

Application For Relief - Code Enforcement Liens

Manatee County Code Enforcement Division

1112 Manatee Avenue West
Bradenton, FL 34205
Tel: (941) 748-2071 Fax: (941) 749-3094

Notice: This application is a fillable document for your convenience.

Manatee County accepts applications for Code Enforcement Lien relief from owners of properties that have corrected ALL of the violations on the subject property. Please complete the form in its entirety. Incomplete applications will not be accepted.

Case # **CE 2013120423** Manatee County - vs - (Respondent)
Property Information

Parcel Identification Number: 323600007		
Lot:	Block:	Subdivision:
Address: 27815 - 65th Avenue East,		
City: Myakka City Fl		Zip Code: 34251

Property Owner Information

Current property owner: Alvaro Ortiz		
Address: 302 Newport Dr		
City: Naples	State: FL	Zip: 34114
Phone #: 941-465-7236	Email address: aldiorg@gmail.com	
Representative/Agent:		
Address:		
City:	State:	Zip:
Phone #:	Email address:	

Lien Information

Amount of lien: 2,945	Amount of offer: 100 \$500 + \$20 recording fees
Date lien was recorded: 5/1/14	Number of days the property was in Violation: 39
Date of Compliance: 05/28/2014	How much money was spent to abate the Violation: 65,000

The following documentation (when applicable) SHALL be submitted with the application:

(Reference any supporting documentation as Exhibit 1, Exhibit 2, and so forth.)

1. Notice of Lis Pendens recorded with Manatee County Clerk of Courts with the date, book and page shown;
2. Foreclosure Order, with the recording date, book and page shown;
3. Final Summary Judgment of Foreclosure, with the recording date, book and page shown;

Case #CE

(Resident)

Address:

- 4. New Certificate of Title, with the recording date, book and page shown;
- 5. County's Final Order of Imposition of Fine; and
- 6. Claim of Lien(s) with the recording date, book and page shown.

FACTORS RELEVANT TO APPLICATIONS FOR RELIEF:

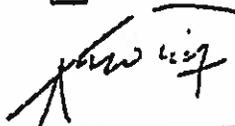
- 1. The nature and gravity of the violation(s);
- 2. Any actions you have taken to correct the violation(s);
- 3. The length of time between the previously ordered compliance date and the date the violation(s) was brought into compliance;
- 4. Any actual costs you expended to cure the violation(s), if supported by documentation;
- 5. Any other prior or current violations you committed on the subject property or upon any other property you own within the County; and
- 6. Equitable considerations.
 - i. Whether there was any extraordinary hardship which existed or currently exists;
 - ii. Whether the applicant was the property owner when the fine or lien was imposed;
 - iii. Whether the property is homestead or non-homestead property;
 - iv. Whether the County lien is interfering with the sale or restoration of the property or will prevent the property from being conveyed to a new owner.

Please provide written justification as to why relief should be granted: (When you complete this section, at a minimum, address the above factors and reference any supporting documentation as Exhibit 1, Exhibit 2, and so forth.)

PROPERTY LITIGATION: (If applicable give detail here if this property is involved in litigation.)

I certify that I am: (Include documentation of the below)

- the owner of the subject property;
- an Attorney representing the owner,
- the legal representative for the property, or
- otherwise authorized to act on behalf of the property owner in this matter.



 Signature of Owner/Authorized Representative
 Alvaro Ortiz

 Print Name

~~09/04/2018~~ 01/11/2019

 Date


Note: County code section 2-36-8(f) allows the Board of County Commissioners to execute a satisfaction or release of lien. The application process requires two (2) public meetings. Once the application and documentation is found to be complete it will be scheduled and presented before a Special Magistrate. The findings of the Special Magistrate along with the application will be forwarded to the Board of County Commissioners for final approval or denial. All payments will need to be mailed to Manatee County, Attention Code Enforcement, P.O. Box 1000, Bradenton, FL 34206-1000 and payable to: Manatee County, and include the Case Number. Once payment is received a Satisfaction of Lien will be prepared and recorded.

Revised 3/20/15

Robin Dyer

From: Kris Weiskopf
Sent: Wednesday, September 05, 2018 8:02 AM
To: Robin Dyer
Subject: FW: Mitigation Paperwork
Attachments: Mitigation Application 06 14 2018.pdf

Importance: High

Robin,

I received this today.

Thank you.

Kristopher J. Weiskopf
Code Enforcement Officer
Manatee County Code Enforcement Division
Building and Development Services Department
P O Box 1000
Bradenton, FL 34206-1000
(941)748-2071
(941)713-5148 (cell)
(941)749-3094 (fax)

*****Unlicensed Contractor Hotline 941-749-3084*****

From: Alvaro Ortiz [mailto:aldiorg@gmail.com]
Sent: Tuesday, September 04, 2018 6:18 PM
To: Kris Weiskopf <kris.weiskopf@mymanatee.org>
Subject: Re: Mitigation Paperwork

Dear Mr. Weiskopf,

Attached is the mitigation form and copy of the Emails interchanged with Mr. Peyt Deward at the time of the last inspection on 2014.

