

MUNICIPAL CODE ENFORCEMENT BOARD OF THE CITY OF CLEARWATER,
FLORIDA

AFFIDAVIT OF COMPLIANCE

City of Clearwater, Florida

Petitioner

MCEB Case Number: 114-24

City Case Number: CDC2024-00151

vs.

JOSEPH PETER SIKORSKI
826 MANDALAY AVE
CLEARWATER, FL 33767-1324
Respondent

RECEIVED

AUG 05 2025

Re: 826 MANDALAY AVE

CITY CLERK DEPARTMENT

I, Daniel Kasman, have personally examined the property described in the Municipal Code Enforcement Board Order dated December 18, 2024 in the above mentioned case, and find that said property is now in compliance with


3-1502.B. - ****EXTERIOR SURFACES**** All building walls shall be maintained in a secure and attractive manner. All defective structural and decorative elements of any building wall shall be repaired or replaced in a workmanlike manner to match as closely as possible the original materials and construction of the building. Exterior surfaces shall be free of mildew; rust; loose material including peeling paint; and patching, painting or resurfacing shall be accomplished to match the existing or adjacent surfaces as to material, color, bond and joining. All exterior surfaces other than decay-resistant wood and other weather durable finishes, shall be protected from the elements by paint or other protective covering applied and maintained in accord with manufacturer's specifications and otherwise treated in a consistent manner.

the City of Clearwater Code of Ordinance, as of 8/4/2025.



Daniel Kasman


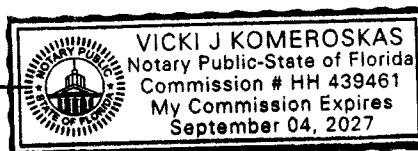
STATE OF FLORIDA
COUNTY OF PINELLAS

SWORN AND SUBSCRIBED before me by means of  physical presence or _____ online notarization on this 5th day of August, 2025, by Daniel Kasman.

☒ PERSONALLY KNOWN TO ME

☐ PRODUCED AS IDENTIFICATION

Type of Identification


(Notary Signature)

MUNICIPAL CODE ENFORCEMENT BOARD OF THE CITY OF CLEARWATER,
FLORIDA

AFFIDAVIT OF COMPLIANCE

City of Clearwater, Florida
Petitioner

MCEB Case Number: 09-25

City Case Number: PNU2024-01168

vs.

TANNER R TILLUNG
751 MANDALAY AVE
CLEARWATER, FL 33767-1433
Respondent

Re: 1233 SEDEEVA CIR

I, Gregory Dixon, have personally examined the property described in the Municipal Code Enforcement Board Order dated March 26, 2025 in the above mentioned case, and find that said property is now in compliance with

3-1503.B.7. - **LOT CLEARING VIOLATION** Excessive growth or accumulation of weeds, grass, undergrowth or other similar plant materials, reaching a height of more than twelve (12'') inches, or the accumulation of debris upon property within the City of Clearwater.

3-1503.B.5.A. - **Accumulation and Placement of Nuisances** An accumulation of weeds, debris, trash garden trash, junk, untended growth of vegetation or undergrowth of dead or living vegetation or hazardous swimming pools, or hazardous trees upon any property to the extent and manner that such property contains or is likely to contain rodents, reptiles, or other vermin, or furnishes a breeding place for flies, mosquitoes, or wood destroying insects, or otherwise threatens the public health, safety or welfare.

the City of Clearwater Code of Ordinance, as of 7/30/2025.


Gregory Dixon

STATE OF FLORIDA
COUNTY OF PINELLAS

SWORN AND SUBSCRIBED before me by means of X physical presence or _____ online notarization on this 6th day of August, 2025, by Gregory Dixon.

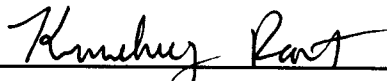


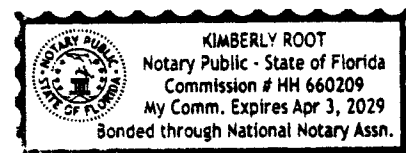
PERSONALLY KNOWN TO ME



PRODUCED AS IDENTIFICATION

Type of Identification


(Notary Signature)



**MUNICIPAL CODE ENFORCEMENT BOARD OF THE CITY OF CLEARWATER,
FLORIDA**

AFFIDAVIT OF COMPLIANCE

MCEB Case Number: 09-25

City Case Number: PNU2024-01168

Kimberly Root

Name of Notary (typed, printed, stamped)

MUNICIPAL CODE ENFORCEMENT BOARD OF THE CITY OF CLEARWATER,
FLORIDA

AFFIDAVIT OF COMPLIANCE

City of Clearwater, Florida
Petitioner

MCEB Case Number: 11-25

City Case Number: BIZ2023-00728

vs.

