



AGENDA

CODE ENFORCEMENT SPECIAL MAGISTRATE

Regular Meeting 2025-04
April 9, 2025 – 1:00 PM
Palm Bay City Council Chambers
120 Malabar Road, SE

CALL TO ORDER:

SWEARING IN:

ADOPTION OF MINUTES:

1. Regular Meeting No. 2025-02, February 12, 2025
2. Regular Meeting No. 2025-03, March 12, 2025

BUILDING CODE COMPLIANCE CASES:

BUILDING CODE COMPLIANCE OLD BUSINESS:

1. CEB 25710-25 CITY OF PALM BAY VS GLEN GARRAHAN
2683 TOLMAN AVE SE, PALM BAY
2. CEB 25712-25 CITY OF PALM BAY VS VINCENT STEVENS
PAINTING INC
467 FOXDALL AVE NE, PALM BAY

BUILDING CODE COMPLIANCE HEARINGS:

1. 25852 25 SALVATIERRA, KARLA R.A 1261 PLATT AVE SW
PERMIT EXPIRED / T&D

REPORTS:

1. Authorization to Impose Fines
CEB 25374-24 APWISCH, TIMOTHY \$50.00 PER DAY

THIS MEETING IS BROADCAST LIVE ON THE CITY'S WEBSITE

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CEB 25431-24	SALTZMAN, CHRISTOPH	\$50.00 PER DAY
CEB 25445-24	GRAHAM, ROBERT H	\$200.00 SET FINE
CEB 25606-25	HOME FINANCING CEN	\$200.00 SET FINE
CEB 25631-25	KARTEN, ROBERT	\$50.00 PER DAY
CEB 25635-25	MENSAH, ERNEST Y	\$50.00 PER DAY
CEB 25636-25	DINAPOLI, LOUISE	\$50.00 PER DAY
CEB 25637-25	PALLADIO DEVELOPME	\$50.00 PER DAY
CEB 25639-25	ROSALES, PATSY	\$50.00 PER DAY
CEB 25640-25	WIGGINS, BETTY	\$50.00 PER DAY
CEB 25645-25	JOSEPH, JASMINE	\$200.00 SET FINE
CEB 25646-25	TRIPLE CROWN LLC	\$200.00 SET FINE
CEB 25647-25	GOD PLEASING LLC	\$200.00 SET FINE
CEB 25649-25	PALLADIO DEVELOPME	\$200.00 SET FINE
CEB 25651-25	YUNG, TSUNG & HOU, L	\$200.00 SET FINE
CEB 25652-25	KWAN, BOSCO	\$200.00 SET FINE
CEB 25653-25	BROOKS, MARGARET	\$200.00 SET FINE
CEB 25658-25	LUNA CAPITAL INVESTM	\$200.00 SET FINE
CEB 25659-25	UNG, DAVY	\$200.00 SET FINE
CEB 25660-25	ARTURO BARCELLONA	\$200.00 SET FINE
CEB 25661-25	HUDSON, ROBERT M	\$200.00 SET FINE
CEB 25662-25	DAMONE, DANIEL	\$200.00 SET FINE
CEB 25663-25	SMITH, CHERYL	\$200.00 SET FINE
CEB 25665-25	RED MAILBOX LLC	\$200.00 SET FINE
CEB 25667-25	MOHAMMED, NEIL ALI	\$200.00 SET FINE
CEB 25669-25	VINCENT, CAROL	\$200.00 SET FINE
CEB 25673-25	RIDLEY, TABATHA	\$200.00 SET FINE
CEB 25676-25	GUADALUPE, GEORGE	\$200.00 SET FINE
CEB 25679-25	WESTLAKE, HAROLD W	\$200.00 SET FINE
CEB 25680-25	HARGRAVE, SHERRI L	\$200.00 SET FINE

CEB 25686-24	SMITH, CLINTON R	\$200.00 SET FINE
CEB 25688-24	PRESSLEY, DERRICK	\$200.00 SET FINE
CEB 25690-25	RAMOS, NORBERTO	\$200.00 SET FINE
CEB 25691-25	TK & TK PROPERTIES LL	\$200.00 SET FINE
CEB 25693-25	WYNTER, SKYLER P	\$200.00 SET FINE
CEB 25698-25	COULTER, NEVA MARL	\$50.00 PER DAY
CEB 25699-25	EVAN, AIDA C	\$50.00 PER DAY
CEB 25703-25	ROBERTS, WINTON W	\$200.00 SET FINE
CEB 25704-25	SAMAYOA, ABIMAE L A	\$200.00 SET FINE

OLD BUSINESS:

1. CEB 25716-25 CITY OF PALM BAY VS LACEANN N AGARIE
1981 DANR DR NE, PALM BAY
2. CEB 25717-25 CITY OF PALM BAY VS ALFRED R AGARIE
MURINE N AGAIRE
1965 DANR DR NE, PALM BAY
3. CEB 25718-25 CITY OF PALM BAY VS ALFRED R AGARIE
1987 DANR DR NE, PALM BAY
4. CEB 25727-25 CITY OF PALM BAY VS JASON RYAN AND
SARA COLE
349 BUTLER AVE NE, PALM BAY

