

# **AGENDA**

## **CODE ENFORCEMENT SPECIAL MAGISTRATE HEARING**

Government Center - Building C – Space Coast Room  
(Second Floor)  
2725 Judge Fran Jamieson Way  
Viera, Florida

Thursday, January 19, 2023  
9:00 A.M.

- I. Call to Order**
- II. Approval of Minutes of Previous Hearing**
- III. New Business other than Public Hearings**
  - a. Complied**
  - b. Admission of Violation**
  - c. Continuances**
- IV. Public Hearings - Attorney hearings begin at 10:00 a.m.**
- V. Old Business**
  - a. Impositions of Administrative Fine/Lien**
  - b. Acknowledgements of Compliance**
- VI. Next hearing date – February 16, 2023**  
**Space Coast Room (2nd Floor)**
- VII. Adjournment**

If a person desires to appeal any decision made by this board, agency, or commission (as appropriate) with respect to any matter considered at this meeting or hearing, such a person will need a record of this proceeding and that, for such purposes, such person may need to ensure that a verbatim record of this proceeding is made, at his/her own expense, which record includes testimony and evidence upon which any such appeal is to be based.

# CODE ENFORCEMENT SPECIAL MAGISTRATE HEARING

Thursday, 19 January 2023 Agenda Items

## Public Hearing

Case Number: 22CE-00755

Tax Account Number: 2605769

Site Address: CONFIDENTIAL PURSUANT TO FL STATUTES

Owner: KEITH R JOHNSON CONFIDENTIAL PURSUANT TO FLORIDA STATUTES

Case Number: 22CE-00990

Tax Account Number: 2315274

Site Address: 7555 PATTI DR, MERRITT ISLAND, FL 32953

Owners: JEFFREY W MCKEEHAN & DIANE L MCKEEHAN  
7555 PATTI DR, MERRITT ISLAND, FL 32953

Case Number: 22CE-01158

Tax Account Number: 2515213

Site Address: 1730 NEWFOUND HARBOR DR, MERRITT ISLAND, FL 32952

Owner: TAMMY KENNY 1730 NEWFOUND HARBOR DR, MERRITT ISLAND, FL 32952-2847

Case Number: 22CE-01233

Tax Account Number: 2734086

Site Address: 385 NEWPORT DR, INDIALANTIC, FL 32903

Owners: CHRISTOPHER M BROWN, TRUSTEE OF THE ANDREW W W GRIFFITH  
IRREVOCABLE TRUST FOR THE BENEFIT OF ANDREW W W GRIFFITH  
12 SE 7TH ST, STE 700 FORT LAUDERDALE, FL 33301-3433

