



Manatee County Public Safety  
 Code Enforcement Division  
 2101 47th Terrace East  
 Bradenton, FL 34203  
 Phone: (941) 748-2071  
 www.mymanatee.org

**Notice of Violation**

**Case #:** CE2512-0632

**Date Issued:** 01/26/2026

**Time Issued:** 9:52 am

Violator(s):	Phone Number:	Relationship:
Bruce Wayne Clark 1721 Suponic Ave Sarasota FL 34243 US	(999) 999-9999	Owner
BLU MOUNTAIN HOLDINGS IRREVOCABLE TRUST U/T/D JANUARY 3 2002 1721 Suponic Ave Sarasota FL 34243 US	(999) 999-9999	Owner

**Location of Violation:** 1720 SUPONIC AVE  
**City:** SARASOTA **State:** FL **Zip Code:** 34243  
**Parcel ID#:** 1982900001000-3374234096

**Description of Violation**

Cite Manatee County Land Development Code Section 310.2 Development Order Required

Violation Details: There is outdoor storage at this property. The outdoor storage includes but not limited to commercial vehicles, trailers, rv's and miscellaneous items.

Corrective Action: A Development Order is required to be obtained or remove everything off the property.

**Correct on or before:** 02/25/2026

**Officer's Signature:** *David Saldivar*

**Officer's Name Printed:** David Saldivar

**Officer's Phone Number:** (941) 920-7187

**Received** \_\_\_\_\_ **Date:** 01/26/1026

**Print Name:** POSTED AT PROPERTY

**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.**

KAREN MATA 209  
MANATEE, COUNTY OF  
P.O. Box 1000  
Bradenton, FL 34205-1000

---

USPS CERTIFIED MAIL



9414 8149 0316 5966 2978 57

---

CE2512-0632- NOV  
Bruce Wayne Clark & Blu Mountain Holdings  
Irrevocable Trust U/T/D January 3 2002  
1721 SUPONIC AVE  
SARASOTA, FL 34243-3934

Shipper Ref: 209

CODE ENFORCEMENT SPECIAL MAGISTRATE  
MANATEE COUNTY, FLORIDA

**NOTICE OF HEARING**

TO: Bruce Wayne Clark  
1720 Suponic Ave  
Sarasota, FL 34243  
PID 1982900001

CERTIFIED MAIL  
RETURN RECEIPT REQUESTED

CASE NO. CE2512-0632

To Whom It May Concern:

In accordance with Chapter 2-7 of the County Code of Ordinances and Chapter 162 of the Florida Statutes, a Code Enforcement Special Magistrate has the authority to conduct hearings and impose fines for violations of County Codes and Ordinances.

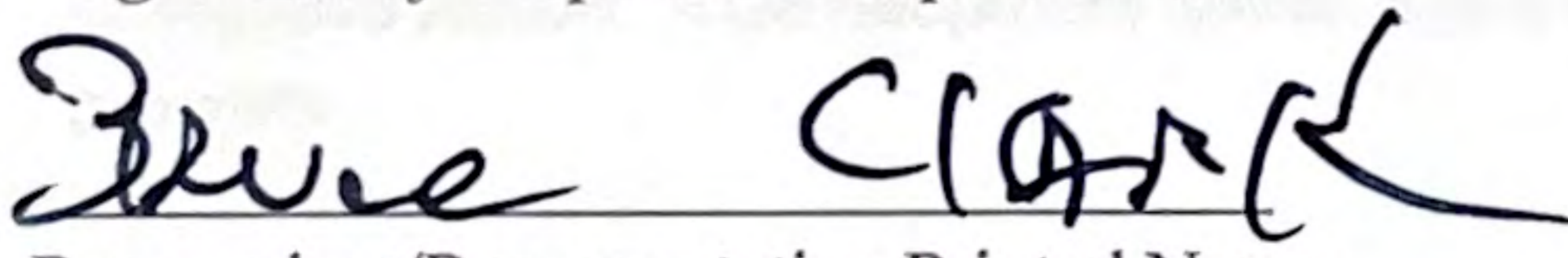
NOTICE is hereby given that a hearing will be held on **Wednesday, June 24th, 2026** at 9:00 AM. at the **Manatee County Administrative Building, 1112 Manatee Ave. W., Bradenton, Florida, in the Board Chambers on the 1st floor**, before a Code Enforcement Special Magistrate, to consider and act upon an alleged violation by you, or on your property as indicated by the enclosed Notice of Violation.

