

City of Clearwater

*Main Library - Council Chambers
100 N. Osceola Avenue
Clearwater, FL 33755*



Meeting Agenda

Wednesday, October 22, 2025

1:30 PM

Main Library - Council Chambers

Municipal Code Enforcement Board

1. Call To Order**2. Approval of Minutes**

- 2.1 [ID#25-1087](#) Approve the minutes of the September 24, 2025 Municipal Code Enforcement Board meeting as submitted in written summation.

3. Citizens to be Heard Regarding Items Not on the Agenda**4. New Business Items**

- 4.1 [ID#25-1052](#) **Case 114-25** - Find respondent(s) **Cleveland 639 Land Trust at 639 Cleveland St.** in violation of Code for Door & Window Openings; and issue an order with the compliance deadline and fine if compliance is not met. (Kasman)
- 4.2 [ID#25-1054](#) **Case 115-25** - Find respondent(s) **Maria and George Ackerman at 832 Narcissus Ave.** in violation of Code for Fences and Walls; and issue an order with the compliance deadline and fine if compliance is not met. (Kasman)
- 4.3 [ID#25-1055](#) **WITHDRAWN - Case 116-25** - Find respondent(s) **Jennifer Lee Schoen at 1707 Estelle Dr.** in violation of Code for Exterior Storage, Parking, and Portable Storage Unit ; and issue an order with the compliance deadline and fine if compliance is not met. (Jehnzen)
- 4.4 [ID#25-1056](#) **Case 117-25** - Find respondent(s) **Kadada LLC at 1421 Pine St.** in violation of Code for Short Term Rental; and issue an order with the compliance deadline and fine if compliance is not met. (Stephens)
- 4.5 [ID#25-1057](#) **WITHDRAWN - Case 118-25** - Find respondent(s) **VN Florida Home at 904 Lakeview Rd.** in violation of Code for Short Term Rental; and issue an order with the compliance deadline and fine if compliance is not met. (Stephens)
- 4.6 [ID#25-1058](#) **WITHDRAWN - Case 119-25** - Find respondent(s) **Christopher Mather at 802 Tuskawilla St.** in violation of Code for Short Term Rental and Residential Rental Business Tax Receipt; and issue an order with the compliance deadline and fine if compliance is not met. (Stephens)
- 4.7 [ID#25-1059](#) **Case 120-25** - Find respondent(s) **Jessica L Fox at 634 Belleview Blvd.** in violation of Code for Short Term Rental and Residential Rental Business Tax Receipt; and issue an order with the compliance deadline and fine if compliance is not met. (Stephens)
- 4.8 [ID#25-1060](#) **Case 121-25** - Find respondent(s) **Rudens Sinjari at 305 S Lincoln Ave.** in violation of Code for Short Term Rental and Residential Rental Business Tax Receipt; and issue an order with the compliance deadline and fine if compliance is not met. (Stephens)
- 4.9 [ID#25-1061](#) **Case 122-25** - Find respondent(s) **William Joseph Reece at 1390 S Hillcrest Ave.** in violation of Code for Short Term Rental and Residential Rental Business Tax Receipt; and issue an order with the compliance deadline and fine if compliance is not met. (Stephens)

- 4.10 [ID#25-1062](#) **Case 123-25** - Find respondent(s) **Elizabeth Plumley** at **1367 S Michigan Ave.** in violation of Code for Short Term Rental and Residential Rental Business Tax Receipt; and issue an order with the compliance deadline and fine if compliance is not met. (Stephens)
- 4.11 [ID#25-1063](#) **Case 124-25** - Find respondent(s) **Jose Luis Medina Murillo, Vivian Medina, and Claudia Michelle Medina** at **1321 S Evergreen Ave.** in violation of Code for Short Term Rental and Residential Rental Business Tax Receipt; and issue an order with the compliance deadline and fine if compliance is not met. (Stephens)
- 4.12 [ID#25-1064](#) **Continue to November 19, 2025 - Case 125-25** - Find respondent(s) **Taigo Alencar and Storm Alencar** at **917 Pinellas St.** in violation of Code for Short Term Rental; and issue an order with the compliance deadline and fine if compliance is not met. (Stephens)
- 4.13 [ID#25-1065](#) **Continue to November 19, 2025 - Case 126-25** - Find respondent(s) **904 Seminole St Land Trust** at **904 Seminole St.** in violation of Code for Permits; and issue an order with the compliance deadline and fine if compliance is not met. (Reese)
- 4.14 [ID#25-1066](#) **Case 127-25** - Find respondent(s) **Jeffrey Thaler** at **1022 Iroquois St.** in violation of Code for Permits; and issue an order with the compliance deadline and fine if compliance is not met. (Reese)
- 4.15 [ID#25-1067](#) **Case 128-25** - Find respondent(s) **Karoly Windows & Doors LLC** at **1165 Eldridge St.** in violation of Code for Permits; and issue an order with the compliance deadline and fine if compliance is not met. (Reese)
- 4.16 [ID#25-1068](#) **WITHDRAWN - Case 129-25** - Find respondent(s) **Susan Kim Tre** at **618 Mandalay Ave.** in violation of Code for Permits; and issue an order with the compliance deadline and fine if compliance is not met. (Reese)
- 4.17 [ID#25-1071](#) **WITHDRAWN - Case 130-25** - Find respondent(s) **Cay at Clearwater Beach Condo Assn Inc.** at **620 Mandalay Ave.** in violation of Code for Permits; and issue an order with the compliance deadline and fine if compliance is not met. (Reese)
- 4.18 [ID#25-1072](#) **Case 131-25** - Find respondent(s) **Cay at Clearwater Beach Condo Assn Inc.** at **622 Mandalay Ave.** in violation of Code for Permits; and issue an order with the compliance deadline and fine if compliance is not met. (Reese)
- 4.19 [ID#25-1073](#) **Continue to December 17, 2025 - Case 132-25** - Find respondent(s) **Columbia Clearwater LLC** at **2010, 2011, 2012, 2016, 2017, 2018, 2019, 2018, 2020, 2028, 2040 & 2048 Glass Loop** in violation of Code for Permits; and issue an order with the compliance deadline and fine if compliance is not met. (Reese)

