



AGENDA
CODE ENFORCEMENT HEARING WITH SPECIAL MAGISTRATE
July 15, 2025 at 1:30 PM

1. CALL TO ORDER

2. BRIEFING BY SPECIAL MAGISTRATE

3. SWEARING IN OF CODE OFFICERS

Christy Lowe Harold Bartelli Melissa Dreyer Lorenzo Aghemo

NEW CASES

- a. Code Compliance Officer Melissa Dreyer
Case # 2024-166
116 Cleveland Avenue Palatka, Florida 32177
Section:30-32(a) Prohibited Conditions and Public Nuisances
Description: Trash and debris
Section 30-32(a) Overgrown grass
Section 30-32(b) untagged vehicles and large truck parked on right of way and sidewalk
- a) 116 Cleveland Avenue
- b. Code Compliance Officer Harold Bartelli
Case# 2024-184
709 N12th Street Palatka, Florida 32177
Section:30-32(a) Prohibited Conditions and Public Nuisance
Description: Overgrown Grass
Section 30-169 Building fronts and sides abutting streets or public areas
Description: Empty electrical conduits
Section: 30-169 Building fronts and sides abutting streets or public areas
Description: Deteriorating Paint
Section: 30-169 Building fronts and sides abutting streets or public areas
Description: Mold and mildew
Section:30-32(a) Prohibited Conditions and Public Nuisance
Description: Roofing in disrepair
Section: 30-169 Building fronts and sides abutting streets or public areas
Description: Rotten and weakened wood
- a) 709 N12th Street Palatka, Florida
- c. Code Compliance Officer Melissa Dreyer
Case # 2024-146
Address: 2011 Country Club Terrance
Section: 30-32(b) Prohibited Conditions and Public Nuisances
Description: Untagged/inoperable vehicles
- a) 2011 Country Club Terrance

- d. Code Compliance Officer Christy Lowe
Case# 2024-130
Address: 508 N. 4th Street Palatka, Florida 32177
Section: 30-169 Building fronts and sides abutting streets or public areas
Description: Paint issues
Section: 30-169 Building fronts and sides abutting streets or public areas
Description: Rotten and weakened wood
- a) 508 N. 4th Street Palatka, Florida 32177

4. SECOND HEARING CASES

- a. Code Compliance Officer Christy Lowe
Case # 2024-088
Address: 607 N. 18th Street Palatka, Florida 32177
- a) 607 N. 18th Street Palatka, Florida 32177

Notice: Any person wishing to appeal any decision made by the Special Magistrate with respect to any matter considered at such hearing will need a record of the proceedings, and for such purpose may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based. FS 286.0105

PERSONS WITH DISABILITIES REQUIRING ACCOMMODATIONS IN ORDER TO PARTICIPATE IN THIS MEETING SHOULD CONTACT THE CITY CLERKS OFFICE AT 329-0100 AT LEAST 24 HOURS IN ADVANCE TO REQUEST ACCOMMODATIONS.

HEARING: July 15, 2024

NAME: ALDICK SAADELINE LIFE ESTATE

CASE: 2024-166

LOCATION: 116 CLEVELAND AVE

ZONING: R-1AA

ORIGINAL VIOLATIONS

1. Section 30-32 (a) Prohibited Conditions and Public Nuisances
2. Section 30-32 (a) Prohibited Conditions and Public Nuisances

Description: Trash/debris
Untagged/inoperable Vehicles

NOTICES SENT

FIRST OBSERVED: 11/19/2024	FIRST OBSERVED
NOTICE FOR THIS HEARING SENT: 07/01/2025	NOTICE FOR THIS HEARING SENT:
GREEN CARD SIGNED: YES	GREEN CARD SIGNED:
COMPLEX POSTING: 07/01/2025	COMPLEX POSTING:
SITE POSTING: 07/01/2025	SITE POSTING:
TOTAL FINES: N/A	TOTAL FINES:

COMMENTS:

DEMONSTRATIVE EVIDENCE: True & accurate photos that show the property's status and past judgments and liens.

STAFF RECOMMENDATION: Assess a daily fine of \$25 for each violation if property is not brought into compliance within 90 days. Fine will begin on October 15, 2025

SPECIAL MAGISTRATE'S ACTION:

**CODE ENFORCEMENT SPECIAL MAGISTRATE
PALATKA, FLORIDA**

CITY OF PALATKA,

Petitioner,

Vs.

Case: 2024-166

ALDICK SAADELINE LIFE ESTATE
Respondent

AFFIDAVIT OF SERVICE

STATE OF FLORIDA
(COUNTY OF PUTNAM)

BEFORE ME, the undersigned authority appeared MELISSA DREYER, who after being duly sworn, deposes and says:

1. That the statements set forth herein are based upon personal knowledge.
2. That he/she is a resident of the State of Florida, is over twenty-one (21) years of age, and is not a party to this cause.
3. That he/she has done the following postings:
 - Posted a NOTICE OF SPECIAL MAGISTRATE HEARING, at SITE 522 N 5TH ST PALATKA FL @3:00 P.M.
 - Posted NOTICE OF SPECIAL MAGISTRATE HEARING at the PALATKA CITY HALL at 1:30 p.m. on the 15th of July 2025
 - Hearing Notice Posted in the Palatka Daily News Paper


MELISSA DREYER
Code Compliance Officer

SWORN to and subscribed before me this July 1, 2025, by MELISSA DREYER, who is personally known to me.


Notary Public



7009 2820 0003 3582 9529

U.S. Postal Service
CERTIFIED MAIL™ RECEIPT
 (Domestic Mail Only; No Insurance Coverage Provided)
 For delivery information visit our website at www.usps.com
OFFICIAL USE

Postage	\$	Postmark Here
Certified Fee		
Return Receipt Fee (Endorsement Required)		
Restricted Delivery Fee (Endorsement Required)		
Total Postage & Fees	\$	

Sent To
Aldrick Spadedine Life Estate
 Street, Apt. No.,
 or PO Box No. *114 Cleveland Ave*
 City, State, ZIP+4
Palatka, FL 32177
 PS Form 3800, August 2006 See Reverse for Instructions

PLACE STICKER AT TOP OF ENVELOPE TO THE RIGHT
 OF THE RETURN ADDRESS, FOLD AT DOTTED LINE

7009 2820 0003 3582 9529

CERTIFIED MAIL™ RECEIPT
 (Domestic Mail Only; No Insurance Coverage Provided)
 For delivery information visit our website at www.usps.com
OFFICIAL USE

Postage	\$	Postmark Here
Certified Fee		
Return Receipt Fee (Endorsement Required)		
Restricted Delivery Fee (Endorsement Required)		
Total Postage & Fees	\$	

Sent To
Aldrick Spadedine Life Estate
 Street, Apt. No.,
 or PO Box No. *114 Cleveland Ave*
 City, State, ZIP+4
Palatka, FL 32177
 PS Form 3800, August 2006 See Reverse for Instructions

SENDER: COMPLETE THIS SECTION		COMPLETE THIS SECTION ON DELIVERY	
■ Complete items 1, 2, and 3. ■ Print your name and address on the reverse so that we can return the card to you. ■ Attach this card to the back of the mailpiece, or on the front if space permits. 1. Article Addressed to: <i>Aldrick Spadedine Life Estate</i> <i>114 Cleveland Ave</i> <i>Palatka, FL 32177</i> 2. Article Number (Transfer from service label) <i>7009 2820 0003 3582 9529</i>		A. Signature X B. Received by (Printed Name) C. Date of Delivery D. Is delivery address different from item 1? ☐ Yes If YES, enter delivery address below: ☐ No	
3. Service Type ☐ Adult Signature ☐ Adult Signature Restricted Delivery ☒ Certified Mail® ☐ Certified Mail Restricted Delivery ☐ Collect on Delivery ☐ Collect on Delivery Restricted Delivery ☐ Registered Mail™ ☐ Registered Mail Restricted Delivery ☐ Signature Confirmation™ ☐ Signature Confirmation Restricted Delivery ☐ Priority Mail Express®		9590 9402 7750 2152 1087 14 PS Form 3811, July 2020 PSN 7530-02-000-9053	

N.O.H.

Domestic Return Receipt

Ronald Brown
Special Magistrate Notice of Hearing
2nd hearing.docx



Jarcia Mcarty
City Manager

Lorenzo Aghemo
Planning Director

Christy Lowe
Code Compliance Officer

Harold Bartelli
Code Compliance Officer

Mellisa Dreyer
Code Compliance Officer

Jane West, Esq.
City Attorney

Special Magistrate Hearing

July 1, 2025

ALDICK SAADELINE LIFE ESTATE
116 CLEVELAND AV
PALATKA, FLORIDA 32177

CODE ENFORCEMENT, SPECIAL MAGISTRATE
CITY OF PALATKA, FLORIDA

NOTICE OF HEARING

CASE # 2024-166
RE: Parcel #: 12-10-26-7970-0000-0050

In accordance with Chapter 162, Florida Statutes (1989) sec 2-81 & 2-83, the Palatka City Commissioners, created the Special Magistrate Program. The purpose of said Special Magistrate is to promote, protect and improve the health, safety and welfare of the citizens of the City of Palatka and to provide an equitable, effective method of enforcing the technical codes in force in the City.

You are hereby formally notified that on the **15th day of July 2025 at 1:30 p.m.**, there will be a public hearing, subject to approval by the City Commissioners, at **201 N 2nd Street, Palatka, FL 32177 in the City of Palatka's Commissioners' Chambers** concerning a violation(s) of the City Code listed in the Statement of Violation and Request for Hearing. You are hereby ordered to appear before the Special Magistrate on that date to answer these charges and to present your side of the case. Failure to appear may result in the Special Magistrate proceeding in your absence. Should you be found in violation of the City Code, the Special Magistrate has the power by law to levy fines of up to \$250.00 a day for the first violation for each and every day a violation continues past the date set in an Order of Special Magistrate for compliance. This penalty, if not paid, will become a lien on the real or personal property of the violator, which can be satisfied by foreclosure and/or sale of such property.

Should you desire, you have the right to obtain an attorney at your own expense to represent you before the Special Magistrate. You will also have the opportunity to present witnesses as well as question the witnesses against you prior to the Special Magistrate making a determination. Please be prepared to present evidence at this meeting concerning the amount of time necessary to correct the alleged violation, should you be found in violation of the City Code. If you desire to appeal, you are responsible for obtaining a verbatim record of the proceedings, which includes testimony and evidence upon which the appeal is to be based.

If you require further information concerning this case, please call (386) 240-5309.

Sincerely,

Melissa Dreyer
Code Compliance Officer

Enclosures: Statement of Violation and Request for Hearing

CITY OF PALATKA, FLORIDA
Petitioner,

PALATKA, FLORIDA
SPECIAL MAGISTRATE

vs.

Case# 2024-166

ALDICK SAADEDINE LIFE ESTATE
Respondent(s),

STATEMENT OF VIOLATION AND REQUEST FOR HEARING

Pursuant to Sections 162.02 and 162.12, Florida Statutes, and City of Palatka Ordinance 03-36, the undersigned Code Enforcement Director hereby gives notice of an uncorrected violation of the Municipal Code of Palatka, Florida as more particularly described herein, and hereby requests a public hearing before the City of Palatka Special Magistrate for the following reasons:

1. Violation of Municipal Code City of Palatka, Florida:

- 1.) Section 30-32(a) Prohibited Conditions and Public Nuisances
- 2.) Section 30-32(a) Prohibited Conditions and Public Nuisances
- 3.) Section 30-32(b) Prohibited Conditions and Public Nuisances

2. Location/address where violation exists: 116 Cleveland Ave Palatka, Florida 32177

3. Name and address of owner/person in charge of location where violation exists:

Aldick Saadedine Life Estate
116 Cleveland Ave
PALATKA, FLORIDA 32177

4. Description of violation: Trash and debris
Overgrown grass
Untagged Vehicles

5. Date violation first observed: 11/19/2024

6. Date owner/person in charge given Notice of Violation: 12/09/2024

7. Date on/by which violation was to be corrected: 12/27/2024

8. Date of Reinspection: 3/28/2025

9. Results of Reinspection's: Non-Compliance

Based on the foregoing, the undersigned Code Inspector hereby certifies that the above-described violation continues to exist, that attempts to secure compliance with the Municipal Code of Palatka, Florida have failed as aforesaid, and that the violation should be referred to the City of Palatka Special Magistrate for a public hearing.

DATED 1st day of July 2025

CITY OF PALATKA CODE COMPLIANCE


Melissa Dreyer
Code Compliance Officer

SWORN to and subscribed before me this 1st day of July 2025, by Melissa Dreyer, who is personally known to me.

 Notary Public



Sale Date To is required when Date From is entered.
Sale Date From is required when Sale Date To is entered.
Sale Price To is required when Sale Price From is entered.
Sale Price From is required when Sale Price To is entered.
Sale Price To cannot be less than Sale Price From.
Square Feet To is required when Square Feet From is entered.
Square Feet From is required when Square Feet To is entered.
Square Feet To cannot be less than Square Feet From.
At least one Range item must be entered to select this Filter item.
Enter at least one Range item:
Sale Price From

Sale Price To

Sale Date From

Sale Date To

Then, Select Filter(s) if desired:
Square Feet From

Square Feet To

Vacant/Improved Any Any

Qualified Sale Any Any

Property Use Any Any

Land Use Any Any

Taxing District Any Any

No Parcel History is available to view.

- [Search](#)
 - [Reset Search](#)
- Search Results Help Download
1 Parcel.

12-10-26-7970-0000-0050 | 53450
ALDICK SAADEDINE LIFE ESTATE
116 CLEVELAND AV PALATKA 32177

Your **Parcel Results Download** is being prepared and downloaded.

This may take a few moments...

Please click the **Close** button when the download is complete.

Close

Interim Parcel Details | 12-10-26-7970-0000-0050 | 53450 Help

Parcel:

12-10-26-7970-0000-0050

Owner:

ALDICK SAADEDINE LIFE ESTATE

VID:

53450

Staff Area:

C

911 Address:

116 CLEVELAND AV

PALATKA 32177

Mailing Address:

116 CLEVELAND AVE

PALATKA FL 32177

Subdivision:

ROGEROS ADD TO PALATKA HEIGHTS

Owner Id / Parcels:

4481 / 2

Description:

ROGEROS ADD TO PALATKA HGTS MB1 P5 E 140FT OF S 63.2FT OF LOT 5 + ROGEROS 2ND ADD
MB1 P103 E 140FT OF LOT 3

Tax Roll Year

2025 ▼

• [TRIM](#)

• [Tax Bill](#)

• [GIS](#)

• [Map](#)

• [Email](#)

• [PRC](#)

[MainValueLandSalesImprovementsFeaturesTax CapImages](#)

Additional 911 Addresses

116 CLEVELAND AV # APT 1 APT 1 PALATKA 32177

116 CLEVELAND AV # APT 2 APT 2 PALATKA 32177

116 CLEVELAND AV # APT 3 APT 3 PALATKA 32177

Brenda
Bridges

TAX
COLLECTOR

Proudly Serving Putnam County

PUTNAM COL

2024 REAL ESTATE

Notice of Ad Valorem Taxes and Non-Ad Valorem Assessments

ACCOUNT NUMBER	CONTROL NUMBER	ESCROW	DELINQUENT TAX YEAR(S) NOT INCLUDED IN THIS BILL
12-10-26-7970-0000-0050	53450		PRIOR YEAR(S) DELINQUENT TAX DUE - CALL (386) 329-0276

ACCOUNT NUMBER: 12-10-26-7970-0000-0050

Parcel 911 Address:
116 CLEVELAND AV PALATKA

ALDICK SAADEDINE LIFE ESTATE
116 CLEVELAND AVE
PALATKA, FL 32177

Property Description:
ROGEROS ADD TO PALATKA HGTS MB1 P5 E 140FT OF
S 63.2FT OF LOT 5 + ROGEROS 2ND ADD MB1 P103
E 140FT OF LOT 3

3/31/25, 1:34 PM

AD VALOREM TAXES					
TAXING AUTHORITY	MILLAGE RATE	ASSESSED VALUE	EXEMPTION AMOUNT	TAXABLE VALUE	TAXES LEVIED
PUTNAM COUNTY GENERAL FUND	8.8441	195,550	50,000	145,550	1,287.26
SCHOOL LOCAL REQUIRED EFFORT	3.0330	195,550	25,000	170,550	517.28
SCHOOL DISTRICT DISCRETIONARY	0.7480	195,550	25,000	170,550	127.57
SCHOOL DISTRICT CAPITAL OUTLAY	1.5000	195,550	25,000	170,550	255.83
VOTED DISTRICT SCHOOL DEBT	0.8490	195,550	25,000	170,550	144.80
ST. JOHNS RIVER WATER MGMT	0.1793	195,550	50,000	145,550	26.10
CITY OF PALATKA	6.4000	195,550	50,000	145,550	931.52
TOTAL MILLAGE		21.5534	TOTAL AD VALOREM TAXES		\$3,290.36
EXEMPTIONS					
CONSTITUTIONAL HOMESTEAD * ADDITIONAL HOMESTEAD					

RETAIN THIS PORTION FOR YOUR RECORDS

SCAN TO PAY ONLINE



Save Time! Pay online at:
www.putnamtax.com

NON AD VALOREM ASSESSMENTS			
LEVYING AUTHORITY	RATE	UNITS	AMOUNT
SOLID WASTE PALATKA LANDFILL	135.00	4	540.00
PALATKA FIRE PROTECTION	847.39	1	847.39
TOTAL NON-AD VALOREM ASSESSMENTS			\$1,387.39
COMBINED TAXES AND ASSESSMENTS			\$4,677.75

PLEASE PAY IN U.S. FUNDS FROM A U.S. BANK (NO POSTDATED CHECKS) TO: PUTNAM COUNTY TAX

IF PAID BY	Nov 30, 2024	Dec 31, 2024	Jan 31, 2025	Feb 28, 2025	Mar 31, 2025	April 1, 2025
PLEASE PAY	\$4,490.64	\$4,537.42	\$4,584.20	\$4,630.97	\$4,677.75	Delinquent Penalties and Fees Apply



PLEASE RETURN THIS STUB WITH PAYMENT

PUTNAM COUNTY 2024 REAL ESTATE

Notice of Ad Valorem Taxes and Non-Ad Valorem Assessments

ACCOUNT NUMBER
12-10-26-7970-0000-0050
PROPERTY ADDRESS
116 CLEVELAND AV PALATKA
CONTROL NUMBER
53450

ALDICK SAADEDINE LIFE ESTATE
116 CLEVELAND AVE
PALATKA, FL 32177

**Brenda
Bridges**
TAX
COLLECTOR
Proudly Serving Putnam County

P.O. BOX 1339
Palatka, FL 32178
(386) 329-0282

Contact Phone Number:

PAY ONLY ONE AMOUNT	
☐	Nov 30, 2024 \$4,490.64
☐	Dec 31, 2024 \$4,537.42
☐	Jan 31, 2025 \$4,584.20
☐	Feb 28, 2025 \$4,630.97
☐	Mar 31, 2025 \$4,677.75

12024053450000004677750011210267970000000507

Brenda Bridges

Putnam County Tax Collector
PO Box 1339 PALATKA, FL 32178-1339

2024 Delinquent Real Estate Taxes

Certificate#: 2025-0007490

NOTICE OF AD VALOREM TAXES AND NON-AD VALOREM ASSESSMENTS

ALDICK SAADEDINE LIFE ESTATE
116 CLEVELAND AVE
PALATKA, FL 32177

Property Description: ROGERS ADD TO PALATKA HGTS MB1 P5 E 140FT OF
S 63.2FT OF LOT 5 + ROGERS 2ND ADD MB1 P103
E 140FT OF LOT 3

Account Number	Control Number	ESCROW	ASSESSED	EXEMPTIONS	TAXABLE VALUE	MILLAGE CODE
12-10-26-7970-0000-0050	53450		\$195,550	\$50,000	\$170,550	010

Calculation Date: 07/01/2025 Certificate Face: 5,150.66

Location : 116 CLEVELAND AV PALATKA

Certificate Fee Detail

Fee	Fee Amount	Fee Payment	Fee Balance
ADVS Ad Valorem	3,290.36	0.00	3,290.36
NAVS Non Ad Valorem	1,387.39	0.00	1,387.39
INTP Interest Penalty	210.50	0.00	210.50
COMM Commission	244.41	0.00	244.41
AVRF Advertising Fee	3.00	0.00	3.00
ACTN Auction Fee	15.00	0.00	15.00
COLF Collector Fee	6.25	0.00	6.25
CINT Certificate Interest (5.75)	257.53	0.00	257.53

Please pay by cash, cashier's check, money order or certified funds to Putnam County Tax Collector
PLEASE RETAIN TOP PORTION FOR YOUR RECORDS

**ADDITIONAL CHARGES MAY OCCUR IF A COUNTY CERTIFICATE IS
PURCHASED BY AN INDIVIDUAL BEFORE YOUR PAYMENT IS RECEIVED**

Brenda Bridges

Putnam County Tax Collector
PO Box 1339 PALATKA, FL 32178-1339

2024 Delinquent Real Estate Taxes

Certificate#: 2025-0007490

www.PutnamTax.com

TAXES BECOME DELINQUENT APRIL

ACCOUNT NUMBER	CONTROL NUMBER	ESCROW	ASSESSED	EXEMPTION	TAXABLE VALUE	MILLAGE CODE
12-10-26-7970-0000-0050	53450		\$195,550	\$50,000	\$170,550	010
AMOUNT DUE IF RECEIVED BY	07/31/2025	08/31/2025	09/30/2025	10/31/2025	11/30/2025	
	\$5,414.44	\$5,414.44	\$5,414.44	\$5,414.44	\$5,414.44	\$5,414.44

Please pay by cash, cashier's check, money order or certified funds to Putnam County Tax Collector PO Box 1339 PALATKA, FL

ALDICK SAADEDINE LIFE ESTATE
116 CLEVELAND AVE
PALATKA, FL 32177
ROGERS ADD TO PALATKA
S 63.2FT OF LOT 5 + ROGERS
E 140FT OF LOT 3

Ronald Brown
Special Magistrate



Marcia G. Carty, CPA
City Manager

Lorenzo Aghemo
Planning Director

Harold Bartelli
Code Compliance Officer

Melissa Dreyer
Code Compliance Officer

Christy Lowe
Code Compliance Officer

Jane West, Esq.
City Attorney

Case # 2024-166

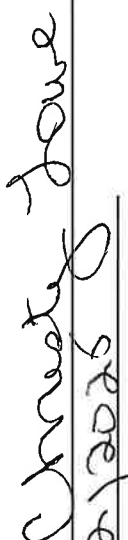
Officer(s) Name: David Green

Address of Property Owner: 116 Cleveland Street Palatka, Florida 32177

The case listed above is being transferred to the Code Enforcement Officer (Name) Melissa Dreyer on this date 07/02/2025 the officer will review the current case listed above and determine the next action to be taken. The action could be to close the case, take new photographs and move forward with a 2nd Hearing or 1st Hearing which is to be determined.

A copy of this form will be uploaded to the current case.

Code Enforcement Officer Signature: 
Date: 7/2/2025

Witness Signature: 
Date: 7/2/2025

Cc: Code Enforcement Director
Reporting System Download (lworqs)

City of Palatka
Code Enforcement
Community Affairs Department
386.329.0100 ext 331
CodeEnforcement@palatka-fl.gov

RECEIVED
6/25/25
C. Lawe

CODE COMPLAINT FORM

Date: 6/25/25 Time: 9:00am Phone: 941-315-3930 Patricia Vost
Complaint made by: Christy Lawe In person: ☒ Email:
Employee Taking Complaint: Christy Lawe
Complainant Name: Pam A. Garris Phone: 941-315-3930
Location of Violation: 116 Cleveland (off St. Johns)

Nature of Complaint (Violation): Tree service truck on right of way (old not in use), wood piles, abandoned cars and junk/blight all over property.

Results of Inspection: Noted In. Trunked case is already set for July 1st air

Inspector Assigned: [Signature]
Date of Inspection:

Case #:

(Complaints are worked in order of receipt. Please allow a minimum of 30 days for Code Enforcement to investigate your complaint and notify the property owner(s) of violation(s) if, in fact, code violation(s) exist.)

Current Case Open # 2024-166
11/19/24 D. Greer
Transferred to M. Dreyer 3/31/25



Case #: 2024166

Case Date: 11/19/24

Case Type:

Name: PINKNY

Address:

Complainant Phone:

Violation Description: Property Maint.

Code Board Meeting Date:

Compliance Deadline:

Complaint Type: Property Maintenance

Abatement Status :

Foreclosure Status:

TIF District Status: NO

Status: Open-Pending Compliance

Assigned To: David Green

Property

Parcel #	Address	Legal Description	Owner Name	Owner Phone	Zoning
12-10-26-7970-0000-0050	116 CLEVELAND AV PALATKA	ROGEROS ADD TO PALATKA HGTS, MB1 P5 E 140FT OF S 63.2FT, OF LOT 5 + ROGEROS 2ND ADD MB1, P103 E 140FT OF LOT 3	ALDICK SAADEDINE		

Activities

Date	Activity Type	Description	Employee	Status
11/19/2024	Courtesy Notice	On 11/15/24 Inspected property was out of compliance due to 1. Untagged vehicles 2. Overgrown Grass 3. Trash and Debris	David Green	Completed
12/16/2024	General Letter	On 12/09/24 Mailed Vol. compliance letter to property owner given 15 days (12/27/24) to have property in compliance	David Green	Completed
03/31/2025	Transferred	Case transferred to Melissa Dreyer	Melissa Dreyer	Assigned

Violations

Date	Violation	Description	Notes	Status
11/19/2024	Sec. 30-32(a).- Prohibited Conditions and Public Nuisances	(a) Purpose and intent. The purpose and intent of this section is to prohibit and prevent the following conditions: (1) Accumulation of trash, junk, or debris, living and nonliving plant material,	(A1)Trash and Debris	Open

11/19/2024	Sec. 30-32(a) - Prohibited Conditions and Public Nuisances	has grass, weeds, brush, branches, and other overgrowth. (3) The existence of all other objectionable, unsightly or unsanitary matter, materials, and conditions on improved property. (4) Property being inhabited by, or providing a habitat for, rodents, vermin, reptiles, or other wild animals. (5) Property providing a breeding place for mosquitoes. (6) Property being a place, or being reasonably conducive to serving as a place, for illegal or illicit activity. (7) Property threatening or endangering the public health, safety, or welfare of city residents. (8) Property reasonably believed to cause currently, or potentially to cause in the future, ailments or disease. (9) Property adversely affecting and impairing the economic value or enjoyment of surrounding or nearby property. (10) Failure to replace or repair with similar or improved material in a reasonable period, not to exceed 60 days, broken or missing building components, including, but not limited to, doors, windows, roofing material, siding, and drives/walks outside the right-of-way which detract from the aesthetics of the neighborhood, shopping area, industrial area or other commercial area within the service district. (11) Failure to repair, replace, or remove broken fencing, screening or decorative elements on a developed parcel or lot. (12) Failure of owner of land to keep any sidewalk abutting thereon and all parkways to the curb line free and clear of all weeds, undergrowth, rubbish, debris and trash. (a) Purpose and intent. The purpose and intent of this section is to prohibit and prevent the following conditions: (1) Accumulation of trash, junk, or debris, living and nonliving plant material, hazard tree(s), and stagnant water. (2) Excessive and untended growth of grass, weeds, brush, branches, and other overgrowth. (3) The existence of all other objectionable, unsightly or unsanitary matter, materials, and conditions on improved property. (4) Property being inhabited by, or providing a habitat for, rodents, vermin, reptiles, or other wild animals. (5) Property providing a breeding place for mosquitoes. (6) Property being a place, or being reasonably conducive to serving as a place, for illegal or illicit activity. (7) Property threatening or endangering the public health, safety, or welfare of city residents. (8) Property reasonably believed to cause currently, or potentially to cause in the future, ailments or disease. (9) Property adversely affecting and impairing the economic value or enjoyment of surrounding or nearby property. (10) Failure to replace or repair with similar or improved material in a reasonable period, not to exceed 60 days, broken or missing building components, including, but not limited to, doors, windows, roofing material, siding, and drives/walks outside the right-of-way which detract from the aesthetics of the neighborhood, shopping area, industrial area or other commercial area within the service district. (11) Failure to repair, replace, or remove broken fencing, screening or decorative elements on a developed parcel or lot. (12) Failure of owner of land to keep any sidewalk abutting thereon and all parkways to the curb line free and clear of all weeds, undergrowth, rubbish, debris and trash.	(A2) Overgrown Grass	Open
11/19/2024	Sec. 30-32(b) - Prohibited conditions and public nuisances.	(b) Definitions. These words, terms and phrases, when used in this article, will mean the following: Abandoned property includes, but is not limited to, wrecked or derelict property which has been left behind when it appears that the former owner does not intend to come back, pick it up, or use it. Examples may include, but are not limited to, possessions left in a house, possessions left outside a structure, vehicles, vessels, etc., left behind or beside a road for a period of time not to exceed ten days. Abandoned vehicle means, but is not limited to, any wrecked or	Untagged Vehicles	Open

erty which has been left abandoned and unprotected from the elements and shall include, but is not limited to, a vehicle in a state of disuse, neglect, a vehicle without a license plate, a vehicle with a license plate that is not registered to that vehicle, a vehicle that does not have a registration sticker affixed to the license plate, a vehicle that has a registration sticker affixed to the license plate which has expired. Evidence of disuse, neglect or abandonment may include, but is not limited to, factors such as: Refuse or debris collected underneath or the vehicle being used solely for storage purposes; if it is partially dismantled, having no engine, transmission, or other major and visible parts; having major and visible parts which are dismantled; incapable of functioning as a motor vehicle in its present state; having only nominal salvage value; or being in any physical state rendering it inoperable. A vehicle will be considered abandoned or derelict if it is in an evident state of extended disuse or neglect and which has been left abandoned and unprotected from the elements.

