DR**

Owner(s):

JOHNSON MELEIA  
3317 HARBOR CLUB DR  
TALLAHASSEE FL 32308

You are required to correct the following code violations within **30** days of receipt of this notice.

Code(s) in Violation:

**Other**

- 1 TLDC, Chapter 3, Article IX, Section 3-488(b) Maintenance

Corrective Actions Required:

- 1 Remove and dispose of all dead trees from the property. This regards the dead pine tree in the back yard.

**If you have any questions concerning these violations, please call our office at (850) 891-7007.**

**Boarding a structure will not bring the property into compliance.** If windows and doors are boarded the case will be scheduled for a hearing before the Municipal Code Enforcement Board whereby the City will request an order be issued to set a time limit on the boarding of the structure.

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**MUNICIPAL CODE ENFORCEMENT BOARD / MAGISTRATE  
FINAL NOTICE OF HEARING**

**October 16, 2024**

**MOODY ERNEST D III  
2101 JOYNER DR  
TALLAHASSEE FL 32303**

**Re: CASE NUMBER TCE241295  
LOCATION: 1749 KAY AVE  
Tax I.D. #(s): 310875 A0142**

Dear Sir/Madam:

This letter serves as your formal Notice of Final Hearing for the above referenced property due to non-compliance. You were previously noticed for a hearing which was held on 10/08/2024. This final hearing will be held on **February 4, 2025 at 1:00 pm** at the Frenchtown Renaissance Center -435 N Macomb Street, 2<sup>nd</sup> floor.

Hearings will be recorded and available for public viewing online at <https://Talgov.com/code>. If you are unable to attend the hearing in-person, you may attend virtually by submitting your request via email to [code.hearings@talgov.com](mailto:code.hearings@talgov.com) or by contacting the Code Compliance Coordinator at (850) 891-7110. If you have evidence to submit and/or comments, please call (850) 891-7007. Once your request has been received by our office to attend virtually, a meeting access code will be provided for you.

All information that is pre submitted must either be sworn to or notarized and must be received no later than 5:00 pm on 01/25/2025 to allow time to provide it to the Magistrate/Code Board. All information submitted will be recorded as case file information and entered into public record.

Please be advised your case will be presented to the Municipal Code Enforcement Board / Magistrate on the above date and time. Even if the violation has been corrected by the time specified by the code inspector, the case may still be presented if the Division is not properly notified to inspect the property for compliance. In the event your property is found to be in violation of the City Code during the hearing, the Code Enforcement Board / Magistrate has the authority to charge fines of up to \$250.00 a day against your property for every day that the violation(s) exists as well as any costs the City occurred in the event the City must correct the violations.

For further information regarding the hearing process, please visit [Talgov.com/Code](http://Talgov.com/Code) or call (850) 891-7110.

Sincerely,

*Shameka Bush*

Code Enforcement Division

*NOTICE: Any party aggrieved by the decisions of the Municipal Code Enforcement Board may appeal the decision to the Leon County Circuit Court within 30 days of the execution of the final order. If an owner decides to appeal any decision made by the Municipal Code Enforcement Board / Magistrate with respect to any matter considered at this meeting or hearing, such person will need a record of these proceedings; and, for this purpose, such persons may need to ensure that a verbatim record of the proceedings is made, which record indicates the testimony and evidence upon which the appeal is to be based. The City of Tallahassee does not provide or prepare such a record. See Section 286.0105, Florida Statutes.*

**MUNICIPAL CODE ENFORCEMENT BOARD/MAGISTRATE  
CITY OF TALLAHASSEE  
INITIAL ORDER**

**CASE NO.: TCE241295**

**VIOLATION ADDRESS: 1749 KAY AVE**

**VIOLATION TAX ID #: 310875 A0142**

On 10/08/2024, the above-mentioned case came for an **Initial Hearing** before the Code Magistrate, and based upon the evidence presented, the Code Magistrate issues this Initial Order.

FINDINGS

1. The above-described property is identified as Leon County Tax Parcel Identification Number **310875 A0142** and the physical address is identified **1749 KAY AVE Tallahassee, Florida.**
2. As listed by the Leon County Property Appraiser, the owner(s) of the above-described property are MOODY ERNEST D III (hereinafter "Property Owner(s)").
3. On 06/20/2024 Property Owner(s) was/were given a reasonable amount of time to voluntarily comply and correct the following violation(s):
  - A. IPMC, 304.1 - General
  - B. IPMC, 308.1 – Accumulation of rubbish or garbage
4. Due to the Property Owner(s) failing to voluntarily comply, this cause was set for an initial hearing on 10/08/2024 before the Code Magistrate.
5. On 09/04/2024, the Property Owner(s) were given notice of the Initial Hearing to beheld on October 08, 2024 by certified mail, hand delivery and/or posting of property.
6. Property Owner(s) and/or Property Owner(s) Representative(s):  
 DID attend this hearing.  
 DID NOT attend this hearing.

7. The following violations remain:

**A. IPMC, 304.1 - General**

*Corrective Action Required: The exterior of a structure shall be maintained in good repair, structurally sound and sanitary so as not to pose a threat to the public health, safety or welfare. Ensure that all rotted and damaged wood and materials are removed before repairing. Ensure that all structural members are free from deterioration and shall be capable of safely supporting the imposed dead and live loads. Ensure that the exterior walls are free from holes, breaks, and loose or rotting materials; and maintained weatherproof and properly surface coated where required to prevent deterioration. Ensure that the exterior stairway, deck, porch and balcony, and all appurtenances attached thereto, shall be maintained structurally sound, in good repair, with proper anchorage and capable of supporting the imposed loads. Ensure that every handrail and guard shall be firmly fastened and capable of supporting normally imposed loads and shall be maintained in good condition.*

**B. IPMC, 308.1 – Accumulation of rubbish or garbage**

*Corrective Action Required: Exterior property and premises, and the interior of every structure, shall be free from any accumulation of rubbish or garbage. Ensure that all tree debris, tree trimmings, and tree branches are removed from the property.*

8. As of the date of this Order, the property fails to be in compliance with the City of Tallahassee Code of General Ordinances and/or City of Tallahassee Land Development Code and/or the International Property Maintenance Code.
9. The Property Owner(s) is/are given 60 days to bring the above-described property into compliance.
10. If the above-described property is not brought into substantial compliance within the number of days allotted above, this case will be brought back to the Code Magistrate on 02-04-2025 at which time fines and/or cost may be assessed against the Property Owner(s).

DONE and ORDERED this 8th day of OCTOBER 2024.

  
**Mr. Jody Dodson, Code Magistrate**



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

October 17, 2024

CITY OF TALLAHASSEE  
Petitioner,

vs.

SULKER ALP F  
1734 W THARPE ST  
TALLAHASSEE FL 32303

Respondent

Case No.: **TCE242129**

Location of Violation: **1641 ATKAMIRE DR**

Tax ID #: **410259 B0030**

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Code Enforcement Division**

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Sincerely

**Lesla Vause**

Code Enforcement Division

Attachment



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement**

**Notice of Violation**

Code Officer: <b>Lesa Vause</b>	Permit No.:	<b>NA</b>
Initial Inspection Date: <b>09/19/2024</b>	Case No.:	<b>TCE242129</b>
Tax Identification Number: <b>410259 B0030</b>	Repeat Offender:	<b>No</b>
Violation Address: <b>1641 ATKAMIRE DR</b>		

Owner(s):

SULKER ALP F  
1734 W THARPE ST  
TALLAHASSEE FL 32303

You are required to correct the following code violations within **60** days of receipt of this notice.

Code(s) in Violation:

**Chapter 3, Article XI, Section 3-571, International Property Maintenance Code**

- 1** IPMC, Exterior Property Areas, 302.4 Weeds
- 2** TLDC, Chapter 3, Article IX, Section 3-488(b) Maintenance
- 3** TLDC, Chapter 3, Article VII, Section 3-401 - Fences and Walls
- 4** IPMC, Exterior Structure, 304.1 General
- 5** IPMC, Exterior Structure, 304.12 Handrails and Guards
- 6** IPMC, Exterior Structure, 304.14 Insect Screens
- 7** IPMC, Interior Structure, 305.1 General
- 8** IPMC, Interior Structure, 305.3 Interior Surfaces
- 9** IPMC, Fire Safety Requirements, 704.6 Single- and Multiple-Station Smoke Alarms
- 10** IPMC, Mechanical and Electrical Requirements, 603.1 Mechanical Equipment and Appliances
- 11** IPMC, Mechanical and Electrical Requirements, 605.1 Installation
- 12** IPMC, Mechanical and Electrical Requirements, 605.2 Receptacles
- 13** IPMC, Exterior Property Areas, 302.2 Grading and Drainage

## Corrective Actions Required:

- 1 Cut lawn to ensure all high grass, weeds and overgrowth are maintained to a overall height of less than 12 inches.
- 2 Remove all trash, litter, and debris from the entire property. Remove all of the tree debris from the property.
- 3 Repair or remove the fence/wall that is in disrepair and considered unsafe. The wall by the exterior staircase is separated along the joints. Repair the wall as required and ensure that it is structurally sound.

Repair the damaged wall that is along the east side of the house as required to the applicable building code.

Repair or replace the damaged fencing around the back yard as required. Repair the wooden fence in the front yard as required.

- 4 Ensure the exterior of a structure and equipment are in good repair, structurally sound and in a sanitary condition.
- 5 Ensure every handrail and guard is firmly fastened and capable of supporting normally imposed loads and maintained in good condition.

Install a handrail as required for the exterior stairs on the east side of the house to the applicable building code. A building permit and a licensed contractor may be required. Ensure that the handrail is fully functional.

- 6 Ensure all windows and doors required for ventilation have approved insect screens. Ensure every screen door used for insect control has a self-closing device in good working condition.

There are some missing insect screens on some of the exterior windows. Replace all missing or damaged window screens as required.

- 7 Ensure the interior of a structure and equipment therein shall be maintained in good repair, structurally sound and in a sanitary condition.

Repair or replace the damaged drywall as required, on all walls, and ceilings, throughout the house. Repair/or remove the water damage as required. The discolored areas, locate the cause and repair or replace the drywall as required.

Repair all cracks at the door frames and in the door frames as required.

- 8 Ensure all interior surfaces are maintained in good, clean working condition. Replace or remove all peeling, chipping, flaking, or abraded paint. Repair all defective surfaces.

Remove all peeling paint and provide a protective coating, paint or the like, on all unprotected surfaces, including repairs.

- 9 Ensure smoke alarms are fully functional in all appropriate areas on each floor of the interior structure including bedrooms, hallways, and living areas as required.

The following violations require your immediate attention: There are no smoke alarms in the bedrooms. Install a smoke alarm in each bedroom as required. Install an additional smoke alarm in the hallway in the immediate vicinity of the bedrooms. Be prepared to demonstrate that all of smoke alarms are fully functional.

- 10** Ensure all mechanical equipment, appliances, fireplaces, solid fuel-burning appliances, cooking appliances and water heating appliances are properly installed, in a safe working condition, and perform as originally designed.

The exhaust fans in the bathrooms are dirty and have been dislodged. Clean the exhaust fans as required and re-install the fans as required. Ensure that the fans are fully functional.

There is a cover plate that has partially dislodged from the ceiling. Re-install the cover plate as required.

Remove the trash and debris from the water heater closet and from the top of the water heater.

- 11** Ensure all electrical equipment, wiring and appliances are properly installed and maintained in a safe, approved manner.

The power panel circuits, though identified are difficult to read. Re-write or replace the circuit identification information as required.

- 12** Ensure every bathroom shall contain not less than one receptacle. Ensure all receptacle outlets shall have the appropriate faceplate cover for the location.

The GFCI receptacles in the bathrooms were not functioning properly. Repair or replace the receptacles as required and ensure that the receptacles are fully functional.

- 13** Grade and maintain land to prevent the erosion of soil and to prevent the accumulation of water thereon.

There is soil erosion along the west side of the house. Repair the soil erosion as required to the applicable building codes. A building permit and an environmental permit and a licensed contractor may be required.

**If you have any questions concerning these violations, please call our office at (850) 891-7007.**

**Boarding a structure will not bring the property into compliance.** If windows and doors are boarded the case will be scheduled for a hearing before the Municipal Code Enforcement Board whereby the City will request an order be issued to set a time limit on the boarding of the structure.

Building permits may be required before repairs or alterations can be made to any building. Building and demolition permits may be obtained from the City's Building Inspection Division, located at 435 N. Macomb Street, 1st Floor, telephone number (850) 891-7001 option 2.

City of Tallahassee  
300 S Adams St.  
B-15  
Tallahassee FL 32301

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USPS CERTIFIED MAIL



9214 8901 9403 8383 1493 74

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TCE242129 NOV/NOH INITIAL  
SULKER ALP F  
1734 W THARPE ST  
TALLAHASSEE FL 32303-4442

Return Reference Number:  
Username: Denise Garrett  
Custom 1:  
Custom 2:  
Custom 3:  
Custom 4:  
Custom 5:

Postage: \$8.1600



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

November 07, 2024

CITY OF TALLAHASSEE

Petitioner,

vs.

CASTRO ISABEL & CASTRO KENNETH  
1565 BLOUNTSTOWN ST APT A  
TALLAHASSEE FL 32304-1151

Respondent

Case No.: **TCE242303**

Location of Violation: **1565 BLOUNTSTOWN ST**

Tax ID #: **2129200290000**

The appearance of our community and how individual properties are maintained has a significant impact on the quality of life in our neighborhoods. A recent inspection of your property revealed that certain conditions found do not comply with City code. These violations, the corrective action required and the time frame for completing that corrective action are noted on the attached violation detail.

Pursuant to Chapter 162 of the Florida Statutes, and Chapter 2 of the Code of General Ordinances of the City of Tallahassee, the Code Enforcement Officer hereby gives the notice of a violation on the above referenced property and hereby requests that a Hearing be scheduled before the Code Magistrate.

You must correct the violation described herein within the number of days noted on the attached violation detail. Once corrected, you must contact the City Code Enforcement Division at **(850) 891-7007** to arrange a reinspection of the property to verify the violation has been corrected and the property is in compliance with the Municipal Code cited herein.

You are hereby given notice that pursuant to Chapter 162, Florida Statutes, and Chapter 2 of the Code of General Ordinances of the City of Tallahassee, a hearing will be conducted on the above referenced case before the **Code Magistrate** on **02/04/2025** at **1:00 pm**, or as soon thereafter as said matter can be heard in the **2nd Floor Conference Room, Renaissance Center, 435 N Macomb Street**, Tallahassee, Florida. If the violation(s) are corrected within the number of days noted on the attached violation detail, you may not have to appear before the **Code Magistrate**.

Failure to comply may result in the City of Tallahassee correcting the violation(s) and assessing the cost through placing a lien on the property until such time as all costs are reimbursed to the City. These costs may be recovered by court action, if necessary. Your case may be presented to the **Code Magistrate** even if the violation has been corrected prior to the hearing or if the structure is boarded.



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

Notice of Violation and Notice of Hearing

Page 2

The City's Board and Seal Ordinance, (Section 3-371, Tallahassee Land Development Code), includes a time limit for a structure to remain boarded. Cases involving boarded structures will be taken to the **Code Magistrate** for an order to be issued determining the time limit. If removal of boards reveals other code violations, those violations must also be corrected.

The **Code Magistrate** will receive testimony and evidence at said hearing and shall make findings of fact as are supported by the testimony and evidence pertaining to the matters alleged herein. If you fail to appear, the **Code Magistrate** may base its findings and conclusions solely on the testimony and evidence presented by the Code Enforcement Division.

Should you be found in violation of the Municipal Code, the **Code Magistrate** may impose a fine up to \$250.00 per day, per violation for each day that the violation(s) continues beyond the compliance date established by the **Code Magistrate** in the Final Order. If the Code Enforcement Board or Code Magistrate has previously declared you to be a repeat violator, the **Code Magistrate** may impose a fine of up to \$500.00 per day, per violation for each day the violation continues beyond the compliance date established by the **Code Magistrate**.

If any person desires to appeal any decision, with respect to the matter considered at these meetings, such person will need a record of the proceedings and that, for this purpose, such person may need to ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which the appeal is based. The City of Tallahassee does not provide or prepare such a record (refer to Section 286.0105, Florida Statutes).

Any party aggrieved by the decisions of the **Code Magistrate** may appeal the decision to the Leon County Circuit Court within 30 days of the execution of the order.

Building permits may be required before repairs or alterations can be made to any building. Building and demolition permits may be obtained from the City's Building Inspection Division, located at 435 N. Macomb Street, 1st Floor, telephone number (850) 891-7125.

If you have any questions concerning this notice or the hearing process, please contact our office at **(850) 891-7007** or visit our office in the Renaissance Center located at 435 N. Macomb Street, Third Floor, Tallahassee, Florida. **Once you correct the violation(s), contact our office immediately to request an inspection.**

Sincerely,

**Martin Atorresagasti**

Code Enforcement Division

Attachment



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement**

**Notice of Violation**

Code Officer: <b>Martin Atorresagasti</b>	Permit No.:	<b>NA</b>
Initial Inspection Date: <b>10/01/2024</b>	Case No.:	<b>TCE242303</b>
Tax Identification Number: <b>2129200290000</b>	Repeat Offender:	<b>No</b>
Violation Address: <b>1565 BLOUNTSTOWN ST</b>		
Owner(s): CASTRO ISABEL & CASTRO KENNETH 1565 BLOUNTSTOWN ST APT A TALLAHASSEE FL 32304-1151		

You are required to correct the following code violations within **30** days of receipt of this notice.

Code(s) in Violation:

**Chapter 3, Article XI, Section 3-571, International Property Maintenance Code**

- 1** TLDC, Chapter 3, Article IX, Section 3-488(b) Maintenance

Corrective Actions Required:

- 1** Remove and dispose of all dead trees and tree debris from the property.

**If you have any questions concerning these violations, please call our office at (850) 891-7007.**

**Boarding a structure will not bring the property into compliance.** If windows and doors are boarded the case will be scheduled for a hearing before the Municipal Code Enforcement Board whereby the City will request an order be issued to set a time limit on the boarding of the structure.

Building permits may be required before repairs or alterations can be made to any building. Building and demolition permits may be obtained from the City's Building Inspection Division, located at 435 N.

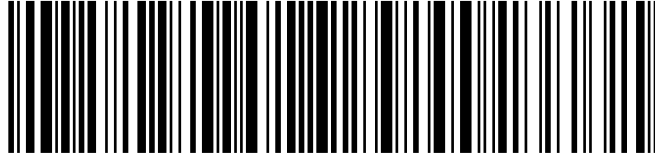
Macomb Street, 1st Floor, telephone number (850) 891-7001 option 2.



City of Tallahassee  
300 S Adams St.  
B-15  
Tallahassee FL 32301

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USPS CERTIFIED MAIL



9214 8901 9403 8387 1567 74

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TCE242303 NOV/NOH INITIAL  
CASTRO ISABEL & CASTRO KENNETH  
1565 BLOUNTSTOWN ST  
APT A  
TALLAHASSEE FL 32304-1151

Return Reference Number:  
Username: Denise Garrett  
Custom 1:  
Custom 2:  
Custom 3:  
Custom 4:  
Custom 5:

Postage: \$8.1600



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

November 12, 2024

CITY OF TALLAHASSEE  
Petitioner,

vs.

SHABAZZ ARI J  
810 DENT ST  
TALLAHASSEE FL 32304

Respondent

Case No.: **TCE242426**

Location of Violation: **810 DENT ST**

Tax ID #: **2126530080040**

The appearance of our community and how individual properties are maintained has a significant impact on the quality of life in our neighborhoods. A recent inspection of your property revealed that certain conditions found do not comply with City code. These violations, the corrective action required and the time frame for completing that corrective action are noted on the attached violation detail.

Pursuant to Chapter 162 of the Florida Statutes, and Chapter 2 of the Code of General Ordinances of the City of Tallahassee, the Code Enforcement Officer hereby gives the notice of a violation on the above referenced property and hereby requests that a Hearing be scheduled before the Code Magistrate.

You must correct the violation described herein within the number of days noted on the attached violation detail. Once corrected, you must contact the City Code Enforcement Division at **(850) 891-7007** to arrange a reinspection of the property to verify the violation has been corrected and the property is in compliance with the Municipal Code cited herein.

You are hereby given notice that pursuant to Chapter 162, Florida Statutes, and Chapter 2 of the Code of General Ordinances of the City of Tallahassee, a hearing will be conducted on the above referenced case before the **Code Magistrate** on **02/04/2025** at **1:00 pm**, or as soon thereafter as said matter can be heard in the **2nd Floor Conference Room, Renaissance Center, 435 N Macomb Street**, Tallahassee, Florida. If the violation(s) are corrected within the number of days noted on the attached violation detail, you may not have to appear before the **Code Magistrate**.

Failure to comply may result in the City of Tallahassee correcting the violation(s) and assessing the cost through placing a lien on the property until such time as all costs are reimbursed to the City. These costs may be recovered by court action, if necessary. Your case may be presented to the **Code Magistrate** even if the violation has been corrected prior to the hearing or if the structure is boarded.



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

Notice of Violation and Notice of Hearing

Page 2

The City's Board and Seal Ordinance, (Section 3-371, Tallahassee Land Development Code), includes a time limit for a structure to remain boarded. Cases involving boarded structures will be taken to the **Code Magistrate** for an order to be issued determining the time limit. If removal of boards reveals other code violations, those violations must also be corrected.

The **Code Magistrate** will receive testimony and evidence at said hearing and shall make findings of fact as are supported by the testimony and evidence pertaining to the matters alleged herein. If you fail to appear, the **Code Magistrate** may base its findings and conclusions solely on the testimony and evidence presented by the Code Enforcement Division.

Should you be found in violation of the Municipal Code, the **Code Magistrate** may impose a fine up to \$250.00 per day, per violation for each day that the violation(s) continues beyond the compliance date established by the **Code Magistrate** in the Final Order. If the Code Enforcement Board or Code Magistrate has previously declared you to be a repeat violator, the **Code Magistrate** may impose a fine of up to \$500.00 per day, per violation for each day the violation continues beyond the compliance date established by the **Code Magistrate**.

If any person desires to appeal any decision, with respect to the matter considered at these meetings, such person will need a record of the proceedings and that, for this purpose, such person may need to ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which the appeal is based. The City of Tallahassee does not provide or prepare such a record (refer to Section 286.0105, Florida Statutes).

Any party aggrieved by the decisions of the **Code Magistrate** may appeal the decision to the Leon County Circuit Court within 30 days of the execution of the order.

Building permits may be required before repairs or alterations can be made to any building. Building and demolition permits may be obtained from the City's Building Inspection Division, located at 435 N. Macomb Street, 1st Floor, telephone number (850) 891-7125.

If you have any questions concerning this notice or the hearing process, please contact our office at **(850) 891-7007** or visit our office in the Renaissance Center located at 435 N. Macomb Street, Third Floor, Tallahassee, Florida. **Once you correct the violation(s), contact our office immediately to request an inspection.**

Sincerely,

**Lesla Vause**

Code Enforcement Division

Attachment



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement**

**Notice of Violation**

Code Officer: <b>Lesa Vause</b>	Permit No.:	<b>NA</b>
Initial Inspection Date: <b>10/11/2024</b>	Case No.:	<b>TCE242426</b>
Tax Identification Number: <b>2126530080040</b>	Repeat Offender:	<b>No</b>
Violation Address: <b>810 DENT ST</b>		
Owner(s): SHABAZZ ARI J 810 DENT ST TALLAHASSEE FL 32304		

You are required to correct the following code violations within **15** days of receipt of this notice.

Code(s) in Violation:

**Chapter 3, Article XI, Section 3-571, International Property Maintenance Code**

- 1** TLDC, Chapter 3, Article IX, Section 3-488(b) Maintenance

Corrective Actions Required:

- 1** Remove all trash, litter, and debris from the entire property. This includes any appliances, front and back yard.

**If you have any questions concerning these violations, please call our office at (850) 891-7007.**

**Boarding a structure will not bring the property into compliance.** If windows and doors are boarded the case will be scheduled for a hearing before the Municipal Code Enforcement Board whereby the City will request an order be issued to set a time limit on the boarding of the structure.

Building permits may be required before repairs or alterations can be made to any building. Building and demolition permits may be obtained from the City's Building Inspection Division, located at 435 N. Macomb Street, 1st Floor, telephone number (850) 891-7001 option 2.

City of Tallahassee  
300 S Adams St.  
B-15  
Tallahassee FL 32301

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USPS CERTIFIED MAIL



9214 8901 9403 8387 7943 34

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TCE242426 NOV/NOH INITIAL  
SHABAZZ ARI J  
810 DENT ST  
TALLAHASSEE FL 32304-2439

Return Reference Number:  
Username: Denise Garrett  
Custom 1:  
Custom 2:  
Custom 3:  
Custom 4:  
Custom 5:

Postage: \$8.1600



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

November 12, 2024

CITY OF TALLAHASSEE

Petitioner,

vs.

SMITH PHILIP N  
CODNER SIMONE N  
3089 SW 163RD AVE  
MIRAMAR FL 33027

Respondent

Case No.: **TCE242451**

Location of Violation: **729 GOLD NUGGET TRL**

Tax ID #: **2127190000010**

The appearance of our community and how individual properties are maintained has a significant impact on the quality of life in our neighborhoods. A recent inspection of your property revealed that certain conditions found do not comply with City code. These violations, the corrective action required and the time frame for completing that corrective action are noted on the attached violation detail.

Pursuant to Chapter 162 of the Florida Statutes, and Chapter 2 of the Code of General Ordinances of the City of Tallahassee, the Code Enforcement Officer hereby gives the notice of a violation on the above referenced property and hereby requests that a Hearing be scheduled before the Code Magistrate.

You must correct the violation described herein within the number of days noted on the attached violation detail. Once corrected, you must contact the City Code Enforcement Division at **(850) 891-7007** to arrange a reinspection of the property to verify the violation has been corrected and the property is in compliance with the Municipal Code cited herein.

You are hereby given notice that pursuant to Chapter 162, Florida Statutes, and Chapter 2 of the Code of General Ordinances of the City of Tallahassee, a hearing will be conducted on the above referenced case before the **Code Magistrate** on **02/04/2025** at **1:00 pm**, or as soon thereafter as said matter can be heard in the **2nd Floor Conference Room, Renaissance Center, 435 N Macomb Street**, Tallahassee, Florida. If the violation(s) are corrected within the number of days noted on the attached violation detail, you may not have to appear before the **Code Magistrate**.

Failure to comply may result in the City of Tallahassee correcting the violation(s) and assessing the cost through placing a lien on the property until such time as all costs are reimbursed to the City. These costs may be recovered by court action, if necessary. Your case may be presented to the **Code Magistrate** even if the violation has been corrected prior to the hearing or if the structure is boarded.



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

Notice of Violation and Notice of Hearing

Page 2

The City's Board and Seal Ordinance, (Section 3-371, Tallahassee Land Development Code), includes a time limit for a structure to remain boarded. Cases involving boarded structures will be taken to the **Code Magistrate** for an order to be issued determining the time limit. If removal of boards reveals other code violations, those violations must also be corrected.

The **Code Magistrate** will receive testimony and evidence at said hearing and shall make findings of fact as are supported by the testimony and evidence pertaining to the matters alleged herein. If you fail to appear, the **Code Magistrate** may base its findings and conclusions solely on the testimony and evidence presented by the Code Enforcement Division.

Should you be found in violation of the Municipal Code, the **Code Magistrate** may impose a fine up to \$250.00 per day, per violation for each day that the violation(s) continues beyond the compliance date established by the **Code Magistrate** in the Final Order. If the Code Enforcement Board or Code Magistrate has previously declared you to be a repeat violator, the **Code Magistrate** may impose a fine of up to \$500.00 per day, per violation for each day the violation continues beyond the compliance date established by the **Code Magistrate**.

If any person desires to appeal any decision, with respect to the matter considered at these meetings, such person will need a record of the proceedings and that, for this purpose, such person may need to ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which the appeal is based. The City of Tallahassee does not provide or prepare such a record (refer to Section 286.0105, Florida Statutes).

Any party aggrieved by the decisions of the **Code Magistrate** may appeal the decision to the Leon County Circuit Court within 30 days of the execution of the order.

Building permits may be required before repairs or alterations can be made to any building. Building and demolition permits may be obtained from the City's Building Inspection Division, located at 435 N. Macomb Street, 1st Floor, telephone number (850) 891-7125.

If you have any questions concerning this notice or the hearing process, please contact our office at **(850) 891-7007** or visit our office in the Renaissance Center located at 435 N. Macomb Street, Third Floor, Tallahassee, Florida. **Once you correct the violation(s), contact our office immediately to request an inspection.**

Sincerely,

**Lesla Vause**

Code Enforcement Division

Attachment



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement**

**Notice of Violation**

Code Officer: <b>Lesa Vause</b>	Permit No.:	<b>NA</b>
Initial Inspection Date: <b>10/15/2024</b>	Case No.:	<b>TCE242451</b>
Tax Identification Number: <b>2127190000010</b>	Repeat Offender:	<b>No</b>
Violation Address: <b>729 GOLD NUGGET TRL</b>		

Owner(s):

SMITH PHILIP N  
CODNER SIMONE N  
3089 SW 163RD AVE  
MIRAMAR FL 33027

You are required to correct the following code violations within **15** days of receipt of this notice.

Code(s) in Violation:

**Chapter 3, Article XI, Section 3-571, International Property Maintenance Code**

- 1** IPMC, Exterior Property Areas, 302.8 Motor Vehicles

Corrective Actions Required:

- 1** Ensure all vehicles are operable and display a valid license plate.  
Blue Ford Edge, no current tag.

**If you have any questions concerning these violations, please call our office at (850) 891-7007.**

**Boarding a structure will not bring the property into compliance.** If windows and doors are boarded the case will be scheduled for a hearing before the Municipal Code Enforcement Board whereby the City will request an order be issued to set a time limit on the boarding of the structure.

Building permits may be required before repairs or alterations can be made to any building. Building and demolition permits may be obtained from the City's Building Inspection Division, located at 435 N. Macomb Street, 1st Floor, telephone number (850) 891-7001 option 2.



City of Tallahassee  
300 S Adams St.  
B-15  
Tallahassee FL 32301

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USPS CERTIFIED MAIL



9214 8901 9403 8387 8213 37

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TCE242451 NOV/NOH INITIAL  
SMITH PHILIP N & CODNER SIMONE N  
3089 SW 163RD AVE  
MIRAMAR FL 33027-5239

Return Reference Number:  
Username: Denise Garrett  
Custom 1:  
Custom 2:  
Custom 3:  
Custom 4:  
Custom 5:

Postage: \$8.1600



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

November 19, 2024

CITY OF TALLAHASSEE

Petitioner,

vs.

ALMARIO RAFAEL  
LOZANO-TORRES YANCILI  
827 DENT ST  
TALLAHASSEE FL 32304-2438

Respondent

Case No.: **TCE242427**

Location of Violation: **827 DENT ST**

Tax ID #: **2126530050140**

The appearance of our community and how individual properties are maintained has a significant impact on the quality of life in our neighborhoods. A recent inspection of your property revealed that certain conditions found do not comply with City code. These violations, the corrective action required and the time frame for completing that corrective action are noted on the attached violation detail.

Pursuant to Chapter 162 of the Florida Statutes, and Chapter 2 of the Code of General Ordinances of the City of Tallahassee, the Code Enforcement Officer hereby gives the notice of a violation on the above referenced property and hereby requests that a Hearing be scheduled before the Code Magistrate.

You must correct the violation described herein within the number of days noted on the attached violation detail. Once corrected, you must contact the City Code Enforcement Division at **(850) 891-7007** to arrange a reinspection of the property to verify the violation has been corrected and the property is in compliance with the Municipal Code cited herein.

You are hereby given notice that pursuant to Chapter 162, Florida Statutes, and Chapter 2 of the Code of General Ordinances of the City of Tallahassee, a hearing will be conducted on the above referenced case before the **Code Magistrate** on **02/04/2025** at **1:00 pm**, or as soon thereafter as said matter can be heard in the **2nd Floor Conference Room, Renaissance Center, 435 N Macomb Street**, Tallahassee, Florida. If the violation(s) are corrected within the number of days noted on the attached violation detail, you may not have to appear before the **Code Magistrate**.

Failure to comply may result in the City of Tallahassee correcting the violation(s) and assessing the cost through placing a lien on the property until such time as all costs are reimbursed to the City. These costs may be recovered by court action, if necessary. Your case may be presented to the **Code Magistrate** even if the violation has been corrected prior to the hearing or if the structure is boarded.



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

Notice of Violation and Notice of Hearing

Page 2

The City's Board and Seal Ordinance, (Section 3-371, Tallahassee Land Development Code), includes a time limit for a structure to remain boarded. Cases involving boarded structures will be taken to the **Code Magistrate** for an order to be issued determining the time limit. If removal of boards reveals other code violations, those violations must also be corrected.

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If any person desires to appeal any decision, with respect to the matter considered at these meetings, such person will need a record of the proceedings and that, for this purpose, such person may need to ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which the appeal is based. The City of Tallahassee does not provide or prepare such a record (refer to Section 286.0105, Florida Statutes).

Any party aggrieved by the decisions of the **Code Magistrate** may appeal the decision to the Leon County Circuit Court within 30 days of the execution of the order.

Building permits may be required before repairs or alterations can be made to any building. Building and demolition permits may be obtained from the City's Building Inspection Division, located at 435 N. Macomb Street, 1st Floor, telephone number (850) 891-7125.

If you have any questions concerning this notice or the hearing process, please contact our office at **(850) 891-7007** or visit our office in the Renaissance Center located at 435 N. Macomb Street, Third Floor, Tallahassee, Florida. **Once you correct the violation(s), contact our office immediately to request an inspection.**

Sincerely,

**Lesla Vause**

Code Enforcement Division

Attachment



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement**

**Notice of Violation**

Code Officer: <b>Lesa Vause</b>	Permit No.:	<b>NA</b>
Initial Inspection Date: <b>10/11/2024</b>	Case No.:	<b>TCE242427</b>
Tax Identification Number: <b>2126530050140</b>	Repeat Offender:	<b>No</b>
Violation Address: <b>827 DENT ST</b>		

Owner(s):

ALMARIO RAFAEL  
LOZANO-TORRES YANCILI  
827 DENT ST  
TALLAHASSEE FL 32304-2438

You are required to correct the following code violations within **60** days of receipt of this notice.

Code(s) in Violation:

**Chapter 3, Article XI, Section 3-571, International Property Maintenance Code**

- 1** TLDC, Chapter 3, Article IX, Section 3-488(b) Maintenance

Corrective Actions Required:

- 1** Remove the fallen, dead tree from the yard.

**If you have any questions concerning these violations, please call our office at (850) 891-7007.**

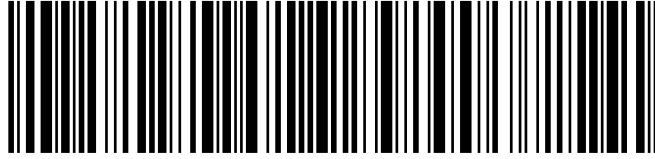
**Boarding a structure will not bring the property into compliance.** If windows and doors are boarded the case will be scheduled for a hearing before the Municipal Code Enforcement Board whereby the City will request an order be issued to set a time limit on the boarding of the structure.

Building permits may be required before repairs or alterations can be made to any building. Building and demolition permits may be obtained from the City's Building Inspection Division, located at 435 N. Macomb Street, 1st Floor, telephone number (850) 891-7001 option 2.

City of Tallahassee  
300 S Adams St.  
B-15  
Tallahassee FL 32301

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USPS CERTIFIED MAIL



9214 8901 9403 8388 7505 20

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TCE242427 NOV/NOH INITIAL  
ALMARIO RAFAEL & LOZANO-TORRES YANCILI  
827 DENT ST  
TALLAHASSEE FL 32304-2438

Return Reference Number:  
Username: Denise Garrett  
Custom 1:  
Custom 2:  
Custom 3:  
Custom 4:  
Custom 5:

Postage: \$8.1600



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

November 19, 2024

CITY OF TALLAHASSEE  
Petitioner,

vs.

DELTA OFFICE LLC  
1445 SILVER PINE LN  
TALLAHASSEE FL 32312

Respondent

Case No.: **TCE242557**

Location of Violation: **212414 A30040 V/L next to 2139 Delta Blvd**

Tax ID #: **212414 A30040**

The appearance of our community and how individual properties are maintained has a significant impact on the quality of life in our neighborhoods. A recent inspection of your property revealed that certain conditions found do not comply with City code. These violations, the corrective action required and the time frame for completing that corrective action are noted on the attached violation detail.

Pursuant to Chapter 162 of the Florida Statutes, and Chapter 2 of the Code of General Ordinances of the City of Tallahassee, the Code Enforcement Officer hereby gives the notice of a violation on the above referenced property and hereby requests that a Hearing be scheduled before the Code Magistrate.

You must correct the violation described herein within the number of days noted on the attached violation detail. Once corrected, you must contact the City Code Enforcement Division at **(850) 891-7007** to arrange a reinspection of the property to verify the violation has been corrected and the property is in compliance with the Municipal Code cited herein.

You are hereby given notice that pursuant to Chapter 162, Florida Statutes, and Chapter 2 of the Code of General Ordinances of the City of Tallahassee, a hearing will be conducted on the above referenced case before the **Code Magistrate** on **02/04/2025** at **1:00 pm**, or as soon thereafter as said matter can be heard in the **2nd Floor Conference Room, Renaissance Center, 435 N Macomb Street**, Tallahassee, Florida. If the violation(s) are corrected within the number of days noted on the attached violation detail, you may not have to appear before the **Code Magistrate**.

Failure to comply may result in the City of Tallahassee correcting the violation(s) and assessing the cost through placing a lien on the property until such time as all costs are reimbursed to the City. These costs may be recovered by court action, if necessary. Your case may be presented to the **Code Magistrate** even if the violation has been corrected prior to the hearing or if the structure is boarded.



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

Notice of Violation and Notice of Hearing

Page 2

The City's Board and Seal Ordinance, (Section 3-371, Tallahassee Land Development Code), includes a time limit for a structure to remain boarded. Cases involving boarded structures will be taken to the **Code Magistrate** for an order to be issued determining the time limit. If removal of boards reveals other code violations, those violations must also be corrected.

The **Code Magistrate** will receive testimony and evidence at said hearing and shall make findings of fact as are supported by the testimony and evidence pertaining to the matters alleged herein. If you fail to appear, the **Code Magistrate** may base its findings and conclusions solely on the testimony and evidence presented by the Code Enforcement Division.

Should you be found in violation of the Municipal Code, the **Code Magistrate** may impose a fine up to \$250.00 per day, per violation for each day that the violation(s) continues beyond the compliance date established by the **Code Magistrate** in the Final Order. If the Code Enforcement Board or Code Magistrate has previously declared you to be a repeat violator, the **Code Magistrate** may impose a fine of up to \$500.00 per day, per violation for each day the violation continues beyond the compliance date established by the **Code Magistrate**.