I never received a response to my last Email; that is why I have not paid anything so far, but please note I do not care on the statue of limitations unless it is unfair.

County was giving me a Homestead Exemption for an RV and the other office; Code Enforcement was taking such punish action on my property.

I do not want more litigation.

Please, this amount is more of a contribution for the Manatee County I love, than it is a fine,

Plase understand me,

Alvaro Ortiz

On Sep 4, 2018, at 3:48 PM, Kris Weiskopf <kris.weiskopf@mymanatee.org> wrote:

Thank you!

Kristopher J. Weiskopf
Code Enforcement Officer
Manatee County Code Enforcement Division
Building and Development Services Department
P O Box 1000
Bradenton, FL 34206-1000
(941)748-2071
(941)713-5148 (cell)
(941)749-3094 (fax)

*****Unlicensed Contractor Hotline 941-749-3084*****

From: Alvaro Ortiz [<mailto:aldior@gmail.com>]
Sent: Tuesday, September 04, 2018 3:04 PM
To: Kris Weiskopf <kris.weiskopf@mymanatee.org>
Subject: Re: Mitigation Paperwork
Importance: High

Ok, thank you for calling me today and explaining the situation, I will fill the paperwork and return as soon as possible.

Thanks

Alvaro Ortiz

On Sep 4, 2018, at 2:40 PM, Kris Weiskopf <kris.weiskopf@mymanatee.org> wrote:

Mr. Ortiz,

Thank you for speaking with me today. Attached you will find the paperwork we spoke about.

The Code Enforcement Case Number is CE2013120423
The address is 27815 – 65th Avenue East, Myakka City, Florida 34251

The property identification number is **323600007**
The total fine amount due is \$2,945.00

Please fill out the paperwork and return it as in the instructions.

If you have any questions, please let me know.

Thank you.

Kristopher J. Weiskopf
Code Enforcement Officer
Manatee County Code Enforcement Division
Building and Development Services Department
P O Box 1000
Bradenton, FL 34206-1000
(941)748-2071
(941)713-5148 (cell)
(941)749-3094 (fax)

*****Unlicensed Contractor Hotline 941-749-3084*****

<Mitigation Application 06 14 2018.pdf>

peyt.dewar@mymanatee.org

Re: 27815 E 65TH AVE Myakka City, FL 34251

To: Alvaro Ortiz, Cc: laurie.menard@mymanatee.org

Mr. Ortiz,

It was a pleasure helping you to resolve your violation. Thank you for taking the time to bring the property into compliance. Feel free to contact me with any oth

Peyt Dewar
Code Enforcement Officer II
Nuisance Abatement Coordinator
Code Enforcement Division
Building and Development Services Department

See More from Alvaro Ortiz

★ Alvaro Ortiz

Re: 27815 E 65TH AVE Myakka City, FL 34251

To: peyt.dewar@mymanatee.org

Mr. Dewar

I would like to know if a fine is due regarding the violation you concluded in my property.

As you are aware I was in violation of the code only because of misinformation I received from the Manatee County Appraiser office
This office even gave me a homestead exception over that trailer so I was convinced in good faith that I had the legitimate right to ha
Should a fine is due, I respectfully ask the board to rescind it.

It was never my intention to be in violation of any code and you can be sure that in the future I will be even more diligent before mak
Again, I want to thank you for your service as you were very professional giving me the information I needed to comprehend my situat

Respectfully,

Alvaro Ortiz

See More from peyt.dewar@mymanatee.org

—
Alvaro Ortiz
aldior@gmail.com

Please make notice that the day after I knew about the "Real Judge" Decision I took out the RV from my property.

All this litigation would be avoided if proper communication had been established between the Code Enforcement and the proprietor at the time.

Please note that the Appraiser Office gave me a Homestead exemption for the RV and a TAG declaring it Real Property and instead of explanation about this discrepancy, Mrs. DiHoracio, her supervisor Mr. Fenton and, the Special Magistrate, who's name I do not remember, never gave me any explanation of why this discrepancy had been taking place, or did not offer a translator or interpreter to explain why one office of the Manatee

INRE-Investigator Results Inquiry**HELP**

To Bottom

Case Number: 2013120423X Status: Open (Compliance Orders)

VIOLATION LOCATION & DESCRIPTION

27815 65th Ave E, Myakka City

RV set-up and occupied and trash and debris on property can be seen from 279th St E

Extra Inspection Information

Case Number:	?	2013120423X
Type:	?	EX
Date:	?	17-DEC-2014
Investigator:	?	Vicki DiOrazio
Result:	?	V
Investigator Remarks:	?	DIVISION CHIEF SPOKE WITH MR. ORTIZ ON 12-16-2014. MR. ORTIZ HAS DECIDED TO COME IN AND PAY THE FULL AMOUNT. THIS FILE CAN BE FOUND IN THE LIEN DRAWER. LM
Last Update:	?	17-DEC-2014 1442
Updated by:	?	LMENARD

Second Investigation Information

Case Number:	?	2013120423X
Type:	?	SE
Date:	?	01-JUL-2014
Investigator:	?	Vicki DiOrazio
Result:	?	V
Investigator Remarks:	?	STOP THE FINES AS OF 5-28-14 FOR SECTION 703.1.1. PER PD THE RV HAS BEEN REMOVED. VD
Last Update:	?	01-JUL-2014 1045
Updated by:	?	VDIORAZIO

Second Investigation Information

Case Number:	?	2013120423X
Type:	?	SE
Date:	?	21-APR-2014
Investigator:	?	Vicki DiOrazio



Re: 27815 E 65TH AVE Myakka City, FL 34251 
Jeffrey Bowman to: Alvaro Ortiz
Cc: Laurie Menard, Susan Hunt

12/16/2014 12:39 PM

Mr. Ortiz,

Thank you for taking the time send an email regarding a violation. Please call me at your convenience as I have some questions.