Case Number: 22CE-01235

Tax Account Number: 2101104

Site Address: 4263 ABBEY LN, TITUSVILLE, FL 32796

Owner: SFR II BORROWER 2021-3 LLC  
120 S RIVERSIDE PLAZA, STE 2000 CHICAGO, IL 60606-6995

Case Number: 22CE-01299

Tax Account Number: 2319357

Site Address: 670 RIVER MOORINGS DR, MERRITT ISLAND, FL 32953

Owners: NARENDRA RANDALL GOHIL & SARYU N GOHIL  
PO BOX 540958, MERRITT ISLAND, FL 32954-0958

Case Number: 22CE-01336

Tax Account Number: 2416605

Site Address: 1515 PARADISE LN, COCOA, FL 32922

Owner: DAROLD LEROY THOMPSON 406 CHURCHILL DR, COCOA, FL 32922

Case Number: 22CE-01349

Tax Account Number: 2815369

Site Address: 263 DELAKE RD NW, PALM BAY, FL 32907

Owner: BAF 3 LLC 5001 PLAZA ON THE LAKE, STE 200 AUSTIN, TX 78746-1053

Case Number: 22CE-01350

Tax Account Number: 2901287

Site Address: 557 TARR AVE SW, PALM BAY, FL 32908

Owners: KEVIN MOUNTS & SHIRLEY MOUNTS  
557 TARR AVE SW, PALM BAY, FL 32908-7404

Case Number: 22CE-01351

Tax Account Number: 2813500

Site Address: 1548 HOLBROOK RD NW, PALM BAY, FL 32907

Owners: RYAN MARRS & BRIGETTE MARRS  
1548 HOLBROOK RD NW, PALM BAY, FL 32907

Case Number: 22CE-01355

Tax Account Number: 2935659

Site Address: 1448 WACKER AVE SE, PALM BAY, FL 32909

Owner: FKH SFR PROPCO G LP  
1850 PARKWAY PL SE, STE 900 MARIETTA, GA 30067-8261

Case Number: 22CE-01356

Tax Account Number: 2935653

Site Address: 1496 WACKER AVE SE, PALM BAY, FL 32909

Owner: 2018-3 IH BORROWER LP  
C/O RYAN LLC PO BOX 4900, SCOTTSDALE, AZ 85261-4900

Case Number: 22CE-01357

Tax Account Number: 2205749

Site Address: 2222 S DE LEON AVE, TITUSVILLE, FL 32780

Owner: COMMON WEALTH TRUST SERVICES, TRUSTEE, 2220 S DE LEON LAND  
TRUST DATED 11/14/2019  
122 E LAKE AVE, LONGWOOD, FL 32750-5441

Case Number: 22CE-01358

Tax Account Number: 2205749

Site Address: 2220 S DE LEON AVE, TITUSVILLE, FL 32780

Owner: COMMON WEALTH TRUST SERVICES, TRUSTEE, 2220 S DE LEON LAND  
TRUST DATED 11/14/2019  
122 E LAKE AVE, LONGWOOD, FL 32750-5441

