



Manatee County Public Safety  
 Code Enforcement Division  
 P.O. Box 1000  
 Bradenton, FL 34206  
 Phone: (941) 748-2071  
 www.mymanatee.org

**Notice of Violation**

**Case #:** CE2203-0440

**Date Issued:** 05/11/2022

**Time Issued:** 9:00 am

Violator(s):	Phone Number:	Relationship:
Raquel Cruz Chavez 104 61st Ave E Bradenton FL 34203 US	N/A	Owner

**Location of Violation:** 5728 8TH STREET CT E  
**City:** BRADENTON **State:** FL **Zip Code:** 34203  
**Parcel ID#:** 5793100008000-3953633526

**Description of Violation**

Cite LDC 310.3 Building Permit Required

Violation Details: A new roof has been put on the home without permits.

Corrective Action Required: Obtain an issued Manatee County Building Permit.

**Correct on or before:** 05/21/2022

**Officer's Signature:** *Sean Ambrose*

**Officer's Name Printed:** Sean Ambrose

**Officer's Phone Number:** 941-713-7413

**Received:** Posted to property **Date:** 5-11-22

**Print Name:** \_\_\_\_\_

**IF THE VIOLATION(S) IS/ARE NOT CORRECTED, THE CODE ENFORCEMENT OFFICER MAY INSTITUTE FURTHER ACTION BEFORE THE CODE ENFORCEMENT SPECIAL MAGISTRATE OR ISSUE A CITATION OR ISSUE A NOTICE TO APPEAR (NTA). IF YOU WISH TO DISCUSS THIS NOTICE OR SCHEDULE A RE-INSPECTION, PLEASE CALL THE CODE ENFORCEMENT OFFICER AND LEAVE YOUR NAME, CASE NUMBER AND A PHONE NUMBER WHERE YOU CAN BE REACHED.**

CODE ENFORCEMENT SPECIAL MAGISTRATE  
MANATEE COUNTY, FLORIDA

**NOTICE OF HEARING**

TO: Raquel Cruz Chavez  
104 61st Ave E  
Bradenton, FL 34203

CERTIFIED MAIL  
RETURN RECEIPT REQUESTED

CASE NO. CE2203-0440

To Whom It May Concern:

Pursuant to Chapter 2-7 of the County Code of Ordinances and Chapter 162, Florida Statutes, a Code Enforcement Special Magistrate has the authority to hold hearings and assess fines for violations of County Codes and Ordinances.

PLEASE TAKE NOTICE that a hearing will be held on **WEDNESDAY, August 24, 2022** at 9:00 AM, at the **Bradenton Area Convention Center, 1 Haban Blvd, Palmetto, FL 34221, in the Manatee Room**, before a Code Enforcement Special Magistrate, to consider and act upon an alleged violation by you, or on your property as indicated by the enclosed Notice of Violation.

You have the right to appear before the Code Enforcement Special Magistrate to respond to the charges and to present relevant facts. You may choose to have an attorney represent you before the Special Magistrate, at your own expense. You will have the opportunity to present witnesses and to question the Code Enforcement Officer or other witnesses against you at the hearing. Failure to appear may result in the Special Magistrate making a determination adverse to your interest.

PLEASE GOVERN YOURSELF ACCORDINGLY.

DATE: August 10, 2022

MANATEE COUNTY, FLORIDA  
Code Enforcement Division

By:   
*Signature of Code Enforcement Officer*

**Sean Ambrose**  
Code Enforcement Officer - Print Name

Public Safety Department  
P.O. Box 1000  
Bradenton, FL 34206

The Board of County Commissioners of Manatee County, Florida, does not discriminate upon the basis of any individual's disability status. This non-discrimination policy involves every aspect of the Board's functions including one's access to, participation in, employment with, or treatment in its programs or activities. Anyone requiring reasonable accommodation for this meeting as provided for in the Americans with Disabilities Act, should contact (941) 742-5800; TDD ONLY (941) 742-5802, wait 60 seconds; FAX (941) 745-3790.