If any person desires to appeal any decision, with respect to the matter considered at these meetings, such person will need a record of the proceedings and that, for this purpose, such person may need to ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which the appeal is based. The City of Tallahassee does not provide or prepare such a record (refer to Section 286.0105, Florida Statutes).

Any party aggrieved by the decisions of the **Code Magistrate** may appeal the decision to the Leon County Circuit Court within 30 days of the execution of the order.

Building permits may be required before repairs or alterations can be made to any building. Building and demolition permits may be obtained from the City's Building Inspection Division, located at 435 N. Macomb Street, 1st Floor, telephone number (850) 891-7125.

If you have any questions concerning this notice or the hearing process, please contact our office at **(850) 891-7007** or visit our office in the Renaissance Center located at 435 N. Macomb Street, Third Floor, Tallahassee, Florida. **Once you correct the violation(s), contact our office immediately to request an inspection.**

Sincerely,

**Lesla Vause**

Code Enforcement Division

Attachment



CITY OF  
TALLAHASSEE

**Housing and Community Resilience  
Code Enforcement**

**Notice of Violation**

Code Officer: **Lesa Vause** Permit No.: **NA**  
Initial Inspection Date: **10/25/2024** Case No.: **TCE242557**  
Tax Identification Number: **212414 A30040** Repeat Offender: **No**  
Violation Address: **212414 A30040 V/L next to 2139 Delta Blvd**

Owner(s):

DELTA OFFICE LLC  
1445 SILVER PINE LN  
TALLAHASSEE FL 32312

In accordance with the Tallahassee Land Development Code, Chapter 3, Article XI, Division 2, Sec. 3-571, the City of Tallahassee has adopted the International Property Maintenance Code.

You are required to correct the following code violations within **15** days of receipt of this notice.

Code(s) in Violation:

**Chapter 3, Article XI, Section 3-571, International Property Maintenance Code**

- 1** IPMC, Exterior Property Areas, 302.4 Weeds

Corrective Actions Required:

- 1** Cut lawn to ensure all high grass, weeds and overgrowth are maintained to a overall height of less than 12 inches.

**If you have any questions concerning these violations, please call our office at (850) 891-7007.**

**Boarding a structure will not bring the property into compliance.** If a structure is vacant and not secured, the Code Enforcement Official may issue an Emergency Board and Seal Order. If you intend to board any windows/doors, please contact Code Enforcement at (850) 891-7007. If windows and doors are boarded, the case will be scheduled for a hearing before the Code Magistrate where the property owner may request time to make necessary repairs.

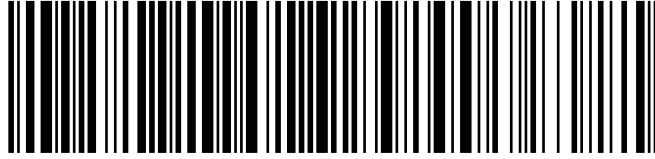
Permits may be required before repairs, alterations, or demolition is performed on the subject property. These may be obtained from the City's Building Inspection Division, located at 435 N. Macomb Street, 1st Floor, telephone number (850) 891-7001 option 2.



City of Tallahassee  
300 S Adams St.  
B-15  
Tallahassee FL 32301

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USPS CERTIFIED MAIL



9214 8901 9403 8388 7569 73

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TCE242557 NOV/NOH INITIAL  
DELTA OFFICE LLC  
1445 SILVER PINE LN  
TALLAHASSEE FL 32312-8023

Return Reference Number:  
Username: Denise Garrett  
Custom 1:  
Custom 2:  
Custom 3:  
Custom 4:  
Custom 5:

Postage: \$8.1600



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

November 21, 2024

CITY OF TALLAHASSEE  
Petitioner,

vs.

BRAD SBARDELLA

Respondent

Case No.: **TCE242522**

Location of Violation: **322 WHETHERBINE WAY E**

Tax ID #: **113302 A0161**

The appearance of our community and how individual properties are maintained has a significant impact on the quality of life in our neighborhoods. A recent inspection of your property revealed that certain conditions found do not comply with City code. These violations, the corrective action required and the time frame for completing that corrective action are noted on the attached violation detail.

Pursuant to Chapter 162 of the Florida Statutes, and Chapter 2 of the Code of General Ordinances of the City of Tallahassee, the Code Enforcement Officer hereby gives the notice of a violation on the above referenced property and hereby requests that a Hearing be scheduled before the Code Magistrate.

You must correct the violation described herein within the number of days noted on the attached violation detail. Once corrected, you must contact the City Code Enforcement Division at **(850) 891-7007** to arrange a reinspection of the property to verify the violation has been corrected and the property is in compliance with the Municipal Code cited herein.

You are hereby given notice that pursuant to Chapter 162, Florida Statutes, and Chapter 2 of the Code of General Ordinances of the City of Tallahassee, a hearing will be conducted on the above referenced case before the **Code Magistrate** on **02/04/2025** at **1:00 pm**, or as soon thereafter as said matter can be heard in the **2nd Floor Conference Room, Renaissance Center, 435 N Macomb Street**, Tallahassee, Florida. If the violation(s) are corrected within the number of days noted on the attached violation detail, you may not have to appear before the **Code Magistrate**.

Failure to comply may result in the City of Tallahassee correcting the violation(s) and assessing the cost through placing a lien on the property until such time as all costs are reimbursed to the City. These costs may be recovered by court action, if necessary. Your case may be presented to the **Code Magistrate** even if the violation has been corrected prior to the hearing or if the structure is boarded.



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

Notice of Violation and Notice of Hearing

Page 2

The City's Board and Seal Ordinance, (Section 3-371, Tallahassee Land Development Code), includes a time limit for a structure to remain boarded. Cases involving boarded structures will be taken to the **Code Magistrate** for an order to be issued determining the time limit. If removal of boards reveals other code violations, those violations must also be corrected.

The **Code Magistrate** will receive testimony and evidence at said hearing and shall make findings of fact as are supported by the testimony and evidence pertaining to the matters alleged herein. If you fail to appear, the **Code Magistrate** may base its findings and conclusions solely on the testimony and evidence presented by the Code Enforcement Division.

Should you be found in violation of the Municipal Code, the **Code Magistrate** may impose a fine up to \$250.00 per day, per violation for each day that the violation(s) continues beyond the compliance date established by the **Code Magistrate** in the Final Order. If the Code Enforcement Board or Code Magistrate has previously declared you to be a repeat violator, the **Code Magistrate** may impose a fine of up to \$500.00 per day, per violation for each day the violation continues beyond the compliance date established by the **Code Magistrate**.

If any person desires to appeal any decision, with respect to the matter considered at these meetings, such person will need a record of the proceedings and that, for this purpose, such person may need to ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which the appeal is based. The City of Tallahassee does not provide or prepare such a record (refer to Section 286.0105, Florida Statutes).

Any party aggrieved by the decisions of the **Code Magistrate** may appeal the decision to the Leon County Circuit Court within 30 days of the execution of the order.

Building permits may be required before repairs or alterations can be made to any building. Building and demolition permits may be obtained from the City's Building Inspection Division, located at 435 N. Macomb Street, 1st Floor, telephone number (850) 891-7125.

If you have any questions concerning this notice or the hearing process, please contact our office at **(850) 891-7007** or visit our office in the Renaissance Center located at 435 N. Macomb Street, Third Floor, Tallahassee, Florida. **Once you correct the violation(s), contact our office immediately to request an inspection.**

Sincerely,

**Shameka Bush**

Code Enforcement Division

Attachment



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement**

**Notice of Violation**

Code Officer: **Shameka Bush** Permit No.: **NA**  
Initial Inspection Date: **10/31/2024** Case No.: **TCE242522**  
Tax Identification Number: **113302 A0161** Repeat Offender: **No**  
Violation Address: **322 WHETHERBINE WAY E**

Owner(s):

SBARDELLA BRAD  
322 WHETHERBINE WAY E  
TALLAHASSEE FL 32301-8522

In accordance with the Tallahassee Land Development Code, Chapter 3, Article XI, Division 2, Sec. 3-571, the City of Tallahassee has adopted the International Property Maintenance Code.

You are required to correct the following code violations within **5** days of receipt of this notice.

Code(s) in Violation:

**Chapter 3, Article XI, Section 3-571, International Property Maintenance Code**

- 1** IPMC, Exterior Property Areas, 302.4 Weeds

Corrective Actions Required:

- 1** Cut lawn to ensure all high grass, weeds and overgrowth are maintained to an overall height of less than 12 inches. Ensure all tree debris are removed.

**If you have any questions concerning these violations, please call our office at (850) 891-7007.**

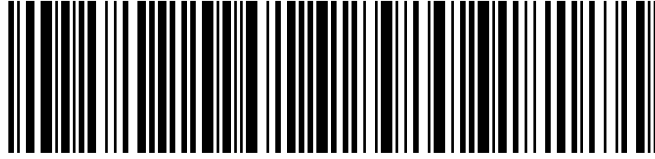
**Boarding a structure will not bring the property into compliance.** If a structure is vacant and not secured, the Code Enforcement Official may issue an Emergency Board and Seal Order. If you intend to board any windows/doors, please contact Code Enforcement at (850) 891-7007. If windows and doors are boarded, the case will be scheduled for a hearing before the Code Magistrate where the property owner may request time to make necessary repairs.

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City of Tallahassee  
300 S Adams St.  
B-15  
Tallahassee FL 32301

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USPS CERTIFIED MAIL



9214 8901 9403 8389 1504 28

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TCE242522 NOV/NOH INITIAL  
SBARDELLA BRAD  
322 WHETHERBINE WAY E  
TALLAHASSEE FL 32301-8522

Return Reference Number:  
Username: Denise Garrett  
Custom 1:  
Custom 2:  
Custom 3:  
Custom 4:  
Custom 5:

Postage: \$8.1600



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

November 21, 2024

CITY OF TALLAHASSEE

Petitioner,

vs.

OSBORNE TIMOTHY

234 B WHETHERBINE WAY W

TALLAHASSEE FL 32301

Respondent

Case No.: **TCE242532**

Location of Violation: **234 WHETHERBINE WAY W**

Tax ID #: **113302 A0501**

The appearance of our community and how individual properties are maintained has a significant impact on the quality of life in our neighborhoods. A recent inspection of your property revealed that certain conditions found do not comply with City code. These violations, the corrective action required and the time frame for completing that corrective action are noted on the attached violation detail.

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**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

Notice of Violation and Notice of Hearing

Page 2

The City's Board and Seal Ordinance, (Section 3-371, Tallahassee Land Development Code), includes a time limit for a structure to remain boarded. Cases involving boarded structures will be taken to the **Code Magistrate** for an order to be issued determining the time limit. If removal of boards reveals other code violations, those violations must also be corrected.

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If you have any questions concerning this notice or the hearing process, please contact our office at **(850) 891-7007** or visit our office in the Renaissance Center located at 435 N. Macomb Street, Third Floor, Tallahassee, Florida. **Once you correct the violation(s), contact our office immediately to request an inspection.**

Sincerely,

**Shameka Bush**

Code Enforcement Division

Attachment



CITY OF  
TALLAHASSEE

Housing and Community Resilience  
Code Enforcement

**Notice of Violation**

Code Officer: **Shameka Bush** Permit No.: **NA**  
Initial Inspection Date: **10/31/2024** Case No.: **TCE242532**  
Tax Identification Number: **113302 A0501** Repeat Offender: **No**  
Violation Address: **234 WHETHERBINE WAY W**

Owner(s):

OSBORNE TIMOTHY  
234 B WHETHERBINE WAY W  
TALLAHASSEE FL 32301

In accordance with the Tallahassee Land Development Code, Chapter 3, Article XI, Division 2, Sec. 3-571, the City of Tallahassee has adopted the International Property Maintenance Code.

You are required to correct the following code violations within **5** days of receipt of this notice.

Code(s) in Violation:

**Chapter 3, Article XI, Section 3-571, International Property Maintenance Code**

- 1** IPMC, Exterior Property Areas, 302.4 Weeds

Corrective Actions Required:

- 1** Cut lawn to ensure all high grass, weeds and overgrowth are maintained to a overall height of less than 12 inches.

**If you have any questions concerning these violations, please call our office at (850) 891-7007.**

**Boarding a structure will not bring the property into compliance.** If a structure is vacant and not secured, the Code Enforcement Official may issue an Emergency Board and Seal Order. If you intend to board any windows/doors, please contact Code Enforcement at (850) 891-7007. If windows and doors are boarded, the case will be scheduled for a hearing before the Code Magistrate where the property owner may request time to make necessary repairs.

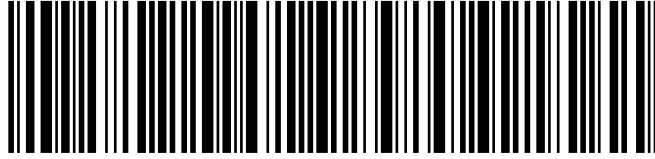
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City of Tallahassee  
300 S Adams St.  
B-15  
Tallahassee FL 32301

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USPS CERTIFIED MAIL



9214 8901 9403 8389 1622 47

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TCE242532 NOV/NOH INITIAL  
OSBORNE TIMOTHY  
234B WHETHERBINE WAY W  
TALLAHASSEE FL 32301-8559

Return Reference Number:  
Username: Denise Garrett  
Custom 1:  
Custom 2:  
Custom 3:  
Custom 4:  
Custom 5:

Postage: \$8.1600



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

November 21, 2024

CITY OF TALLAHASSEE  
Petitioner,

vs.

LEE JEFFRY J  
656 DENT ST  
TALLAHASSEE FL 32304-2435

Respondent

Case No.: **TCE242617**

Location of Violation: **656 DENT ST**

Tax ID #: **2125280000570**

The appearance of our community and how individual properties are maintained has a significant impact on the quality of life in our neighborhoods. A recent inspection of your property revealed that certain conditions found do not comply with City code. These violations, the corrective action required and the time frame for completing that corrective action are noted on the attached violation detail.

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**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

Notice of Violation and Notice of Hearing

Page 2

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Sincerely,

**Lesla Vause**

Code Enforcement Division

Attachment



CITY OF  
TALLAHASSEE

Housing and Community Resilience  
Code Enforcement

**Notice of Violation**

Code Officer: **Lesa Vause**

Permit No.: **NA**

Initial Inspection Date: **11/04/2024**

Case No.: **TCE242617**

Tax Identification Number: **2125280000570**

Repeat Offender: **No**

Violation Address: **656 DENT ST**

Owner(s):

LEE JEFFRY J

656 DENT ST

TALLAHASSEE FL 32304-2435

In accordance with the Tallahassee Land Development Code, Chapter 3, Article XI, Division 2, Sec. 3-571, the City of Tallahassee has adopted the International Property Maintenance Code.

You are required to correct the following code violations within **15** days of receipt of this notice.

Code(s) in Violation:

**Chapter 3, Article XI, Section 3-571, International Property Maintenance Code**

- 1** IPMC, Exterior Property Areas, 302.4 Weeds

Corrective Actions Required:

- 1** Cut lawn to ensure all high grass, weeds and overgrowth are maintained to a overall height of less than 12 inches.

**If you have any questions concerning these violations, please call our office at (850) 891-7007.**

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City of Tallahassee  
300 S Adams St.  
B-15  
Tallahassee FL 32301

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USPS CERTIFIED MAIL



9214 8901 9403 8389 1656 68

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TCE242617 NOV/NOH INITIAL  
LEE JEFFRY J  
656 DENT ST  
TALLAHASSEE FL 32304-2435

Return Reference Number:  
Username: Denise Garrett  
Custom 1:  
Custom 2:  
Custom 3:  
Custom 4:  
Custom 5:

Postage: \$8.1600



**CITY OF  
TALLAHASSEE**

**MUNICIPAL CODE ENFORCEMENT BOARD / MAGISTRATE  
NOTICE OF HEARING**

**November 25, 2024**

**NORTON TERESA A  
NORTON SABRINA  
2672 CHASE WOOD TRL  
TALLAHASSEE FL 32311**

Re: CASE NUMBER      **TCE241692**  
LOCATION:                **1003 PRESTON ST**  
Tax ID #:                **2126204590000**

**AMENDED HEARING DATE**

Dear Sir/Madam:

This letter serves as your formal Notice of Hearing for the above referenced Code Enforcement case. **The hearing will be held on 02/04/2025 at 1:00 p.m. at the Frenchtown Renaissance Center 435 N. Macomb St, 2nd Floor.**

Hearings will be recorded and available for public viewing online at <https://Talgov.com/code>. If you are unable to attend the hearing in-person, you may attend virtually by submitting your request via email to [code.hearings@talgov.com](mailto:code.hearings@talgov.com) or by contacting the Code Compliance Coordinator at (850) 891-7110. If you have evidence to submit and/or comments, please call (850) 891-7007. Once your request has been received by our office to attend virtually, a meeting access code will be provided for you.

**All information that is pre submitted must either be sworn to or notarized and must be received no later than 5:00pm on 01/21/2024 to allow time to provide it to the Magistrate/Code Board.** All information submitted will be recorded as case file information and entered into public record.

For your convenience, a copy of your original Notice of Violation is attached. Please be advised that if the violation has not been corrected or has been corrected but then reoccurs, the case will be presented to the Municipal Code Enforcement Board / Magistrate. Even if the violation has been corrected by the time specified by the code inspector, the case may still be presented to the magistrate if the Division is not properly notified to inspect the property for compliance. In the event your property is found to be in violation of the City Code during the hearing, the Code Enforcement Board / Magistrate has the authority to charge fines of up to \$250.00 a day against your property for every day that the violation(s) exists.

For further information regarding the hearing process, please visit [Talgov.com/Code](http://Talgov.com/Code) or call (850) 891-7110.

Sincerely,

**Lesa Vause**

Code Enforcement Division

NOTICE: Any party aggrieved by the decisions of the Municipal Code Enforcement Board may appeal the decision to the Leon County Circuit Court within 30 days of the execution of the final order. If an owner decides to appeal any decision made by the Municipal Code Enforcement Board / Magistrate with respect to any matter considered at this meeting or hearing, such person will need a record of these proceedings; and, for this purpose, such persons may need to ensure that a verbatim record of the proceedings is made, which record indicates the testimony and evidence upon which the appeal is to be based. The City of Tallahassee does not provide or prepare such a record. See Section 286.0105, Florida Statutes.

CITY HALL  
300 South Adams Street  
Tallahassee, FL 32301-1731  
850-891-0000  
TDD: 711 • [Talgov.com](http://Talgov.com)

JOHN E. DAILEY  
Mayor  
  
REESE GOAD  
City Manager

DIANNE WILLIAMS-COX  
Mayor Pro Tem  
  
CASSANDRA K. JACKSON  
City Attorney

ELAINE W. BRYANT  
Commissioner  
  
JAMES O. COOKE, IV  
City Treasurer-Clerk

CURTIS RICHARDSON  
Commissioner  
  
DENNIS R. SUTTON  
City Auditor

JEREMY MATLOW  
Commissioner



## Housing and Community Resilience Code Enforcement

### Notice of Violation

Code Officer: **Lesla Vause**

Permit No.: **NA**

Initial Inspection Date: **07/25/2024**

Case No.: **TCE241692**

Tax Identification Number: **2126204590000**

Repeat Offender: **No**

Violation Address: **1003 PRESTON ST**

Owner(s):

NORTON TERESA A & NORTON SABRINA  
2672 CHASE WOOD TRL  
TALLAHASSEE FL 32311

This structure has been deemed dangerous due to unsafe and/or unsanitary conditions as defined in the **Tallahassee Land Development Code Sec. 1-2**.

You are required to correct the following code violations within **5** days of receipt of this notice.

Code(s) in Violation:

#### **International Property Maintenance Code (IPMC)**

- 1 IPMC 301.3 Vacant structures and land.**

Corrective Actions Required:

- 1 Ensure all doors and windows are closed, locked and fully functioning. Repair or replace any damaged doors and windows that are in disrepair.**

**If you have any questions concerning these violations, please call our office at (850) 891-7007.**

**Boarding a structure will not bring the property into compliance.** If windows and doors are boarded the case will be scheduled for a hearing before the Municipal Code Enforcement Board whereby the City will request an order be issued to set a time limit on the boarding of the structure.

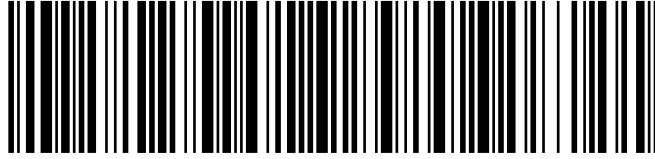
Building permits may be required before repairs or alterations can be made to any building. Building and demolition permits may be obtained from the City's Building Inspection Division, located at 435 N. Macomb Street, 1st Floor, telephone number (850) 891-7001 option 2.



City of Tallahassee  
300 S Adams St.  
B-15  
Tallahassee FL 32301

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USPS CERTIFIED MAIL



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TCE241692 AMENDED NOH  
NORTON TERESA A & NORTON SABRINA  
2672 CHASEWOOD TRL  
TALLAHASSEE FL 32311-3516

Return Reference Number:  
Username: Denise Garrett  
Custom 1:  
Custom 2:  
Custom 3:  
Custom 4:  
Custom 5:

Postage: \$8.1600



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

November 25, 2024

CITY OF TALLAHASSEE  
Petitioner,

vs.

SMITH ALVIN JULIUS  
1512 N M L KING JR BLVD APT # 1  
TALLAHASSEE FL 32303

Respondent

Case No.: **TCE242589**

Location of Violation: **512 N M L KING JR BLVD**

Tax ID #: **212580 E0170**

The appearance of our community and how individual properties are maintained has a significant impact on the quality of life in our neighborhoods. A recent inspection of your property revealed that certain conditions found do not comply with City code. These violations, the corrective action required and the time frame for completing that corrective action are noted on the attached violation detail.

Pursuant to Chapter 162 of the Florida Statutes, and Chapter 2 of the Code of General Ordinances of the City of Tallahassee, the Code Enforcement Officer hereby gives the notice of a violation on the above referenced property and hereby requests that a Hearing be scheduled before the Code Magistrate.

You must correct the violation described herein within the number of days noted on the attached violation detail. Once corrected, you must contact the City Code Enforcement Division at **(850) 891-7007** to arrange a reinspection of the property to verify the violation has been corrected and the property is in compliance with the Municipal Code cited herein.

You are hereby given notice that pursuant to Chapter 162, Florida Statutes, and Chapter 2 of the Code of General Ordinances of the City of Tallahassee, a hearing will be conducted on the above referenced case before the **Code Magistrate** on **02/04/2025** at **1:00 pm**, or as soon thereafter as said matter can be heard in the **2nd Floor Conference Room, Renaissance Center, 435 N Macomb Street**, Tallahassee, Florida. If the violation(s) are corrected within the number of days noted on the attached violation detail, you may not have to appear before the **Code Magistrate**.

Failure to comply may result in the City of Tallahassee correcting the violation(s) and assessing the cost through placing a lien on the property until such time as all costs are reimbursed to the City. These costs may be recovered by court action, if necessary. Your case may be presented to the **Code Magistrate** even if the violation has been corrected prior to the hearing or if the structure is boarded.



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

Notice of Violation and Notice of Hearing

Page 2

The City's Board and Seal Ordinance, (Section 3-371, Tallahassee Land Development Code), includes a time limit for a structure to remain boarded. Cases involving boarded structures will be taken to the **Code Magistrate** for an order to be issued determining the time limit. If removal of boards reveals other code violations, those violations must also be corrected.

The **Code Magistrate** will receive testimony and evidence at said hearing and shall make findings of fact as are supported by the testimony and evidence pertaining to the matters alleged herein. If you fail to appear, the **Code Magistrate** may base its findings and conclusions solely on the testimony and evidence presented by the Code Enforcement Division.

Should you be found in violation of the Municipal Code, the **Code Magistrate** may impose a fine up to \$250.00 per day, per violation for each day that the violation(s) continues beyond the compliance date established by the **Code Magistrate** in the Final Order. If the Code Enforcement Board or Code Magistrate has previously declared you to be a repeat violator, the **Code Magistrate** may impose a fine of up to \$500.00 per day, per violation for each day the violation continues beyond the compliance date established by the **Code Magistrate**.

If any person desires to appeal any decision, with respect to the matter considered at these meetings, such person will need a record of the proceedings and that, for this purpose, such person may need to ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which the appeal is based. The City of Tallahassee does not provide or prepare such a record (refer to Section 286.0105, Florida Statutes).

Any party aggrieved by the decisions of the **Code Magistrate** may appeal the decision to the Leon County Circuit Court within 30 days of the execution of the order.

Building permits may be required before repairs or alterations can be made to any building. Building and demolition permits may be obtained from the City's Building Inspection Division, located at 435 N. Macomb Street, 1st Floor, telephone number (850) 891-7125.

If you have any questions concerning this notice or the hearing process, please contact our office at **(850) 891-7007** or visit our office in the Renaissance Center located at 435 N. Macomb Street, Third Floor, Tallahassee, Florida. **Once you correct the violation(s), contact our office immediately to request an inspection.**

Sincerely,

**Shameka Bush**

Code Enforcement Division

Attachment



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement**

**Notice of Violation**

Code Officer: **Shameka Bush**

Permit No.: **NA**

Initial Inspection Date: **10/31/2024**

Case No.: **TCE242589**

Tax Identification Number: **212580 E0170**

Repeat Offender: **No**

Violation Address: **1512 N M L KING JR BLVD**

Owner(s):

SMITH ALVIN JULIUS

1512 N M L KING JR BLVD APT # 1

TALLAHASSEE FL 32303

In accordance with the Tallahassee Land Development Code, Chapter 3, Article XI, Division 2, Sec. 3-571, the City of Tallahassee has adopted the International Property Maintenance Code.

You are required to correct the following Tallahassee Land Code (TLDC), General Code of Ordinances (GC), and International Property Maintenance Code (IPMC) violations within 5 days of receipt of this notice.

Code(s) in Violation:

- 1 TLDC, Chapter 3, Article IX, Section 3-488(b) Maintenance

Corrective Actions Required:

- 1 Remove all tree debris from the entire property.

**If you have any questions concerning these violations, please call our office at (850) 891-7007.**

**Boarding a structure will not bring the property into compliance.** If a structure is vacant and not secured, the Code Enforcement Official may issue an Emergency Board and Seal Order. If you intend to board any windows/doors, please contact Code Enforcement at (850) 891-7007. If windows and doors are boarded, the case will be scheduled for a hearing before the Code Magistrate where the property owner may request time to make necessary repairs.

Permits may be required before repairs, alterations, or demolition is performed on the subject property. These may be obtained from the City's Building Inspection Division, located at 435 N. Macomb Street, 1st Floor, telephone number (850) 891-7001 option 2.

City of Tallahassee  
300 S Adams St.  
B-15  
Tallahassee FL 32301

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USPS CERTIFIED MAIL



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TCE242589 NOV/NOH INITIAL  
SMITH ALVIN JULIUS  
1512 N. M L KING JR BLVD  
APT #1  
TALLAHASSEE FL 32303

Return Reference Number:  
Username: Denise Garrett  
Custom 1:  
Custom 2:  
Custom 3:  
Custom 4:  
Custom 5:

Postage: \$8.1600

City of Tallahassee  
Housing and Community Resilience  
Code Enforcement  
435 N Macomb St, 3rd Floor, Tallahassee, FL 32301  
(850) 891-7007

# **DANGEROUS BUILDING NOTICE**

**Address: 1303 OLD BAINBRIDGE RD**

**CE Case No.: TCE242637**

**This building has been found to be dangerous by the enforcement official. This notice is to remain on this building as placed thereon until the requirements of the notice, which have been posted have been fully complied with. It is unlawful to remove this notice until such requirements have been complied with. Violators subject to a fine not exceeding \$500.00 or imprisonment for a term not exceeding 60 days or both. (Section 1-7, Tallahassee Land Development).**



Enforcing Official, Code Enforcement

11/25/2024

Date



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

November 25, 2024

CITY OF TALLAHASSEE  
Petitioner,

vs.

JUGGER RALEIGH J  
MARY WALKER  
2441 LANRELL DR  
TALLAHASSEE FL 32303

Respondent

Case No.: **TCE242637**

Location of Violation: **1303 OLD BAINBRIDGE RD**

Tax ID #: **212595 C0020**

The appearance of our community and how individual properties are maintained has a significant impact on the quality of life in our neighborhoods. A recent inspection of your property revealed that certain conditions found do not comply with City code. These violations, the corrective action required and the time frame for completing that corrective action are noted on the attached violation detail.

Pursuant to Chapter 162 of the Florida Statutes, and Chapter 2 of the Code of General Ordinances of the City of Tallahassee, the Code Enforcement Officer hereby gives the notice of a violation on the above referenced property and hereby requests that a Hearing be scheduled before the Code Magistrate.

You must correct the violation described herein within the number of days noted on the attached violation detail. Once corrected, you must contact the City Code Enforcement Division at **(850) 891-7007** to arrange a reinspection of the property to verify the violation has been corrected and the property is in compliance with the Municipal Code cited herein.

You are hereby given notice that pursuant to Chapter 162, Florida Statutes, and Chapter 2 of the Code of General Ordinances of the City of Tallahassee, a hearing will be conducted on the above referenced case before the **Code Magistrate** on **02/04/2025** at **1:00 pm**, or as soon thereafter as said matter can be heard in the **2nd Floor Conference Room, Renaissance Center, 435 N Macomb Street**, Tallahassee, Florida. If the violation(s) are corrected within the number of days noted on the attached violation detail, you may not have to appear before the **Code Magistrate**.

Failure to comply may result in the City of Tallahassee correcting the violation(s) and assessing the cost through placing a lien on the property until such time as all costs are reimbursed to the City. These costs may be recovered by court action, if necessary. Your case may be presented to the **Code Magistrate** even if the violation has been corrected prior to the hearing or if the structure is boarded.



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

Notice of Violation and Notice of Hearing

Page 2

The City's Board and Seal Ordinance, (Section 3-371, Tallahassee Land Development Code), includes a time limit for a structure to remain boarded. Cases involving boarded structures will be taken to the **Code Magistrate** for an order to be issued determining the time limit. If removal of boards reveals other code violations, those violations must also be corrected.

The **Code Magistrate** will receive testimony and evidence at said hearing and shall make findings of fact as are supported by the testimony and evidence pertaining to the matters alleged herein. If you fail to appear, the **Code Magistrate** may base its findings and conclusions solely on the testimony and evidence presented by the Code Enforcement Division.

Should you be found in violation of the Municipal Code, the **Code Magistrate** may impose a fine up to \$250.00 per day, per violation for each day that the violation(s) continues beyond the compliance date established by the **Code Magistrate** in the Final Order. If the Code Enforcement Board or Code Magistrate has previously declared you to be a repeat violator, the **Code Magistrate** may impose a fine of up to \$500.00 per day, per violation for each day the violation continues beyond the compliance date established by the **Code Magistrate**.

If any person desires to appeal any decision, with respect to the matter considered at these meetings, such person will need a record of the proceedings and that, for this purpose, such person may need to ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which the appeal is based. The City of Tallahassee does not provide or prepare such a record (refer to Section 286.0105, Florida Statutes).

Any party aggrieved by the decisions of the **Code Magistrate** may appeal the decision to the Leon County Circuit Court within 30 days of the execution of the order.

Building permits may be required before repairs or alterations can be made to any building. Building and demolition permits may be obtained from the City's Building Inspection Division, located at 435 N. Macomb Street, 1st Floor, telephone number (850) 891-7125.

If you have any questions concerning this notice or the hearing process, please contact our office at **(850) 891-7007** or visit our office in the Renaissance Center located at 435 N. Macomb Street, Third Floor, Tallahassee, Florida. **Once you correct the violation(s), contact our office immediately to request an inspection.**

Sincerely,

**Shameka Bush**

Code Enforcement Division

Attachment





**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement**

**Notice of Violation**

Code Officer:	<b>Shameka Bush</b>	Permit No.:	<b>NA</b>
Initial Inspection Date:	<b>11/25/2024</b>	Case No.:	<b>TCE242637</b>
Tax Identification Number:	<b>212595 C0020</b>	Repeat Offender:	<b>No</b>
Violation Address:	<b>1303 OLD BAINBRIDGE RD</b>		

**Owner(s):**

JUGGER RALEIGH J  
MARY WALKER  
2441 LANRELL DR  
TALLAHASSEE FL 32303

In accordance with the Tallahassee Land Development Code, Chapter 3, Article XI, Division 2, Sec. 3-571, the City of Tallahassee has adopted the International Property Maintenance Code.

This structure has been deemed dangerous due to unsafe and/or unsanitary conditions as defined in the Tallahassee Land Development Code Sec 1-2.

You are required to correct the following Tallahassee Land Code (TLDC), General Code of Ordinances (GC), and International Property Maintenance Code (IPMC) violations within 5 days of receipt of this notice.

**Code(s) in Violation:**

- 1** IPMC, Exterior Structure, 304.7 Roof and Drains
- 2** IPMC, Exterior Structure, 304.4 Structural Members
- 3** IPMC, General, 301.3 Vacant Structures and Land
- 4** IPMC, Exterior Structure, 304.15 Doors
- 5** IPMC, Exterior Structure, 304.13 Window, Skylight and Door Frames

**Corrective Actions Required:**

- 1** Repair and/or replace the roof to prevent water entry and damage to roof structure.
- 2** Ensure exterior structural members are free from deterioration and are capable of safely supporting the imposed dead and live loads.
- 3** If the property is intended to be vacant, ensure all windows and doors are in sound and secure condition.

- 4 Ensure all exterior doors, locks, and hardware are maintained in good condition to prevent entry into the structure.
- 5 Ensure every window, skylight, door and frame is kept in sound condition, good repair and is weathertight.

**If you have any questions concerning these violations, please call our office at (850) 891-7007.**

**Boarding a structure will not bring the property into compliance.** If a structure is vacant and not secured, the Code Enforcement Official may issue an Emergency Board and Seal Order. If you intend to board any windows/doors, please contact Code Enforcement at (850) 891-7007. If windows and doors are boarded, the case will be scheduled for a hearing before the Code Magistrate where the property owner may request time to make necessary repairs.

Permits may be required before repairs, alterations, or demolition is performed on the subject property. These may be obtained from the City's Building Inspection Division, located at 435 N. Macomb Street, 1st Floor, telephone number (850) 891-7001 option 2.

City of Tallahassee  
300 S Adams St.  
B-15  
Tallahassee FL 32301

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USPS CERTIFIED MAIL



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TCE242637 NOV/NOH/DB PLACARD  
JUGGER RALEIGH J  
C/O: MARY JUGGER-WALKER  
2441 LANRELL DR  
TALLAHASSEE FL 32303-3444

Return Reference Number:  
Username: Denise Garrett  
Custom 1:  
Custom 2:  
Custom 3:  
Custom 4:  
Custom 5:

Postage: \$8.1600

# TCE242637 DB PLACARD

Final Audit Report

2024-11-25

Created:	2024-11-25
By:	Denise Garrett (denise.garrett@talgov.com)
Status:	Signed
Transaction ID:	CBJCHBCAABAAV0POUZLbPoWnJc_FnD8BT5lxOHw2LHFQ

## "TCE242637 DB PLACARD" History

-  Document created by Denise Garrett (denise.garrett@talgov.com)  
2024-11-25 - 4:25:21 PM GMT
-  Document emailed to Adam Jacobs (adam.jacobs@talgov.com) for signature  
2024-11-25 - 4:25:34 PM GMT
-  Email viewed by Adam Jacobs (adam.jacobs@talgov.com)  
2024-11-25 - 4:45:13 PM GMT
-  Document e-signed by Adam Jacobs (adam.jacobs@talgov.com)  
Signature Date: 2024-11-25 - 4:45:35 PM GMT - Time Source: server
-  Agreement completed.  
2024-11-25 - 4:45:35 PM GMT



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

November 26, 2024

CITY OF TALLAHASSEE  
Petitioner,

vs.

BATTLE ALFREDA  
BATTLE THOMAS  
636 DUNN ST  
TALLAHASSEE FL 32304

Respondent

Case No.: **TCE242607**

Location of Violation: **636 DUNN ST**

Tax ID #: **2125280000380**

The appearance of our community and how individual properties are maintained has a significant impact on the quality of life in our neighborhoods. A recent inspection of your property revealed that certain conditions found do not comply with City code. These violations, the corrective action required and the time frame for completing that corrective action are noted on the attached violation detail.

Pursuant to Chapter 162 of the Florida Statutes, and Chapter 2 of the Code of General Ordinances of the City of Tallahassee, the Code Enforcement Officer hereby gives the notice of a violation on the above referenced property and hereby requests that a Hearing be scheduled before the Code Magistrate.

You must correct the violation described herein within the number of days noted on the attached violation detail. Once corrected, you must contact the City Code Enforcement Division at **(850) 891-7007** to arrange a reinspection of the property to verify the violation has been corrected and the property is in compliance with the Municipal Code cited herein.

You are hereby given notice that pursuant to Chapter 162, Florida Statutes, and Chapter 2 of the Code of General Ordinances of the City of Tallahassee, a hearing will be conducted on the above referenced case before the **Code Magistrate** on **02/04/2025** at **1:00 pm**, or as soon thereafter as said matter can be heard in the **2nd Floor Conference Room, Renaissance Center, 435 N Macomb Street**, Tallahassee, Florida. If the violation(s) are corrected within the number of days noted on the attached violation detail, you may not have to appear before the **Code Magistrate**.

Failure to comply may result in the City of Tallahassee correcting the violation(s) and assessing the cost through placing a lien on the property until such time as all costs are reimbursed to the City. These costs may be recovered by court action, if necessary. Your case may be presented to the **Code Magistrate** even if the violation has been corrected prior to the hearing or if the structure is boarded.



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

Notice of Violation and Notice of Hearing

Page 2

The City's Board and Seal Ordinance, (Section 3-371, Tallahassee Land Development Code), includes a time limit for a structure to remain boarded. Cases involving boarded structures will be taken to the **Code Magistrate** for an order to be issued determining the time limit. If removal of boards reveals other code violations, those violations must also be corrected.

The **Code Magistrate** will receive testimony and evidence at said hearing and shall make findings of fact as are supported by the testimony and evidence pertaining to the matters alleged herein. If you fail to appear, the **Code Magistrate** may base its findings and conclusions solely on the testimony and evidence presented by the Code Enforcement Division.

Should you be found in violation of the Municipal Code, the **Code Magistrate** may impose a fine up to \$250.00 per day, per violation for each day that the violation(s) continues beyond the compliance date established by the **Code Magistrate** in the Final Order. If the Code Enforcement Board or Code Magistrate has previously declared you to be a repeat violator, the **Code Magistrate** may impose a fine of up to \$500.00 per day, per violation for each day the violation continues beyond the compliance date established by the **Code Magistrate**.

If any person desires to appeal any decision, with respect to the matter considered at these meetings, such person will need a record of the proceedings and that, for this purpose, such person may need to ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which the appeal is based. The City of Tallahassee does not provide or prepare such a record (refer to Section 286.0105, Florida Statutes).