Case Number: 22CE-01368

Tax Account Number: 2930287

Site Address: 1350 WAFFLE ST SE, PALM BAY, FL 32909

Owner: MOLLY MEYER 1350 WAFFLE ST SE, PALM BAY, FL 32909-5009

Case Number: 22CE-01380

Tax Account Number: 2926123

Site Address: 306 BALI ST SE, PALM BAY, FL 32909

Owners: BRIAN S MURPHY & STEPHANIE MURPHY 306 BALI ST SE, PALM BAY, FL 32909

Case Number: 22CE-01381

Tax Account Number: 2905937

Site Address: 750 SCOTTEN AVE SW, PALM BAY, FL 32908

Owners: JAH SUA MARSH; JAH MIAH MARSH; JAH MAL MARSH, SR; JAH VET MARSH  
750 SCOTTEN AVE SW, PALM BAY, FL 32908-7462

Case Number: 22CE-01382

Tax Account Number: 2928059

Site Address: 565 EDISON ST SE, PALM BAY, FL 32909

Owner: FRANCISCO BURGOS 565 EDISON ST SE, PALM BAY, FL 32909

Case Number: 22CE-01393

Tax Account Number: 2940208

Site Address: 1449 TIDEWELL ST SE, PALM BAY, FL 32909

Owner: MICHAEL JOSEPH FARVET 1449 TIDEWELL ST SE, PALM BAY, FL 32909-6046

Case Number: 22CE-01394

Tax Account Number: 2906042

Site Address: 675 TARR AVE SW, PALM BAY, FL 32908

Owner: YANICK LIBERAL 675 TARR AVE SW, PALM BAY, FL 32908-7496

Case Number: 22CE-01395

Tax Account Number: 2900548

Site Address: 141 TUCSON RD SW, PALM BAY, FL 32908

Owners: JOSUE MANUEL GOMEZ & NATALIE RODRIGUEZ ORTIZ  
141 TUCSON RD SW, PALM BAY, FL 32908-3526

Case Number: 21CE-01397

Tax Account Number: 2514500

Site Address: 915 NEWFOUND HARBOR DR, MERRITT ISLAND, FL 32952

Owner: BRODERICK E. BOLTON  
915 NEWFOUND HARBOR DR, MERRITT ISLAND, FL 32952

Case Number: 22CE-01411

Tax Account Number: 2812562

Site Address: 1371 GILROY ST NW, PALM BAY, FL 32907

Owner: AUSTIN FRANCIS RILEY 1371 GILROY ST NW, PALM BAY, FL 32907-5976

Case Number: 22CE-01413

Tax Account Number: 2927593

Site Address: 530 REMBRANDT ST SE, PALM BAY, FL 32909

Owner: FKH SFR C2 LP  
1850 PARKWAY PL SE, STE 900 C/O FIRST KEY HOMES LLC, MARIETTA, GA 30067-8261

Case Number: 22CE-01414

Tax Account Number: 2900723

Site Address: 466 SARAGASSA AVE SW, PALM BAY, FL 32908

Owner: VANIE GOMES CORREIA nka VANIE GOMES ESTIME  
2750 FELIX RD SE, PALM BAY, FL 32909-8993

Case Number: 22CE-01415

Tax Account Number: 2935441

Site Address: 930 RALEIGH RD SE, PALM BAY, FL 32909

Owner: JONATHAN LUIS LOAYZA 930 RALEIGH RD SE, PALM BAY, FL 32909-5245

Case Number: 22CE-01416

Tax Account Number: 2702632

Site Address: 1780 PINEWOOD RD, MELBOURNE, FL 32934

Owners: JENNI MARLENE CASH & JOHN C A COSTELLO  
1780 PINEWOOD RD, MELBOURNE, FL 32934-9022

Case Number: 22CE-01418

Tax Account Number: 2800794

Site Address: 13 SAPPHIRE ST, MELBOURNE, FL 32904

Owner: MICHAEL D JONES 14 SAPPHIRE ST, MELBOURNE, FL 32904

**Others**

Case Number: 10CE-01469

Tax Account Number: 2315536

Site Address: 345 ST CHARLES AVE, MERRITT ISLAND, FL 32953

Previous Owner: TERRY BENOIT

New Owner: MELISSA PULOS aka POLOS  
345 ST CHARLES AVE, MERRITT ISLAND, FL 32953

Case Number: 11CE-00497

Tax Account Number: 2100598

Site Address: 2416 KINGSWOOD DR, MIMS, FL 32754

Previous Owner: GREGORY S WADDELL

New Owner: LEST GROUP LLC  
200 NE 163<sup>RD</sup> ST, STE 300 E, NORTH MIAMI BEACH, FL 33162

Case Number: 11CE-02504

Tax Account Number: 2431293

Site Address: 1225 ARLINGTON CIR, MERRITT ISLAND, FL 32952

Owner: MICHAEL A SALADIN 1225 ARLINGTON CIR, MERRITT ISLAND, FL 32952

Case Number: 12CE-00171

Tax Account Number: 2100598

Site Address: 2416 KINGSWOOD DR, MIMS, FL 32754

Previous Owner: GREGORY S WADDELL

New Owner: LEST GROUP LLC  
200 NE 163<sup>RD</sup> ST, STE 300 E, NORTH MIAMI BEACH, FL 33162

Case Number: 12CE-00532

Tax Account Number: 2316583

Site Address: 6525 MCGRUDER RD, MERRITT ISLAND FL 32953

Owners: RAYMOND, HAROLD; RAYMOND, DONNA C/O HARRAH  
500 OCEAN SHORE BLVD APT 82, ORMOND BEACH FL 32176



Case Number: 17CE-00960

Tax Account Number: 2408640

Site Address: 6751 BARCELONA AVE, COCOA, FL 32926

Owner: TINA G CONOVER 6751 BARCELONA AVE, COCOA, FL 32926-7129

Case Number: 18CE-00731

Tax Account Number: 2606044

Site Address: 6030 N HIGHWAY 1, MELBOURNE, FL 32940

Owner: SOMOJO PROPERTIES LLC  
C/O 3735 ARCHDALE ST, MELBOURNE, FL 32940-7795  
by ADAM DICKENSON with Joseph Sternberg, Attorney

Case Number: 20CE-01817

Tax Account Number: 2606044

Site Address: 6030 N HIGHWAY 1, MELBOURNE, FL 32940

Owner: SOMOJO PROPERTIES LLC  
C/O 3735 ARCHDALE ST, MELBOURNE, FL 32940-7795  
by ADAM DICKENSON with Joseph Sternberg, Attorney