Abate means to repair, replace, remove, destroy or otherwise remedy the condition in question by such means and in such manner and to such an extent as necessary in the interest of the general health, safety and welfare of the community as determined by the city manager, or his/her designee.

Actual cost means the actual contract amount plus interest, if any, as invoiced by an independent, private contractor for terminating and abating a violation of this section on a lot, tract, or parcel, plus the cost of serving notice of the remedy, obtaining title information on the property, administrative costs of \$150.00, and all other identifiable costs incurred by the city for the abatement of the public nuisance on the lot, tract, or parcel.

Attractive nuisance means, but is not limited to, leaving a piece of equipment or other condition on property which would be attractive and dangerous to the safety of curious children. This would include, but is not limited to, unguarded swimming pools, open pits, abandoned personal and real property, refrigerators, and buildings which have been boarded up for longer than 60 days.

City means the incorporated municipality of Palatka, with definite boundaries and legal powers as set forth in the State Charter, including any subsequent annexation.

Compost bin means a container designed for the purpose of allowing nonliving plant or vegetative material to decompose for use as fertilizer. For purposes of this article, any such compost bin shall be constructed of wire, wood lattice or other material which allows air to filter through the structure. A compost bin shall not exceed an area of 16 square feet and a height of three feet.

Excessive growth of grass, weeds, or brush and other overgrowth means grass or weeds greater than 18 inches in height or brush, or bushes, or shrubs, or trees, or vines, or flowering plants and other living plant life that is allowed to grow in a wild and unkempt manner not in keeping with the neighborhood.

Hazard tree means, but is not limited to, a tree that is dead, diseased, or dying, or has a structural defect that predisposes it to becoming a hazard that could cause personal injury or property damage and the tree is located near a target, as defined herein.

Imminent public health threat means the condition of a lot, tract,

or debris, which includes but is not limited to, broken glass, rusted metal, automotive and appliance parts, abandoned vehicles or inoperable vehicles, some of which may contain chemicals, such as Freon, oils, fluids or the like, capable of causing injury or disease to humans or animals or contaminate the environment; or the condition of a lot, tract or parcel that, because of excessive growth of grass, weeds, or brush, hazard tree(s), or stagnant water, can harbor criminal activity, create a habitat for rodents, vermin, reptiles, or other wild animals, become a breeding ground for mosquitoes, or become a place to conduct illegal activity; a place that threatens or endangers the public health, safety or welfare of city residents; a place that is reasonably believed to cause currently, or potentially to cause in the future, ailments or disease.

Improved lot means, but is not limited to, any lot or parcel of land on which the wild or natural state has been changed or altered, or possessing a valid permit for construction of a dwelling house, commercial or industrial building assigned to it.

Inoperable vehicle means any wrecked or partially dismantled vehicle that is parked or stored without having all the wheels mounted, or is in a condition of substantial disrepair, or which is parked or stored without having tires inflated, or cannot be operated legally upon the roadways of Florida, or other similar conditions.

Nonliving plant material means nonliving vegetation such as, but not limited to, leaves, grass cuttings, shrubbery cuttings, tree trimmings and other material incidental to attending to the care of lawns, shrubs, vines and trees.

Nuisance means (i) the excessive growth of grass, weeds, brush, branches, and other overgrowth; (ii) a habitat for rodents, vermin, reptiles, or other wild animals; or (iii) a breeding ground for mosquitoes; (iv) a place conducive to illegal activity as listed in section 46-252; (v) a place that threatens or endangers the public health, safety or welfare of city residents; (vi) a place that is reasonably believed to cause currently, or potentially to cause in the future, ailments or disease; or (vii) a condition on the property that adversely affects and impairs the economic value or enjoyment of surrounding or nearby properties; (viii) failure to replace or repair with similar or improved material in a reasonable period, not to exceed 60 days, broken or missing building components, including, but not limited to, doors, windows, roofing material, siding, and drives/walkways outside the right-of-way which detract from the aesthetics of the neighborhood, shopping area, industrial area or other commercial area within the service district; (ix) failure to repair, replace, or remove broken fencing, screening or decorative elements on a developed parcel or lot, is declared to be a nuisance and menace to the public health, safety, and welfare of the citizens of the city, including, but not limited to abandoned property, abandoned vehicle(s), inoperable vehicles, or any other attractive nuisance.

Property means a lot or tract or parcel of land and the adjacent right-of-way portion, whether such lot or tract or parcel is improved or unimproved.

Stagnant water means, but is not limited to, any swimming pool, pond, cesspool, well, cistern, rain barrel or other receptacle containing water or accumulation of water that is not moving or flowing, may become foul smelling, contain growth of various flora, become coated with scum and in such a condition that

may breed therein or may injure health or cause damage to other persons.

Target means an area where personal injury or property damage could occur if a tree or portions of a tree fails. "Target" includes, but is not limited to, sidewalks, walkways, roads, vehicles, structures, or a place where people gather (for example, a backyard).

Trash, junk, or debris means waste materials, including, but not limited to, putrescible and nonputrescible waste, combustible and noncombustible waste, and generally all waste materials including, but not limited to, paper, cardboard, tin cans, lumber, concrete rubble, glass, bedding, crockery, household furnishings, household appliances, inoperable vehicle(s), dismantled pieces of motor vehicles or other machinery, abandoned vehicles, tires, rusted metal articles, and abandoned property of any kind.

Unimproved lot means a lot, tract or parcel that is not made use of; is not legally cleared of trees and brush; in the wild or natural state; and does not have certain basic required services necessary to utilize it for other purposes. These services may include, but are not limited to, electricity, telephone, sewer, street access, or water.

Attached Letters

Date	Letter	Description
12/09/2024	Notice of Violation with Description	
11/19/2024	Web Form - Citizen Complaint Form	
11/19/2024	Public Information Request	
11/19/2024	Notice of Violation without Description	
11/19/2024	Notice of Violation with Description	

Notes

Date	Note	Created By:
2025-02-07	The property owner called Mr. Eldrick stated he is working on the violations, and his telephone number is 386-916-9099.	Christy Lowe
2025-01-30	I spoke with the property owner today and he advised he just received the letter for the violations, and he is going to start addressing the issues.	Christy Lowe
2024-11-19	The proper owner telephone Number is 386-916-9099	
2024-11-19	11/19/24 Attempted to call Complianted did answer phone left voice mess. at 11:44 A.	David Green

Uploaded Files

Date	File Name
03/28/2025	25118965-100_3507.JPG
03/28/2025	25118963-100_3506.JPG
03/28/2025	25118961-100_3505.JPG
03/28/2025	25118957-100_3504.JPG
03/28/2025	25118950-100_3503.JPG
03/28/2025	25118948-100_3502.JPG
03/28/2025	25118947-100_3501.JPG
03/28/2025	25118945-100_3500.JPG

03/28/2025	<u>25118943-100_3499.JPG</u>
03/28/2025	<u>25118942-100_3498.JPG</u>
03/28/2025	<u>25118940-100_3497.JPG</u>
03/28/2025	<u>25118939-100_3496.JPG</u>
03/28/2025	<u>25118938-100_3495.JPG</u>
03/28/2025	<u>25118937-100_3494.JPG</u>
03/28/2025	<u>25118936-100_3493.JPG</u>
11/19/2024	<u>23233790-DSCN2004.JPG</u>
11/19/2024	<u>23233783-DSCN1992.JPG</u>
11/19/2024	<u>23233784-DSCN1994.JPG</u>
11/19/2024	<u>23233786-DSCN1996.JPG</u>
11/19/2024	<u>23233787-DSCN1997.JPG</u>
11/19/2024	<u>23233788-DSCN1999.JPG</u>
11/19/2024	<u>23233780-DSCN1986.JPG</u>
11/19/2024	<u>23233781-DSCN1988.JPG</u>
11/19/2024	<u>23233782-DSCN1991.JPG</u>



2024-166 116 Cleveland Ave
3A-By David Green 11/19/2024
Sec 30-32 (B) Untagged Vehicle



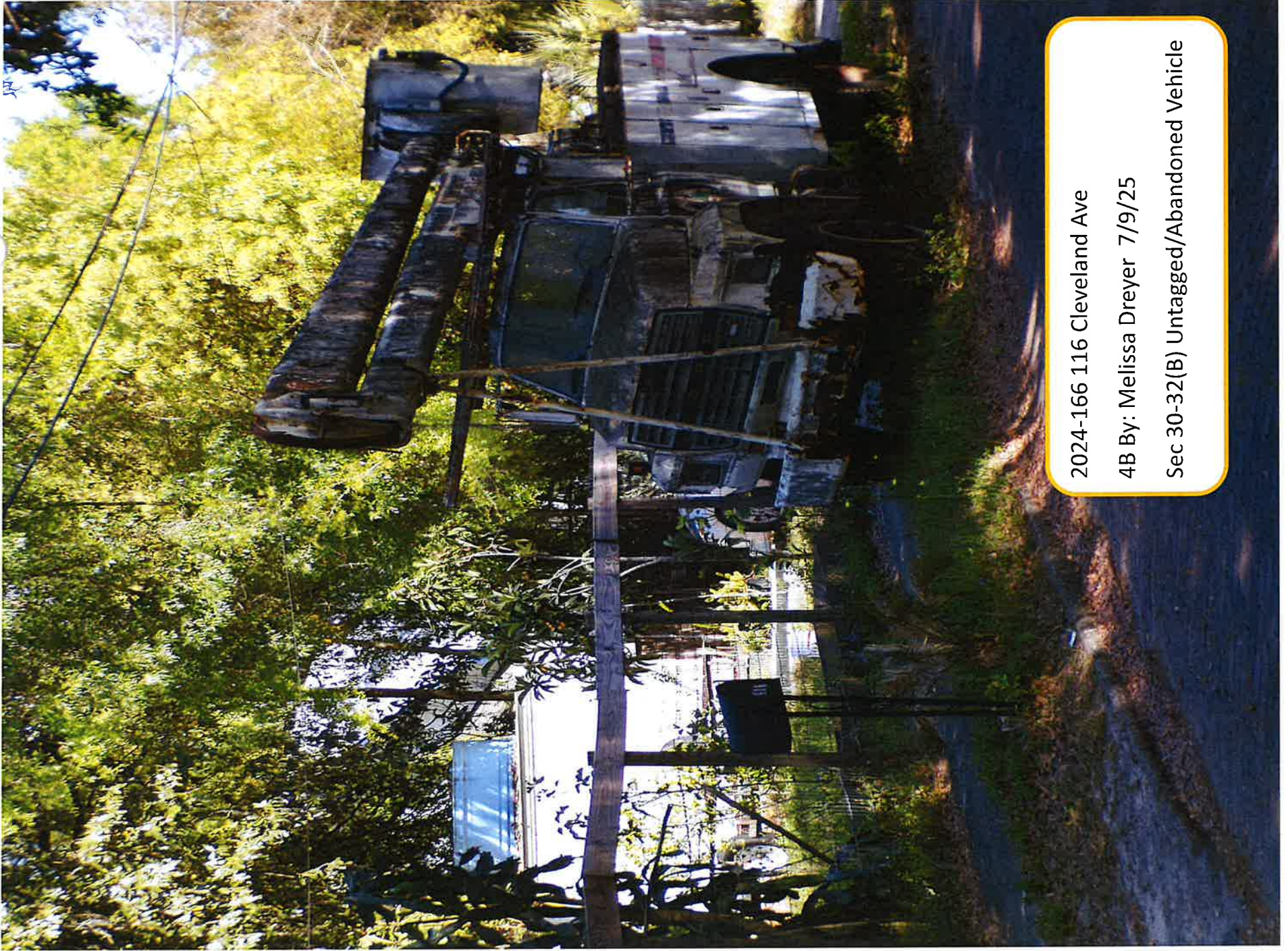
2024-166 116 Cleveland Ave
3B-By David Green 11/19/2024
Sec 30-32 (B) Untagged Vehicle



2024-166 116 Cleveland Ave
1C-By David Green 11/19/2024
Sec 30-32 (A1) Trash and debris



2024-166 116 Cleveland Ave
4A By: Melissa Dreyer 7/9/25
Sec 30-32(A1) Sec 30-32 Untagged Vehicle



2024-166 116 Cleveland Ave

4B By: Melissa Dreyer 7/9/25

Sec 30-32(B) Untagged/Abandoned Vehicle



2024-166 116 Cleveland Ave
2C By: Melissa Dreyer 7/9/25
Sec 30-32(A1) Trash and debris



CODE VIOLATION WARNING NOTICE

ALDICK SAADEDINE
116 CLEVELAND AVE
PALATKA, FL 32177

Re: Case Number 2024166
Subject Property: 116 CLEVELAND AV PALATKA, ,
Property ID Number: 12-10-26-7970-0000-0050

Dear ALDICK SAADEDINE:

All properties must follow applicable regulations within the district the property is located. It is the property owner's responsibility to verify any necessary approvals prior to beginning repairs. This applies to residential, commercial, historical, or industrial properties.

IN ACCORDANCE WITH CITY OF PALATKA MUNICIPAL CODES YOU ARE HEREBY NOTIFIED THAT YOU ARE IN VIOLATION OF PALATKA CITY CODE:

Sec. 30-32(a).- Prohibited Conditions and Public Nuisances

(a) Purpose and intent. The purpose and intent of this section is to prohibit and prevent the following conditions: (1) Accumulation of trash, junk, or debris, living and nonliving plant material, hazard tree(s), and stagnant water. (2) Excessive and untended growth of grass, weeds, brush, branches, and other overgrowth. (3) The existence of all other objectionable, unsightly or unsanitary matter, materials, and conditions on improved property. (4) Property being inhabited by, or providing a habitat for, rodents, vermin, reptiles, or other wild animals. (5) Property providing a breeding place for mosquitoes. (6) Property being a place, or being reasonably conducive to serving as a place, for illegal or illicit activity. (7) Property threatening or endangering the public health, safety, or welfare of city residents. (8) Property adversely believed to cause currently, or potentially to cause in the future, ailments or disease. (9) Property adversely affecting and impairing the economic value or enjoyment of surrounding or nearby property. (10) Failure to replace or repair with similar or improved material in a reasonable period, not to exceed 60 days, broken or missing building components, including, but not limited to, doors, windows, roofing material, siding, and drives/walks outside the right-of-way which detract from the aesthetics of the neighborhood, shopping area, industrial area or other commercial area within the service district. (11) Failure to repair, replace, or remove broken fencing, screening or decorative elements on a developed parcel or lot. (12) Failure of owner of land to keep any sidewalk abutting thereon and all parkways to the curb line free and clear of all weeds, undergrowth, rubbish, debris and trash.

Sec. 30-32(a).- Prohibited Conditions and Public Nuisances

(a) Purpose and intent. The purpose and intent of this section is to prohibit and prevent the following conditions: (1) Accumulation of trash, junk, or debris, living and nonliving plant material, hazard tree(s), and stagnant water. (2) Excessive and untended growth of grass, weeds, brush, branches, and other overgrowth. (3) The existence of all other objectionable, unsightly or unsanitary matter, materials, and conditions on improved property. (4) Property being inhabited by, or providing a habitat for, rodents, vermin, reptiles, or other wild animals. (5) Property providing a breeding place for mosquitoes. (6) Property being a place, or being reasonably conducive to serving as a place, for illegal or illicit activity. (7) Property threatening or endangering the public health, safety, or welfare of city residents. (8) Property reasonably

believed to cause curure, c tentially to cause in the future, ailn s eaise. (9) Property adversely affecting and impairing the economic value or enjoyment of surrounding or nearby property. (10) Failure to replace or repair with similar or improved material in a reasonable period, not to exceed 60 days, broken or missing building components, including, but not limited to, doors, windows, roofing material, siding, and drives/walks outside the right-of-way which detract from the aesthetics of the neighborhood, shopping area, industrial area or other commercial area within the service district. (11) Failure to repair, replace, or remove broken fencing, screening or decorative elements on a developed parcel or lot. (12) Failure of owner of land to keep any sidewalk abutting thereon and all pathways to the curb line free and clear of all weeds, undergrowth, rubbish, debris and trash.

Sec. 30-32(b). - Prohibited conditions and public nuisances.

(b) Definitions. These words, terms and phrases, when used in this article, will mean the following: Abandoned property includes, but is not limited to, wrecked or derelict property which has been left behind when it appears that the former owner does not intend to come back, pick it up, or use it. Examples may include, but are not limited to, possessions left in a house, possessions left outside a structure, vehicles, vessels, etc., left behind or beside a road for a period of time not to exceed ten days.

Abandoned vehicle means, but is not limited to, any wrecked or derelict property which has been left abandoned and unprotected from the elements and shall include, but is not limited to, a vehicle in a state of disuse, neglect, a vehicle without a license plate, a vehicle with a license plate that is not registered to that vehicle, a vehicle that does not have a registration sticker affixed to the license plate, a vehicle that has a registration sticker affixed to the license plate which has expired. Evidence of disuse, neglect or abandonment may include, but is not limited to, factors such as: Refuse or debris collected underneath or the vehicle being used solely for storage purposes; if it is partially dismantled, having no engine, transmission, or other major and visible parts; having major and visible parts which are dismantled; incapable of functioning as a motor vehicle in its present state; having only nominal salvage value; or being in any physical state rendering it inoperable. A vehicle will be considered abandoned or derelict if it is in an evident state of extended disuse or neglect and which has been left abandoned and unprotected from the elements.

Abate means to repair, replace, remove, destroy or otherwise remedy the condition in question by such means and in such manner and to such an extent as necessary in the interest of the general health, safety and welfare of the community as determined by the city manager, or his/her designee.

Actual cost means the actual contract amount plus interest, if any, as invoiced by an independent, private contractor for terminating and abating a violation of this section on a lot, tract, or parcel, plus the cost of serving notice of the remedy, obtaining title information on the property, administrative costs of \$150.00, and all other identifiable costs incurred by the city for the abatement of the public nuisance on the lot, tract, or parcel.

Attractive nuisance means, but is not limited to, leaving a piece of equipment or other condition on property which would be attractive and dangerous to the safety of curious children. This would include, but is not limited to, unguarded swimming pools, open pits, abandoned personal and real property, refrigerators, and buildings which have been boarded up for longer than 60 days.

City means the incorporated municipality of Palatka, with definite boundaries and legal powers as set forth in the State Charter, including any subsequent annexation.

Compost bin means a container designed for the purpose of allowing nonliving plant or vegetative material to decompose for use as fertilizer. For purposes of this article, any such compost bin shall be constructed of wire, wood lattice or other material which allows air to filter through the structure. A compost bin shall not exceed an area of 16 square feet and a height of three feet.

Excessive growth of grass, weeds, or brush and other overgrowth means grass or weeds greater than 18 inches in height or brush, or bushes, or shrubs, or trees, or vines, or flowering plants and other living plant life that is allowed to grow in a wild and unkempt manner not in keeping with the neighborhood.

Hazard tree means, but is not limited to, a tree that is dead, diseased, or dying, or has a structural defect that predisposes it to becoming a hazard that could cause personal injury or property damage and the tree is located near a target, as defined herein.

Imminent public health threat means the condition of a lot, tract, or parcel of land that, because of the accumulation of trash, junk, or debris, which includes but is not limited to, broken glass, rusted metal,

automotive and applan. a abandoned vehicles or inoperable chemicals, such as Freon, oils, fluids or the like, capable of causing injury or disease to humans or animals or contaminate the environment; or the condition of a lot, tract or parcel that, because of excessive growth of grass, weeds, or brush, hazard tree(s), or stagnant water, can harbor criminal activity, create a habitat for rodents, vermin, reptiles, or other wild animals, become a breeding ground for mosquitoes, or become a place to conduct illegal activity; a place that threatens or endangers the public health, safety or welfare of city residents; a place that is reasonably believed to cause currently, or potentially to cause in the future, ailments or disease.

Improved lot means, but is not limited to, any lot or parcel of land on which the wild or natural state has been changed or altered, or possessing a valid permit for construction of a dwelling house, commercial or industrial building assigned to it.

Inoperable vehicle means any wrecked or partially dismantled vehicle that is parked or stored without having all the wheels mounted, or is in a condition of substantial disrepair, or which is parked or stored without having tires inflated, or cannot be operated legally upon the roadways of Florida, or other similar conditions.

Nonliving plant material means nonliving vegetation such as, but not limited to, leaves, grass cuttings, shrubbery cuttings, tree trimmings and other material incidental to attending to the care of lawns, shrubs, vines and trees.

Nuisance means (i) the excessive growth of grass, weeds, brush, branches, and other overgrowth; (ii) a habitat for rodents, vermin, reptiles, or other wild animals; or (iii) a breeding ground for mosquitoes; (iv) a place conducive to illegal activity as listed in section 46-252; (v) a place that threatens or endangers the public health, safety or welfare of city residents; (vi) a place that is reasonably believed to cause currently, or potentially to cause in the future, ailments or disease; or (vii) a condition on the property that adversely affects and impairs the economic value or enjoyment of surrounding or nearby properties; (viii) failure to replace or repair with similar or improved material in a reasonable period, not to exceed 60 days, broken or missing building components, including, but not limited to, doors, windows, roofing material, siding, and drives/walkways outside the right-of-way which detract from the aesthetics of the neighborhood, shopping area, industrial area or other commercial area within the service district; (ix) failure to repair, replace, or remove broken fencing, screening or decorative elements on a developed parcel or lot, is declared to be a nuisance and menace to the public health, safety, and welfare of the citizens of the city, including, but not limited to abandoned property, abandoned vehicle(s), inoperable vehicles, or any other attractive nuisance.

Property means a lot or tract or parcel of land and the adjacent right-of-way portion, whether such lot or tract or parcel is improved or unimproved.

Stagnant water means, but is not limited to, any swimming pool, pond, cesspool, well, cistern, rain barrel or other receptacle containing water or accumulation of water that is not moving or flowing, may become foul smelling, contain growth of various flora, become coated with scum and in such a condition that mosquitoes may breed therein or may injure health or cause offense to other persons.

Target means an area where personal injury or property damage could occur if a tree or portions of a tree falls. "Target" includes, but is not limited to, sidewalks, walkways, roads, vehicles, structures, or a place where people gather (for example, a backyard).

Trash, junk, or debris means waste materials, including, but not limited to, putrescible and nonputrescible waste, combustible and noncombustible waste, and generally all waste materials including, but not limited to, paper, cardboard, tin cans, lumber, concrete rubble, glass, bedding, crockery, household furnishings, household appliances, inoperable vehicle(s), dismantled pieces of motor vehicles or other machinery, abandoned vehicles, tires, rusted metal articles, and abandoned property of any kind.

Unimproved lot means a lot, tract or parcel that is not made use of; is not legally cleared of trees and brush; in the wild or natural state; and does not have certain basic required services necessary to utilize it for other purposes. These services may include, but are not limited to, electricity, telephone, sewer, street access, or water.

Corrective Action The following action must be taken to correct the above stated violation:

1.Sec.30:32(A1) Removal of all trash and debris from property 2.Sec.30:32(b) Remove all or tag all untagged vehicles on property you have 15 days (12/27/24) to have property in compliance if you any questions you can contact PALATKA CODE ENFORCEMENT at (386) 329-0100 ext.331

WARNING NOTICE: YOU ARE IN VIOLATION OF CITY OF PALATKA MUNICIPAL CODE. SHOULD THE VIOLATION CONTINUE BEYOND THE TIME SPECIFIED FOR CORRECTION, OR SHOULD THE VIOLATION BE REPEATED, A CITATION MAY BE ISSUED TO YOU AND/OR YOUR CASE MAY BE PRESENTED TO THE PALATKA CODE ENFORCEMENT BOARD. THE ISSUANCE OF A CITATION WILL REQUIRE A FINE TO BE PAID OR REQUIRE YOUR APPEARANCE BEFORE THE PALATKA CODE ENFORCEMENT BOARD. THE CODE ENFORCEMENT BOARD MAY IMPOSE A FINE OF UP TO \$250 FOR EACH DAY UNTIL THE VIOLATION IS CORRECTED. COSTS OF PROSECUTION WILL BE CHARGED IF YOUR CASE APPEARS ON THEIR AGENDA. COSTS AND/OR FINES WILL BECOME A LIEN AGAINST YOUR PROPERTY IF LEFT UNPAID. APPEALS MUST BE MADE WITHIN 30 DAYS OF HEARING TO THE PALATKA CITY COMMISSION.

As directed by the code enforcement officer, failure to comply with result in Code Enforcement Magistrate Hearing which is held at 1:30 p.m. every 3rd Tuesday of the Month at City Hall, 201 N. 2nd Street, Palatka, FL.

David Green
Code Enforcement Officer

HEARING: July 15, 2025

NAME: Mills Vontell Willeatha

CASE: 2024-184

LOCATION: 709 N 12th St

Palatka, FL

ZONING: R-3

ORIGINAL VIOLATIONS

1. Section 30-169 Rotten and Weaken Wood
2. Section 30-169 Deteriorating Paint
3. Section 30-169 Mold and Mildew
4. Section 30- 169 Empty Electrical Conduit
5. Section 30- 32 Overgrown Grass
6. Section 30 – 32 Roofing in Disrepair

NOTICES SENT

FIRST OBSERVED: 12/11/24

NOTICE FOR THIS HEARING SENT: 06/09/25

GREEN CARD SIGNED: No

COMPLEX POSTING: 07/01/25

SITE POSTING: 07/01/25

COMMENTS:

DEMONSTRATIVE EVIDENCE: True & accurate photos that show the property's status and past judgments and liens

STAFF RECOMMENDATION: Assess a daily fine of \$125 if property is not brought into compliance within 30 days of hearing (October 13, 2025)

SPECIAL MAGISTRATE'S ACTION:

**CODE ENFORCEMENT SPECIAL MAGISTRATE
PALATKA, FLORIDA**

CITY OF PALATKA,

Petitioner,

Vs.

Case: 2024-184

Mills Vontell Willeatha
Respondent

AFFIDAVIT OF SERVICE

STATE OF FLORIDA
(COUNTY OF PUTNAM)

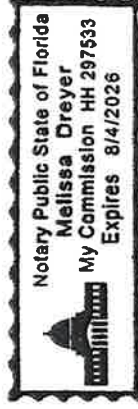
BEFORE ME, the undersigned authority appeared HAROLD BARTELLI, who after being duly sworn, deposes and says:

1. That the statements set forth herein are based upon personal knowledge.
2. That he/she is a resident of the State of Florida, is over twenty-one (21) years of age, and is not a party to this cause.
3. That he/she has done the following postings:
 - Posted a **NOTICE OF SPECIAL MAGISTRATE HEARING**, at **SITE 709 n 12th St, STREET Palatka, FL** at 3:55 p.m. on the 1st of July 2025
 - Posted **NOTICE OF SPECIAL MAGISTRATE HEARING** at the **PALATKA CITY HALL** at 1:30 p.m. on the 15th of July 2025
 - Hearing Notice Posted in the Palatka Daily News Paper


HAROLD BARTELLI
Code Compliance Officer

SWORN to and subscribed before me this July 01 2025 by
HAROLD BARTELLI, who is personally known to me.


Notary Public





Ronald Brown
Special Magistrate



Marcia Mcarty
City Manager

Lorenzo Aghemo
Planning Director

Christy Lowe
Code Compliance Officer

Special Magistrate Hearing

Harold Bartelli
Code Compliance Officer

Mellisa Dreyer
Code Compliance Officer

Jane West, Esq.
City Attorney

July 15, 2025

Mills Vontell Willeatha
709 N 12th St
Palatka, Florida 32177

CODE ENFORCEMENT, SPECIAL MAGISTRATE CITY OF PALATKA, FLORIDA

NOTICE OF HEARING

CASE # 2024-184
RE: Parcel #: 42-10-27-6850-1960-0200

In accordance with Chapter 162, Florida Statutes (1989) sec 2-81 & 2-83, the Palatka City Commissioners, created the Special Magistrate Program. The purpose of said Special Magistrate is to promote, protect and improve the health, safety and welfare of the citizens of the City of Palatka and to provide an equitable, effective method of enforcing the technical codes in force in the City.