Jeff Bowman
Code Enforcement Chief
Building and Development Services Dept.
Manatee County
PO Box 1000
Bradenton, FL 34206
(941)748-2071 (Office)
(941)749-3094 (Fax)

Alvaro Ortiz

Dear Mr. Bowman, On July 22/2014 I sent an E...

12/16/2014 12:12:43 PM

From: Alvaro Ortiz <aldiorg@gmail.com>
To: jeffrey.Bowman@mymanatee.org
Date: 12/16/2014 12:12 PM
Subject: 27815 E 65TH AVE Myakka City, FL 34251

Dear Mr. Bowman,

On July 22/2014 I sent an Email to Mr. Dewar regarding a violation in my property, he made an inspection few weeks before this email.

I have not heard about this request and I learned today Mr. Dewar is no longer in the Code Enforcement Department.

He informed me you are the new director of the Code Enforcement Division.

At this time I am asking for a Building permit as I am in the process of building a house in my property.

Please let me know about the status of this request.

This is the content of the email.

Mr. Dewar

I would like to know if a fine is due regarding the violation you concluded in my property.

As you are aware I was in violation of the code only because of misinformation I received from the Manatee County Appraiser office where I was told I could put an RV in my property, get a declaration of Real Property on it, and make it a homestead.

This office even gave me a homestead exception over that trailer so I was convinced in good faith that I had the legitimate right to have it.

Should a fine is due, I respectfully ask the board to rescind it.

It was never my intention to be in violation of any code and you can be sure that in the future I will be even more diligent before making any change in my property.

Again, I want to thank you for your service as you were very professional giving me the information I needed to comprehend my situation and to take proper measures to fix the problem.

Respectfully,

Alvaro Ortiz

--

Alvaro Ortiz
aldiorg@gmail.com

3236.00007

PARCEL OR PROPERTY IDENTIFICATION NUMBER

TAG NUMBER

TAG NUMBER

DECLARATION OF MOBILE HOME AS REAL PROPERTY

To the Appraiser and Collector of MANATEE County, Florida:

27815 65th Ave E
Makka Ct 34251

I, the undersigned, request that the mobile home described below be assessed as real property. Said mobile home, of which I am the registered owner, was previously licensed as a motor vehicle.

SINGLE WIDE [X] DOUBLE WIDE [] TRIPLE WIDE [] QUAD WIDE []

DESCRIPTION OF MOBILE HOME: Does your mobile home have an attachment or utility building? Yes [] No [X]

NAME OF MODEL	MANUFACTURER	YEAR MANUFACTURED
GOLD		1997

IDENTIFICATION NUMBER	SERIAL NUMBER	TITLE NUMBER
ZGRTV29T4VS972901		71391274

Travel Trailer (i Park models)
owner filed affidavit it is permanently affixed. FS 320.0815 allows RP. TCO codes as MOH to issue sticker.

YEAR PURCHASED	PRICE USED	PRICE NEW	LENGTH & WIDTH	CONDITION
2012	8000		29 12	() NEW (X) FAIR () () GOOD () POOR REPOSSESSED

The said mobile home was permanently affixed on January 1 of the current year, is now permanently affixed, and it is my intention that the same remain permanently affixed to the following lands owned by me. An assessment for ad valorem taxation has been made on said lands for the current tax year.

DESCRIPTION OF LAND

THE E1/2 OF TRACT 45 POMELLO PARK PI#3236.00007
Valia per code enforcement this is an RV. Code requires a double wide. They will pursue.
Mobile Home Assessed For Year(s) 2013

I hereby make application for the issuance of an "RP" License Plate to identify the above described mobile home as real property.

The statements contained are true to the best of my knowledge and belief.

Feb 12 2013

mail to BR 34203
6107 Avery Ct
17315.62 code
(mother?)

09 JAN 2014 12:03 PM
DATE

Alvaro D Ortiz 100%
SIGNATURE OF APPLICANT 2013 MX

PROPERTY APPRAISER TO COMPLETE THIS PORTION

Owner has presented Registration Certificate at time of application. (X) YES () NO
Owner has presented Bill of Sale at time of application. () YES (X) NO

I certify that the foregoing return was filed in the office of the property appraiser addressed, and that the above described mobile home is included in an assessment for ad valorem taxation of the property of the person described above as the registered owner of such mobile home.