Any party aggrieved by the decisions of the **Code Magistrate** may appeal the decision to the Leon County Circuit Court within 30 days of the execution of the order.

Building permits may be required before repairs or alterations can be made to any building. Building and demolition permits may be obtained from the City's Building Inspection Division, located at 435 N. Macomb Street, 1st Floor, telephone number (850) 891-7125.

If you have any questions concerning this notice or the hearing process, please contact our office at **(850) 891-7007** or visit our office in the Renaissance Center located at 435 N. Macomb Street, Third Floor, Tallahassee, Florida. **Once you correct the violation(s), contact our office immediately to request an inspection.**

Sincerely,

**Shameka Bush**

Code Enforcement Division

Attachment



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement**

**Notice of Violation**

Code Officer:	<b>Shameka Bush</b>	Permit No.:	<b>NA</b>
Initial Inspection Date:	<b>10/29/2024</b>	Case No.:	<b>TCE242607</b>
Tax Identification Number:	<b>2125280000380</b>	Repeat Offender:	<b>No</b>
Violation Address:	<b>636 DUNN ST</b>		

Owner(s):

BATTLE ALFREDA  
BATTLE THOMAS  
636 DUNN ST  
TALLAHASSEE FL 32304

In accordance with the Tallahassee Land Development Code, Chapter 3, Article XI, Division 2, Sec. 3-571, the City of Tallahassee has adopted the International Property Maintenance Code.

You are required to correct the following Tallahassee Land Code (TLDC), General Code of Ordinances (GC), and International Property Maintenance Code (IPMC) violations within 5 days of receipt of this notice.

Code(s) in Violation:

- 1** IPMC, Exterior Property Areas, 302.8 Motor Vehicles
- 2** TLDC, Chapter 3, Article IX, Section 3-488(b) Maintenance

Corrective Actions Required:

- 1** Ensure all vehicles are operable and display a valid license plate.  
  
Reference to the RV.
- 2** Remove all trash, litter, and debris from the entire property.

**If you have any questions concerning these violations, please call our office at (850) 891-7007.**

**Boarding a structure will not bring the property into compliance.** If a structure is vacant and not secured, the Code Enforcement Official may issue an Emergency Board and Seal Order. If you intend to board any windows/doors, please contact Code Enforcement at (850) 891-7007. If windows and doors are boarded, the case will be scheduled for a hearing before the Code Magistrate where the property owner may request time to make necessary repairs.

Permits may be required before repairs, alterations, or demolition is performed on the subject property. These may be obtained from the City's Building Inspection Division, located at 435 N. Macomb Street, 1st Floor, telephone number (850) 891-7001 option 2.



City of Tallahassee  
300 S Adams St.  
B-15  
Tallahassee FL 32301

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USPS CERTIFIED MAIL



9214 8901 9403 8389 5984 42

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TCE242607 NOV/NOH INITIAL  
BATTLE ALFREDA & BATTLE THOMAS  
636 DUNN ST  
TALLAHASSEE FL 32304-2459

Return Reference Number:  
Username: Denise Garrett  
Custom 1:  
Custom 2:  
Custom 3:  
Custom 4:  
Custom 5:

Postage: \$8.1600

City of Tallahassee  
Housing and Community Resilience  
Code Enforcement  
435 N Macomb St, 3rd Floor, Tallahassee, FL 32301  
(850) 891-7007

# **DANGEROUS BUILDING NOTICE**

**Address: 1017 PRESTON ST**

**CE Case No.: TCE242771**

**This building has been found to be dangerous by the enforcement official. This notice is to remain on this building as placed thereon until the requirements of the notice, which have been posted have been fully complied with. It is unlawful to remove this notice until such requirements have been complied with. Violators subject to a fine not exceeding \$500.00 or imprisonment for a term not exceeding 60 days or both. (Section 1-7, Tallahassee Land Development).**



Enforcing Official, Code Enforcement

11/26/2024

Date



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

November 26, 2024

CITY OF TALLAHASSEE  
Petitioner,

vs.

DAVIS MAMIE RUTH  
WHITE LEROY JR  
637 DOVER ST  
TALLAHASSEE FL 32304

Respondent

Case No.: **TCE242771**

Location of Violation: **1017 PRESTON ST**

Tax ID #: **212620460000**

The appearance of our community and how individual properties are maintained has a significant impact on the quality of life in our neighborhoods. A recent inspection of your property revealed that certain conditions found do not comply with City code. These violations, the corrective action required and the time frame for completing that corrective action are noted on the attached violation detail.

Pursuant to Chapter 162 of the Florida Statutes, and Chapter 2 of the Code of General Ordinances of the City of Tallahassee, the Code Enforcement Officer hereby gives the notice of a violation on the above referenced property and hereby requests that a Hearing be scheduled before the Code Magistrate.

You must correct the violation described herein within the number of days noted on the attached violation detail. Once corrected, you must contact the City Code Enforcement Division at **(850) 891-7007** to arrange a reinspection of the property to verify the violation has been corrected and the property is in compliance with the Municipal Code cited herein.

You are hereby given notice that pursuant to Chapter 162, Florida Statutes, and Chapter 2 of the Code of General Ordinances of the City of Tallahassee, a hearing will be conducted on the above referenced case before the **Code Magistrate** on **02/04/2025** at **1:00 pm**, or as soon thereafter as said matter can be heard in the **2nd Floor Conference Room, Renaissance Center, 435 N Macomb Street**, Tallahassee, Florida. If the violation(s) are corrected within the number of days noted on the attached violation detail, you may not have to appear before the **Code Magistrate**.

Failure to comply may result in the City of Tallahassee correcting the violation(s) and assessing the cost through placing a lien on the property until such time as all costs are reimbursed to the City. These costs may be recovered by court action, if necessary. Your case may be presented to the **Code Magistrate** even if the violation has been corrected prior to the hearing or if the structure is boarded.



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

Notice of Violation and Notice of Hearing

Page 2

The City's Board and Seal Ordinance, (Section 3-371, Tallahassee Land Development Code), includes a time limit for a structure to remain boarded. Cases involving boarded structures will be taken to the **Code Magistrate** for an order to be issued determining the time limit. If removal of boards reveals other code violations, those violations must also be corrected.

The **Code Magistrate** will receive testimony and evidence at said hearing and shall make findings of fact as are supported by the testimony and evidence pertaining to the matters alleged herein. If you fail to appear, the **Code Magistrate** may base its findings and conclusions solely on the testimony and evidence presented by the Code Enforcement Division.

Should you be found in violation of the Municipal Code, the **Code Magistrate** may impose a fine up to \$250.00 per day, per violation for each day that the violation(s) continues beyond the compliance date established by the **Code Magistrate** in the Final Order. If the Code Enforcement Board or Code Magistrate has previously declared you to be a repeat violator, the **Code Magistrate** may impose a fine of up to \$500.00 per day, per violation for each day the violation continues beyond the compliance date established by the **Code Magistrate**.

If any person desires to appeal any decision, with respect to the matter considered at these meetings, such person will need a record of the proceedings and that, for this purpose, such person may need to ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which the appeal is based. The City of Tallahassee does not provide or prepare such a record (refer to Section 286.0105, Florida Statutes).

Any party aggrieved by the decisions of the **Code Magistrate** may appeal the decision to the Leon County Circuit Court within 30 days of the execution of the order.

Building permits may be required before repairs or alterations can be made to any building. Building and demolition permits may be obtained from the City's Building Inspection Division, located at 435 N. Macomb Street, 1st Floor, telephone number (850) 891-7125.

If you have any questions concerning this notice or the hearing process, please contact our office at **(850) 891-7007** or visit our office in the Renaissance Center located at 435 N. Macomb Street, Third Floor, Tallahassee, Florida. **Once you correct the violation(s), contact our office immediately to request an inspection.**

Sincerely,

**Lesla Vause**

Code Enforcement Division

Attachment



**Housing and Community Resilience  
Code Enforcement**

**Notice of Violation**

Code Officer:	<b>Lesa Vause</b>	Permit No.:	<b>NA</b>
Initial Inspection Date:	<b>11/22/2024</b>	Case No.:	<b>TCE242771</b>
Tax Identification Number:	<b>2126204600000</b>	Repeat Offender:	<b>No</b>
Violation Address:	<b>1017 PRESTON ST</b>		

**Owner(s):**

DAVIS MAMIE RUTH  
WHITE LEROY JR  
637 DOVER ST  
TALLAHASSEE FL 32304

In accordance with the Tallahassee Land Development Code, Chapter 3, Article XI, Division 2, Sec. 3-571, the City of Tallahassee has adopted the International Property Maintenance Code.

This structure has been deemed dangerous due to unsafe and/or unsanitary conditions as defined in the Tallahassee Land Development Code Sec 1-2.

You are required to correct the following Tallahassee Land Code (TLDC), General Code of Ordinances (GC), and International Property Maintenance Code (IPMC) violations within 5 days of receipt of this notice.

**Code(s) in Violation:**

- 1** IPMC, Exterior Property Areas, 302.4 Weeds
- 2** TLDC, Chapter 3, Article IX, Section 3-488(b) Maintenance
- 3** IPMC, General, 301.3 Vacant Structures and Land
- 4** IPMC, Exterior Structure, 304.13 Window, Skylight and Door Frames

**Corrective Actions Required:**

- 1** Cut lawn to ensure all high grass, weeds and overgrowth are maintained to a overall height of less than 12 inch
- 2** Remove all trash, litter, and debris from the entire property.
- 3** If the property is intended to be vacant, ensure all windows and doors are in sound and secure condition.
- 4** Ensure every window, skylight, door and frame is kept in sound condition, good repair and is weathertight.

**If you have any questions concerning these violations, please call our office at (850) 891-7007.**

**Boarding a structure will not bring the property into compliance.** If a structure is vacant and not secured, the Code Enforcement Official may issue an Emergency Board and Seal Order. If you intend to board any windows/doors, please contact Code Enforcement at (850) 891-7007. If windows and doors are boarded, the case will be scheduled for a hearing before the Code Magistrate where the property owner may request time to make necessary repairs.

Permits may be required before repairs, alterations, or demolition is performed on the subject property. These may be obtained from the City's Building Inspection Division, located at 435 N. Macomb Street, 1st Floor, telephone number (850) 891-7001 option 2.

City of Tallahassee  
300 S Adams St.  
B-15  
Tallahassee FL 32301

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USPS CERTIFIED MAIL



9214 8901 9403 8389 6725 86

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TCE242771 DB PLCARD/NOV/NOH  
DAVIS MAMIE RUTH & WHITE LEROY JR  
637 DOVER ST  
TALLAHASSEE FL 32304-2450

Return Reference Number:  
Username: Denise Garrett  
Custom 1:  
Custom 2:  
Custom 3:  
Custom 4:  
Custom 5:

Postage: \$8.1600

# TCE242771

Final Audit Report

2024-11-26

Created:	2024-11-26
By:	Denise Garrett (denise.garrett@talgov.com)
Status:	Signed
Transaction ID:	CBJCHBCAABAAAnXLo_45PuxlyKuvOAnjD1JF877EJc48

## "TCE242771" History

-  Document created by Denise Garrett (denise.garrett@talgov.com)  
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-  Document emailed to Adam Jacobs (adam.jacobs@talgov.com) for signature  
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-  Email viewed by Adam Jacobs (adam.jacobs@talgov.com)  
2024-11-26 - 6:46:25 PM GMT
-  Document e-signed by Adam Jacobs (adam.jacobs@talgov.com)  
Signature Date: 2024-11-26 - 6:46:49 PM GMT - Time Source: server
-  Agreement completed.  
2024-11-26 - 6:46:49 PM GMT



City of Tallahassee  
Housing and Community Resilience  
Code Enforcement  
435 N Macomb St, 3rd Floor, Tallahassee, FL 32301  
(850) 891-7007

# **DANGEROUS BUILDING NOTICE**

**Address: 902 DUNN ST**

**CE Case No.: TCE242797**

**This building has been found to be dangerous by the enforcement official. This notice is to remain on this building as placed thereon until the requirements of the notice, which have been posted have been fully complied with. It is unlawful to remove this notice until such requirements have been complied with. Violators subject to a fine not exceeding \$500.00 or imprisonment for a term not exceeding 60 days or both. (Section 1-7, Tallahassee Land Development).**



\_\_\_\_\_  
Enforcing Official, Code Enforcement

12/02/2024

\_\_\_\_\_  
Date



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

December 02, 2024

CITY OF TALLAHASSEE

Petitioner,

vs.

JACKSON MYRA

902 DUNN ST

TALLAHASSEE FL 32304

Respondent

Case No.: **TCE242797**

Location of Violation: **902 DUNN ST**

Tax ID #: **212660 D0040**

The appearance of our community and how individual properties are maintained has a significant impact on the quality of life in our neighborhoods. A recent inspection of your property revealed that certain conditions found do not comply with City code. These violations, the corrective action required and the time frame for completing that corrective action are noted on the attached violation detail.

Pursuant to Chapter 162 of the Florida Statutes, and Chapter 2 of the Code of General Ordinances of the City of Tallahassee, the Code Enforcement Officer hereby gives the notice of a violation on the above referenced property and hereby requests that a Hearing be scheduled before the Code Magistrate.

You must correct the violation described herein within the number of days noted on the attached violation detail. Once corrected, you must contact the City Code Enforcement Division at **(850) 891-7007** to arrange a reinspection of the property to verify the violation has been corrected and the property is in compliance with the Municipal Code cited herein.

You are hereby given notice that pursuant to Chapter 162, Florida Statutes, and Chapter 2 of the Code of General Ordinances of the City of Tallahassee, a hearing will be conducted on the above referenced case before the **Code Magistrate** on **02/04/2025** at **1:00 pm**, or as soon thereafter as said matter can be heard in the **2nd Floor Conference Room, Renaissance Center, 435 N Macomb Street**, Tallahassee, Florida. If the violation(s) are corrected within the number of days noted on the attached violation detail, you may not have to appear before the **Code Magistrate**.

Failure to comply may result in the City of Tallahassee correcting the violation(s) and assessing the cost through placing a lien on the property until such time as all costs are reimbursed to the City. These costs may be recovered by court action, if necessary. Your case may be presented to the **Code Magistrate** even if the violation has been corrected prior to the hearing or if the structure is boarded.



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

Notice of Violation and Notice of Hearing

Page 2

The City's Board and Seal Ordinance, (Section 3-371, Tallahassee Land Development Code), includes a time limit for a structure to remain boarded. Cases involving boarded structures will be taken to the **Code Magistrate** for an order to be issued determining the time limit. If removal of boards reveals other code violations, those violations must also be corrected.

The **Code Magistrate** will receive testimony and evidence at said hearing and shall make findings of fact as are supported by the testimony and evidence pertaining to the matters alleged herein. If you fail to appear, the **Code Magistrate** may base its findings and conclusions solely on the testimony and evidence presented by the Code Enforcement Division.

Should you be found in violation of the Municipal Code, the **Code Magistrate** may impose a fine up to \$250.00 per day, per violation for each day that the violation(s) continues beyond the compliance date established by the **Code Magistrate** in the Final Order. If the Code Enforcement Board or Code Magistrate has previously declared you to be a repeat violator, the **Code Magistrate** may impose a fine of up to \$500.00 per day, per violation for each day the violation continues beyond the compliance date established by the **Code Magistrate**.

If any person desires to appeal any decision, with respect to the matter considered at these meetings, such person will need a record of the proceedings and that, for this purpose, such person may need to ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which the appeal is based. The City of Tallahassee does not provide or prepare such a record (refer to Section 286.0105, Florida Statutes).

Any party aggrieved by the decisions of the **Code Magistrate** may appeal the decision to the Leon County Circuit Court within 30 days of the execution of the order.

Building permits may be required before repairs or alterations can be made to any building. Building and demolition permits may be obtained from the City's Building Inspection Division, located at 435 N. Macomb Street, 1st Floor, telephone number (850) 891-7125.

If you have any questions concerning this notice or the hearing process, please contact our office at **(850) 891-7007** or visit our office in the Renaissance Center located at 435 N. Macomb Street, Third Floor, Tallahassee, Florida. **Once you correct the violation(s), contact our office immediately to request an inspection.**

Sincerely,

**Lesla Vause**

Code Enforcement Division

Attachment



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement**

**Notice of Violation**

Code Officer:	<b>Lesa Vause</b>	Permit No.:	<b>NA</b>
Initial Inspection Date:	<b>11/27/2024</b>	Case No.:	<b>TCE242797</b>
Tax Identification Number:	<b>212660 D0040</b>	Repeat Offender:	<b>No</b>
Violation Address:	<b>902 DUNN ST</b>		

**Owner(s):**

JACKSON MYRA

902 DUNN ST  
TALLAHASSEE FL 32304

In accordance with the Tallahassee Land Development Code, Chapter 3, Article XI, Division 2, Sec. 3-571, the City of Tallahassee has adopted the International Property Maintenance Code.

This structure has been deemed dangerous due to unsafe and/or unsanitary conditions as defined in the Tallahassee Land Development Code Sec 1-2.

You are required to correct the following Tallahassee Land Code (TLDC), General Code of Ordinances (GC), and International Property Maintenance Code (IPMC) violations within 15 days of receipt of this notice.

**Code(s) in Violation:**

- 1** IPMC, Exterior Property Areas, 302.4 Weeds
- 2** TLDC, Chapter 3, Article IX, Section 3-488(b) Maintenance
- 3** IPMC, Exterior Structure, 304.7 Roof and Drains
- 4** IPMC, General, 301.3 Vacant Structures and Land
- 5** IPMC, Exterior Structure, 304.13 Window, Skylight and Door Frames

**Corrective Actions Required:**

- 1** Cut lawn to ensure all high grass, weeds and overgrowth are maintained to a overall height of less than 12 inch
- 2** Remove all trash, litter, and debris from the entire property.
- 3** Repair and/or replace the roof to prevent water entry and damage to roof structure.
- 4** If the property is intended to be vacant, ensure all windows and doors are in sound and secure condition.

- 5 Ensure every window, skylight, door and frame is kept in sound condition, good repair and is weathertight.

**If you have any questions concerning these violations, please call our office at (850) 891-7007.**

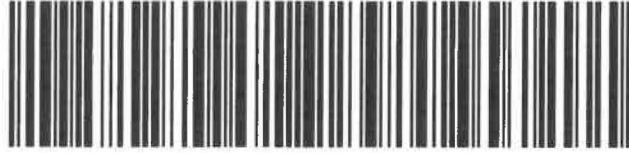
**Boarding a structure will not bring the property into compliance.** If a structure is vacant and not secured, the Code Enforcement Official may issue an Emergency Board and Seal Order. If you intend to board any windows/doors, please contact Code Enforcement at (850) 891-7007. If windows and doors are boarded, the case will be scheduled for a hearing before the Code Magistrate where the property owner may request time to make necessary repairs.

Permits may be required before repairs, alterations, or demolition is performed on the subject property. These may be obtained from the City's Building Inspection Division, located at 435 N. Macomb Street, 1st Floor, telephone number (850) 891-7001 option 2.

City of Tallahassee  
300 S Adams St.  
B-15  
Tallahassee FL 32301

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USPS CERTIFIED MAIL



9214 8901 9403 8389 9364 42

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TCE242797 DB/NOV/NOH  
JACKSON MYRA  
902 DUNN ST  
TALLAHASSEE FL 32304

Return Reference Number:  
Username: Denise Garrett  
Custom 1:  
Custom 2:  
Custom 3:  
Custom 4:  
Custom 5:

Postage: \$8.1600


# TCE242797 DB PLACARD

Final Audit Report

2024-12-02

Created:	2024-12-02
By:	Denise Garrett (denise.garrett@talgov.com)
Status:	Signed
Transaction ID:	CBJCHBCAABAAA-NCLifczoolCWAPgi6UqdSTBevmVfWZ

## "TCE242797 DB PLACARD" History

-  Document created by Denise Garrett (denise.garrett@talgov.com)  
2024-12-02 - 3:45:11 PM GMT
-  Document emailed to Adam Jacobs (adam.jacobs@talgov.com) for signature  
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-  Document e-signed by Adam Jacobs (adam.jacobs@talgov.com)  
Signature Date: 2024-12-02 - 4:31:33 PM GMT - Time Source: server
-  Agreement completed.  
2024-12-02 - 4:31:33 PM GMT



CITY OF  
TALLAHASSEE

**MUNICIPAL CODE ENFORCEMENT BOARD / MAGISTRATE  
FINAL NOTICE OF HEARING**

**December 02, 2024**

**SNOW CINDY  
EL DAKHAKHNI HOSSAM  
91 1259 KUANOS ST  
EWA BEACH HI 96706**

**Re: CASE NUMBER TCE242080**

**LOCATION: 1316 COLORADO ST**

**Tax I.D. #(s): 212685 C0100**

Dear Sir/Madam:

This letter serves as your formal Notice of Final Hearing for the above referenced property due to non-compliance. You were previously noticed for a hearing which was held on 11/12/2024. This final hearing will be held on **February 4, 2025 at 1:00 pm** at the Frenchtown Renaissance Center -435 N Macomb Street, 2<sup>nd</sup> floor.

Hearings will be recorded and available for public viewing online at <https://Talgov.com/code>. If you are unable to attend the hearing in-person, you may attend virtually by submitting your request via email to [code.hearings@talgov.com](mailto:code.hearings@talgov.com) or by contacting the Code Compliance Coordinator at (850) 891-7110. If you have evidence to submit and/or comments, please call (850) 891-7007. Once your request has been received by our office to attend virtually, a meeting access code will be provided for you.

All information that is pre submitted must either be sworn to or notarized and must be received no later than 5:00 pm on 01/27/2025 to allow time to provide it to the Magistrate/Code Board. All information submitted will be recorded as case file information and entered into public record.

Please be advised your case will be presented to the Municipal Code Enforcement Board / Magistrate on the above date and time. Even if the violation has been corrected by the time specified by the code inspector, the case may still be presented if the Division is not properly notified to inspect the property for compliance. In the event your property is found to be in violation of the City Code during the hearing, the Code Enforcement Board / Magistrate has the authority to charge fines of up to \$250.00 a day against your property for every day that the violation(s) exists as well as any costs the City occurred in the event the City must correct the violations.



For further information regarding the hearing process, please visit [Talgov.com/Code](http://Talgov.com/Code) or call (850) 891-7110.

Sincerely,

*Lesa Cause*

Code Enforcement Division

*NOTICE: Any party aggrieved by the decisions of the Municipal Code Enforcement Board may appeal the decision to the Leon County Circuit Court within 30 days of the execution of the final order. If an owner decides to appeal any decision made by the Municipal Code Enforcement Board / Magistrate with respect to any matter considered at this meeting or hearing, such person will need a record of these proceedings; and, for this purpose, such persons may need to ensure that a verbatim record of the proceedings is made, which record indicates the testimony and evidence upon which the appeal is to be based. The City of Tallahassee does not provide or prepare such a record. See Section 286.0105, Florida Statutes.*

**MUNICIPAL CODE ENFORCEMENT BOARD/MAGISTRATE  
CITY OF TALLAHASSEE  
INITIAL ORDER**

**CASE NO.: TCE242080**

**VIOLATION ADDRESS: 1316 COLORADO STREET**

**VIOLATION TAX ID #: 212685 C0100**

On 11/12/2024, the above-mentioned case came for an **Initial Hearing** before the Code Magistrate, and based upon the evidence presented, the Code Magistrate issues this Initial Order.

**FINDINGS**

1. The above-described property is identified as Leon County Tax Parcel Identification Number **212685 C0100** and the physical address is identified **1316 COLORADO STREET** Tallahassee, Florida.
2. As listed by the Leon County Property Appraiser, the owner(s) of the above-described property are **SNOW CINDY / EL DAKHAKHNI OCEAN / EL DAKHAKHNI HOSSAM** (hereinafter "Property Owner(s)").
3. On 09/11/2024 Property Owner(s) was/were given a reasonable amount of time to voluntarily comply and correct the following violation(s):
  - A. **IPMC, Exterior Property Areas, 302.4 Weeds**
  - B. **TLDC, Chapter 3, Article IX, Section 3 488(b) Maintenance**
4. Due to the Property Owner(s) failing to voluntarily comply, this cause was set for an initial hearing on 11/12/2024 before the Code Magistrate.
5. On 10/17/2024, the Property Owner(s) were given notice of the Initial Hearing to be held on November 12, 2024 by certified mail, hand delivery and/or posting of property.
6. Property Owner(s) and/or Property Owner(s) Representative(s):  
    X     DID attend this hearing.

\_\_\_\_\_ DID NOT attend this hearing.

7. The following violations remain:

**A. IPMC, Exterior Property Areas, 302.4 Weeds**

*Corrective Action Required: Cut lawn to ensure all high grass, weeds and overgrowth are maintained to a overall height of less than 12 inches*

**B. TLDC, Chapter 3, Article IX, Section 3 488(b) Maintenance**

*Corrective Action Required: Remove all items, trash or debris from the entire property*

8. As of the date of this Order, the property fails to be in compliance with the City of Tallahassee Code of General Ordinances and/or City of Tallahassee Land Development Code and/or the International Property Maintenance Code.

9. The Property Owner(s) is/are given 15 days to bring the above-described property into compliance.

10. If the above-described property is not brought into substantial compliance within the number of days allotted above, this case will be brought back to the Code Magistrate on Feb. 4, 2025 at which time fines and/or cost may be assessed against the Property Owner(s).

DONE and ORDERED this 12th day of November 2024.

  
\_\_\_\_\_  
**Mr. Kevin Sossong, Code Magistrate**



**CITY OF  
TALLAHASSEE**

**MUNICIPAL CODE ENFORCEMENT BOARD / MAGISTRATE  
FINAL NOTICE OF HEARING**

**November 26, 2024**

**WADLEY IDA MAE LELAND/ LELAND CURTIS/LELAND GARFIELD JR/ LELAND ELIJAH/LELAND PAUL ESTATE  
LELAND FRANK ESTATE/HALL WILLIE MAE LELAND/ LELAND KATIE L/ LELAND GRACIE O/LELAND JACK  
P/LELAND JUDGE/LELAND WILLIE/FORD JOHNNY/LELAND GEORGE/LELAND HAZEL J. LELAND BENNETT/  
ROBINSON PATRICIA/ LELAND STEPAHNIE/ LELAND WHITFIELD**

**2907 PRIMROSE LN  
TALLAHASSEE FL 32301**

**Re: CASE NUMBER TCE241802**

**LOCATION: 2125 FLIPPER ST**

**Tax I.D. #(s): 410127 DD0110**

**Dear Sir/Madam:**

This letter serves as your formal Notice of Final Hearing for the above referenced property due to non-compliance. You were previously noticed for a hearing which was held on 10/08/2024. This final hearing will be held on **February 4, 2025 at 1:00 pm** at the Frenchtown Renaissance Center -435 N Macomb Street, 2<sup>nd</sup> floor.

Hearings will be recorded and available for public viewing online at <https://Talgov.com/code>. If you are unable to attend the hearing in-person, you may attend virtually by submitting your request via email to [code.hearings@talgov.com](mailto:code.hearings@talgov.com) or by contacting the Code Compliance Coordinator at (850) 891-7110. If you have evidence to submit and/or comments, please call (850) 891-7007. Once your request has been received by our office to attend virtually, a meeting access code will be provided for you.

All information that is pre submitted must either be sworn to or notarized and must be received no later than 5:00 pm on 01/25/2025 to allow time to provide it to the Magistrate/Code Board. All information submitted will be recorded as case file information and entered into public record.

Please be advised your case will be presented to the Municipal Code Enforcement Board / Magistrate on the above date and time. Even if the violation has been corrected by the time specified by the code inspector, the case may still be presented if the Division is not properly notified to inspect the property for compliance. In the event your property is found to be in violation of the City Code during the hearing, the Code Enforcement Board / Magistrate has the authority to charge fines of up to \$250.00 a day against your property for every day that the violation(s) exists as well as any costs the City incurred in the event the City must correct the violations.

For further information regarding the hearing process, please visit [Talgov.com/Code](http://Talgov.com/Code) or call (850) 891-7110.

Sincerely,

*Martin Aterresagasti*

Code Enforcement Division

*NOTICE: Any party aggrieved by the decisions of the Municipal Code Enforcement Board may appeal the decision to the Leon County Circuit Court within 30 days of the execution of the final order. If an owner decides to appeal any decision made by the Municipal Code Enforcement Board / Magistrate with respect to any matter considered at this meeting or hearing, such person will need a record of these proceedings; and, for this purpose, such persons may need to ensure that a verbatim record of the proceedings is made, which record indicates the testimony and evidence upon which the appeal is to be based. The City of Tallahassee does not provide or prepare such a record. See Section 286.0105, Florida Statutes.*



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement**

**Notice of Violation**

Code Officer: **Martin Atorresagasti**

Permit No.: **NA**

Initial Inspection Date: **08/06/2024**

Case No.: **TCE241802**

Tax Identification Number: **410127 DD0110**

Repeat Offender: **No**

Violation Address: **2125 FLIPPER ST**

Owner(s): **WADLEY IDA MAE LELAND; LELAND CURTIS; LELAND GARFIELD JR; LELAND ELIJAH; LELAND PAUL ESTATE; LELAND FRANK ESTATE; HALL WILLIE MAE LELAND; LELAND KATIE L; LELAND GRACIE O; LELAND JACK P; LELAND JUDGE; LELAND WILLIE; FORD JOHNNY; LELAND GEORGE; LELAND HAZEL J; LELAND BENNETT; ROBINSON PATRICIA; LELAND STEPHANIE; LELAND WHITFIELD  
2907 PRIMROSE LN  
TALLAHASSEE FL 32301**

You are required to correct the following code violations within **15** days of receipt of this notice.

Code(s) in Violation:

**Chapter 3, Article XI, Section 3-571, International Property Maintenance Code**

- 1 IPMC, Exterior Structure, 304.1 General**

Corrective Actions Required:

- 1 Ensure the exterior of a structure and equipment are in good repair, structurally sound, and in a sanitary condition.**

Repair or replace all wood rot on soffit.

**If you have any questions concerning these violations, please call our office at (850) 891-7007.**

**Boarding a structure will not bring the property into compliance.** If windows and doors are boarded the case will be scheduled for a hearing before the Municipal Code Enforcement Board whereby the City will request an order be issued to set a time limit on the boarding of the structure.

Building permits may be required before repairs or alterations can be made to any building. Building and demolition permits may be obtained from the City's Building Inspection Division, located at 435 N.

Macomb Street, 1st Floor, telephone number (850) 891-7001 option 2.



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

December 04, 2024

CITY OF TALLAHASSEE

Petitioner,

vs.

KAMM KENNETH D  
KAMM PENNINGTON G  
1506 CHINNAPAKIN NENE  
TALLAHASSEE FL 32301

Respondent

Case No.: **TCE242359**

Location of Violation: **1506 CHINNAPAKIN NENE**

Tax ID #: **310550 W0100**

The appearance of our community and how individual properties are maintained has a significant impact on the quality of life in our neighborhoods. A recent inspection of your property revealed that certain conditions found do not comply with City code. These violations, the corrective action required and the time frame for completing that corrective action are noted on the attached violation detail.

Pursuant to Chapter 162 of the Florida Statutes, and Chapter 2 of the Code of General Ordinances of the City of Tallahassee, the Code Enforcement Officer hereby gives the notice of a violation on the above referenced property and hereby requests that a Hearing be scheduled before the Code Magistrate.

You must correct the violation described herein within the number of days noted on the attached violation detail. Once corrected, you must contact the City Code Enforcement Division at **(850) 891-7007** to arrange a reinspection of the property to verify the violation has been corrected and the property is in compliance with the Municipal Code cited herein.

You are hereby given notice that pursuant to Chapter 162, Florida Statutes, and Chapter 2 of the Code of General Ordinances of the City of Tallahassee, a hearing will be conducted on the above referenced case before the **Code Magistrate** on **02/04/2025** at **1:00 pm**, or as soon thereafter as said matter can be heard in the **2nd Floor Conference Room, Renaissance Center, 435 N Macomb Street**, Tallahassee, Florida. If the violation(s) are corrected within the number of days noted on the attached violation detail, you may not have to appear before the **Code Magistrate**.

Failure to comply may result in the City of Tallahassee correcting the violation(s) and assessing the cost through placing a lien on the property until such time as all costs are reimbursed to the City. These costs may be recovered by court action, if necessary. Your case may be presented to the **Code Magistrate** even if the violation has been corrected prior to the hearing or if the structure is boarded.



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

Notice of Violation and Notice of Hearing

Page 2

The City's Board and Seal Ordinance, (Section 3-371, Tallahassee Land Development Code), includes a time limit for a structure to remain boarded. Cases involving boarded structures will be taken to the **Code Magistrate** for an order to be issued determining the time limit. If removal of boards reveals other code violations, those violations must also be corrected.

The **Code Magistrate** will receive testimony and evidence at said hearing and shall make findings of fact as are supported by the testimony and evidence pertaining to the matters alleged herein. If you fail to appear, the **Code Magistrate** may base its findings and conclusions solely on the testimony and evidence presented by the Code Enforcement Division.

Should you be found in violation of the Municipal Code, the **Code Magistrate** may impose a fine up to \$250.00 per day, per violation for each day that the violation(s) continues beyond the compliance date established by the **Code Magistrate** in the Final Order. If the Code Enforcement Board or Code Magistrate has previously declared you to be a repeat violator, the **Code Magistrate** may impose a fine of up to \$500.00 per day, per violation for each day the violation continues beyond the compliance date established by the **Code Magistrate**.

If any person desires to appeal any decision, with respect to the matter considered at these meetings, such person will need a record of the proceedings and that, for this purpose, such person may need to ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which the appeal is based. The City of Tallahassee does not provide or prepare such a record (refer to Section 286.0105, Florida Statutes).

Any party aggrieved by the decisions of the **Code Magistrate** may appeal the decision to the Leon County Circuit Court within 30 days of the execution of the order.

Building permits may be required before repairs or alterations can be made to any building. Building and demolition permits may be obtained from the City's Building Inspection Division, located at 435 N. Macomb Street, 1st Floor, telephone number (850) 891-7125.

If you have any questions concerning this notice or the hearing process, please contact our office at **(850) 891-7007** or visit our office in the Renaissance Center located at 435 N. Macomb Street, Third Floor, Tallahassee, Florida. **Once you correct the violation(s), contact our office immediately to request an inspection.**

Sincerely,

**Shameka Bush**

Code Enforcement Division

Attachment





**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement**

**Notice of Violation**

Code Officer:	<b>Shameka Bush</b>	Permit No.:	<b>NA</b>
Initial Inspection Date:	<b>10/17/2024</b>	Case No.:	<b>TCE242359</b>
Tax Identification Number:	<b>310550 W0100</b>	Repeat Offender:	<b>No</b>
Violation Address:	<b>1506 CHINNAPAKIN NENE</b>		

Owner(s):

KAMM KENNETH D  
KAMM PENNINGTON G  
1506 CHINNAPAKIN NENE  
TALLAHASSEE FL 32301

In accordance with the Tallahassee Land Development Code, Chapter 3, Article XI, Division 2, Sec. 3-571, the City of Tallahassee has adopted the International Property Maintenance Code.

You are required to correct the following Tallahassee Land Code (TLDC), General Code of Ordinances (GC), and International Property Maintenance Code (IPMC) violations within 30 days of receipt of this notice.

Code(s) in Violation:

- 1** TLDC, Chapter 3, Article IX, Section 3-488(b) Maintenance

Corrective Actions Required:

- 1** Remove and dispose of all dead trees from the property.

**If you have any questions concerning these violations, please call our office at (850) 891-7007.**

**Boarding a structure will not bring the property into compliance.** If a structure is vacant and not secured, the Code Enforcement Official may issue an Emergency Board and Seal Order. If you intend to board any windows/doors, please contact Code Enforcement at (850) 891-7007. If windows and doors are boarded, the case will be scheduled for a hearing before the Code Magistrate where the property owner may request time to make necessary repairs.

Permits may be required before repairs, alterations, or demolition is performed on the subject property. These may be obtained from the City's Building Inspection Division, located at 435 N. Macomb Street, 1st Floor, telephone number (850) 891-7001 option 2.

City of Tallahassee  
300 S Adams St.  
B-15  
Tallahassee FL 32301

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USPS CERTIFIED MAIL



9214 8901 9403 8390 3969 83

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TCE242359 NOV/NOH INITIAL  
KAMM KENNETH D & KAMM PENNINGTON G  
1506 CHINNAPAKIN NENE  
TALLAHASSEE FL 32301-5804

Return Reference Number:  
Username: Denise Garrett  
Custom 1:  
Custom 2:  
Custom 3:  
Custom 4:  
Custom 5:

Postage: \$8.1600



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

December 04, 2024

CITY OF TALLAHASSEE

Petitioner,

vs.

GILES VERLYN M  
GILES KATHRYN M  
815 CIRCLE DR  
TALLAHASSEE FL 32301

Respondent

Case No.: **TCE242369**

Location of Violation: **815 CIRCLE DR**

Tax ID #: **310670 A0060**

The appearance of our community and how individual properties are maintained has a significant impact on the quality of life in our neighborhoods. A recent inspection of your property revealed that certain conditions found do not comply with City code. These violations, the corrective action required and the time frame for completing that corrective action are noted on the attached violation detail.

Pursuant to Chapter 162 of the Florida Statutes, and Chapter 2 of the Code of General Ordinances of the City of Tallahassee, the Code Enforcement Officer hereby gives the notice of a violation on the above referenced property and hereby requests that a Hearing be scheduled before the Code Magistrate.

You must correct the violation described herein within the number of days noted on the attached violation detail. Once corrected, you must contact the City Code Enforcement Division at **(850) 891-7007** to arrange a reinspection of the property to verify the violation has been corrected and the property is in compliance with the Municipal Code cited herein.

You are hereby given notice that pursuant to Chapter 162, Florida Statutes, and Chapter 2 of the Code of General Ordinances of the City of Tallahassee, a hearing will be conducted on the above referenced case before the **Code Magistrate** on **02/04/2025** at **1:00 pm**, or as soon thereafter as said matter can be heard in the **2nd Floor Conference Room, Renaissance Center, 435 N Macomb Street**, Tallahassee, Florida. If the violation(s) are corrected within the number of days noted on the attached violation detail, you may not have to appear before the **Code Magistrate**.

Failure to comply may result in the City of Tallahassee correcting the violation(s) and assessing the cost through placing a lien on the property until such time as all costs are reimbursed to the City. These costs may be recovered by court action, if necessary. Your case may be presented to the **Code Magistrate** even if the violation has been corrected prior to the hearing or if the structure is boarded.



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

Notice of Violation and Notice of Hearing

Page 2

The City's Board and Seal Ordinance, (Section 3-371, Tallahassee Land Development Code), includes a time limit for a structure to remain boarded. Cases involving boarded structures will be taken to the **Code Magistrate** for an order to be issued determining the time limit. If removal of boards reveals other code violations, those violations must also be corrected.