You are hereby formally notified that on the **15th day of July 2025 at 1:30 p.m.**, there will be a public hearing, subject to approval by the City Commissioners, at **201 N 2nd Street, Palatka, FL 32177 in the City of Palatka's Commissioners' Chambers** concerning a violation(s) of the City Code listed in the Statement of Violation and Request for Hearing. You are hereby ordered to appear before the Special Magistrate on that date to answer these charges and to present your side of the case. Failure to appear may result in the Special Magistrate proceeding in your absence. Should you be found in violation of the City Code, the Special Magistrate has the power by law to levy fines of up to \$250.00 a day for the first violation for each and every day a violation continues past the date set in an Order of Special Magistrate for compliance. This penalty, if not paid, will become a lien on the real or personal property of the violator, which can be satisfied by foreclosure and/or sale of such property.

Should you desire, you have the right to obtain an attorney at your own expense to represent you before the Special Magistrate. You will also have the opportunity to present witnesses as well as question the witnesses against you prior to the Special Magistrate making a determination. Please be prepared to present evidence at this meeting concerning the amount of time necessary to correct the alleged violation, should you be found in violation of the City Code. If you desire to appeal, you are responsible for obtaining a verbatim record of the proceedings, which includes testimony and evidence upon which the appeal is to be based.

If you require further information concerning this case, please call (386) 329-0100 ext. 324.

Sincerely,

Harold Bartelli
Code Compliance Officer

Enclosures: Statement of Violation and Request for Hearing

PALATKA, FLORIDA
SPECIAL MAGISTRATE

CITY OF PALATKA, FLORIDA
Petitioner,

vs.

Mills Vontell Willeatha
Respondent(s),

Case# 2024-184

STATEMENT OF VIOLATION AND REQUEST FOR HEARING

Pursuant to Sections 162.02 and 162.12, Florida Statutes, and City of Palatka Ordinance 03-36, the undersigned Code Enforcement Director hereby gives notice of an uncorrected violation of the Municipal Code of Palatka, Florida as more particularly described herein, and hereby requests a public hearing before the City of Palatka Special Magistrate for the following reasons:

1. Violation of Municipal Code City of Palatka, Florida:

- 1.) Section 30-169 Building fronts and sides abutting streets or public areas
- 2.) Section 30-169 Building fronts and sides abutting streets or public areas
- 3.) Section 30-169 Building fronts and sides abutting streets or public areas
- 4.) Section 30-169 Building fronts and sides abutting streets or public areas
- 5.) Section 30-32 Prohibited conditions and public nuisances
- 6.) Section 30-32 Prohibited conditions and public nuisances

2. Location/address where violation exists: 709 N 12th St Palatka, Florida 32177

3. Name and address of owner/person in charge of location where violation exists:

Mills Vontell Willeatha
709 N 12th ST
Palatka, Florida 32177

4. Description of violation: Rotten and weaken wood, Deteriorating paint, Mold and Mildew, Empty electrical conduits, overgrown grass, Roofing in Disrepair

5. Date violation first observed: 12/11/2024

6. Date owner/person in charge given Notice of Violation: 06/09/2025

7. Date on/by which violation was to be corrected: N/A

8. Date of Reinspection: 06/23/2025

9. Results of Reinspection's: Non-Compliance

Based on the foregoing, the undersigned Code Inspector hereby certifies that the above-described violation continues to exist, that attempts to secure compliance with the Municipal Code of Palatka, Florida have failed as aforesaid, and that the violation should be referred to the City of Palatka Special Magistrate for a public hearing.

DATED 15th day of July 2025

CITY OF PALATKA CODE COMPLIANCE


Harold Bartelli
Code Compliance Officer

SWORN to and subscribed before me this 15th day of July 2025, by Harold Bartelli, who is personally known to me.

 Notary Public





CODE VIOLATION WARNING NOTICE

MILLS VONTELL WILLEATHA
PO BOX 646
BOYNTON BEACH, FL 33425

Re: Case Number 2024184
Subject Property: 709 N 12TH ST PALATKA,
Property ID Number: 42-10-27-6850-1960-0200

Dear MILLS VONTELL WILLEATHA:

All properties must follow applicable regulations within the district the property is located. It is the property owner's responsibility to verify any necessary approvals prior to beginning repairs. This applies to residential, commercial, historical, or industrial properties.

IN ACCORDANCE WITH CITY OF PALATKA MUNICIPAL CODES YOU ARE HEREBY NOTIFIED THAT YOU ARE IN VIOLATION OF PALATKA CITY CODE:

Sec. 30-169. - Building fronts and sides abutting streets or public areas.

(a)All deteriorated structural and decorative elements visible from a public right-of-way shall be repaired or replaced.(b)Every such part of a structure visible from a public right-of-way or abutting a street shall be made structurally sound. Rotten or weakened portions shall be removed, repaired, or replaced in a manner compatible with the rest of the structure or to match the original materials and construction techniques. All exposed wood shall be stained or painted. Every part shall be clean of graffiti, litter, dirt or other debris. Where surfaces were once painted, or stained, not more than ten percent of the surface may be free of paint or stain.(c)Existing miscellaneous nonfunctional elements on the building fronts such as empty electrical conduits, unused sign brackets, etc., shall be removed and building surface repaired or rebuilt as required to match adjacent surfaces and original condition.(d)Mildew shall be cleaned from buildings having street visibility, and loose wires (such as TV cable) shall be secured. Not more than ten percent of the buildings having street visibility may have mildew.

Sec. 30-169. - Building fronts and sides abutting streets or public areas.

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Sec. 30-32(a). - Prohibited Conditions and Public Nuisances

(a) Purpose and intent. The purpose and intent of this section is to prohibit and prevent the following conditions: (1) Accumulation of trash, junk, or debris, living and nonliving plant material, hazard tree(s), and stagnant water. (2) Excessive and untended growth of grass, weeds, brush, branches, and other overgrowth. (3) The existence of all other objectionable, unsightly or unsanitary matter, materials, and conditions on improved property. (4) Property being inhabited by, or providing a habitat for, rodents, vermin, reptiles, or other wild animals. (5) Property providing a breeding place for mosquitoes. (6) Property being a place, or being reasonably conducive to serving as a place, for illegal or illicit activity. (7) Property threatening or endangering the public health, safety, or welfare of city residents. (8) Property reasonably believed to cause currently, or potentially to cause in the future, ailments or disease. (9) Property adversely affecting and impairing the economic value or enjoyment of surrounding or nearby property. (10) Failure to replace or repair with similar or improved material in a reasonable period, not to exceed 60 days, broken or missing building components, including, but not limited to, doors, windows, roofing material, siding, and drives/walks outside the right-of-way which detract from the aesthetics of the neighborhood, shopping area, industrial area or other commercial area within the service district. (11) Failure to repair, replace, or remove broken fencing, screening or decorative elements on a developed parcel or lot. (12) Failure of owner of land to keep any sidewalk abutting thereon and all parkways to the curb line free and clear of all weeds, undergrowth, rubbish, debris and trash.

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Corrective Action The following action must be taken to correct the above stated violation:

The City of Palatka Code Compliance Office received a complaint on December 11, 2024. I have made attempts to contact you reference to the following violations. Sec. 30-169. - Building fronts and sides abutting streets or public areas. Rotten and weaken wood. (Recommendation: Repair or replace rotten and weaken wood) Sec. 30-169. - Building fronts and sides abutting streets or public areas. Deteriorating paint. (Recommendation: repaint property all same) Sec. 30-169. - Building fronts and sides abutting streets or public areas. Mold and Mildew. (Recommendation: remove Mold and Mildew) Sec. 30-169. - Building fronts and sides abutting streets or public areas. Empty electrical conduit. (Recommendation: Have empty electrical conduit removed) Sec. 30-32(a). - Prohibited Conditions and Public Nuisances. Overgrown grass. (Recommendation: Cut overgrown grass) Sec. 30-32(a). - Prohibited Conditions and Public Nuisances. Roofing in disrepair. (Recommendation: Repair roof) This is a 15-day compliance letter to have the said property come into compliance or contact my office at 386-329- 0100 ext. 324, Cellular telephone 386-227-0282 or email hbartelli@palatka-fl.gov. A follow up will be conducted on or after June 27,2025. Please feel free to contact my office with any concerns or questions.

WARNING NOTICE: YOU ARE IN VIOLATION OF CITY OF PALATKA MUNICIPAL CODE. SHOULD THE VIOLATION CONTINUE BEYOND THE TIME SPECIFIED FOR CORRECTION, OR SHOULD THE VIOLATION BE REPEATED, A CITATION MAY BE ISSUED TO YOU AND/OR YOUR CASE MAY BE PRESENTED TO THE PALATKA CODE ENFORCEMENT BOARD. THE ISSUANCE OF A CITATION WILL REQUIRE A FINE TO BE PAID OR REQUIRE YOUR APPEARANCE BEFORE THE PALATKA CODE ENFORCEMENT BOARD. **THE CODE ENFORCEMENT BOARD MAY IMPOSE A FINE OF UP TO \$250 FOR EACH DAY UNTIL THE VIOLATION IS CORRECTED. COSTS OF PROSECUTION WILL BE CHARGED IF YOUR CASE APPEARS ON THEIR AGENDA. COSTS AND/OR FINES WILL BECOME A LIEN AGAINST YOUR PROPERTY IF LEFT UNPAID.** APPEALS MUST BE MADE WITHIN 30 DAYS OF HEARING TO THE PALATKA CITY COMMISSION.

As directed by the code enforcement officer, failure to comply with result in Code Enforcement Magistrate Hearing which is held at 1:30 p.m. every 3rd Tuesday of the Month at City Hall at City Hall, 201 N. 2nd Street, Palatka, FL.

Harold Bartelli
Code Enforcement Officer



After 5 days, return to
CITY OF PALATKA

201 N. 2nd Street
 PALATKA, FLORIDA
 32177-3735



7009 2820 0003 3582 9734

Mills VonTell Willeath
 Po Box 646
 Boynton Beach, FL 33425

7009 2820 0003 3582 9734

U.S. POSTAL SERVICE		CERTIFIED MAIL TM RECEIPT	
(Domestic Mail Only; No Insurance Coverage Provided)			
For delivery information visit our website at www.usps.com			
OFFICIAL USE			
Postage	\$	964	Postmark Here
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Return Receipt Fee (Endorsement Required)			
Restricted Delivery Fee (Endorsement Required)			
Total Postage & Fees	\$	964	
Sent To			
Mills VonTell Willeath			
Street, Apt. No., or PO Box No. PO Box 646			
City, State, ZIP+4 Boynton Beach FL 33425			
PS Form 3800, August 2006		See Reverse for Instructions	

FIRST-CLASS



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 ZIP 32177
 02 7H
 0006138641
\$ 009.64⁰
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Restricted Delivery Fee (Endorsement Required)		
Total Postage & Fees	\$ 964	

Sent To
 Street, Apt. No.,
 or PO Box No. Mills VanTall Willegtha
 PO Box 646
 City, State, ZIP+4 Boynton Beach, FL 33425

PS Form 3800, August 2006 See Reverse for Instructions

Mills VanTall Willegtha
 PO Box 646
 Boynton Beach, FL 33425

After 5 days, return to
CITY OF PALATKA
 201 N. 2nd Street
 PALATKA, FLORIDA
 32177-3735

7009 2820 0003 3582 9666



FIRST-CLASS



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\$ 009.640
 JUN 09 2025

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Postage	\$
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Return Receipt Fee (Endorsement Required)	
Restricted Delivery Fee (Endorsement Required)	
Total Postage & Fees	\$

Postmark Here

Sent To
 Street, Apt. No.,
 or PO Box No.
 City, State, ZIP+4

Mills Vontell WilleaTha
 PO Box 646
 Boynton Beach, FL 33425

PS Form 3800, August 2006
 See Reverse for Instructions

CERTIFIED MAIL
 PLACE STICKER AT TOP OF ENVELOPE TO THE RIGHT
 OF THE RETURN ADDRESS, FOLD AT DOTTED LINE

SENDER: COMPLETE THIS SECTION	COMPLETE THIS SECTION ON DELIVERY
- Complete items 1, 2, and 3. - Print your name and address on the reverse so that we can return the card to you. - Attach this card to the back of the mailpiece, or on the front if space permits.	A. Signature X ☐ Agent ☐ Addressee B. Received by (Printed Name) C. Date of Delivery D. Is delivery address different from item 1? ☐ Yes If YES, enter delivery address below: ☐ No
1. Article Addressed to: Mills Vontell WilleaTha PO Box 646 Boynton Beach, FL 33425  9590 9402 7750 2152 1084 86 Article Number (Transfer from service label) 7009 2820 0003 3582 9666	3. Service Type ☐ Adult Signature ☐ Priority Mail Express® ☐ Adult Signature Restricted Delivery ☐ Registered Mail™ ☒ Certified Mail® ☐ Registered Mail Restricted Delivery ☐ Certified Mail Restricted Delivery ☐ Signature Confirmation™ ☐ Collect on Delivery ☐ Signature Confirmation Restricted Delivery ☐ Collect on Delivery Restricted Delivery Mail Restricted Delivery ☐ Code Com. HB

PS Form 3811, July 2020 PSN 7530-02-000-9053

N.O.V (24-184)

Domestic Return Receipt

- [TAX ESTIMATOR](#)
- [RECORDING MAPS SEARCH](#)
- [Change Theme](#)
[Toggle Light/Dark Theme](#)

Search Criteria Help

Tax Roll Year

2025

[Owner911 AddressParcelSubdivisionVIDSales](#)

Please enter a Name of at least two (2) characters

Name

709 n 12th

City

Any

Any

Please enter an Address

Address

709 N 12TH ST PALATKA FL

City

Any

Any

Please enter at least one item

Section

Any

Township

Any

Range

Any

Subdivision

Any

Block

Any

Lot

Any

Please select a Subdivision

Subdivision

Choose or type to search...

Please enter a VID Number

VID Number

Please enter at least one **Range** item.

Sale Date From is incomplete or invalid.

Sale Date To is incomplete or invalid.

Sale Date To cannot be prior to **Sale Date From**.

Sale Date To is required when Sale Date From is entered.
Sale Date From is required when Sale Date To is entered.
Sale Price To is required when Sale Price From is entered.
Sale Price From is required when Sale Price To is entered.
Sale Price To cannot be less than Sale Price From.
Square Feet To is required when Square Feet From is entered.
Square Feet From is required when Square Feet To is entered.
Square Feet To cannot be less than Square Feet From.
At least one Range item must be entered to select this Filter item.
Enter at least one Range item:
Sale Price From

Sale Price To

Sale Date From

Sale Date To

Then, Select Filter(s) if desired:
Square Feet From

Square Feet To

Vacant/Improved

Any

Qualified Sale

Any

Property Use

Any

Land Use

Any

Taxing District

Any

No Parcel History is available to view.

- [Search](#)
- [Reset Search](#)

Search Results Help Download
1 Parcel.

42-10-27-6850-1960-0200 | 43383
MILLS VONTELL WILLEATHA
709 N 12TH ST PALATKA 32177

Your **Parcel Results Download** is being prepared and downloaded.

This may take a few moments...

Please click the **Close** button when the download is complete.

[Close](#)

Interim Parcel Details | 42-10-27-6850-1960-0200 | 43383 Help

Parcel:

42-10-27-6850-1960-0200

Owner:

MILLS VONTELL WILLEATHA

VID:

43383

Staff Area:

C

911 Address:

709 N 12TH ST

PALATKA 32177

Mailing Address:

PO BOX 646

BOYNTON BEACH FL 33425-0646

Subdivision:

PALATKA BLKS

Owner Id / Parcels:

62644 / 6

Description:

PALATKA MERWIN + GINN S/D, MB1 P155 BLK 196 LOTS 2 9 +, W 10FT OF LOT 10 BK95 P390

Tax Roll Year

2025 ▼

• [TRIM](#)

• [Tax Bill](#)

• [GIS](#)

• [Map](#)

• [Email](#)

• [PRC](#)

• [E-File](#)

[Main Value](#)[Land and Sales](#)[Improvements](#)[Features](#)[Tax](#) [Cap Images](#)

Summary

Just Value of Land: 37,450

OBXF Value: 0

Improvement Value: 11,340

Market Value: 48,790
Market Classified: 0
Classified: 0
Market Adjusted: 48,790
Total Acreage: 0.18
Property Use: 01100 - STORES
Structures: 1
Mobile Homes: 0
MH Unextended: 0
Census Block: 121079508002
Location: City of Palatka
Neighborhood: PALATKA BLKS
Non-Ad Valorem Assessments
No Non-Ad Valorem Assessments are available
No Value information is available.
No Land information is available.
No Sales information is available
No Improvement information is available.
No Features information is available.
No Tax Cap information is available.
No Images are available.

Google Map |

Close

Email Parcel Record Card

Recipient Email
Your Name
Your Email

Message

- [Send Email](#)
- [Cancel](#)

Print Parcel Record Card

Print Mode:

- ☒ Internal
☐ External

- [Print PRC](#)
- [Cancel](#)

View / Print

Close

Print Site Usage

Month to Process

- [Print](#)
- [Cancel](#)

Disclaimer

Information

The information displayed is from the Final Tax roll which is certified each year in mid October and is updated annually. This information may not reflect the data currently on file in the Property Appraiser's office. The information that is supplied by the Putnam County Property Appraiser's office is public information data and must be accepted and used with the understanding that the data was collected primarily for the use and purpose of creating a property tax roll per Florida Statute. The Putnam County Property Appraiser's office makes no warranties, expressed or implied, as to the correctness, accuracy, completeness, reliability or suitability of this data for any other particular use. The Putnam County Property Appraiser's office furthermore assumes no liability whatsoever associated with the use or misuse of the public information data.

Future Land Use and Zoning

The future land use and zoning information displayed may change at any time through the future land use map amendment or rezoning process. You should contact the appropriate planning and zoning department for official verification.

Documents and Forms

Online versions of Putnam County, FL Documents and Forms are posted for your convenience only. Our goal is to make this information available as soon as possible, but please be aware that online Documents and Forms are subject to change. The County does not warrant or make any representations as to the quality, content, accuracy or completeness of the information, text, graphics, links and other items contained on its web pages. Also, the County will, in no event, be liable or responsible for damages of any kind arising out of the use of online Documents and Forms.

- [I Accept](#)
- [I Decline](#)

Clay Davis, CFE, CCF - Putnam County Property Appraiser

Real Estate Details

Back

Print Bill

Sign Up for Email Alerts

PROPERTY DETAIL									
MILLS VONTELL WILLEATHA PO BOX 646 BOYNTON BEACH, FL 33425-0646									
REAL ESTATE PROPERTY ID #: 42-10-27-6850-1960-0200									
TAX YEAR: 2024									
PROPERTY ADDRESS: 709 N 12TH ST PALATKA									
STATUS: Paid									
LEGAL DESCRIPTION: PALATKA MERWIN + GINN S/D, MB1 P155 BLK 196 LOTS 2 9 +, W 10FT OF LOT 10 BK95 P390									
PRIOR YEARS DUE:									
Market Value: 48,790									
Assessed Value: 48,790									
EXEMPTIONS:									
EI CORRECTION:									
AD VALOREM TAX:									
Taxing Authority									
PUTNAM COUNTY GENERAL FUND				Assessed Value	Exemptions	Taxable Value	Millage Rate	Taxes Levied	
				14,430.00	0.00	14,430.00	8.8441	127.62	
SCHOOL LOCAL REQUIRED EFFORT				48,790.00	0.00	48,790.00	3.0330	147.98	
SCHOOL DISTRICT DISCRETIONARY				48,790.00	0.00	48,790.00	0.7480	36.49	
SCHOOL DISTRICT CAPITAL OUTLAY				48,790.00	0.00	48,790.00	1.5000	73.19	
VOTED DISTRICT SCHOOL DEBT				48,790.00	0.00	48,790.00	0.8490	41.42	
ST. JOHNS RIVER WATER MGMT				14,430.00	0.00	14,430.00	0.1793	2.59	
CITY OF PALATKA				14,430.00	0.00	14,430.00	6.4000	92.35	
TOTAL AD VALOREM TAX:									
							21.553400		
							\$521.64		
NON AD VALOREM TAX:									
Code Fund Amount									
PAFT			PALATKA FIRE PROTECTION				Amount		
							159.02		
TOTAL NON-AD VALOREM TAX:									
GROSS TAX:									
							\$680.66		
TOTAL:									
							\$680.66		
PAYMENTS:									
Posted	Receipt	Paid By	Amount	Action					
12/25/2024	N12252024P013734	Vontell Mills	660.24	receipt (editPayment2.action? action=receipt&masterPaymentId=3238418) summary (editPayment2.action? action=receiptSummary&masterPaymentId=3238418)					

REFUND	
Posted Nothing found to display. Allow 4 to 6 weeks from date posted for processing. If not received after 6 weeks contact the Putnam County Tax Collectors office.	Refund Amount
Allow 4 to 6 weeks from date posted for processing. If not received after 6 weeks contact the Putnam County Tax Collector's office.	
ESCROW CODE:	
NAME:	
ADDRESS:	
Contact Info:	

TABLE OF CONTENTS

- Home (<https://www.putnamtax.com/>)
- Property Search ([editPropertySearch2.action?action=list](#))
- Address Change ([AddressChangeInfo_rwd2_PUTNAM.jsp](#))
- Clerk of Court (<http://www.putnam-fl.com/coc/>)
- Property Appraiser (<https://apps.putnam-fl.com/pa/property/?type=api&parcel=42-10-27-6850-1960-0200>)
- Portfolio Login ([./ptaxweb/editWebLogin2.action?action=login](#))
- Portfolio Register ([./ptaxweb/editPortfolioRegistration2.action?action=registerOne](#))
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- General Information ([./ptaxweb/Help_GeneralInfo_rwd2_PUTNAM.jsp](#))
- Property Search Help ([./ptaxweb/Help_PropertySearch_rwd2.jsp](#))
- About Property Tax ([./ptaxweb/Help_AboutPropertyTax_rwd2_PUTNAM.jsp](#))
- How To Search and Pay Taxes Online ([./ptaxweb/Help_PayTaxesOnline_mtc_rwd2.jsp](#))
- Apply for Installment Option (<https://ptax.putnam-fl.com/ptaxweb/editInstallmentRequest2.action?action=submitInstallmentRequest>)
- Email Property Tax Question ([./editComment2.action?action=submitComment](#))

Notice of Ad Valorem Taxes and Non-Ad Valorem Assessments

DELINQUENT TAX YEAR(S) NOT INCLUDED IN THIS BILL

Parcel 911 Address:
709 N 12TH ST PALATKA

Property Description:
PALATKA MERWIN + GINN S/D, MB1 P155 BLK 196
LOTS 2 9 +, W 10FT OF LOT 10 BK95 P390

AD VALOREM TAXES

TAXING AUTHORITY	MILLAGE RATE	ASSESSED VALUE	EXEMPTION AMOUNT	TAXABLE VALUE	TAXES LEVIED
PUTNAM COUNTY GENERAL FUND	8.8441	14,430	0	14,430	127.62
SCHOOL LOCAL REQUIRED EFFORT	3.0330	48,790	0	48,790	147.98
SCHOOL DISTRICT DISCRETIONARY	0.7480	48,790	0	48,790	36.49
SCHOOL DISTRICT CAPITAL OUTLAY	1.5000	48,790	0	48,790	73.19
VOTED DISTRICT SCHOOL DEBT	0.8490	48,790	0	48,790	41.42
ST. JOHNS RIVER WATER MGMT	0.1793	14,430	0	14,430	2.59
CITY OF PALATKA	6.4000	14,430	0	14,430	92.35

\$521.64

RETAIN THIS PORTION FOR YOUR RECORDS

SCAN TO PAY ONLINE



Save Time! Pay online at:
www.putnamtax.com

NON AD VALOREM ASSESSMENTS

LEVYING AUTHORITY	RATE	UNITS	AMOUNT
PALATKA FIRE PROTECTION	159.02	1	159.02

\$159.02

\$99.089\$

PLEASE PAY IN U.S. FUNDS FROM A U.S. BANK (NO POSTDATED CHECKS) TO: PUTNAM COUNTY TAX

IF PAID BY	Nov 30, 2024	Dec 31, 2024	Jan 31, 2025	Feb 28, 2025	Mar 31, 2025	April 1, 2025
PLEASE PAY	\$653.43	\$660.24	\$667.05	\$673.85	\$680.66	Delinquent Penalties and Fees Apply

PLEASE RETURN THIS STUB WITH PAYMENT

43383

MILLS VONTELL WILLEATHA
PO BOX 646
BOYNTON BEACH, FL 33425-0646

PUTNAM COUNTY 2024 REAL ESTATE

Notice of Ad Valorem Taxes and Non-Ad Valorem Assessments

Proudly Serving Putnam County

P.O. BOX 1339

Palatka, FL 32178

(386) 329-0282

Contact Phone Number:

()

***** TAXES ARE PAID. FOR YOUR RECORDS ONLY. *****

Receipt Number: N12252024P013734

Payment Amount: \$660.24

Paid By: Vontell Mills

1202409338300000000074210276850196002006

6/5/25, 2:38 PM

HEARING: July 15, 2024

NAME: KATHLEEN SUSANNE LAHEY

CASE: 2024-146

LOCATION: 2011 COUNTRY CLUB TER

ZONING: R-1AA

ORIGINAL VIOLATIONS

1. Section 30-32 (b) Prohibited Conditions and Public Nuisances

Description: Untagged/inoperable Vehicles

NOTICES SENT

FIRST OBSERVED: 08/22/2024	FIRST OBSERVED
NOTICE FOR THIS HEARING SENT: 07/01/2025	NOTICE FOR THIS HEARING SENT:
GREEN CARD SIGNED: YES	GREEN CARD SIGNED:
COMPLEX POSTING: 07/01/2025	COMPLEX POSTING:
SITE POSTING: 07/01/2025	SITE POSTING:
TOTAL FINES: N/A	TOTAL FINES:

COMMENTS:

DEMONSTRATIVE EVIDENCE: True & accurate photos that show the property's status and past judgments and liens.

STAFF RECOMMENDATION: Assess a daily fine of \$50 for each violation if property is not brought into compliance within 30 days. Fine will begin on August 15, 2025

SPECIAL MAGISTRATE'S ACTION:

**CODE ENFORCEMENT SPECIAL MAGISTRATE
PALATKA, FLORIDA**

CITY OF PALATKA,

Petitioner,

Vs.

Case: 2024-146

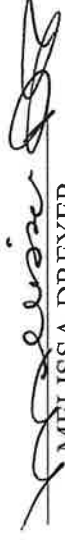
KATHLEEN LAHEY
Respondent

AFFIDAVIT OF SERVICE

STATE OF FLORIDA
(COUNTY OF PUTNAM)

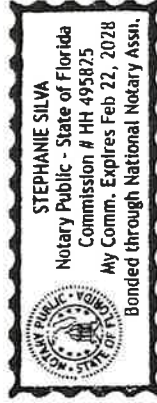
BEFORE ME, the undersigned authority appeared MELISSA DREYER, who after being duly sworn, deposes and says:

1. That the statements set forth herein are based upon personal knowledge.
2. That he/she is a resident of the State of Florida, is over twenty-one (21) years of age, and is not a party to this cause.
3. That he/she has done the following postings:
 - Posted a NOTICE OF SPECIAL MAGISTRATE HEARING, at SITE 522 N 5TH ST PALATKA FL @3:00 P.M.
 - Posted NOTICE OF SPECIAL MAGISTRATE HEARING at the PALATKA CITY HALL at 1:30 p.m. on the 15th of July 2025
 - Hearing Notice Posted in the Palatka Daily News Paper


MELISSA DREYER
Code Compliance Officer

SWORN to and subscribed before me this July 1, 2025, by MELISSA DREYER, who is personally known to me.