11-OCT-2013 04:02 AM
DATE

EOY ROLL
NAME ST 1/22/14

P
2/15/13
JS

3236.000077
PARCEL OR PROPERTY IDENTIFICATION NUMBER

TAG NUMBER

DECLARATION OF MOBILE HOME AS REAL PROPERTY

To the Appraiser and Collector of MANATEE County, Florida:

I, the undersigned, request that the mobile home described below be assessed as real property. Said mobile home, of which I am the registered owner, was previously licensed as a motor vehicle.

SINGLE WIDE DOUBLE WIDE TRIPLE WIDE QUAD WIDE

DESCRIPTION OF MOBILE HOME: Does your mobile home have an attachment or utility building? Yes No

NAME OF MODEL	MANUFACTURER	YEAR MANUFACTURED
GOLD		1997

IDENTIFICATION NUMBER	SERIAL NUMBER	TITLE NUMBER
2GRTV29T4VS972901		71391274

YEAR PURCHASED	PRICE USED	PRICE NEW	LENGTH & WIDTH	CONDITION
2012	8000		29 12	() NEW (X) FAIR () () GOOD () POOR REPOSSESSED

The said mobile home was permanently affixed on January 1 of the current year, is now permanently affixed, and it is my intention that the same remain permanently affixed to the following lands owned by me. An assessment for ad valorem taxation has been made on said lands for the current tax year.

DESCRIPTION OF LAND

THE E1/2 OF TRACT 45 POMELLO PARK PI#3236.000077

Mobile Home Assessed For Year(s) 2013

I hereby make application for the issuance of an "RP" License Plate to identify the above described mobile home as real property.
The statements contained are true to the best of my knowledge and belief.

12-FEB-2013 04:10 PM
DATE

[Signature]
SIGNATURE OF APPLICANT

PROPERTY APPRAISER, TO COMPLETE THIS PORTION

Owner has presented Registration Certificate at time of application. (X) YES () NO
Owner has presented Bill of Sale at time of application. () YES (X) NO

I certify that the foregoing return was filed in the office of the property appraiser addressed, and that the above described mobile home is included in an assessment for ad valorem taxation of the property of the person described above as the registered owner of such mobile home.

12-FEB-2013 04:19 PM
DATE

LDELLINGER
NAME

2013
3236.000077



CHARLES E. HACKNEY, CFA
 MANATEE COUNTY PROPERTY APPRAISER
 Exemption Cancellation/Removal Form

RECEIVED

APR 23 2014

MANATEE COUNTY
 PROPERTY APPRAISER

If you desire to have your Manatee County exemption cancelled and removed, please complete ALL of the information below.
IMPORTANT! The cancellation of the exemption will not be considered if this form is not signed and dated by the property owner.

Parcel ID Number 3236.0000/7

I am requesting that my homestead exemption be removed for 2014 tax year.

I, ARVARD ORTIZ no longer qualify for homestead exemption on the property located at 27815 ETH 34251
MYAKKA CITY FL 34251

Reason for Removal (please select from list):

- Property is no longer my primary residence as of Jan 14, 2014
- I no longer occupy the property. I moved on _____
- The property is being rented to tenants as of _____
- I sold the property on _____
- Owner is deceased as of _____
- Other, explain _____

ARVARD ORTIZ
 Print Name

[Signature]
 Signature

4/23/2014
 Date

aldioroz@hotmail.com
 Current Mailing Address

(941) 465-7236
 Telephone

Return to: Manatee County Property Appraiser
 Attn: Assessment Services Department
 P.O. Box 1338
 Bradenton, FL 34206

OR Fax to: 941-742-5664
 Email: manateepao@mymanatee.org

Florida Statute, Sections 196.011 and 196.161 states that it is the duty of the owner of any property to notify the Property Appraiser promptly whenever the use of the property, the status or condition of the owner changes so as to change effects the exempt status of the property. If any property owner fails to so notify the Property Appraiser determines that for any year within the prior 10 years the owner was not entitled to receive such exemption, the property shall be subject to the taxes exempted as a result of such failure, plus 15 percent interest per annum and a penalty of 50 percent of the taxes exempted.

EXAMPLES ARE: renting, moving, changing ownership or otherwise disposing of property, death of owner, no longer making Florida a legal residence or changing owner's status per marriage, divorce, death, etc.

Handwritten notes:
 PAID
 APR 2014
 4/23/14
 [Signature]

Handwritten note:
 3236.0000/7

Received

MAY 28 2014

CODE ENFORCEMENT

IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT
IN AND FOR MANATEE COUNTY, FLORIDA

ALVARO ORTIZ,
Appellant/Petitioner,

v.

CASE NO. 2014-AP-000086

MANATEE COUNTY CODE
ENFORCEMENT BOARD,
Appellee/Respondent.

ORDER DISMISSING APPEAL AND DENYING STAY

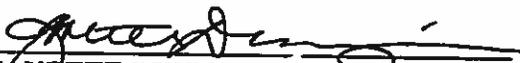
This matter is before the Court on Mr. Ortiz's Petition for Appeal, filed April 1, 2014, requesting review of the Manatee County Code Enforcement Special Magistrate's Order, entered March 26, 2014; as well as Mr. Ortiz's Motion to Stay, filed April 17, 2014.

