

CODE ENFORCEMENT SPECIAL MAGISTRATE
MANATEE COUNTY, FLORIDA

NOTICE OF HEARING

TO: Kent Koblekt & Thomas Doyle
1616 Suponic Ave
Sarasota, FL 34243
1982200006

CERTIFIED MAIL
RETURN RECEIPT REQUESTED

CASE NO. ENF2605-0313

To Whom It May Concern:

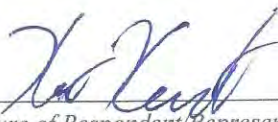
In accordance with Chapter 2-7 of the County Code of Ordinances and Chapter 162 of the Florida Statutes, a Code Enforcement Special Magistrate has the authority to conduct hearings and impose fines for violations of County Codes and Ordinances.

NOTICE is hereby given that a hearing will be held on **Wednesday, 08/26/2026** 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: 08/07/2026


Signature of Respondent/Representative

Kent Koblekt
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 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 Development Services
Code Enforcement Division
P.O. Box 1000
Bradenton, FL 34205
Phone: (941) 748-2071
www.mymanatee.org

Notice of Violation

Case #: ENF2605-0313

Date Issued: 05/19/2026

Violator(s):	Relationship:	Address:
Kent Koblect & Thomas Doyle	Violator - Home Owner	1616 Suponic Ave. Sarasota FL, 34243
DOYLE THOMAS KOBLECT, KENT	Owner	1616 SUPONIC AVE SARASOTA FL, 34243-3931

Location of Violation(s):

1616 SUPONIC AVE

City: SARASOTA **State:** FL **Zip Code:** 34243
Parcel ID#: 1982200006000-0732884957

Description of Violation(s):

(2-9-108) Restricted Vehicle CCO

Violation Details: There are jet skis parked in the front yard of this property.

Corrective Action: The jet skis may be parked in the side yard and rear yard of property with an occupied single-family residence or duplex, provided that the trailer does not extend more than five (5) feet past the front of the structure and that the restricted vehicle is owned by the property owner or tenant. In the alternative the jet skis must be removed from the property.

Comply By : 05/26/2026

Status: In Violation-Issue NOV

Inspector: David Saldivar

Date Violation Issued: 5/19/2026

Comply By: 05/26/2026

(310.3) Building Permit Required LDC

Violation Details: The front door was installed without a permit.

Corrective Action: Obtain the required building permit for the installed door.

Comply By : 06/19/2026

Status: In Violation-Issue NOV

Inspector: David Saldivar

Date Violation Issued: 5/19/2026

Comply By: 06/19/2026



Manatee County Development Services
Code Enforcement Division
P.O. Box 1000
Bradenton, FL 34205
Phone: (941) 748-2071
www.mymanatee.org

Officer's

Signature:

Officer's Name Printed: David Saldivar

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

Received by:

Date: 05/19/2026

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.

Manatee County Special Magistrate

Officer: David Saldivar
Date: 08/26/2026



Case # ENF2605-0313

- David Saldivar, Manatee County Code Enforcement Officer, I have been sworn.
- Respondents: Kent Koblekt & Thomas Doyle
- Violation address: 1616 Suponic Ave., Sarasota, FL 34243
- PID: 1982200006
- Zoning: LM - Light Manufacturing District



Property Record Card



MANATEE COUNTY
PROPERTY APPRAISER
CHARLES E. HACKNEY

Property Record Card

Created at: <https://www.manateepao.gov> on May 19, 2026

Parcel ID: 1982200006
Ownership: DOYLE, THOMAS; KOBLECT, KENT
Owner Type: INDIVIDUAL & JOINT TENANCY & RIGHTS OF SURVIVORSHIP; INDIVIDUAL & JOINT TENANCY & RIGHTS OF SURVIVORSHIP
Mailing Address: DOYLE, THOMAS, KOBLECT, KENT, 1616 SUPONIC AVE, SARASOTA FL 34243-3931