RITI INVESTMENTS LLC
1820 SE 18TH AVE STE 4
OCALA, FL 34471-8303
Respondent

RECEIVED

JUL 23 2025

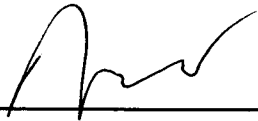
CITY CLERK'S OFFICE

Re: 1915 DREW ST

I, Stefan Burghardt, have personally examined the property described in the Municipal Code Enforcement Board Order dated March 26, 2025 in the above mentioned case, and find that said property is now in compliance with

3-1502.I. - **SIGN MAINTENANCE** * All signs shall be maintained in good condition in the form in which the signs were originally approved, free of mildew, rust, loose material, including peeling or fading paint or materials. Any loose, broken, peeling or faded parts of the sign shall be promptly repaired, painted or replaced.

the City of Clearwater Code of Ordinance, as of 7/24/2025.



Stefan Burghardt

STATE OF FLORIDA
COUNTY OF PINELLAS

SWORN AND SUBSCRIBED before me by means of 1 physical presence or _____ online notarization on this 24th day of July, 2025, by Stefan Burghardt.

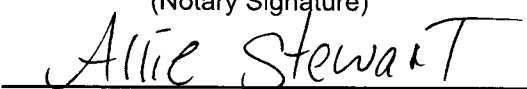
☒ PERSONALLY KNOWN TO ME

☐ PRODUCED AS IDENTIFICATION

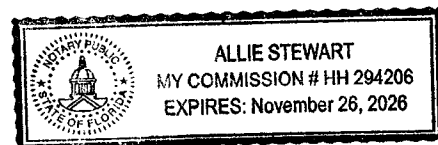
Type of Identification



(Notary Signature)



Name of Notary (typed, printed, stamped)



MUNICIPAL CODE ENFORCEMENT BOARD OF THE CITY OF CLEARWATER,
FLORIDA

AFFIDAVIT OF COMPLIANCE

RECEIVED

JUL 22 2025

CITY CLERK DEPARTMENT

City of Clearwater, Florida
Petitioner

MCEB Case Number: 30-25

City Case Number: PNU2024-00297

vs.

WILLIAM R BLACK
2390 WILLOW TREE TRL
CLEARWATER, FL 33763-1630
Respondent

Re: 2390 WILLOW TREE TRL

I, John Stephens, have personally examined the property described in the Municipal Code Enforcement Board Order dated April 23, 2025 in the above mentioned case, and find that said property is now in compliance with

3-1503.B.6. - **INOPERATIVE VEHICLE/OUTDOOR STORAGE/NUISANCE** Except as provided in section 3-1506, the outdoor storage of all or part of any dismantled, partially dismantled, inoperative or discarded vehicle, recreational vehicle, machinery, appliance, farm equipment, aircraft, construction equipment, boat, personal watercraft, trailer, truck, motorcycle, bicycle, or scrap metal, on any public or private property, or of any abandoned vehicle, recreational vehicle, farm equipment, aircraft, boat, personal watercraft, trailer, truck, or motorcycle on any private property, within the city limits. This provision shall not apply to any vehicle, recreational vehicle, machinery, farm equipment, aircraft, construction equipment, boat, personal watercraft, trailer, truck, motorcycle, or bicycle which is located on the premises of a lawfully established storage yard or which is on the premises of a lawfully established vehicle service establishment and is in the process of repair or maintenance by that establishment.

the City of Clearwater Code of Ordinance, as of 6/23/2025.


John Stephens

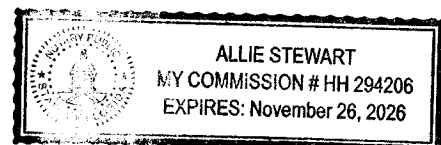
STATE OF FLORIDA
COUNTY OF PINELLAS

SWORN AND SUBSCRIBED before me by means of ☒ physical presence or ☐ online notarization on this 21st day of July, 2025, by John Stephens.

