

Meeting Date
<b>July 18, 2022</b>

# *City of Lake City Report to Council*

AGENDA	
Section	
Item No.	

**SUBJECT:** Lien Forgiveness Request/ 1175 NW Ashley St. Lake City, FL  
Case # 21-00000020

**DEPT. / OFFICE:** GROWTH MANAGEMENT

<b>Originator: Jacqueline Espenship/ Michael Joel Watley (Power of Attorney)</b>		
<b>City Manager</b>  Paul Dyal	<b>Department Director</b>  Steve Brown	<b>Date</b>  07/07/22
<b>Council Action Options:</b> <ol style="list-style-type: none"> <li>1. Forgive all fees associated with code enforcement</li> <li>2. File a lawsuit against owner to collect fees</li> <li>3. File a foreclosure suit on owner and assume city ownership of property</li> <li>4. Forgive accumulated code enforcement fines on property but have owner pay code enforcement fees expended</li> <li>5. Forgive accumulated code enforcement fines on property but have owner pay code enforcement administrative fees expended and require property owner submit plans and obtain permits for construction within twelve months of this council action date.</li> <li>6. Have owner pay half of the fees associated with the lien for a total of \$17,775.00.</li> <li>7. Have owner pay for mailing costs for a total of \$13.92 and pay for costs accumulated for Attorney fees to hold a Special Magistrate Hearing totaling \$600.00.</li> </ol>		
<b>Summary Explanation &amp; Background:</b> <ol style="list-style-type: none"> <li>1. February 12, 2021- Code Officer Tara Kriehauser cited the property in violation of numerous International Property Maintenance Codes (debris &amp; trash). Owner was given a Notice of Violation by certified mail and was given until February 23, 2021 to comply. Certified mail was claimed per the Code Officers report. A fire occurred at this property.</li> <li>2. February 24, 2021 property was re-inspected. House was pressure washed to remove exterior fire removal. Debris and trash were picked up, however the remaining fire damage to the structure had not been resolved.</li> <li>3. February 24, 2021 a second Notice of Violation was sent certified mail was returned unclaimed.</li> <li>4. February 24, 2021 a Notice of a Special Magistrate hearing for March 11, 2021 was sent to the Respondent in which the Respondent testified.</li> <li>5. March 16, 2021 the Special Magistrate ordered that the Respondent was in violation of city code. Respondent had 30 days to bring violations into compliance or a daily fine of \$75.00 would start to accrue.</li> <li>6. Property violation became cured 474 days later: Total lien fee \$35,550.00</li> </ol>		
<b>Alternatives: See above action items.</b>		
<b>Source of Funds:</b>		
<b>Code Enforcement Administrative Expenditures</b>		
<b>Financial Impact:</b> <ol style="list-style-type: none"> <li>1. Property may or may not be improved</li> <li>2. \$35,550.00 collected in fines and property may or may not be improved.</li> <li>3. City owns property and sells property.</li> <li>4. Re-imbursement of CE Administrative Expenditures and property may or may not be improved.</li> <li>5. Re-imbursement of CE Administrative Expenditures and property improved or fines and liens reinstated.</li> </ol>		
<b>Exhibits Attached:</b> <ol style="list-style-type: none"> <li>1. Magistrate orders</li> <li>2. Tax Parcel</li> <li>3. Receipts for Code Enforcement Expenditures</li> <li>4. Case file 21-00000020</li> </ol>		