The **Code Magistrate** will receive testimony and evidence at said hearing and shall make findings of fact as are supported by the testimony and evidence pertaining to the matters alleged herein. If you fail to appear, the **Code Magistrate** may base its findings and conclusions solely on the testimony and evidence presented by the Code Enforcement Division.

Should you be found in violation of the Municipal Code, the **Code Magistrate** may impose a fine up to \$250.00 per day, per violation for each day that the violation(s) continues beyond the compliance date established by the **Code Magistrate** in the Final Order. If the Code Enforcement Board or Code Magistrate has previously declared you to be a repeat violator, the **Code Magistrate** may impose a fine of up to \$500.00 per day, per violation for each day the violation continues beyond the compliance date established by the **Code Magistrate**.

If any person desires to appeal any decision, with respect to the matter considered at these meetings, such person will need a record of the proceedings and that, for this purpose, such person may need to ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which the appeal is based. The City of Tallahassee does not provide or prepare such a record (refer to Section 286.0105, Florida Statutes).

Any party aggrieved by the decisions of the **Code Magistrate** may appeal the decision to the Leon County Circuit Court within 30 days of the execution of the order.

Building permits may be required before repairs or alterations can be made to any building. Building and demolition permits may be obtained from the City's Building Inspection Division, located at 435 N. Macomb Street, 1st Floor, telephone number (850) 891-7125.

If you have any questions concerning this notice or the hearing process, please contact our office at **(850) 891-7007** or visit our office in the Renaissance Center located at 435 N. Macomb Street, Third Floor, Tallahassee, Florida. **Once you correct the violation(s), contact our office immediately to request an inspection.**

Sincerely,

**Shameka Bush**

Code Enforcement Division

Attachment



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement**

**Notice of Violation**

Code Officer:	<b>Shameka Bush</b>	Permit No.:	<b>NA</b>
Initial Inspection Date:	<b>10/16/2024</b>	Case No.:	<b>TCE242369</b>
Tax Identification Number:	<b>310670 A0060</b>	Repeat Offender:	<b>No</b>
Violation Address:	<b>815 CIRCLE DR</b>		

Owner(s):

GILES VERLYN M  
GILES KATHRYN M  
815 CIRCLE DR  
TALLAHASSEE FL 32301

In accordance with the Tallahassee Land Development Code, Chapter 3, Article XI, Division 2, Sec. 3-571, the City of Tallahassee has adopted the International Property Maintenance Code.

You are required to correct the following Tallahassee Land Code (TLDC), General Code of Ordinances (GC), and International Property Maintenance Code (IPMC) violations within 15 days of receipt of this notice.

Code(s) in Violation:

- 1** IPMC, Exterior Property Areas, 302.4 Weeds

Corrective Actions Required:

- 1** Cut lawn to ensure all high grass, weeds and overgrowth are maintained to a overall height of less than 12 inch

**If you have any questions concerning these violations, please call our office at (850) 891-7007.**

**Boarding a structure will not bring the property into compliance.** If a structure is vacant and not secured, the Code Enforcement Official may issue an Emergency Board and Seal Order. If you intend to board any windows/doors, please contact Code Enforcement at (850) 891-7007. If windows and doors are boarded, the case will be scheduled for a hearing before the Code Magistrate where the property owner may request time to make necessary repairs.

Permits may be required before repairs, alterations, or demolition is performed on the subject property. These may be obtained from the City's Building Inspection Division, located at 435 N. Macomb Street, 1st Floor, telephone number (850) 891-7001 option 2.

City of Tallahassee  
300 S Adams St.  
B-15  
Tallahassee FL 32301

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USPS CERTIFIED MAIL



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TCE242369 NOV/NOH INITIAL  
GILES VERLYN M & GILES KATHRYN M  
815 CIRCLE DR  
TALLAHASSEE FL 32301-5613

Return Reference Number:  
Username: Denise Garrett  
Custom 1:  
Custom 2:  
Custom 3:  
Custom 4:  
Custom 5:

Postage: \$8.1600





**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

December 06, 2024

BYRD ANDREW JONATHAN

641 STILES AVE  
TALLAHASSEE FL 32303

Re: Address: **641 Stiles Ave**  
Case No.: **TCE242693**

Tax I.D. # **212360 E0040**

Dear Sir or Madam:

The Leon County Property Appraiser's records list you as the owner of the above referenced property. In performing code violation inspections in this area, we have found that your property is in violation of the City of Tallahassee Code pertaining to overgrowth and/or trash and debris. You are required to correct the violation within the time specified on the attached violation checklist. Included on the checklist is the action you will need to take to correct the violation. Once the violation has been corrected, please notify our office immediately so that a re-inspection of your property can be completed to verify compliance allowing this office to close this case.

It is important that you resolve this code violation promptly as failure to do so will require the City to correct the violation and the contractor's cost plus our administrative fee will then be assessed against your property through a special assessment lien. The City also has the right to exercise the option of foreclosure on your property once liens are levied. It is not our desire to take this action and it would be less expensive for you to correct the violation compared to the costs for the City to correct the violation. We want to work with you to correct this code violation. **If you feel additional time will be necessary, please call our office. You will be required to submit your request in writing.**

If you disagree with our findings, you may request a hearing at the next regularly scheduled meeting of the Code Magistrate to contest the City's determination regarding the need for lot clearance. Your request for a hearing must be submitted in writing to City of Tallahassee, Housing and Community Resilience, Code Enforcement Division, 300 South Adams Street, B-15, Tallahassee, FL 32301 or faxed to our office directly at (850) 891-0976. The case number and property address must also be included on your request for a hearing.

If you have any questions concerning this notice, please contact our office at (850) 891-7007 or visit our office in the Renaissance Center located at 435 N. Macomb Street, Third Floor, Tallahassee, Florida. **Once you correct the violation(s), contact our office immediately to request an inspection.**

Sincerely,

*Martin Atorresagasti*

Code Enforcement Division  
Attachment



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement**

**Notice of Violation**

Code Officer:	<b>Martin Atorresagasti</b>	Permit No.:	<b>NA</b>
Initial Inspection Date:	<b>11/19/2024</b>	Case No.:	<b>TCE242693</b>
Tax Identification Number:	<b>212360 E0040</b>	Repeat Offender:	<b>No</b>
Violation Address:	<b>641 Stiles Ave</b>		

Owner(s):

BYRD ANDREW JONATHAN

641 STILES AVE  
TALLAHASSEE FL 32303

In accordance with the Tallahassee Land Development Code, Chapter 3, Article XI, Division 2, Sec. 3-571, the City of Tallahassee has adopted the International Property Maintenance Code.

You are required to correct the following Tallahassee Land Code (TLDC), General Code of Ordinances (GC), and International Property Maintenance Code (IPMC) violations within 15 days of receipt of this notice.

Code(s) in Violation:

- 1** IPMC, Exterior Property Areas, 302.4 Weeds

Corrective Actions Required:

- 1** Cut lawn to ensure all high grass, weeds and overgrowth are maintained to a overall height of less than 12 inch. May be subject to lot mow.

**If you have any questions concerning these violations, please call our office at (850) 891-7007.**

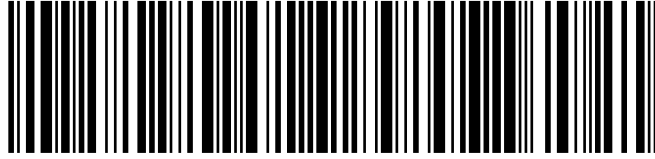
**Boarding a structure will not bring the property into compliance.** If a structure is vacant and not secured, the Code Enforcement Official may issue an Emergency Board and Seal Order. If you intend to board any windows/doors, please contact Code Enforcement at (850) 891-7007. If windows and doors are boarded, the case will be scheduled for a hearing before the Code Magistrate where the property owner may request time to make necessary repairs.

Permits may be required before repairs, alterations, or demolition is performed on the subject property. These may be obtained from the City's Building Inspection Division, located at 435 N. Macomb Street, 1st Floor, telephone number (850) 891-7001 option 2.

City of Tallahassee  
300 S Adams St.  
B-15  
Tallahassee FL 32301

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USPS CERTIFIED MAIL



9214 8901 9403 8390 6064 88

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TCE242693 NOV/LM  
BYRD ANDREW JONATHAN  
641 STILES AVE  
TALLAHASSEE FL 32303-4751

Return Reference Number:  
Username: Denise Garrett  
Custom 1:  
Custom 2:  
Custom 3:  
Custom 4:  
Custom 5:

Postage: \$8.1600



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

December 06, 2024

CITY OF TALLAHASSEE  
Petitioner,

vs.

BARATTINI RICHARD  
PO BOX 650039  
VERO BEACH FL 32960

Respondent

Case No.: **TCE242803**

Location of Violation: **PARKING LOT BEHIND 1997 CAPITAL CIR NE**

Tax ID #: **112105 B0010**

The appearance of our community and how individual properties are maintained has a significant impact on the quality of life in our neighborhoods. A recent inspection of your property revealed that certain conditions found do not comply with City code. These violations, the corrective action required and the time frame for completing that corrective action are noted on the attached violation detail.

Pursuant to Chapter 162 of the Florida Statutes, and Chapter 2 of the Code of General Ordinances of the City of Tallahassee, the Code Enforcement Officer hereby gives the notice of a violation on the above referenced property and hereby requests that a Hearing be scheduled before the Code Magistrate.

You must correct the violation described herein within the number of days noted on the attached violation detail. Once corrected, you must contact the City Code Enforcement Division at **(850) 891-7007** to arrange a reinspection of the property to verify the violation has been corrected and the property is in compliance with the Municipal Code cited herein.

You are hereby given notice that pursuant to Chapter 162, Florida Statutes, and Chapter 2 of the Code of General Ordinances of the City of Tallahassee, a hearing will be conducted on the above referenced case before the **Code Magistrate** on **02/04/2025** at **1:00 pm**, or as soon thereafter as said matter can be heard in the **2nd Floor Conference Room, Renaissance Center, 435 N Macomb Street**, Tallahassee, Florida. If the violation(s) are corrected within the number of days noted on the attached violation detail, you may not have to appear before the **Code Magistrate**.

Failure to comply may result in the City of Tallahassee correcting the violation(s) and assessing the cost through placing a lien on the property until such time as all costs are reimbursed to the City. These costs may be recovered by court action, if necessary. Your case may be presented to the **Code Magistrate** even if the violation has been corrected prior to the hearing or if the structure is boarded.



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

Notice of Violation and Notice of Hearing

Page 2

The City's Board and Seal Ordinance, (Section 3-371, Tallahassee Land Development Code), includes a time limit for a structure to remain boarded. Cases involving boarded structures will be taken to the **Code Magistrate** for an order to be issued determining the time limit. If removal of boards reveals other code violations, those violations must also be corrected.

The **Code Magistrate** will receive testimony and evidence at said hearing and shall make findings of fact as are supported by the testimony and evidence pertaining to the matters alleged herein. If you fail to appear, the **Code Magistrate** may base its findings and conclusions solely on the testimony and evidence presented by the Code Enforcement Division.

Should you be found in violation of the Municipal Code, the **Code Magistrate** may impose a fine up to \$250.00 per day, per violation for each day that the violation(s) continues beyond the compliance date established by the **Code Magistrate** in the Final Order. If the Code Enforcement Board or Code Magistrate has previously declared you to be a repeat violator, the **Code Magistrate** may impose a fine of up to \$500.00 per day, per violation for each day the violation continues beyond the compliance date established by the **Code Magistrate**.

If any person desires to appeal any decision, with respect to the matter considered at these meetings, such person will need a record of the proceedings and that, for this purpose, such person may need to ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which the appeal is based. The City of Tallahassee does not provide or prepare such a record (refer to Section 286.0105, Florida Statutes).

Any party aggrieved by the decisions of the **Code Magistrate** may appeal the decision to the Leon County Circuit Court within 30 days of the execution of the order.

Building permits may be required before repairs or alterations can be made to any building. Building and demolition permits may be obtained from the City's Building Inspection Division, located at 435 N. Macomb Street, 1st Floor, telephone number (850) 891-7125.

If you have any questions concerning this notice or the hearing process, please contact our office at **(850) 891-7007** or visit our office in the Renaissance Center located at 435 N. Macomb Street, Third Floor, Tallahassee, Florida. **Once you correct the violation(s), contact our office immediately to request an inspection.**

Sincerely,

**Lesla Vause**

Code Enforcement Division

Attachment



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement**

**Notice of Violation**

Code Officer:	<b>Lesla Vause</b>	Permit No.:	<b>NA</b>
Initial Inspection Date:	<b>12/06/2024</b>	Case No.:	<b>TCE242803</b>
Tax Identification Number:	<b>112105 B0010</b>	Repeat Offender:	<b>No</b>
Violation Address:	<b>PARKING LOT BEHIND 1997 CAPITAL CIR NE</b>		

Owner(s):

BARATTINI RICHARD  
  
PO BOX 650039  
VERO BEACH FL 32960

In accordance with the Tallahassee Land Development Code, Chapter 3, Article XI, Division 2, Sec. 3-571, the City of Tallahassee has adopted the International Property Maintenance Code.

You are required to correct the following Tallahassee Land Code (TLDC), General Code of Ordinances (GC), and International Property Maintenance Code (IPMC) violations within 30 days of receipt of this notice.

Code(s) in Violation:

- 1 TLDC, Chapter 3, Article IX, Section 3-488(b) Maintenance

Corrective Actions Required:

- 1 Remove all trash, litter, and debris from the entire property. Remove tree debris from parking area behind 1997 Capital Cir. Ne

**If you have any questions concerning these violations, please call our office at (850) 891-7007.**

**Boarding a structure will not bring the property into compliance.** If a structure is vacant and not secured, the Code Enforcement Official may issue an Emergency Board and Seal Order. If you intend to board any windows/doors, please contact Code Enforcement at (850) 891-7007. If windows and doors are boarded, the case will be scheduled for a hearing before the Code Magistrate where the property owner may request time to make necessary repairs.

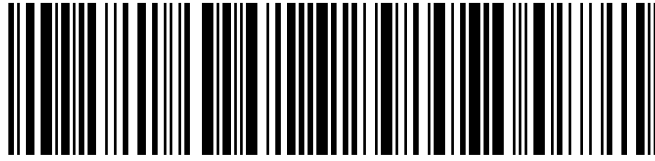
Permits may be required before repairs, alterations, or demolition is performed on the subject property. These may be obtained from the City's Building Inspection Division, located at 435 N. Macomb Street, 1st Floor, telephone number (850) 891-7001 option 2.



City of Tallahassee  
300 S Adams St.  
B-15  
Tallahassee FL 32301

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USPS CERTIFIED MAIL



9214 8901 9403 8390 6285 10

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TCE242803 NOV/NOH INITIAL  
BARATTINI RICHARD  
PO BOX 650039  
VERO BEACH FL 32965-0039

Return Reference Number:  
Username: Denise Garrett  
Custom 1:  
Custom 2:  
Custom 3:  
Custom 4:  
Custom 5:

Postage: \$8.1600



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

December 11, 2024

CITY OF TALLAHASSEE

Petitioner,

vs.

COTTAGES OF MICCOSUKEE HILLS CONDOMINIUM AS

PO BOX 3621

TALLAHASSEE FL 32315

Respondent

Case No.: **TCE242159**

Location of Violation: **1529 MICCOSUKEE LOOP**

Tax ID #: **112252 0001**

The appearance of our community and how individual properties are maintained has a significant impact on the quality of life in our neighborhoods. A recent inspection of your property revealed that certain conditions found do not comply with City code. These violations, the corrective action required and the time frame for completing that corrective action are noted on the attached violation detail.

Pursuant to Chapter 162 of the Florida Statutes, and Chapter 2 of the Code of General Ordinances of the City of Tallahassee, the Code Enforcement Officer hereby gives the notice of a violation on the above referenced property and hereby requests that a Hearing be scheduled before the Code Magistrate.

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Failure to comply may result in the City of Tallahassee correcting the violation(s) and assessing the cost through placing a lien on the property until such time as all costs are reimbursed to the City. These costs may be recovered by court action, if necessary. Your case may be presented to the **Code Magistrate** even if the violation has been corrected prior to the hearing or if the structure is boarded.



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

Notice of Violation and Notice of Hearing

Page 2

The City's Board and Seal Ordinance, (Section 3-371, Tallahassee Land Development Code), includes a time limit for a structure to remain boarded. Cases involving boarded structures will be taken to the **Code Magistrate** for an order to be issued determining the time limit. If removal of boards reveals other code violations, those violations must also be corrected.

The **Code Magistrate** will receive testimony and evidence at said hearing and shall make findings of fact as are supported by the testimony and evidence pertaining to the matters alleged herein. If you fail to appear, the **Code Magistrate** may base its findings and conclusions solely on the testimony and evidence presented by the Code Enforcement Division.

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Any party aggrieved by the decisions of the **Code Magistrate** may appeal the decision to the Leon County Circuit Court within 30 days of the execution of the order.

Building permits may be required before repairs or alterations can be made to any building. Building and demolition permits may be obtained from the City's Building Inspection Division, located at 435 N. Macomb Street, 1st Floor, telephone number (850) 891-7125.

If you have any questions concerning this notice or the hearing process, please contact our office at **(850) 891-7007** or visit our office in the Renaissance Center located at 435 N. Macomb Street, Third Floor, Tallahassee, Florida. **Once you correct the violation(s), contact our office immediately to request an inspection.**

Sincerely,

**Lesla Vause**

Code Enforcement Division

Attachment



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement**

**Notice of Violation**

Code Officer:	<b>Lesla Vause</b>	Permit No.:	<b>NA</b>
Initial Inspection Date:	<b>10/01/2024</b>	Case No.:	<b>TCE242159</b>
Tax Identification Number:	<b>112252 0001</b>	Repeat Offender:	<b>No</b>
Violation Address:	<b>1529 MICCOSUKEE LOOP</b>		

Owner(s):

COTTAGES OF MICCOSUKEE HILLS CONDOMINIUM ASSOCIATION INC

PO BOX 3621  
TALLAHASSEE FL 32315

In accordance with the Tallahassee Land Development Code, Chapter 3, Article XI, Division 2, Sec. 3-571, the City of Tallahassee has adopted the International Property Maintenance Code.

You are required to correct the following Tallahassee Land Code (TLDC), General Code of Ordinances (GC), and International Property Maintenance Code (IPMC) violations within 30 days of receipt of this notice.

Code(s) in Violation:

- 1** TLDC, Chapter 3, Article VII, Section 3-401 - Fences and Walls

Corrective Actions Required:

- 1** Repair or remove the fence/wall that is in disrepair and considered unsafe. The fence belongs to the HOA of cottages of Miccosukee. The fence backs up to the property of 2574 Panther Creek Road. The fence is failing and panels need to be secured or replaced.

**If you have any questions concerning these violations, please call our office at (850) 891-7007.**

**Boarding a structure will not bring the property into compliance.** If a structure is vacant and not secured, the Code Enforcement Official may issue an Emergency Board and Seal Order. If you intend to board any windows/doors, please contact Code Enforcement at (850) 891-7007. If windows and doors are boarded, the case will be scheduled for a hearing before the Code Magistrate where the property owner may request time to make necessary repairs.

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City of Tallahassee  
300 S Adams St.  
B-15  
Tallahassee FL 32301

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USPS CERTIFIED MAIL



9214 8901 9403 8391 2170 27

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TCE242159 NOV/NOH INITIAL  
COTTAGES OF MICCOSUKEE HILLS CONDOMINIUM  
PO BOX 3621  
TALLAHASSEE FL 32315-3621

Return Reference Number:  
Username: Denise Garrett  
Custom 1:  
Custom 2:  
Custom 3:  
Custom 4:  
Custom 5:

Postage: \$8.1600



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

December 11, 2024

CITY OF TALLAHASSEE

Petitioner,

vs.

DE GRUMMOND WILL W  
DE GRUMMOND JOHN W  
821 WATT DR  
TALLAHASSEE FL 32303

Respondent

Case No.: **TCE242539**

Location of Violation: **2346 HORNE AVE**

Tax ID #: **212704 D0020**

The appearance of our community and how individual properties are maintained has a significant impact on the quality of life in our neighborhoods. A recent inspection of your property revealed that certain conditions found do not comply with City code. These violations, the corrective action required and the time frame for completing that corrective action are noted on the attached violation detail.

Pursuant to Chapter 162 of the Florida Statutes, and Chapter 2 of the Code of General Ordinances of the City of Tallahassee, the Code Enforcement Officer hereby gives the notice of a violation on the above referenced property and hereby requests that a Hearing be scheduled before the Code Magistrate.

You must correct the violation described herein within the number of days noted on the attached violation detail. Once corrected, you must contact the City Code Enforcement Division at **(850) 891-7007** to arrange a reinspection of the property to verify the violation has been corrected and the property is in compliance with the Municipal Code cited herein.

You are hereby given notice that pursuant to Chapter 162, Florida Statutes, and Chapter 2 of the Code of General Ordinances of the City of Tallahassee, a hearing will be conducted on the above referenced case before the **Code Magistrate** on **02/04/2025** at **1:00 pm**, or as soon thereafter as said matter can be heard in the **2nd Floor Conference Room, Renaissance Center, 435 N Macomb Street**, Tallahassee, Florida. If the violation(s) are corrected within the number of days noted on the attached violation detail, you may not have to appear before the **Code Magistrate**.

Failure to comply may result in the City of Tallahassee correcting the violation(s) and assessing the cost through placing a lien on the property until such time as all costs are reimbursed to the City. These costs may be recovered by court action, if necessary. Your case may be presented to the **Code Magistrate** even if the violation has been corrected prior to the hearing or if the structure is boarded.



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

Notice of Violation and Notice of Hearing

Page 2

The City's Board and Seal Ordinance, (Section 3-371, Tallahassee Land Development Code), includes a time limit for a structure to remain boarded. Cases involving boarded structures will be taken to the **Code Magistrate** for an order to be issued determining the time limit. If removal of boards reveals other code violations, those violations must also be corrected.

The **Code Magistrate** will receive testimony and evidence at said hearing and shall make findings of fact as are supported by the testimony and evidence pertaining to the matters alleged herein. If you fail to appear, the **Code Magistrate** may base its findings and conclusions solely on the testimony and evidence presented by the Code Enforcement Division.

Should you be found in violation of the Municipal Code, the **Code Magistrate** may impose a fine up to \$250.00 per day, per violation for each day that the violation(s) continues beyond the compliance date established by the **Code Magistrate** in the Final Order. If the Code Enforcement Board or Code Magistrate has previously declared you to be a repeat violator, the **Code Magistrate** may impose a fine of up to \$500.00 per day, per violation for each day the violation continues beyond the compliance date established by the **Code Magistrate**.

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If you have any questions concerning this notice or the hearing process, please contact our office at **(850) 891-7007** or visit our office in the Renaissance Center located at 435 N. Macomb Street, Third Floor, Tallahassee, Florida. **Once you correct the violation(s), contact our office immediately to request an inspection.**

Sincerely,

**Shameka Bush**

Code Enforcement Division

Attachment





**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement**

**Notice of Violation**

Code Officer:	<b>Shameka Bush</b>	Permit No.:	<b>NA</b>
Initial Inspection Date:	<b>10/29/2024</b>	Case No.:	<b>TCE242539</b>
Tax Identification Number:	<b>212704 D0020</b>	Repeat Offender:	<b>No</b>
Violation Address:	<b>2346 HORNE AVE</b>		

Owner(s):

DE GRUMMOND WILL W  
DE GRUMMOND JOHN W  
821 WATT DR  
TALLAHASSEE FL 32303

In accordance with the Tallahassee Land Development Code, Chapter 3, Article XI, Division 2, Sec. 3-571, the City of Tallahassee has adopted the International Property Maintenance Code.

You are required to correct the following Tallahassee Land Code (TLDC), General Code of Ordinances (GC), and International Property Maintenance Code (IPMC) violations within 30 days of receipt of this notice.

Code(s) in Violation:

- 1 TLDC, Chapter 3, Article IX, Section 3-488(b) Maintenance

Corrective Actions Required:

- 1 Remove and dispose of all dead trees from the property.

**If you have any questions concerning these violations, please call our office at (850) 891-7007.**

**Boarding a structure will not bring the property into compliance.** If a structure is vacant and not secured, the Code Enforcement Official may issue an Emergency Board and Seal Order. If you intend to board any windows/doors, please contact Code Enforcement at (850) 891-7007. If windows and doors are boarded, the case will be scheduled for a hearing before the Code Magistrate where the property owner may request time to make necessary repairs.

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City of Tallahassee  
300 S Adams St.  
B-15  
Tallahassee FL 32301

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USPS CERTIFIED MAIL



9214 8901 9403 8391 2808 47

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TCE242539 NOV/NOH INITIAL  
DE GRUMMOND WILL W & DE GRUMMOND JOHN W  
821 WATT DR  
TALLAHASSEE FL 32303-4685

Return Reference Number:  
Username: Denise Garrett  
Custom 1:  
Custom 2:  
Custom 3:  
Custom 4:  
Custom 5:

Postage: \$8.1600



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

December 11, 2024

CITY OF TALLAHASSEE  
Petitioner,

vs.

ZANG MICHAEL C  
1121 BENNETT ST  
TALLAHASSEE FL 32304

Respondent

Case No.: **TCE242755**

Location of Violation: **1121 BENNETT ST**

Tax ID #: **212615000060**

The appearance of our community and how individual properties are maintained has a significant impact on the quality of life in our neighborhoods. A recent inspection of your property revealed that certain conditions found do not comply with City code. These violations, the corrective action required and the time frame for completing that corrective action are noted on the attached violation detail.

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**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

Notice of Violation and Notice of Hearing

Page 2

The City's Board and Seal Ordinance, (Section 3-371, Tallahassee Land Development Code), includes a time limit for a structure to remain boarded. Cases involving boarded structures will be taken to the **Code Magistrate** for an order to be issued determining the time limit. If removal of boards reveals other code violations, those violations must also be corrected.

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If you have any questions concerning this notice or the hearing process, please contact our office at **(850) 891-7007** or visit our office in the Renaissance Center located at 435 N. Macomb Street, Third Floor, Tallahassee, Florida. **Once you correct the violation(s), contact our office immediately to request an inspection.**

Sincerely,

**Martin Atorresagasti**

Code Enforcement Division

Attachment



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement**

**Notice of Violation**

Code Officer:	<b>Martin Atorresagasti</b>	Permit No.:	<b>NA</b>
Initial Inspection Date:	<b>11/21/2024</b>	Case No.:	<b>TCE242755</b>
Tax Identification Number:	<b>2126150000060</b>	Repeat Offender:	<b>No</b>
Violation Address:	<b>1121 BENNETT ST</b>		

Owner(s):

ZANG MICHAEL C

1121 BENNETT ST  
TALLAHASSEE FL 32304

In accordance with the Tallahassee Land Development Code, Chapter 3, Article XI, Division 2, Sec. 3-571, the City of Tallahassee has adopted the International Property Maintenance Code.

You are required to correct the following Tallahassee Land Code (TLDC), General Code of Ordinances (GC), and International Property Maintenance Code (IPMC) violations within 15 days of receipt of this notice.

Code(s) in Violation:

- 1** IPMC, Exterior Property Areas, 302.4 Weeds

Corrective Actions Required:

- 1** Cut lawn to ensure all high grass, weeds and overgrowth are maintained to a overall height of less than 12 inch

**If you have any questions concerning these violations, please call our office at (850) 891-7007.**

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City of Tallahassee  
300 S Adams St.  
B-15  
Tallahassee FL 32301

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USPS CERTIFIED MAIL



9214 8901 9403 8391 2536 05

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TCE242755 NOV/NOH INITIAL  
ZANG MICHAEL C  
1121 BENNETT ST  
TALLAHASSEE FL 32304-2209

Return Reference Number:  
Username: Denise Garrett  
Custom 1:  
Custom 2:  
Custom 3:  
Custom 4:  
Custom 5:

Postage: \$8.1600





**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

December 11, 2024

CITY OF TALLAHASSEE  
Petitioner,

vs.

COURTS OF IDLEWILD HOMEOWNERS ASSOC INC  
1477 MARKET ST  
TALLAHASSEE FL 32312

Respondent

Case No.: **TCE242872**

Location of Violation: **V/L behind 1427 Idlewild DR**

Tax ID #: **310311 0001**

The appearance of our community and how individual properties are maintained has a significant impact on the quality of life in our neighborhoods. A recent inspection of your property revealed that certain conditions found do not comply with City code. These violations, the corrective action required and the time frame for completing that corrective action are noted on the attached violation detail.

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**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

Notice of Violation and Notice of Hearing

Page 2

The City's Board and Seal Ordinance, (Section 3-371, Tallahassee Land Development Code), includes a time limit for a structure to remain boarded. Cases involving boarded structures will be taken to the **Code Magistrate** for an order to be issued determining the time limit. If removal of boards reveals other code violations, those violations must also be corrected.

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Sincerely,

**Shameka Bush**

Code Enforcement Division

Attachment



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement**

**Notice of Violation**

Code Officer: **Shameka Bush** Permit No.: **NA**  
Initial Inspection Date: **12/10/2024** Case No.: **TCE242872**  
Tax Identification Number: **310311 0001** Repeat Offender: **No**  
Violation Address: **V/L behind 1427 Idlewild DR**

Owner(s): COURTS OF IDLEWILD HOMEOWNERS ASSOC INC  
1477 MARKET ST  
TALLAHASSEE FL 32312

In accordance with the Tallahassee Land Development Code, Chapter 3, Article XI, Division 2, Sec. 3-571, the City of Tallahassee has adopted the International Property Maintenance Code.

You are required to correct the following Tallahassee Land Code (TLDC), General Code of Ordinances (GC), and International Property Maintenance Code (IPMC) violations within 15 days of receipt of this notice.

Code(s) in Violation:

- 1 TLDC, Chapter 3, Article IX, Section 3-488(b) Maintenance

Corrective Actions Required:

- 1 Remove and dispose of all dead trees from the property.

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City of Tallahassee  
300 S Adams St.  
B-15  
Tallahassee FL 32301

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USPS CERTIFIED MAIL



9214 8901 9403 8391 2602 76

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TCE242872 NOV/NOH INITIAL  
COURTS OF IDLEWILD  
1477 MARKET ST  
TALLAHASSEE FL 32312-1726

Return Reference Number:  
Username: Denise Garrett  
Custom 1:  
Custom 2:  
Custom 3:  
Custom 4:  
Custom 5:

Postage: \$8.1600

City of Tallahassee  
Housing and Community Resilience  
Code Enforcement  
435 N Macomb St, 3rd Floor, Tallahassee, FL 32301  
(850) 891-7007

# **DANGEROUS BUILDING NOTICE**

**Address: 2322 TALLEY LN**

**CE Case No.: TCE242835**

**This building has been found to be dangerous by the enforcement official. This notice is to remain on this building as placed thereon until the requirements of the notice, which have been posted have been fully complied with. It is unlawful to remove this notice until such requirements have been complied with. Violators subject to a fine not exceeding \$500.00 or imprisonment for a term not exceeding 60 days or both. (Section 1-7, Tallahassee Land Development).**



Enforcing Official, Code Enforcement

12/12/2024

Date



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

December 12, 2024

CITY OF TALLAHASSEE

Petitioner,

vs.

LAWSON DAVID B

2322 TALLEY LN

TALLAHASSEE FL 32303

Respondent

Case No.: **TCE242835**

Location of Violation: **2322 TALLEY LN**

Tax ID #: **2121511203401**

The appearance of our community and how individual properties are maintained has a significant impact on the quality of life in our neighborhoods. A recent inspection of your property revealed that certain conditions found do not comply with City code. These violations, the corrective action required and the time frame for completing that corrective action are noted on the attached violation detail.

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**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

Notice of Violation and Notice of Hearing

Page 2

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Sincerely,

**Shameka Bush**

Code Enforcement Division

Attachment



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement**

**Notice of Violation**

Code Officer:	<b>Shameka Bush</b>	Permit No.:	<b>NA</b>
Initial Inspection Date:	<b>12/05/2024</b>	Case No.:	<b>TCE242835</b>
Tax Identification Number:	<b>2121511203401</b>	Repeat Offender:	<b>No</b>
Violation Address:	<b>2322 TALLEY LN</b>		

**Owner(s):**

**LAWSON DAVID B**  
  
**2322 TALLEY LN**  
**TALLAHASSEE FL 32303**

In accordance with the Tallahassee Land Development Code, Chapter 3, Article XI, Division 2, Sec. 3-571, the City of Tallahassee has adopted the International Property Maintenance Code.

This structure has been deemed dangerous due to unsafe and/or unsanitary conditions as defined in the Tallahassee Land Development Code Sec 1-2.

You are required to correct the following Tallahassee Land Code (TLDC), General Code of Ordinances (GC), and International Property Maintenance Code (IPMC) violations within 5 days of receipt of this notice.

**Code(s) in Violation:**

- 1 TLDC, Chapter 3, Article IX, Section 3-488(b) Maintenance**
- 2 IPMC, Exterior Structure, 304.13 Window, Skylight and Door Frames**
- 3 IPMC, Electrical Equipment, 605.1 Installation**

**Corrective Actions Required:**

- 1 Remove all trash, litter, and debris from the entire property.**
- 2 Ensure every window, skylight, door and frame is kept in sound condition, good repair and is weathertight.**
- 3 Ensure that electrical equipment, wiring and appliances are properly installed and maintained in a safe and approved manner.**



**if you have any questions concerning these violations, please call our office at (850) 891-7007.**

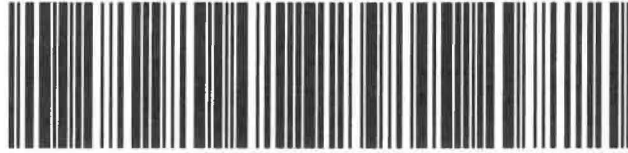
**Boarding a structure will not bring the property into compliance.** If a structure is vacant and not secured, the Code Enforcement Official may issue an Emergency Board and Seal Order. If you intend to board any windows/doors, please contact Code Enforcement at (850) 891-7007. If windows and doors are boarded, the case will be scheduled for a hearing before the Code Magistrate where the property owner may request time to make necessary repairs.

Permits may be required before repairs, alterations, or demolition is performed on the subject property. These may be obtained from the City's Building Inspection Division, located at 435 N. Macomb Street, 1st Floor, telephone number (850) 891-7001 option 2.

City of Tallahassee  
300 S Adams St.  
B-15  
Tallahassee FL 32301

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USPS CERTIFIED MAIL



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TCE242835 DB PLACARD/NOV/NOH  
LAWSON DAVID B  
2322 TALLEY LN  
TALLAHASSEE FL 32303-3242

Return Reference Number:  
Username: Denise Garrett  
Custom 1:  
Custom 2:  
Custom 3:  
Custom 4:  
Custom 5:

Postage: \$8.1600

# TCE242835 DB PLACARD

Final Audit Report

2024-12-12

Created:	2024-12-12
By:	Denise Garrett (denise.garrett@talgov.com)
Status:	Signed
Transaction ID:	CBJCHBCAABAAAX3nzoTzcUmu-9CvSNx2aV3a0MrZSVJ-e

## "TCE242835 DB PLACARD" History

-  Document created by Denise Garrett (denise.garrett@talgov.com)  
2024-12-12 - 5:24:52 PM GMT
-  Document emailed to Adam Jacobs (adam.jacobs@talgov.com) for signature  
2024-12-12 - 5:25:00 PM GMT
-  Email viewed by Adam Jacobs (adam.jacobs@talgov.com)  
2024-12-12 - 5:25:12 PM GMT
-  Document e-signed by Adam Jacobs (adam.jacobs@talgov.com)  
Signature Date: 2024-12-12 - 7:31:33 PM GMT - Time Source: server
-  Agreement completed.  
2024-12-12 - 7:31:33 PM GMT



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

December 12, 2024

CITY OF TALLAHASSEE  
Petitioner,

vs.

MIDTOWN PLACE CONDOMINIUM ASSOCIATION  
415 N GADSDEN ST  
TALLAHASSEE FL 32301-1290

Respondent

Case No.: **TCE242474**

Location of Violation: **415 N GADSDEN ST, Tallahassee, FL, 32301**

Tax ID #: **213621 0001**

The appearance of our community and how individual properties are maintained has a significant impact on the quality of life in our neighborhoods. A recent inspection of your property revealed that certain conditions found do not comply with City code. These violations, the corrective action required and the time frame for completing that corrective action are noted on the attached violation detail.

Pursuant to Chapter 162 of the Florida Statutes, and Chapter 2 of the Code of General Ordinances of the City of Tallahassee, the Code Enforcement Officer hereby gives the notice of a violation on the above referenced property and hereby requests that a Hearing be scheduled before the Code Magistrate.

You must correct the violation described herein within the number of days noted on the attached violation detail. Once corrected, you must contact the City Code Enforcement Division at **(850) 891-7007** to arrange a reinspection of the property to verify the violation has been corrected and the property is in compliance with the Municipal Code cited herein.

You are hereby given notice that pursuant to Chapter 162, Florida Statutes, and Chapter 2 of the Code of General Ordinances of the City of Tallahassee, a hearing will be conducted on the above referenced case before the **Code Magistrate** on **02/04/2025** at **1:00 pm**, or as soon thereafter as said matter can be heard in the **2nd Floor Conference Room, Renaissance Center, 435 N Macomb Street**, Tallahassee, Florida. If the violation(s) are corrected within the number of days noted on the attached violation detail, you may not have to appear before the **Code Magistrate**.

Failure to comply may result in the City of Tallahassee correcting the violation(s) and assessing the cost through placing a lien on the property until such time as all costs are reimbursed to the City. These costs may be recovered by court action, if necessary. Your case may be presented to the **Code Magistrate** even if the violation has been corrected prior to the hearing or if the structure is boarded.



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

Notice of Violation and Notice of Hearing

Page 2

The City's Board and Seal Ordinance, (Section 3-371, Tallahassee Land Development Code), includes a time limit for a structure to remain boarded. Cases involving boarded structures will be taken to the **Code Magistrate** for an order to be issued determining the time limit. If removal of boards reveals other code violations, those violations must also be corrected.

The **Code Magistrate** will receive testimony and evidence at said hearing and shall make findings of fact as are supported by the testimony and evidence pertaining to the matters alleged herein. If you fail to appear, the **Code Magistrate** may base its findings and conclusions solely on the testimony and evidence presented by the Code Enforcement Division.

Should you be found in violation of the Municipal Code, the **Code Magistrate** may impose a fine up to \$250.00 per day, per violation for each day that the violation(s) continues beyond the compliance date established by the **Code Magistrate** in the Final Order. If the Code Enforcement Board or Code Magistrate has previously declared you to be a repeat violator, the **Code Magistrate** may impose a fine of up to \$500.00 per day, per violation for each day the violation continues beyond the compliance date established by the **Code Magistrate**.

If any person desires to appeal any decision, with respect to the matter considered at these meetings, such person will need a record of the proceedings and that, for this purpose, such person may need to ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which the appeal is based. The City of Tallahassee does not provide or prepare such a record (refer to Section 286.0105, Florida Statutes).