Notary Public



7021 1970 0001 3035 2115

U.S. Postal Service CERTIFIED MAIL® RECEIPT Domestic Mail Only	
For delivery information, visit our website at www.usps.com	
OFFICIAL USE	
Certified Mail Fee \$ 964	Postmark Here
Extra Services & Fees (check box, add fee as appropriate)	
☐ Return Receipt (hardcopy) \$	
☐ Return Receipt (electronic) \$	
☐ Certified Mail Restricted Delivery \$	
☐ Adult Signature Required \$	
☐ Adult Signature Restricted Delivery \$	
Postage \$ 964	
Total Postage and Fees \$ 964	
Sent To Kathleen Lahey 2011 Country Club Ter Palatka FL 32177	
PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions	

7021 1970 0001 3035 2115

U.S. Postal Service CERTIFIED MAIL® RECEIPT Domestic Mail Only	
For delivery information, visit our website at www.usps.com	
OFFICIAL USE	
Certified Mail Fee \$ 964	Postmark Here
Extra Services & Fees (check box, add fee as appropriate)	
☐ Return Receipt (hardcopy) \$	
☐ Return Receipt (electronic) \$	
☐ Certified Mail Restricted Delivery \$	
☐ Adult Signature Required \$	
☐ Adult Signature Restricted Delivery \$	
Postage \$ 964	
Total Postage and Fees \$ 964	
Sent To Kathleen Lahey 2011 Country Club Ter Palatka FL 32177	
PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions	

SENDER: COMPLETE THIS SECTION	COMPLETE THIS SECTION ON DELIVERY
■ Complete items 1, 2, and 3. ■ Print your name and address on the reverse so that we can return the card to you. ■ Attach this card to the back of the mailpiece, or on the front if space permits. 1. Article Addressed to: Kathleen Lahey 2011 Country Club Ter Palatka FL 32177 2. Article Number (Transfer from service label) 7021 1970 0001 3035 2115 PS Form 3811, July 2020 PSN 7530-02-000-9053	A. Signature X ☐ Agent ☐ Addressee B. Received by (Printed Name) C. Date of Delivery D. Is delivery address different from item 1? ☐ Yes If YES, enter delivery address below: ☐ No 3. Service Type ☐ Adult Signature ☐ Priority Mail Express® ☐ Adult Signature Restricted Delivery ☐ Registered Mail™ ☒ Certified Mail® ☐ Registered Mail Restricted Delivery ☐ Certified Mail Restricted Delivery ☐ Signature Confirmation™ ☐ Collect on Delivery ☐ Signature Confirmation Restricted Delivery ☐ Collect on Delivery Restricted Delivery 4. Delivery Point 5. Delivery Point Restricted Delivery (over \$500) 6. 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5129

7021 1970 0001 3035 2214

U.S. Postal Service CERTIFIED MAIL® RECEIPT Domestic Mail Only For delivery information, visit our website at www.usps.com ®.	
OFFICIAL USE	
Certified Mail Fee \$ Extra Services & Fees (check box, add fee as appropriate) ☐ Return Receipt (hardcopy) ☐ Return Receipt (electronic) ☐ Certified Mail Restricted Delivery ☐ Adult Signature Required ☐ Adult Signature Restricted Delivery	Postmark Here
Postage \$ Total Postage and Fees \$	
Sent To Kathleen Lahay Street and Apt. No., or PO Box No. 2011 Country Club Ter City, State, ZIP+4® Palatka FL 32177 PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions	

7021 1970 0001 3035 2214

U.S. Postal Service CERTIFIED MAIL® RECEIPT Domestic Mail Only For delivery information, visit our website at www.usps.com ®.	
OFFICIAL USE	
Certified Mail Fee \$ Extra Services & Fees (check box, add fee as appropriate) ☐ Return Receipt (hardcopy) ☐ Return Receipt (electronic) ☐ Certified Mail Restricted Delivery ☐ Adult Signature Required ☐ Adult Signature Restricted Delivery	Postmark Here
Postage \$ Total Postage and Fees \$	
Sent To Kathleen Lahay Street and Apt. No., or PO Box No. 2011 Country Club Ter City, State, ZIP+4® Palatka FL 32177 PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions	

SENDER: COMPLETE THIS SECTION ☒ Complete items 1, 2, and 3. ☒ Print your name and address on the reverse so that we can return the card to you. ☒ Attach this card to the back of the mailpiece, or on the front if space permits. 1. Article Addressed to: Kathleen Lahay 2011 Country Club Ter Palatka FL 32177 9590 9402 7750 2152 1087 52 2. Article Number (Transfer from service label) 7021 1970 0001 3035 2214 PS Form 3811, July 2020 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY A. Signature X ☐ Agent ☐ Addressee B. Received by (Printed Name) C. Date of Delivery D. Is delivery address different from item 1? ☐ Yes If YES, enter delivery address below: ☐ No 3. Service Type ☒ Adult Signature ☒ Adult Signature Restricted Delivery ☒ Certified Mail® ☐ Certified Mail Restricted Delivery ☐ Collect on Delivery ☐ Collect on Delivery Restricted Delivery ☐ Insured Mail (over \$500) ☐ Priority Mail Express® ☐ Registered Mail™ ☐ Registered Mail Restricted Delivery ☐ Signature Confirmation™ ☐ Signature Confirmation Restricted Delivery Domestic Return Receipt	
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Ronald Brown

Special Magistrate Notice of Hearing
2nd hearing.docx



Cia Mcarty
City Manager

Lorenzo Aghemo
Planning Director

Christy Lowe
Code Compliance Officer

Harold Bartelli
Code Compliance Officer

Mellisa Dreyer
Code Compliance Officer

Jane West, Esq.
City Attorney

July 1, 2025

Kathleen Lahey
2011 Country Club TER
PALATKA, FLORIDA 32177

CODE ENFORCEMENT, SPECIAL MAGISTRATE CITY OF PALATKA, FLORIDA

NOTICE OF HEARING

CASE # 2024-146
RE: Parcel #: 13-10-26-0000-0050-0070

In accordance with Chapter 162, Florida Statutes (1989) sec 2-81 & 2-83, the Palatka City Commissioners, created the Special Magistrate Program. The purpose of said Special Magistrate is to promote, protect and improve the health, safety and welfare of the citizens of the City of Palatka and to provide an equitable, effective method of enforcing the technical codes in force in the City.

You are hereby formally notified that on the **15th day of July 2025 at 1:30 p.m.**, there will be a public hearing, subject to approval by the City Commissioners, at **201 N 2nd Street, Palatka, FL 32177 in the City of Palatka's Commissioners' Chambers** concerning a violation(s) of the City Code listed in the Statement of Violation and Request for Hearing. You are hereby ordered to appear before the Special Magistrate on that date to answer these charges and to present your side of the case. Failure to appear may result in the Special Magistrate proceeding in your absence. Should you be found in violation of the City Code, the Special Magistrate has the power by law to levy fines of up to \$250.00 a day for the first violation for each and every day a violation continues past the date set in an Order of Special Magistrate for compliance. This penalty, if not paid, will become a lien on the real or personal property of the violator, which can be satisfied by foreclosure and/or sale of such property.

Should you desire, you have the right to obtain an attorney at your own expense to represent you before the Special Magistrate. You will also have the opportunity to present witnesses as well as question the witnesses against you prior to the Special Magistrate making a determination. Please be prepared to present evidence at this meeting concerning the amount of time necessary to correct the alleged violation, should you be found in violation of the City Code. If you desire to appeal, you are responsible for obtaining a verbatim record of the proceedings, which includes testimony and evidence upon which the appeal is to be based.

If you require further information concerning this case, please call (386) 240-5309.

Sincerely,

Melissa Dreyer
Code Compliance Officer

Enclosures: Statement of Violation and Request for Hearing

PALATKA, FLORIDA
SPECIAL MAGISTRATE

CITY OF PALATKA, FLORIDA
Petitioner,

vs.

Kathleen Susanne Lahey
Respondent(s),

Case# 2024-146

STATEMENT OF VIOLATION AND REQUEST FOR HEARING

Pursuant to Sections 162.02 and 162.12, Florida Statutes, and City of Palatka Ordinance 03-36, the undersigned Code Enforcement Director hereby gives notice of an uncorrected violation of the Municipal Code of Palatka, Florida as more particularly described herein, and hereby requests a public hearing before the City of Palatka Special Magistrate for the following reasons:

1. Violation of Municipal Code City of Palatka, Florida:
1.) Section 30-32(b) Prohibited Conditions and Public Nuisances
2. Location/address where violation exists: 2011 Country Club TER Palatka, Florida 32177
3. Name and address of owner/person in charge of location where violation exists:
Kathleen Susanne Lahey
2011 Country Club TER
PALATKA, FLORIDA 32177
4. Description of violation: Untagged/inoperable Vehicles. Expired tags.
5. Date violation first observed: 08/22/2024
6. Date owner/person in charge given Notice of Violation: 9/18/2024
7. Date on/by which violation was to be corrected: 9/10/2024
8. Date of Reinspection: 5/29/2025
9. Results of Reinspection's: Non-Compliance

Based on the foregoing, the undersigned Code Inspector hereby certifies that the above-described violation continues to exist, that attempts to secure compliance with the Municipal Code of Palatka, Florida have failed as aforesaid, and that the violation should be referred to the City of Palatka Special Magistrate for a public hearing.

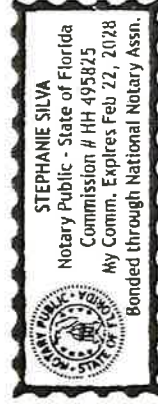
DATED 1st day of July 2025

CITY OF PALATKA CODE COMPLIANCE


Melissa Dreyer
Code Compliance Officer

SWORN to and subscribed before me this 1st day of July 2025, by Melissa Dreyer, who is personally known to me.

 Notary Public



Sale Date To is required when Sale From is entered.
Sale Date From is required when Sale Date To is entered.
Sale Price To is required when Sale Price From is entered.
Sale Price From is required when Sale Price To is entered.
Sale Price To cannot be less than Sale Price From.
Square Feet To is required when Square Feet From is entered.
Square Feet From is required when Square Feet To is entered.
Square Feet To cannot be less than Square Feet From.
At least one Range item must be entered to select this Filter item.
Enter at least one Range item:
Sale Price From

Sale Price To

Sale Date From

Sale Date To

Then, Select Filter(s) if desired:
Square Feet From

Square Feet To

Vacant/Improved
Any ▼ Any

Qualified Sale
Any ▼ Any

Property Use
Any ▼ Any

Land Use
Any ▼ Any

Taxing District
Any ▼ Any

No Parcel History is available to view.

- [Search](#)
 - [Reset Search](#)
- Search Results Help Download
1 Parcel.

13-10-26-0000-0050-0070 | 79660
LAHEY KATHLEEN SUSANNE
2011 COUNTRY CLUB TER PALATKA 32177

Your **Parcel Results Download** is being prepared and downloaded.

This may take a few moments...

Please click the **Close** button when the download is complete.

Close

Interim Parcel Details | 13-10-26-0000-0050-0070 | 79660 Help

Parcel:

13-10-26-0000-0050-0070

Owner:

LAHEY KATHLEEN SUSANNE

VID:

79660

Staff Area:

3

911 Address:

2011 COUNTRY CLUB TER
PALATKA 32177

Mailing Address:

2011 COUNTRY CLUB TER
PALATKA FL 32177

Subdivision:

None

Owner Id / Parcels:

103458 / 1

Description:

PT OF N1/2 OF NE1/4 OF SW1/4, OF NE1/4 OR400 P1079

Tax Roll Year

2025 ▼

- [TRIM](#)
- [Tax Bill](#)
- [GIS](#)
- [Map](#)
- [Email](#)
- [PRC](#)
- [E-File](#)

[Main Value](#)[Land Sales](#)[Improvements](#)[Features](#)[Tax Cap](#)[Images](#)

Summary

Just Value of Land: 25,050

OBXF Value: 27,670

Improvement Value: 403,220

TAX
COLLECTOR
Proudly Serving Putnam County

PUTNAM COUNTY
Notice of Ad Valorem Taxes and Non-Ad Valorem Assessments

ACCOUNT NUMBER	CONTROL NUMBER	ESGROW	DELINQUENT TAX YEAR(S) NOT INCLUDED IN THIS BILL
13-10-26-0000-0050-0070	79660	1352	

ACCOUNT NUMBER: 13-10-26-0000-0050-0070

Parcel 911 Address:
2011 COUNTRY CLUB TER PALATKA

LAHEY KATHLEEN SUSANNE
2011 COUNTRY CLUB TER
PALATKA, FL 32177

Property Description:
PT OF N1/2 OF NE1/4 OF SW1/4, OF NE1/4 OR400
P1079

AD VALOREM TAXES

TAXING AUTHORITY	MILLAGE RATE	ASSESSED VALUE	EXEMPTION AMOUNT	TAXABLE VALUE	TAXES LEVIED
PUTNAM COUNTY GENERAL FUND	8.8441	404,880	0	404,880	3,580.80
SCHOOL LOCAL REQUIRED EFFORT	3.0330	461,560	0	461,560	1,399.91
SCHOOL DISTRICT DISCRETIONARY	0.7480	461,560	0	461,560	345.25
SCHOOL DISTRICT CAPITAL OUTLAY	1.5000	461,560	0	461,560	692.34
VOTED DISTRICT SCHOOL DEBT	0.8490	461,560	0	461,560	391.86
ST. JOHNS RIVER WATER MGMT	0.1793	404,880	0	404,880	72.59
CITY OF PALATKA	6.4000	404,880	0	404,880	2,591.23

TOTAL MILLAGE 21.5534

TOTAL AD VALOREM TAXES

EXEMPTIONS

\$9,073.98

DO NOT PAY
CONTACT YOUR MORTGAGE
HOLDER TO CONFIRM
PAYMENT WILL BE MADE

NON AD VALOREM ASSESSMENTS

LEVYING AUTHORITY	RATE	UNITS	AMOUNT
SOLID WASTE PALATKA LANDFILL	135.00	1	135.00
PALATKA FIRE PROTECTION	1184.07	1	1,184.07

TOTAL NON-AD VALOREM ASSESSMENTS **\$1,319.07**

COMBINED TAXES AND ASSESSMENTS

\$10,393.05

PLEASE PAY IN U.S. FUNDS FROM A U.S. BANK (NO POSTDATED CHECKS) TO: PUTNAM COUNTY TAX

IF PAID BY	Nov 30, 2024	Jan 31, 2025	Feb 28, 2025	Mar 31, 2025	April 1, 2025
PLEASE PAY	\$9,977.33	\$10,081.26	\$10,185.19	\$10,289.12	Delinquent Penalties and Fees Apply

ACCOUNT NUMBER

13-10-26-0000-0050-0070

PROPERTY ADDRESS

2011 COUNTRY CLUB TER PALATKA

CONTROL NUMBER

79660

LAHEY KATHLEEN SUSANNE
2011 COUNTRY CLUB TER
PALATKA, FL 32177

PUTNAM COUNTY 2024 REAL ESTATE

Notice of Ad Valorem Taxes and Non-Ad Valorem Assessments

TAX
COLLECTOR
Proudly Serving Putnam County

P.O. BOX 1339
Palatka, FL 32178
(386) 329-0282

Contact Phone Number:

PAY ONLY ONE AMOUNT

	Nov 30, 2024	April 1, 2025
	\$9,977.33	Delinquent Penalties and Fees Apply
	Dec 31, 2024	Jan 31, 2025
	\$10,081.26	\$10,185.19
	Feb 28, 2025	Mar 31, 2025
	\$10,289.12	\$10,393.05

*** TAXES ARE PAID. FOR YOUR RECORDS ONLY ***

Receipt Number: Q1122024P003952

Payment Amount: \$9,977.33

Payment Date: 11/22/2024

Paid By: Unify Financial Credit Union

1202407960000010393050011310260000005000700

Ronald Brown
Special Magistrate

Marcia G. Carty, CPA
City Manager



Lorenzo Aghemo
Planning Director

Harold Bartelli
Code Compliance Officer

Melissa Dreyer
Code Compliance Officer

Christy Lowe
Code Compliance Officer

Jane West, Esq.
City Attorney

Case # 2024-146

Officer(s) Name: David Green

Address of Property Owner: 2011 Country Club Terrance Palatka, Florida 32177

The case listed above is being transferred to the Code Enforcement Officer (Name) Melissa Dreyer on this date 07/02/2025 the officer will review the current case listed above and determine the next action to be taken. The action could be to close the case, take new photographs and move forward with a 2nd Hearing or 1st Hearing which is to be determined.

A copy of this form will be uploaded to the current case.

Code Enforcement Officer Signature: [Signature]
Date: 7/2/2025

Witness Signature: Christy Lowe
Date: 7/2/2025

Cc: Code Enforcement Director
Reporting System Download (lworqs)



Case #: 2024146

Case Date: 08/22/24

Case Type:

Name: S. Matthews

Address:

Complainant Phone: 386-325-2484

Violation Description: Property maint.

Code Board Meeting Date:

Compliance Deadline:

Complaint Type: Property Maintenance

Abatement Status :

Foreclosure Status:

TIF District Status: NO

Status: Open-Pending Compliance

Assigned To: Melissa Dreyer

Property

Parcel #	Address	Legal Description	Owner Name	Owner Phone	Zoning
13-10-26-0000-0050-0070	2011 COUNTRY CLUB TER PALATKA	PT OF N1/2 OF NE1/4 OF SW1/4, OF NE1/4 OR400 P1079	LAHEY KATHLEEN SUSANNE		

Activities

Date	Activity Type	Description	Employee	Status
08/22/2024	Inspection	On 08/22/24 Inspected property was out of compliance due to . 1. Overgrown grass 2. Inoperable /Untagged vehicles	David Green	Completed
08/22/2024	General Letter	On 08/22/24 Mailed property owner Vol. compliance letter given 15 days (09/10/24) to have property in compliance	David Green	Completed
03/31/2025	Transferred	Case was transferred to Melissa Dreyer	Melissa Dreyer	Assigned

Violations

Date	Violation	Description	Notes	Status
08/22/2024	Sec. 30-32(a).- Prohibited Conditions and Public Nuisances	(a) Purpose and intent. The purpose and intent of this section is to prohibit and prevent the following conditions: (1) Accumulation of trash, junk, or debris, living and nonliving plant material, hazard tree(s), and stagnant water. (2) Excessive and untended growth of grass, weeds, brush, branches, and other overgrowth. (3) The existence of all other objectionable, unsightly or	(A2) Overgrown grass	Open

08/22/2024	un- ry matter, materials, and condi on improved property. (4) Property being inhabited by, or providing a hab- for, rodents, vermin, reptiles, or other wild animals. (5) Property providing a breeding place for mosquitoes. (6) Property being a place, or being reasonably conducive to serving as a place, for illegal or illicit activity. (7) Property threatening or endangering the public health, safety, or welfare of city residents. (8) Property reasonably believed to cause currently, or potentially to cause in the future, ailments or disease. (9) Property adversely affecting and impairing the economic value or enjoyment of surrounding or nearby property. (10) Failure to replace or repair with similar or improved material in a reasonable period, not to exceed 60 days, broken or missing building components, including, but not limited to, doors, windows, roofing material, siding, and drives/walks outside the right-of-way which detract from the aesthetics of the neighborhood, shopping area, industrial area or other commercial area within the service district. (11) Failure to repair, replace, or remove broken fencing, screening or decorative elements on a developed parcel or lot. (12) Failure of owner of land to keep any sidewalk abutting thereon and all parkways to the curb line free and clear of all weeds, undergrowth, rubbish, debris and trash. Sec. 30-32(b). - Prohibited conditions and public nuisances.	Untagged/ inoperable Vehicles Open
	(b) Definitions. These words, terms and phrases, when used in this article, will mean the following: Abandoned property includes, but is not limited to, wrecked or derelict property which has been left behind when it appears that the former owner does not intend to come back, pick it up, or use it. Examples may include, but are not limited to, possessions left in a house, possessions left outside a structure, vehicles, vessels, etc., left behind or beside a road for a period of time not to exceed ten days. Abandoned vehicle means, but is not limited to, any wrecked or derelict property which has been left abandoned and unprotected from the elements and shall include, but is not limited to, a vehicle in a state of disuse, neglect, a vehicle without a license plate, a vehicle with a license plate that is not registered to that vehicle, a vehicle that does not have a registration sticker affixed to the license plate, a vehicle that has a registration sticker affixed to the license plate which has expired. Evidence of disuse, neglect or abandonment may include, but is not limited to, factors such as: Refuse or debris collected underneath or the vehicle being used solely for storage purposes; if it is partially dismantled, having no engine, transmission, or other major and visible parts; having major and visible parts which are dismantled; incapable of functioning as a motor vehicle in its present state; having only nominal salvage value; or being in any physical state rendering it inoperable. A vehicle will be considered abandoned or derelict if it is in an evident state of extended disuse or neglect and which has been left abandoned and unprotected from the elements. Abate means to repair, replace, remove, destroy or otherwise remedy the condition in question by such means and in such manner and to such an extent as necessary in the interest of the general health, safety and welfare of the community as determined by the city manager, or his/her designee. Actual cost means the actual contract amount plus interest, if any, as invoiced by an independent, private contractor for terminating and abating a violation of this section on a lot, tract, or parcel, plus the cost of serving notice of the remedy, obtaining title information on the property, administrative costs of \$150.00, and all other identifiable costs incurred by the city for the abatement	

of public nuisance on the lot, tract, or parcel.

Attractive nuisance means, but is not limited to, leaving a piece of equipment or other condition on property which would be attractive and dangerous to the safety of curious children. This would include, but is not limited to, unguarded swimming pools, open pits, abandoned personal and real property, refrigerators, and buildings which have been boarded up for longer than 60 days.

City means the incorporated municipality of Palatka, with definite boundaries and legal powers as set forth in the State Charter, including any subsequent annexation.

Compost bin means a container designed for the purpose of allowing nonliving plant or vegetative material to decompose for use as fertilizer. For purposes of this article, any such compost bin shall be constructed of wire, wood lattice or other material which allows air to filter through the structure. A compost bin shall not exceed an area of 16 square feet and a height of three feet.

Excessive growth of grass, weeds, or brush and other overgrowth means grass or weeds greater than 18 inches in height or brush, or bushes, or shrubs, or trees, or vines, or flowering plants and other living plant life that is allowed to grow in a wild and unkempt manner not in keeping with the neighborhood.

Hazard tree means, but is not limited to, a tree that is dead, diseased, or dying, or has a structural defect that predisposes it to becoming a hazard that could cause personal injury or property damage and the tree is located near a target, as defined herein.

Imminent public health threat means the condition of a lot, tract, or parcel of land that, because of the accumulation of trash, junk, or debris, which includes but is not limited to, broken glass, rusted metal, automotive and appliance parts, abandoned vehicles or inoperable vehicles, some of which may contain chemicals, such as Freon, oils, fluids or the like, capable of causing injury or disease to humans or animals or contaminate the environment; or the condition of a lot, tract or parcel that, because of excessive growth of grass, weeds, or brush, hazard tree(s), or stagnant water, can harbor criminal activity, create a habitat for rodents, vermin, reptiles, or other wild animals, become a breeding ground for mosquitoes, or become a place to conduct illegal activity; a place that threatens or endangers the public health, safety or welfare of city residents; a place that is reasonably believed to cause currently, or potentially to cause in the future, ailments or disease.

Improved lot means, but is not limited to, any lot or parcel of land on which the wild or natural state has been changed or altered, or possessing a valid permit for construction of a dwelling house, commercial or industrial building assigned to it.

Inoperable vehicle means any wrecked or partially dismantled vehicle that is parked or stored without having all the wheels mounted, or is in a condition of substantial disrepair, or which is parked or stored without having tires inflated, or cannot be operated legally upon the roadways of Florida, or other similar conditions.

Nonliving plant material means nonliving vegetation such as, but not limited to, leaves, grass cuttings, shrubby cuttings, tree trimmings and other material incidental to attending to the care of

la shrubs, vines and trees.

Nuisance means (i) the excessive growth of grass, weeds, brush, branches, and other overgrowth; (ii) a habitat for rodents, vermin, reptiles, or other wild animals; or (iii) a breeding ground for mosquitoes; (iv) a place conducive to illegal activity as listed in section 46-252; (v) a place that threatens or endangers the public health, safety or welfare of city residents; (vi) a place that is reasonably believed to cause currently, or potentially to cause in the future, ailments or disease; or (vii) a condition on the property that adversely affects and impairs the economic value or enjoyment of surrounding or nearby properties; (viii) failure to replace or repair with similar or improved material in a reasonable period, not to exceed 60 days, broken or missing building components, including, but not limited to, doors, windows, roofing material, siding, and drives/walkways outside the right-of-way which detract from the aesthetics of the neighborhood, shopping area, industrial area or other commercial area within the service district; (ix) failure to repair, replace, or remove broken fencing, screening or decorative elements on a developed parcel or lot, is declared to be a nuisance and menace to the public health, safety, and welfare of the citizens of the city, including, but not limited to abandoned property, abandoned vehicle(s), inoperable vehicles, or any other attractive nuisance.

Property means a lot or tract or parcel of land and the adjacent right-of-way portion, whether such lot or tract or parcel is improved or unimproved.

Stagnant water means, but is not limited to, any swimming pool, pond, cesspool, well, cistern, rain barrel or other receptacle containing water or accumulation of water that is not moving or flowing, may become foul smelling, contain growth of various flora, become coated with scum and in such a condition that mosquitoes may breed therein or may injure health or cause offense to other persons.

Target means an area where personal injury or property damage could occur if a tree or portions of a tree fails. "Target" includes, but is not limited to, sidewalks, walkways, roads, vehicles, structures, or a place where people gather (for example, a backyard).

Trash, junk, or debris means waste materials, including, but not limited to, putrescible and nonputrescible waste, combustible and noncombustible waste, and generally all waste materials including, but not limited to, paper, cardboard, tin cans, lumber, concrete rubble, glass, bedding, crockery, household furnishings, household appliances, inoperable vehicle(s), dismantled pieces of motor vehicles or other machinery, abandoned vehicles, tires, rusted metal articles, and abandoned property of any kind.

Unimproved lot means a lot, tract or parcel that is not made use of; is not legally cleared of trees and brush; in the wild or natural state; and does not have certain basic required services necessary to utilize it for other purposes. These services may include, but are not limited to, electricity, telephone, sewer, street access, or water.