An aggrieved party may appeal a final administrative order of the Special Magistrate to the circuit court. Such an appeal shall not be a hearing de novo but shall be limited to appellate review of the record created before the Special Magistrate. An appeal shall be filed within 30 days of the execution of the order to be appealed.  
*Florida Statutes 162.11*

# Manatee County Special Magistrate

Sean Ambrose

August 24, 2022



# Case #: CE2203-0440

- Sean Ambrose, Manatee County Code Enforcement Officer, I have been sworn.
- Respondents: Raquel Cruz Chavez
- Violation address: 5728 8<sup>th</sup> Street Ct. E. Bradenton
- PID: 5793100008
- Zoning: Residential Single Family (RSF-6)





Parcel ID: 5793100008  
Ownership: CHAVEZ, RAQUEL CRUZ  
Owner Type: INDIVIDUAL  
Mailing Address: CHAVEZ, RAQUEL CRUZ, 104 61ST AVE E, BRADENTON  
FL 34203

Situs Address: 5728 8TH STREET CT E, BRADENTON FL 34203-6003  
Jurisdiction: UNINCORPORATED MANATEE COUNTY  
Tax District: 0303; SOUTHERN MANATEE FIRE & RESCUE DISTRICT  
CRA/TIF District: SW; SOUTHWEST COUNTY TIF  
Market Area: 15; WHITFIELD AND DUPLEX CITY AREA

Sec/Twp/Rge: 13-35S-17E  
Neighborhood: 3320; PRIDE PARK AREA MF W OF 9TH ST E  
Subdivision: 5791900; WALTONS ACRES; LOT 11

Parcel Type: REAL PROPERTY  
Parcel Created: 09/05/1987  
Map Number: 5851

Land Use: 0100; Single Family Residential (1554)  
Land Size: 0.4625 Acres or 20,148 Square Feet  
Building Area: 1,612 SqFt Under Roof / 1,450 SqFt Living or Business  
Area / 1,612 SqFt Residential Impervious Area  
Living Units: 1

Residential Bldgs: 1



## OWNERSHIP

Case#: CE2203-0440



# Case #: CE2203-0440

## Violation and Description

- Violation: Section 310.3 Building permit required of the Land Development Code
- Violation description: A new roof has been put on the home without a permit.



# Case #: CE2203-0440

## Copy of Code

- Section 310.3 Building permit required

Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by the Florida Building Code, this Code or other applicable code, or to cause any such work to be done, shall first make application to the Building Official and obtain the required permit. All approvals, permits and certificates required by this Land Development Code must be applied for and obtained before an application for a building permit can be approved by the County. No start of construction or development shall occur until a Building Permit is issued.



# Case #: CE2203-0440

## Case Summary

- Initial investigation: 4-6-22
- Notice of Violation issued: 5-11-22
- Notice of Violation was mailed certified to Real Property Owner on 5-11-22
- Re-inspections were performed:
  - Informal Dates: 4-6, 5-20, 7-11, 7-28, 8-8, 8-10-22
  - Formal Dates: 5-11, 6-6-22
  - Contact with respondent dates: 6-6, 8-10-22





# Case #: CE2203-0440

## Case Summary Continued

- Notice of Violation and Notice of Hearing were posted at the property and at the first floor of the Administration Building on 8-11-2022 and sent certified mail on 8-11-2022.



# EXHIBIT 1

VIOLATION OF SECTION 310.3 of  
the Land Development Code

Address: 5728 8<sup>th</sup> Street Ct E,  
Bradenton



## EXHIBIT 2

VIOLATION OF SECTION 310.3 of  
the Land Development Code

Address: 5728 8<sup>th</sup> Street Ct E,  
Bradenton



# EXHIBIT 3

VIOLATION OF SECTION 310.3 of  
the Land Development Code

Address: 5728 8<sup>th</sup> Street Ct E,  
Bradenton



# EXHIBIT 4

VIOLATION OF SECTION 310.3 of  
the Land Development Code

Address: 5728 8<sup>th</sup> Street Ct E,  
Bradenton

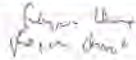

Dear Kelvin Albritton:

The following is in response to your request for proof of delivery on your item with the tracking number:  
**9414 8149 0102 7065 4595 17.**

#### Item Details

<b>Status:</b>	Delivered, Left with Individual
<b>Status Date / Time:</b>	July 23, 2022, 5:02 pm
<b>Location:</b>	BRADENTON, FL 34203
<b>Postal Product:</b>	First-Class Mail®
<b>Extra Services:</b>	Certified Mail™ Return Receipt Electronic

#### Recipient Signature

Signature of Recipient:	
Address of Recipient:	

Note: Scanned image may reflect a different destination address due to Intended Recipient's delivery instructions on file.

Thank you for selecting the United States Postal Service® for your mailing needs. If you require additional assistance, please contact your local Post Office™ or a Postal representative at 1-800-222-1811.

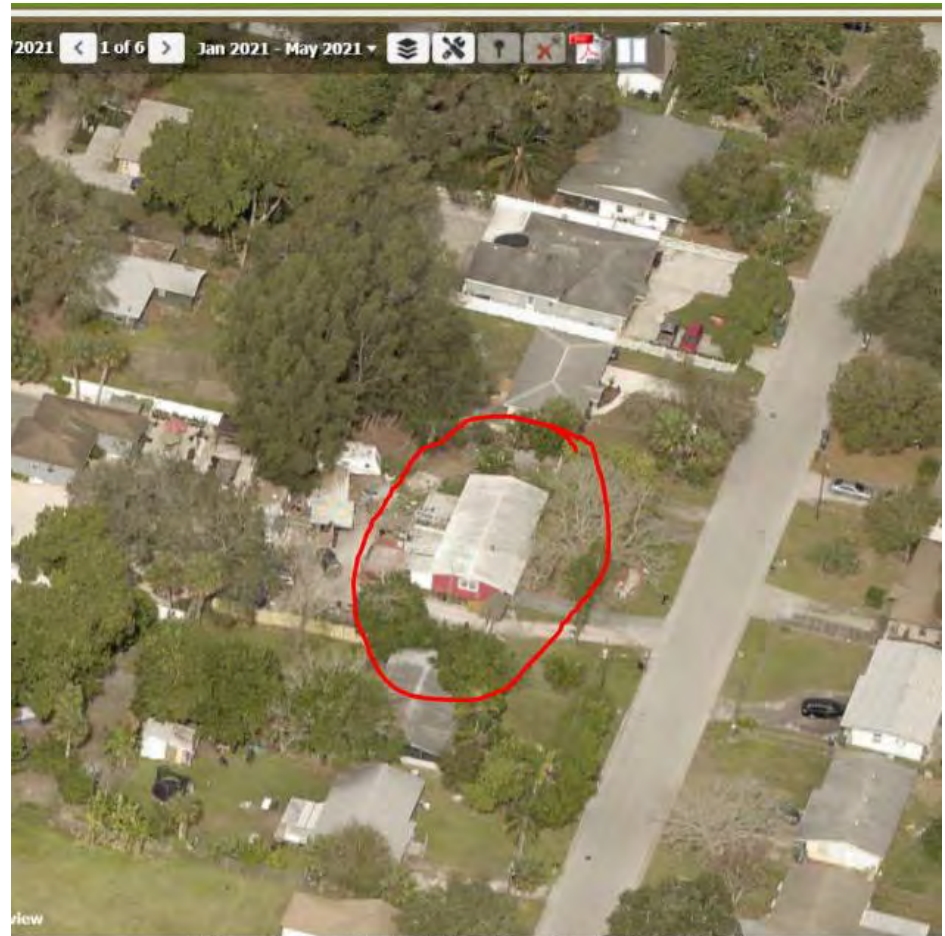
Sincerely,  
United States Postal Service®  
475 L'Enfant Plaza SW  
Washington, D.C. 20260-0004



