



## **CODE COMPLIANCE HEARING AGENDA**

Special Magistrate, Jack Bridges  
Marathon Council Chambers  
9805 Overseas Highway, Marathon  
Wednesday, May 15, 2019 at 2:00 P.M.

- A. CALL TO ORDER**
- B. PLEDGE OF ALLEGIANCE**
- C. ADDITIONS/DELETIONS/CORRECTIONS/ANNOUNCEMENTS**
- D. APPROVAL OF AGENDA AND MINUTES**
- E. SWEARING IN OF WITNESSES TO TESTIFY**
- F. 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 such hearing or meeting, one will need a record of the proceedings, and for such purpose, 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.

Please be advised that the following cases on the agenda are quasi-judicial in nature. If you wish to testify in any of these cases, please inform the Code Compliance Recording Secretary by filling out the available sign-up form. If authorized by the Special Magistrate, third parties may testify in a case after the City and the Respondent have made their presentations. Third parties will not be permitted to cross-examine witnesses, but third parties may suggest questions for the Special Magistrate to ask the parties and witnesses. All testimony will be given under oath or affirmation. Additionally, each person who gives testimony may be subject to cross-examination. If you refuse either to be cross-examined or to be sworn, your testimony may not be considered. A copy of the rules for hearings before the Special Magistrate may be obtained from the Code Compliance Secretary.

### **NOTICE REGARDING EX-PARTE COMMUNICATIONS**

An ex-parte communication is defined as any contact, conversation, communication, writing, correspondence, memorandum or any other verbal or written communication that takes place outside a public hearing between a member of the public and a member of a quasi-judicial board or special magistrate, regarding matters which are to be heard and decided by said quasi-judicial board or special magistrate. Site visits and expert opinions are also considered ex-parte communications. In the event that someone contacts the Special Magistrate about a quasi-judicial matter outside of a public meeting, at such time that particular issue is brought before the Special Magistrate, the Special Magistrate must state on the record the existence of any ex-parte communication, the nature of the communication, the party who originated the ex-parte communication and whether the ex-parte communication will affect the Special Magistrate's ability to impartially consider the evidence presented.

## G. CASES FOR PUBLIC HEARING:

Code Officer, Forest King

1. Case No: **C2019-0074 (NOTICE TO APPEAR) \*CITATION NO. 3406**  
Respondent(s): East Sister Rock Inc./Robert Raymond Williford Sr., Registered Agent  
Location: Island Offshore Islands (RE#00105590-000000)  
Violation(s): Advertising The Property As A Vacation Rental Without A Vacation Rental License.  
Code Section(s): Section 8-12 (a) (1) "Licenses required"  
Section 8-14 (16) "General Provisions".
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Code Officer, Cody Ward

2. Case No: **C2018-0111 (NON-COMPLIANCE)**  
Respondent(s): Ronald J McEwan and Margaret L Mc Ewan H/W  
Location: 917 80th St., Marathon, FL (RE#00347410-000000)  
Violation(s): A new deck and supporting columns constructed without the benefit of a permit  
Code Section(s): Section 6-52 (a) (1) b. "Building or Site Preparation Permits Required; Exceptions".
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Code Officer, Cody Ward

3. Case No: **C2018-0441 (NEW CASE)**  
Respondent(s): Allen C Pedersen  
Location: 7766 Aviation Blvd, Marathon FL 33050 (RE# 00328510-0002000)  
Violation(s): A section of wall removed and the adjacent area being prepared to become a driveway on the City Right of Way without the benefit of a permit.  
Code Section(s): Section 6-52 (a) (1) b. "Building or Site Preparation Permits Required; Exceptions".  
Section 26-26 "Permit Required"
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Code Officer, Cody Ward

4. Case No: **C2018-0464 (NEW CASE)**  
Respondent(s): NBA Properties Corp  
Location: 1022 W 75th St, Marathon FL 33050 (RE# 00343290-000000)  
Violation(s): The Property advertised and being used as a Vacation Rental without a valid Vacation Rental License. In addition, based on the photographs of the house, there has been substantial structural, electrical, plumbing and/or mechanical work performed on the interior of the home without the benefit of a permit.  
Code Section(s): Section 8-12 (a) (1) "Licenses required"  
Section 8-14 (16) "General Provisions".  
Section 6-52 (a) (1) b. "Building or Site Preparation Permits Required; Exceptions".
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Code Officer, Patti Childress

- 5. Case No: C2019-0016 (NEW CASE/UNSAFE STRUCTURE)**  
Respondent(s): US Bank Trust c/o WRI Property Management LLC  
Location: 554 64th St., Marathon, FL (RE: 00340350-000000)  
Violation(s): Unsafe Structure  
Code Section(s): Section 6-91 (a) (b) (1) (2) (c) (1) (2) (5) (d) "Unsafe Buildings or Systems".  
Section 34-35 "Wastewater Utility Service Rules and Regulations-Failure to Connect"
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Code Officer, Patti Childress

- 6. Case No: C2019-0040 (NEW CASE)**  
Respondent(s): Edward Brown  
Location: 747 90th St, Ocean, Marathon, FL 33050, RE No. 00349770-000000  
Violation(s): The installation of a floating dock without the benefit of a permit.  
Code Section(s): Section 6-52 (a) (1) b. "Building or Site Preparation Permits Required; Exceptions".
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## **H. OLD BUSINESS**

## **I. NEW BUSINESS**

## **J. DISCUSSION ITEMS**

## **K. 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.