Attached Letters

Date	Letter	Description
08/22/2024		Notice of Violation with Description

08/22/2024	Web F	Citizen Complaint Form
08/22/2024	Notice of Violation without Description	
08/22/2024	Public Information Request	
08/22/2024	Notice of Violation with Description	

Notes

Date	Note	Created By:
2024-09-18	Vol. green card returned signed	David Green

Uploaded Files

Date	File Name
03/28/2025	25119129-100_3513.JPG
03/28/2025	25119127-100_3512.JPG
03/28/2025	25119126-100_3511.JPG
03/28/2025	25119124-100_3510.JPG
03/28/2025	25119121-100_3509.JPG
03/28/2025	25119120-100_3508.JPG
08/22/2024	22109756-DSCN9999.JPG
08/22/2024	22109607-DSCN0007.JPG
08/22/2024	22109608-DSCN0009.JPG
08/22/2024	22109601-DSCN0002.JPG
08/22/2024	22109603-DSCN0003.JPG
08/22/2024	22109604-DSCN0004.JPG
08/22/2024	22109605-DSCN0005.JPG
08/22/2024	22109606-DSCN0006.JPG
08/22/2024	22109600-DSCN0001.JPG



2024-146 2011 Country Club Ter
1A—Taken by David Green on
8/22/2024
Section 30-32 (B) Untagged/inoperable
Vehicle (2022)



2024-146 2011 Country Club Ter
2A-Taken by David Green on 8/22/2024
Section 30-32(B) Untagged/inoperable
vehicle



2024-146 2011 Country Club Ter

3A—Taken by Daivd Green on 8/22/2024

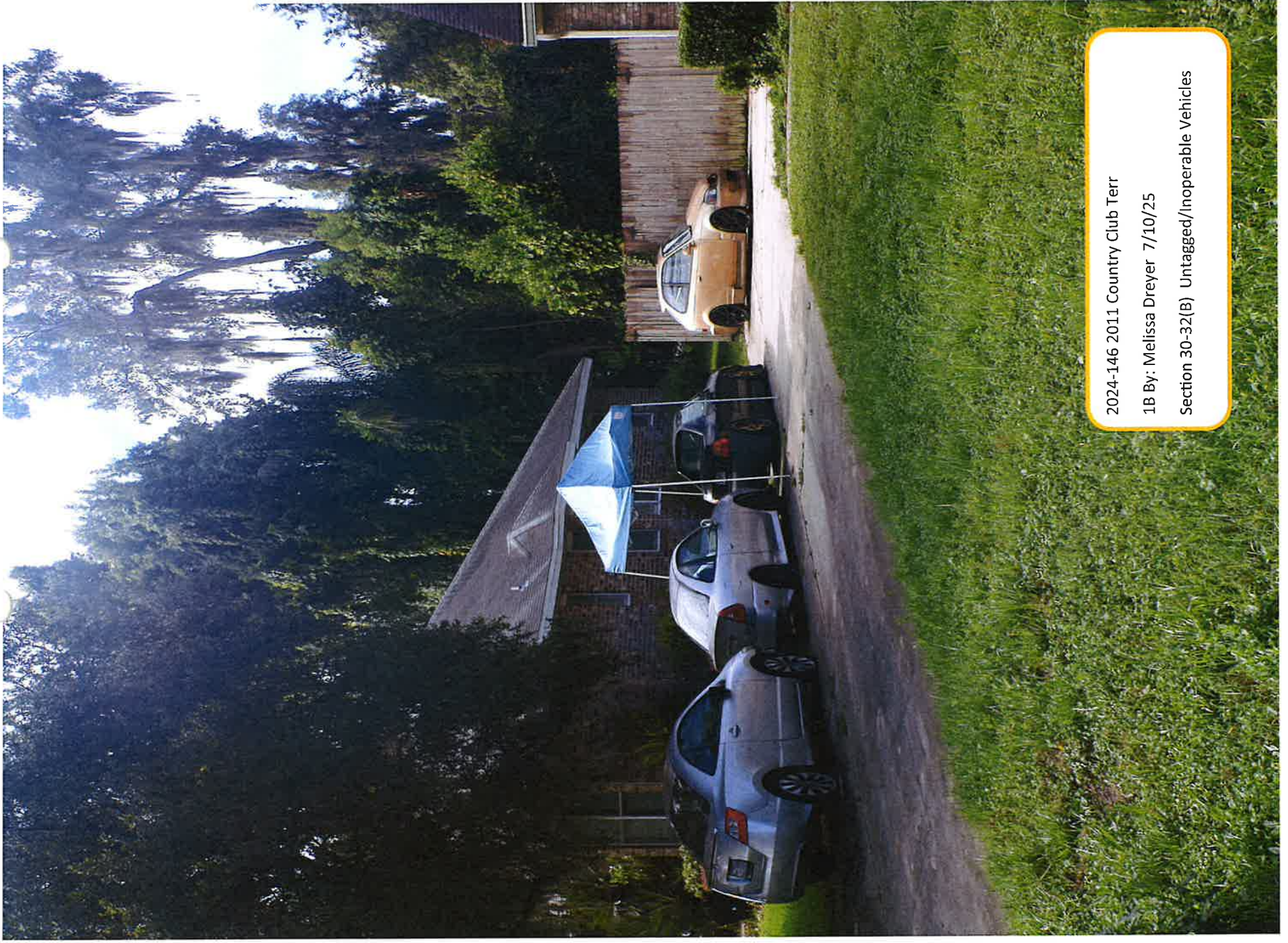
Section 30-32 (B) untagged/inoperable
Vehicle



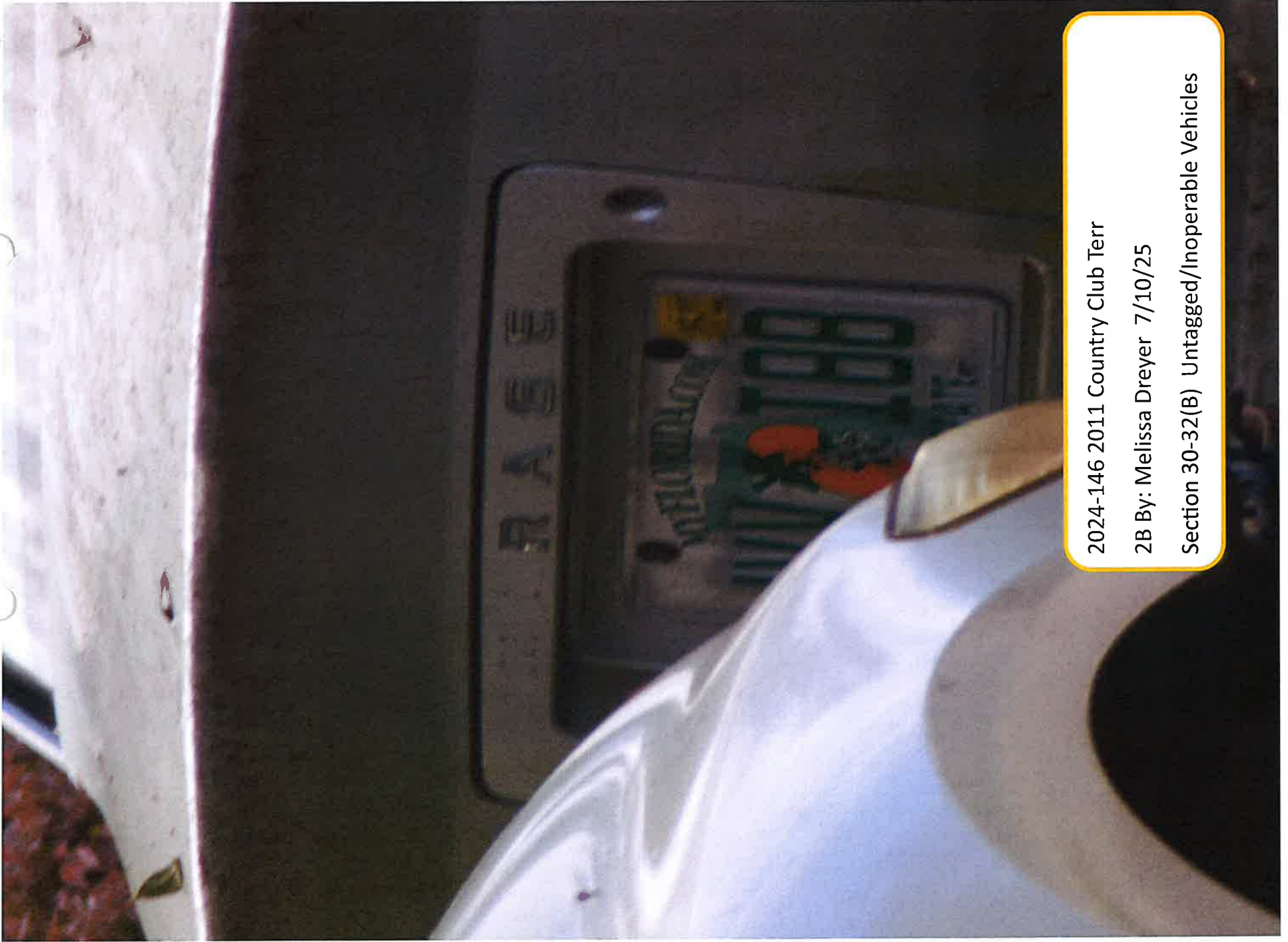
2024-146 2011 Country Club Ter

4A—Taken by David Green 8/22/2024

Section 30-32(B) Untagged/inoperable
Vehicle



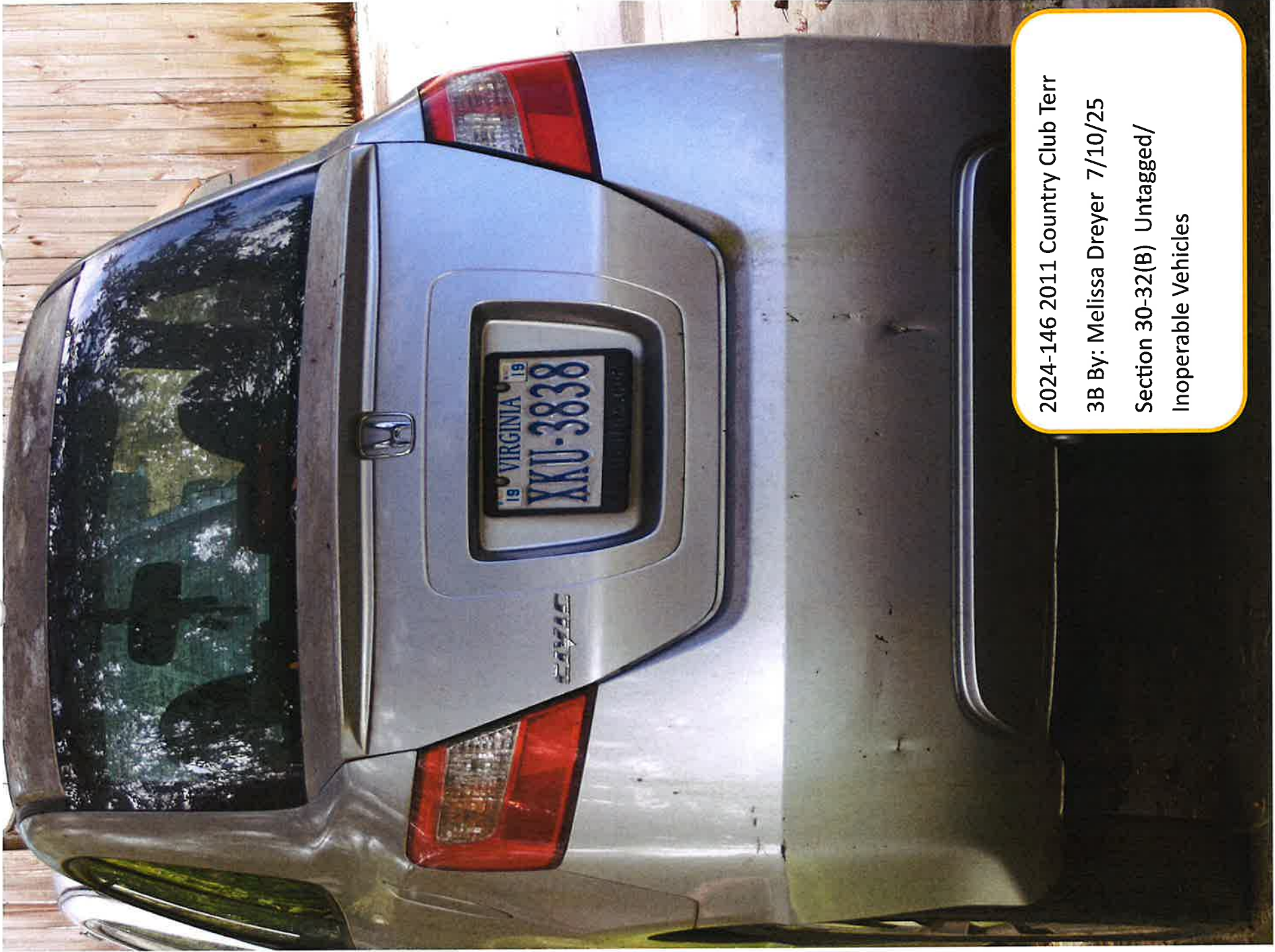
2024-146 2011 Country Club Terr
1B By: Melissa Dreyer 7/10/25
Section 30-32(B) Untagged/Inoperable Vehicles



2024-146 2011 Country Club Terr

2B By: Melissa Dreyer 7/10/25

Section 30-32(B) Untagged/Inoperable Vehicles



2024-146 2011 Country Club Terr
3B By: Melissa Dreyer 7/10/25
Section 30-32(B) Untagged/
Inoperable Vehicles



CODE VIOLATION WARNING NOTICE

LAHEY KATHLEEN SUSANNE
2011 COUNTRY CLUB TER
PALATKA, FL 32177

Re: Case Number 2024146
Subject Property: 2011 COUNTRY CLUB TER PALATKA, ,
Property ID Number: 13-10-26-0000-0050-0070

Dear LAHEY KATHLEEN SUSANNE:

All properties must follow applicable regulations within the district the property is located. It is the property owner's responsibility to verify any necessary approvals prior to beginning repairs. This applies to residential, commercial, historical, or industrial properties.

IN ACCORDANCE WITH CITY OF PALATKA MUNICIPAL CODES YOU ARE HEREBY NOTIFIED THAT YOU ARE IN VIOLATION OF PALATKA CITY CODE:

Sec. 30-32(a). - Prohibited Conditions and Public Nuisances

(a) Purpose and intent. The purpose and intent of this section is to prohibit and prevent the following conditions: (1) Accumulation of trash, junk, or debris, living and nonliving plant material, hazard tree(s), and stagnant water. (2) Excessive and untended growth of grass, weeds, brush, branches, and other overgrowth. (3) The existence of all other objectionable, unsightly or unsanitary matter, materials, and conditions on improved property. (4) Property being inhabited by, or providing a habitat for, rodents, vermin, reptiles, or other wild animals. (5) Property providing a breeding place for mosquitoes. (6) Property being a place, or being reasonably conducive to serving as a place, for illegal or illicit activity. (7) Property threatening or endangering the public health, safety, or welfare of city residents. (8) Property reasonably believed to cause currently, or potentially to cause in the future, ailments or disease. (9) Property adversely affecting and impairing the economic value or enjoyment of surrounding or nearby property. (10) Failure to replace or repair with similar or improved material in a reasonable period, not to exceed 60 days, broken or missing building components, including, but not limited to, doors, windows, roofing material, siding, and drives/walks outside the right-of-way which detract from the aesthetics of the neighborhood, shopping area, industrial area or other commercial area within the service district. (11) Failure to repair, replace, or remove broken fencing, screening or decorative elements on a developed parcel or lot. (12) Failure of owner of land to keep any sidewalk abutting thereon and all parkways to the curb line free and clear of all weeds, undergrowth, rubbish, debris and trash.

Sec. 30-32(b). - Prohibited conditions and public nuisances.

(b) Definitions. These words, terms and phrases, when used in this article, will mean the following: Abandoned property includes, but is not limited to, wrecked or derelict property which has been left behind when it appears that the former owner does not intend to come back, pick it up, or use it. Examples may include, but are not limited to, possessions left in a house, possessions left outside a structure, vehicles, vessels, etc., left behind or beside a road for a period of time not to exceed ten days.

Abandoned vehicle means, but is not limited to, any wrecked or derelict property which has been left abandoned and unprotected from the elements and shall include, but is not limited to, a vehicle in a state of

disuse, neglect, a vehicle without a license plate, a vehicle with a license plate that is not registered to that vehicle, a vehicle that does not have a registration sticker affixed to the license plate, a vehicle that has a registration sticker affixed to the license plate which has expired. Evidence of disuse, neglect or abandonment may include, but is not limited to, factors such as: Refuse or debris collected underneath or the vehicle being used solely for storage purposes; if it is partially dismantled, having no engine, transmission, or other major and visible parts; having major and visible parts which are dismantled; incapable of functioning as a motor vehicle in its present state; having only nominal salvage value; or being in any physical state rendering it inoperable. A vehicle will be considered abandoned or derelict if it is in an evident state of extended disuse or neglect and which has been left abandoned and unprotected from the elements.

Abate means to repair, replace, remove, destroy or otherwise remedy the condition in question by such means and in such manner and to such an extent as necessary in the interest of the general health, safety and welfare of the community as determined by the city manager, or his/her designee.

Actual cost means the actual contract amount plus interest, if any, as invoiced by an independent, private contractor for terminating and abating a violation of this section on a lot, tract, or parcel, plus the cost of serving notice of the remedy, obtaining title information on the property, administrative costs of \$150.00, and all other identifiable costs incurred by the city for the abatement of the public nuisance on the lot, tract, or parcel.

Attractive nuisance means, but is not limited to, leaving a piece of equipment or other condition on property which would be attractive and dangerous to the safety of curious children. This would include, but is not limited to, unguarded swimming pools, open pits, abandoned personal and real property, refrigerators, and buildings which have been boarded up for longer than 60 days.

City means the incorporated municipality of Palatka, with definite boundaries and legal powers as set forth in the State Charter, including any subsequent annexation.

Compost bin means a container designed for the purpose of allowing nonliving plant or vegetative material to decompose for use as fertilizer. For purposes of this article, any such compost bin shall be constructed of wire, wood lattice or other material which allows air to filter through the structure. A compost bin shall not exceed an area of 16 square feet and a height of three feet.

Excessive growth of grass, weeds, or brush and other overgrowth means grass or weeds greater than 18 inches in height or brush, or bushes, or shrubs, or trees, or vines, or flowering plants and other living plant life that is allowed to grow in a wild and unkempt manner not in keeping with the neighborhood.

Hazard tree means, but is not limited to, a tree that is dead, diseased, or dying, or has a structural defect that predisposes it to becoming a hazard that could cause personal injury or property damage and the tree is located near a target, as defined herein.

Imminent public health threat means the condition of a lot, tract, or parcel of land that, because of the accumulation of trash, junk, or debris, which includes but is not limited to, broken glass, rusted metal, automotive and appliance parts, abandoned vehicles or inoperable vehicles, some of which may contain chemicals, such as Freon, oils, fluids or the like, capable of causing injury or disease to humans or animals or contaminate the environment; or the condition of a lot, tract or parcel that, because of excessive growth of grass, weeds, or brush, hazard tree(s), or stagnant water, can harbor criminal activity, create a habitat for rodents, vermin, reptiles, or other wild animals, become a breeding ground for mosquitoes, or become a place to conduct illegal activity; a place that threatens or endangers the public health, safety or welfare of city residents; a place that is reasonably believed to cause currently, or potentially to cause in the future, ailments or disease.

Improved lot means, but is not limited to, any lot or parcel of land on which the wild or natural state has been changed or altered, or possessing a valid permit for construction of a dwelling house, commercial or industrial building assigned to it.

Inoperable vehicle means any wrecked or partially dismantled vehicle that is parked or stored without having all the wheels mounted, or is in a condition of substantial disrepair, or which is parked or stored without having tires inflated, or cannot be operated legally upon the roadways of Florida, or other similar conditions.

Nonliving plant material means any growing vegetation such as, but not limited to, leaves, grass cuttings, shrubbery cuttings, tree trimmings and other material incidental to attending to the care of lawns, shrubs, vines and trees.

Nuisance means (i) the excessive growth of grass, weeds, brush, branches, and other overgrowth; (ii) a habitat for rodents, vermin, reptiles, or other wild animals; or (iii) a breeding ground for mosquitoes; (iv) a place conducive to illegal activity as listed in section 46-252; (v) a place that threatens or endangers the public health, safety or welfare of city residents; (vi) a place that is reasonably believed to cause currently, or potentially to cause in the future, ailments or disease; or (vii) a condition on the property that adversely affects and impairs the economic value or enjoyment of surrounding or nearby properties; (viii) failure to replace or repair with similar or improved material in a reasonable period, not to exceed 60 days, broken or missing building components, including, but not limited to, doors, windows, roofing material, siding, and drives/walkways outside the right-of-way which detract from the aesthetics of the neighborhood, and area, industrial area or other commercial area within the service district; (ix) failure to repair, replace, or remove broken fencing, screening or decorative elements on a developed parcel or lot, is declared to be a nuisance and menace to the public health, safety, and welfare of the citizens of the city, including, but not limited to abandoned property, abandoned vehicle(s), inoperable vehicles, or any other attractive nuisance.

Property means a lot or tract or parcel of land and the adjacent right-of-way portion, whether such lot or tract or parcel is improved or unimproved.

Stagnant water means, but is not limited to, any swimming pool, pond, cesspool, well, cistern, rain barrel or other receptacle containing water or accumulation of water that is not moving or flowing, may become foul smelling, contain growth of various flora, become coated with scum and in such a condition that mosquitoes may breed therein or may injure health or cause offense to other persons.

Target means an area where personal injury or property damage could occur if a tree or portions of a tree fails. "Target" includes, but is not limited to, sidewalks, walkways, roads, vehicles, structures, or a place where people gather (for example, a backyard).

Trash, junk, or debris means waste materials, including, but not limited to, putrescible and nonputrescible waste, combustible and noncombustible waste, and generally all waste materials including, but not limited to, paper, cardboard, tin cans, lumber, concrete rubble, glass, bedding, crockery, household furnishings, household appliances, inoperable vehicle(s), dismantled pieces of motor vehicles or other machinery, abandoned vehicles, tires, rusted metal articles, and abandoned property of any kind.

Unimproved lot means a lot, tract or parcel that is not made use of; is not legally cleared of trees and brush; in the wild or natural state; and does not have certain basic required services necessary to utilize it for other purposes. These services may include, but are not limited to, electricity, telephone, sewer, street access, or water.

Corrective Action The following action must be taken to correct the above stated violation:

While following up on this case I did see the violations were not brought into compliance as of today. Sec 30-32(B) Vehicles untagged/expired registration also abandoned. This serves as a 15-day notice. I will follow up on or after May 14, 2025. If you have any questions, please feel free to contact my office at 386)329-0100 ext 333 or email mdreyer@palatka-fl.gov. This can be corrected by updating the registrations or having them removed from the property.

WARNING NOTICE: YOU ARE IN VIOLATION OF CITY OF PALATKA MUNICIPAL CODE. SHOULD THE VIOLATION CONTINUE BEYOND THE TIME SPECIFIED FOR CORRECTION, OR SHOULD THE VIOLATION BE REPEATED, A CITATION MAY BE ISSUED TO YOU AND/OR YOUR CASE MAY BE PRESENTED TO THE PALATKA CODE ENFORCEMENT BOARD. THE ISSUANCE OF A CITATION WILL REQUIRE A FINE TO BE PAID OR REQUIRE YOUR APPEARANCE BEFORE THE PALATKA CODE ENFORCEMENT BOARD. THE CODE ENFORCEMENT BOARD MAY IMPOSE A FINE OF UP TO \$250 FOR EACH DAY UNTIL THE VIOLATION IS CORRECTED. COSTS OF PROSECUTION WILL BE CHARGED IF YOUR CASE APPEARS ON THEIR AGENDA. COSTS AND/OR FINES WILL BECOME A LIEN AGAINST YOUR PROPERTY IF LEFT UNPAID. APPEALS MUST BE MADE WITHIN 30 DAYS OF HEARING TO THE PALATKA CITY COMMISSION.

As directed by the code enforcement officer, failure to comply with result in Code Enforcement Magistrate Hearing which is held at 1:30 p.m. every 3rd Tuesday of the Month at City Hall at City Hall, 201 N. 2nd Street, Palatka, FL.

Melissa Dreyer
Code Enforcement Officer

HEARING: July 15, 2025

NAME: Phinney Coline

CASE: 2024-130

LOCATION: 508 N 4th Street Palatka, Florida 32177

ZONING: R-2

ORIGINAL VIOLATIONS

1. Section 30-32(a) Prohibited Conditions and Public Nuisances
Description: Paint Issues, needs a fresh coat of paint
4. Section 30-169- Building fronts and sides abutting streets or public areas.
Description: Rotten and Weakened Wood

NOTICES SENT

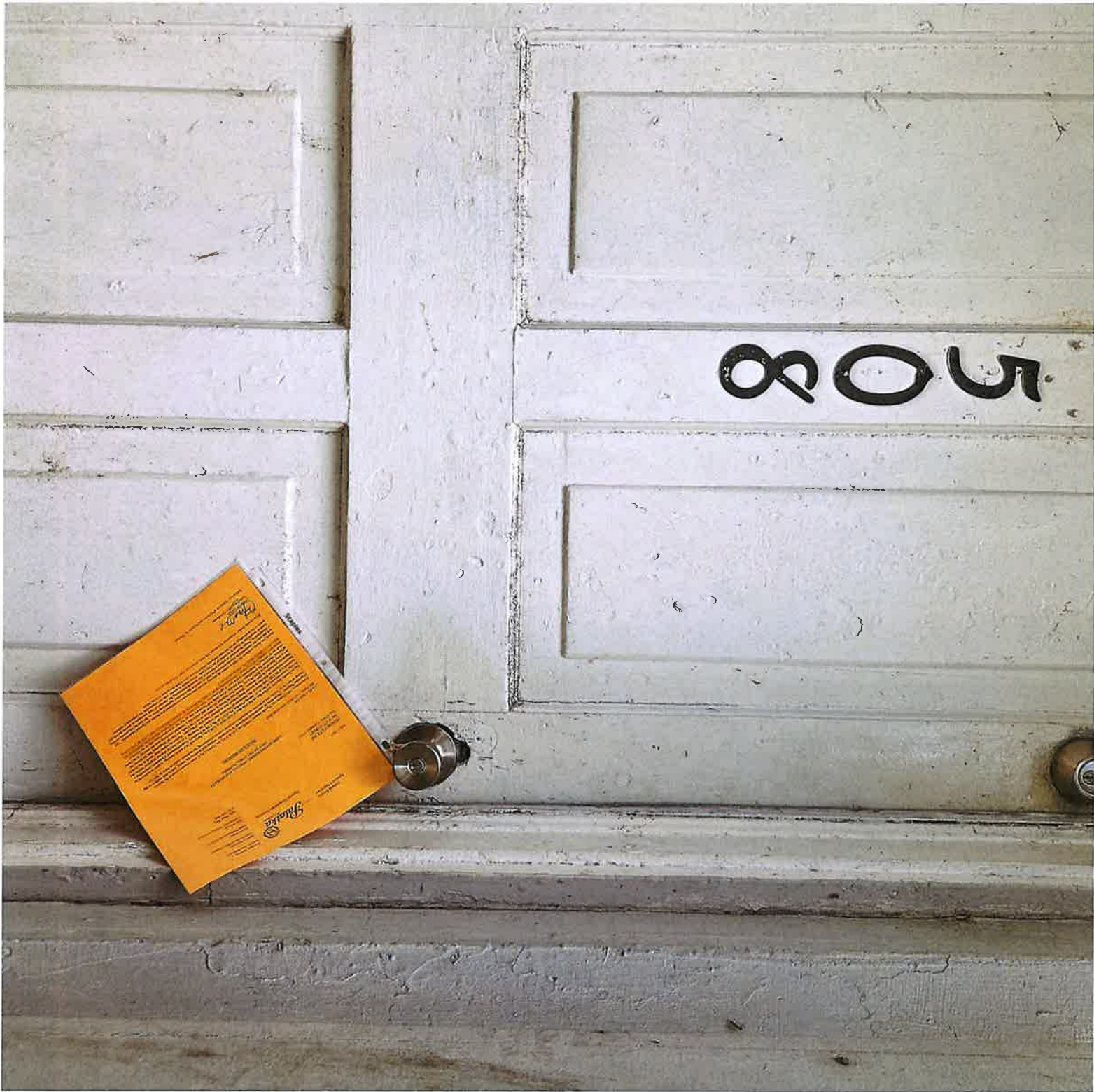
FIRST OBSERVED: 08/24/2024
NOTICE FOR THIS HEARING SENT: 07/03/2025
GREEN CARD SIGNED: No
COMPLEX POSTING: 07/03/2025
SITE POSTING: 07/03/2025
TOTAL FINES: N/A

COMMENTS:

DEMONSTRATIVE EVIDENCE: True & accurate photos that show the before and current state of the property

STAFF RECOMMENDATION: 90 days to have the property into compliance the date of compliance will be October 13, 2025

SPECIAL MAGISTRATE'S ACTION:



**CODE ENFORCEMENT SPECIAL MAGISTRATE
PALATKA, FLORIDA**

CITY OF PALATKA,

Petitioner,

Vs.

Case: 2024-130

PHINNEY COLINE
Respondent

AFFIDAVIT OF SERVICE

STATE OF FLORIDA
(COUNTY OF PUTNAM)

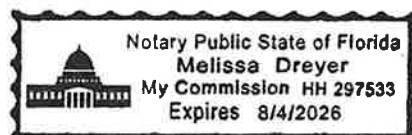
BEFORE ME, the undersigned authority appeared CHRISTY LOWE, who after being duly sworn, deposes and says:

1. That the statements set forth herein are based upon personal knowledge.
2. That he/she is a resident of the State of Florida, is over twenty-one (21) years of age, and is not a party to this cause.
3. That he/she has done the following postings:
 - Posted a NOTICE OF SPECIAL MAGISTRATE HEARING, at SITE 508 N 4TH STREET Palatka, Fl. at 3:55 p.m. on the 1st of JULY 2025
 - Posted NOTICE OF SPECIAL MAGISTRATE HEARING at the PALATKA CITY HALL at 1:30 p.m. on the 15th of JULY 2025
 - Hearing Notice Posted in the Palatka Daily News Paper


CHRISTY LOWE
Code Compliance COORDINATOR

SWORN to and subscribed before me this JULY 01, 2025 by
CHRISTY LOWE, who is personally known to me.


Notary Public



LEGAL ADVERTISEMENT

City of Palatka Special Magistrate Hearing

Notice is hereby given the regular City of Palatka Special Magistrate hearing is called to be held at 1:30 PM on July 15, 2025, at City Hall, 201 N 2nd St., Palatka, FL 32177. The agenda includes but may not be limited to: Cases: Case# 2023-209 114 Dodge Street Palatka, Florida 32177, Case# 2024-088 607 N. 18th Street Palatka, Florida 32177, Case# 2024-130 508 N. 4th Street Palatka, Florida 32177, Case# 2024-146 2011 Country Club Terrance Palatka, Florida 32177, Case# 2024-166 116 Cleveland Street Palatka, Florida 32177, Case# 2024-184 709 N 12th Street Palatka, Florida 32177.

NOTICE: PERSONS WITH DISABILITIES REQUIRING ACCOMODATIONS IN ORDER TO PARTICIPATE IN A MEETING SHOULD CONTACT THE CITY CLERK'S OFFICE AT 386-329-0100 AT LEAST 24 HOURS IN ADVANCE TO REQUEST ACCOMMODATIONS.

Please govern yourselves accordingly.