HEARINGS: PER DAY FINE

Number	Case	Year	Name	Location
1.	25778	25	SECREST, LAUNA	874 HAMPTON DR NE WATER SUPPLY
2.	25779	25	BLAIR, DAVID T	2386 ROYAL PALM DR NE FAIL TO MAIN / ROOF
3.	25780	25	PATER, CONSTANTINE & PATERAKIS, CINDY	1749 BIG CYPRESS ST NE JUNK VEHS

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4.	25781	25	LAUDENSLAGER, DIANNE & CARL D	1906 SAGO PALM ST NE WALLS/ ROOF/ T&D
5.	25782	25	STROUD, ALLISON	1931 MANGO ST NE WINDOWS COVERED UP
6.	25783	25	HARPER, KENNETH M	1805 MANGO ST NE JUNK VEH
7.	25784	25	KULESA, KAREN / KIMBERLY R MINOT TRUST	1801 MANGO ST NE WINDOWS/ JUNK VEH
8.	25785	25	KHOJA, KARIM	1853 WABUN ST NE WATER IS OFF / WALLS
9.	25786	25	MAURANCY, SOLANGE	3711 PINWOOD DR NE PATIO IN DISREPAIR
10.	25787	25	SAI RE HOLDINGS 4 LLC	1167 WILD ROSE DR NE JUNK VEH
11.	25788	25	DALY, TIMOTHY	1936 LIVE OAK ST NE EXT WALLS
12.	25789	25	MEMOLI, RICHARD & BARBARA / LISTOTTO, J	2401 COCONUT PALM DR EXT WALLS
13.	25790	25	NESH INVESTMENTS INC	4870 BBACOCK ST NE DUMPSTER / T&D
14.	25791	25	GUIERREZ, BEVERLY	400 HOMESTEAD AVE NE TGW
15.	25792	25	HIDALGO, GABRIEL A	1282 CRICKET DR NE RV
16.	25793	25	HADLEY, EUNICE	1788 FALLON BLVD NE CULVERT

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17.	25794	25	ENIDE VILMA REVOCABLE TRUST	1086 LOCUST AVE NW CULVERT
18.	25795	25	GARAY, MIGUEL AND CATHERINE JOY	1053 JUPITER BLVD NW TGW
19.	25796	25	SEMB, JEANINE F & BRIAN S	1310 MEDINA AVE NW TGW
20.	25797	25	WATSON, SURETA SANTANA	242 EMERSON DR NW SIDING AND SCREENS
21.	25798	25	RODRIGUEZ, HILDA G	976 ELMONT ST NW PARKING / LIVING IN VEH
22.	25799	25	KNIGHT JR., WALTER	2000 AGORA CIR SE JUNK VEH
23.	25800	25	FRENCH, CAROLYN E	686 ALFORD ST SE PARKING/ T&D
24.	25801	25	RUFINO, ASHLEY J & DIANE P	1150 TARGEE ST SE JUNK VEH/ PARKING/ RV
25.	25802	25	JAIMUNGAL, ANTHONY & JITTA, ANITA	577 MACON ST SW DUMP TRUCKS
26.	25803	25	JAIMUNGAL, ANTHONY & JITTA, ANITA	597 MACON ST SW ILLEGAL DRIVEWAY
27.	25804	25	ARENCIBIA, DEYSE	1914 JUPITER BLVD SW ILLEGAL DRIVEWAY
28.	25805	25	HELSEL, PEARL	328 GATES ST SW ROW USE- DRIVEWAY
29.	25806	25	KINDLER, JOANN	473 HOLIN AVE SW ROW USE- DRIVEWAY

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30.	25807	25	JAIKARAN, CHANDRADAT	1127 DEGROODT RD SW ROW USE- DRIVEWAY
31.	25808	25	PALM BAY WEST LLC	190 MALABAR RD SW TRASH IN PLAZA
32.	25809	25	OVIDE, PIERRE & CASTIN, MAUD	474 SCANLON RD SW ROOSTERS
33.	25810	25	TELEMACHOS, NICHOLAS / PALIMARU, MIORA	520 WILDMER RD SW BROKEN WINDOWS
34.	25811	25	PLEXY INVEST LLC	1701 SAWGRASS DR SW T&D
35.	25812	25	YANNAYON, DAVID & JOYCE	425 SARAGASSA AVE SW T&D
36.	25813	25	CASARES FAMILY TRUST	260 MEEHAN AVE NW COLLAPSED STRUCTURE
37.	25814	25	BERNARD SR., TONY / FREEMAN, REGINA H	111 MASSINI AVE NW RV ON VACANT LOT
38.	25815	25	PARSAN, USHARBOUDH	482 CORAL AVE SE JUNK VEH / T&D
39.	25816	25	GIBBS, CLARENCE NOAH	426 ALVARADO AVE SE JUNK VEH
40.	25817	25	THOMPSON, KYLE A	710 FRISCO ST SE T&D
41.	25818	25	GREENE, LISA	107 HEARTHSIDE AVE JUNK VEH / TGW
42.	25819	25	FKH SFR C1 LP	263 FERNANDINA ST NW FENCE PERMIT