Any party aggrieved by the decisions of the **Code Magistrate** may appeal the decision to the Leon County Circuit Court within 30 days of the execution of the order.

Building permits may be required before repairs or alterations can be made to any building. Building and demolition permits may be obtained from the City's Building Inspection Division, located at 435 N. Macomb Street, 1st Floor, telephone number (850) 891-7125.

If you have any questions concerning this notice or the hearing process, please contact our office at **(850) 891-7007** or visit our office in the Renaissance Center located at 435 N. Macomb Street, Third Floor, Tallahassee, Florida. **Once you correct the violation(s), contact our office immediately to request an inspection.**

Sincerely,

**Shameka Bush**

Code Enforcement Division

Attachment



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement**

**Notice of Violation**

Code Officer:	<b>Shameka Bush</b>	Permit No.:	<b>NA</b>
Initial Inspection Date:	<b>11/12/2024</b>	Case No.:	<b>TCE242474</b>
Tax Identification Number:	<b>213621 0001</b>	Repeat Offender:	<b>No</b>
Violation Address:	<b>415 N GADSDEN ST, Tallahassee, FL, 32301</b>		

Owner(s):

MIDTOWN PLACE CONDOMINIUM ASSOCIATION  
415 N GADSDEN ST  
TALLAHASSEE FL 32301-1290

In accordance with the Tallahassee Land Development Code, Chapter 3, Article XI, Division 2, Sec. 3-571, the City of Tallahassee has adopted the International Property Maintenance Code.

You are required to correct the following Tallahassee Land Code (TLDC), General Code of Ordinances (GC), and International Property Maintenance Code (IPMC) violations within 15 days of receipt of this notice.

Code(s) in Violation:

- 1** IPMC 507.1 Storm Drainage

Corrective Actions Required:

- 1** Ensure that the drainage of roofs and paved areas, yards and courts, and other open areas on the premises shall not be discharged in a manner that creates a public nuisance.

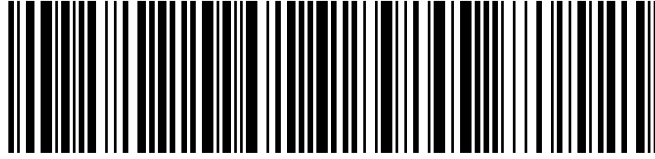
**If you have any questions concerning these violations, please call our office at (850) 891-7007.**

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City of Tallahassee  
300 S Adams St.  
B-15  
Tallahassee FL 32301

USPS CERTIFIED MAIL



9214 8901 9403 8391 3938 20

TCE242474 NOV/NOH INITIAL  
MIDTOWN PLAE CONDOMINIUM ASSOCIATION  
415 N GADSDEN ST  
TALLAHASSEE FL 32301-1290

Return Reference Number:  
Username: Denise Garrett  
Custom 1:  
Custom 2:  
Custom 3:  
Custom 4:  
Custom 5:

Postage: \$8.1600





**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

December 12, 2024

CITY OF TALLAHASSEE  
Petitioner,

vs.

LEBLANC THOMAS J  
LEBLANC JOANNA  
3204 HESTER DR  
TALLAHASSEE FL 32309

Respondent

Case No.: **TCE242608**

Location of Violation: **3204 HESTER DR**

Tax ID #: **111025 E0220**

The appearance of our community and how individual properties are maintained has a significant impact on the quality of life in our neighborhoods. A recent inspection of your property revealed that certain conditions found do not comply with City code. These violations, the corrective action required and the time frame for completing that corrective action are noted on the attached violation detail.

Pursuant to Chapter 162 of the Florida Statutes, and Chapter 2 of the Code of General Ordinances of the City of Tallahassee, the Code Enforcement Officer hereby gives the notice of a violation on the above referenced property and hereby requests that a Hearing be scheduled before the Code Magistrate.

You must correct the violation described herein within the number of days noted on the attached violation detail. Once corrected, you must contact the City Code Enforcement Division at **(850) 891-7007** to arrange a reinspection of the property to verify the violation has been corrected and the property is in compliance with the Municipal Code cited herein.

You are hereby given notice that pursuant to Chapter 162, Florida Statutes, and Chapter 2 of the Code of General Ordinances of the City of Tallahassee, a hearing will be conducted on the above referenced case before the **Code Magistrate** on **02/04/2025** at **1:00 pm**, or as soon thereafter as said matter can be heard in the **2nd Floor Conference Room, Renaissance Center, 435 N Macomb Street**, Tallahassee, Florida. If the violation(s) are corrected within the number of days noted on the attached violation detail, you may not have to appear before the **Code Magistrate**.

Failure to comply may result in the City of Tallahassee correcting the violation(s) and assessing the cost through placing a lien on the property until such time as all costs are reimbursed to the City. These costs may be recovered by court action, if necessary. Your case may be presented to the **Code Magistrate** even if the violation has been corrected prior to the hearing or if the structure is boarded.



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

Notice of Violation and Notice of Hearing

Page 2

The City's Board and Seal Ordinance, (Section 3-371, Tallahassee Land Development Code), includes a time limit for a structure to remain boarded. Cases involving boarded structures will be taken to the **Code Magistrate** for an order to be issued determining the time limit. If removal of boards reveals other code violations, those violations must also be corrected.

The **Code Magistrate** will receive testimony and evidence at said hearing and shall make findings of fact as are supported by the testimony and evidence pertaining to the matters alleged herein. If you fail to appear, the **Code Magistrate** may base its findings and conclusions solely on the testimony and evidence presented by the Code Enforcement Division.

Should you be found in violation of the Municipal Code, the **Code Magistrate** may impose a fine up to \$250.00 per day, per violation for each day that the violation(s) continues beyond the compliance date established by the **Code Magistrate** in the Final Order. If the Code Enforcement Board or Code Magistrate has previously declared you to be a repeat violator, the **Code Magistrate** may impose a fine of up to \$500.00 per day, per violation for each day the violation continues beyond the compliance date established by the **Code Magistrate**.

If any person desires to appeal any decision, with respect to the matter considered at these meetings, such person will need a record of the proceedings and that, for this purpose, such person may need to ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which the appeal is based. The City of Tallahassee does not provide or prepare such a record (refer to Section 286.0105, Florida Statutes).

Any party aggrieved by the decisions of the **Code Magistrate** may appeal the decision to the Leon County Circuit Court within 30 days of the execution of the order.

Building permits may be required before repairs or alterations can be made to any building. Building and demolition permits may be obtained from the City's Building Inspection Division, located at 435 N. Macomb Street, 1st Floor, telephone number (850) 891-7125.

If you have any questions concerning this notice or the hearing process, please contact our office at **(850) 891-7007** or visit our office in the Renaissance Center located at 435 N. Macomb Street, Third Floor, Tallahassee, Florida. **Once you correct the violation(s), contact our office immediately to request an inspection.**

Sincerely,

**Lesla Vause**

Code Enforcement Division

Attachment



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement**

**Notice of Violation**

Code Officer:	<b>Lesa Vause</b>	Permit No.:	<b>NA</b>
Initial Inspection Date:	<b>10/31/2024</b>	Case No.:	<b>TCE242608</b>
Tax Identification Number:	<b>111025 E0220</b>	Repeat Offender:	<b>No</b>
Violation Address:	<b>3204 HESTER DR</b>		

Owner(s):

LEBLANC THOMAS J  
LEBLANC JOANNA  
3204 HESTER DR  
TALLAHASSEE FL 32309

In accordance with the Tallahassee Land Development Code, Chapter 3, Article XI, Division 2, Sec. 3-571, the City of Tallahassee has adopted the International Property Maintenance Code.

You are required to correct the following Tallahassee Land Code (TLDC), General Code of Ordinances (GC), and International Property Maintenance Code (IPMC) violations within 15 days of receipt of this notice.

Code(s) in Violation:

- 1** TLDC, Chapter 3, Article IX, Section 3-488(b) Maintenance
- 2** TLDC, Chapter 3, Article IX, Section 3-488(b) Maintenance

Corrective Actions Required:

- 1** Remove all trash, litter, and debris from the entire property.
- 2** Remove household items, building material, building rubbish, or similar items from the exterior of the property.

**If you have any questions concerning these violations, please call our office at (850) 891-7007.**

**Boarding a structure will not bring the property into compliance.** If a structure is vacant and not secured, the Code Enforcement Official may issue an Emergency Board and Seal Order. If you intend to board any windows/doors, please contact Code Enforcement at (850) 891-7007. If windows and doors are boarded, the case will be scheduled for a hearing before the Code Magistrate where the property owner may request time to make necessary repairs.

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City of Tallahassee  
300 S Adams St.  
B-15  
Tallahassee FL 32301

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USPS CERTIFIED MAIL



9214 8901 9403 8391 4037 89

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TCE242608 NOV/NOH INITIAL  
LEBLANC THOMAS J & LEBLANC JOANNA  
3204 HESTER DR  
TALLAHASSEE FL 32309-3624

Return Reference Number:  
Username: Denise Garrett  
Custom 1:  
Custom 2:  
Custom 3:  
Custom 4:  
Custom 5:

Postage: \$8.1600



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

December 12, 2024

CITY OF TALLAHASSEE  
Petitioner,

vs.

HURCHINS REGNALD R  
HURCHINS LAVORA H  
1740 RIVER BIRCH HOLW  
TALLAHASSEE FL 32308

Respondent

Case No.: **TCE242772**

Location of Violation: **1740 RIVERBIRCH HOLW**

Tax ID #: **1121470000170**

The appearance of our community and how individual properties are maintained has a significant impact on the quality of life in our neighborhoods. A recent inspection of your property revealed that certain conditions found do not comply with City code. These violations, the corrective action required and the time frame for completing that corrective action are noted on the attached violation detail.

Pursuant to Chapter 162 of the Florida Statutes, and Chapter 2 of the Code of General Ordinances of the City of Tallahassee, the Code Enforcement Officer hereby gives the notice of a violation on the above referenced property and hereby requests that a Hearing be scheduled before the Code Magistrate.

You must correct the violation described herein within the number of days noted on the attached violation detail. Once corrected, you must contact the City Code Enforcement Division at **(850) 891-7007** to arrange a reinspection of the property to verify the violation has been corrected and the property is in compliance with the Municipal Code cited herein.

You are hereby given notice that pursuant to Chapter 162, Florida Statutes, and Chapter 2 of the Code of General Ordinances of the City of Tallahassee, a hearing will be conducted on the above referenced case before the **Code Magistrate** on **02/04/2025** at **1:00 pm**, or as soon thereafter as said matter can be heard in the **2nd Floor Conference Room, Renaissance Center, 435 N Macomb Street**, Tallahassee, Florida. If the violation(s) are corrected within the number of days noted on the attached violation detail, you may not have to appear before the **Code Magistrate**.

Failure to comply may result in the City of Tallahassee correcting the violation(s) and assessing the cost through placing a lien on the property until such time as all costs are reimbursed to the City. These costs may be recovered by court action, if necessary. Your case may be presented to the **Code Magistrate** even if the violation has been corrected prior to the hearing or if the structure is boarded.



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

Notice of Violation and Notice of Hearing

Page 2

The City's Board and Seal Ordinance, (Section 3-371, Tallahassee Land Development Code), includes a time limit for a structure to remain boarded. Cases involving boarded structures will be taken to the **Code Magistrate** for an order to be issued determining the time limit. If removal of boards reveals other code violations, those violations must also be corrected.

The **Code Magistrate** will receive testimony and evidence at said hearing and shall make findings of fact as are supported by the testimony and evidence pertaining to the matters alleged herein. If you fail to appear, the **Code Magistrate** may base its findings and conclusions solely on the testimony and evidence presented by the Code Enforcement Division.

Should you be found in violation of the Municipal Code, the **Code Magistrate** may impose a fine up to \$250.00 per day, per violation for each day that the violation(s) continues beyond the compliance date established by the **Code Magistrate** in the Final Order. If the Code Enforcement Board or Code Magistrate has previously declared you to be a repeat violator, the **Code Magistrate** may impose a fine of up to \$500.00 per day, per violation for each day the violation continues beyond the compliance date established by the **Code Magistrate**.

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Building permits may be required before repairs or alterations can be made to any building. Building and demolition permits may be obtained from the City's Building Inspection Division, located at 435 N. Macomb Street, 1st Floor, telephone number (850) 891-7125.

If you have any questions concerning this notice or the hearing process, please contact our office at **(850) 891-7007** or visit our office in the Renaissance Center located at 435 N. Macomb Street, Third Floor, Tallahassee, Florida. **Once you correct the violation(s), contact our office immediately to request an inspection.**

Sincerely,

**Lesla Vause**

Code Enforcement Division

Attachment



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement**

**Notice of Violation**

Code Officer:	<b>Lesla Vause</b>	Permit No.:	<b>NA</b>
Initial Inspection Date:	<b>11/27/2024</b>	Case No.:	<b>TCE242772</b>
Tax Identification Number:	<b>1121470000170</b>	Repeat Offender:	<b>No</b>
Violation Address:	<b>1740 RIVERBIRCH HOLW</b>		

Owner(s):

HURCHINS REGNALD R  
HURCHINS LAVORA H  
1740 RIVER BIRCH HOLW  
TALLAHASSEE FL 32308

In accordance with the Tallahassee Land Development Code, Chapter 3, Article XI, Division 2, Sec. 3-571, the City of Tallahassee has adopted the International Property Maintenance Code.

You are required to correct the following Tallahassee Land Code (TLDC), General Code of Ordinances (GC), and International Property Maintenance Code (IPMC) violations within 30 days of receipt of this notice.

Code(s) in Violation:

- 1** IPMC, Exterior Property Areas, 302.8 Motor Vehicles

Corrective Actions Required:

- 1** Ensure all vehicles are operable and display a valid license plate.  
Ensure all tires remain inflated.



**If you have any questions concerning these violations, please call our office at (850) 891-7007.**

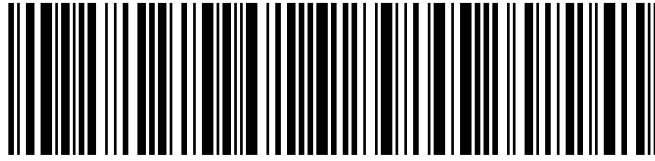
**Boarding a structure will not bring the property into compliance.** If a structure is vacant and not secured, the Code Enforcement Official may issue an Emergency Board and Seal Order. If you intend to board any windows/doors, please contact Code Enforcement at (850) 891-7007. If windows and doors are boarded, the case will be scheduled for a hearing before the Code Magistrate where the property owner may request time to make necessary repairs.

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City of Tallahassee  
300 S Adams St.  
B-15  
Tallahassee FL 32301

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USPS CERTIFIED MAIL



9214 8901 9403 8391 4024 16

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TCE242772 NOV/NOH INITIAL  
HURCHINS REGNOLD R & HURCHINS LAVORA H  
1740 RIVERBIRCH HOLW  
TALLAHASSEE FL 32308-5535

Return Reference Number:  
Username: Denise Garrett  
Custom 1:  
Custom 2:  
Custom 3:  
Custom 4:  
Custom 5:

Postage: \$8.1600



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

December 17, 2024

CITY OF TALLAHASSEE  
Petitioner,

vs.

GILLIAM BETTYE ANDERSON; HAWKINS CAMERON  
WYATT APRYL; & ANDERSON SHELIA  
2623 GLENSIDE RD  
TALLAHASSEE FL 32308

Respondent

Case No.: **TCE242660**

Location of Violation: **3055 ADKINS FOREST LN**

Tax ID #: **310328 D0090**

The appearance of our community and how individual properties are maintained has a significant impact on the quality of life in our neighborhoods. A recent inspection of your property revealed that certain conditions found do not comply with City code. These violations, the corrective action required and the time frame for completing that corrective action are noted on the attached violation detail.

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**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

Notice of Violation and Notice of Hearing

Page 2

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Should you be found in violation of the Municipal Code, the **Code Magistrate** may impose a fine up to \$250.00 per day, per violation for each day that the violation(s) continues beyond the compliance date established by the **Code Magistrate** in the Final Order. If the Code Enforcement Board or Code Magistrate has previously declared you to be a repeat violator, the **Code Magistrate** may impose a fine of up to \$500.00 per day, per violation for each day the violation continues beyond the compliance date established by the **Code Magistrate**.

If any person desires to appeal any decision, with respect to the matter considered at these meetings, such person will need a record of the proceedings and that, for this purpose, such person may need to ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which the appeal is based. The City of Tallahassee does not provide or prepare such a record (refer to Section 286.0105, Florida Statutes).

Any party aggrieved by the decisions of the **Code Magistrate** may appeal the decision to the Leon County Circuit Court within 30 days of the execution of the order.

Building permits may be required before repairs or alterations can be made to any building. Building and demolition permits may be obtained from the City's Building Inspection Division, located at 435 N. Macomb Street, 1st Floor, telephone number (850) 891-7125.

If you have any questions concerning this notice or the hearing process, please contact our office at **(850) 891-7007** or visit our office in the Renaissance Center located at 435 N. Macomb Street, Third Floor, Tallahassee, Florida. **Once you correct the violation(s), contact our office immediately to request an inspection.**

Sincerely,

**Shameka Bush**

Code Enforcement Division

Attachment



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement**

**Notice of Violation**

Code Officer:	<b>Shameka Bush</b>	Permit No.:	<b>NA</b>
Initial Inspection Date:	<b>11/13/2024</b>	Case No.:	<b>TCE242660</b>
Tax Identification Number:	<b>310328 D0090</b>	Repeat Offender:	<b>No</b>
Violation Address:	<b>3055 ADKINS FOREST LN</b>		

Owner(s):

GILLIAM BETTYE ANDERSON; HAWKINS CAMERON  
WYATT APRYL; & ANDERSON SHELIA  
2623 GLENSIDE RD  
TALLAHASSEE FL 32308

In accordance with the Tallahassee Land Development Code, Chapter 3, Article XI, Division 2, Sec. 3-571, the City of Tallahassee has adopted the International Property Maintenance Code.

You are required to correct the following Tallahassee Land Code (TLDC), General Code of Ordinances (GC), and International Property Maintenance Code (IPMC) violations within 5 days of receipt of this notice.

Code(s) in Violation:

- 1** IPMC, Exterior Property Areas, 302.4 Weeds
- 2** TLDC, Chapter 3, Article IX, Section 3-488(b) Maintenance
- 3** IPMC, Exterior Property Areas, 302.7 Accessory Structures

Corrective Actions Required:

- 1** Cut lawn to ensure all high grass, weeds and overgrowth are maintained to a overall height of less than 12 inch
- 2** Remove all trash, litter, and debris from the entire property.
- 3** Ensure accessory structures, including detached garages, fences and walls, are maintained structurally sound and in good repair.

**If you have any questions concerning these violations, please call our office at (850) 891-7007.**

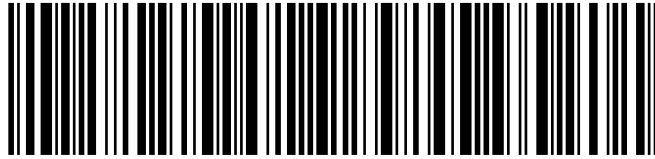
**Boarding a structure will not bring the property into compliance.** If a structure is vacant and not secured, the Code Enforcement Official may issue an Emergency Board and Seal Order. If you intend to board any windows/doors, please contact Code Enforcement at (850) 891-7007. If windows and doors are boarded, the case will be scheduled for a hearing before the Code Magistrate where the property owner may request time to make necessary repairs.

Permits may be required before repairs, alterations, or demolition is performed on the subject property. These may be obtained from the City's Building Inspection Division, located at 435 N. Macomb Street, 1st Floor, telephone number (850) 891-7001 option 2.

City of Tallahassee  
300 S Adams St.  
B-15  
Tallahassee FL 32301

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USPS CERTIFIED MAIL



9214 8901 9403 8391 9879 51

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TCE242660 NOV/ NOH INITIAL  
GILLIAM BETTYE ANDERSON; WYARTT APRYL;  
ANDERSON SHELIA; & HAWKINS CAMERON  
2623 GLENSIDE RD  
TALLAHASSEE FL 32308-4209

Return Reference Number:  
Username: Denise Garrett  
Custom 1:  
Custom 2:  
Custom 3:  
Custom 4:  
Custom 5:

Postage: \$8.1600



CITY OF  
TALLAHASSEE

**MUNICIPAL CODE ENFORCEMENT BOARD / MAGISTRATE  
FINAL NOTICE OF HEARING**

**December 17, 2024**

**BELL MATTHEW**

**2018 CHOWKEEBIN NENE  
TALLAHASSEE FL 32301**

Re: CASE NUMBER **TCE241674**

LOCATION: **2018 CHOWKEEBIN NENE**

Tax I.D. #(s): **310550 V0100**

Dear Sir/Madam:

This letter serves as your formal Notice of Final Hearing for the above referenced property due to non-compliance. You were previously noticed for a hearing which was held on 10/08/2024. This final hearing will be held on **February 4, 2024 at 1:00 pm** at the Frenchtown Renaissance Center -435 N Macomb Street, 2<sup>nd</sup> floor.

Hearings will be recorded and available for public viewing online at <https://Talgov.com/code>. If you are unable to attend the hearing in-person, you may attend virtually by submitting your request via email to [code.hearings@talgov.com](mailto:code.hearings@talgov.com) or by contacting the Code Compliance Coordinator at (850) 891-7110. If you have evidence to submit and/or comments, please call (850) 891-7007. Once your request has been received by our office to attend virtually, a meeting access code will be provided for you.

All information that is pre submitted must either be sworn to or notarized and must be received no later than 5:00 pm on 01/25/2025 to allow time to provide it to the Magistrate/Code Board. All information submitted will be recorded as case file information and entered into public record.

Please be advised your case will be presented to the Municipal Code Enforcement Board / Magistrate on the above date and time. Even if the violation has been corrected by the time specified by the code inspector, the case may still be presented if the Division is not properly notified to inspect the property for compliance. In the event your property is found to be in violation of the City Code during the hearing, the Code Enforcement Board / Magistrate has the authority to charge fines of up to \$250.00 a day against your property for every day that the violation(s) exists as well as any costs the City occurred in the event the City must correct the violations.



For further information regarding the hearing process, please visit [Talgov.com/Code](http://Talgov.com/Code) or call (850) 891-7110.

Sincerely,

*Shameka Bush*

Code Enforcement Division

*NOTICE: Any party aggrieved by the decisions of the Municipal Code Enforcement Board may appeal the decision to the Leon County Circuit Court within 30 days of the execution of the final order. If an owner decides to appeal any decision made by the Municipal Code Enforcement Board / Magistrate with respect to any matter considered at this meeting or hearing, such person will need a record of these proceedings; and, for this purpose, such persons may need to ensure that a verbatim record of the proceedings is made, which record indicates the testimony and evidence upon which the appeal is to be based. The City of Tallahassee does not provide or prepare such a record. See Section 286.0105, Florida Statutes.*

**MUNICIPAL CODE ENFORCEMENT BOARD/MAGISTRATE  
CITY OF TALLAHASSEE  
INITIAL ORDER**

**CASE NO.: TCE241674**

**VIOLATION ADDRESS: 2018 CHOWKEEBIN NENE**

**VIOLATION TAX ID #: 310550 V0100**

On 10/08/2024, the above-mentioned case came for an **Initial Hearing** before the Code Magistrate, and based upon the evidence presented, the Code Magistrate issues this Initial Order.

FINDINGS

1. The above-described property is identified as Leon County Tax Parcel Identification Number **310550 V0100** and the physical address is identified **2018 CHOWKEEBIN NENE** Tallahassee, Florida.
2. As listed by the Leon County Property Appraiser, the owner(s) of the above-described property are BELL MATTHEW (hereinafter "Property Owner(s)").
3. On 08/07/2024 Property Owner(s) was/were given a reasonable amount of time to voluntarily comply and correct the following violation(s):
  - A. **IPMC, Chapter 3, Section 302 – Exterior Property Areas**
  - B. **TLDC, Chapter 3, Section 3.488 – Maintenance**
  - C. **TLDC, Chapter 3, Article VIII, Section 3-344, Swimming Pool Maintenance**
4. Due to the Property Owner(s) failing to voluntarily comply, this cause was set for an initial hearing on 10/08/2024 before the Code Magistrate.
5. On 08/28/2024, the Property Owner(s) were given notice of the Initial Hearing to be held on October 08, 2024 by certified mail, hand delivery and/or posting of property.
6. Property Owner(s) and/or Property Owner(s) Representative(s):  

\_\_\_\_\_ DID attend this hearing.

  X   DID NOT attend this hearing.

7. The following violations remain:

**A. IPMC, Chapter 3, Section 302 – Exterior Property Areas**

*Corrective Action Required: Cut lawn to ensure all high grass, weeds and overgrowth are maintained to an overall height of less than 12 inches. Repair or remove the fence/wall that is in disrepair/unsafe. Located at the rear of the property, by the pool. Ensure all vehicles are operable and display a valid license plate. Reference to the white Nissan, in the front yard.*

**B. TLDC, Chapter 3, Section 3.488 - Maintenance**

*Corrective Action Required: Remove all trash, litter and debris from property. Remove and dispose of all dead trees and tree branches from the property.*

**C. TLDC, Chapter 3, Article VIII, Section 3 344, Swimming Pool Maintenance**


*Corrective Action Required: Maintain Swimming Pool, Equipment and Perimeter Fence. Ensure swimming pools are maintained in a clean and sanitary condition, and in good repair. Ensure swimming pools, hot tubs and spas shall be completely surrounded by a fence or barrier not less than 48 inches in height above the finished ground level measured on the side of the barrier away from the pool.*

8. As of the date of this Order, the property fails to be in compliance with the City of Tallahassee Code of General Ordinances and/or City of Tallahassee Land Development Code and/or the International Property Maintenance Code.

9. The Property Owner(s) is/are given 15 days to bring the above-described property into compliance.

10. If the above-described property is not brought into substantial compliance within the number of days allotted above, this case will be brought back to the Code Magistrate on 11-12-2024 at which time fines and/or cost may be assessed against the Property Owner(s).

DONE and ORDERED this 8th day of OCTOBER 2024.

  
**Mr. Jody Dodson, Code Magistrate**



CITY OF  
TALLAHASSEE

**MUNICIPAL CODE ENFORCEMENT BOARD / MAGISTRATE**  
**FINAL NOTICE OF HEARING**

**December 17, 2024**

**1408 THARPE LLC**

**6515 COLLINS AVE APT 906**

**MIAMI BEACH FL 33141**

**Re: CASE NUMBER TCE242363**

**LOCATION: 2218 AMELIA CIR**

**Tax I.D. #(s): 212760 A0170**

**Dear Sir/Madam:**

This letter serves as your formal Notice of Final Hearing for the above referenced property due to non-compliance. You were previously noticed for a hearing which was held on 12/03/2024. This final hearing will be held on **February 4, 2025 at 1:00 pm** at the Frenchtown Renaissance Center -435 N Macomb Street, 2<sup>nd</sup> floor.

Hearings will be recorded and available for public viewing online at <https://Talgov.com/code>. If you are unable to attend the hearing in-person, you may attend virtually by submitting your request via email to [code.hearings@talgov.com](mailto:code.hearings@talgov.com) or by contacting the Code Compliance Coordinator at (850) 891-7110. If you have evidence to submit and/or comments, please call (850) 891-7007. Once your request has been received by our office to attend virtually, a meeting access code will be provided for you.

All information that is pre submitted must either be sworn to or notarized and must be received no later than 5:00 pm on 01/25/2025 to allow time to provide it to the Magistrate/Code Board. All information submitted will be recorded as case file information and entered into public record.

Please be advised your case will be presented to the Municipal Code Enforcement Board / Magistrate on the above date and time. Even if the violation has been corrected by the time specified by the code inspector, the case may still be presented if the Division is not properly notified to inspect the property for compliance. In the event your property is found to be in violation of the City Code during the hearing, the Code Enforcement Board / Magistrate has the authority to charge fines of up to \$250.00 a day against your property for every day that the violation(s) exists as well as any costs the City occurred in the event the City must correct the violations.

For further information regarding the hearing process, please visit [Talgov.com/Code](http://Talgov.com/Code) or call (850) 891-7110.

Sincerely,

*Lesa Vause*

Code Enforcement Division

*NOTICE: Any party aggrieved by the decisions of the Municipal Code Enforcement Board may appeal the decision to the Leon County Circuit Court within 30 days of the execution of the final order. If an owner decides to appeal any decision made by the Municipal Code Enforcement Board / Magistrate with respect to any matter considered at this meeting or hearing, such person will need a record of these proceedings; and, for this purpose, such persons may need to ensure that a verbatim record of the proceedings is made, which record indicates the testimony and evidence upon which the appeal is to be based. The City of Tallahassee does not provide or prepare such a record. See Section 286.0105, Florida Statutes.*

**MUNICIPAL CODE ENFORCEMENT BOARD/MAGISTRATE  
CITY OF TALLAHASSEE  
INITIAL ORDER**

**CASE NO.: TCE242363**

**VIOLATION ADDRESS: 2218 AMELIA CIR**

**VIOLATION TAX ID #: 212760 A0170**

On 12/03/2024, the above-mentioned case came for an **Initial Hearing** before the Code Magistrate, and based upon the evidence presented, the Code Magistrate issues this Initial Order.

**FINDINGS**

1. The above-described property is identified as Leon County Tax Parcel Identification Number **212760 A0170** and the physical address is identified **2218 AMELIA CIR** Tallahassee, Florida.
2. As listed by the Leon County Property Appraiser, the owner(s) of the above-described property are 1408 THARPE LLC (hereinafter "Property Owner(s)").
3. On 10/09/2024 Property Owner(s) was/were given a reasonable amount of time to voluntarily comply and correct the following violation(s):
  - A. **IPMC, Exterior Property Areas, 302.4 Weeds**
  - B. **TLDC, Chapter 3, Article IX, Section 3 488(b) Maintenance**
  - C. **IPMC, Exterior Structure, 304.6 Exterior Walls**
  - D. **IPMC, Exterior Structure, 304.7 Roof and Drains**
  - E. **IPMC, Exterior Structure, 304.7 Roof and Drains**
  - F. **IPMC, Exterior Structure, 304.7 Roof and Drains**
  - G. **IPMC, Exterior Structure, 304.4 Structural Members**
  - H. **IPMC, General, 301.3 Vacant Structures and Land**
  - I. **IPMC, Interior Structure, 305.2 Structural Members**
4. Due to the Property Owner(s) failing to voluntarily comply, this cause was set for an initial hearing on 12/03/2024 before the Code Magistrate.
5. On 10/17/2024, the Property Owner(s) were given notice of the Initial Hearing to be held on December 03, 2024 by certified mail, hand delivery and/or posting of property.

6. Property Owner(s) and/or Property Owner(s) Representative(s):

\_\_\_\_\_ DID attend this hearing.

X \_\_\_\_\_ DID NOT attend this hearing.

7. The following violations remain:

**A. IPMC, Exterior Property Areas, 302.4 Weeds**

*Corrective Action Required: Cut lawn to ensure all high grass, weeds and overgrowth are maintained to an overall height of less than 12 inches.*

**B. TLDC, Chapter 3, Article IX, Section 3 488(b) Maintenance**

*Corrective Action Required: Remove all trash, litter, and debris from the entire property. This includes household and building debris.*

**C. IPMC, Exterior Structure, 304.6 Exterior Walls**

*Corrective Action Required: Ensure exterior walls are free from holes, breaks, and loose or rotting materials. Maintain walls to ensure they are weatherproof and properly surface coated to prevent deterioration.*

**D. IPMC, Exterior Structure, 304.7 Roof and Drains**

*Corrective Action Required: Repair and/or replace the roof to prevent water entry and damage to roof structure.*

**E. IPMC, Exterior Structure, 304.7 Roof and Drains**

*Corrective Action Required: Repair and/or replace the roof flashing to prevent water entry and damage to the roof structure.*

**F. IPMC, Exterior Structure, 304.7 Roof and Drains**

*Corrective Action Required: Repair, remove, and/or replace the roof drains, gutters, and downspouts. Ensure all roof components are in good repair, free from obstructions, and do not discharge water in a manner that creates a public nuisance.*

**G. IPMC, Exterior Structure, 304.4 Structural Members**

*Corrective Action Required: Ensure exterior structural members are free from deterioration and are capable of safely supporting the imposed dead and live loads.*

**H. IPMC, General, 301.3 Vacant Structures and Land**

*Corrective Action Required: If the property is intended to be vacant, ensure all windows and doors are in sound and secure condition. Secure the property or structure to ensure trespassers can not enter. This should be addressed immediately.*

**I. IPMC, Interior Structure, 305.2 Structural Members**

*Corrective Action Required: Ensure all interior structural members are maintained and structurally sound.*

8. As of the date of this Order, the property fails to be in compliance with the City of Tallahassee Code of General Ordinances and/or City of Tallahassee Land Development Code and/or the International Property Maintenance Code.
9. The Property Owner(s) is/are given 30 days to bring the above-described property into compliance.
10. If the above-described property is not brought into substantial compliance within the number of days allotted above, this case will be brought back to the Code Magistrate on February 4, 2025 at which time fines and/or cost may be assessed against the Property Owner(s).

DONE and ORDERED this 3rd day of December 2024.

  
**Dr. Sabrita Thurman-Newby, Code Magistrate**





CITY OF  
TALLAHASSEE

**MUNICIPAL CODE ENFORCEMENT BOARD / MAGISTRATE**  
**FINAL NOTICE OF HEARING**

**December 17, 2024**

**MUNROE JAMES D JR**  
**2010 MCKEE RD**  
**TALLAHASSEE FL 32303**

**Re: CASE NUMBER TCE242348**  
**LOCATION: 818 EDGEWOOD ST**  
**Tax I.D. #(s): 1130690130180**

Dear Sir/Madam:

This letter serves as your formal Notice of Final Hearing for the above referenced property due to non-compliance. You were previously noticed for a hearing which was held on 12/03/2024. This final hearing will be held on **February 4, 2025 at 1:00 pm** at the Frenchtown Renaissance Center -435 N Macomb Street, 2<sup>nd</sup> floor.

Hearings will be recorded and available for public viewing online at <https://Talgov.com/code>. If you are unable to attend the hearing in-person, you may attend virtually by submitting your request via email to [code.hearings@talgov.com](mailto:code.hearings@talgov.com) or by contacting the Code Compliance Coordinator at (850) 891-7110. If you have evidence to submit and/or comments, please call (850) 891-7007. Once your request has been received by our office to attend virtually, a meeting access code will be provided for you.

All information that is pre submitted must either be sworn to or notarized and must be received no later than 5:00 pm on 01/25/2025 to allow time to provide it to the Magistrate/Code Board. All information submitted will be recorded as case file information and entered into public record.

Please be advised your case will be presented to the Municipal Code Enforcement Board / Magistrate on the above date and time. Even if the violation has been corrected by the time specified by the code inspector, the case may still be presented if the Division is not properly notified to inspect the property for compliance. In the event your property is found to be in violation of the City Code during the hearing, the Code Enforcement Board / Magistrate has the authority to charge fines of up to \$250.00 a day against your property for every day that the violation(s) exists as well as any costs the City occurred in the event the City must correct the violations.

For further information regarding the hearing process, please visit [Talgov.com/Code](http://Talgov.com/Code) or call (850) 891-7110.

Sincerely,

*Lesa Vause*

Code Enforcement Division

*NOTICE: Any party aggrieved by the decisions of the Municipal Code Enforcement Board may appeal the decision to the Leon County Circuit Court within 30 days of the execution of the final order. If an owner decides to appeal any decision made by the Municipal Code Enforcement Board / Magistrate with respect to any matter considered at this meeting or hearing, such person will need a record of these proceedings; and, for this purpose, such persons may need to ensure that a verbatim record of the proceedings is made, which record indicates the testimony and evidence upon which the appeal is to be based. The City of Tallahassee does not provide or prepare such a record. See Section 286.0105, Florida Statutes.*

**MUNICIPAL CODE ENFORCEMENT BOARD/MAGISTRATE  
CITY OF TALLAHASSEE  
INITIAL ORDER**

**CASE NO.: TCE242348**

**VIOLATION ADDRESS: 818 EDGEWOOD ST**

**VIOLATION TAX ID #: 1130690130180**

On 12/03/2024, the above-mentioned case came for an **Initial Hearing** before the Code Magistrate, and based upon the evidence presented, the Code Magistrate issues this Initial Order.

**FINDINGS**

1. The above-described property is identified as Leon County Tax Parcel Identification Number **1130690130180** and the physical address is identified **818 EDGEWOOD ST** Tallahassee, Florida.
2. As listed by the Leon County Property Appraiser, the owner(s) of the above-described property are **MUNROE JAMES D JR** (hereinafter "Property Owner(s)").
3. On 10/03/2024 Property Owner(s) was/were given a reasonable amount of time to voluntarily comply and correct the following violation(s):
  - A. **IPMC, Exterior Structure, 304.7 Roof and Drains**
  - B. **IPMC, Exterior Structure, 304.7 Roof and Drains**
  - C. **IPMC, Interior Structure, 305.1 General**
4. Due to the Property Owner(s) failing to voluntarily comply, this cause was set for an initial hearing on 12/03/2024 before the Code Magistrate.
5. On 10/17/2024, the Property Owner(s) were given notice of the Initial Hearing to be held on December 03, 2024 by certified mail, hand delivery and/or posting of property.
6. **Property Owner(s) and/or Property Owner(s) Representative(s):**

\_\_\_\_\_ DID attend this hearing.

  X   DID NOT attend this hearing.

7. The following violations remain:

**A. IPMC, Exterior Structure, 304.7 Roof and Drains**

*Corrective Action Required: Repair and/or replace the roof to prevent water entry and damage to roof structure.*

**B. IPMC, Exterior Structure, 304.7 Roof and Drains**

*Corrective Action Required: Repair and/or replace the roof flashing to prevent water entry and damage to the roof structure.*

**C. IPMC, Interior Structure, 305.1 General**

*Corrective Action Required: Ensure the interior of a structure and equipment therein shall be maintained in good repair, structurally sound and in a sanitary condition.*

8. As of the date of this Order, the property fails to be in compliance with the City of Tallahassee Code of General Ordinances and/or City of Tallahassee Land Development Code and/or the International Property Maintenance Code.

9. The Property Owner(s) is/are given 60 days to bring the above-described property into compliance.

10. If the above-described property is not brought into substantial compliance within the number of days allotted above, this case will be brought back to the Code Magistrate on February 4, 2025 at which time fines and/or cost may be assessed against the Property Owner(s).

DONE and ORDERED this 3rd day of December 2024.

  
**Dr. Sabrita Thurman-Newby, Code Magistrate**



CITY OF  
TALLAHASSEE

**MUNICIPAL CODE ENFORCEMENT BOARD / MAGISTRATE**  
**FINAL NOTICE OF HEARING**

**December 17, 2024**

**CUMBIE BETTY  
CALLOWAY ROBERT; CUMBIE ERIC C; CUMBIE JACQUELYN  
2761 MANGOSTINE LN  
OCOE FL 34761**

**Re: CASE NUMBER TCE241308  
LOCATION: 1926 HOLTON ST  
Tax I.D. #(s): 410125 M0140**

Dear Sir/Madam:

This letter serves as your formal Notice of Final Hearing for the above referenced property due to non-compliance. You were previously noticed for a hearing which was held on 11/12/2024. This final hearing will be held on **February 4, 2025 at 1:00 pm** at the Frenchtown Renaissance Center -435 N Macomb Street, 2<sup>nd</sup> floor.

