

**NOTICE OF HEARING
MUNICIPAL CODE ENFORCEMENT BOARD
CITY OF CLEARWATER, FLORIDA
Case 08-19**

Certified Mail

December 12, 2018

Owner: **Maya Ellie Hamblet**
502 Palm Bluff St.
Clearwater, FL 33755-3051

Violation Address: **502 Palm Bluff St.**
Palm Bluff 1st Add E 50Ft of Lots 6 & 7 and part of Lot 11

Dear Sir/Madam:

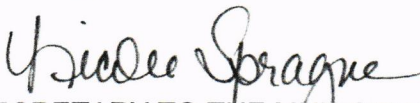
You are hereby formally notified that on **Wednesday, January 23, 2019, at 1:30 p.m.** there will be a public hearing before the Municipal Code Enforcement Board in the Council Chambers, Clearwater Main Library at 100 North Osceola Avenue, Clearwater, Florida, concerning your request to appeal a Nuisance Notice of Violation regarding a violation of Section(s) **3-1503.B.7 & 3-1503.B.8** of the City of Clearwater Community Development Code.

Should the Board deny your appeal, the City Manager may authorize entry onto the property and such action as is necessary to abate the nuisance without further notice.

A certified copy of an Order of the Board imposing costs of abatement, including administrative costs, may be recorded in the public records of Pinellas County, and thereafter such Order shall constitute a lien against the land on which the violation exists and upon any other real or personal property owned by the violator.

If you wish to have any witnesses subpoenaed, please contact the Secretary of the Municipal Code Enforcement Board within five (5) days at (727) 562-4097. If you have any questions regarding the cited violation or if the violation is corrected prior to the hearing, please contact the Inspector whose name appears on the Nuisance Notice of Violation.

Sincerely,



SECRETARY TO THE MUNICIPAL CODE ENFORCEMENT BOARD

The Municipal Code Enforcement Board was created pursuant to General Act 80-300, General Laws of Florida, 1979, and Ordinance 2169-80 of the City of Clearwater. The purpose of this quasi-judicial Board of seven citizens is to quickly and fairly render decisions and facilitate enforcement of certain codes of the City of Clearwater.

The City of Clearwater strongly supports and fully complies with the Americans with Disabilities Act (ADA). Please advise us at least 48 hours prior to the hearing if you require special accommodations at 727-562-4090. Assisted Listening Devices are available. Kindly silence your electronic devices during the hearings.

FLORIDA STATUTE 286.0105 STATES THAT ANY PERSON APPEALING A DECISION OF THIS BOARD WILL NEED A RECORD OF THE PROCEEDINGS.

MUNICIPAL CODE ENFORCEMENT BOARD OF THE CITY OF CLEARWATER, FLORIDA
AFFIDAVIT OF VIOLATION AND REQUEST FOR HEARING

NAME OF VIOLATOR: MAYA ELLIE HAMBLET
MAILING ADDRESS: 502 PALM BLUFF ST
CLEARWATER, FL 33755-3051

CITY CASE#: PNU2018-01654

VIOLATION ADDRESS: 502 PALM BLUFF ST
CLEARWATER, FL

DATE OF OFFICIAL NOTICE OF VIOLATION: 11/8/2018

LEGAL DESCRIPTION OF PROPERTY: PALM BLUFF 1ST ADD E 50FT OF LOTS 6 & 7 AND S
113FT MOL OF LOT 11

PARCEL #: 09-29-15-65466-000-0060

DATE OF INSPECTION: 11/29/2018 4:16:00 PM

SECTION(S) OF THE CITY CODE WHICH HAVE BEEN VIOLATED: CODE
SECTION VIOLATED

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.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, curblin or edge of pavement of an improved right-of-way or private accessway or roadway by more than four inches.

SPECIFICALLY,

A violation exists and a request for hearing is being made.


Gregory Dixon

SWORN AND SUBSCRIBED before me on this 7th day of December, 2018, by Gregory Dixon.

STATE OF FLORIDA
COUNTY OF PINELLAS

☒ PERSONALLY KNOWN TO ME

☐ PRODUCED AS IDENTIFICATION

N/A
Type of Identification


(Notary Signature)

Daniel Knight
Name of Notary (typed, printed, stamped)



FILED THIS 7 DAY OF Dec., 2018

MCEB CASE NO. 08-19

Heide Sprague

CITY OF CLEARWATER
CODE COMPLIANCE
MUNICIPAL SERVICES BUILDING, 100 SOUTH MYRTLE AVENUE
P.O. BOX 4748, CLEARWATER, FL 33758-4748
Telephone 727-562-4720

PNU 2018-01654

LOT CLEARING NOTICE OF VIOLATION

PROPERTY OWNER: Maya Hamlet

PROPERTY ADDRESS: 502 Palm Bluff St

An inspection of this property discloses and it has been found and determined that a lot clearing violation exists on this property and/or public right-of-way abutting this property constituting a violation of:

☒ Section 3-1503.B.7. which constitutes: 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.