You have the right to attend before the Code Enforcement Special Magistrate to respond to the charges and to present relevant evidence. 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 decision unfavorable to your interests.

PLEASE GOVERN YOURSELF ACCORDINGLY.

DATE:

  
Signature of Respondent/Representative

  
Respondent/Representative Printed Name

MANATEE COUNTY, FLORIDA  
Code Enforcement Division

By:   
Signature of Code Enforcement Officer

**David Saldivar**  
Code Enforcement Officer - Print Name

Development Services Department  
Code Enforcement Division  
P.O Box 1000  
Bradenton, FL 34205

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

**Officer: David Saldivar**  
**Date: 06/24/2026**



# Case # CE2512-0632

- David Saldivar, Manatee County Code Enforcement Code Enforcement Officer, I have been sworn.
- Respondents: Bruce Wayne Clark & Blu Mountain Holdings Irrevocable Trust U/T/D January 3 2002
- Violation address: 1720 Suponic Ave., Sarasota, FL 34243
- PID: 1982900001
- Zoning: SFR – Single Family Residential





MANATEE COUNTY  
PROPERTY APPRAISER  
CHARLES E. HACKNEY

## Property Record Card

Created at: <https://www.manateepao.gov> on May 22, 2026

Parcel ID: 1982900001  
Ownership: CLARK, BRUCE WAYNE; BLU MOUNTAIN HOLDINGS  
IRREVOCABLE TRUST U/T/D JANUARY 3 2002  
Owner Type: TRUSTEE & INDIVIDUAL; IRREVOCABLE TRUST  
Mailing Address: CLARK, BRUCE WAYNE, BLU MOUNTAIN HOLDINGS  
IRREVOCABLE TRUST, 1721 SUPONIC AVE, SARASOTA  
FL 34243

Situs Address: 1720 SUPONIC AVE, SARASOTA, FL 34243  
Jurisdiction: UNINCORPORATED MANATEE COUNTY  
Tax District: 0303; SOUTHERN MANATEE FIRE & RESCUE DISTRICT  
CRA/TIF District: SW; SOUTHWEST COUNTY IMPROVEMENT DISTRICT  
Sec/Twp/Rge: 30-35S-18E  
Neighborhood: 3380; WHITFIELD MANOR ET AL  
Subdivision: 1981300; SHERMAN-STUART; LOT 14; PB 8/29

Parcel Type: REAL PROPERTY  
Parcel Created: 09/05/1987  
Map Number: 5CN3

FEMA Value: \$0 as of January 1, 2025  
Land Use: 4000; VACANT INDUSTRIAL  
Land Size: 0.9600 Acres or 41,818 Square Feet