☒ PERSONALLY KNOWN TO ME
☐ PRODUCED AS IDENTIFICATION

Type of Identification


(Notary Signature)



**MUNICIPAL CODE ENFORCEMENT BOARD OF THE CITY OF CLEARWATER,
FLORIDA**

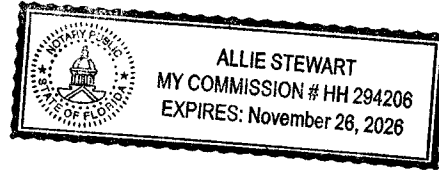
AFFIDAVIT OF COMPLIANCE

Allie Stewart

Name of Notary (typed, printed, stamped)

MCEB Case Number: 30-25

City Case Number: PNU2024-00297



MUNICIPAL CODE ENFORCEMENT BOARD OF THE CITY OF CLEARWATER,
FLORIDA

AFFIDAVIT OF COMPLIANCE

City of Clearwater, Florida

Petitioner

vs.

LOGALAND CORP
MCCLELLAN HIGHWAY
ACQUISITION LLC
1000 MARKET ST BLDG 1
PORTSMOUTH, NH 03801-3358
Respondent

MCEB Case Number: 50-25

City Case Number: CDC2025-00873

RECEIVED
AUG 6 2025
CITY OF CLEARWATER

Re: 715 S GULFVIEW BLVD

I, Daniel Kasman, have personally examined the property described in the Municipal Code Enforcement Board Order dated July 23, 2025 in the above mentioned case, and find that said property is now in compliance with

3-808 - ****FENCES AND WALLS**** All fences and walls shall be maintained in a structurally sound and aesthetically attractive manner.

3-808.A.1. - ****FENCE SHALL BE MAINTAINED IN VERTICAL POSITION**** A fence or wall shall be maintained in a vertical position and shall not be allowed to sag or lean at more than 10 degrees from vertical.

3-808.A.4. - ****FENCE STRINGERS SHALL BE SECURELY FASTENED**** Each fence stringer shall be securely fastened to the support posts and face of the fence.

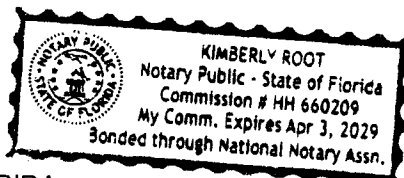
3-808.A.2 - ****ROTTEN BOARDS**** Rotten boards in a fence shall be replaced.


3-808.A.3. - ****SUPPORT POST OR FOOTER SOLIDLY ATTACHED TO GROUND**** Each support post or footer shall be solidly attached to the ground.

3-808.A.5. - ****FENCE FACE SHALL BE SECURELY FASTENED**** Each fence face shall be securely fastened to the support post and fence stringers.

3-808.A.6. - ****FENCES SHALL BE MAINTAINED FOR UNIFORM APPEARANCE**** All fence or wall surfaces shall be painted, stained, treated or otherwise maintained so as to present a uniform appearance.

the City of Clearwater Code of Ordinance, as of 8/4/2025.




Daniel Kasman

STATE OF FLORIDA
COUNTY OF PINELLAS

SWORN AND SUBSCRIBED before me by means of X physical presence or _____ online notarization on this 5th day of August, 2025, by Daniel Kasman.



PERSONALLY KNOWN TO ME



PRODUCED AS IDENTIFICATION

MUNICIPAL CODE ENFORCEMENT BOARD OF THE CITY OF CLEARWATER,
FLORIDA

AFFIDAVIT OF COMPLIANCE

MCEB Case Number: 50-25

City Case Number: CDC2025-00873

Type of Identification

Kimberly Root
(Notary Signature)

Kimberly Root
Name of Notary (typed, printed, stamped)

MUNICIPAL CODE ENFORCEMENT BOARD OF THE CITY OF CLEARWATER,
FLORIDA

RECEIVED

AFFIDAVIT OF COMPLIANCE

AUG 14 2025

CITY CLERK DEPARTMENT

City of Clearwater, Florida
Petitioner

MCEB Case Number: 51-25

City Case Number: CDC2025-00579

vs.

HERNANDEZ, MARCOS R PECUNIA
TRE: PECUNIA, MARCOS R &
DENISE I JNT LIV
3686 RICKY LN
SAINT CLOUD, FL 34772-8211
Respondent

Re: 512 S MARTIN LUTHER KING JR
AVE

I, John Stephens, have personally examined the property described in the Municipal Code Enforcement Board Order dated July 23, 2025 in the above mentioned case, and find that said property is now in compliance with

1-104.B. - ****DEVELOPMENT CODE VIOLATION**** No building, structure, water or land shall be used or occupied, and no building, structure, or land shall be developed unless in conformity with all of the provisions of the zoning district in which it is located, all applicable regulations, and all development approvals.

