



**CITY OF MARATHON  
CODE COMPLIANCE HEARING AGENDA**

Marathon Council Chambers  
9805 Overseas Highway, Marathon  
Wednesday, May 24, 2023 at 2:00 P.M.

- A. CALL TO ORDER**
- B. PLEDGE OF ALLEGIANCE**
- C. ADDITIONS/DELETIONS/CORRECTIONS**

NOTICES: THIS MEETING IS OPEN TO THE PUBLIC. PURSUANT TO SECTION 286.0105, FLORIDA STATUTES, IF A PERSON DECIDES TO APPEAL ANY DECISION MADE BY THE SPECIAL MAGISTRATE, WITH RESPECT TO ANY MATTER CONSIDERED AT THIS HEARING, THAT PERSON MAY NEED TO ENSURE THAT A VERBATIM RECORD OF THE PROCEEDINGS IS MADE, SUCH RECORD INCLUDES THE TESTIMONY AND EVIDENCE UPON WHICH THE APPEAL IS TO BE BASED.

PURSUANT TO FLORIDA STATUTE SECTION 162.07, IF THE CITY PREVAILS IN PROSECUTING A CASE BEFORE THE SPECIAL MAGISTRATE, THE CITY SHALL BE ENTITLED TO RECOVER ALL COSTS INCURRED IN PROSECUTING THE CASE BEFORE THE SPECIAL MAGISTRATE AND SUCH COSTS MAY BE INCLUDED IN THE LIEN AUTHORIZED UNDER SECTION 162.09(3), FLORIDA STATUTE.

**D. SWEARING IN OF WITNESSES TO TESTIFY**

**E. CASES FOR PUBLIC HEARING:**

**CODE OFFICER MATT SALATA:**

- 1. Case No: C-23-21**
  - Respondent(s): Elizabeth Jay
  - Location: 73 Ave C , Coco Plum Key, FL (RE#00366110-000100)
  - Violation(s): Beach restoration work performed without the benefit of a building permit. A Stop Work Order was posted on 2/21/23.
  - Code Section(s): Section 6-52 (a) (1) b. "Building or Site Preparation Permits Required; Exceptions"  
Section 106.36 "Criteria for Approval"  
Section 106.37 "Beach Renourishment"

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**CODE OFFICER MATT SALATA:**

- 2. Case No: C-22-100**
  - Respondent(s): AAI Marathon Real Estate LLC, Lynn D Moore, Registered Agent
  - Location: 13369 Overseas Hwy., Marathon FL (RE#00100260-000200)
  - Violation(s): New door/header installed without a building permit.
  - Code Section(s): Section 6-52 (a) (1) b. "Building or Site Preparation Permits Required; Exceptions"

**CODE OFFICER MATT SALATA:**

3. Case No: C-22-109  
Respondent(s): Jacqueline Marquez  
Location: 1250 27th St Marathon Fl (RE#00322860-000000)  
Violation(s): Interior renovations performed without the benefit of a building permit.  
Code Section(s): Section 6-52 (a) (1) b. "Building or Site Preparation Permits Required; Exceptions"
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**CODE OFFICER DON LAW:**

4. Case No: C-23-13  
Respondent(s): Adam Angermann; Gilbert Angermann; Clare Angermann  
Location: 11335 6th Avenue, Ocean., Marathon (RE# 00344750-000000)  
Violation(s): Advertising as a 4-bedroom; 3-baths, where County records show 3-bedrooms, 2-baths and renting without a valid Vacation Rental License.  
Code Section(s): Section 8-12. Vacation Rentals, "Licenses required"  
Section 8-14 (16) Vacation Rentals, "General Provisions"
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**CODE OFFICER DON LAW:**

5. Case No: C-23-88  
Respondent(s): Tim and Melissa Parsons  
Location: 1595 Yellowtail Dr. Marathon Fl (RE#00332220-000000)  
Violation(s): Advertising and renting without a valid Vacation Rental License, as well as being listed as a 5-bedroom, 3-baths where County records show a 3-bedroom, 3-baths, which is above occupancy and exceeds what is allowed per Florida Fire Prevention Code and Florida Building Code. The City of Marathon Planning Department determined that the downstairs enclosure is below the floodplain and should be uninhabitable.  
Code Section(s): Section 8-14 Vacation Rentals, "General Provisions"
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**G. OTHER BUSINESS:** The next hearing is scheduled for June 15, 2023 at 2:00PM.

**H. ADJOURNMENT:**

In accordance with the Americans with Disabilities Act (ADA) and Section 286.26, Florida Statutes, persons with disabilities needing a special accommodation in order to participate in this proceeding should contact City Hall at (305)743-0033, no later than five (5) days prior to the hearing or meeting.