Situs Address: 1616 SUPONIC AVE, SARASOTA, FL 34243-3931
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 8; PB 8/29

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

FEMA Value: \$188,473 as of January 1, 2025
Land Use: 0100; SINGLE FAMILY RESIDENTIAL
Land Size: 0.2445 Acres or 10,650 Square Feet
Building Area: 2,071 SqFt Under Roof / 1,739 SqFt Living or Business Area / 2,071 SqFt Residential Impervious Area
Living Units: 1

Residential Bldgs: 1



Case # ENF2605-0313

Violation and Description

- Violation: Section 310.3 of the Manatee County Land Development Code: Building Permit Required
- Violation Description: The front door was installed without a permit.



Case # ENF2605-0313

Copy of the Code

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.



Exhibit 1

Violation of LDC
Section: 310.3

Address: 1616 Suponic Ave.,
Sarasota



Picture of the front of the house depicting the “old door” in June 2025.



Exhibit 2

Violation of LDC
Section: 310.3

Address: 1616 Suponic Ave.,
Sarasota



Picture depicts the front of the house and the door that was installed without a permit.



Exhibit 3

Violation of LDC
Section: 310.3

Address: 1616 Suponic Ave.
Sarasota



Picture depicts the front of the house and the door that was installed without a permit.



Exhibit 4

Violation of LDC
Section: 310.3

Address: 1616 Suponic Ave.,
Sarasota



Picture depicts the front door that was removed and the new door .

Case # ENF2605-0313

Case Summary

- Initial Inspection: 05/12/2026
- Notice of Violation was issued on: 05/19/2026
- There have been 7 reinspections completed for this property.
- I have spoke with the property owner Thomas Doyle in person on a couple of occasions.



Case # ENF2605-0313

Case Summary Continued

- The Notice of Violation and Notice of Hearing were posted on the subject property on 08/10/2026 and on the first floor of the Administration Building on 08/11/2026.



Recommended Action

- Obtain the required building permit for the installed door.
- Recommended compliance date is 10/24/2026
- Recommended fine: A fine of \$50.00 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 # ENF2605-0313

Evidence Submittal

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



Case # ENF2605-0313

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. ENF2605-0313

vs.

Kent Koblekt & Thomas Doyle

Respondent.

COMPLIANCE ORDER

THIS CAUSE came on for hearing before the Code Enforcement Special Magistrate of Manatee County, Florida, on August 26, 2026 after due notice to Respondent, and the Special Magistrate having heard testimony under oath, received evidence and heard argument, thereupon issues this Order as follows:

FINDINGS OF FACT

1. Respondent(s) **Kent Koblekt & Thomas Doyle**

Whose mailing address is/are: 1616 Suponic Ave., Sarasota FL 34243

The owner(s) or person(s) in charge of the property located at:
1616 Suponic Ave., Sarasota FL 34243
Identified in the Manatee County Property Appraiser's records as PIN **1982200006**
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 310.3** **Building Permit Required**

The front door was installed without a permit.
4. The Notice of Violation states that the violation must be corrected on or before June 19, 2026
5. As of August 26, 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 **LDC** **Section 310.3**
in that the respondent(s) has/have **Building Permit Required**

The front door was installed without a permit.

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. **Obtain the required building permit for the installed door.**

CODE ENFORCEMENT SPECIAL MAGISTRATE
MANATEE COUNTY, FLORIDA

ENF2605-0313

2. THAT in the event the aforesaid violation is not corrected **on or before October 24, 2026** a fine of \$ 50.00 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.
3. If the required corrective action is not taken as ordered **on or before October 24, 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 26 of August 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 August 26, 2026 and has been furnished to the Respondent (s),

- ☐ Personally, on this 26 of August 2026
- ☒ By US Mail on this 26 of August 2026

Code Enforcement Administrative Specialist
Manatee County

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

Code Enforcement Division
PO 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.