The Court finds that Mr. Ortiz's construed Notice of Appeal was timely filed because it was filed within 30 days of the rendition of the Special Magistrate's Order. And, the Court would willingly construe this further as a timely filed petition for writ of certiorari if appropriate. *Badger v. Town of Davie*, 449 So. 2d 963 (Fla. 4th DCA 1984). However, Mr. Ortiz's compliance ends there. Thereafter, he has failed to file either a brief or a petition for writ of certiorari. Also, the Court considered if it could move forward based on the Petition for Appeal, however the Petition for Appeal alleges rudimentary facts and does not meet requirements to issue an Order to Show Cause pursuant to Fla. R. App. P. 9.100(h). Accordingly, it is

ORDERED AND ADJUDGED that:

1. The Petition for Appeal is **DISMISSED**.
2. The Motion to Stay is **DENIED**.

DONE AND ORDERED in Chambers in Bradenton, Manatee County, Florida, this 21 day of May 2014.


JANETTE DUNNIGAN, Circuit Judge

FILED FOR RECORD
MAY 22 2014
PM 3:57
CLERK OF CIRCUIT COURT
MANATEE COUNTY FLORIDA

CERTIFICATE OF SERVICE

I certify that on this 2nd day of May 2014, copies of the foregoing Order were furnished by mail to: **Alvaro D. Ortiz**, 6107 Aviary CT, Bradenton, FL 34203; and **Manatee County Code Enforcement**, 1112 Manatee Ave. W., Bradenton, FL 34205.