☒ Section 3-1503.B.8. which constitutes: 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, curblin or edge of pavement of an improved right-of-way or private accessway or roadway by more than four (4) inches.

Section 3-1503.B.10. which constitutes: The lack of maintenance by a property owner abutting any dedicated right-of-way or easement in the city where a height clearance of less than eight (8) feet from the sidewalk pavement measured vertically from the pavement surface is maintained, unless an exception has been granted by the urban forester.

Section 3-1503.B.5.a. which constitutes: Any 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 private property, or on any public property without authorization 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.

COMPLIANCE CAN BE MET BY:

Clear all overgrowth from
Front, back, and side yards. Also, edge
property right-of-ways.

THIS VIOLATION SHALL BE CORRECTED BY:

Nov 23, 2018

You are to remedy the above described condition by the above-described correction date. If you do not remedy the condition by the above-described date then a public hearing will be held on Wednesday, Jan 23, 2019, at 1:30 p.m. before the Municipal Code Enforcement Board in the Council Chambers, 3rd floor, City Hall at 112 South Osceola Avenue, Clearwater, Florida, concerning the above described violation. Failure to appear may result in the Board proceeding in your absence.

You have the right to obtain an attorney, at your own expense, to represent you before the Board. If you are absent but represented at the hearing, your representative must present to the Board your letter authorizing your representative to speak on your behalf. You will have the opportunity to present witnesses as well as question witnesses against you prior to the Board making a determination. Please be prepared to present evidence at the hearing concerning the amount of time necessary to correct the alleged violations should you be found to be in violation of the City Code.

The case shall be presented to the Board even if the violations described above are corrected prior to the Board hearing if compliance is met after the compliance date set forth above.

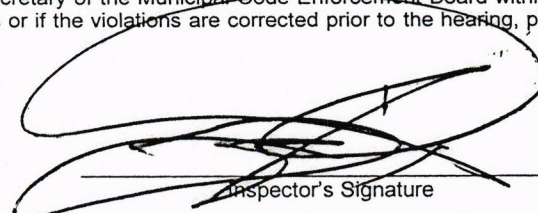
Should you be found in violation of the City Code, the Municipal Code Enforcement Board has the power by law to allow the City to make all reasonable repairs which are required to bring the property into compliance and charge you with the reasonable cost of the repairs along with daily fines which may become a lien on all non-exempt real and personal property you own.

If you wish to have any witnesses subpoenaed, please contact the Secretary of the Municipal Code Enforcement Board within five (5) days at 727-562-4097. If you have any questions regarding the cited violations or if the violations are corrected prior to the hearing, please contact the Inspector whose name appears below.

DATE: 11/8/18

INSPECTOR: Gies Dixon

INSPECTOR PHONE #: 562-4785


Inspector's Signature

Section 3-1503. - Nuisances.

- A. No person owning, leasing, operating, occupying or having control of any premises within the city shall maintain, keep or permit any nuisance affecting the citizens of the city.
- B. The existence of any of the following specific conditions or conduct is hereby declared to constitute a public nuisance:
1. A condition or use that causes a substantial diminution of value of property in the vicinity of the condition or use.
 2. Buildings which are abandoned, boarded up for a period of six months, partially destroyed for any period of time, or left for a period of three months in a state of partial construction, provided that any unfinished building or structure which has been under construction six months or more shall be deemed and presumed to have been left for an unreasonably long period of time in the sense of this subsection.
 3. Any attractive nuisance dangerous to children in the form of abandoned or broken equipment, accessible artificial bodies of water, excavations, or neglected machinery.
 4. Overt blocking of drainage pipes, ditches, channels, and streams, so as to cause flooding and adversely affect surrounding property.
 5. Accumulation and placement of nuisances.
 - a. Any 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 private property, or on any public property without authorization 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.
 - b. The placement of trash, debris or other items on public property without authorization.
 6. 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.