3-919. - ****PRIMA FACIE EVIDENCE OF CERTAIN USES IN RESIDENTIAL ZONING DISTRICT**** Prima facie evidence of certain uses located in any residential zoning district, consisting of rentals for periods of less than 31 days or one calendar month, whichever is less, and advertising or holding out to the public as a place rented for periods of less than 31 days or one calendar month, whichever is less shall include but not be limited to one or more of the following:

___(1) Registration or licensing for short-term or transient rental use by the state under Florida Statutes, Chapters 212 (Florida Tax and Revenue Act and 509 (Public Lodging Establishments)

___(2) Advertising or holding out a dwelling unit for tourist housing or vacation rental use.

___(3) Reservations, booking arrangements or more than one signed lease, sublease, assignment or any other occupancy agreement for compensation, trade, or other legal consideration addressing or overlapping any period of less than 31 days or one calendar month, whichever is less; or

___(4) Use of an agent or other third person to make reservations or booking arrangements.

the City of Clearwater Code of Ordinance, as of 8/13/2025.


John Stephens

MUNICIPAL CODE ENFORCEMENT BOARD OF THE CITY OF CLEARWATER,
FLORIDA

AFFIDAVIT OF COMPLIANCE

MCEB Case Number: 51-25

City Case Number: CDC2025-00579

STATE OF FLORIDA
COUNTY OF PINELLAS

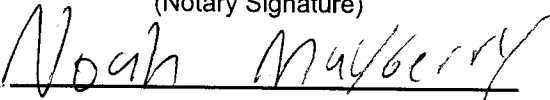
SWORN AND SUBSCRIBED before me by means of X physical presence or _____ online
notarization on this 13th day of August, 2025, by John Stephens.

☒ PERSONALLY KNOWN TO ME
☐ PRODUCED AS IDENTIFICATION

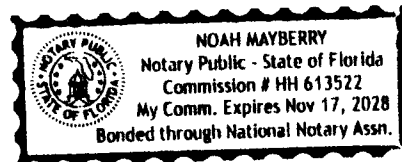
Type of Identification



(Notary Signature)



Name of Notary (typed, printed, stamped)



MUNICIPAL CODE ENFORCEMENT BOARD OF THE CITY OF CLEARWATER,
FLORIDA

AFFIDAVIT OF COMPLIANCE

City of Clearwater, Florida

Petitioner

MCEB Case Number: 56-25

City Case Number: PNU2025-00504

vs.

PATTON, CHRISTIAN
ANTONINETTE PATTON
835 BRUCE AVE
CLEARWATER, FL 33767-1308
Respondent

RECEIVED

JUL 24 2025

Re: 835 BRUCE AVE

CITY CLERK DEPARTMENT


I, Daniel Kasman, have personally examined the property described in the Municipal Code Enforcement Board Order dated June 25, 2025 in the above mentioned case, and find that said property is now in compliance with

3-1503.B.7. - ****Nuisance Overgrowth**** Excessive growth or accumulation of weeds, grass, undergrowth or other similar plant materials, reaching a height of more than twelve (12") inches, or the accumulation of debris upon property within the City of Clearwater.

3-1503.B.8. - ****UNMAINTAINED RIGHT-OF-WAY**** The lack of maintenance by a property owner of property abutting any dedicated right-of-way in the city in a condition such that weeds or trash are found in and on the right-of-way or such that the weeds, shrubs, vegetation, trash, or any other accumulation extend over the sidewalk, bicycle path, curbline or edge of pavement of an improved right-of-way or private accessway or roadway by more than four inches.

3-1503.B.5.A. - ****Accumulation and Placement of Nuisances**** An accumulation of weeds, debris, trash garden trash, junk, untended growth of vegetation or undergrowth of dead or living vegetation or hazardous swimming pools, or hazardous trees upon any property to the extent and manner that such property contains or is likely to contain rodents, reptiles, or other vermin, or furnishes a breeding place for flies, mosquitoes, or wood destroying insects, or otherwise threatens the public health, safety or welfare.

the City of Clearwater Code of Ordinance, as of 7/23/2025.



Daniel Kasman

STATE OF FLORIDA
COUNTY OF PINELLAS

SWORN AND SUBSCRIBED before me by means of ✓ physical presence or _____ online notarization on this 23rd day of July, 2025, by Daniel Kasman.