# EXHIBIT 5

VIOLATION OF SECTION 310.3 of  
the Land Development Code

Address: 5728 8<sup>th</sup> Street Ct E,  
Bradenton



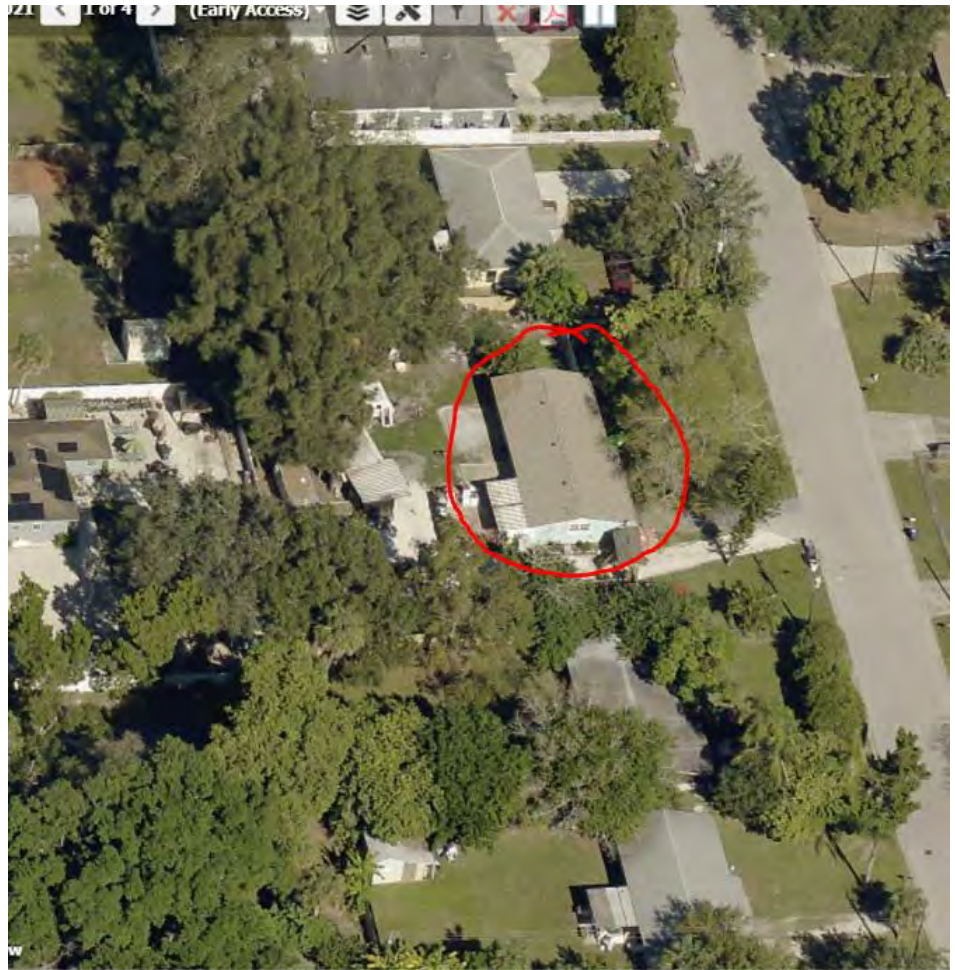
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# EXHIBIT 6

VIOLATION OF SECTION 310.3 of  
the Land Development Code

Address: 5728 8<sup>th</sup> Street Ct E,  
Bradenton



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# Recommended Action

- Obtain a Manatee County Building Permit.
- Recommended compliance date is 9-23-22.
- Recommended fine: If the property is not in compliance on or before the date set forth by the Special Magistrate, a fine of \$50.00 per day, not to exceed a maximum of \$20,000.00, shall be imposed for each day the violation exists beyond the compliance date ordered.





# Case #: CE2203-0440

## Evidence Submittal

- Case photographs
- Ownership
- Copy of this presentation



# Case #: CE2203-0440

## Conclusion

- Mr. Sowa, I would like the corrective action specified in the Order.
- This concludes my presentation.