7. Excessive growth or accumulation of weeds, grass, undergrowth or other similar plant materials, reaching a height of more than 12 inches, or the accumulation of debris upon property within the City of Clearwater.
8. 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, curblin or edge of pavement of an improved right-of-way or private accessway or roadway by more than four inches.
9. Any other condition or use that constitutes a nuisance to the public, generally, which is continually or repeatedly maintained, the abatement of which would be in the best interest of the health, safety and welfare of the citizens of the city.
10. The lack of maintenance by a property owner abutting any dedicated right-of-way or easement in the city where a height clearance of less than eight feet from the sidewalk pavement measured vertically from the pavement surface is maintained, unless an exception has been granted by the urban forester.
11. Any shopping carts, as defined in Florida Statutes Section 506.502(10), as amended from time to time, or parts of such carts, which are abandoned on public property including but not limited to streets, sidewalks, public rights-of-way, bus stops, municipal parking lots, parks, and similar places owned, leased, or operated by any public body, or are abandoned on private property where said carts or parts thereof are visible from public property may be removed by the city manager or designee. Such shopping carts or

parts thereof shall be impounded and stored by the city at an appropriate location. Whenever the city shall impound a shopping cart of [or] part thereof containing identification of ownership or right to possession, a notice shall be sent by ordinary mail to such person advising that the shopping cart of [or] part thereof may be redeemed within thirty days upon payment of costs for removal and storage. Any shopping cart or part thereof so held shall be returned to its owner or person having right of possession upon proof of ownership or right to possession and payment of costs for removal and storage. If not claimed, a shopping cart or part thereof may be sold, destroyed, or otherwise disposed of by the city 31 days following impoundment. This section shall not be applicable to:

- a. Shopping carts or parts thereof which are located on private property and are completely enclosed within a building where they are not visible from public property;
 - b. Shopping carts which are stored in a lawful manner on public or private property owned or leased by a retail business in connection with which the shopping carts are authorized to be used;
 - c. Shopping carts or parts thereof which are stored in a lawful manner on private property in connection with the business of a licensed dismantler or junk dealer when such storage is necessary to the operation of a lawfully conducted business.
12. *Newsracks and vending machines.* Any newsrack on public property not in compliance with the provisions of section 3-909, other than subsection 3-909 (A)(5), or any newsrack or vending machine installed, used or maintained at a location which constitutes an imminent danger or safety hazard to pedestrians or vehicles or otherwise unreasonably interferes with the safe use of any public right-of-way.
 13. *Seawalls.* Any seawall in a condition where the structural integrity is not maintained.
 14. *Graffiti.* Graffiti on any wall, post, column, or other building or structure, or to a tree, or other exterior surface, publicly or privately owned, within the City of Clearwater.

C.

Violations of this Section may be enforced by action before the municipal code enforcement board as "nuisance cases" or "non-nuisance cases" pursuant to the corresponding procedures set forth in Section 7-102, or by citation pursuant to Code of Ordinances Section 1.12.

(Ord. No. 6417-99, § 9, 8-19-99; Ord. No. 6526-00, § 1, 6-15-00; Ord. No. 6573-00, § 2, 8-3-00; Ord. No. 6928-02, §§ 76—79, 5-2-02; Ord. No. 7449-05, §§ 21—23, 12-15-05; Ord. No. 7605-06, § 27, 4-20-06; Ord. No. 8211-10, § 12, 10-5-10)

MUNICIPAL CODE ENFORCEMENT BOARD OF THE CITY OF CLEARWATER, FLORIDA

AFFIDAVIT OF POSTING

City Case Number: PNU2018-01654

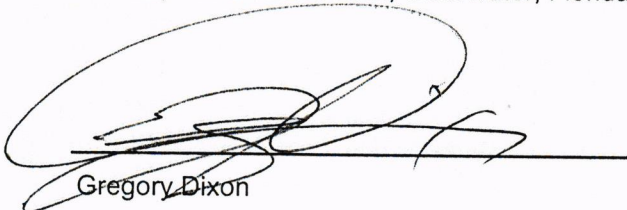
Site of Violation: 502 PALM BLUFF ST

RECEIVED

DEC 03 2018

1. Gregory Dixon, being first duly sworn, deposes and says:
2. That I am a Code Inspector employed by the City of Clearwater.
3. That on the 3rd day of December, a copy of the attached Notice of Violation was posted at City Hall, 112 Osceola Ave., Clearwater, Florida and at 502 PALM BLUFF ST, Clearwater, Florida.

OFFICIAL RECORDS AND
LEGISLATIVE SRVCS DEPT.

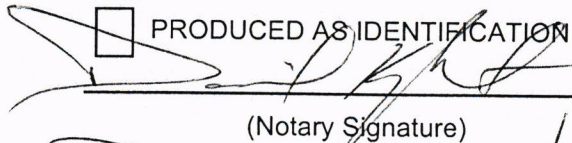

Gregory Dixon

STATE OF FLORIDA
COUNTY OF PINELLAS

SWORN AND SUBSCRIBED before me on this 3rd day of December, by Gregory Dixon.

