



AGENDA
CODE ENFORCEMENT SPECIAL MAGISTRATE
CITY OF COCOA BEACH, FLORIDA
COCOA BEACH COUNTRY CLUB
5000 TOM WARRINER BOULEVARD
June 12, 2024
9:00 A.M.

CALL TO ORDER: The meeting was called to order by the Special Magistrate at 9:00 A.M. The Special Magistrate swore in all members giving testimony.

Administrative Members Present:

Lonnie N. Groot, Special Magistrate
Kacee Crawford, Code Enforcement Officer
Javier Mazza, Code Enforcement Officer
Gretchen R. Vose, City Attorney

The Special Magistrate explained the statutory requirements which establish the Code Enforcement Special Magistrate Hearing. He informed the Respondents as to the manner in which the hearings should be conducted and elaborated on the procedures for appeals.

NEW CASES:

1. Case No. DSCE-24-2

Respondent: Scott A Raben Revocable Trust
Address of Property: 104 Boca Ciega Rd
Parcel ID#: 25-37-15-03-S2-24
Legal Description: RIVER ISLES ADDN 1 LOT 24 S ISLE NO 2

Code Section/Violation(s):

Sec. 26.5-21. - Registration required. Every vacation rental shall register with the City of Cocoa Beach. The operation of a vacation rental without registration shall be a violation of this ordinance. Every day of such operation without registration shall constitute a separate violation, of the City of Cocoa Beach Code of Ordinances.

Sec. 13-2. - License/permit required. Any nonexempt person who maintains a business location within the city for the privilege of engaging in or managing any business shall first procure a license from the occupational license administrator by paying the amount of license fee provided therefore, of the City of Cocoa Beach Code of Ordinances.

Code Enforcement Officer Javier Mazza requested that the case be dismissed as the owner of the property was deceased.

The Special Magistrate issued an order of dismissal.

Compliance (Massey) Hearing:

1. Consolidated Case No. DSCE-24-21 AND DSCE-24-24

Respondent: Sahf, Mark
Address of Property: 104 W Leon Ln AND 126 W Alachua Ln
Parcel ID#: 24-37-26-CI-31-16 AND 24-37-27-CI-30-13
Legal Description: COCOA OCEAN BEACH SUBD LOT 16 BLK 31 AND COCOA OCEAN BEACH SUBD LOT 13 BLK 30

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Section 2-06. - RS-1 single-family residential district. A. Scope. The regulations contained herein shall apply to all RS-1 single-family residential districts which are consistent with the low density residential classification as designated on the future land use map of the Cocoa Beach Comprehensive Plan. B. Purpose. This district is intended for single-family residential structures which preserve and enhance the low-density neighborhood values and character. C. Permitted principal uses and structures. 1. Single-family dwellings. 2. Community residential homes, level I. 3. Minor public utility structures owned, operated or supervised by the city. 4. Family day care in accordance with F.S. § 402.302(8).

Sec. 6-4. - Administration. (c) Permits. (1) Permit and permit fee required. It shall be unlawful for any person, firm or corporation to construct, erect, alter, repair, enlarge, move, or demolish any building or structure; or to erect, install, enlarge, alter, repair, remove, correct, or replace any electrical, gas, mechanical or plumbing system, or cause any such work to be done within the City of Cocoa Beach without first making application and obtaining a permit therefore from the building department, and upon payment of fees as adopted herein.

Code Enforcement Officer Javier Mazza and City Attorney Becky Vose introduced the case to the Special Magistrate. It was determined that an error in notification was made and so the meeting was adjourned.

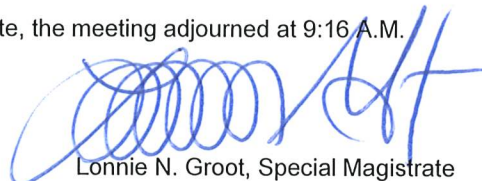
NEXT MEETING:

The next regular of the Code Enforcement Special Magistrate meeting will tentatively be held on July 10, 2024.

ADJOURNMENT:

There being no further business to come before the Special Magistrate, the meeting adjourned at 9:16 A.M.


Kacee Crawford, Clerk


Lonnie N. Groot, Special Magistrate