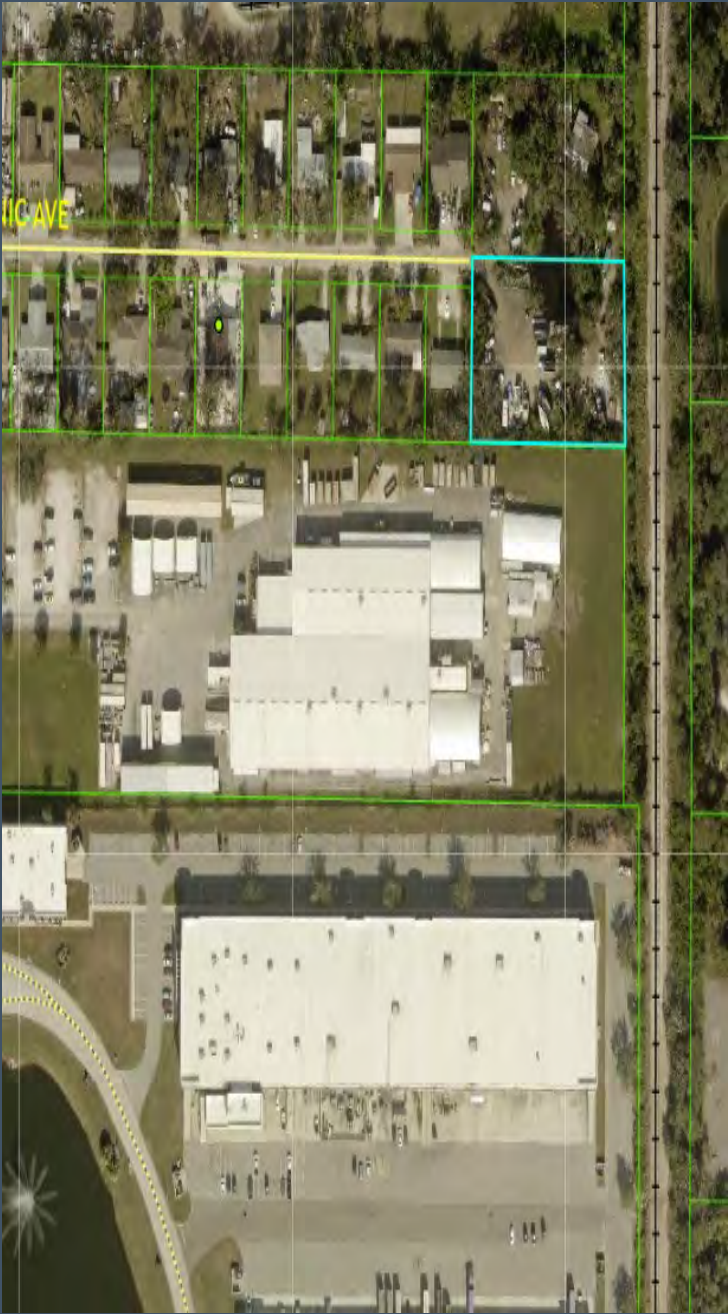


# Property Record Card



# Site Location

General Location: Just east of 15<sup>th</sup> St E. south county.



# Case # CE2512-0632

## Violation and Description

- Violation: Section 310.2 Development Order Required of the Manatee County Land Development Code.
- Violation Description: There is outdoor storage at this property. The outdoor storage includes but not limited to commercial vehicles, trailers, RV's and miscellaneous items.



# Case # CE2512-0632

## Copy of the Code

### 310.2. - Development Order Required.



The purpose of requiring a Development Order is to ensure the availability of adequate urban services, determine compliance with specific development standards, and calculate impact fee assessments, when applicable, prior to the issuance of a building permit.

- A. **Activities Requiring a Development Order.** It shall be unlawful to change the use of an existing structure, modify an approved site plan, commence the clearing of land, excavations for, or the construction of any building or other structure, including accessory structures, or to store building materials or erect temporary field offices, or to commence the moving, alteration, or repair of any structure, including accessory structures, until the Department Director has issued a Development Order authorizing such activity.
- B. **Exceptions.** In addition to the activities exempted in Section 103.2 of this Code, the following construction activities do not require a Development Order:
- Swimming pools,
  - Decks,
  - Patios,
  - Fences,
  - Sheds (maximum of 120 sq. ft.),
  - Sign installation,
  - Tree removal,
  - Exterior above-ground renovations,
  - Residential driveways,
  - Interior renovations which do not add dwelling units or change the occupancy of the building, and
  - Other minor additions to single family homes.
- C. **Review and Approval.** The following sections contain the specific processing and review requirements for the various types of Development Orders required.



# Exhibit 1

Violation of LDC  
Section: 310.2

Address:  
1720 Suponic Ave.,  
Sarasota

David Saldivar  
1720 Supnoc Ave  
Sarasota, FL 34243  
Jan 26, 2026 at 10:21:12 AM



View from street of commercial vehicles stored on the property.



## Exhibit 2

Violation of LDC  
Section: 310.2

Address:  
1720 Suponic Ave.,  
Sarasota



David Saldivar  
1721 Suponic Ave  
Sarasota FL 34243  
May 22, 2026 at 10:00:12 AM

View from street of the property



# Exhibit 3

Violation of LDC  
Section: 310.2

Address:  
1720 Suponic Ave.,  
Sarasota



View from street of the commercial vehicles on the property.



# Exhibit 4

Violation of LDC  
Section: 310.2

Address:  
1720 Suponic Ave.,  
Sarasota



View from street of commercial vehicles on the property.



# Case # CE2512-0632

## Case Summary

- Initial Inspection: 01/26/2026
- Notice of Violation was issued on: 01/26/2026
- There have been 6 reinspection's completed for this property.
- I spoke with the property owner on multiple occasions both in person and on the phone and he stated he is working on clearing the property.