Hearings will be recorded and available for public viewing online at <https://Talgov.com/code>. If you are unable to attend the hearing in-person, you may attend virtually by submitting your request via email to [code.hearings@talgov.com](mailto:code.hearings@talgov.com) or by contacting the Code Compliance Coordinator at (850) 891-7110. If you have evidence to submit and/or comments, please call (850) 891-7007. Once your request has been received by our office to attend virtually, a meeting access code will be provided for you.

All information that is pre submitted must either be sworn to or notarized and must be received no later than 5:00 pm on 01/25/2025 to allow time to provide it to the Magistrate/Code Board. All information submitted will be recorded as case file information and entered into public record.

Please be advised your case will be presented to the Municipal Code Enforcement Board / Magistrate on the above date and time. Even if the violation has been corrected by the time specified by the code inspector, the case may still be presented if the Division is not properly notified to inspect the property for compliance. In the event your property is found to be in violation of the City Code during the hearing, the Code Enforcement Board / Magistrate has the authority to charge fines of up to \$250.00 a day against your property for every day that the violation(s) exists as well as any costs the City occurred in the event the City must correct the violations.

For further information regarding the hearing process, please visit [Talgov.com/Code](http://Talgov.com/Code) or call (850) 891-7110.

Sincerely,

*Martin Atorresagasti*

Code Enforcement Division

*NOTICE: Any party aggrieved by the decisions of the Municipal Code Enforcement Board may appeal the decision to the Leon County Circuit Court within 30 days of the execution of the final order. If an owner decides to appeal any decision made by the Municipal Code Enforcement Board / Magistrate with respect to any matter considered at this meeting or hearing, such person will need a record of these proceedings; and, for this purpose, such persons may need to ensure that a verbatim record of the proceedings is made, which record indicates the testimony and evidence upon which the appeal is to be based. The City of Tallahassee does not provide or prepare such a record. See Section 286.0105, Florida Statutes.*

**MUNICIPAL CODE ENFORCEMENT BOARD/MAGISTRATE  
CITY OF TALLAHASSEE  
INITIAL ORDER**

**CASE NO.: TCE241308**

**VIOLATION ADDRESS: 1926 HOLTON STREET**

**VIOLATION TAX ID #: 410125 M0140**

On 11/12/2024, the above-mentioned case came for an **Initial Hearing** before the Code Magistrate, and based upon the evidence presented, the Code Magistrate issues this Initial Order.

FINDINGS

1. The above-described property is identified as Leon County Tax Parcel Identification Number **410125 M0140** and the physical address is identified **1926 HOLTON STREET Tallahassee, Florida.**
2. As listed by the Leon County Property Appraiser, the owner(s) of the above-described property are **CUMBIE BETTY / CALLOWAY ROBERT / CUMBIE ERIC C / CUMBIE JAQUELYN** (hereinafter "Property Owner(s)").
3. On 06/25/2024 Property Owner(s) was/were given a reasonable amount of time to voluntarily comply and correct the following violation(s):
  - A. **IPMC, 304.1 - General**
  - B. **IPMC, 304.4 - Structural members**
4. Due to the Property Owner(s) failing to voluntarily comply, this cause was set for an initial hearing on 11/12/2024 before the Code Magistrate.
5. On 10/18/2024, the Property Owner(s) were given notice of the Initial Hearing to be held on November 12, 2024 by certified mail, hand delivery and/or posting of property.
6. Property Owner(s) and/or Property Owner(s) Representative(s):

\_\_\_\_\_ DID attend this hearing.

  X   \_\_\_\_\_ DID NOT attend this hearing.

7. The following violations remain:

**A. IPMC, 304.1 - General**

*Corrective Action Required: Repair or replace all damaged and rotten wood siding structural supports. Remove all boards and repair or replace all doors and windows that are in disrepair.*

**B. IPMC, 304.4 - Structural members**

*Corrective Action Required: Ensure all structural members that have deterioration or distress that appears to reduce their load carrying capacity are repaired or replaced.*

8. As of the date of this Order, the property fails to be in compliance with the City of Tallahassee Code of General Ordinances and/or City of Tallahassee Land Development Code and/or the International Property Maintenance Code.

9. The Property Owner(s) is/are given 30 days to bring the above-described property into compliance.

10. If the above-described property is not brought into substantial compliance within the number of days allotted above, this case will be brought back to the Code Magistrate on Feb. 4, 2025 at which time fines and/or cost may be assessed against the Property Owner(s).

DONE and ORDERED this 12th day of November 2024.

  
\_\_\_\_\_  
**Mr. Kevin Sossong, Code Magistrate**





CITY OF  
TALLAHASSEE

**MUNICIPAL CODE ENFORCEMENT BOARD / MAGISTRATE  
FINAL NOTICE OF HEARING**

**December 17, 2024**

**MANDERFIELD MATTHEW B  
1202 CROSS CREEK WAY APT 2  
TALLAHASSEE FL 32301**

**Re: CASE NUMBER TCE241936  
LOCATION: 1202 CROSS CREEK WAY  
Tax I.D. #(s): 310404 200B0**

Dear Sir/Madam:

This letter serves as your formal Notice of Final Hearing for the above referenced property due to non-compliance. You were previously noticed for a hearing which was held on 11/12/2024. This final hearing will be held on **February 4, 2025 at 1:00 pm** at the Frenchtown Renaissance Center -435 N Macomb Street, 2<sup>nd</sup> floor.

Hearings will be recorded and available for public viewing online at <https://Talgov.com/code>. If you are unable to attend the hearing in-person, you may attend virtually by submitting your request via email to [code.hearings@talgov.com](mailto:code.hearings@talgov.com) or by contacting the Code Compliance Coordinator at (850) 891-7110. If you have evidence to submit and/or comments, please call (850) 891-7007. Once your request has been received by our office to attend virtually, a meeting access code will be provided for you.

All information that is pre submitted must either be sworn to or notarized and must be received no later than 5:00 pm on 1/25/2025 to allow time to provide it to the Magistrate/Code Board. All information submitted will be recorded as case file information and entered into public record.

Please be advised your case will be presented to the Municipal Code Enforcement Board / Magistrate on the above date and time. Even if the violation has been corrected by the time specified by the code inspector, the case may still be presented if the Division is not properly notified to inspect the property for compliance. In the event your property is found to be in violation of the City Code during the hearing, the Code Enforcement Board / Magistrate has the authority to charge fines of up to \$250.00 a day against your property for every day that the violation(s) exists as well as any costs the City occurred in the event the City must correct the violations.

For further information regarding the hearing process, please visit [Talgov.com/Code](http://Talgov.com/Code) or call (850) 891-7110.

Sincerely,

*Shameka Bush*

Code Enforcement Division

*NOTICE: Any party aggrieved by the decisions of the Municipal Code Enforcement Board may appeal the decision to the Leon County Circuit Court within 30 days of the execution of the final order. If an owner decides to appeal any decision made by the Municipal Code Enforcement Board / Magistrate with respect to any matter considered at this meeting or hearing, such person will need a record of these proceedings; and, for this purpose, such persons may need to ensure that a verbatim record of the proceedings is made, which record indicates the testimony and evidence upon which the appeal is to be based. The City of Tallahassee does not provide or prepare such a record. See Section 286.0105, Florida Statutes.*

**MUNICIPAL CODE ENFORCEMENT BOARD/MAGISTRATE  
CITY OF TALLAHASSEE  
INITIAL ORDER**

**CASE NO.: TCE241936**

**VIOLATION ADDRESS: 1202 CROSS CREEK WAY**

**VIOLATION TAX ID #: 310404 200B0**

On 11/12/2024, the above-mentioned case came for an **Initial Hearing** before the Code Magistrate, and based upon the evidence presented, the Code Magistrate issues this Initial Order.

FINDINGS

1. The above-described property is identified as Leon County Tax Parcel Identification Number **310404 200B0** and the physical address is identified **1202 CROSS CREEK WAY** Tallahassee, Florida.
2. As listed by the Leon County Property Appraiser, the owner(s) of the above-described property are MANDERFIELD MATTHEW B (hereinafter "Property Owner(s)").
3. On 08/15/2024 Property Owner(s) was/were given a reasonable amount of time to voluntarily comply and correct the following violation(s):
  - A. **TLDC, Chapter 3, Article IX, Section 3-488(b) Maintenance**
4. Due to the Property Owner(s) failing to voluntarily comply, this cause was set for an initial hearing on 11/12/2024 before the Code Magistrate.
5. On 10/03/2024, the Property Owner(s) were given notice of the Initial Hearing to beheld on November 12, 2024 by certified mail, hand delivery and/or posting of property.
6. Property Owner(s) and/or Property Owner(s) Representative(s):

\_\_\_\_\_ DID attend this hearing.

  X  \_\_\_\_\_ DID NOT attend this hearing.

7. The following violations remain:

**A. TLDC, Chapter 3, Article IX, Section 3-488(b) Maintenance**

***Corrective Action Required: Remove and dispose of all dead trees from property.***

8. As of the date of this Order, the property fails to be in compliance with the City of Tallahassee Code of General Ordinances and/or City of Tallahassee Land Development Code and/or the International Property Maintenance Code.

9. The Property Owner(s) is/are given 15 days to bring the above-described property into compliance.

10. If the above-described property is not brought into substantial compliance within the number of days allotted above, this case will be brought back to the Code Magistrate on Feb. 4, 2025 at which time fines and/or cost may be assessed against the Property Owner(s).

DONE and ORDERED this 12th day of November 2024.

  
\_\_\_\_\_  
**Mr. Kevin Sossong, Code Magistrate**



## **MUNICIPAL CODE ENFORCEMENT BOARD / MAGISTRATE FINAL NOTICE OF HEARING**

**December 18, 2024**

**NICHOLSON LUKE A**

**923 DELORES DR**

**TALLAHASSEE FL 32301**

**Re: CASE NUMBER TCE241808**

**LOCATION: 923 DELORES DR**

**Tax I.D. #(s): 113162 E0090**

Dear Sir/Madam:

This letter serves as your formal Notice of Final Hearing for the above referenced property due to non-compliance. You were previously noticed for a hearing which was held on 10/08/2024. This final hearing will be held on **February 4, 2025 at 1:00 pm** at the Frenchtown Renaissance Center -435 N Macomb Street, 2<sup>nd</sup> floor.

Hearings will be recorded and available for public viewing online at <https://Talgov.com/code>. If you are unable to attend the hearing in-person, you may attend virtually by submitting your request via email to [code.hearings@talgov.com](mailto:code.hearings@talgov.com) or by contacting the Code Compliance Coordinator at (850) 891-7110. If you have evidence to submit and/or comments, please call (850) 891-7007. Once your request has been received by our office to attend virtually, a meeting access code will be provided for you.

All information that is pre submitted must either be sworn to or notarized and must be received no later than 5:00 pm on 01/25/2025 to allow time to provide it to the Magistrate/Code Board. All information submitted will be recorded as case file information and entered into public record.

Please be advised your case will be presented to the Municipal Code Enforcement Board / Magistrate on the above date and time. Even if the violation has been corrected by the time specified by the code inspector, the case may still be presented if the Division is not properly notified to inspect the property for compliance. In the event your property is found to be in violation of the City Code during the hearing, the Code Enforcement Board / Magistrate has the authority to charge fines of up to \$250.00 a day against your property for every day that the violation(s) exists as well as any costs the City occurred in the event the City must correct the violations.

For further information regarding the hearing process, please visit [Talgov.com/Code](http://Talgov.com/Code) or call (850) 891-7110.

Sincerely,

*Shameka Bush*

Code Enforcement Division

*NOTICE: Any party aggrieved by the decisions of the Municipal Code Enforcement Board may appeal the decision to the Leon County Circuit Court within 30 days of the execution of the final order. If an owner decides to appeal any decision made by the Municipal Code Enforcement Board / Magistrate with respect to any matter considered at this meeting or hearing, such person will need a record of these proceedings; and, for this purpose, such persons may need to ensure that a verbatim record of the proceedings is made, which record indicates the testimony and evidence upon which the appeal is to be based. The City of Tallahassee does not provide or prepare such a record. See Section 286.0105, Florida Statutes.*

**MUNICIPAL CODE ENFORCEMENT BOARD/MAGISTRATE  
CITY OF TALLAHASSEE  
INITIAL ORDER**

**CASE NO.: TCE241808**

**VIOLATION ADDRESS: 923 DELORES DR**

**VIOLATION TAX ID #: 113162 E0090**

On 10/08/2024, the above-mentioned case came for an **Initial Hearing** before the Code Magistrate, and based upon the evidence presented, the Code Magistrate issues this Initial Order.

FINDINGS

1. The above-described property is identified as Leon County Tax Parcel Identification Number **113162 E0090** and the physical address is identified **923 DELORES DR** Tallahassee, Florida.
2. As listed by the Leon County Property Appraiser, the owner(s) of the above-described property are NICHOLSON LUKE A (hereinafter "Property Owner(s)").
3. On 08/21/2024 Property Owner(s) was/were given a reasonable amount of time to voluntarily comply and correct the following violation(s):
  - A. **IPMC, 302.4 Weeds**
  - B. **IPMC, 302.8 Motor Vehicles**
  - C. **IPMC, 308.1 Accumulation of rubbish or garbage**
4. Due to the Property Owner(s) failing to voluntarily comply, this cause was set for an initial hearing on 10/08/2024 before the Code Magistrate.
5. On 09/12/2024, the Property Owner(s) were given notice of the Initial Hearing to be held on October 08, 2024 by certified mail, hand delivery and/or posting of property.
6. Property Owner(s) and/or Property Owner(s) Representative(s):

\_\_\_\_\_ DID attend this hearing.

\_\_\_\_\_ **X** DID NOT attend this hearing.

7. The following violations remain:

**A. IPMC, 302.4 Weeds**

*Corrective Action Required: Cut lawn to ensure all high grass, weeds, and overgrowth are maintained to an overall height of less than 12 inches, from the front, back, and side of the property.*

**B. IPMC 302.8 Motor Vehicles**

*Corrective Action Required: Ensure all vehicles are operable and display a valid license plate. Reference to the red Dodge pickup truck.*

**C. IPMC, 308.1 Accumulation of rubbish or garbage**

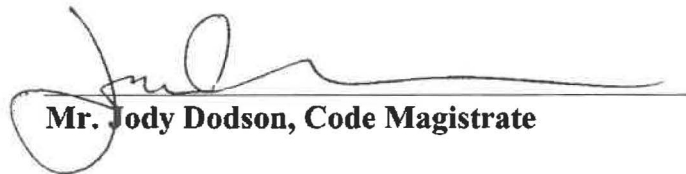
*Corrective Action Required: Remove all trash, litter, and debris from the entire property and continue to maintain.*

8. As of the date of this Order, the property fails to be in compliance with the City of Tallahassee Code of General Ordinances and/or City of Tallahassee Land Development Code and/or the International Property Maintenance Code.

9. The Property Owner(s) is/are given 15 days to bring the above-described property into compliance.

10. If the above-described property is not brought into substantial compliance within the number of days allotted above, this case will be brought back to the Code Magistrate on 11-12-2024 at which time fines and/or cost may be assessed against the Property Owner(s).

DONE and ORDERED this 8th day of OCTOBER 2024.

  
**Mr. Jody Dodson, Code Magistrate**





**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

December 30, 2024

CITY OF TALLAHASSEE  
Petitioner,

vs.

FRANCO MARLON E AGUILAR  
1106 BASIN ST  
TALLAHASSEE FL 32304

Respondent

Case No.: **TCE242799**

Location of Violation: **1106 BASIN ST**

Tax ID #: **2126206280000**

The appearance of our community and how individual properties are maintained has a significant impact on the quality of life in our neighborhoods. A recent inspection of your property revealed that certain conditions found do not comply with City code. These violations, the corrective action required and the time frame for completing that corrective action are noted on the attached violation detail.

Pursuant to Chapter 162 of the Florida Statutes, and Chapter 2 of the Code of General Ordinances of the City of Tallahassee, the Code Enforcement Officer hereby gives the notice of a violation on the above referenced property and hereby requests that a Hearing be scheduled before the Code Magistrate.

You must correct the violation described herein within the number of days noted on the attached violation detail. Once corrected, you must contact the City Code Enforcement Division at **(850) 891-7007** to arrange a reinspection of the property to verify the violation has been corrected and the property is in compliance with the Municipal Code cited herein.

You are hereby given notice that pursuant to Chapter 162, Florida Statutes, and Chapter 2 of the Code of General Ordinances of the City of Tallahassee, a hearing will be conducted on the above referenced case before the **Code Magistrate** on **02/04/2025** at **1:00 pm**, or as soon thereafter as said matter can be heard in the **2nd Floor Conference Room, Renaissance Center, 435 N Macomb Street**, Tallahassee, Florida. If the violation(s) are corrected within the number of days noted on the attached violation detail, you may not have to appear before the **Code Magistrate**.

Failure to comply may result in the City of Tallahassee correcting the violation(s) and assessing the cost through placing a lien on the property until such time as all costs are reimbursed to the City. These costs may be recovered by court action, if necessary. Your case may be presented to the **Code Magistrate** even if the violation has been corrected prior to the hearing or if the structure is boarded.



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

Notice of Violation and Notice of Hearing

Page 2

The City's Board and Seal Ordinance, (Section 3-371, Tallahassee Land Development Code), includes a time limit for a structure to remain boarded. Cases involving boarded structures will be taken to the **Code Magistrate** for an order to be issued determining the time limit. If removal of boards reveals other code violations, those violations must also be corrected.

The **Code Magistrate** will receive testimony and evidence at said hearing and shall make findings of fact as are supported by the testimony and evidence pertaining to the matters alleged herein. If you fail to appear, the **Code Magistrate** may base its findings and conclusions solely on the testimony and evidence presented by the Code Enforcement Division.

Should you be found in violation of the Municipal Code, the **Code Magistrate** may impose a fine up to \$250.00 per day, per violation for each day that the violation(s) continues beyond the compliance date established by the **Code Magistrate** in the Final Order. If the Code Enforcement Board or Code Magistrate has previously declared you to be a repeat violator, the **Code Magistrate** may impose a fine of up to \$500.00 per day, per violation for each day the violation continues beyond the compliance date established by the **Code Magistrate**.

If any person desires to appeal any decision, with respect to the matter considered at these meetings, such person will need a record of the proceedings and that, for this purpose, such person may need to ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which the appeal is based. The City of Tallahassee does not provide or prepare such a record (refer to Section 286.0105, Florida Statutes).

Any party aggrieved by the decisions of the **Code Magistrate** may appeal the decision to the Leon County Circuit Court within 30 days of the execution of the order.

Building permits may be required before repairs or alterations can be made to any building. Building and demolition permits may be obtained from the City's Building Inspection Division, located at 435 N. Macomb Street, 1st Floor, telephone number (850) 891-7125.

If you have any questions concerning this notice or the hearing process, please contact our office at **(850) 891-7007** or visit our office in the Renaissance Center located at 435 N. Macomb Street, Third Floor, Tallahassee, Florida. **Once you correct the violation(s), contact our office immediately to request an inspection.**

Sincerely,

**Lesla Vause**

Code Enforcement Division

Attachment



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience**

**Notice of Violation**

Code Officer: **Lesa Vause**

Case #: **TCE242799**

Initial Inspection Date: **11/27/2024**

Repeat Offender: **No**

Location Address: **1106 BASIN ST**

Tax ID #: **2126206280000**

Owner(s): **FRANCO MARLON E AGUILAR**

1106 BASIN ST  
TALLAHASSEE FL 32304

In accordance with the Tallahassee Land Development Code, Chapter 3, Article XI, Division 2, Sec. 3-571, the City of Tallahassee has adopted the International Property Maintenance Code.

You are required to correct the following Tallahassee Land Code (TLDC), General Code of Ordinances (GC), and International Property Maintenance Code (IPMC) violations within 15 days of receipt of this notice.

Code(s) in Violation:

- 1 TLDC, Chapter 3, Article IX, Section 3-488(b) Maintenance

Corrective Actions Required:

- 1 Remove all trash, litter, and debris from the entire property. Please remove items from yard and store in an enclosed area. This includes but is not limited to wood, indoor trash cans, trash, drop cloths, etc. Store items in a neat manner under the carport. Store indoor items in an enclosed area.

**If you have any questions concerning these violations, please call our office at (850) 891-7007.**

**Boarding a structure will not bring the property into compliance.** If a structure is vacant and not secured, the Code Enforcement Official may issue an Emergency Board and Seal Order. If you intend to board any windows/doors, please contact Code Enforcement at (850) 891-7007. If windows and doors are boarded, the case will be scheduled for a hearing before the Code Magistrate where the property owner may request time to make necessary repairs.

Permits may be required before repairs, alterations, or demolition is performed on the subject property. These may be obtained from the City's Building Inspection Division, located at 435 N. Macomb Street, 1st Floor, telephone number (850) 891-7001 option 2.

City of Tallahassee  
300 S Adams St.  
B-15  
Tallahassee FL 32301

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USPS CERTIFIED MAIL



9214 8901 9403 8393 9974 53

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TCE242799 NOV/NOH INITIAL  
FANCO MARLON E AGUILAR  
1106 BASIN ST  
TALLAHASSEE FL 32304-2125

Return Reference Number:  
Username: Denise Garrett  
Custom 1:  
Custom 2:  
Custom 3:  
Custom 4:  
Custom 5:

Postage: \$8.1600



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

December 30, 2024

CITY OF TALLAHASSEE  
Petitioner,

vs.

WILLIAMS ALZORA R  
3403 SUNNYSIDE DR  
TALLAHASSEE FL 32305

Respondent

Case No.: **TCE242849**

Location of Violation: **3403 SUNNYSIDE DR**

Tax ID #: **411475 H0180**

The appearance of our community and how individual properties are maintained has a significant impact on the quality of life in our neighborhoods. A recent inspection of your property revealed that certain conditions found do not comply with City code. These violations, the corrective action required and the time frame for completing that corrective action are noted on the attached violation detail.

Pursuant to Chapter 162 of the Florida Statutes, and Chapter 2 of the Code of General Ordinances of the City of Tallahassee, the Code Enforcement Officer hereby gives the notice of a violation on the above referenced property and hereby requests that a Hearing be scheduled before the Code Magistrate.

You must correct the violation described herein within the number of days noted on the attached violation detail. Once corrected, you must contact the City Code Enforcement Division at **(850) 891-7007** to arrange a reinspection of the property to verify the violation has been corrected and the property is in compliance with the Municipal Code cited herein.

You are hereby given notice that pursuant to Chapter 162, Florida Statutes, and Chapter 2 of the Code of General Ordinances of the City of Tallahassee, a hearing will be conducted on the above referenced case before the **Code Magistrate** on **02/04/2025** at **1:00 pm**, or as soon thereafter as said matter can be heard in the **2nd Floor Conference Room, Renaissance Center, 435 N Macomb Street**, Tallahassee, Florida. If the violation(s) are corrected within the number of days noted on the attached violation detail, you may not have to appear before the **Code Magistrate**.

Failure to comply may result in the City of Tallahassee correcting the violation(s) and assessing the cost through placing a lien on the property until such time as all costs are reimbursed to the City. These costs may be recovered by court action, if necessary. Your case may be presented to the **Code Magistrate** even if the violation has been corrected prior to the hearing or if the structure is boarded.



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

Notice of Violation and Notice of Hearing

Page 2

The City's Board and Seal Ordinance, (Section 3-371, Tallahassee Land Development Code), includes a time limit for a structure to remain boarded. Cases involving boarded structures will be taken to the **Code Magistrate** for an order to be issued determining the time limit. If removal of boards reveals other code violations, those violations must also be corrected.

The **Code Magistrate** will receive testimony and evidence at said hearing and shall make findings of fact as are supported by the testimony and evidence pertaining to the matters alleged herein. If you fail to appear, the **Code Magistrate** may base its findings and conclusions solely on the testimony and evidence presented by the Code Enforcement Division.

Should you be found in violation of the Municipal Code, the **Code Magistrate** may impose a fine up to \$250.00 per day, per violation for each day that the violation(s) continues beyond the compliance date established by the **Code Magistrate** in the Final Order. If the Code Enforcement Board or Code Magistrate has previously declared you to be a repeat violator, the **Code Magistrate** may impose a fine of up to \$500.00 per day, per violation for each day the violation continues beyond the compliance date established by the **Code Magistrate**.

If any person desires to appeal any decision, with respect to the matter considered at these meetings, such person will need a record of the proceedings and that, for this purpose, such person may need to ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which the appeal is based. The City of Tallahassee does not provide or prepare such a record (refer to Section 286.0105, Florida Statutes).

Any party aggrieved by the decisions of the **Code Magistrate** may appeal the decision to the Leon County Circuit Court within 30 days of the execution of the order.

Building permits may be required before repairs or alterations can be made to any building. Building and demolition permits may be obtained from the City's Building Inspection Division, located at 435 N. Macomb Street, 1st Floor, telephone number (850) 891-7125.

If you have any questions concerning this notice or the hearing process, please contact our office at **(850) 891-7007** or visit our office in the Renaissance Center located at 435 N. Macomb Street, Third Floor, Tallahassee, Florida. **Once you correct the violation(s), contact our office immediately to request an inspection.**

Sincerely,

**Martin Atorresagasti**

Code Enforcement Division

Attachment



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience**

**Notice of Violation**

Code Officer: **Martin Atorresagasti**

Case #: **TCE242849**

Initial Inspection Date: **12/09/2024**

Repeat Offender: **No**

Location Address: **3403 SUNNYSIDE DR**

Tax ID #: **411475 H0180**

Owner(s): **WILLIAMS ALZORA R**

**3403 SUNNYSIDE DR  
TALLAHASSEE FL 32305**

In accordance with the Tallahassee Land Development Code, Chapter 3, Article XI, Division 2, Sec. 3-571, the City of Tallahassee has adopted the International Property Maintenance Code.

You are required to correct the following Tallahassee Land Code (TLDC), General Code of Ordinances (GC), and International Property Maintenance Code (IPMC) violations within 15 days of receipt of this notice.

Code(s) in Violation:

- 1** IPMC, Exterior Property Areas, 302.4 Weeds
- 2** TLDC, Chapter 3, Article IX, Section 3-488(b) Maintenance

Corrective Actions Required:

- 1** Cut lawn to ensure all high grass, weeds and overgrowth are maintained to a overall height of less than 12 inches.
- 2** Remove all trash, litter, and debris from the entire property.

**If you have any questions concerning these violations, please call our office at (850) 891-7007.**

**Boarding a structure will not bring the property into compliance.** If a structure is vacant and not secured, the Code Enforcement Official may issue an Emergency Board and Seal Order. If you intend to board any windows/doors, please contact Code Enforcement at (850) 891-7007. If windows and doors are boarded, the case will be scheduled for a hearing before the Code Magistrate where the property owner may request time to make necessary repairs.

Permits may be required before repairs, alterations, or demolition is performed on the subject property. These may be obtained from the City's Building Inspection Division, located at 435 N. Macomb Street, 1st Floor, telephone number (850) 891-7001 option 2.

City of Tallahassee  
300 S Adams St.  
B-15  
Tallahassee FL 32301

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USPS CERTIFIED MAIL



9214 8901 9403 8393 9533 67

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TCE242849 NOV/NOH INITIAL  
WILLIAMS ALZORA R  
3403 SUNNYSIDE DR  
TALLAHASSEE FL 32305-6969

Return Reference Number:  
Username: Denise Garrett  
Custom 1:  
Custom 2:  
Custom 3:  
Custom 4:  
Custom 5:

Postage: \$8.1600





**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

December 30, 2024

CITY OF TALLAHASSEE  
Petitioner,

vs.

COLLEGEPLACE FSU AVENUES I LLC  
15758 TWIN COVE DR  
FRISCO TX 75035-6810

Respondent

Case No.: **TCE242868**

Location of Violation: **733 W PENSACOLA ST**

Tax ID #: **213595000080**

The appearance of our community and how individual properties are maintained has a significant impact on the quality of life in our neighborhoods. A recent inspection of your property revealed that certain conditions found do not comply with City code. These violations, the corrective action required and the time frame for completing that corrective action are noted on the attached violation detail.

Pursuant to Chapter 162 of the Florida Statutes, and Chapter 2 of the Code of General Ordinances of the City of Tallahassee, the Code Enforcement Officer hereby gives the notice of a violation on the above referenced property and hereby requests that a Hearing be scheduled before the Code Magistrate.

You must correct the violation described herein within the number of days noted on the attached violation detail. Once corrected, you must contact the City Code Enforcement Division at **(850) 891-7007** to arrange a reinspection of the property to verify the violation has been corrected and the property is in compliance with the Municipal Code cited herein.

You are hereby given notice that pursuant to Chapter 162, Florida Statutes, and Chapter 2 of the Code of General Ordinances of the City of Tallahassee, a hearing will be conducted on the above referenced case before the **Code Magistrate** on **02/04/2025** at **1:00 pm**, or as soon thereafter as said matter can be heard in the **2nd Floor Conference Room, Renaissance Center, 435 N Macomb Street**, Tallahassee, Florida. If the violation(s) are corrected within the number of days noted on the attached violation detail, you may not have to appear before the **Code Magistrate**.

Failure to comply may result in the City of Tallahassee correcting the violation(s) and assessing the cost through placing a lien on the property until such time as all costs are reimbursed to the City. These costs may be recovered by court action, if necessary. Your case may be presented to the **Code Magistrate** even if the violation has been corrected prior to the hearing or if the structure is boarded.



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

Notice of Violation and Notice of Hearing

Page 2

The City's Board and Seal Ordinance, (Section 3-371, Tallahassee Land Development Code), includes a time limit for a structure to remain boarded. Cases involving boarded structures will be taken to the **Code Magistrate** for an order to be issued determining the time limit. If removal of boards reveals other code violations, those violations must also be corrected.

The **Code Magistrate** will receive testimony and evidence at said hearing and shall make findings of fact as are supported by the testimony and evidence pertaining to the matters alleged herein. If you fail to appear, the **Code Magistrate** may base its findings and conclusions solely on the testimony and evidence presented by the Code Enforcement Division.

Should you be found in violation of the Municipal Code, the **Code Magistrate** may impose a fine up to \$250.00 per day, per violation for each day that the violation(s) continues beyond the compliance date established by the **Code Magistrate** in the Final Order. If the Code Enforcement Board or Code Magistrate has previously declared you to be a repeat violator, the **Code Magistrate** may impose a fine of up to \$500.00 per day, per violation for each day the violation continues beyond the compliance date established by the **Code Magistrate**.

If any person desires to appeal any decision, with respect to the matter considered at these meetings, such person will need a record of the proceedings and that, for this purpose, such person may need to ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which the appeal is based. The City of Tallahassee does not provide or prepare such a record (refer to Section 286.0105, Florida Statutes).

Any party aggrieved by the decisions of the **Code Magistrate** may appeal the decision to the Leon County Circuit Court within 30 days of the execution of the order.

Building permits may be required before repairs or alterations can be made to any building. Building and demolition permits may be obtained from the City's Building Inspection Division, located at 435 N. Macomb Street, 1st Floor, telephone number (850) 891-7125.

If you have any questions concerning this notice or the hearing process, please contact our office at **(850) 891-7007** or visit our office in the Renaissance Center located at 435 N. Macomb Street, Third Floor, Tallahassee, Florida. **Once you correct the violation(s), contact our office immediately to request an inspection.**

Sincerely,

**Martin Atorresagasti**

Code Enforcement Division

Attachment



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience**

**Notice of Violation**

Code Officer: **Martin Atorresagasti**

Case #: **TCE242868**

Initial Inspection Date: **12/10/2024**

Repeat Offender: **No**

Location Address: **733 W PENSACOLA ST**

Tax ID #: **2135950000080**

Owner(s): **COLLEGEPLACE FSU AVENUES I LLC**

**15758 TWIN COVE DR  
FRISCO TX 75035-6810**

In accordance with the Tallahassee Land Development Code, Chapter 3, Article XI, Division 2, Sec. 3-571, the City of Tallahassee has adopted the International Property Maintenance Code.

You are required to correct the following Tallahassee Land Code (TLDC), General Code of Ordinances (GC), and International Property Maintenance Code (IPMC) violations within 5 days of receipt of this notice.

Code(s) in Violation:

- 1** TLDC, Chapter 3, Article IX, Section 3-488(b) Maintenance

Corrective Actions Required:

- 1** Remove all trash, litter, and debris from the entire property.

**If you have any questions concerning these violations, please call our office at (850) 891-7007.**

**Boarding a structure will not bring the property into compliance.** If a structure is vacant and not secured, the Code Enforcement Official may issue an Emergency Board and Seal Order. If you intend to board any windows/doors, please contact Code Enforcement at (850) 891-7007. If windows and doors are boarded, the case will be scheduled for a hearing before the Code Magistrate where the property owner may request time to make necessary repairs.

Permits may be required before repairs, alterations, or demolition is performed on the subject property. These may be obtained from the City's Building Inspection Division, located at 435 N. Macomb Street, 1st Floor, telephone number (850) 891-7001 option 2.

City of Tallahassee  
300 S Adams St.  
B-15  
Tallahassee FL 32301

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USPS CERTIFIED MAIL



9214 8901 9403 8393 9564 98

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TCE242868 NOV/NOH INITIAL  
COLLEGEPLACE FSU AVENUES I LLC  
15758 TWIN COVE DR  
FRISCO TX 75035-6810

Return Reference Number:  
Username: Denise Garrett  
Custom 1:  
Custom 2:  
Custom 3:  
Custom 4:  
Custom 5:

Postage: \$8.1600

City of Tallahassee  
Housing and Community Resilience  
Code Enforcement  
435 N Macomb St, 3rd Floor, Tallahassee, FL 32301  
(850) 891-7007

# **DANGEROUS BUILDING NOTICE**

**Address: 1911 JACKSON BLUFF RD**

**CE Case No.: TCE242960**

This building has been found to be dangerous by the enforcement official. This notice is to remain on this building as placed thereon until the requirements of the notice, which have been posted have been fully complied with. It is unlawful to remove this notice until such requirements have been complied with. Violators subject to a fine not exceeding \$500.00 or imprisonment for a term not exceeding 60 days or both. (Section 1-7, Tallahassee Land Development).



Enforcing Official, Code Enforcement

12/30/2024

Date



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

December 30, 2024

CITY OF TALLAHASSEE  
Petitioner,

vs.

SEMINOLE 1911 INVESTMENTS LLC  
PO BOX 941  
INDIAN ROCKS BEACH FL 33785

Respondent

Case No.: **TCE242960**

Location of Violation: **1911 JACKSON BLUFF RD**

Tax ID #: **410330 A0110**

The appearance of our community and how individual properties are maintained has a significant impact on the quality of life in our neighborhoods. A recent inspection of your property revealed that certain conditions found do not comply with City code. These violations, the corrective action required and the time frame for completing that corrective action are noted on the attached violation detail.

Pursuant to Chapter 162 of the Florida Statutes, and Chapter 2 of the Code of General Ordinances of the City of Tallahassee, the Code Enforcement Officer hereby gives the notice of a violation on the above referenced property and hereby requests that a Hearing be scheduled before the Code Magistrate.

You must correct the violation described herein within the number of days noted on the attached violation detail. Once corrected, you must contact the City Code Enforcement Division at **(850) 891-7007** to arrange a reinspection of the property to verify the violation has been corrected and the property is in compliance with the Municipal Code cited herein.

You are hereby given notice that pursuant to Chapter 162, Florida Statutes, and Chapter 2 of the Code of General Ordinances of the City of Tallahassee, a hearing will be conducted on the above referenced case before the **Code Magistrate** on **02/04/2025** at **1:00 pm**, or as soon thereafter as said matter can be heard in the **2nd Floor Conference Room, Renaissance Center, 435 N Macomb Street**, Tallahassee, Florida. If the violation(s) are corrected within the number of days noted on the attached violation detail, you may not have to appear before the **Code Magistrate**.

Failure to comply may result in the City of Tallahassee correcting the violation(s) and assessing the cost through placing a lien on the property until such time as all costs are reimbursed to the City. These costs may be recovered by court action, if necessary. Your case may be presented to the **Code Magistrate** even if the violation has been corrected prior to the hearing or if the structure is boarded.



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

Notice of Violation and Notice of Hearing

Page 2

The City's Board and Seal Ordinance, (Section 3-371, Tallahassee Land Development Code), includes a time limit for a structure to remain boarded. Cases involving boarded structures will be taken to the **Code Magistrate** for an order to be issued determining the time limit. If removal of boards reveals other code violations, those violations must also be corrected.

The **Code Magistrate** will receive testimony and evidence at said hearing and shall make findings of fact as are supported by the testimony and evidence pertaining to the matters alleged herein. If you fail to appear, the **Code Magistrate** may base its findings and conclusions solely on the testimony and evidence presented by the Code Enforcement Division.

Should you be found in violation of the Municipal Code, the **Code Magistrate** may impose a fine up to \$250.00 per day, per violation for each day that the violation(s) continues beyond the compliance date established by the **Code Magistrate** in the Final Order. If the Code Enforcement Board or Code Magistrate has previously declared you to be a repeat violator, the **Code Magistrate** may impose a fine of up to \$500.00 per day, per violation for each day the violation continues beyond the compliance date established by the **Code Magistrate**.

If any person desires to appeal any decision, with respect to the matter considered at these meetings, such person will need a record of the proceedings and that, for this purpose, such person may need to ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which the appeal is based. The City of Tallahassee does not provide or prepare such a record (refer to Section 286.0105, Florida Statutes).

Any party aggrieved by the decisions of the **Code Magistrate** may appeal the decision to the Leon County Circuit Court within 30 days of the execution of the order.

Building permits may be required before repairs or alterations can be made to any building. Building and demolition permits may be obtained from the City's Building Inspection Division, located at 435 N. Macomb Street, 1st Floor, telephone number (850) 891-7125.

If you have any questions concerning this notice or the hearing process, please contact our office at **(850) 891-7007** or visit our office in the Renaissance Center located at 435 N. Macomb Street, Third Floor, Tallahassee, Florida. **Once you correct the violation(s), contact our office immediately to request an inspection.**

Sincerely,

**Lesla Vause**

Code Enforcement Division

Attachment



**CITY OF  
TALLAHASSEE**  
**Housing and Community Resilience**  
**Notice of Violation**

Code Officer: **Lesa Vause**

Case #: **TCE242960**

Initial Inspection Date: **12/27/2024**

Repeat Offender: **No**

Location Address: **1911 JACKSON BLUFF RD**

Tax ID #: **410330 A0110**

Owner(s): **SEMINOLE 1911 INVESTMENTS LLC**

**PO BOX 941  
INDIAN ROCKS BEACH FL 33785**

In accordance with the Tallahassee Land Development Code, Chapter 3, Article XI, Division 2, Sec. 3-571, the City of Tallahassee has adopted the International Property Maintenance Code.

