



City Of

STAUGUSTINE

----EST. 1565----

CITY OF ST. AUGUSTINE SPECIAL MAGISTRATE CODE ENFORCEMENT

WEDNESDAY, APRIL 1, 2026 - 9:00 AM

ALCAZAR ROOM

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1. Swearing in of Staff
 2. Approval of Minutes
 3. General Public Comments for Items Not on the Agenda
 4. Modifications to the Agenda
 5. New Violation Hearing
 - a) CE2025-0490
Downing Sheila M
Downing Mariah L
8 Magnolia Ave
Ch. 8 Sec. 8-608-
Permits required.
 - b) CE2025-0498
Lopez, Kenneth
3 Nesmith Ave
Ch. 8 Sec. 8-608-
Permits required.
 6. Fine Assignment Hearing
 - a) CE2024-0441
Jensen Annie Et AL
Holland, Brandy
78 Sanford St
Ch. 8 Sec. 8-608-
Permits required.
 - b) CE2025-0223
20/20 Commercial Holdings
Washington LLC
142 Washington St
Ch. 28 Sec. 28-146-
Registration.

7. Fine Reduction Hearing
 - a) None

8. Abatement Hearing
 - a) CE2025-0581
Corbitt, Carol
14 Myrtle Ave
Ch. 19 Sec. 19-3-
Unlawful conditions.

9. Lien Hearing
 - a) None

10. Compliance Hearing
 - a) CE2025-0443
Richardson Keith
22 DeSoto Pl
Ch. 8 Sec. 8-608-
Permits required.

 - b) CE2025-0585
Day Rachel
Day Walker Lee
114 Spartina Ave
Ch. 25 Sec. 25-56-
Tree removal and replacement.

 - c) CE2026-0208
Bishop Of The Diocese St Aug
101 San Marco Ave
Ch. 17 Sec. 17-72-
Engaging in business without a
receipt; failure to comply.

11. Previously Heard Cases Update
 - a) CE2025-0333
Legacy Portfolio Holdings LLC
9 Venancio St
Ch. 28 Sec. 28-146-Registration.
 - b) CE2025-0352
Legacy Portfolio Holdings LLC
8 Pacific St
Ch. 28 Sec. 28-146-Registration.
12. City Attorney Items
13. Other Business
14. Adjournment

Notices: In accordance with Florida Statute 286.0105: "If any person decides to appeal any decision made by the Code Enforcement, Adjustments and Appeals Board with respect to any matter considered at this scheduled meeting or hearing, the person will need a record of the proceedings, and for such purpose the person may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based." In accordance with the Americans with Disabilities Act, persons needing a special accommodation to participate in this proceeding should contact the individual or agency sending notice not later than seven days prior to the proceeding at the address given on the notice. Telephone: (904) 825-1007; 1-800-955-8771 (TDD) or 1-800-955-8770 (V), via Florida Relay Service.

Please note that one or more members of the City Commission or its appointed boards or committees may attend this meeting and participate, however they may not engage in a discussion or debate amongst themselves on any issue that will likely come before their respective elected or appointed body.

The materials prepared and presented are part of the City's ongoing Florida Public Records and Government in the Sunshine compliance and are not intended to be relied upon or to reach investors or the trading market.