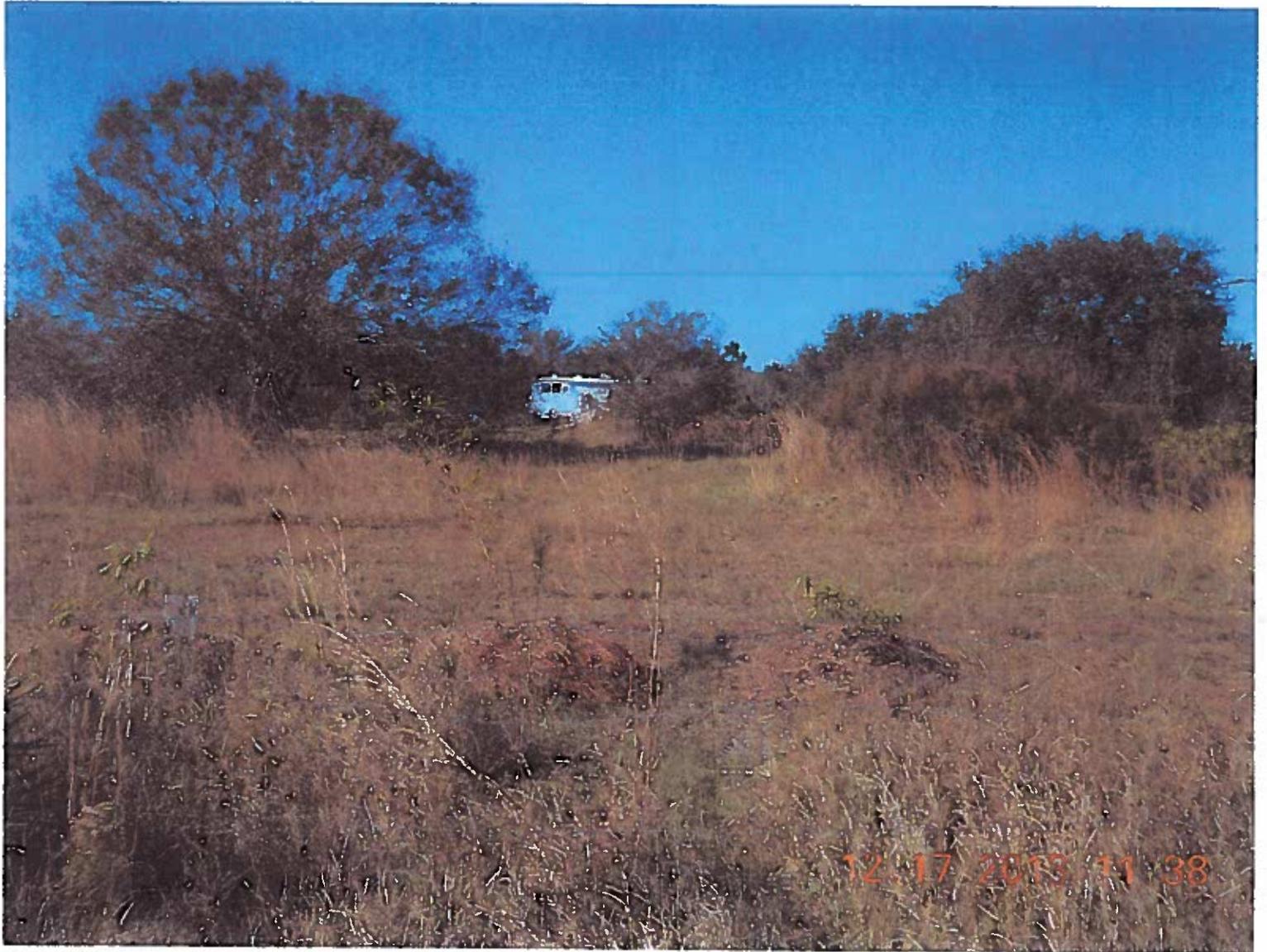
By: 
Judicial Assistant-
Deputy Clerk



27815 65TH AVE E, BRADENTON

2013120043

VD



27815 65TH AVE E, BRADENTON

2013120043

VD



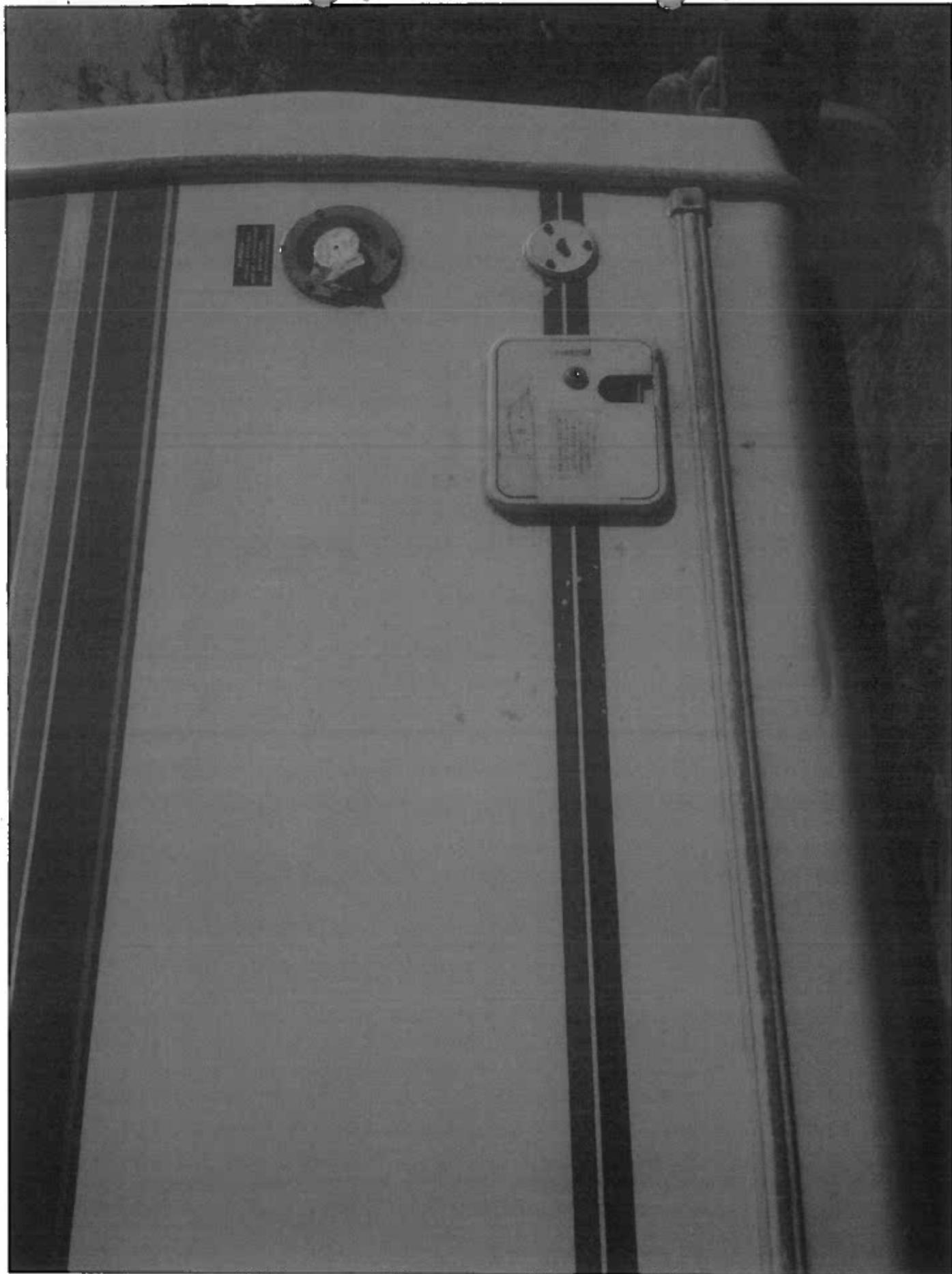
27815 65TH AVE E, MYAKKA

2013120423

VD

CITY WATER
CONNECTION







27815 65TH AVE E, MYAKKA

2013120423

VD

Manatee County, Florida
Special Magistrate

County of Manatee County
Petitioner,

File No: CE2013120423

vs.

Alvaro Ortiz
Respondent,

Special Magistrate Mitigation Notice of Hearing

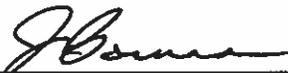
TO: Alvaro Ortiz
302 Newport Dr.
Naples FL 34114

Pursuant to Chapter 162, Florida Statutes, notice is hereby given that the above referenced case has been set for hearing before a Code Enforcement Special Magistrate.