☒ PERSONALLY KNOWN TO ME

☐ PRODUCED AS IDENTIFICATION


(Notary Signature)

N/A
Type of Identification

Daniel Knight
Name of Notary (typed, printed, stamped)



CITY OF CLEARWATER
CODE COMPLIANCE
MUNICIPAL SERVICES BUILDING, 100 SOUTH MYRTLE AVENUE
P.O. BOX 4748, CLEARWATER, FL 33758-4748
Telephone 727-562-4720

DW 2018-01654

LOT CLEARING NOTICE OF VIOLATION

PROPERTY OWNER: Maya Hamblet

PROPERTY ADDRESS: 502 Palm Bluff St

An inspection of this property discloses and it has been found and determined that a lot clearing violation exists on this property and/or public right-of-way abutting this property constituting a violation of:

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COMPLIANCE CAN BE MET BY: Clear all overgrowth from
Front, Back and Side yards. Also, edge property
Right of ways

THIS VIOLATION SHALL BE CORRECTED BY: 12/3/18

You are to remedy the above described condition by the above-described correction date. If you do not remedy the condition by the above-described date then a public hearing will be held on Wednesday, Jan 23, 2019, at 1:30 p.m. before the Municipal Code Enforcement Board in the Main Library, Room AB, 1st floor, at 100 North Osceola Avenue, Clearwater, Florida 33755 concerning the above described violation. Failure to appear may result in the Board proceeding in your absence.

You have the right to obtain an attorney, at your own expense, to represent you before the Board. If you are absent but represented at the hearing, your representative must present to the Board your letter authorizing your representative to speak on your behalf. You will have the opportunity to present witnesses as well as question witnesses against you prior to the Board making a determination. Please be prepared to present evidence at the hearing concerning the amount of time necessary to correct the alleged violations should you be found to be in violation of the City Code.

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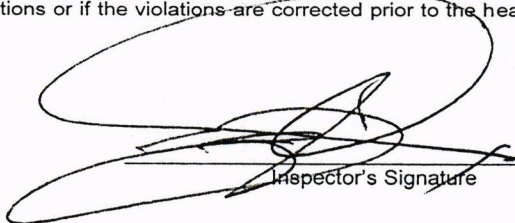
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DATE: 12/3/18

INSPECTOR: GREG DIXON

INSPECTOR PHONE #: 562-4785


Inspector's Signature

[Interactive Map of this parcel](#) [Sales Query](#) [Back to Query Results](#) [New Search](#) [Tax Collector Home Page](#) [Contact Us](#) WM

09-29-15-65466-000-0060

Compact Property Record Card

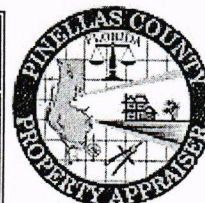
Tax Estimator

Updated December
7, 2018

Email Print Radius
Search

FEMA/WLM

<u>Ownership/Mailing Address Change</u> <u>Mailing Address</u>	<u>Site Address</u>
HAMBLET, MAYA ELLIE 502 PALM BLUFF ST CLEARWATER FL 33755-3051	502 PALM BLUFF ST CLEARWATER



Property Use: 0110 (Single Family Home)

Total Living: Total Gross
SF: 1,390 SF: 1,671

Total Living
Units: 1

[click here to hide] **Legal Description**

PALM BLUFF 1ST ADD E 50FT OF LOTS 6 & 7 AND S 113FT MOL OF LOT 11

<u>Mortgage Letter</u>	<u>File for Homestead</u>	<u>2019 Parcel Use</u>	
<u>Exemption</u>			
<u>Exemption</u>	<u>2018</u>	<u>2019</u>	
Homestead:	No	No	Homestead Use Percentage: 0.00%
Government:	No	No	Non-Homestead Use Percentage: 100.00%
Institutional:	No	No	Classified Agricultural: No
Historic:	No	No	

Parcel Information **Latest Notice of Proposed Property Taxes (TRIM Notice)**

<u>Most Recent Recording</u>	<u>Sales Comparison</u>	<u>Census Tract</u>	<u>Evacuation Zone</u> (NOT the same as a FEMA Flood Zone)	<u>Flood Zone</u> (NOT the same as your evacuation zone)	<u>Plat Book/Page</u>
13929/0223	\$95,700 <u>Sales Query</u>	121030261012	NON EVAC	<u>Compare Preliminary to Current FEMA Maps</u>	5/14

2018 Interim Value Information

<u>Year</u>	<u>Just/Market Value</u>	<u>Assessed Value / Non-HX Cap</u>	<u>County Taxable Value</u>	<u>School Taxable Value</u>	<u>Municipal Taxable Value</u>
2018	\$77,193	\$58,344	\$58,344	\$77,193	\$58,344