/s/ Karen Hayes, City Clerk

Legal Advertisement – PDN run date

PO

PROOF OF PUBLICATION REQUESTED

Send two proofs of publication with cost of advertisement to

City of Palatka

Attn: Karen Hayes or Christy Lowe

201 N. 2nd St., Palatka FL 32177

386-329-0100 ph

Khayes@palatka-fl.gov and Clowe@palatka-fl.gov

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

*Phinney Coline
508 N. 4th Street
Bellevue, WI 53211*



9590 9402 7750 2152 1191 23

2. Article Number (Transfer from service label)

7021 1970 0001 3035 2412

PS Form 3811, July 2020 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

A. Signature

☒ X

B. Received by (Printed Name)

☐ Agent
☐ Addressee

C. Date of Delivery

D. Is delivery address different from item 1? ☐ Yes
If YES, enter delivery address below: ☐ No

3. Service Type

- ☐ Adult Signature
- ☐ Adult Signature Restricted Delivery
- ☐ Certified Mail®
- ☐ Certified Mail Restricted Delivery
- ☐ Collect on Delivery
- ☐ Collect on Delivery Restricted Delivery
- ☐ Insured Mail (over \$500)
- ☐ Registered Mail™
- ☐ Registered Mail Restricted Delivery
- ☐ Signature Confirmation™
- ☐ Signature Confirmation Restricted Delivery
- ☐ Priority Mail Express®

Insured Mail

Domestic Return Receipt

**U.S. Postal Service™
CERTIFIED MAIL® RECEIPT**
Domestic Mail Only

For delivery information, visit our website at www.usps.com®

OFFICIAL USE

Certified Mail Fee
\$ *4.64*

Extra Services & Fees (check box, add fee as appropriate)

☐ Return Receipt (hardcopy) \$ _____
☐ Return Receipt (electronic) \$ _____
☐ Certified Mail Restricted Delivery \$ _____
☐ Adult Signature Required \$ _____
☐ Adult Signature Restricted Delivery \$ _____

Postage
\$ *4.64*

Total Postage and Fees
\$ *9.28*

Ship to
\$ *4.64*

*Phinney Coline
508 N. 4th Street
Bellevue, WI 53211*

PS Form 3800, April 2015 PSN 7530-02-000-9047

See Reverse for Instructions

Ronald Brown
Special Magistrate



Special Magistrate Hearing

Jonathan Griffith
Interim City Manager

Eddie Cutwright
Community Affairs Director

David Green
Code Enforcement Officer

Erin Hewes
Community Affairs Assistant

Jane West, Esq.
City Attorney

July 1, 2025

PHINNEY COLINE
508 N 4TH STREET
PALATKA, FLORIDA 32177

**CODE ENFORCEMENT, SPECIAL MAGISTRATE
CITY OF PALATKA, FLORIDA**

NOTICE OF HEARING

CASE # 2024-130
RE: Parcel #: 42-10-27-6850-0200-0040

In accordance with Chapter 162, Florida Statutes (1989) sec 2-81 & 2-83, the Palatka City Commissioners, created the Special Magistrate Program. The purpose of said Special Magistrate is to promote, protect and improve the health, safety and welfare of the citizens of the City of Palatka and to provide an equitable, effective method of enforcing the technical codes in force in the City.

You are hereby formally notified that on the **15th day of July 2025 at 1:30 p.m.**, there will be a public hearing, subject to approval by the City Commissioners, at **201 N 2nd Street, Palatka, FL 32177 in the City of Palatka's Commissioners' Chambers** concerning a violation(s) of the City Code listed in the Statement of Violation and Request for Hearing. You are hereby ordered to appear before the Special Magistrate on that date to answer these charges and to present your side of the case. Failure to appear may result in the Special Magistrate proceeding in your absence. Should you be found in violation of the City Code, the Special Magistrate has the power by law to levy fines of up to \$250.00 a day for the first violation for each and every day a violation continues past the date set in an Order of Special Magistrate for compliance. This penalty, if not paid, will become a lien on the real or personal property of the violator, which can be satisfied by foreclosure and/or sale of such property. **THE FLORIDA CONSTITUTION PROTECTS HOMESTEAD PROPERTY FROM FORECLOSURE PROCEEDINGS. IF YOUR PROPERTY IS HOMESTEADED, THE CITY OF PALATKA WILL NOT FORECLOSE ON YOUR PROPERTY.**

Should you desire, you have the right to obtain an attorney at your own expense to represent you before the Special Magistrate. You will also have the opportunity to present witnesses as well as question the witnesses against you prior to the Special Magistrate making a determination. Please be prepared to present evidence at this meeting concerning the amount of time necessary to correct the alleged violation, should you be found in violation of the City Code. If you desire to appeal, you are responsible for obtaining a verbatim record of the proceedings, which includes testimony and evidence upon which the appeal is to be based.

If you require further information concerning this case, please call (386) 329-0100 ext 331.

Sincerely,



CHRISTY LOWE
Code Compliance Coordinator

Enclosures: Statement of Violation and Request for Hearing

PALATKA, FLORIDA
SPECIAL MAGISTRATE

CITY OF PALATKA, FLORIDA
Petitioner,

vs.

Case# 2024-130

PHINNEY COLINE
Respondent(s),

STATEMENT OF VIOLATION AND REQUEST FOR HEARING

Pursuant to Sections 162.02 and 162.12, Florida Statutes, and City of Palatka Ordinance 03-36, the undersigned Code Enforcement Director hereby gives notice of an uncorrected violation of the Municipal Code of Palatka, Florida as more particularly described herein, and hereby requests a public hearing before the City of Palatka Special Magistrate for the following reasons:

1. Violation of Municipal Code City of Palatka, Florida:
 - 1). Section 30-169 (b) Rotten and Weakened Wood on structure
 - 2.) Section 30-169 (a) Deteriorated Paint

2. Location/address where violation exists: 508 N 4th Street Palatka, Florida 32177

3. Name and address of owner/person in charge of location where violation exists:

Phinney Coline
508 N. 4th Street
Palatka, Florida 32177

4. Description of violation: Rotten and weakened wood, paint deterioration.

5. Date violation first observed: 08/28/2024

6. Date owner/person in charge given Notice of Violation: 11/13/2024

7. Date on/by which violation was to be corrected: 11/27/2024

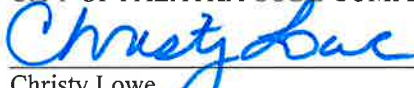
8. Date of Reinspection: 12/28/2024

9. Results of Reinspection's: Partial Compliance

Based on the foregoing, the undersigned Code Inspector hereby certifies that the above-described violation continues to exist, that attempts to secure compliance with the Municipal Code of Palatka, Florida have failed as aforesaid, and that the violation should be referred to the City of Palatka Special Magistrate for a public hearing.

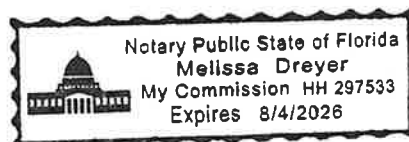
DATED this 1st day of July 2025

CITY OF PALATKA CODE COMPLIANCE


Christy Lowe
Code Compliance Coordinator

SWORN to and subscribed before me this 1st day of July 2025, by CHRISTY LOWE, who is personally known to me.


Notary Public



SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

Article Addressed to:

Phiney Coline
508 13th 4th Street
Palatka, Fl. 32177



9590 9402 7750 2152 1094 07

2. Article Number (Transfer from service label)

7021 1970 0001 3035 1224

PS Form 3811, July 2020 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

A. Signature ☒ Agent ☐ Addressee

B. Received by (Printed Name) C. Date of Delivery

D. Is delivery address different from item 1? ☐ Yes ☐ No
If YES, enter delivery address below:

3. Service Type

- ☐ Adult Signature
- ☐ Adult Signature Restricted Delivery
- ☒ Certified Mail®
- ☐ Certified Mail Restricted Delivery
- ☐ Collect on Delivery
- ☐ Collect on Delivery Restricted Delivery
- ☐ Insured Mail
- ☐ Insured Mail Restricted Delivery (over \$500)
- ☐ Priority Mail Express®
- ☐ Registered Mail™
- ☐ Registered Mail Restricted Delivery
- ☐ Signature Confirmation™
- ☐ Signature Confirmation Restricted Delivery

Domestic Return Receipt

**U.S. Postal Service™
CERTIFIED MAIL® RECEIPT**

Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

OFFICIAL USE

Certified Mail Fee \$9.64

Extra Services & Fees (check box, add fee as appropriate)

- ☐ Return Receipt (hardcopy) \$
- ☐ Return Receipt (electronic) \$
- ☐ Certified Mail Restricted Delivery \$
- ☐ Adult Signature Required \$
- ☐ Adult Signature Restricted Delivery \$

Postage \$9.64

Total Postage and Fees \$9.64

Postmark Here

7021 1970 0001 3035 1224

Phiney Coline
508 13th 4th Street
Palatka, Fl. 32177

PS Form 3800, April 2015 PSN 7530-02-000-9047

See Reverse for Instructions

2300 MADISON ST PALATKA 32177
42-10-27-6850-0200-0040 | 42565
PHINNEY COLINE
508 N 4TH ST PALATKA 32177

Download Search Results

Your **Parcel Results Download** is being prepared and downloaded.

This may take a few moments...

Please click the **Close** button when the download is complete.

Close

Interim Parcel Details | 42-10-27-6850-0200-0040 | 42565 Help

Parcel:

42-10-27-6850-0200-0040

Owner:

PHINNEY COLINE

VID:

42565

Staff Area:

3

911 Address:

508 N 4TH ST
PALATKA 32177

Mailing Address:

508 N 4TH ST
PALATKA FL 32177

Subdivision:

PALATKA BLKS

Owner Id / Parcels:

71297 / 1

Description:

PALATKA MERRYDAYS SUBDIVISION, MB1 P100 BLK 20 S1/2 OF LOT 4

Tax Roll Year

2025 ▼

- [TRIM](#)
- [Tax Bill](#)
- [GIS](#)
- [Map](#)
- [Email](#)
- [PRC](#)

[Main](#)[Value](#)[Land](#)[Sales](#)[Improvements](#)[Features](#)[Tax](#) [Cap](#)[Images](#)

Summary

Putnam County Property Search

- [TAX ESTIMATOR](#)
- |
- [RECORDING MAPS SEARCH](#)
- [Change Theme](#)
[Toggle Light/Dark Theme](#)

Search Criteria Help

Tax Roll Year

2025 ▼

[Owner](#)[911 Address](#)[Parcel](#)[Subdivision](#)[VID](#)[Sales](#)

Please enter a Name of at least two (2) characters

Name

City

Any ▼

Please enter an Address

Address

508 N 4TH ST PALATKA FL

City

Any ▼

Please enter at least one item

Section

Any

Township

Any

Range

Any

Subdivision

Any

Block

Any

Lot

Any

Please select a Subdivision

Subdivision

▼

Please enter a VID Number

VID Number

Please enter at least one **Range** item.

Sale Date From is incomplete or invalid.

Sale Date To is incomplete or invalid.

Sale Date To cannot be prior to **Sale Date From**.

Sale Date To is required when **Sale Date From** is entered.

Sale Date From is required when **Sale Date To** is entered.

Sale Price To is required when **Sale Price From** is entered.

Sale Price From is required when **Sale Price To** is entered.

Sale Price To cannot be less than **Sale Price From**.

Square Feet To is required when **Square Feet From** is entered.

Square Feet From is required when **Square Feet To** is entered.

Square Feet To cannot be less than **Square Feet From**.

At least one **Range** item must be entered to select this **Filter** item.

Enter at least one **Range** item:

Sale Price From

Sale Price To

Sale Date From

Sale Date To

Then, Select **Filter(s)** if desired:

Square Feet From

Square Feet To

Vacant/Improved

Any

Qualified Sale

Any

Property Use

Any

Land Use

Any

Taxing District

Any

No Parcel History is available to view.

- [Search](#)
- [Reset Search](#)

Search Results Help Download

2 Parcels.

Showing Parcels 1 - 2

Just Value of Land: 17,420
OBXF Value: 2,130
Improvement Value: 46,310
Market Value: 65,860
Market Classified: 0
Classified: 0
Market Adjusted: 65,860
Total Acreage: 0.1
Property Use: 00100 - SINGLE FAMILY
Structures: 1
Mobile Homes: 0
MH Unextended: 0
Census Block: 121079508001
Location: City of Palatka - North Hist Dist
Neighborhood: PALATKA BLKS

Non-Ad Valorem Assessments

Code	Description	Units	Rate	Amount
SP1-PA	SOLID WASTE PALATKA 1	1	135	135

No Value information is available.
No Land information is available.
No Sales information is available
No Improvement information is available.
No Features information is available.
No Tax Cap information is available.
No Images are available.

Google Map |

Close

Email Parcel Record Card

Recipient Email
Your Name
Your Email

Message

- [Send Email](#)
- [Cancel](#)

Print Parcel Record Card

Print Mode:
☒ Internal
☐ External

- [Print PRC](#)
- [Cancel](#)

View / Print

Close

Top

Print Site Usage

Month to Process

- [Print](#)
- [Cancel](#)

Disclaimer

Information

The information displayed is from the Final Tax roll which is certified each year in mid October and is updated annually. This information may not reflect the data currently on file in the Property Appraiser's office. The information that is supplied by the Putnam County Property Appraiser's office is public information data and must be accepted and used with the understanding that the data was collected primarily for the use and purpose of creating a property tax roll per Florida Statute. The Putnam County Property Appraiser's office makes no warranties, expressed or implied, as to the correctness, accuracy, completeness, reliability or suitability of this data for any other particular use. The Putnam County Property Appraiser's office furthermore assumes no liability whatsoever associated with the use or misuse of the public information data.

Future Land Use and Zoning

The future land use and zoning information displayed may change at any time through the future land use map amendment or rezoning process. You should contact the appropriate planning and zoning department for official verification.

Documents and Forms

Online versions of Putnam County, FL Documents and Forms are posted for your convenience only. Our goal is to make this information available as soon as possible, but please be aware that online Documents and Forms are subject to change. The County does not warrant or make any representations as to the quality, content, accuracy or completeness of the information, text, graphics, links and other items contained on its web pages. Also, the County will, in no event, be liable or responsible for damages of any kind arising out of the use of online Documents and Forms.

-
- [I Accept](#)
 - [I Decline](#)
-

Tim Parker, C.F.A. - Putnam County Property Appraiser



TAX COLLECTOR
Proudly Serving Putnam County

PUTNAM COUNTY 2024 REAL ESTATE

Notice of Ad Valorem Taxes and Non-Ad Valorem Assessments

ACCOUNT NUMBER	CONTROL NUMBER	ESCROW	DELINQUENT TAX YEAR(S) NOT INCLUDED IN THIS BILL
42-10-27-6850-0200-0040	42565		

ACCOUNT NUMBER: 42-10-27-6850-0200-0040

Parcel 911 Address:
508 N 4TH ST PALATKA

PHINNEY COLINE
508 N 4TH ST
PALATKA, FL 32177

Property Description:
PALATKA MERRYDAYS SUBDIVISION, MB1 P100 BLK
20 S1/2 OF LOT 4

AD VALOREM TAXES

TAXING AUTHORITY	MILLAGE RATE	ASSESSED VALUE	EXEMPTION AMOUNT	TAXABLE VALUE	TAXES LEVIED
PUTNAM COUNTY GENERAL FUND	8.8441	39,060	25,000	14,060	124.35
SCHOOL LOCAL REQUIRED EFFORT	3.0330	39,060	25,000	14,060	42.64
SCHOOL DISTRICT DISCRETIONARY	0.7480	39,060	25,000	14,060	10.52
SCHOOL DISTRICT CAPITAL OUTLAY	1.5000	39,060	25,000	14,060	21.09
VOTED DISTRICT SCHOOL DEBT	0.8490	39,060	25,000	14,060	11.94
ST. JOHNS RIVER WATER MGMT	0.1793	39,060	25,000	14,060	2.52
CITY OF PALATKA	6.4000	39,060	25,000	14,060	89.98

TOTAL MILLAGE 21.5534

TOTAL AD VALOREM TAXES

\$303.04

EXEMPTIONS

CONSTITUTIONAL HOMESTEAD * ADDITIONAL HOMESTEAD

SCAN TO PAY ONLINE



Save Time! Pay online at:
www.putnamtax.com

NON AD VALOREM ASSESSMENTS

LEVYING AUTHORITY	RATE	UNITS	AMOUNT
SOLID WASTE PALATKA LANDFILL	135.00	1	135.00
PALATKA FIRE PROTECTION	253.22	1	253.22

TOTAL NON-AD VALOREM ASSESSMENTS

\$388.22

COMBINED TAXES AND ASSESSMENTS

\$691.26

PLEASE PAY IN U.S. FUNDS FROM A U.S. BANK (NO POSTDATED CHECKS) TO: PUTNAM COUNTY TAX

IF PAID BY PLEASE PAY	Nov 30, 2024	Dec 31, 2024	Jan 31, 2025	Feb 28, 2025	Mar 31, 2025	April 1, 2025 Delinquent Penalties and Fees Apply
	\$663.61	\$670.52	\$677.43	\$684.35	\$691.26	



ACCOUNT NUMBER

42-10-27-6850-0200-0040

PROPERTY ADDRESS

508 N 4TH ST PALATKA

CONTROL NUMBER

42565

PHINNEY COLINE
508 N 4TH ST
PALATKA, FL 32177

PUTNAM COUNTY 2024 REAL ESTATE

Notice of Ad Valorem Taxes and Non-Ad Valorem Assessments



TAX COLLECTOR
Proudly Serving Putnam County

P.O. BOX 1339
Palatka, FL 32178
(386) 329-0282

Contact Phone Number:

()

PAY ONLY ONE AMOUNT



Nov 30, 2024
\$663.61



Dec 31, 2024
\$670.52



Jan 31, 2025
\$677.43



Feb 28, 2025
\$684.35



Mar 31, 2025
\$691.26

12024042565000000691260014210276850020000401



Case #: 2024130

Case Date: 08/05/24

Case Type:

Name:

Address:

Complainant Phone: 607-435-6600

Violation Description: overgrown yard, rotten windowsills, tree limbs on roof

Code Board Meeting Date: 01/21/2025

Compliance Deadline:

Complaint Type: Property Maintenance

Abatement Status : NO

Foreclosure Status: NO

CRA District Status: North

Closed :

Status: Open-Pending Compliance

Assigned To: Christy Lowe

Property

Parcel #	Address	Legal Description	Owner Name	Owner Phone	Zoning
42-10-27-6850-0200-0040	508 N 4TH ST PALATKA	PALATKA MERRYDAYS SUBDIVISION, MB1 P100 BLK 20 S1/2 OF LOT 4	PHINNEY COLINE		

Violations

Date	Violation	Description	Notes	Status
11/12/2024	Sec. 30-169. - Building fronts and sides abutting streets or public areas.	(a)All deteriorated structural and decorative elements visible from a public right-of-way shall be repaired or replaced.(b)Every such part of a structure visible from a public right-of-way or abutting a street shall be made structurally sound. Rotten or weakened portions shall be removed, repaired, or replaced in a manner compatible with the rest of the structure or to match the original materials and construction techniques. All exposed wood shall be stained or painted. Every part shall be clean of graffiti, litter, dirt or other debris. Where surfaces were once painted, or stained, not more than ten percent of the surface may be free of paint or stain.(c)Existing miscellaneous nonfunctional elements on the building fronts such as empty electrical conduits, unused sign brackets, etc., shall be removed and building surface repaired or rebuilt as required to match adjacent surfaces and original condition.(d)Mildew shall be cleaned from buildings	mold and mildew	Closed

having street visibility, and loose wires (such as TV cable) shall be secured. Not more than ten percent of the buildings having street visibility may have mildew.

11/12/2024	Sec. 30-169. - Building fronts and sides abutting streets or public areas.	(a)All deteriorated structural and decorative elements visible from a public right-of-way shall be repaired or replaced.(b)Every such part of a structure visible from a public right-of-way or abutting a street shall be made structurally sound. Rotten or weakened portions shall be removed, repaired, or replaced in a manner compatible with the rest of the structure or to match the original materials and construction techniques. All exposed wood shall be stained or painted. Every part shall be clean of graffiti, litter, dirt or other debris. Where surfaces were once painted, or stained, not more than ten percent of the surface may be free of paint or stain.(c)Existing miscellaneous nonfunctional elements on the building fronts such as empty electrical conduits, unused sign brackets, etc., shall be removed and building surface repaired or rebuilt as required to match adjacent surfaces and original condition.(d)Mildew shall be cleaned from buildings having street visibility, and loose wires (such as TV cable) shall be secured. Not more than ten percent of the buildings having street visibility may have mildew.	Paint issues	Open
11/12/2024	Sec. 30-169. - Building fronts and sides abutting streets or public areas.	(a)All deteriorated structural and decorative elements visible from a public right-of-way shall be repaired or replaced.(b)Every such part of a structure visible from a public right-of-way or abutting a street shall be made structurally sound. Rotten or weakened portions shall be removed, repaired, or replaced in a manner compatible with the rest of the structure or to match the original materials and construction techniques. All exposed wood shall be stained or painted. Every part shall be clean of graffiti, litter, dirt or other debris. Where surfaces were once painted, or stained, not more than ten percent of the surface may be free of paint or stain.(c)Existing miscellaneous nonfunctional elements on the building fronts such as empty electrical conduits, unused sign brackets, etc., shall be removed and building surface repaired or rebuilt as required to match adjacent surfaces and original condition.(d)Mildew shall be cleaned from buildings having street visibility, and loose wires (such as TV cable) shall be secured. Not more than ten percent of the buildings having street visibility may have mildew.	rotten or weakened wood	Open
11/12/2024	Sec. 30-32(a).- Prohibited Conditions and Public Nuisances	(a) Purpose and intent. The purpose and intent of this section is to prohibit and prevent the following conditions: (1) Accumulation of trash, junk, or debris, living and nonliving plant material, hazard tree(s), and stagnant water. (2) Excessive and untended growth of grass, weeds, brush, branches, and other overgrowth. (3) The existence of all other objectionable, unsightly or unsanitary matter, materials, and conditions on improved property. (4) Property being inhabited by, or providing a habitat for, rodents, vermin, reptiles, or other wild animals. (5) Property providing a breeding place for mosquitoes. (6) Property being a place, or being reasonably conducive to serving as a place, for illegal or illicit activities. (7) Property threatening or endangering the public health, safety, or welfare of city residents. (8) Property reasonably believed to cause currently, or potentially to cause in the future, nuisances or disease. (9) Property adversely affecting and impairing the economic value or enjoyment of surrounding or nearby property. (10) Failure to replace or repair with similar or improved material in a reasonable period, not to exceed 60 days, broken or missing building components, including, but not limited to, doors, windows, roofing material, siding, and drives/walks outside the right-of-way which detract from the aesthetics of the neighborhood, shopping area, industrial area or other commercial area within the service district. (11) Failure to repair, replace, or remove broken fencing, screening or decorative elements on a developed parcel or lot. (12) Failure of owner of	overgrown yard, trees on house	Closed

land to keep any sidewalk abutting thereon and all parkways to the curb line free and clear of all weeds, undergrowth, rubbish, debris and trash.

Attached Letters

Date	Letter	Description
11/13/2024	Notice of Violation with Description	
08/05/2024	Web Form - Citizen Complaint Form	
08/05/2024	Notice of Violation without Description	
08/05/2024	Public Information Request	
08/05/2024	Notice of Violation with Description	

Notes

Date	Note	Created By:
2025-07-03	The property was posted for the Magistrate Hearing which will be held on 07/15/2025	Christy Lowe
2025-07-02	This address/hearing was posted in the Palatka Daily News Legal Advertisement.	Christy Lowe
2024-12-18	I conducted a follow up on this compliant and the overgrowth had been trimmed down and the grass had been cut. The compliant about the overgrowth has been closed. Other violations are still not in compliance.	Christy Lowe
2024-11-28	follow up conducted partial compliance mold and mildew looks to have been pressure washed, and the tree limbs and overgrown have been trimmed down	Christy Lowe
2024-11-13	A certified letter was mailed to the property owner advising them of the 15 day compliance letter which stemmed from a compliant.	Christy Lowe

Uploaded Files

Date	File Name
07/14/2025	27305875-100_4240.JPG
07/14/2025	27305873-100_4239.JPG
07/14/2025	27305871-100_4238.JPG
07/14/2025	27305869-100_4237.JPG
07/14/2025	27305868-100_4236.JPG
07/14/2025	27305864-100_4235.JPG
07/14/2025	27305861-100_4234.JPG
07/14/2025	27305857-100_4233.JPG
07/14/2025	27305856-100_4232.JPG
07/14/2025	27305854-100_4231.JPG
07/01/2025	27136176-20250701_090932.jpg
07/01/2025	27136174-20250701_090927.jpg
07/01/2025	27136172-20250701_090905.jpg
07/01/2025	27136170-20250701_090901.jpg
01/16/2025	23849191-100_2955.JPG
01/16/2025	23849189-100_2954.JPG
01/16/2025	23849183-100_2953.JPG
01/16/2025	23849178-100_2952.JPG
01/16/2025	23849174-100_2951.JPG
01/16/2025	23849173-100_2950.JPG
08/28/2024	22178447-100_2709.JPG

08/28/2024	<u>22178446-100_2708.JPG</u>
08/28/2024	<u>22178444-100_2707.JPG</u>
08/28/2024	<u>22178443-100_2706.JPG</u>
08/28/2024	<u>22178441-100_2705.JPG</u>
08/28/2024	<u>22178440-100_2703.JPG</u>
08/28/2024	<u>22178431-100_2702.JPG</u>
08/28/2024	<u>22178430-100_2701.JPG</u>

HEARING: July 15, 2025

NAME: Phinney Coline

CASE: 2024-130

LOCATION: 508 N 4th Street Palatka, Florida 32177

ZONING: R-2

ORIGINAL VIOLATIONS

1. Section 30-32(a) Prohibited Conditions and Public Nuisances
Description: Paint Issues, needs a fresh coat of paint
4. Section 30-169- Building fronts and sides abutting streets or public areas.
Description: Rotten and Weakened Wood

NOTICES SENT

FIRST OBSERVED: 08/24/2024
NOTICE FOR THIS HEARING SENT: 07/03/2025
GREEN CARD SIGNED: No
COMPLEX POSTING: 07/03/2025
SITE POSTING: 07/03/2025
TOTAL FINES: N/A

COMMENTS:

DEMONSTRATIVE EVIDENCE: True & accurate photos that show the before and current state of the property

STAFF RECOMMENDATION: 90 days to have the property into compliance the date of compliance will be October 13, 2025

SPECIAL MAGISTRATE'S ACTION:



Case # 2024-130

1A

508 North 4th Street Palatka, Florida 32177

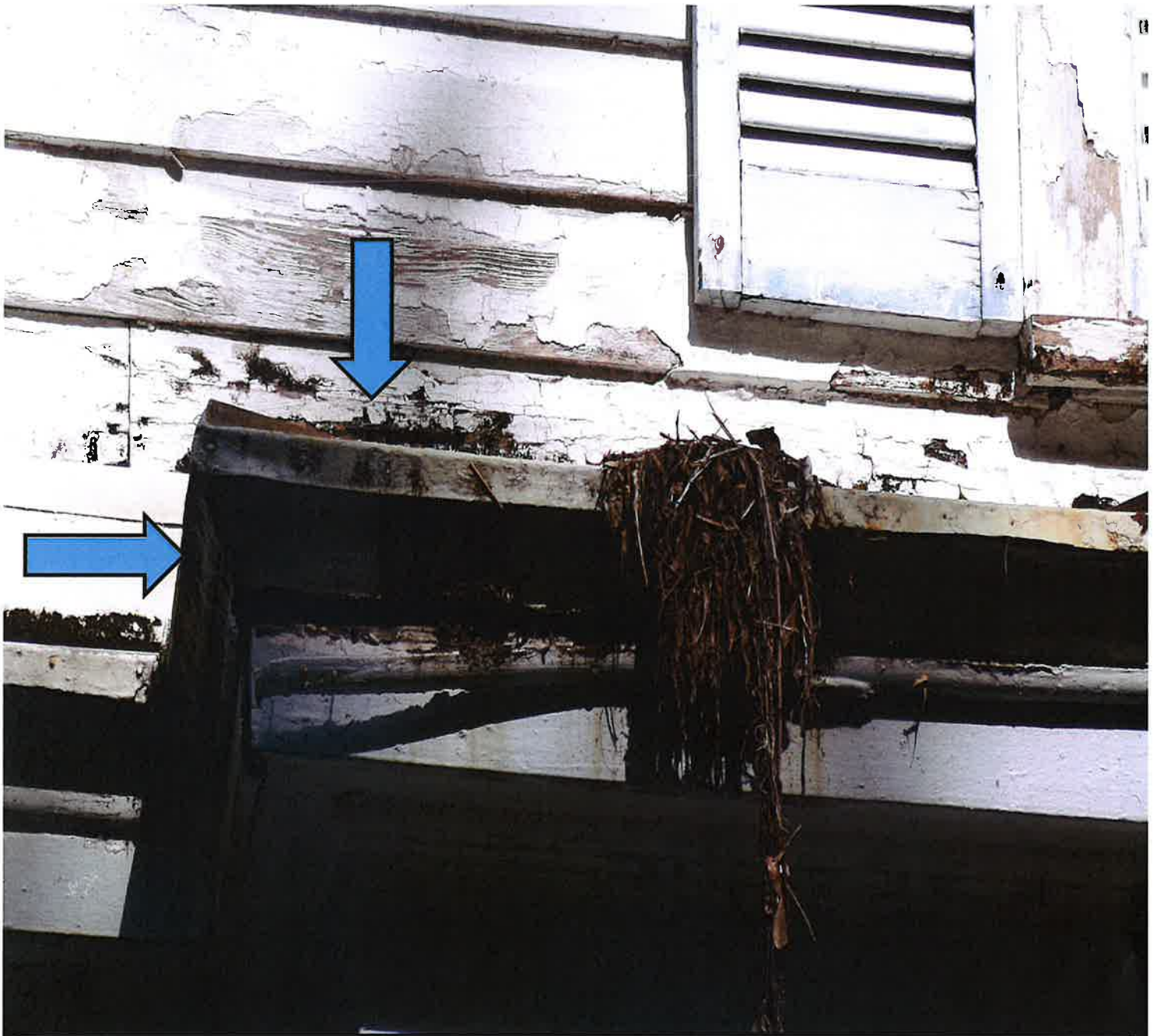
Photo taken on December 18, 2025

Section 30-169 Building fronts and sides abutting street or public areas

Description: Rotten and Weakened Wood

Front of the house above the doorway

Visible from N. 4th Street Palatka, Florida 32177



Case # 2024-130

1B

508 North 4th Street Palatka, Florida 32177

Photo taken on July 14, 2025

Section 30-169 Building fronts and sides abutting street or public areas

Description: Rotten and Weakened Wood

Front of the house above the doorway

Visible from N. 4th Street Palatka, Florida 32177

Case # 2024-130

2A

508 North 4th Street Palatka, Florida 32177

Photo taken on December 18, 2024

Section 30-169 Building fronts and sides abutting street or public areas

Description: Rotten and Weakened Wood

Left and right side of the steps (4 panels up)

Visible from N. 4th Street Palatka, Florida 32177



Case # 2024-130

2B

508 North 4th Street Palatka, Florida 32177

Photo taken on July 14, 2025

Section 30-169 Building fronts and sides abutting street or public areas

Description: Rotten and Weakened Wood

Front of the house above the doorway

Visible from N. 4th Street Palatka, Florida 32177





Case # 2024-130

3A

508 North 4th Street Palatka, Florida 32177

Photo taken on December 18, 2024

Section 30-169 Building fronts and sides abutting street or public areas

Description: surfaces which once were painted no more than 10% of the surface can be free of paint or stain

Right side of the structure 85% needs to be painted

Visible from N. 4th Street Palatka, Florida 32177



Case # 2024-130

3B

508 North 4th Street Palatka, Florida 32177

Photo taken on July 14, 2025

Section 30-169 Building fronts and sides abutting street or public areas

Description: surfaces which once were painted no more than 10% of the surface can be free of paint or stain

Right side of the structure 85% needs to be painted

Visible from N. 4th Street Palatka, Florida 32177

HEARING: July 15, 2025

NAME: Ward Mary + Calvin Starling (TIC)

CASE: 2024-088

LOCATION: 607 N. 18th Street Palatka, Florida 32177

ZONING: R-2

ORIGINAL VIOLATIONS

1. Section 30-32(a)Prohibited Conditions and Public Nuisances
Description: Accumulation of trash, junk or debris, living nonliving material.
2. Section 30-32(a)Prohibited Conditions and Public Nuisances
Description: Excessive growth of grass, untended growth, weeds, brush and branches
3. Section 30-32(a)Prohibited Conditions and Public Nuisances
Description: Failure of the owner of the land to keep any sidewalk abutting thereon and all parkways to the curb line free and clear of weeds, undergrowth, rubbish, debris and trash.
4. Section 30-169- Building fronts and sides abutting streets or public areas.
Description: Mold and mildew 45% of the structure

NOTICES SENT

FIRST OBSERVED: 04/24/2024
NOTICE FOR THIS HEARING SENT: 02/04/2025
GREEN CARD SIGNED: No
COMPLEX POSTING: 02/05/2025
SITE POSTING: 02/05/2025
TOTAL FINES: N/A

FIRST OBSERVED 04/24/2024
NOTICE FOR THIS HEARING SENT:
GREEN CARD SIGNED: NO
COMPLEX POSTING: 07/03/2025
SITE POSTING: 07/03/2025
TOTAL FINES: \$11,800.00

COMMENTS:

DEMONSTRATIVE EVIDENCE: True & accurate photos that show the property's status and past judgments and liens.