PERSONALLY KNOWN TO ME



PRODUCED AS IDENTIFICATION

Type of Identification

MUNICIPAL CODE ENFORCEMENT BOARD OF THE CITY OF CLEARWATER,
FLORIDA

AFFIDAVIT OF COMPLIANCE

MCEB Case Number: 56-25

City Case Number: PNU2025-00504

Melinda K. Adam
(Notary Signature)

Melinda K. Adam
Name of Notary (typed, printed, stamped)



MUNICIPAL CODE ENFORCEMENT BOARD OF THE CITY OF CLEARWATER,
FLORIDA

AFFIDAVIT OF COMPLIANCE

City of Clearwater, Florida
Petitioner

MCEB Case Number: 63-25

City Case Number: PNU2025-00171

vs.

JACQUELINE HUNTER
EDITH HUNTER
1110 FAIRMONT ST
CLEARWATER, FL 33755-2620
Respondent

RECEIVED

JUL 26 2025

CITY CLERK'S OFFICE

Re: 1110 FAIRMONT ST

I, Gregory Dixon, have personally examined the property described in the Municipal Code Enforcement Board Order dated June 25, 2025 in the above mentioned case, and find that said property is now in compliance with

3-1503.B.6. - **INOPERATIVE VEHICLE/OUTDOOR STORAGE/NUISANCE** Except as provided in section 3-1506, the outdoor storage of all or part of any dismantled, partially dismantled, inoperative or discarded vehicle, recreational vehicle, machinery, appliance, farm equipment, aircraft, construction equipment, boat, personal watercraft, trailer, truck, motorcycle, bicycle, or scrap metal, on any public or private property, or of any abandoned vehicle, recreational vehicle, farm equipment, aircraft, boat, personal watercraft, trailer, truck, or motorcycle on any private property, within the city limits. This provision shall not apply to any vehicle, recreational vehicle, machinery, farm equipment, aircraft, construction equipment, boat, personal watercraft, trailer, truck, motorcycle, or bicycle which is located on the premises of a lawfully established storage yard or which is on the premises of a lawfully established vehicle service establishment and is in the process of repair or maintenance by that establishment.

the City of Clearwater Code of Ordinance, as of 7/25/2025.


Gregory Dixon

STATE OF FLORIDA
COUNTY OF PINELLAS

SWORN AND SUBSCRIBED before me by means of X physical presence or _____ online notarization on this 25th day of July, 2025, by Gregory Dixon.



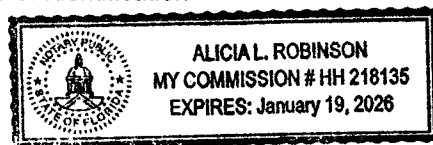
PERSONALLY KNOWN TO ME



PRODUCED AS IDENTIFICATION

Type of Identification





**MUNICIPAL CODE ENFORCEMENT BOARD OF THE CITY OF CLEARWATER,
FLORIDA**

AFFIDAVIT OF COMPLIANCE

MCEB Case Number: 63-25

City Case Number: PNU2025-00171

(Notary Signature)

ALICIA L. ROBINSON

Name of Notary (typed, printed, stamped)

MUNICIPAL CODE ENFORCEMENT BOARD OF THE CITY OF CLEARWATER,
FLORIDA

AFFIDAVIT OF COMPLIANCE

City of Clearwater, Florida
Petitioner

MCEB Case Number: 83-25

City Case Number: PNU2025-00681

vs.

AKIRA LLC
901 MUNLEY DR
RENO, NV 89503-3421
Respondent

Re: 1916 MACOMBER AVE

I, Gregory Dixon, have personally examined the property described in the Municipal Code Enforcement Board Order dated July 23, 2025 in the above mentioned case, and find that said property is now in compliance with

3-1503.B.5.A. - **Accumulation and Placement of Nuisances** An accumulation of weeds, debris, trash garden trash, junk, untended growth of vegetation or undergrowth of dead or living vegetation or hazardous swimming pools, or hazardous trees upon any property to the extent and manner that such property contains or is likely to contain rodents, reptiles, or other vermin, or furnishes a breeding place for flies, mosquitoes, or wood destroying insects, or otherwise threatens the public health, safety or welfare.

the City of Clearwater Code of Ordinance, as of 8/5/2025.


Gregory Dixon

STATE OF FLORIDA
COUNTY OF PINELLAS

SWORN AND SUBSCRIBED before me by means of X physical presence or _____ online notarization on this 6th day of August, 2025, by Gregory Dixon.



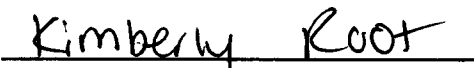
PERSONALLY KNOWN TO ME



PRODUCED AS IDENTIFICATION

Type of Identification


(Notary Signature)


Name of Notary (typed, printed, stamped)

