



**SPECIAL MAGISTRATE HEARING
MINUTES**

WEDNESDAY, AUGUST 11, 2021

CALL TO ORDER: Special Magistrate Geraci-Carver called the hearing to Order at 6:30 p.m.

Attendees: Sean Gleason, Code Compliance Officer
Anita Geraci-Carver, Special Magistrate
Stephanie Abrams, City Clerk
Sasha Grossi, Asst. City Clerk

Special Magistrate Anita Geraci-Carver explained the process of the Special Magistrate Hearing. Special Magistrate Anita Geraci-Carver stated if anyone is speaking to a specific comment, or argument, they will need to be sworn in.

Defendant(s) and witness (es) were sworn in by Special Magistrate Anita Geraci-Carver.

Case No. 21-000154

Violation: **Not in Compliance with Building Permit—Required Art III, Sec 3.21**

Code Compliance Officer Gleason went through the copies of the notifications of violation and the hearing that were mailed, posted on the property, and at city hall.

Code Compliance Officer Gleason presented his case on this matter, along with presenting photos of the property on this case.

Special Magistrate Geraci-Carver found the property in violation of Building permit regulations. \$45.63 to prosecute this case were incurred by the City of Mascotte and are recoverable from the Respondent not later than September 3, 2021.

Case No. 20-000215

Violation: **Unfit or Unsafe Dwelling or Structure, Chapter 5, Sec 5-114**

Code Compliance Officer Gleason went through the copies of the notifications of violation and the hearing that were mailed, posted on the property, and at city hall.

Code Compliance Officer Gleason presented his case on this matter, along with presenting photos of the property on this case. He stated that there was not a building permit issued for an air conditioner to be installed.

Code Compliance Officer Gleason continued to present the case on the city side.

Property owner having been served with the Notice of Violation and Notice of Hearing did not attend the hearing.

Special Magistrate Anita Geraci-Carver did find the property was in violation of the following: Unfit or Unsafe Dwelling or Structure. Chapter 5, Sec 5-114. Order to pay City cost incurred \$45.63. If not corrected and the property brought into compliance by the respective Corrective Action Deadline, then after receipt of affidavit of non-compliance for the Code Compliance Officer Action Deadline, the Special Magistrate shall execute an Order of Fine, imposing a fine of \$25.00 per day for each day after the respective 60 days.

Case No. 21-000126

Violation: Unfit or Unsafe Chapter 5, Sec 5-114 all the codes of Ordinances.

Code Compliance Officer Gleason went through copies of notifications and photos and presented the case.

Special Magistrate Anita Geraci-Carver stated that she does find the property in violation Unfit or Unsafe Chapter 5, Sec 5-114. The property owner has 60 days to apply for all building permits, repair and replace the structure roof, electrical panel and conductors, water heater, air handler, and have an engineer evaluate the structural crack and take any necessary action to repair, or alternatively demolish the structure. from the date of the order and if not, the property owner will be fined \$25.00 per day until they come in compliance. Order to pay City of Mascotte cost incurred \$45.63 in fees to the city no later than 1:00 pm, September 24, 2021.

Meeting Adjourned: 6:30 p.m.


Stephanie Abrams
City Clerk