5. Old Business Items

- 5.1 [ID#25-1088](#) Accept the Affidavits of Compliance as listed.

5.1.1 Case 72-24 Affidavit of Compliance

Arden J Gaik
1603 Sunset Dr.
Exterior Surfaces - Kasman

5.1.2 Case 114-24 Affidavit of Compliance

Joseph Peter Sikorski
826 Mandalay Ave.
Roof Maintenance and Door & Window Openings - Kasman

5.1.3 Case 49-25 Affidavit of Compliance

Leslie & Debra Conklin
430 Lotus Path
Roof Maintenance, Exterior Surfaces, and Door & Window Openings -
Kasman

5.1.4 Case 55-25 Affidavit of Compliance

949 Cleveland Street LLC
901 Cleveland St.
Window Signage - Burghardt

5.1.5 Case 105-25 Affidavit of Compliance

Berfin Akkayan & Yuksel Durman
1803 Apache Trl
Lot Clearing - Dixon

- 5.2** [ID#25-1077](#) **Case 38-25** - Accept the Affidavit(s) of Non-Compliance for respondent(s)
Deol Partners LLC at **39 Turner St.** for Exterior Surfaces. (Kasman)
- 5.3** [ID#25-1076](#) **Case 43-25** - Accept the Affidavit(s) of Non-Compliance for respondent(s)
William R. Black at **2390 Willow Tree Trl** for Abandoned Building. (Stephens)
- 5.4** [ID#25-1075](#) **Case 52-25** - Accept the Affidavit(s) of Non-Compliance for respondent(s)
Gonzalo Diaz and Celina Diaz at **1122 Brownell St.** for Short Term Rental
and Residential Rental Business Tax Receipt. (Stephens)
- 5.5** [ID#25-1074](#) **Case 53-25** - Accept the Affidavit(s) of Non-Compliance for respondent(s)
Clearwater Angler LLC at **607 N Myrtle Ave.** for Sign Maintenance.
(Burghardt)

6. Other Board Action

- 6.1** [ID#25-1102](#) Review changes to Rules and Regulations, Article IV - Order of Business and
Article IX - Enforcement.

7. Nuisance Abatement Lien Filings

- 7.1 [ID#25-1093](#) **Case 160-25** - Accept the Nuisance Abatement Lien for respondent(s) **Michael Plunkett** at **205 S San Remo Ave.** for Lot Clearing; and issue an order with the compliance deadline and authorize the City to mitigate the violation if compliance is not met. (Sudduth)
- 7.2 [ID#25-1094](#) **Case 161-25** - Accept the Nuisance Abatement Lien for respondent(s) **Kathy Carro** at **1910 Union St.** for Lot Clearing and Inoperative Vehicle; and issue an order with the compliance deadline and authorize the City to mitigate the violation if compliance is not met. (Kasman)
- 7.3 [ID#25-1095](#) **Case 162-25** - Accept the Nuisance Abatement Lien for respondent(s) **Karin Friese and Daniel Friese** at **1755 Sunset Point Rd.** for Lot Clearing and Inoperative Vehicle; and issue an order with the compliance deadline and authorize the City to mitigate the violation if compliance is not met. (Kasman)
- 7.4 [ID#25-1096](#) **WITHDRAWN - Case 163-25** - Accept the Nuisance Abatement Lien for respondent(s) **Santa Tellez and Fernando Contreras** at **332 Elizabeth Ave.** for Inoperative Vehicle; and issue an order with the compliance deadline and authorize the City to mitigate the violation if compliance is not met. (Stephens)
- 7.5 [ID#25-1097](#) **Case 164-25** - Accept the Nuisance Abatement Lien for respondent(s) **A P Beach Properties LLC** at **405 Coronado Dr.** for Lot Clearing; and issue an order with the compliance deadline and authorize the City to mitigate the violation if compliance is not met. (Mattocks)
- 7.6 [ID#25-1098](#) **Case 165-25** - Accept the Nuisance Abatement Lien for respondent(s) **Clearwater Beach BK Investors** at **423 Mandalay Ave.** for Lot Clearing; and issue an order with the compliance deadline and authorize the City to mitigate the violation if compliance is not met. (Mattocks)
- 7.7 [ID#25-1099](#) **Case 166-25** - Accept the Nuisance Abatement Lien for respondent(s) **Mary Johnson Est** at **950 Lantana Ave.** for Lot Clearing; and issue an order with the compliance deadline and authorize the City to mitigate the violation if compliance is not met. (Mattocks)

8. Adjourn