This structure has been deemed dangerous due to unsafe and/or unsanitary conditions as defined in the Tallahassee Land Development Code Sec 1-2.

You are required to correct the following Tallahassee Land Code (TLDC), General Code of Ordinances (GC), and International Property Maintenance Code (IPMC) violations within 5 days of receipt of this notice.

**Code(s) in Violation:**

- 1 TLDC, Chapter 3, Article IX, Section 3-488(b) Maintenance**
- 2 TLDC, Chapter 3, Article IX, Section 3-488(b) Maintenance**
- 3 IPMC, Exterior Structure, 304.6 Exterior Walls**
- 4 IPMC, Exterior Structure, 304.7 Roof and Drains**
- 5 IPMC, Exterior Structure, 304.15 Doors**
- 6 IPMC, General, 301.3 Vacant Structures and Land**
- 7 IPMC, Exterior Structure, 304.13 Window, Skylight and Door Frames**

**Corrective Actions Required:**

- 1 Remove all trash, litter, and debris from the entire property.**
- 2 Remove household items, building material, building rubbish, or similar items from the exterior of the property.**
- 3 Ensure exterior walls are free from holes, breaks, and loose or rotting materials. Maintain walls to ensure they are weatherproof and properly surface coated to prevent deterioration.**
- 4 Repair and/or replace the roof to prevent water entry and damage to roof structure.**
- 5 Ensure all exterior doors, locks, and hardware are maintained in good condition to prevent entry into the structure.**



- 6 If the property is intended to be vacant, ensure all windows and doors are in sound and secure condition.
- 7 Ensure every window, skylight, door and frame is kept in sound condition, good repair and is weathertight.

If you have any questions concerning these violations, please call our office at (850) 891-7007.

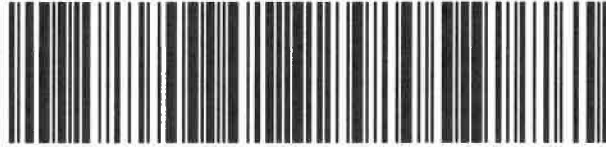
**Boarding a structure will not bring the property into compliance.** If a structure is vacant and not secured, the Code Enforcement Official may issue an Emergency Board and Seal Order. If you intend to board any windows/doors, please contact Code Enforcement at (850) 891-7007. If windows and doors are boarded, the case will be scheduled for a hearing before the Code Magistrate where the property owner may request time to make necessary repairs.

Permits may be required before repairs, alterations, or demolition is performed on the subject property. These may be obtained from the City's Building Inspection Division, located at 435 N. Macomb Street, 1st Floor, telephone number (850) 891-7001 option 2.

City of Tallahassee  
300 S Adams St.  
B-15  
Tallahassee FL 32301

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USPS CERTIFIED MAIL



9214 8901 9403 8393 9908 36

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TCE242960 DB PLACARD/NOV/NOH INITIAL  
SEMINOLE 1911 INVESTMENTS LLC  
PO BOX 941  
INDIAN RK BCH FL 33785-0941

Return Reference Number:  
Username: Denise Garrett  
Custom 1:  
Custom 2:  
Custom 3:  
Custom 4:  
Custom 5:

Postage: \$8.1600

# TCE242960 DB PLACARD

Final Audit Report

2024-12-30

Created:	2024-12-30
By:	Denise Garrett (denise.garrett@talgov.com)
Status:	Signed
Transaction ID:	CBJCHBCAABAA-FBFfJlxecqoQ29SsPvq8ha_NTCSGwSC

## "TCE242960 DB PLACARD" History

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2024-12-30 - 4:40:40 PM GMT
-  Document emailed to Adam Jacobs (adam.jacobs@talgov.com) for signature  
2024-12-30 - 4:40:44 PM GMT
-  Email viewed by Adam Jacobs (adam.jacobs@talgov.com)  
2024-12-30 - 5:46:56 PM GMT
-  Document e-signed by Adam Jacobs (adam.jacobs@talgov.com)  
Signature Date: 2024-12-30 - 5:47:52 PM GMT - Time Source: server
-  Agreement completed.  
2024-12-30 - 5:47:52 PM GMT



City of Tallahassee  
Housing and Community Resilience  
Code Enforcement  
435 N Macomb St, 3rd Floor, Tallahassee, FL 32301  
(850) 891-7007

# DANGEROUS BUILDING NOTICE

**Address: 1515 VISCOUNT AVE**

**CE Case No.: TCE242802**

This building has been found to be dangerous by the enforcement official. This notice is to remain on this building as placed thereon until the requirements of the notice, which have been posted have been fully complied with. It is unlawful to remove this notice until such requirements have been complied with. Violators subject to a fine not exceeding \$500.00 or imprisonment for a term not exceeding 60 days or both. (Section 1-7, Tallahassee Land Development).



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Enforcing Official, Code Enforcement

12/30/2024

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Date



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

December 30, 2024

CITY OF TALLAHASSEE

Petitioner,

vs.

BENOIT WISNERSON  
TRUESDELL AYANA  
3008 KEVIN ST  
TALLAHASSEE FL 32301

Respondent

Case No.: **TCE242802**

Location of Violation: **1515 VISCOUNT AVE**

Tax ID #: **2128750020010**

The appearance of our community and how individual properties are maintained has a significant impact on the quality of life in our neighborhoods. A recent inspection of your property revealed that certain conditions found do not comply with City code. These violations, the corrective action required and the time frame for completing that corrective action are noted on the attached violation detail.

Pursuant to Chapter 162 of the Florida Statutes, and Chapter 2 of the Code of General Ordinances of the City of Tallahassee, the Code Enforcement Officer hereby gives the notice of a violation on the above referenced property and hereby requests that a Hearing be scheduled before the Code Magistrate.

You must correct the violation described herein within the number of days noted on the attached violation detail. Once corrected, you must contact the City Code Enforcement Division at **(850) 891-7007** to arrange a reinspection of the property to verify the violation has been corrected and the property is in compliance with the Municipal Code cited herein.

You are hereby given notice that pursuant to Chapter 162, Florida Statutes, and Chapter 2 of the Code of General Ordinances of the City of Tallahassee, a hearing will be conducted on the above referenced case before the **Code Magistrate** on **02/04/2025** at **1:00 pm**, or as soon thereafter as said matter can be heard in the **2nd Floor Conference Room, Renaissance Center, 435 N Macomb Street**, Tallahassee, Florida. If the violation(s) are corrected within the number of days noted on the attached violation detail, you may not have to appear before the **Code Magistrate**.

Failure to comply may result in the City of Tallahassee correcting the violation(s) and assessing the cost through placing a lien on the property until such time as all costs are reimbursed to the City. These costs may be recovered by court action, if necessary. Your case may be presented to the **Code Magistrate** even if the violation has been corrected prior to the hearing or if the structure is boarded.



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

Notice of Violation and Notice of Hearing

Page 2

The City's Board and Seal Ordinance, (Section 3-371, Tallahassee Land Development Code), includes a time limit for a structure to remain boarded. Cases involving boarded structures will be taken to the **Code Magistrate** for an order to be issued determining the time limit. If removal of boards reveals other code violations, those violations must also be corrected.

The **Code Magistrate** will receive testimony and evidence at said hearing and shall make findings of fact as are supported by the testimony and evidence pertaining to the matters alleged herein. If you fail to appear, the **Code Magistrate** may base its findings and conclusions solely on the testimony and evidence presented by the Code Enforcement Division.

Should you be found in violation of the Municipal Code, the **Code Magistrate** may impose a fine up to \$250.00 per day, per violation for each day that the violation(s) continues beyond the compliance date established by the **Code Magistrate** in the Final Order. If the Code Enforcement Board or Code Magistrate has previously declared you to be a repeat violator, the **Code Magistrate** may impose a fine of up to \$500.00 per day, per violation for each day the violation continues beyond the compliance date established by the **Code Magistrate**.

If any person desires to appeal any decision, with respect to the matter considered at these meetings, such person will need a record of the proceedings and that, for this purpose, such person may need to ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which the appeal is based. The City of Tallahassee does not provide or prepare such a record (refer to Section 286.0105, Florida Statutes).

Any party aggrieved by the decisions of the **Code Magistrate** may appeal the decision to the Leon County Circuit Court within 30 days of the execution of the order.

Building permits may be required before repairs or alterations can be made to any building. Building and demolition permits may be obtained from the City's Building Inspection Division, located at 435 N. Macomb Street, 1st Floor, telephone number (850) 891-7125.

If you have any questions concerning this notice or the hearing process, please contact our office at **(850) 891-7007** or visit our office in the Renaissance Center located at 435 N. Macomb Street, Third Floor, Tallahassee, Florida. **Once you correct the violation(s), contact our office immediately to request an inspection.**

Sincerely,

**Shameka Bush**

Code Enforcement Division

Attachment



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement**

**Notice of Violation**

Code Officer:	<b>Shameka Bush</b>	Permit No.:	<b>NA</b>
Initial Inspection Date:	<b>12/18/2024</b>	Case No.:	<b>TCE242802</b>
Tax Identification Number:	<b>2128750020010</b>	Repeat Offender:	<b>No</b>
Violation Address:	<b>1515 VISCOUNT AVE</b>		

**Owner(s):**

**BENOIT WISNERSON  
TRUEDELL AYANA  
3008 KEVIN ST  
TALLAHASSEE FL 32301**

In accordance with the Tallahassee Land Development Code, Chapter 3, Article XI, Division 2, Sec. 3-571, the City of Tallahassee has adopted the International Property Maintenance Code.

This structure has been deemed dangerous due to unsafe and/or unsanitary conditions as defined in the Tallahassee Land Development Code Sec 1-2.

You are required to correct the following Tallahassee Land Code (TLDC), General Code of Ordinances (GC), and International Property Maintenance Code (IPMC) violations within 5 days of receipt of this notice.

**Code(s) in Violation:**

- 1 IPMC, Mechanical and Electrical Requirements, 604.1 Facilities Required**
- 2 IPMC, Exterior Structure, 304.1 General**
- 3 IPMC, Exterior Structure, 304.2 Protective Treatment**
- 4 IPMC, Exterior Structure, 304.6 Exterior Walls**
- 5 IPMC, General, 301.3 Vacant Structures and Land**

**Corrective Actions Required:**

- 1 Ensure every occupied building is served with an electrical system in compliance with applicable codes and requirements.**
- 2 Ensure the exterior of a structure and equipment are in good repair, structurally sound and in a sanitary condition.**
- 3 Ensure all exterior surfaces are maintained in good condition. Maintain surfaces to ensure they are weatherproof and watertight, and properly surface coated to prevent deterioration.**



- 4 Ensure exterior walls are free from holes, breaks, and loose or rotting materials. Maintain walls to ensure they weatherproof and properly surface coated to prevent deterioration.
- 5 If the property is intended to be vacant, ensure all windows and doors are in sound and secure condition.

**If you have any questions concerning these violations, please call our office at (850) 891-7007.**

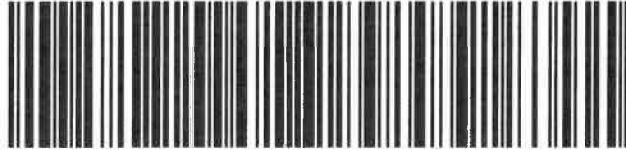
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City of Tallahassee  
300 S Adams St.  
B-15  
Tallahassee FL 32301

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USPS CERTIFIED MAIL



9214 8901 9403 8394 0269 78

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TCE242802 DB PLACARD/NOV/NOH  
BENOIT WISNERSON & TRUESDELL AYANA  
3008 KEVIN ST  
TALLAHASSEE FL 32301-6916

Return Reference Number:  
Username: Denise Garrett  
Custom 1:  
Custom 2:  
Custom 3:  
Custom 4:  
Custom 5:

Postage: \$8.1600

# TCE242802 DB PLACARD

Final Audit Report

2024-12-30

Created:	2024-12-30
By:	Denise Garrett (denise.garrett@talgov.com)
Status:	Signed
Transaction ID:	CBJCHBCAABAABAVZcAlxW9lt4Caxn2q94dKj6PxCMQvxfx

## "TCE242802 DB PLACARD" History

-  Document created by Denise Garrett (denise.garrett@talgov.com)  
2024-12-30 - 7:37:36 PM GMT
-  Document emailed to Adam Jacobs (adam.jacobs@talgov.com) for signature  
2024-12-30 - 7:37:41 PM GMT
-  Email viewed by Adam Jacobs (adam.jacobs@talgov.com)  
2024-12-30 - 7:44:57 PM GMT
-  Document e-signed by Adam Jacobs (adam.jacobs@talgov.com)  
Signature Date: 2024-12-30 - 7:45:37 PM GMT - Time Source: server
-  Agreement completed.  
2024-12-30 - 7:45:37 PM GMT







CITY OF  
TALLAHASSEE

**MUNICIPAL CODE ENFORCEMENT BOARD / MAGISTRATE  
FINAL NOTICE OF HEARING**

**December 26, 2024**

**YU JIANKUI  
GAO DONGMEI  
5539 EASTON GLEN DR  
TALLAHASSEE FL 32317**

**Re: CASE NUMBER TCE242180**

**LOCATION: 1608 KEITH ST**

**Tax I.D. #(s): 410125 Q0010**

**Dear Sir/Madam:**

This letter serves as your formal Notice of Final Hearing for the above referenced property due to non-compliance. You were previously noticed for a hearing which was held on 12/04/2024. This final hearing will be held on **February 4, 2025 at 1:00 pm** at the Frenchtown Renaissance Center -435 N Macomb Street, 2<sup>nd</sup> floor.

Hearings will be recorded and available for public viewing online at <https://Talgov.com/code>. If you are unable to attend the hearing in-person, you may attend virtually by submitting your request via email to [code.hearings@talgov.com](mailto:code.hearings@talgov.com) or by contacting the Code Compliance Coordinator at (850) 891-7110. If you have evidence to submit and/or comments, please call (850) 891-7007. Once your request has been received by our office to attend virtually, a meeting access code will be provided for you.

All information that is pre submitted must either be sworn to or notarized and must be received no later than 5:00 pm on 01/28/2025 to allow time to provide it to the Magistrate/Code Board. All information submitted will be recorded as case file information and entered into public record.

Please be advised your case will be presented to the Municipal Code Enforcement Board / Magistrate on the above date and time. Even if the violation has been corrected by the time specified by the code inspector, the case may still be presented if the Division is not properly notified to inspect the property for compliance. In the event your property is found to be in violation of the City Code during the hearing, the Code Enforcement Board / Magistrate has the authority to charge fines of up to \$250.00 a day against your property for every day that the violation(s) exists as well as any costs the City occurred in the event the City must correct the violations.

For further information regarding the hearing process, please visit [Talgov.com/Code](http://Talgov.com/Code) or call (850) 891-7110.

Sincerely,

*Martin Atorresagasti*

Code Enforcement Division

*NOTICE: Any party aggrieved by the decisions of the Municipal Code Enforcement Board may appeal the decision to the Leon County Circuit Court within 30 days of the execution of the final order. If an owner decides to appeal any decision made by the Municipal Code Enforcement Board / Magistrate with respect to any matter considered at this meeting or hearing, such person will need a record of these proceedings; and, for this purpose, such persons may need to ensure that a verbatim record of the proceedings is made, which record indicates the testimony and evidence upon which the appeal is to be based. The City of Tallahassee does not provide or prepare such a record. See Section 286.0105, Florida Statutes.*

**MUNICIPAL CODE ENFORCEMENT BOARD/MAGISTRATE  
CITY OF TALLAHASSEE  
INITIAL ORDER**

**CASE NO.: TCE242180**

**VIOLATION ADDRESS: 1608 KEITH ST**

**VIOLATION TAX ID #: 410125 Q0010**

**COPY**

On 12/03/2024, the above-mentioned case came for an **Initial Hearing** before the Code Magistrate, and based upon the evidence presented, the Code Magistrate issues this Initial Order.

FINDINGS

1. The above-described property is identified as Leon County Tax Parcel Identification Number **410125 Q0010** and the physical address is identified **1608 KEITH ST Tallahassee, Florida**.
2. As listed by the Leon County Property Appraiser, the owner(s) of the above-described property are **YU JIANKUI / GAO DONGMEI** (hereinafter "Property Owner(s)").
3. On 09/17/2024 Property Owner(s) was/were given a reasonable amount of time to voluntarily comply and correct the following violation(s):
  - A. **TLDC, Chapter 3, Article IX, Section 3 488(b) Maintenance**
  - B. **TLDC, Chapter 3, Article IX, Section 3 488(b) Maintenance**
4. Due to the Property Owner(s) failing to voluntarily comply, this cause was set for an initial hearing on 12/03/2024 before the Code Magistrate.
5. On 10/18/2024, the Property Owner(s) were given notice of the Initial Hearing to be held on December 03, 2024 by certified mail, hand delivery and/or posting of property.
6. Property Owner(s) and/or Property Owner(s) Representative(s):

\_\_\_\_\_ DID attend this hearing.

~~\_\_\_\_\_~~ DID NOT attend this hearing.

7. The following violations remain:

**A. TLDC, Chapter 3, Article IX, Section 3 488(b) Maintenance**

*Corrective Action Required: Remove all trash, litter and debris from the entire property.*

**B. TLDC, Chapter 3, Article IX, Section 3 488(b) Maintenance**

*Corrective Action Required: Remove and dispose of all dead trees from the property*

8. As of the date of this Order, the property fails to be in compliance with the City of Tallahassee Code of General Ordinances and/or City of Tallahassee Land Development Code and/or the International Property Maintenance Code.

9. The Property Owner(s) is/are given 15 days to bring the above-described property into compliance.

10. If the above-described property is not brought into substantial compliance within the number of days allotted above, this case will be brought back to the Code Magistrate on February 4, 2025 at which time fines and/or cost may be assessed against the Property Owner(s).

DONE and ORDERED this 3rd day of December 2024.

  
**Dr. Sabrita Thurman-Newby, Code Magistrate**





CITY OF  
TALLAHASSEE

**MUNICIPAL CODE ENFORCEMENT BOARD / MAGISTRATE  
FINAL NOTICE OF HEARING**

**December 26, 2024**

**YU JIANKUI  
GAO DONGMEI  
5539 EASTON GLEN DR  
TALLAHASSEE FL 32317**

**Re: CASE NUMBER TCE242126  
LOCATION: 1114 JOE LOUIS ST  
Tax I.D. #(s): 212635 Q0201**

Dear Sir/Madam:

This letter serves as your formal Notice of Final Hearing for the above referenced property due to non-compliance. You were previously noticed for a hearing which was held on 12/03/2024. This final hearing will be held on **February 4, 2025 at 1:00 pm** at the Frenchtown Renaissance Center -435 N Macomb Street, 2<sup>nd</sup> floor.

Hearings will be recorded and available for public viewing online at <https://Talgov.com/code>. If you are unable to attend the hearing in-person, you may attend virtually by submitting your request via email to [code.hearings@talgov.com](mailto:code.hearings@talgov.com) or by contacting the Code Compliance Coordinator at (850) 891-7110. If you have evidence to submit and/or comments, please call (850) 891-7007. Once your request has been received by our office to attend virtually, a meeting access code will be provided for you.

All information that is pre submitted must either be sworn to or notarized and must be received no later than 5:00 pm on 01/25/2025 to allow time to provide it to the Magistrate/Code Board. All information submitted will be recorded as case file information and entered into public record.

Please be advised your case will be presented to the Municipal Code Enforcement Board / Magistrate on the above date and time. Even if the violation has been corrected by the time specified by the code inspector, the case may still be presented if the Division is not properly notified to inspect the property for compliance. In the event your property is found to be in violation of the City Code during the hearing, the Code Enforcement Board / Magistrate has the authority to charge fines of up to \$250.00 a day against your property for every day that the violation(s) exists as well as any costs the City occurred in the event the City must correct the violations.

For further information regarding the hearing process, please visit [Talgov.com/Code](http://Talgov.com/Code) or call (850) 891-7110.

Sincerely,

*Martin Aterresagasti*

Code Enforcement Division

*NOTICE: Any party aggrieved by the decisions of the Municipal Code Enforcement Board may appeal the decision to the Leon County Circuit Court within 30 days of the execution of the final order. If an owner decides to appeal any decision made by the Municipal Code Enforcement Board / Magistrate with respect to any matter considered at this meeting or hearing, such person will need a record of these proceedings; and, for this purpose, such persons may need to ensure that a verbatim record of the proceedings is made, which record indicates the testimony and evidence upon which the appeal is to be based. The City of Tallahassee does not provide or prepare such a record. See Section 286.0105, Florida Statutes.*

**MUNICIPAL CODE ENFORCEMENT BOARD/MAGISTRATE  
CITY OF TALLAHASSEE  
INITIAL ORDER**

**CASE NO.: TCE242126**

**VIOLATION ADDRESS: 1114 JOE LOUIS ST**

**VIOLATION TAX ID #: 212635 Q0201**

On 12/03/2024, the above-mentioned case came for an **Initial Hearing** before the Code Magistrate, and based upon the evidence presented, the Code Magistrate issues this Initial Order.

FINDINGS

1. The above-described property is identified as Leon County Tax Parcel Identification Number **212635 Q0201** and the physical address is identified **1114 JOE LOUIS ST** Tallahassee, Florida.
2. As listed by the Leon County Property Appraiser, the owner(s) of the above-described property are YU JIANKUI / GAO DONGMEI (hereinafter "Property Owner(s)").
3. On 09/19/2024 Property Owner(s) was/were given a reasonable amount of time to voluntarily comply and correct the following violation(s):
  - A. TLDC, Chapter 3, Article IX, Section 3 488(b) Maintenance
  - B. IPMC, Exterior Property Areas, 302.2 Grading and Drainage
  - C. IPMC, Exterior Structure, 304.2 Protective Treatment
  - D. IPMC, Exterior Structure, 304.13 Window, Skylight and Door Frames
  - E. IPMC, Exterior Property Areas, 302.4 Weeds
4. Due to the Property Owner(s) failing to voluntarily comply, this cause was set for an initial hearing on 12/03/2024 before the Code Magistrate.
5. On 10/18/2024, the Property Owner(s) were given notice of the Initial Hearing to be held on December 03, 2024 by certified mail, hand delivery and/or posting of property.
6. Property Owner(s) and/or Property Owner(s) Representative(s):

\_\_\_\_\_ DID attend this hearing.

X DID NOT attend this hearing.

7. The following violations remain:

**A. TLDC, Chapter 3, Article IX, Section 3 488(b) Maintenance**

*Corrective Action Required: Remove all trash, litter, and debris from the entire property. Remove all debris from back yard including loose plywood. Remove construction debris from front porch.*

**B. IPMC, Exterior Property Areas, 302.2 Grading and Drainage**

*Corrective Action Required: Grade and maintain land to prevent the erosion of soil and to prevent the accumulation of water thereon. PVC pipe drain perduring out of roof on the side of the carport must be piped to the ground and away from structure and neighboring property as to not cause soil erosion.*

**C. IPMC, Exterior Structure, 304.2 Protective Treatment**

*Corrective Action Required: Ensure all exterior surfaces are maintained in good condition. Maintain surfaces to ensure they are weatherproof and watertight, and properly surface coated to prevent deterioration.*

**D. IPMC, Exterior Structure, 304.13 Window, Skylight and Door Frames**

*Corrective Action Required: Ensure every window, skylight, door and frame is kept in sound condition, good repair and is weathertight. Remove board on window behind carport and ensure window is not in disrepair. Repair or replace opening to back porch.*

**E. IPMC, Exterior Property Areas, 302.4 Weeds**

*Corrective Action Required: Cut lawn to ensure all high grass, weeds and overgrowth are maintained to a overall height of less than 12 inches. **BACK YARD IS OVERGROWN.***

8. As of the date of this Order, the property fails to be in compliance with the City of Tallahassee Code of General Ordinances and/or City of Tallahassee Land Development Code and/or the International Property Maintenance Code.

9. The Property Owner(s) is/are given 15 days to bring the above-described property into compliance.
10. If the above-described property is not brought into substantial compliance within the number of days allotted above, this case will be brought back to the Code Magistrate on February 4, 2025 at which time fines and/or cost may be assessed against the Property Owner(s).

DONE and ORDERED this 3rd day of December 2024.

  
**Dr. Sabrita Thurman-Newby, Code Magistrate**



CITY OF  
TALLAHASSEE

**MUNICIPAL CODE ENFORCEMENT BOARD / MAGISTRATE  
FINAL NOTICE OF HEARING**

**December 26, 2024**

**CLAITT RAQUISTA**

**505 HAMPTON AVE**

**TALLAHASSEE FL 32310-6215**

**Re: CASE NUMBER TCE241678**

**LOCATION: 115 LINCOLN ST**

**Tax I.D. #(s): 410144 N0040**

Dear Sir/Madam:

This letter serves as your formal Notice of Final Hearing for the above referenced property due to non-compliance. You were previously notified for a hearing which was held on 12/03/2024. This final hearing will be held on **February 4, 2025 at 1:00 pm** at the Frenchtown Renaissance Center -435 N Macomb Street, 2<sup>nd</sup> floor.

Hearings will be recorded and available for public viewing online at <https://Talgov.com/code>. If you are unable to attend the hearing in-person, you may attend virtually by submitting your request via email to [code.hearings@talgov.com](mailto:code.hearings@talgov.com) or by contacting the Code Compliance Coordinator at (850) 891-7110. If you have evidence to submit and/or comments, please call (850) 891-7007. Once your request has been received by our office to attend virtually, a meeting access code will be provided for you.

All information that is pre submitted must either be sworn to or notarized and must be received no later than 5:00 pm on 01/28/2025 to allow time to provide it to the Magistrate/Code Board. All information submitted will be recorded as case file information and entered into public record.

Please be advised your case will be presented to the Municipal Code Enforcement Board / Magistrate on the above date and time. Even if the violation has been corrected by the time specified by the code inspector, the case may still be presented if the Division is not properly notified to inspect the property for compliance. In the event your property is found to be in violation of the City Code during the hearing, the Code Enforcement Board / Magistrate has the authority to charge fines of up to \$250.00 a day against your property for every day that the violation(s) exists as well as any costs the City occurred in the event the City must correct the violations.

For further information regarding the hearing process, please visit [Talgov.com/Code](http://Talgov.com/Code) or call (850) 891-7110.

Sincerely,

*Martin Atorresagasti*

Code Enforcement Division

*NOTICE: Any party aggrieved by the decisions of the Municipal Code Enforcement Board may appeal the decision to the Leon County Circuit Court within 30 days of the execution of the final order. If an owner decides to appeal any decision made by the Municipal Code Enforcement Board / Magistrate with respect to any matter considered at this meeting or hearing, such person will need a record of these proceedings; and, for this purpose, such persons may need to ensure that a verbatim record of the proceedings is made, which record indicates the testimony and evidence upon which the appeal is to be based. The City of Tallahassee does not provide or prepare such a record. See Section 286.0105, Florida Statutes.*

**MUNICIPAL CODE ENFORCEMENT BOARD/MAGISTRATE  
CITY OF TALLAHASSEE  
INITIAL ORDER**

**CASE NO.: TCE241678**

**VIOLATION ADDRESS: 115 LINCOLN ST**

**VIOLATION TAX ID #: 410144 N0040**

On 12/03/2024, the above-mentioned case came for an **Initial Hearing** before the Code Magistrate, and based upon the evidence presented, the Code Magistrate issues this Initial Order.

**FINDINGS**

1. The above-described property is identified as Leon County Tax Parcel Identification Number **410144 N0040** and the physical address is identified **115 LINCOLN ST Tallahassee, Florida**.
2. As listed by the Leon County Property Appraiser, the owner(s) of the above-described property are **CLAITT RAQUISTA** (hereinafter "Property Owner(s)").
3. On **07/31/2024** Property Owner(s) was/were given a reasonable amount of time to voluntarily comply and correct the following violation(s):
  - A. **IPMC, Exterior Property Areas, 302.4 Weeds**
  - B. **TLDC, Chapter 3, Article IX, Section 3 488(b) Maintenance**
  - C. **IPMC, Exterior Structure, 304.7 Roof and Drains**
  - D. **IPMC, Exterior Structure, 304.13 Window, Skylight and Door Frames**
4. Due to the Property Owner(s) failing to voluntarily comply, this cause was set for an initial hearing on **12/03/2024** before the Code Magistrate.
5. On **11/07/2024**, the Property Owner(s) were given notice of the Initial Hearing to be held on **December 03, 2024** by certified mail, hand delivery and/or posting of property.
6. Property Owner(s) and/or Property Owner(s) Representative(s):  
  X   DID attend this hearing. *(Realtor)*



\_\_\_\_\_ DID NOT attend this hearing.

7. The following violations remain:

**A. IPMC, Exterior Property Areas, 302.4 Weeds**

*Corrective Action Required: Cut lawn to ensure all high grass, weeds and overgrowth are maintained to a overall height of less than 12 inches.*

**B. TLDC, Chapter 3, Article IX, Section 3 488(b) Maintenance**

*Corrective Action Required: Remove all trash, litter, and debris from the entire property*

**C. IPMC, Exterior Structure, 304.7 Roof and Drains**

*Corrective Action Required: Repair, remove, and/or replace the roof drains, gutters, and downspouts. Ensure all roof components are in good repair, free from obstructions, and do not discharge water in a manner that creates a public nuisance. Remove tarps on roof and repair or replace roof must be sound and tight not to admit rain.*

**D. IPMC, Exterior Structure, 304.13 Window, Skylight and Door Frames**

*Corrective Action Required: Ensure every window, skylight, door and frame is kept in sound condition, good repair and is weathertight. Repair or replace damaged front window and rotten soffit by garage*

8. As of the date of this Order, the property fails to be in compliance with the City of Tallahassee Code of General Ordinances and/or City of Tallahassee Land Development Code and/or the International Property Maintenance Code.

THIS ORDER HAS BEEN AMENDED  
TO INCLUDE: OWNER MUST SUBMIT  
PROOF OF CONTRACTS AND OR PERMITS  
STATING WORK WILL BEGIN, TO BRING  
PROPERTY INTO COMPLIANCE.

9. The Property Owner(s) is/are given 15 days to bring the above-described property into compliance.
10. If the above-described property is not brought into substantial compliance within the number of days allotted above, this case will be brought back to the Code Magistrate on February 4, 2025 at which time fines and/or cost may be assessed against the Property Owner(s).

DONE and ORDERED this 3rd day of December 2024.

  
**Dr. Sabrita Thurman-Newby, Code Magistrate**



CITY OF  
TALLAHASSEE

**MUNICIPAL CODE ENFORCEMENT BOARD / MAGISTRATE  
FINAL NOTICE OF HEARING**

**December 30, 2024**

**SPARKS ASHLEY  
EDWARDS DONALD  
271 CARTERWOOD DR  
TALLAHASSEE FL 32305**

Re: CASE NUMBER **TCE222727**  
LOCATION: **271 CARTERWOOD DR**  
Tax I.D. #(s): **411325 B0090**

Dear Sir/Madam:

**NEW HEARING DATE**

This letter serves as your formal Notice of Final Hearing for the above referenced property due to non-compliance. You were previously noticed for a hearing which was held on 04/04/2023. This final hearing will be held on **February 4, 2025 at 1:00 pm** at the Frenchtown Renaissance Center -435 N Macomb Street, 2<sup>nd</sup> floor.

Hearings will be recorded and available for public viewing online at <https://Talgov.com/code>. If you are unable to attend the hearing in-person, you may attend virtually by submitting your request via email to [code.hearings@talgov.com](mailto:code.hearings@talgov.com) or by contacting the Code Compliance Coordinator at (850) 891-7110. If you have evidence to submit and/or comments, please call (850) 891-7007. Once your request has been received by our office to attend virtually, a meeting access code will be provided for you.

All information that is pre submitted must either be sworn to or notarized and must be received no later than 5:00 pm on 01/28/2025 to allow time to provide it to the Magistrate/Code Board. All information submitted will be recorded as case file information and entered into public record.

Please be advised your case will be presented to the Municipal Code Enforcement Board / Magistrate on the above date and time. Even if the violation has been corrected by the time specified by the code inspector, the case may still be presented if the Division is not properly notified to inspect the property for compliance. In the event your property is found to be in violation of the City Code during the hearing, the Code Enforcement Board / Magistrate has the authority to charge fines of up to \$250.00 a day against your property for every day that the violation(s) exists as well as any costs the City occurred in the event the City must correct the violations.

For further information regarding the hearing process, please visit [Talgov.com/Code](http://Talgov.com/Code) or call (850) 891-7110.

Sincerely,

*Martin Aterresagasti*

Code Enforcement Division

*NOTICE: Any party aggrieved by the decisions of the Municipal Code Enforcement Board may appeal the decision to the Leon County Circuit Court within 30 days of the execution of the final order. If an owner decides to appeal any decision made by the Municipal Code Enforcement Board / Magistrate with respect to any matter considered at this meeting or hearing, such person will need a record of these proceedings; and, for this purpose, such persons may need to ensure that a verbatim record of the proceedings is made, which record indicates the testimony and evidence upon which the appeal is to be based. The City of Tallahassee does not provide or prepare such a record. See Section 286.0105, Florida Statutes.*

MUNICIPAL CODE ENFORCEMENT BOARD/MAGISTRATE  
CITY OF TALLAHASSEE  
INITIAL ORDER

COPY

CASE NO.: TCE222727

VIOLATION ADDRESS: 271 CARTERWOOD DR

VIOLATION TAX ID #: 411325 B0090

On 04/04/2023, the above-mentioned case came for an **Initial Hearing** before the Municipal Code Enforcement Board/Magistrate, and based upon the evidence presented, the Municipal Code Enforcement Board/Magistrate issues this Initial Order.

FINDINGS

1. The above-described property is identified as Leon County Tax Parcel Identification Number 411325 B0090 and the physical address is identified 271 CARTERWOOD DR Tallahassee, Florida.
2. As listed by the Leon County Property Appraiser, the owner(s) of the above-described property are SPARKS ASHLEY / EDWARDS DONALD (hereinafter "Property Owner(s)").
3. On 12/19/2022 Property Owner(s) was/were given a reasonable amount of time to voluntarily comply and correct the following violation(s):
  - A. General Code of Ordinances, Chapter 20, Section 20-131 & 20-134
  - B. TLDC, Chapter 3, Section 3.488
4. Due to the Property Owner(s) failing to voluntarily comply, this cause was set for an initial hearing on 04/04/2023 before the Municipal Code Enforcement Board/Magistrate.
5. Property Owner(s) and/or Property Owner(s) Representative(s):

DID attend this hearing.

DID NOT attend this hearing.

6. The following violations remain:
  - a. All vehicles must be operable and display a valid tag. May be subject to towing.
  - b. Remove all trash, litter and debris from property.
  
7. As of the date of this Order, the property fails to be in compliance with the City of Tallahassee Code of General Ordinances and/or City of Tallahassee Land Development Code and/or the International Property Maintenance Code.
  
8. The Property Owner(s) is/are given 15 days to bring the above-described property into compliance.
  
9. If the above-described property is not brought into substantial compliance within the number of days allotted above, this case will be brought back to the Municipal Code Board/Magistrate on 6-6-23 at which time fines and/or cost may be assessed against the Property Owner(s).

DONE and ORDERED this 4th day of APRIL 2023.

  
\_\_\_\_\_  
**Jody Dodson, Code Magistrate**



## **MUNICIPAL CODE ENFORCEMENT BOARD / MAGISTRATE FINAL NOTICE OF HEARING**

**December 26, 2024**

**BAHMANI JAHAN K**

**1301 PARGA ST  
TALLAHASSEE FL 32304**

**Re: CASE NUMBER TCE242145**

**LOCATION: 1301 PARGA ST**

**Tax I.D. #(s): 212745 E0110**

Dear Sir/Madam:

This letter serves as your formal Notice of Final Hearing for the above referenced property due to non-compliance. You were previously notified for a hearing which was held on 12/03/2024. This final hearing will be held on **February 4, 2025 at 1:00 pm** at the Frenchtown Renaissance Center -435 N Macomb Street, 2<sup>nd</sup> floor.

Hearings will be recorded and available for public viewing online at <https://Talgov.com/code>. If you are unable to attend the hearing in-person, you may attend virtually by submitting your request via email to [code.hearings@talgov.com](mailto:code.hearings@talgov.com) or by contacting the Code Compliance Coordinator at (850) 891-7110. If you have evidence to submit and/or comments, please call (850) 891-7007. Once your request has been received by our office to attend virtually, a meeting access code will be provided for you.

All information that is pre submitted must either be sworn to or notarized and must be received no later than 5:00 pm on 01/25/2025 to allow time to provide it to the Magistrate/Code Board. All information submitted will be recorded as case file information and entered into public record.

Please be advised your case will be presented to the Municipal Code Enforcement Board / Magistrate on the above date and time. Even if the violation has been corrected by the time specified by the code inspector, the case may still be presented if the Division is not properly notified to inspect the property for compliance. In the event your property is found to be in violation of the City Code during the hearing, the Code Enforcement Board / Magistrate has the authority to charge fines of up to \$250.00 a day against your property for every day that the violation(s) exists as well as any costs the City occurred in the event the City must correct the violations.

For further information regarding the hearing process, please visit [Talgov.com/Code](http://Talgov.com/Code) or call (850) 891-7110.

Sincerely,

*Martin Aterresagasti*

Code Enforcement Division

*NOTICE: Any party aggrieved by the decisions of the Municipal Code Enforcement Board may appeal the decision to the Leon County Circuit Court within 30 days of the execution of the final order. If an owner decides to appeal any decision made by the Municipal Code Enforcement Board / Magistrate with respect to any matter considered at this meeting or hearing, such person will need a record of these proceedings; and, for this purpose, such persons may need to ensure that a verbatim record of the proceedings is made, which record indicates the testimony and evidence upon which the appeal is to be based. The City of Tallahassee does not provide or prepare such a record. See Section 286.0105, Florida Statutes.*



MUNICIPAL CODE ENFORCEMENT BOARD/MAGISTRATE  
CITY OF TALLAHASSEE  
INITIAL ORDER

COPY

**CASE NO.: TCE242145**

**VIOLATION ADDRESS: 1301 PARGA ST**

**VIOLATION TAX ID #: 212745 E0110**

On 12/03/2024, the above-mentioned case came for an **Initial Hearing** before the Code Magistrate, and based upon the evidence presented, the Code Magistrate issues this Initial Order.