STAFF RECOMMENDATION: To have an official lien and fines placed on the said property of 607 N. 18th Street Palatka, Florida 32177

SPECIAL MAGISTRATE'S ACTION:

Second Hearing Site Posting 07/03/2025



**CODE ENFORCEMENT SPECIAL MAGISTRATE
PALATKA, FLORIDA**

CITY OF PALATKA,

Petitioner,

Vs.

Case: 2024-088

WARD MARY+CALVIN STARLING (TIC)
Respondent

AFFIDAVIT OF SERVICE

STATE OF FLORIDA
(COUNTY OF PUTNAM)

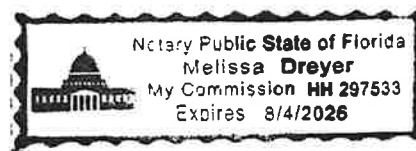
BEFORE ME, the undersigned authority appeared CHRISTY LOWE, who after being duly sworn, deposes and says:

1. That the statements set forth herein are based upon personal knowledge.
2. That he/she is a resident of the State of Florida, is over twenty-one (21) years of age, and is not a party to this cause.
3. That he/she has done the following postings:
 - Posted a NOTICE OF SPECIAL MAGISTRATE HEARING, at SITE 607 N 18TH STREET Palatka, Fl. at 2:55 p.m. on the 1st of JULY 2025
 - Posted NOTICE OF SPECIAL MAGISTRATE HEARING at the PALATKA CITY HALL at 1:30 p.m. on the 15th of JULY 2025
 - Hearing Notice Posted in the Palatka Daily News Paper


CHRISTY LOWE
Code Compliance Coordinator

SWORN to and subscribed before me this JULY 01, 2025 by
CHRISTY LOWE, who is personally known to me.


Notary Public



Ronald Brown
Special Magistrate



Special Magistrate Hearing

Marcia G. Carty, CPA
City Manager

Lorenzo Aghemo
Planning Director

Christy Lowe
Code Compliance Coordinator

Harold Bartelli
Code Compliance Officer

Mellisa Dreyer
Code Compliance Officer

Jane West, Esq.
City Attorney

July 1, 2025

WARD MARY + CALVIN STARLING (TIC)
607 N. 18TH STREET
PALATKA, FLORIDA 32177

**CODE ENFORCEMENT, SPECIAL MAGISTRATE
CITY OF PALATKA, FLORIDA
NOTICE OF HEARING TO IMPOSE ADMINISTRATIVE FINE & LIEN**

CASE # 2024-088
RE: Parcel: #37-10-26-6850-3240-0030

In accordance with Chapter 162, Florida Statutes (1989) sec 2-81 & 2-83, the Palatka City Commissioners, created the Special Magistrate Program. The purpose of said Special Magistrate is to promote, protect and improve the health, safety, and welfare of the citizens of the City of Palatka and to provide an equitable, effective method of enforcing the technical codes in force in the City.

You are hereby formally notified that on the **15TH DAY OF JULY 2025 at 1:30 p.m.**, there will be a public hearing, subject to approval by the City Commissioners, at **201 N 2nd Street, Palatka, FL 32177 in the City of Palatka's Commissioners' Chambers** concerning a violation(s) of the City Code listed in the Statement of Violation and Request for Hearing. A public hearing was conducted on FEBRUARY 18, 2025, at 1:30p.m. and you were/were not present before the Special Magistrate on the date to answer these charges and to present your side of the case. The Special Magistrate issues a Finding that you were in violation of City Codes and that you had 30 days to correct the violations listed in the Statement of Violations and Request for Hearing issued to you on 03/20/2025. The 30-day period ended on 03/20/2025 You are advised that a public hearing to impose administrative fine & Lien will be conducted on JULY 15, 2025, at 1:30 p.m. Failure to appear may result in the Special Magistrate proceeding in your absence. Should you be found in violation of the City Code, the Special Magistrate has the power by law to levy fines of up to \$250.00 a day for the first violation for each day a violation continues past the date set in an Order of Special Magistrate for compliance. This penalty, if not paid, will become a lien on the real or personal property of the violator, which can be satisfied by foreclosure and/or sale of such property. **THE FLORIDA CONSTITUTION PROTECTS HOMESTEADED PROPERTY FROM FORECLOSURE PROCEEDINGS. IF YOUR PROPERTY IS HOMESTEADED, THE CITY OF PALATKA WILL NOT FORECLOSE ON YOUR PROPERTY.**

Should you desire, you have the right to obtain an attorney at your own expense to represent you before the Special Magistrate. You will also have the opportunity to present witnesses as well as question the witnesses against you prior to the Special Magistrate making a determination. Please be prepared to present evidence at this meeting concerning the amount of time necessary to correct the alleged violation, should you be found in violation of the City Code. If you desire to appeal, you are responsible for obtaining a verbatim record of the proceedings, which includes testimony and evidence upon which the appeal is to be based.

If you require further information concerning this case, please call (386) 329-0100 ext. 333.

Sincerely, CHRISTY LOWE/ CODE COMPLIANCE OFFICER

PALATKA, FLORIDA
SPECIAL MAGISTRATE

CITY OF PALATKA, FLORIDA
Petitioner,

vs.

WARD MARY+CALVAN STARLING
Respondent(s),

STATEMENT OF VIOLATION AND REQUEST FOR HEARING

Pursuant to Sections 162.02 and 162.12, Florida Statutes, and City of Palatka Ordinance 03-36, the undersigned Code Enforcement Director hereby gives notice of an uncorrected violation of the Municipal Code of Palatka, Florida as more particularly described herein, and hereby requests a public hearing before the City of Palatka Special Magistrate for the following reasons:

1. Violation of Municipal Code City of Palatka, Florida:
 - 1) Sec 30-32(a) Prohibited Conditions and Public Nuisances
 - 2) Sec 30-32(a) Prohibited Conditions and Public Nuisances
 - 3) Sec 30-32(a) Prohibited Conditions and Public Nuisances
 - 4) Sec 30-169 Building fronts and sides abutting streets or public areas
2. Location/address where the violation exists: 607 N. 18th Street Palatka, Florida 32177
3. Name and address of owner/person in charge of location where violation exists:
WARD MARY+CALVAN STARLING
PALATKA, FLORIDA 32177
4. Description of violation: debris, non-living material, excessive growth and branches, failure to keep sidewalk abutting thereon and all parkways to the curb line clean, broken window, mold and mildew 45% of the structure.
5. Date violation first observed: 05/23/2024
6. Date owner/person in charge given Notice of Violation: 05/2/2024
7. Date on/by which violation was to be corrected: 06/13/2024
8. Date of Reinspection: 06/13/2024
9. Results of Reinspection's: Non-Compliance

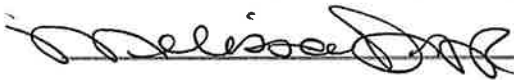
Based on the foregoing, the undersigned Code Inspector hereby certifies that the above-described violation continues to exist, that attempts to secure compliance with the Municipal Code of Palatka, Florida have failed as aforesaid, and that the violation should be referred to the City of Palatka Special Magistrate for a public hearing.

DATED this 1st day of July 2025

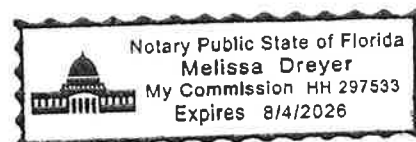
CITY OF PALATKA CODE COMPLIANCE


CHRISTY LOWE
Code Compliance Officer

SWORN to and subscribed before me this 1st day of July 2025, by CHRISTY LOWE, who is personally known to me.



Notary Public



LEGAL ADVERTISEMENT

City of Palatka Special Magistrate Hearing

Notice is hereby given the regular City of Palatka Special Magistrate hearing is called to be held at 1:30 PM on July 15, 2025, at City Hall, 201 N 2nd St., Palatka, FL 32177. The agenda includes but may not be limited to: Cases: Case# 2023-209 114 Dodge Street Palatka, Florida 32177, Case# 2024-088 607 N. 18th Street Palatka, Florida 32177, Case# 2024-130 508 N. 4th Street Palatka, Florida 32177, Case# 2024-146 2011 Country Club Terrance Palatka, Florida 32177, Case# 2024-166 116 Cleveland Street Palatka, Florida 32177, Case# 2024-184 709 N 12th Street Palatka, Florida 32177.

NOTICE: PERSONS WITH DISABILITIES REQUIRING ACCOMODATIONS IN ORDER TO PARTICIPATE IN A MEETING SHOULD CONTACT THE CITY CLERK'S OFFICE AT 386-329-0100 AT LEAST 24 HOURS IN ADVANCE TO REQUEST ACCOMMODATIONS.

Please govern yourselves accordingly.

/s/ Karen Hayes, City Clerk

Legal Advertisement – PDN run date

PO

PROOF OF PUBLICATION REQUESTED

Send two proofs of publication with cost of advertisement to

City of Palatka

Attn: Karen Hayes or Christy Lowe

201 N. 2nd St., Palatka FL 32177

386-329-0100 ph

Khayes@palatka-fl.gov and Clowe@palatka-fl.gov



SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

Wood Mary Calvin
Stodley (77C)
600 N. 18th Street
Palatka, FL 32177



2. Article Number (Transfer from service label)

7021 1970 0001 3035 2405

PS Form 3811, July 2020 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

A. Signature

☒ X ☐ Agent ☐ Addressee

B. Received by (Printed Name) C. Date of Delivery

D. Is delivery address different from item 1? ☐ Yes ☐ No
If YES, enter delivery address below:

3. Service Type

- ☐ Adult Signature
- ☐ Adult Signature Restricted Delivery
- ☒ Certified Mail®
- ☐ Certified Mail Restricted Delivery
- ☐ Collect on Delivery
- ☐ Collect on Delivery Restricted Delivery
- ☐ Insured Mail (over \$500)
- ☐ Registered Mail™
- ☐ Registered Mail Restricted Delivery
- ☐ Signature Confirmation™
- ☐ Signature Confirmation Restricted Delivery
- ☐ Priority Mail Express®

Code Enforcement #

Domestic Return Receipt

U.S. Postal Service™
CERTIFIED MAIL® RECEIPT
Domestic Mail Only

For delivery information, visit our website at www.usps.com

OFFICIAL USE

Certified Mail Fee

\$ 7.64

Extra Services & Fees (check box, add fee as appropriate)

- ☐ Return Receipt (hardcopy) \$
- ☐ Return Receipt (electronic) \$
- ☐ Certified Mail Restricted Delivery \$
- ☐ Adult Signature Required \$
- ☐ Adult Signature Restricted Delivery \$

Postage and Fees

\$ 1.64

Sent to
Wood Mary Calvin Stodley
Street and Apt. No. or PO Box No.
600 N. 18th Street
City, State ZIP+4®
Palatka, FL 32177

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

Ronald Brown
Special Magistrate



Special Magistrate Hearing

Marcia Mcarty
City Manager Interim

Eddie Cutwright
Community Affairs Director

David Green
Code Compliance Officer

Christy Lowe
Code Compliance Officer

Jane West, Esq.
City Attorney

February 4, 2025

WARD MARY + CALVAN STARLING (TIC)
607 N. 18TH STREET
PALATKA, FLORIDA 32177

**CODE ENFORCEMENT, SPECIAL MAGISTRATE
CITY OF PALATKA, FLORIDA**

NOTICE OF HEARING

CASE # 2024-088
RE: Parcel #: 37-10-26-6850-3240-0030

In accordance with Chapter 162, Florida Statutes (1989) sec 2-81 & 2-83, the Palatka City Commissioners, created the Special Magistrate Program. The purpose of said Special Magistrate is to promote, protect and improve the health, safety and welfare of the citizens of the City of Palatka and to provide an equitable, effective method of enforcing the technical codes in force in the City.

You are hereby formally notified that on the **18th day of February 18, 2025 at 1:30 p.m.**, there will be a public hearing, subject to approval by the City Commissioners, at **201 N 2nd Street, Palatka, FL 32177 in the City of Palatka's Commissioners' Chambers** concerning a violation(s) of the City Code listed in the Statement of Violation and Request for Hearing. You are hereby ordered to appear before the Special Magistrate on that date to answer these charges and to present your side of the case. Failure to appear may result in the Special Magistrate proceeding in your absence. Should you be found in violation of the City Code, the Special Magistrate has the power by law to levy fines of up to \$250.00 a day for the first violation for each and every day a violation continues past the date set in an Order of Special Magistrate for compliance. This penalty, if not paid, will become a lien on the real or personal property of the violator, which can be satisfied by foreclosure and/or sale of such property.

Should you desire, you have the right to obtain an attorney at your own expense to represent you before the Special Magistrate. You will also have the opportunity to present witnesses as well as question the witnesses against you prior to the Special Magistrate making a determination. Please be prepared to present evidence at this meeting concerning the amount of time necessary to correct the alleged violation, should you be found in violation of the City Code. If you desire to appeal, you are responsible for obtaining a verbatim record of the proceedings, which includes testimony and evidence upon which the appeal is to be based.

If you require further information concerning this case, please call (386) 329-0100 ext. 333.

Sincerely,


CHRISTY LOWE
Code Compliance Officer

Enclosures: Statement of Violation and Request for Hearing

PALATKA, FLORIDA
SPECIAL MAGISTRATE

CITY OF PALATKA, FLORIDA
Petitioner,

vs.

Case# 2024-088

WARD MARY + CALVAN STARLING (TIC)
Respondent(s),

STATEMENT OF VIOLATION AND REQUEST FOR HEARING

Pursuant to Sections 162.02 and 162.12, Florida Statutes, and City of Palatka Ordinance 03-36, the undersigned Code Enforcement Director hereby gives notice of an uncorrected violation of the Municipal Code of Palatka, Florida as more particularly described herein, and hereby requests a public hearing before the City of Palatka Special Magistrate for the following reasons:

I. Violation of Municipal Code City of Palatka, Florida:

- 1.) Section 30-32(a) Prohibited Conditions and Public Nuisances
- 2.) Section 30-32(a) Prohibited Conditions and Public Nuisances
- 3.) Section 30-32(a) Prohibited Conditions and Public Nuisances
- 4.) Section 30-169 Building fronts and sides abutting streets or public areas

2. Location/address where violation exists: 607 N. 18th Street Palatka, Florida 32177

3. Name and address of owner/person in charge of location where violation exists:

WARD MARY + CALVAN STARLING (TIC)
607 N. 18TH STREET
PALATKA, FLORIDA 32177

4. Description of violation: Trash, debris, mold and mildew, broken window, overgrown grass and growth

5. Date violation first observed: 05/24/2024

6. Date owner/person in charge given Notice of Violation: 05/28/2024

7. Date on/by which violation was to be corrected: 06/13/2024

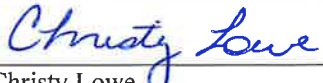
8. Date of Reinspection: 06/16/2024

9. Results of Reinspection's: Non-Compliance

Based on the foregoing, the undersigned Code Inspector hereby certifies that the above-described violation continues to exist, that attempts to secure compliance with the Municipal Code of Palatka, Florida have failed as aforesaid, and that the violation should be referred to the City of Palatka Special Magistrate for a public hearing.

DATED 5th day of February 2025

CITY OF PALATKA CODE COMPLIANCE


Christy Lowe
Code Compliance Officer

SWORN to and subscribed before me this 5th day of February 2025, by CHRISTY LOWE, who is personally known to me.



Notary Public



Your **Parcel Results Download** is being prepared and downloaded.

This may take a few moments...

Please click the **Close** button when the download is complete.

[Close](#)

Interim Parcel Details | 37-10-26-6850-3240-0030 | 43943 Help

Parcel:

37-10-26-6850-3240-0030

Owner:

WARD MARY + CALVAN STARLING (TIC)

VID:

43943

Staff Area:

3

911 Address:

607 N 18TH ST

PALATKA 32177

Mailing Address:

607 N 18TH ST

PALATKA FL 32177

Subdivision:

PALATKA BLKS

Owner Id / Parcels:

143905 / 1

Description:

PALATKA SEARS S/D MB2 P23, BLK 324 LOTS 3 4 6 7, (MAP SHEET 1/37)

Tax Roll Year

2024 ▼

- [TRIM](#)
- [Tax Bill](#)
- [GIS](#)
- [Map](#)
- [Email](#)
- [PRC](#)
- [Apply!](#)

[Main](#)[Value](#)[Land](#)[Sales](#)[Improvements](#)[Features](#)[Tax](#) [Cap](#)[Images](#)

Summary

Just Value of Land: 9,400

OBXF Value: 3,310

Improvement Value: 58,790

Market Value: 71,500
Market Classified: 0
Classified: 0
Market Adjusted: 71,500
Total Acreage: 0.53
Property Use: 00100 - SINGLE FAMILY
Structures: 1
Mobile Homes: 0
MH Unextended: 0
Census Block: 121079508002
Location: City of Palatka
Neighborhood: PALATKA BLKS

Non-Ad Valorem Assessments

Code	Description	Units	Rate	Amount
SC1-CO SOLID WASTE COUNTY 1		255	255	

No Value information is available.
No Land information is available.
No Sales information is available
No Improvement information is available.
No Features information is available.
No Tax Cap information is available.
No Images are available.

Google Map |

Close

Email Parcel Record Card

Recipient Email

Your Name

Your Email

Message

- [Send Email](#)
- [Cancel](#)

Print Parcel Record Card

Print Mode:

- ☒ Internal
☐ External

- [Print PRC](#)
- [Cancel](#)

View / Print

Print Site Usage

Month to Process

- [Print](#)
- [Cancel](#)

Disclaimer

Information

The information displayed is from the Final Tax roll which is certified each year in mid October and is updated annually. This information may not reflect the data currently on file in the Property Appraiser's office. The information that is supplied by the Putnam County Property Appraiser's office is public information data and must be accepted and used with the understanding that the data was collected primarily for the use and purpose of creating a property tax roll per Florida Statute. The Putnam County Property Appraiser's office makes no warranties, expressed or implied, as to the correctness, accuracy, completeness, reliability or suitability of this data for any other particular use. The Putnam County Property Appraiser's office furthermore assumes no liability whatsoever associated with the use or misuse of the public information data.

Future Land Use and Zoning

The future land use and zoning information displayed may change at any time through the future land use map amendment or rezoning process. You should contact the appropriate planning and zoning department for official verification.

Documents and Forms

Online versions of Putnam County, FL Documents and Forms are posted for your convenience only. Our goal is to make this information available as soon as possible, but please be aware that online Documents and Forms are subject to change. The County does not warrant or make any representations as to the quality, content, accuracy or completeness of the information, text, graphics, links and other items contained on its web pages. Also, the County will, in no event, be liable or responsible for damages of any kind arising out of the use of online Documents and Forms.

-
- [I Accept](#)
 - [I Decline](#)
-

Tim Parker, C.F.A. - Putnam County Property Appraiser

Putnam County Property Search

- [TAX ESTIMATOR](#)
- [|](#)
- [RECORDING MAPS SEARCH](#)
- [Change Theme](#)
[Toggle Light/Dark Theme](#)

Search Criteria Help

Tax Roll Year

2024 ▼

[Owner](#)[911 Address](#)[Parcel](#)[Subdivision](#)[VID](#)[Sales](#)

Please enter a Name of at least two (2) characters

Name

City

Any



Any

Please enter an Address

Address

607 N 18TH ST PALATKA FL

City

Any



Any

Please enter at least one item

Section

Any

Township

Any

Range

Any

Subdivision

Any

Block

Any

Lot

Any

Please select a Subdivision

Subdivision



Choose or type to search...

Please enter a VID Number

VID Number

Please enter at least one **Range** item.

Sale Date From is incomplete or invalid.

Sale Date To is incomplete or invalid.

Sale Date To cannot be prior to **Sale Date From**.

Sale Date To is required when **Sale Date From** is entered.
Sale Date From is required when **Sale Date To** is entered.
Sale Price To is required when **Sale Price From** is entered.
Sale Price From is required when **Sale Price To** is entered.
Sale Price To cannot be less than **Sale Price From**.
Square Feet To is required when **Square Feet From** is entered.
Square Feet From is required when **Square Feet To** is entered.
Square Feet To cannot be less than **Square Feet From**.
At least one **Range** item must be entered to select this **Filter** item.
Enter at least one **Range** item:
Sale Price From

Sale Price To

Sale Date From

Sale Date To

Then, Select **Filter(s)** if desired:
Square Feet From

Square Feet To

Vacant/Improved
Any ▾

Qualified Sale
Any ▾

Property Use
Any ▾

Land Use
Any ▾

Taxing District
Any ▾

No Parcel History is available to view.

- [Search](#)
- [Reset Search](#)

Search Results Help Download
1 Parcel.

Linda Myers
Putnam County Tax Collector
PO Box 1339 PALATKA, FL 32178-1339
(386) 329-0282

ACCOUNT NUMBER	ESCROW	CONTROL
37-10-26-6850-3240-0030		43943

WARD MARY + CALVAN STARLING (TIC)
607 N 18TH ST
PALATKA, FL 32177

2023 DELINQUENT REAL ESTATE TAXES
NOTICE OF AD VALOREM TAXES and NON-AD VALOREM

Save Time! Pay Online

putnamtax.com

Property
PALATKA SEARS S/D MB2 P23, BLK 324 LOTS 3 4 6
7, (MAP SHEET 1/37)

Parcel 911 Address:
607 N 18TH ST PALATKA

CONTROL NUMBER	ESCROW	ASSESSED VALUE	EXEMPTIONS	TAXABLE VALUE	MILLAGE CODE
43943		\$69,810	\$0	\$69,810	010
Total Due if Received by 05/30/2024		\$2,015.35	Total Due if Received by 06/28/2024		N/A Until Sale

A Tax Certificate is required to be issued on all delinquent taxes pursuant to Florida Statutes Chapter 197.432, and will be issued on your 2023 taxes if not paid by March 31, 2024. Tax Certificates are a first lien on your property and can be cancelled by paying the delinquent amount due. Failure to pay delinquent Real Estate and Non-ad Valorem Assessments could result in loss of property. Payment must be received by the last day of the month to avoid additional interest.

For Tangible Personal Property Taxes, interest accrues at 1.5% per month beginning April 1st, together with a late fee of \$10.00 plus advertising costs and collection cost. Tax Warrants are issued on all unpaid accounts for levy and seizure of personal property (Florida Statutes Chapter 197).

Postmarks are Not honored on Delinquent Taxes.

No Personal or Business Checks Accepted for Delinquent Taxes.

Please Pay with Money Order, Cashiers Check or Certified Funds Only to:
Putnam County Tax Collector - PO Box 1339 - Palatka, FL 32178-1339

Linda Myers
Putnam County Tax Collector
PO Box 1339 PALATKA, FL 32178-1339

2023 DELINQUENT REAL ESTATE TAXES
NOTICE OF AD VALOREM TAXES and NON-AD VALOREM

ACCOUNT NUMBER		ESCROW	CONTROL	
37-10-26-6850-3240-0030			43943	
Total Due if Received by 05/30/2024		\$2,015.35	Total Due if Received by 06/28/2024	N/A Until Sale

Parcel 911 Address: 607 N 18TH ST PALATKA

Save Time! Pay Online
at putnamtax.com

WARD MARY + CALVAN STARLING (TIC)
607 N 18TH ST
PALATKA, FL 32177

PLEASE RETURN THIS STUB WITH PAYMENT. DO NOT STAPLE, TAPE, FOLD, TEAR, OR WRITE ON THIS STUB.