The hearing will be held on **WEDNESDAY, February 27, 2019 at 09:00 A.M.**, at the **Manatee County Administrative Complex, 1112 Manatee Avenue West, Bradenton, Florida, Board Chambers, 1st floor.**

PLEASE GOVERN YOURSELF ACCORDINGLY.

February 11, 2019



Jeffrey Bowman, Division Chief
Manatee County, Florida
Code Enforcement Division

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 Kaycee Ellis at (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

Return to: 11613-12-00377
North American Title Company
5001 Lakewood Ranch Blvd. N.,
Suite 103
Sarasota, FL 34240

This Instrument Prepared By:
Donna K. Hukalowicz
North American Title Company
5001 Lakewood Ranch Blvd. N.,
Suite 103
Sarasota, FL 34240

Property Appraisers Parcel Identification (Folio) Number: 323600007

SO 59900.

WARRANTY DEED

This Warranty Deed made this 6th day of April, 2012 by Monika G. Sloat-Trujillo a married woman, whose mailing address is 2935 New England Street, Sarasota, FL 34231, hereinafter called the grantor(s), to Alvaro D. Ortiz a married man, whose post office address is 12109 Whistling Way, Lakewood Ranch, FL 34202, hereinafter called the grantee:

(Wherever used herein the terms "grantor" and "grantee" include all the parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations)

WITNESSETH: That the grantor(s), for and in consideration of the sum of \$10.00 (ten) and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the grantee all that certain land situate in Manatee County, State of Florida, viz:

✓ The East 1/2 of Tract 45 of Pomello Park, Section 24, Township 35 South, Range 20 East, according to the plat thereof, recorded in Plat Book 6, Page(s) 61, of the Public Records of Manatee County, Florida, less platted road rights-of-way

Said property is not the homestead of the Grantor under the laws and constitution of the State of Florida in that neither Grantor nor any members of the household of Grantor reside thereon. Subject property is a vacant lot.

SUBJECT TO: covenants, conditions, restrictions, reservations, limitations, easements and agreements of record, if any; taxes and assessments for the year 2011 and subsequent years; and to all applicable zoning ordinances and/or restrictions and prohibitions imposed by governmental authorities, if any,

TOGETHER, with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining

TO HAVE AND TO HOLD, the same in fee simple forever.

AND the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land, and hereby warrants the title to said land and will defend the same against the lawful claims of all persons.

IN WITNESS WHEREOF, the said grantor has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in the presence of:

First Witness Signature
DONNA K HUKALOWICZ

Witness Printed Signature

Second Witness Signature
Alvaro King

Witness Printed Signature

Third Witness Signature

Witness Printed Signature

Fourth Witness Signature

Witness Printed Signature

STATE OF: Florida
COUNTY OF: Manatee Sarasota

The foregoing instrument was acknowledged before me this 6th day of April, 2012 by Monika G. Sloat-Trujillo a married woman hereinafter called the grantor(s), who produced a Florida ID as identification.

DONNA K HUKALOWICZ
Notary Public State of Florida
My Commission Expires Nov. 24, 2013
Comm No. DD 926688

Monika G. Sloat-Trujillo
Monika G. Sloat-Trujillo

[Signature]
Notary Signature Notary Public, State and County Aforesaid
Printed Notary Signature

My Commission Expires



**MANATEE COUNTY
FLORIDA**

January 9, 2014

ALVARO D ORTIZ
6107 AVIARY CT
BRADENTON, FL 34203

RE: File Number: CE 2013120423

Dear Property Owner:

It has come to the attention of the Building and Development Services Department that an accessory use is occurring by bringing an RV onto a vacant lot and the RV is occupied and connects to utilities property located at 27815 65TH AVE E, MYAKKA CITY, FL (PIN# 323600007). This constitutes a violation of Section 703.2.15.4 (Parking of Restricted Vehicles, Including Commercial Vehicles - No Service Facilities Connected) and Section 705.6.4 (Temporary Dwellings - Manufactured Home Allowed) and Section 703.1.1 (Accessory Uses - General Requirements) of the Manatee County Land Development Code.

Perhaps you were not previously aware of this regulation/ordinance. However, this letter is intended to give you written notice of such violation(s). You are required to correct the violation(s) by January 23, 2014. In order to correct the violation(s), the utility connections must be removed and the restricted vehicle must be unoccupied and the activity must cease.

If the violation is corrected and then recurs or if the violation is not corrected by the time specified for correction by the Code Enforcement Officer, the case may be presented to the Special Magistrate even if the violation has been corrected prior to the hearing.

If, after January 23, 2014, the violation has not been corrected it will be necessary to schedule a hearing before the Manatee County Special Magistrate.

In accordance with Florida Statutes, the Special Magistrate may assess fines up to \$250.00 per day for each day the violation(s) continues beyond the date set for compliance or for each day the violation is repeated.

If you require further assistance and/or information, please contact Vicki DiOrazio at (941) 348-5463 between the hours of 8:00 A.M. and 4:30 P.M. Monday through Friday.