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Number	Case	Year	Name	Location
43.	25820	25	REGALDO, FAUSTON N RODRIGUEZ / DURTE, S	482 DOMINICAN AVE SE CULVERT
44.	25821	25	TIRADO, JOSE MANUEL	685 GLENEAGLES DR SE JUNK VEH
45.	25822	25	LORENZO, BRYAN FONSECA / ARROYO, J	3130 TROPICAL CIR SE T&D
46.	25823	25	HINK, KORRY E	2781 DAHLIA RD SE ROW USE/ VACANT LOT
47.	25824	25	HINK, KORRY E	2765 DAHLIA RD SE PARKING/ ROW/ VAC LOT
48.	25825	25	MALLORY, MICHAEL A	137 BELLBROOK ST SE ROW USE

HEARINGS: SET FINE

Number	Case	Year	Name	Location
1.	25826	25	EVAN, AIDA C	2380 ERSOFF BLVD NE TGWV / T&D
2.	25827	25	MADEJCZYK, EDWARD J	1470 COUNTRY CLUB DR TGWV
3.	25828	25	SIXS COMPANIES LLC	550 JUPITER BLVD NW NSVT
4.	25829	25	MARIE S PAUL ESTATE	591 LONDONDERRY CIR TGW
5.	25830	25	MAHARAJ, SUNIL	975 ZAMBRANA ST SE NSVT
6.	25831	25	ARTURO BARCELLONA CUSTOM HOMES LLC	1255 WADE ST SE NSVT

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7.	25832	25	KATZ, ARIEL	1059 GEARY ST SW NSVT
8.	25833	25	HUMBLE, SHANE & JULIE	496 LADYSLIPPER ST SW NSVT
9.	25834	25	DOUET, LLOYD & CYNTHIA	326 GARVEY RD SW NSVT
10.	25835	25	ROCKET GROUP & INVESTMENT LLC	112 CRESCENT ST SE NSVT
11.	25836	25	PRZBYTOWSKI, JOSEPH & GLORIA	1586 WICHITA BLVD SE NSVT
12.	25837	25	CM ROCKFAITH LLC	1691 WALKER ST SE NSVT
13.	25838	25	LEWIS, ANGELA & MILLER, LESLIE C	1410 DANALI ST SE NSVT
14.	25839	25	SILVER PALM HOMES LLC	3217 SAN MIGUEL AVE DEAD TREE
15.	25840	25	PALLADIO DEVELOPMENT LLC	398 SILVER FROST ST TGW / T&D VAC LOT
16.	25841	25	BREVARD AUTO SALVAGE & RECYCLING LLC	3052 DIXIE HWY NE BTR
17.	25842	25	ARLINGTON SHOPPING PLAZA LLC	2020 PALM BAY RD NE #8 BTR- ANDREA'S ALMOND
18.	25843	25	AQUA PROPERTY LP	2155 ROBERT J CONLAN BTR
19.	25844	25	4500 LIPSCOMB STREET LLC	4500 LIPSCOMB ST NE BTR- COMPLIED

Number	Case	Year	Name	Location
20.	25845	25	MALABAR ASSOCIATES LIMITED	1156 MALABAR RD SE BTR ARBYS RESTURAUN
21.	25846	25	BASE HOMES LLC	1271 HATHAWAY RD SW UTILITIES
22.	25847	25	FRALIN, MICHAEL & ALICIA	1474 SCHMITT AVE SW UTILITIES
23.	25848	25	RED MAILBOX LLC	2778 FREEHOLD AVE SE UTILITIES
24.	25849	25	RENFORD & DORETT DANNA FRANCIS	2920 FLAGSTAFF AVE SE UTILITIES
25.	25850	25	HIELD, ANTAWN L / CRUCE, MEAGAN S	1631 SARDINIA ST SE UTILITIES
26.	25851	25	NAN & BOB LLC	2208 RAVEL RD SE UTILITIES

NEXT BOARD MEETING DATE: MAY 14, 2025

ADJOURNMENT:

If an individual decides to appeal any decision made by the Code Enforcement Special Magistrate with respect to any matter considered at this meeting, a record of the proceedings will be required, and the individual will need to ensure that a verbatim transcript of the proceedings is made, which record includes the testimony and evidence upon which the appeal is based (FS 286.0105). Such person must provide a method for recording the proceedings verbatim.

In accordance with the Americans with Disabilities Act, persons needing special accommodations for this meeting shall, at least 48 hours prior to the meeting, contact Code Compliance at (321) 952-3430 or Florida Relay System at 711.

If you use assistive technology (such as a Braille reader, a screen reader, or TTY) and the format of any material on this website or documents contained therein interferes with your ability to access information, please contact us. To enable us to respond in a manner most helpful to you, please indicate the nature of your

accessibility problem, the preferred format in which to receive the material, the web address of the requested material, and your contact information. Users who need accessibility assistance can also contact us by phone through the Federal Information Relay Service at 1-800-877-8339 for TTY/Voice communication.