FINDINGS

1. The above-described property is identified as Leon County Tax Parcel Identification Number **212745 E0110** and the physical address is identified **1301 PARGA ST Tallahassee, Florida**.
2. As listed by the Leon County Property Appraiser, the owner(s) of the above-described property are **BAHMANI JAHAN K** (hereinafter "Property Owner(s)").
3. On 09/19/2024 Property Owner(s) was/were given a reasonable amount of time to voluntarily comply and correct the following violation(s):
  - A. **IPMC, Exterior Property Areas, 302.4 Weeds**
4. Due to the Property Owner(s) failing to voluntarily comply, this cause was set for an initial hearing on 12/03/2024 before the Code Magistrate.
5. On 10/18/2024, the Property Owner(s) were given notice of the Initial Hearing to be held on December 03, 2024 by certified mail, hand delivery and/or posting of property.
6. Property Owner(s) and/or Property Owner(s) Representative(s):

\_\_\_\_\_ DID attend this hearing.

  X   DID NOT attend this hearing.

7. The following violations remain:

**A. IPMC, Exterior Property Areas, 302.4 Weeds**

***Corrective Action Required: Cut lawn to ensure all high grass, weeds and overgrowth are maintained to an overall height of less than 12 inches.***

8. As of the date of this Order, the property fails to be in compliance with the City of Tallahassee Code of General Ordinances and/or City of Tallahassee Land Development Code and/or the International Property Maintenance Code.

9. The Property Owner(s) is/are given 15 days to bring the above-described property into compliance.

10. If the above-described property is not brought into substantial compliance within the number of days allotted above, this case will be brought back to the Code Magistrate on February 4, 2025 at which time fines and/or cost may be assessed against the Property Owner(s).

DONE and ORDERED this 3rd day of December 2024.

  
**Dr. Sabrita Thurman-Newby, Code Magistrate**



CITY OF  
TALLAHASSEE

**MUNICIPAL CODE ENFORCEMENT BOARD / MAGISTRATE  
FINAL NOTICE OF HEARING**

**December 26, 2024**

**YU JIANKUI  
GAO DONGMEI  
5539 EASTON GLEN DR  
TALLAHASSEE FL 32317**

**Re: CASE NUMBER TCE242182**

**LOCATION: 848 FLORAL ST**

**Tax I.D. #(s): 4101750230020**

Dear Sir/Madam:

This letter serves as your formal Notice of Final Hearing for the above referenced property due to non-compliance. You were previously noticed for a hearing which was held on 12/03/2024. This final hearing will be held on **February 4, 2025 at 1:00 pm** at the Frenchtown Renaissance Center -435 N Macomb Street, 2<sup>nd</sup> floor.

Hearings will be recorded and available for public viewing online at <https://Talgov.com/code>. If you are unable to attend the hearing in-person, you may attend virtually by submitting your request via email to [code.hearings@talgov.com](mailto:code.hearings@talgov.com) or by contacting the Code Compliance Coordinator at (850) 891-7110. If you have evidence to submit and/or comments, please call (850) 891-7007. Once your request has been received by our office to attend virtually, a meeting access code will be provided for you.

All information that is pre submitted must either be sworn to or notarized and must be received no later than 5:00 pm on 01/28/2025 to allow time to provide it to the Magistrate/Code Board. All information submitted will be recorded as case file information and entered into public record.

Please be advised your case will be presented to the Municipal Code Enforcement Board / Magistrate on the above date and time. Even if the violation has been corrected by the time specified by the code inspector, the case may still be presented if the Division is not properly notified to inspect the property for compliance. In the event your property is found to be in violation of the City Code during the hearing, the Code Enforcement Board / Magistrate has the authority to charge fines of up to \$250.00 a day against your property for every day that the violation(s) exists as well as any costs the City occurred in the event the City must correct the violations.

For further information regarding the hearing process, please visit [Talgov.com/Code](http://Talgov.com/Code) or call (850) 891-7110.

Sincerely,

*Martin Aterresagasti*

Code Enforcement Division

*NOTICE: Any party aggrieved by the decisions of the Municipal Code Enforcement Board may appeal the decision to the Leon County Circuit Court within 30 days of the execution of the final order. If an owner decides to appeal any decision made by the Municipal Code Enforcement Board / Magistrate with respect to any matter considered at this meeting or hearing, such person will need a record of these proceedings; and, for this purpose, such persons may need to ensure that a verbatim record of the proceedings is made, which record indicates the testimony and evidence upon which the appeal is to be based. The City of Tallahassee does not provide or prepare such a record. See Section 286.0105, Florida Statutes.*

**MUNICIPAL CODE ENFORCEMENT BOARD/MAGISTRATE  
CITY OF TALLAHASSEE  
INITIAL ORDER**

**CASE NO.: TCE242182**

**VIOLATION ADDRESS: 848 FLORAL ST**

**VIOLATION TAX ID #: 4101750230020**

**COPY**

On 12/03/2024, the above-mentioned case came for an **Initial Hearing** before the Code Magistrate, and based upon the evidence presented, the Code Magistrate issues this Initial Order.

FINDINGS

1. The above-described property is identified as Leon County Tax Parcel Identification Number **4101750230020** and the physical address is identified **848 FLORAL ST Tallahassee, Florida**.
2. As listed by the Leon County Property Appraiser, the owner(s) of the above-described property are **YU JIANKUI / GAO DONGMEI** (hereinafter "Property Owner(s)").
3. On 09/17/2024 Property Owner(s) was/were given a reasonable amount of time to voluntarily comply and correct the following violation(s):
  - A. **TLDC, Chapter 3, Article IX, Section 3 488(b) Maintenance**
  - B. **TLDC, Chapter 3, Article VIII, Section 3 434(b), Swimming Pool Maintenance**
  - C. **IPMC, Swimming Pools, Spas and Hot Tubs, 303.2 Enclosures**
  - D. **IPMC, Exterior Property Areas, 302.8 Motor Vehicles**
4. Due to the Property Owner(s) failing to voluntarily comply, this cause was set for an initial hearing on 12/03/2024 before the Code Magistrate.
5. On 10/18/2024, the Property Owner(s) were given notice of the Initial Hearing to be held on December 03, 2024 by certified mail, hand delivery and/or posting of property.

6. Property Owner(s) and/or Property Owner(s) Representative(s):

\_\_\_\_\_ DID attend this hearing.

~~\_\_\_\_\_~~ DID NOT attend this hearing.

7. The following violations remain:

**A. TLDC, Chapter 3, Article IX, Section 3 488(b) Maintenance**

*Corrective Action Required: Remove all trash, litter, and debris from the entire property*

**B. TLDC, Chapter 3, Article VIII, Section 3 434(b), Swimming Pool Maintenance**

*Corrective Action Required: Ensure swimming pools are maintained in a clean and sanitary condition and in good repair.*

**C. IPMC, Swimming Pools, Spas and Hot Tubs, 303.2 Enclosures**

*Corrective Action Required: Ensure swimming pools, hot tubs, and spas are surrounded by a fence or barrier, not less than 48 inches in height above the finished ground level measured on the side of the barrier away from the pool, with self-closing and self-latching gate(s) or door(s).*

**D. IPMC, Exterior Property Areas, 302.8 Motor Vehicles**

*Corrective Action Required: Ensure all vehicles are operable and display a valid license plate.*

8. As of the date of this Order, the property fails to be in compliance with the City of Tallahassee Code of General Ordinances and/or City of Tallahassee Land Development Code and/or the International Property Maintenance Code.

9. The Property Owner(s) is/are given 15 days to bring the above-described property into compliance.

10. If the above-described property is not brought into substantial compliance within the number of days allotted above, this case will be brought back to the Code Magistrate on February 4, 2025 at which time fines and/or cost may be assessed against the Property Owner(s).

DONE and ORDERED this 3rd day of December 2024.

  
Dr. Sabrita Thurman-Newby  
**Dr. Sabrita Thurman-Newby, Code Magistrate**



**CITY OF  
TALLAHASSEE**

**MUNICIPAL CODE ENFORCEMENT BOARD / MAGISTRATE  
FINAL NOTICE OF HEARING**

**December 27, 2024**

**YU JIANKUI  
GAO DONGMEI  
5539 EASTON GLEN DR  
TALLAHASSEE FL 32317**

**Re: CASE NUMBER TCE242181  
LOCATION: 847 FLORAL ST  
Tax I.D. #(s): 410125 Q0010**

Dear Sir/Madam:

This letter serves as your formal Notice of Final Hearing for the above referenced property due to non-compliance. You were previously noticed for a hearing which was held on 12/03/2024. This final hearing will be held on **February 4, 2025 at 1:00 pm** at the Frenchtown Renaissance Center -435 N Macomb Street, 2<sup>nd</sup> floor.

Hearings will be recorded and available for public viewing online at <https://Talgov.com/code>. If you are unable to attend the hearing in-person, you may attend virtually by submitting your request via email to [code.hearings@talgov.com](mailto:code.hearings@talgov.com) or by contacting the Code Compliance Coordinator at (850) 891-7110. If you have evidence to submit and/or comments, please call (850) 891-7007. Once your request has been received by our office to attend virtually, a meeting access code will be provided for you.

All information that is pre submitted must either be sworn to or notarized and must be received no later than 5:00 pm on 01/28/2025 to allow time to provide it to the Magistrate/Code Board. All information submitted will be recorded as case file information and entered into public record.

Please be advised your case will be presented to the Municipal Code Enforcement Board / Magistrate on the above date and time. Even if the violation has been corrected by the time specified by the code inspector, the case may still be presented if the Division is not properly notified to inspect the property for compliance. In the event your property is found to be in violation of the City Code during the hearing, the Code Enforcement Board / Magistrate has the authority to charge fines of up to \$250.00 a day against your property for every day that the violation(s) exists as well as any costs the City occurred in the event the City must correct the violations.



For further information regarding the hearing process, please visit [Talgov.com/Code](http://Talgov.com/Code) or call (850) 891-7110.

Sincerely,

*Martin Aterresagasti*

Code Enforcement Division

*NOTICE: Any party aggrieved by the decisions of the Municipal Code Enforcement Board may appeal the decision to the Leon County Circuit Court within 30 days of the execution of the final order. If an owner decides to appeal any decision made by the Municipal Code Enforcement Board / Magistrate with respect to any matter considered at this meeting or hearing, such person will need a record of these proceedings; and, for this purpose, such persons may need to ensure that a verbatim record of the proceedings is made, which record indicates the testimony and evidence upon which the appeal is to be based. The City of Tallahassee does not provide or prepare such a record. See Section 286.0105, Florida Statutes.*

MUNICIPAL CODE ENFORCEMENT BOARD/MAGISTRATE  
CITY OF TALLAHASSEE  
INITIAL ORDER

COPY

CASE NO.: TCE242181

VIOLATION ADDRESS: 847 FLORAL ST

VIOLATION TAX ID #: 410125 Q0010

On 12/03/2024, the above-mentioned case came for an **Initial Hearing** before the Code Magistrate, and based upon the evidence presented, the Code Magistrate issues this Initial Order.

FINDINGS

1. The above-described property is identified as Leon County Tax Parcel Identification Number **410125 Q0010** and the physical address is identified **847 FLORAL ST Tallahassee, Florida**.
2. As listed by the Leon County Property Appraiser, the owner(s) of the above-described property are YU JIANKUI / GAO DONGMEI (hereinafter "Property Owner(s)").
3. On 09/17/2024 Property Owner(s) was/were given a reasonable amount of time to voluntarily comply and correct the following violation(s):
  - A. **IPMC, Exterior Property Areas, 302.4 Weeds**
  - B. **TLDC, Chapter 3, Article IX, Section 3 488(b) Maintenance**
  - C. **TLDC, Chapter 3, Article VII, Section 3 401 Fences and Walls**
4. Due to the Property Owner(s) failing to voluntarily comply, this cause was set for an initial hearing on 12/03/2024 before the Code Magistrate.
5. On 10/18/2024, the Property Owner(s) were given notice of the Initial Hearing to be held on December 03, 2024 by certified mail, hand delivery and/or posting of property.
6. Property Owner(s) and/or Property Owner(s) Representative(s):

\_\_\_\_\_ DID attend this hearing.

~~\_\_\_\_\_~~ DID NOT attend this hearing.

7. The following violations remain:

**A. IPMC, Exterior Property Areas, 302.4 Weeds**

*Corrective Action Required: Cut lawn to ensure all high grass, weeds and overgrowth are maintained to an overall height of less than 12 inches.*

**B. TLDC, Chapter 3, Article IX, Section 3 488(b) Maintenance**

*Corrective Action Required: Remove all trash, litter, and debris from the entire property*

**C. TLDC, Chapter 3, Article VII, Section 3 401 Fences and Walls**

*Corrective Action Required: Repair or remove the fence/wall that is in disrepair and considered unsafe.*

8. As of the date of this Order, the property fails to be in compliance with the City of Tallahassee Code of General Ordinances and/or City of Tallahassee Land Development Code and/or the International Property Maintenance Code.

9. The Property Owner(s) is/are given 15 days to bring the above-described property into compliance.

10. If the above-described property is not brought into substantial compliance within the number of days allotted above, this case will be brought back to the Code Magistrate on February 4, 2025 at which time fines and/or cost may be assessed against the Property Owner(s).

DONE and ORDERED this 3rd day of December 2024.

  
**Dr. Sabrita Thurman-Newby, Code Magistrate**

City of Tallahassee  
Housing and Community Resilience  
Code Enforcement  
435 N Macomb St, 3rd Floor, Tallahassee, FL 32301  
(850) 891-7007

# DANGEROUS BUILDING NOTICE

**Address: 1020 CROSSING BROOK WAY**

**CE Case No.: TCE242940**

This building has been found to be dangerous by the enforcement official. This notice is to remain on this building as placed thereon until the requirements of the notice, which have been posted have been fully complied with. It is unlawful to remove this notice until such requirements have been complied with. Violators subject to a fine not exceeding \$500.00 or imprisonment for a term not exceeding 60 days or both. (Section 1-7, Tallahassee Land Development).



---

Enforcing Official, Code Enforcement

12/31/2024

---

Date



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

December 31, 2024

<sup>vs.</sup>  
CITY OF TALLAHASSEE  
Petitioner.

HAN YICHUN  
2765 W HANNON HILL DR  
TALLAHASSEE FL 32309-8916

Respondent

Case No.: **TCE242940**

Location of Violation: **1020 CROSSING BROOK WAY**

Tax ID #: **310361 B0081**

The appearance of our community and how individual properties are maintained has a significant impact on the quality of life in our neighborhoods. A recent inspection of your property revealed that certain conditions found do not comply with City code. These violations, the corrective action required and the time frame for completing that corrective action are noted on the attached violation detail.

Pursuant to Chapter 162 of the Florida Statutes, and Chapter 2 of the Code of General Ordinances of the City of Tallahassee, the Code Enforcement Officer hereby gives the notice of a violation on the above referenced property and hereby requests that a Hearing be scheduled before the Code Magistrate.

You must correct the violation described herein within the number of days noted on the attached violation detail. Once corrected, you must contact the City Code Enforcement Division at **(850) 891-7007** to arrange a reinspection of the property to verify the violation has been corrected and the property is in compliance with the Municipal Code cited herein.

You are hereby given notice that pursuant to Chapter 162, Florida Statutes, and Chapter 2 of the Code of General Ordinances of the City of Tallahassee, a hearing will be conducted on the above referenced case before the **Code Magistrate** on **02/04/2025** at **1:00 pm**, or as soon thereafter as said matter can be heard in the **2nd Floor Conference Room, Renaissance Center, 435 N Macomb Street**, Tallahassee, Florida. If the violation(s) are corrected within the number of days noted on the attached violation detail you may not have to appear before the **Code Magistrate**.

Failure to comply may result in the City of Tallahassee correcting the violation(s) and assessing the cost through placing a lien on the property until such time as all costs are reimbursed to the City. These costs may be recovered by court action, if necessary. Your case may be presented to the **Code Magistrate** even if the violation has been corrected prior to the hearing or if the structure is boarded.



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

Notice of Violation and Notice of Hearing

Page 2

The City's Board and Seal Ordinance. (Section 3-371. Tallahassee Land Development Code), includes a time limit for a structure to remain boarded. Cases involving boarded structures will be taken to the **Code Magistrate** for an order to be issued determining the time limit. If removal of boards reveals other code violations, those violations must also be corrected.

The **Code Magistrate** will receive testimony and evidence at said hearing and shall make findings of fact as are supported by the testimony and evidence pertaining to the matters alleged herein. If you fail to appear, the **Code Magistrate** may base its findings and conclusions solely on the testimony and evidence presented by the Code Enforcement Division.

Should you be found in violation of the Municipal Code, the **Code Magistrate** may impose a fine up to \$250.00 per day, per violation for each day that the violation(s) continues beyond the compliance date established by the **Code Magistrate** in the Final Order. If the Code Enforcement Board or Code Magistrate has previously declared you to be a repeat violator, the **Code Magistrate** may impose a fine of up to \$500.00 per day, per violation for each day the violation continues beyond the compliance date established by the **Code Magistrate**.

If any person desires to appeal any decision, with respect to the matter considered at these meetings, such person will need a record of the proceedings and that, for this purpose, such person may need to ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which the appeal is based. The City of Tallahassee does not provide or prepare such a record (refer to Section 286.0105, Florida Statutes).

Any party aggrieved by the decisions of the **Code Magistrate** may appeal the decision to the Leon County Circuit Court within 30 days of the execution of the order.

Building permits may be required before repairs or alterations can be made to any building. Building and demolition permits may be obtained from the City's Building Inspection Division, located at 435 N. Macomb Street, 1st Floor, telephone number (850) 891-7125.

If you have any questions concerning this notice or the hearing process, please contact our office at **(850) 891-7007** or visit our office in the Renaissance Center located at 435 N. Macomb Street, Third Floor, Tallahassee, Florida. **Once you correct the violation(s), contact our office immediately to request an inspection.**

Sincerely,

**Shameka Bush**

Code Enforcement Division

Attachment



**CITY OF  
TALLAHASSEE**  
**Housing and Community Resilience**  
**Notice of Violation**

Code Officer: **Shameka Bush**

Case #: **TCE242940**

Initial Inspection Date: **12/26/2024**

Repeat Offender: **No**

Location Address: **1020 CROSSING BROOK WAY**

Tax ID #: **310361 B0081**

Owner(s): **HAN YICHUN**

**2765 W HANNON HILL DR  
TALLAHASSEE FL 32309-8916**

In accordance with the Tallahassee Land Development Code, Chapter 3, Article XI, Division 2, Sec. 3-571, the City of Tallahassee has adopted the International Property Maintenance Code.

This structure has been deemed dangerous due to unsafe and/or unsanitary conditions as defined in the Tallahassee Land Development Code Sec 1-2.

You are required to correct the following Tallahassee Land Code (TLDC), General Code of Ordinances (GC), and International Property Maintenance Code (IPMC) violations within 5 days of receipt of this notice.

**Code(s) in Violation:**

- 1** IPMC, Exterior Structure, 304.4 Structural Members
- 2** IPMC, Interior Structure, 305.2 Structural Members
- 3** IPMC, Exterior Structure, 304.5 Foundation Walls

**Corrective Actions Required:**

- 1** Ensure exterior structural members are free from deterioration, and are capable of safely supporting the imposed dead and live loads.
- 2** Ensure all interior structural members are maintained and structurally sound.
- 3** Repair foundation walls to be free from open cracks and breaks, ensure plumbness, and keep in a condition to prevent the entry of rodents and other pests.

If you have any questions concerning these violations, please call our office at (850) 891-7007.

**Boarding a structure will not bring the property into compliance.** If a structure is vacant and not secured, the Code Enforcement Official may issue an Emergency Board and Seal Order. If you intend to board any windows/doors, please contact Code Enforcement at (850) 891-7007. If windows and doors are boarded, the case will be scheduled for a hearing before the Code Magistrate where the property owner may request time to make necessary repairs.

Permits may be required before repairs, alterations, or demolition is performed on the subject property. These may be obtained from the City's Building Inspection Division, located at 435 N. Macomb Street, 1st Floor, telephone number (850) 891-7001 option 2.



City of Tallahassee  
300 S Adams St.  
B-15  
Tallahassee FL 32301

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USPS CERTIFIED MAIL



9214 8901 9403 8394 0860 02

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TCE242940 DB PLACARD/NOV/NOH  
HAN YICHUN  
2765 W HANNON HILL DR  
TALLAHASSEE FL 32309-8916

Return Reference Number:  
Username: Denise Garrett  
Custom 1:  
Custom 2:  
Custom 3:  
Custom 4:  
Custom 5:

Postage: \$8.1600

# TCE242940 DB PLACARD

Final Audit Report

2024-12-31

Created:	2024-12-31
By:	Denise Garrett (denise.garrett@talgov.com)
Status:	Signed
Transaction ID:	CBJCHBCAABAAjWRSAGjHpXtclKh8HiPygYji9NmMGCJ

## "TCE242940 DB PLACARD" History

-  Document created by Denise Garrett (denise.garrett@talgov.com)  
2024-12-31 - 2:28:47 PM GMT
-  Document emailed to Adam Jacobs (adam.jacobs@talgov.com) for signature  
2024-12-31 - 2:28:52 PM GMT
-  Email viewed by Adam Jacobs (adam.jacobs@talgov.com)  
2024-12-31 - 2:50:52 PM GMT
-  Document e-signed by Adam Jacobs (adam.jacobs@talgov.com)  
Signature Date: 2024-12-31 - 2:51:23 PM GMT - Time Source: server
-  Agreement completed.  
2024-12-31 - 2:51:23 PM GMT



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

December 31, 2024

CITY OF TALLAHASSEE  
Petitioner,

vs.

BOWDEN JAMES MARLON  
2540 ULYSSES RD  
TALLAHASSEE FL 32312

Respondent

Case No.: **TCE242647**

Location of Violation: **2901 E PARK AVE**

Tax ID #: **1133410001900**

The appearance of our community and how individual properties are maintained has a significant impact on the quality of life in our neighborhoods. A recent inspection of your property revealed that certain conditions found do not comply with City code. These violations, the corrective action required and the time frame for completing that corrective action are noted on the attached violation detail.

Pursuant to Chapter 162 of the Florida Statutes, and Chapter 2 of the Code of General Ordinances of the City of Tallahassee, the Code Enforcement Officer hereby gives the notice of a violation on the above referenced property and hereby requests that a Hearing be scheduled before the Code Magistrate.

You must correct the violation described herein within the number of days noted on the attached violation detail. Once corrected, you must contact the City Code Enforcement Division at **(850) 891-7007** to arrange a reinspection of the property to verify the violation has been corrected and the property is in compliance with the Municipal Code cited herein.

You are hereby given notice that pursuant to Chapter 162, Florida Statutes, and Chapter 2 of the Code of General Ordinances of the City of Tallahassee, a hearing will be conducted on the above referenced case before the **Code Magistrate** on **02/04/2025** at **1:00 pm**, or as soon thereafter as said matter can be heard in the **2nd Floor Conference Room, Renaissance Center, 435 N Macomb Street**, Tallahassee, Florida. If the violation(s) are corrected within the number of days noted on the attached violation detail, you may not have to appear before the **Code Magistrate**.

Failure to comply may result in the City of Tallahassee correcting the violation(s) and assessing the cost through placing a lien on the property until such time as all costs are reimbursed to the City. These costs may be recovered by court action, if necessary. Your case may be presented to the **Code Magistrate** even if the violation has been corrected prior to the hearing or if the structure is boarded.



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

Notice of Violation and Notice of Hearing

Page 2

The City's Board and Seal Ordinance, (Section 3-371, Tallahassee Land Development Code), includes a time limit for a structure to remain boarded. Cases involving boarded structures will be taken to the **Code Magistrate** for an order to be issued determining the time limit. If removal of boards reveals other code violations, those violations must also be corrected.

The **Code Magistrate** will receive testimony and evidence at said hearing and shall make findings of fact as are supported by the testimony and evidence pertaining to the matters alleged herein. If you fail to appear, the **Code Magistrate** may base its findings and conclusions solely on the testimony and evidence presented by the Code Enforcement Division.

Should you be found in violation of the Municipal Code, the **Code Magistrate** may impose a fine up to \$250.00 per day, per violation for each day that the violation(s) continues beyond the compliance date established by the **Code Magistrate** in the Final Order. If the Code Enforcement Board or Code Magistrate has previously declared you to be a repeat violator, the **Code Magistrate** may impose a fine of up to \$500.00 per day, per violation for each day the violation continues beyond the compliance date established by the **Code Magistrate**.

If any person desires to appeal any decision, with respect to the matter considered at these meetings, such person will need a record of the proceedings and that, for this purpose, such person may need to ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which the appeal is based. The City of Tallahassee does not provide or prepare such a record (refer to Section 286.0105, Florida Statutes).

Any party aggrieved by the decisions of the **Code Magistrate** may appeal the decision to the Leon County Circuit Court within 30 days of the execution of the order.

Building permits may be required before repairs or alterations can be made to any building. Building and demolition permits may be obtained from the City's Building Inspection Division, located at 435 N. Macomb Street, 1st Floor, telephone number (850) 891-7125.

If you have any questions concerning this notice or the hearing process, please contact our office at **(850) 891-7007** or visit our office in the Renaissance Center located at 435 N. Macomb Street, Third Floor, Tallahassee, Florida. **Once you correct the violation(s), contact our office immediately to request an inspection.**

Sincerely,

**Shameka Bush**

Code Enforcement Division

Attachment



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience**

**Notice of Violation**

Code Officer: **Shameka Bush**

Case #: **TCE242647**

Initial Inspection Date: **12/04/2024**

Repeat Offender: **No**

Location Address: **2901 E PARK AVE**

Tax ID #: **1133410001900**

Owner(s): **BOWDEN JAMES MARLON**

2540 ULYSSES RD  
TALLAHASSEE FL 32312

In accordance with the Tallahassee Land Development Code, Chapter 3, Article XI, Division 2, Sec. 3-571, the City of Tallahassee has adopted the International Property Maintenance Code.

You are required to correct the following Tallahassee Land Code (TLDC), General Code of Ordinances (GC), and International Property Maintenance Code (IPMC) violations within 5 days of receipt of this notice.

Code(s) in Violation:

- 1 IPMC, Exterior Property Areas, 302.8 Motor Vehicles

Corrective Actions Required:

- 1 Ensure all vehicles are operable and display a valid license plate.

**If you have any questions concerning these violations, please call our office at (850) 891-7007.**

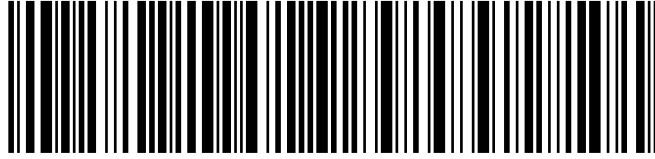
**Boarding a structure will not bring the property into compliance.** If a structure is vacant and not secured, the Code Enforcement Official may issue an Emergency Board and Seal Order. If you intend to board any windows/doors, please contact Code Enforcement at (850) 891-7007. If windows and doors are boarded, the case will be scheduled for a hearing before the Code Magistrate where the property owner may request time to make necessary repairs.

Permits may be required before repairs, alterations, or demolition is performed on the subject property. These may be obtained from the City's Building Inspection Division, located at 435 N. Macomb Street, 1st Floor, telephone number (850) 891-7001 option 2.

City of Tallahassee  
300 S Adams St.  
B-15  
Tallahassee FL 32301

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USPS CERTIFIED MAIL



9214 8901 9403 8394 0827 14

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TCE242647 NOV/NOH INITIAL  
BOWDEN JAMES MARLON  
2540 ULYSSES RD  
TALLAHASSEE FL 32312-4849

Return Reference Number:  
Username: Denise Garrett  
Custom 1:  
Custom 2:  
Custom 3:  
Custom 4:  
Custom 5:

Postage: \$8.1600



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

December 31, 2024

CITY OF TALLAHASSEE  
Petitioner,

vs.

GILMORE ROBERT L JR  
839 FLORAL ST  
TALLAHASSEE FL 32310

Respondent

Case No.: **TCE242185**

Location of Violation: **V/L next to 839 Floral St**

Tax ID #: **410125 D0060**

The appearance of our community and how individual properties are maintained has a significant impact on the quality of life in our neighborhoods. A recent inspection of your property revealed that certain conditions found do not comply with City code. These violations, the corrective action required and the time frame for completing that corrective action are noted on the attached violation detail.

Pursuant to Chapter 162 of the Florida Statutes, and Chapter 2 of the Code of General Ordinances of the City of Tallahassee, the Code Enforcement Officer hereby gives the notice of a violation on the above referenced property and hereby requests that a Hearing be scheduled before the Code Magistrate.

You must correct the violation described herein within the number of days noted on the attached violation detail. Once corrected, you must contact the City Code Enforcement Division at **(850) 891-7007** to arrange a reinspection of the property to verify the violation has been corrected and the property is in compliance with the Municipal Code cited herein.

You are hereby given notice that pursuant to Chapter 162, Florida Statutes, and Chapter 2 of the Code of General Ordinances of the City of Tallahassee, a hearing will be conducted on the above referenced case before the **Code Magistrate** on **02/04/2025** at **1:00 pm**, or as soon thereafter as said matter can be heard in the **2nd Floor Conference Room, Renaissance Center, 435 N Macomb Street**, Tallahassee, Florida. If the violation(s) are corrected within the number of days noted on the attached violation detail, you may not have to appear before the **Code Magistrate**.

Failure to comply may result in the City of Tallahassee correcting the violation(s) and assessing the cost through placing a lien on the property until such time as all costs are reimbursed to the City. These costs may be recovered by court action, if necessary. Your case may be presented to the **Code Magistrate** even if the violation has been corrected prior to the hearing or if the structure is boarded.



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

Notice of Violation and Notice of Hearing

Page 2

The City's Board and Seal Ordinance, (Section 3-371, Tallahassee Land Development Code), includes a time limit for a structure to remain boarded. Cases involving boarded structures will be taken to the **Code Magistrate** for an order to be issued determining the time limit. If removal of boards reveals other code violations, those violations must also be corrected.

The **Code Magistrate** will receive testimony and evidence at said hearing and shall make findings of fact as are supported by the testimony and evidence pertaining to the matters alleged herein. If you fail to appear, the **Code Magistrate** may base its findings and conclusions solely on the testimony and evidence presented by the Code Enforcement Division.

Should you be found in violation of the Municipal Code, the **Code Magistrate** may impose a fine up to \$250.00 per day, per violation for each day that the violation(s) continues beyond the compliance date established by the **Code Magistrate** in the Final Order. If the Code Enforcement Board or Code Magistrate has previously declared you to be a repeat violator, the **Code Magistrate** may impose a fine of up to \$500.00 per day, per violation for each day the violation continues beyond the compliance date established by the **Code Magistrate**.

If any person desires to appeal any decision, with respect to the matter considered at these meetings, such person will need a record of the proceedings and that, for this purpose, such person may need to ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which the appeal is based. The City of Tallahassee does not provide or prepare such a record (refer to Section 286.0105, Florida Statutes).

Any party aggrieved by the decisions of the **Code Magistrate** may appeal the decision to the Leon County Circuit Court within 30 days of the execution of the order.

Building permits may be required before repairs or alterations can be made to any building. Building and demolition permits may be obtained from the City's Building Inspection Division, located at 435 N. Macomb Street, 1st Floor, telephone number (850) 891-7125.

If you have any questions concerning this notice or the hearing process, please contact our office at **(850) 891-7007** or visit our office in the Renaissance Center located at 435 N. Macomb Street, Third Floor, Tallahassee, Florida. **Once you correct the violation(s), contact our office immediately to request an inspection.**

Sincerely,

**Martin Atorresagasti**

Code Enforcement Division

Attachment





**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience**

**Notice of Violation**

Code Officer: **Martin Atorresagasti**

Case #: **TCE242185**

Initial Inspection Date: **09/18/2024**

Repeat Offender: **No**

Location Address: **V/L next to 839 Floral St**

Tax ID #: **410125 D0060**

Owner(s): **GILMORE ROBERT L JR**

**839 FLORAL ST  
TALLAHASSEE FL 32310**

In accordance with the Tallahassee Land Development Code, Chapter 3, Article XI, Division 2, Sec. 3-571, the City of Tallahassee has adopted the International Property Maintenance Code.

You are required to correct the following Tallahassee Land Code (TLDC), General Code of Ordinances (GC), and International Property Maintenance Code (IPMC) violations within 15 days of receipt of this notice.

Code(s) in Violation:

- 1** IPMC, Exterior Property Areas, 302.4 Weeds
- 2** TLDC, Chapter 3, Article IX, Section 3-488(b) Maintenance
- 3** TLDC, Chapter 3, Article IX, Section 3-488(b) Maintenance
- 4** TLDC, Chapter 3, Article VII, Section 3-401 - Fences and Walls

Corrective Actions Required:

- 1** Cut lawn to ensure all high grass, weeds and overgrowth are maintained to a overall height of less than 12 inches.
- 2** Remove all trash, litter, and debris from the entire property.
- 3** Remove and dispose of all dead trees from the property.
- 4** Repair or remove the fence/wall that is in disrepair and considered unsafe.

**If you have any questions concerning these violations, please call our office at (850) 891-7007.**

**Boarding a structure will not bring the property into compliance.** If a structure is vacant and not secured, the Code Enforcement Official may issue an Emergency Board and Seal Order. If you intend to board any windows/doors, please contact Code Enforcement at (850) 891-7007. If windows and doors are boarded, the case will be scheduled for a hearing before the Code Magistrate where the property owner may request time to make necessary repairs.

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City of Tallahassee  
300 S Adams St.  
B-15  
Tallahassee FL 32301

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USPS CERTIFIED MAIL



9214 8901 9403 8394 0766 14

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TCE2421585 NOV/NOH  
GILMORE ROBERT L JR  
839 FLORAL ST  
TALLAHASSEE FL 32310

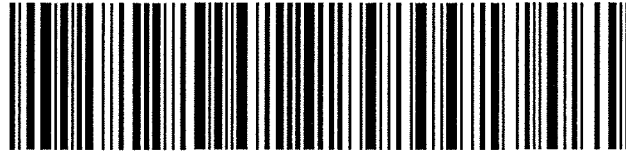
Return Reference Number:  
Username: Denise Garrett  
Custom 1:  
Custom 2:  
Custom 3:  
Custom 4:  
Custom 5:

Postage: \$8.1600

City of Tallahassee  
300 S Adams St.  
B-15  
Tallahassee FL 32301

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USPS CERTIFIED MAIL



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TCE242935 NOV NOH  
OTTLEY LYLE OBA  
2410 ALMOND DR  
TALLAHASSEE FL 32303-4020

Return Reference Number:  
Username: Bonita Paige  
Custom 1:  
Custom 2:  
Custom 3:  
Custom 4:  
Custom 5:

Postage: \$8.1600



**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

January 07, 2025

CITY OF TALLAHASSEE  
Petitioner,

vs.

OTTLEY LYLE OBA  
2410 ALMOND DR  
TALLAHASSEE FL 32303

Respondent

Case No.: **TCE242935**

Location of Violation: **2410 ALMOND DR**

Tax ID #: **212370 L0060**

The appearance of our community and how individual properties are maintained has a significant impact on the quality of life in our neighborhoods. A recent inspection of your property revealed that certain conditions found do not comply with City code. These violations, the corrective action required and the time frame for completing that corrective action are noted on the attached violation detail.

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You are hereby given notice that pursuant to Chapter 162, Florida Statutes, and Chapter 2 of the Code of General Ordinances of the City of Tallahassee, a hearing will be conducted on the above referenced case before the **Code Magistrate** on **02/04/2025** at **1:00 pm**, or as soon thereafter as said matter can be heard in the **2nd Floor Conference Room, Renaissance Center, 435 N Macomb Street**, Tallahassee, Florida. If the violation(s) are corrected within the number of days noted on the attached violation detail, you may not have to appear before the **Code Magistrate**.

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**CITY OF  
TALLAHASSEE**

**Housing and Community Resilience  
Code Enforcement Division**

**OFFICIAL NOTICE OF VIOLATION AND NOTICE OF HEARING**

Notice of Violation and Notice of Hearing

Page 2

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The **Code Magistrate** will receive testimony and evidence at said hearing and shall make findings of fact as are supported by the testimony and evidence pertaining to the matters alleged herein. If you fail to appear, the **Code Magistrate** may base its findings and conclusions solely on the testimony and evidence presented by the Code Enforcement Division.

Should you be found in violation of the Municipal Code, the **Code Magistrate** may impose a fine up to \$250.00 per day, per violation for each day that the violation(s) continues beyond the compliance date established by the **Code Magistrate** in the Final Order. If the Code Enforcement Board or Code Magistrate has previously declared you to be a repeat violator, the **Code Magistrate** may impose a fine of up to \$500.00 per day, per violation for each day the violation continues beyond the compliance date established by the **Code Magistrate**.

If any person desires to appeal any decision, with respect to the matter considered at these meetings, such person will need a record of the proceedings and that, for this purpose, such person may need to ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which the appeal is based. The City of Tallahassee does not provide or prepare such a record (refer to Section 286.0105, Florida Statutes).

Any party aggrieved by the decisions of the **Code Magistrate** may appeal the decision to the Leon County Circuit Court within 30 days of the execution of the order.

Building permits may be required before repairs or alterations can be made to any building. Building and demolition permits may be obtained from the City's Building Inspection Division, located at 435 N. Macomb Street, 1st Floor, telephone number (850) 891-7125.

If you have any questions concerning this notice or the hearing process, please contact our office at **(850) 891-7007** or visit our office in the Renaissance Center located at 435 N. Macomb Street, Third Floor, Tallahassee, Florida. **Once you correct the violation(s), contact our office immediately to request an inspection.**

Sincerely,

*Martin Atorresagasti*

Code Enforcement Division  
Attachment



**CITY OF  
TALLAHASSEE  
Housing and Community Resilience  
Notice of Violation**

Code Officer: **Martin Atorresagasti**  
Initial Inspection Date: **12/18/2024**  
Location Address: **2410 ALMOND DR**  
Owner(s): **OTTLEY LYLE OBA**

Case #: **TCE242935**  
Repeat Offender: **No**  
Tax ID #: **212370 L0060**

2410 ALMOND DR  
TALLAHASSEE FL 32303

In accordance with the Tallahassee Land Development Code, Chapter 3, Article XI, Division 2, Sec. 3-571, the City of Tallahassee has adopted the International Property Maintenance Code.

You are required to correct the following Tallahassee Land Code (TLDC), General Code of Ordinances (GC), and International Property Maintenance Code (IPMC) violations within 15 days of receipt of this notice.

Code(s) in Violation:

- 1 TLDC, Chapter 3, Article IX, Section 3-488(b) Maintenance

Corrective Actions Required:

- 1 Remove all trash, litter, and debris from the entire property. This includes but is not limited to construction debris and appliances in the back yard.

**If you have any questions concerning these violations, please call our office at (850) 891-7007.**

**Boarding a structure will not bring the property into compliance.** If a structure is vacant and not secured, the Code Enforcement Official may issue an Emergency Board and Seal Order. If you intend to board any windows/doors, please contact Code Enforcement at (850) 891-7007. If windows and doors are boarded, the case will be scheduled for a hearing before the Code Magistrate where the property owner may request time to make necessary repairs.

Permits may be required before repairs, alterations, or demolition is performed on the subject property. These may be obtained from the City's Building Inspection Division, located at 435 N. Macomb Street, 1st Floor, telephone number (850) 891-7001 option 2.