Sincerely,

Vicki DiOrazio
Code Enforcement Officer

13 JAN 11 11:11 AM '14

Manatee County, Florida
County Address: 1111 Bay Street, Bradenton, FL 34203-1111
County Address: 1111 Bay Street, Bradenton, FL 34203-1111
PHONE: (941) 348-5463 FAX: (941) 348-5464
WWW: www.manatee.org

MANATEE COUNTY, FLORIDA
CODE ENFORCEMENT SPECIAL MAGISTRATE

MANATEE COUNTY, FLORIDA,
Petitioner,

vs.

ALVARO D. ORTIZ,

Respondent.

CASE NO. CE2013120423

COMPLIANCE ORDER

THIS CAUSE came on for hearing before the Code Enforcement Special Magistrate of Manatee County, Florida, on March 26, 2014, 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:

I. FINDINGS OF FACT:

Respondent, ALVARO D. ORTIZ, who is the owner or person in charge of the property located at 27815 65TH Avenue East, Bradenton, and described as follows: PARCEL ID 323600007.

Respondent received notice by certified mail. Respondent ALVARO D. ORTIZ was present at the hearing.

The condition of parking restricted vehicles was observed at the subject property constituted a violation of Section 703.2.15.4 of the Manatee County Land Development Code and is to be corrected.

II. CONCLUSIONS OF LAW:

Respondent, ALVARO D. ORTIZ, by reason of the foregoing, is in violation of Section 703.2.15.4 of the Manatee County Land Development Code, in that Respondent has failed to remedy the aforesaid violation, and is subject to the provisions of Chapter 162, Part 1, Florida Statutes, and Chapter 2-36 of the Manatee County Code of Ordinances.

III. ORDER:

Respondent is ordered to correct the aforesaid violation by vacating and removing the RV from the property. In the event that the aforesaid violation is not corrected on or before April 18, 2014, a fine of \$75.00 shall be imposed against the Respondent for each day the violation has continued past the compliance date ordered.

DONE AND ORDERED on March 26, 2014

ATTEST: R.B. Shore, Clerk of the Circuit Court

By: _____

Deputy Clerk

Manatee County, Florida

Code Enforcement Special Magistrate



CERTIFICATE OF SERVICE

I HEREBY CERTIFY that a true and correct copy of the foregoing Compliance Order has been furnished to Respondent, ALVARO D. ORTIZ, at 6107 Aviary Court, Bradenton, FL 34203 by U.S. Mail and to the Manatee County Code Enforcement Division, this 28 day of March, 2014.

R.B. Shore, Clerk of the Circuit Court

By: _____

Deputy Clerk

Attention: It is your responsibility to notify Code Enforcement at 941-748-2071 to verify that the violation has been brought into compliance and that any fines/liens have been satisfied.

CODE ENFORCEMENT SPECIAL MAGISTRATE
MANATEE COUNTY, FLORIDA

MANATEE COUNTY, FLORIDA,
Complainant,

CASE NO. CE2013120423

vs.

Alvaro Ortiz,
Respondent.

ORDER OF REFERRAL TO THE BOARD OF COUNTY COMMISSIONERS

THIS CAUSE came on for hearing before the Code Enforcement Special Magistrate of Manatee County, Florida, on May 22, 2019, 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:

1. The Compliance Order(s) issued on March 16, 2014 found that the original owner(s) Alvaro Ortiz, was/were the owner(s) or person(s) in charge of the property located at 27815 65th Ave. E., Bradenton and identified in the Manatee County Property Appraiser's records as: PID#323600007 and that the property was in violation of Section(s) 703.1.1 of the Land Development Code, in that Respondent had an occupied RV, connected to utilities, on the vacant piece of property.
2. The Compliance Order(s) imposed a fine of \$75 for each day each violation(s) continued to exist past the compliance date ordered.
3. As of the date of the hearing, fines imposed against Respondent(s) totaled \$2,945.00 which includes \$20.00 recording fees. A certified copy of the Order Imposing Fine/Lien issued on March 16, 2014 was recorded in the Public Records of Manatee County Book 2518, Page 7418, and thereafter constituted 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. The corrective actions ordered in the Compliance Orders have been completed and the property is now in compliance with County Code of Ordinances.
5. Justification exists to refer this case to the Manatee County Board of County Commissioners with a recommendation to reduce the outstanding fines to \$500.00 plus \$20.00 in recording fees.

DONE AND ORDERED this 22nd day of May 2019.

Manatee County Code Enforcement,
Special Magistrate

by: 
Special Magistrate (Signature)

Print Name: Ben Vitale

CODE ENFORCEMENT SPECIAL MAGISTRATE
MANATEE COUNTY, FLORIDA

CASE NO. CE2013120423

CERTIFICATE OF SERVICE

I HEREBY CERTIFY that a true and correct copy of the foregoing Compliance Order has been filed for the record on May 22, 2019 and has been furnished to the Respondent (s),

- Personally, on this 22nd day of May 2019
 By US Mail on this 22nd day of May 2019

Robin Dyer, Code Enforcement Administrative Specialist
Manatee County

by: _____
Administrative Specialist (Signature)

Print Name: Ms. Robin J Dyer

Code Enforcement Division
5030 US Hwy 301N
Ellenton, FL 34222

Attention: It is your responsibility to notify Code Enforcement at **941-748-2071** to verify that the violation has been brought into compliance and that any fines/liens have been satisfied.