Case Number: 21CE-00808

Tax Account Number: 2317140

Site Address: 314 RONALD ST, COCOA, FL 32927

Previous Owner: CHARLES ANTHONY ROBERTS  
PO BOX 238051, COCOA, FL 32923-8051

New Owner: NEW ERA REAL ESTATE INVESTMENTS LLC  
1111 PARK CENTRE BLVD, SUITE 402, MIAMI, FL 33169

Case Number: 22CE-00635

Tax Account Number: 2401339

Site Address: 4295 TANGELO AVE, COCOA, FL 32926

Owners: RYAN F ARMSTRONG & CHRISTINE E ZARUBA  
4295 TANGELO AVE, COCOA, FL 32926-2818

## **Impositions**

Case Number: 14CE-00067

Tax Account Number: 3004994

Site Address: 921 CASHEW CIR, BAREFOOT BAY, FL 32976

Previous Owner: WILLIAM R DIFFENBAUGH ESTATE

New Owners: RICHARD C LINES; DENISE LINES  
5313 NW 55TH TER, COCONUT CREEK, FL 33073

Case Number: 17CE-00960

Tax Account Number: 2408640

Site Address: 6751 BARCELONA AVE, COCOA, FL 32926

Owner: TINA G CONOVER 6751 BARCELONA AVE, COCOA, FL 32926-7129

Case Number: 22CE-00820

Tax Account Number: 2443615

Site Address: 14 OHIO ST, COCOA, FL 32926

Owner: STUART L SCHULTZ 14 OHIO ST, COCOA, FL 32926-2413

Case Number: 22CE-01005

Tax Account Number: 2315274

Site Address: 7555 PATTI DR, MERRITT ISLAND, FL 32953

Owners: JEFFREY W MC KEEHAN & DIANE L MC KEEHAN  
7555 PATTI DR, MERRITT ISLAND, FL 32953

Case Number: 22CE-01106

Tax Account Number: 2318273

Site Address: 415 SEA HORSE LN, COCOA, FL 32927

Owners: WILLIAM NOEL & MARILYN NOEL 415 SEA HORSE LN, COCOA, FL 32927

Case Number: 22CE-01267

Tax Account Number: 2734086

Site Address: 385 NEWPORT DR, INDIALANTIC, FL 32903

Owners: CHRISTOPHER M BROWN, TRUSTEE OF THE ANDREW W W GRIFFITH  
IRREVOCABLE TRUST FOR THE BENEFIT OF ANDREW W W GRIFFITH  
12 SE 7TH ST, STE 700 FORT LAUDERDALE, FL 33301-3433

Case Number: 22CE-01307

Tax Account Number: 2322620

Site Address: 6065 CORSICA BLVD, COCOA, FL 32927

Owner: JAMES MITCHELL PO BOX 672, SHARPES, FL 32959-0672

## **Acknowledgments**

Case Number: 11CE-01481

Tax Account Number: 2415451

Site Address: 1670 PINECREST CT, COCOA, FL 32922

Owner: DEENA MITCHELL

Case Number: 12CE-01141

Tax Account Number: 2407990

Site Address: 500 FRIDAY RD, COCOA, FL 32926

Owner: COCOA EXPO SPORTS CENTER, LLC  
8681 W HWY 192, STE 129, KISSIMMEE, FL 34747

Case Number: 12CE-01559

Tax Account Number: 2110472

Site Address: 4875 CAMBRIDGE DR, MIMS, FL 32754

Previous Owner: CARL SCHEERER

New Owners: MICHAEL SNOW, LORETTA ANTOR 12 CAMINO DR, EDGEWATER, FL 32132

Case Number: 13CE-01093

Tax Account Number: 2407990

Site Address: 500 FRIDAY RD, COCOA, FL 32926

Owner: COCOA EXPO SPORTS CENTER, LLC  
8681 W HWY 192, STE 129, KISSIMMEE, FL 34747

Case Number: 21CE-01557

Tax Account Number: 2437551

Site Address: 701 LAKEWOOD CIR, MERRITT ISLAND FL 32952

Owners: PETER LEE, GWENDOLYN E LEE

Case Number: 22CE-00194

Tax Account Number: 2309200

Site Address: 4690 GREENHILL ST, COCOA, FL 32927

Owners: NICOLA JAYE BOONE, TRUSTEE, DYANNE RUSYN AKA DYANNE PATERSON  
IRREVOCABLE SPECIAL NEEDS TRUST UAD 5/6/2002  
4690 GREENHILL ST, COCOA, FL 32927

Case Number: 22CE-00897

Tax Account Number: 2501648

Site Address: 277 MOJAVE CT, MERRITT ISLAND, FL 32952

Owners: KENNETH N PALMER & CYNTHIA A PALMER  
277 MOJAVE CT, MERRITT ISLAND, FL 32952

Case Number: 22CE-00932

Tax Account Number: 2313999

Site Address: 5460 PINE ST, COCOA, FL 32927

Owners: ROBERT B HAYES & MICHELLE L HACKETT 5460 PINE ST, COCOA, FL 32927

Case Number: 22CE-01008

Tax Account Number: 2412836

Site Address: 1965 TEMPLE AVE, MERRITT ISLAND, FL 32953

Owner: KING LEUNG 410 ISLAND DR, MERRITT ISLAND, FL 32952-5832

Case Number: 22CE-01032

Tax Account Number: 2932980

Site Address: 598 SAN FILIPPO DR SE, PALM BAY, FL 32909

Owners: DONNY NGUYEN & RYNA NGUYEN  
598 SAN FILIPPO DR SE, PALM BAY, FL 32909-5321

Case Number: 22CE-01217

Tax Account Number: 2900343

Site Address: 256 WILMETTE AVE SW, PALM BAY, FL 32908

Owner: OP GOLD LLC 2150 E GERMANN RD, STE 1, CHANDLER, AZ 85286-1662