12023043943000001939170013710266850324000308

CERTIFIED MAIL

OF THE RETURN ADDRESS TO OUR POLICE CHIEF

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

Ward Mary + Calvin Sterling (77x)
607 N. 18th Street
Palo Alto, 91.32177



9590 9402 6217 0265 4352 87

2. Article Number (Transfer from service label)

7021 1970 0001 3034 9931

PS Form 3811, July 2020 PSN 7530-02-000-9059 (Leave Code Entire)

COMPLETE THIS SECTION ON DELIVERY

- A. Signature ☒ Agent ☐ Addressee
- B. Received by (Printed Name) C. Date of Delivery
- D. Is delivery address different from item 1? ☐ Yes ☐ No
If YES, enter delivery address below:

3. Service Type
- ☒ Adult Signature
 - ☒ Adult Signature Restricted Delivery
 - ☒ Certified Mail®
 - ☒ Certified Mail Restricted Delivery
 - ☒ Signature Confirmation™
 - ☒ Signature Confirmation Restricted Delivery
 - ☒ Collect on Delivery
 - ☒ Collect on Delivery Restricted Delivery
 - ☒ Insured Mail
 - ☒ Insured Mail Restricted Delivery (over \$500)
 - ☐ Priority Mail Express®
 - ☐ Registered Mail™
 - ☐ Registered Mail Restricted Delivery

Domestic Return Receipt

U.S. Postal Service™ CERTIFIED MAIL® RECEIPT Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

OFFICIAL USE

Certified Mail Type	\$ 8.69
Extra Services & Fees (check box, add fee as appropriate)	
☐ Return Receipt (hardcopy)	\$
☐ Return Receipt (electronic)	\$
☐ Certified Mail Restricted Delivery	\$
☐ Adult Signature Required	\$
☐ Adult Signature Restricted Delivery	\$
Postage	\$ 8.69
Total Postage and Fees	\$ 8.69
Sent To	Ward Mary + Calvin Sterling (77x)
Street and Apt. No., or Post Box No.	607 N. 18th Street
City, State, ZIP+4®	Palo Alto, 91.32177

Postmark
Here

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions



Case #: 2024088

Case Date: 05/23/24

Case Type:

Name:

Address:

Complainant Phone: kingarthurphotography1@outlook.com

Violation Description: treel limbs, overgrown debris

Code Board Meeting Date: 02/18/2025

Compliance Deadline: 06/13/2024

Complaint Type: Property Maintenance

Abatement Status :

Foreclosure Status:

CRA District Status: NO

Closed :

Status: Open-Pending Compliance

Assigned To: Christy Lowe

Property

Parcel #	Address	Legal Description	Owner Name	Owner Phone	Zoning
37-10-26-6850-3240-0030	607 N 18TH ST PALATKA	PALATKA SEARS S/D MB2 P23, BLK 324 LOTS 3 4 6 7, (MAP SHEET 1/37)	WARD MARY + CALVAN STARLING (TIC)		

Activities

Date	Activity Type	Description	Employee	Status
03/18/2025	In Person	Follow up from court	Christy Lowe	Assigned
07/03/2025	Notice of Intent to File Lien	Posted property for second hearing posted on lock gate	Christy Lowe	Completed
07/14/2025	Inspection	Follow up photos for the 2nd magistrate hearing	Christy Lowe	Assigned

Violations

Date	Violation	Description	Notes	Status
05/24/2024	Sec. 30-169. - Building fronts and sides abutting streets or public areas.	(a)All deteriorated structural and decorative elements visible from a public right-of-way shall be repaired or replaced.(b)Every such part of a structure visible from a public right-of-way or abutting a street shall be made structurally sound. Rotten or weakened portions shall be removed, repaired, or replaced in a	mold and mildew 45% of the structure	Open

manner compatible with the rest of the structure or to match the original materials and construction techniques. All exposed wood shall be stained or painted. Every part shall be clean of graffiti, litter, dirt or other debris. Where surfaces were once painted, or stained, not more than ten percent of the surface may be free of paint or stain.(c)Existing miscellaneous nonfunctional elements on the building fronts such as empty electrical conduits, unused sign brackets, etc., shall be removed and building surface repaired or rebuilt as required to match adjacent surfaces and original condition.(d)Mildew shall be cleaned from buildings having street visibility, and loose wires (such as TV cable) shall be secured. Not more than ten percent of the buildings having street visibility may have mildew.

05/23/2024	Sec. 30-32(a).- Prohibited Conditions and Public Nuisances	(a) Purpose and intent. The purpose and intent of this section is to prohibit and prevent the following conditions: (1) Accumulation of trash, junk, or debris, living and nonliving plant material, hazard tree(s), and stagnant water. (2) Excessive and untended growth of grass, weeds, brush, branches, and other overgrowth. (3) The existence of all other objectionable, unsightly or unsanitary matter, materials, and conditions on improved property. (4) Property being inhabited by, or providing a habitat for, rodents, vermin, reptiles, or other wild animals. (5) Property providing a breeding place for mosquitoes. (6) Property being a place, or being reasonably conducive to serving as a place, for illegal or illicit activity. (7) Property threatening or endangering the public health, safety, or welfare of city residents. (8) Property reasonably believed to cause currently, or potentially to cause in the future, ailments or disease. (9) Property adversely affecting and impairing the economic value or enjoyment of surrounding or nearby property. (10) Failure to replace or repair with similar or improved material in a reasonable period, not to exceed 60 days, broken or missing building components, including, but not limited to, doors, windows, roofing material, siding, and drives/walks outside the right-of-way which detract from the aesthetics of the neighborhood, shopping area, industrial area or other commercial area within the service district. (11) Failure to repair, replace, or remove broken fencing, screening or decorative elements on a developed parcel or lot. (12) Failure of owner of land to keep any sidewalk abutting thereon and all parkways to the curb line free and clear of all weeds, undergrowth, rubbish, debris and trash.	failure of the owner of land to keep any sidewalk abutting thereon and all parkways to the curb line free and clear of all weeds, undergrowth, rubbish, debris and trash	Open
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Fees

Fee	Description	Notes	Amount
Code Violation Daily Fee (\$100)	Enter number of days		\$11,800.00
Total			\$11,800.00

Attached Letters

Date	Letter	Description
05/28/2024	Notice of Violation with Description	letter mailed to property owner
05/23/2024	Public Information Request	
05/23/2024	Web Form - Citizen Complaint Form	complaint information

Notes

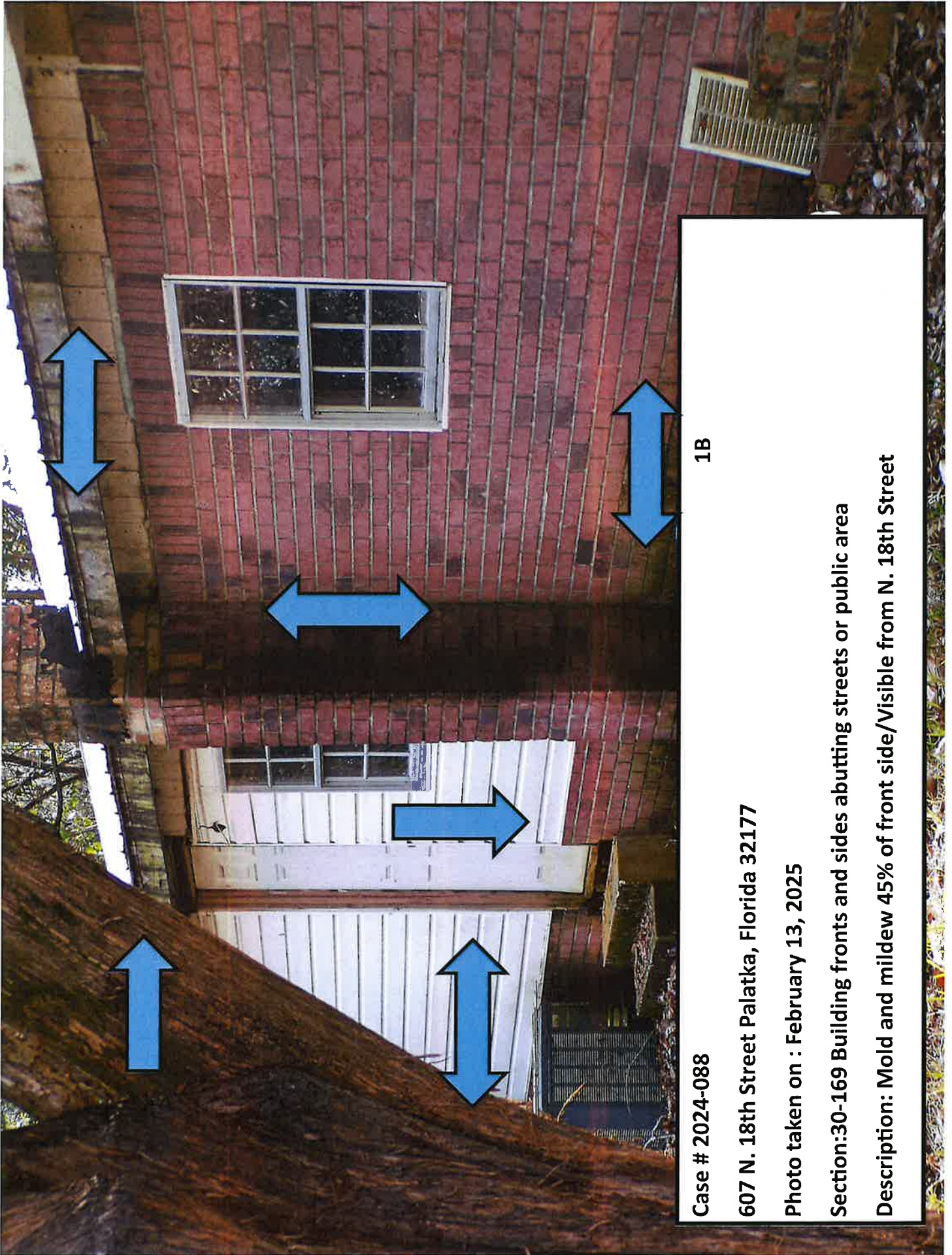
Date	Note	Created By:
2025-07-14	As of this date, no green cards or letters have been returned for this property.	Christy Lowe
2025-07-03	Property was posted for Second Hearing, nothing has changed at the property, the property has gotten worse.	Christy Lowe
2025-07-02	This property was posted in the Legal Advertisement in the Palatka Daily News	Christy Lowe
2025-07-01	Conducted of the follow up on this date, the property has not come into compliance, still no contact with the property owners. No change on the property.	Christy Lowe
2025-06-06	I conducted a follow up on this date, and took update photos of the property, no change in the property.	Christy Lowe
2025-03-18	follow up on the said property, no changes have been made on the property and still no contact with the property owner.	Christy Lowe

2025-02-18	Magistrate Hearing was held this date; the property owner was given 30 days to have the property come into compliance, or fines will be \$100 a day.	Christy Lowe
2025-02-14	As of today, no contact with the owners of the property the purchased the property in 2022 and nothing has been done to the said property, it continues to decline. (No green cards have been returned signed, but the letters have not been returned either.	Christy Lowe
2025-02-13	I conducted a follow up for the magistrate hearing which will be held on February 18, 2025, at 1:30 p.m. I took updated photos today.	Christy Lowe
2025-02-13	I met with the complaint this date and he stated that he trimmed the limbs that were causing damage to his property and cleared some of the road frontage so vehicles could pass under.	Christy Lowe
2025-01-30	I conducted a follow up and the property is still not in compliance, I took updated photographs of the property.	Christy Lowe
2025-01-30	I conducted a follow up and the property is still not in compliance, I took updated photographs of the property.	Christy Lowe
2025-01-30	I conducted a follow up and the property is still not in compliance, I took updated photographs of the property.	Christy Lowe
2024-10-16	It appears the house next to this one 605 did a lot of cleaning up to include over branches etc. that were growing onto his property and cleared a lot of the road frontage.	Christy Lowe
2024-06-14	A follow up was conducted and the property is not in compliance and at this time, have not made contact with anyone at the home and no one has contacted my office.	Christy Lowe
2024-05-23	After reviewing the address given, the address given belongs to the complaint. I will respond to the area today and attempt to locate the address besides the complaints house to verify.	Christy Lowe
2024-05-23	I made contact with the complaint the address where the compliant is located is at 607	Christy Lowe
2024-04-24	I was given this case to work.	Christy Lowe
2024-04-05	The case came through and was placed in the Que to be processed.	Christy Lowe

Uploaded Files

Date	File Name
07/14/2025	27304973-100_4241.JPG
07/14/2025	27304971-100_4242.JPG
07/14/2025	27304970-100_4243.JPG
07/14/2025	27304965-100_4244.JPG
07/14/2025	27304964-100_4245.JPG
07/14/2025	27304962-100_4246.JPG
07/14/2025	27304961-100_4247.JPG
07/14/2025	27304959-100_4248.JPG
07/14/2025	27304957-100_4249.JPG
07/14/2025	27304955-100_4250.JPG
07/14/2025	27304954-100_4251.JPG
07/14/2025	27304953-100_4252.JPG
07/14/2025	27304948-100_4253.JPG
07/14/2025	27304944-100_4255.JPG
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02/13/2025	<u>24228272-100_3164.JPG</u>
02/13/2025	<u>24217674-2025.02.18 Special Magistrate Hearing.docx</u>
02/13/2025	<u>24217635-1609_001.pdf</u>
02/13/2025	<u>24217378-1610_001.pdf</u>
02/13/2025	<u>24217375-1608_001.pdf</u>
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Case # 2024-088

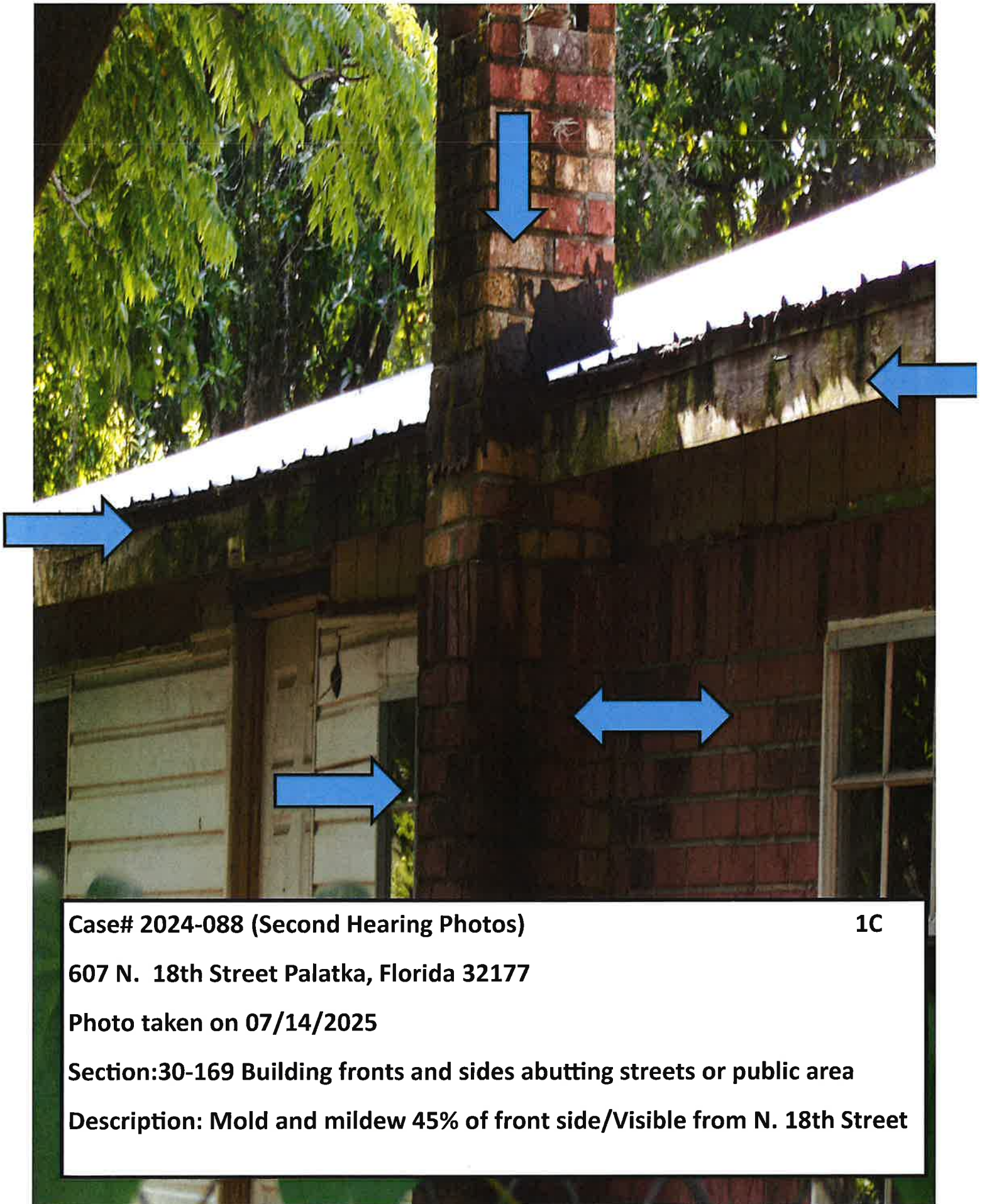
607 N. 18th Street Palatka, Florida 32177

Photo taken on : February 13, 2025

Section:30-169 Building fronts and sides abutting streets or public area

Description: Mold and mildew 45% of front side/Visible from N. 18th Street

1B



Case# 2024-088 (Second Hearing Photos)

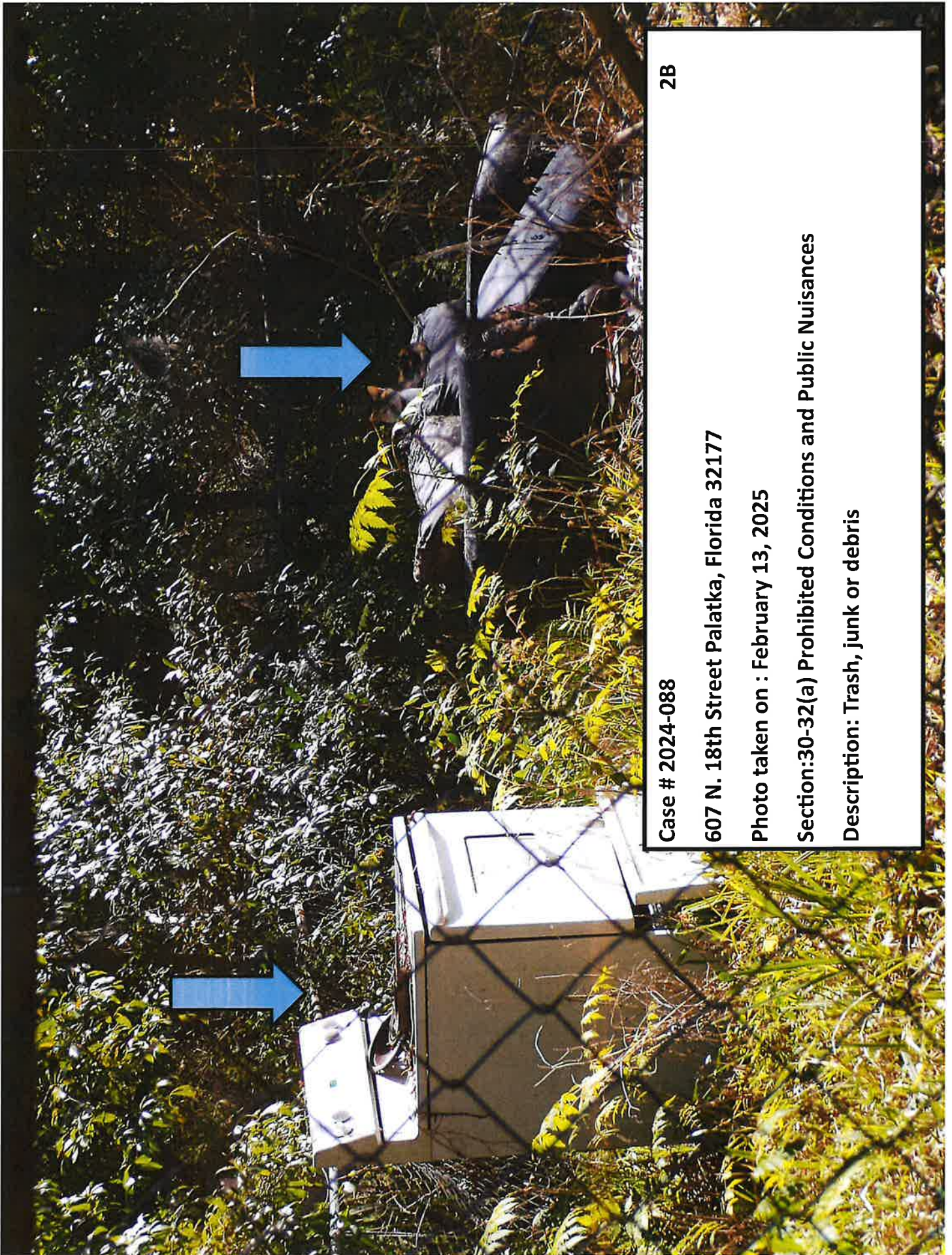
1C

607 N. 18th Street Palatka, Florida 32177

Photo taken on 07/14/2025

Section:30-169 Building fronts and sides abutting streets or public area

Description: Mold and mildew 45% of front side/Visible from N. 18th Street



Case # 2024-088

607 N. 18th Street Palatka, Florida 32177

Photo taken on : February 13, 2025

Section:30-32(a) Prohibited Conditions and Public Nuisances

Description: Trash, junk or debris

2B

Case# 2024-088 (Second Hearing Photos)

2C

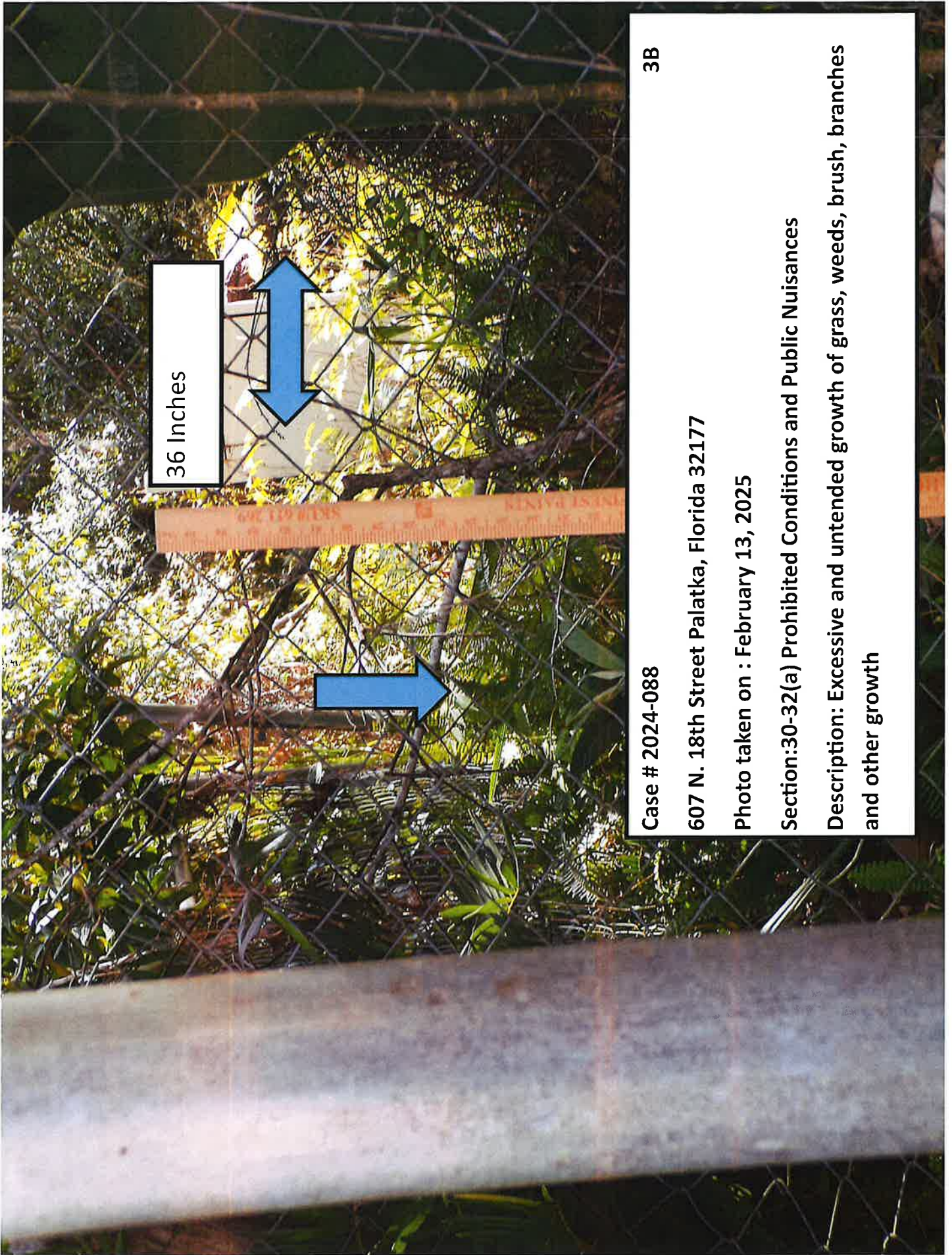
607 N. 18th Street Palatka, Florida 32177

Photo taken on 07/14/2025

Section:30-32(a) Prohibited Conditions and Public Nuisances

Description: Trash, junk or debris





Case # 2024-088

3B

607 N. 18th Street Palatka, Florida 32177

Photo taken on : February 13, 2025

Section:30-32(a) Prohibited Conditions and Public Nuisances

Description: Excessive and untended growth of grass, weeds, brush, branches and other growth



Case# 2024-088 (Second Hearing Photos)

3C

607 N. 18th Street Palatka, Florida 32177

Photo taken on 07/14/2025

Section:30-32(a) Prohibited Conditions and Public Nuisances

Description: Excessive and untended growth of grass, weeds, brush, branches and other growth

Case # 2024-088

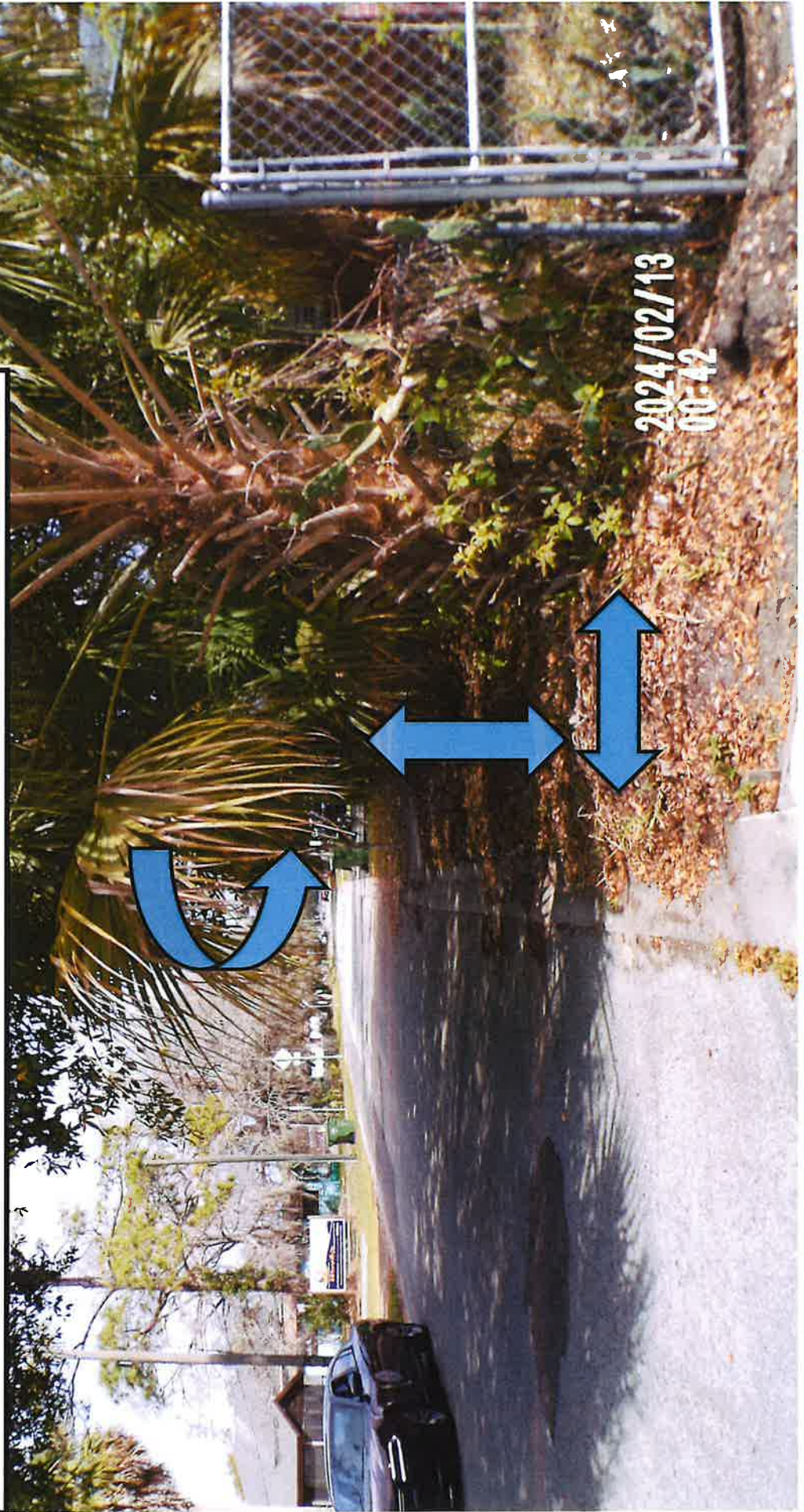
4B

607 N. 18th Street Palatka, Florida 32177

Photo taken on : February 13, 2025

Section:30-32(a) Prohibited Conditions and Public Nuisances

Description: Failure of owner of land to keep any sidewalk abutting thereon and all parkways to the curb line free and clear of all weeds, undergrowth, rubbish, debris and trash



Case# 2024-088 (Second Hearing Photos)

4C

607 N. 18th Street Palatka, Florida 32177

Photo taken on 07/14/2025

Section:30-32(a) Prohibited Conditions and Public Nuisances

Description: Failure of owner of land to keep any sidewalk abutting thereon and all parkways to the curb line free and clear of all weeds, undergrowth, rubbish, debris and trash