CODE ENFORCEMENT SPECIAL MAGISTRATE  
MANATEE COUNTY, FLORIDA

MANATEE COUNTY, FLORIDA,

CASE NO: CE2203-0440

Complainant

vs.

Raquel Cruz Chavez,

Respondent

**COMPLIANCE ORDER**

THIS CAUSE came on for hearing before the Code Enforcement Special Magistrate of Manatee County, Florida, on August 24, 2022, after due notice to Respondent, and the Special Magistrate having heard testimony under oath, received evidence and heard argument, thereupon issues this Compliance Order as follows:

**FINDINGS OF FACT**

1. Respondent, Raquel Cruz Chavez, whose mailing address is 104 61<sup>st</sup> Ave E, Bradenton, FL 34203 is the owner or person in charge of the property located at 5728 8<sup>th</sup> St Ct E, Bradenton, FL 34203, and identified in the Manatee County Property Appraiser's records as PIN: 5793100008.
2. Respondent was properly served with a Notice of Violation in accordance with Section 162.12, Florida Statutes and Section 2-7-3 of the County Code of Ordinances.

Respondent/Representative  was  was not present at the hearing.

3. The violation: (LDC) Section 310.3 – Building Permit Required. A new roof has been put on the home, without a permit.
4. The Notice of Violation states that the violation must be corrected on or before May 21, 2022.
5. As of August 24, 2022, the condition described in paragraph 3 herein remains uncorrected.

**CONCLUSIONS OF LAW**

1. Respondent, by reason of the foregoing, is in violation of Section 310.3 of the Land Development Code in that Respondent has put a new roof on the home without a permit. Respondent has failed to remedy the aforesaid violation.
2. Respondent is subject to the provisions of Chapter 162, Part I, Florida Statutes and Chapter 2-7 of the Land Development Code.

**ORDER**

Based upon the foregoing Findings of Fact and Conclusions of Law, and pursuant to the authority granted in Chapter 162, Florida Statutes and 2-7-25 of the Manatee County Code of Ordinances, it is hereby ORDERED:

1. THAT Respondent corrects the aforesaid violation by obtaining the required building permit.
2. THAT in the event the aforesaid violation is not corrected on or before September 23, 2022, a fine of \$50.00 per day to a maximum of \$20,000.00 shall be imposed against the Respondent for each day the violation has continued past the compliance date ordered. This fine shall continue to accrue until Respondent comes into compliance with this Compliance Order or the fines reach the maximum ordered amount.

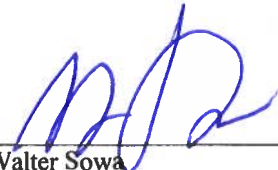
CODE ENFORCEMENT SPECIAL MAGISTRATE  
MANATEE COUNTY, FLORIDA

**CE2203-0440**

3. If the required corrective action is not taken as ordered on or before September 23, 2022, a certified copy of this Compliance Order shall be recorded in the public records of Manatee County, Florida and shall constitute a lien against the above-described property, and upon any other real or personal property owned by Respondent pursuant to Section 162.09, Florida Statutes, and Section 2-7-27 of the Manatee County Code of Ordinances.
4. That this Compliance Order is self-executing upon an Affidavit of Non-compliance being filed with the Clerk of the Circuit Court of Manatee County,

DONE AND ORDERED this 24<sup>th</sup> day of August, 2022.

By: \_\_\_\_\_


  
Walter Sowa  
Special Magistrate  
Manatee County Code Enforcement

**CERTIFICATE OF SERVICE**

I HEREBY CERTIFY that a true and correct copy of the foregoing Compliance Order has been filed for the record on August 24, 2022 and has been furnished to the Respondent,

- Personally, on this 24<sup>th</sup> day of August, 2022
- By US Mail on this 24<sup>th</sup> day of August, 2022

By: \_\_\_\_\_

  
Moira Horgan  
Administrative Specialist  
Manatee County Code Enforcement  
Department of Public Safety  
P.O. Box 1000  
Bradenton, FL 34206

**NOTE:** It is your responsibility to notify Code Enforcement at 941-748-2071 to verify that the violation has been brought into compliance.