

Quasi-Judicial Hearing

February 17, 2022

Magistrate Libby called the meeting to order at 8am.

Jim Talley Code Enforcement, Mark Hodges Building Inspector, Attorney Tim Sloan present, Melissa Correia

728 S Hwy 22A – Via Zoom – owners did not participate in video call

Owner requested to see Magistrate, previous orders reviewed, Magistrate stated no daily fine, will be charged for today, not looking for a revenue stream. Mr. Glenn contacted city and sent paperwork from MK Weber to repair the structure, waived right to 10 day notice, Mr. Glenn was told this hearing could cause additional fees/fines. Code Officer Talley asked if another hearing is requested, can he deny it, Magistrate confirmed he could deny addition requests for hearings.

137 Blackshear Dr – did not appear

Received approval letter in July of 2019, building inspector confirmed building was unfit/unsafe, magistrate questioned bringing them back after 30 days, ruled for the city, 31 days to start demo or repair work.

750 S Hwy 22A Lot 25,47,61 and 68

Duy Nguyen, Oak Grove Panama City MHP, LLC – Mobile homes within a mobile home park, property was sold January 24, 2022, Property owner does not own the mobile homes. Park needs to declare homes abandoned and he can remove them. Building inspector confirms all 4 homes are unfit/unsafe. Owner not confident he can remove the structures in 31 days. He is unaware of the abandoned property rules. Mr. Nguyen agrees he was notified by the city in enough time for hearing. Magistrate rules for the city, 31 days to permit and begin demo.

1025 E Park St

Edward Parker appeared, Extensive roof damage which makes the structure currently unfit/unsafe. Building inspector states the structure can be repaired. Mr. Parker applied for permit and received a roof permit on January 2, 2022, according to Mark Hodges with EPCI. Mr. Parker is repairing the roof himself and said he is unable to work on it every day, it will be a weekend project. Magistrate ruled for the city, 31 days to begin repairs, no order will be filed.

4919 E 2nd St

Three issues: house has roof damage, shed appears to be missing most of the roof, 2nd shed is almost collapsed. House in present condition is unfit/unsafe per building inspector. Roof can be repaired, recommended by building inspector that sheds need demolished. Owner trying to fix but does not have the tools. He will pull permit if needed. Witness James Netterville (daughter's boyfriend) has agreed to help repair and hopes to avoid any further action. Carrie Thomas (daughter) appeared. Magistrate rules for the city, 31 days to get permit to repair the roof on house and demolish 2 sheds.

5408 Lake Dr

Code enforcement officer Talley made magistrate aware he knows Mr. Holland; they were previous co-workers. Building inspector confirms that house in current condition is unfit/unsafe, roof needs repaired, shed is currently unfit/unsafe but is repairable. Mr. Holland has applied with Rebuild Bay- waiting to hear from them. His application is being presented to the board for determination if they will help. Depending on the assistance he can receive he may repair or demo. Magistrate rules for the city, 31 days to repair or demo structures.

5428 Lance St

2nd appearance – no show – code enforcement had a mailing error; he resent the notices and brought the case back. Property is abandoned and every attempt has been made to contact the owner. Building Inspector said the structure is unfit/unsafe and said to repair or demo. Start case from scratch, magistrate rules for the city, 31 days to demo/repair and 10 days to clear brush.

A handwritten signature in blue ink that reads "Jami Hinrichs". The signature is written in a cursive style and is underlined.

Jami Hinrichs, City Clerk on notes by Melissa Correia