# Case # CE2512-0632

## Case Summary Continued

- The Notice of Violation and Notice of Hearing were posted on the subject property and on the first floor of the Administration Building on 06/02/2026.



# Recommended Action

- A developmental order is required to be obtained or remove everything off the property.
- Recommended compliance date is 08/23/2026
- Recommended fine: : A fine of \$100.00 per day will be imposed for each day the violation continues beyond the compliance deadline ordered by the Special Magistrate, until full compliance is achieved.



# Case # CE2512-0632

## Evidence Submittal

- Case photographs
- Ownership: Property Appraiser Card
- Copy of this presentation



# Case # CE2512-0632

## Conclusion

- Mr. Sowa, I request the relief as stated in my recommended action
- This concludes my presentation.



CODE ENFORCEMENT SPECIAL MAGISTRATE  
MANATEE COUNTY, FLORIDA

MANATEE COUNTY, FLORIDA,  
Complainant,

CASE NO. CE2512-0632

vs.

Bruce Wayne Clark & Blu Mountain Holdings Irrevocable Trust U/T/D January 3 2002,  
Respondent.

COMPLIANCE ORDER

THIS CAUSE came on for hearing before the Code Enforcement Special Magistrate of Manatee County, Florida, on June 24, 2026, after due notice to Respondent, and the Special Magistrate having heard testimony under oath, received evidence and heard argument, thereupon issues this Order of Referral Order as follows:

FINDINGS OF FACT

1. Respondent(s), **Bruce Wayne Clark & Blu Mountain Holdings Irrevocable Trust U/T/D January 3 2002**, whose mailing address is 1721 Suponic Ave., Sarasota, FL 34243 is/are the owner(s) or person(s) in charge of the property located at **1720 Suponic Ave., Sarasota, FL, 34243** and identified in the Manatee County Property Appraiser's records as **PIN 1982900001**.
2. Respondent(s) was/were 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(s)  was/were  was not/were not present at the hearing.
3. The violation: **(LDC) Section 310.2 –Development Order Required**. There is outdoor storage at this property. The outdoor storage includes but is not limited to commercial vehicles, trailers, RV's and miscellaneous items.
4. The Notice of Violation states that the violation must be corrected on or before **February 25, 2026**.
5. As of June 24, 2026, the condition described in paragraph 3 herein remains uncorrected.

CONCLUSIONS OF LAW

1. Respondent(s) by reason of the foregoing, is/are in violation of **Section 310.2** of the Land Development Code in that the respondent(s) has/have outdoor storage on this property. Respondent(s) has/have failed to remedy the aforesaid violation(s).
2. Respondent(s) is/are subject to the provisions of Chapter 162, Part I, Florida Statutes and Chapter 2-7 of the County Code of Ordinances.

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 the Respondent(s) correct(s) the aforesaid violation. **A development order is required to be obtained or remove stored items from the property.**
2. THAT in the event the aforesaid violation is not corrected **on or before August 23, 2026**, a fine of **\$100.00** per day shall be imposed against the Respondent(s) for each day the violation(s) has/have continued past the compliance date ordered. This fine shall continue to accrue until Respondent(s) come(s) into compliance with this Order.

CODE ENFORCEMENT SPECIAL MAGISTRATE  
MANATEE COUNTY, FLORIDA

CE2512-0632

3. If the required corrective action is not taken as ordered **on or before August 23, 2026**, a certified copy of this 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(s) pursuant to Section 162.09, Florida Statutes, and Section 2-7-27 of the Manatee County Code of Ordinances.
4. That this 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 day of June 2026.

Manatee County Code Enforcement,  
Special Magistrate

  
Special Magistrate (Signature)  
Print Name: Walter Sowa

**CERTIFICATE OF SERVICE**

I HEREBY CERTIFY that a true and correct copy of the foregoing Compliance Order has been filed for the record on June 24, 2026 and has been furnished to the Respondent (s),

- Personally, on this 24 day of June 2026.
- By US Mail on this 24 day of June 2026.

Code Enforcement Administrative Specialist  
Manatee County

By:   
Administrative Specialist (Signature)  
Print Name: Karen Mata

Code Enforcement Division  
P.O. Box 1000  
Bradenton, FL 34206

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