



City of

**STAUGUSTINE**

----EST. 1565----

**CITY OF ST. AUGUSTINE SPECIAL MAGISTRATE CODE ENFORCEMENT**

**WEDNESDAY, MAY 6, 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) CE2026-0242  
Obt Management LLC  
Gurian, Phillip  
24 South St  
Ch. 28 Sec. 146-  
Registration.
  - b) CE2026-0283  
Baker Kellen Et AL  
Irons Matthew  
83 Weeden St  
Ch. 28 Sec. 146-  
Registration.
  - c) CE2026-0286  
Baker Kellen Et AL  
Irons Matthew  
83 Weeden St  
Ch. 28 Sec. 155-  
Effect of Ordinance No.  
2010-24 on RS-1 and RS-  
2 short-term rentals.

d) CE2026-0287  
Hd Kirms Living Trust  
Kirms Harry W III  
Kirms Devon Brooke  
340 Charlotte St  
Ch. 28 Sec. 155-  
Effect on Ordinance No.  
2010-24 on RS-1 and RS-  
2 short-term rentals.

e) CE2026-0288  
Julao Rosaliza  
19 Hildreth Dr  
Ch. 8 Sec. 301-  
Property maintenance  
code.

6. Fine Assignment Hearing

a) CE2025-0561  
Dinnan, Richard  
6 Hopkins St  
Ch. 28 Sec. 146-  
Registrations.

7. Fine Reduction Hearing  
None

8. Lien Hearing

a) CE2025-0303  
Beale, Jason A  
55 Abbott St.  
Ch. 28 Sec. 28-146. -  
Registration.

9. Compliance Hearing

a) CE2024-0478  
Sellars, Susanne M  
91 Kings Ferry Way  
Ch. 8 Sec. 8-608 -  
Permits required.

b) CE2025-0223  
20/20 Commercial Holdings  
Washington LLC Jackson,  
Edwards, Sr Jackson, Sara B  
142 Washington St  
Ch. 28 Sec. 28-90-  
Administration records, and  
appeals. (a)

- c) CE2026-0209  
Tricat Lllp  
Shenandoah St  
Ch. 17 Sec. 72 –  
Engaging in business without a  
receipt; failure to comply.

- 10. Previously Heard Cases Update
- 11. City Attorney Items
- 12. Other Business
- 13. 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.***