



City of Pensacola

Code Enforcement Authority - Building

Inspections

Agenda

City of Pensacola
222 W. Main Street
Pensacola, FL 32502

March 11, 2025, 2:00 PM

Council Chambers, 1st Floor

The meeting can be watched via live stream at cityofpensacola.com/video.

CALL TO ORDER

APPROVAL OF MINUTES

1. 25-285 MINUTES FROM FEBRUARY 25, 2025

Recommendation:

Sponsors:

Attachments: February 25, 2025 minutes

NOTIFICATION OF NONCOMPLIANCE WITH PRIOR ORDER AND REQUEST TO APPROVE COMMENCEMENT OF FINES PURSUANT TO FLORIDA STATUTES 162.09(1)

2. CASE NUMBER 24-171, 6480 HERMITAGE DR., MATTUTAT STEPHEN H, OFFICER BILBY
ENCLOSING A SCREEN PORCH TO CONVERT AREA TO HABITABLE LIVING SPACE. INCLUDING FRAMING, SIDING & FINISHES, DOOR & WINDOW INSTALLATION, MECHANICAL, PLUMBING & ELECTRICAL WORK. NO PERMIT

Attachments: None

3. CASE NUMBER 24-184, 10 PALAFOX PL., PENSACOLA DEBUT LLC, OFFICER BILBY
NEW ENCLOSURE AROUND OUTDOOR COOLER WITHOUT PERMIT

Attachments: None

REQUESTS TO FIND CODE VIOLATIONS

4. CASE NUMBER 24-200, 550 WYNNEHURST ST., TESTON LONNY S, OFFICER BILBY
FENCE STARTED NO PERMIT

Attachments: *None*

5. CASE NUMBER 23-159, 550 WYNNEHURST ST., TESTON LONNY S, OFFICER BILBY
INTERIOR DEMOLITION, INTERIOR ALTERATION, JOIST WORK, SUB FLOOR REPLACED, NEW WINDOWS, FRAMING, PLUMBING. NO PERMITS

Attachments: *None*

6. CASE NUMBER 24-108, 130 S. L ST., GRAND MANOR HOLDINGS LLC, OFFICER WEEKLY
ENTERIOR REMODEL INCLUDING SIDING, WINDOWS & DOOR WITHOUT PERMITS

Attachments: *None*

7. CASE NUMBER 24-237, 722 S. J ST., BRADLEY CAPITAL LLC, OFFICER WEEKLEY
REMOVED 2ND STORY LIVING SPACE & NEW CMV BLOCKS ADDED WITHOUT PERMIT

Attachments: *None*

8. CASE NUMBER 24-236 1620 CYPRESS ST., BRADLEY CAPITAL LLC, OFFICER WEEKLEY
INTERIOR DEMOLITION, FRAMING & FLOOR WITHOUT PERMITS

Attachments: *None*

REQUESTS TO INCREASE FINES/LIENS

UNFINISHED BUSINESS

NEW BUSINESS - THIS SHALL INCLUDE VIOLATIONS PURSUANT TO FLORIDA STATUTE 162.06(4) THAT PRESENT A SERIOUS THREAT TO THE PUBLIC HEALTH, SAFETY, AND WELFARE OR IF THE VIOLATION IS IRREPARABLE OR IRREVERSIBLE IN NATURE

ADJOURNMENT

The City of Pensacola adheres to the Americans with Disabilities Act and will make reasonable accommodations for access to City services, programs, and activities. Please call Code Enforcement at 850-436-5500 (or TDD 850-435-1666) for further information. Requests must be made at least 48 hours in advance of the event in order to allow the City time to provide the requested services.

If any person decides to appeal any decision made with respect to any matter considered at this meeting, such person may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and any evidence upon which the appeal is to be based. The City of Pensacola has an online process for complying with all public record requests. For copies of a prior Code Enforcement Authority Hearing Agenda or Minutes, simply go to the City of Pensacola website (cityofpensacola.com). (1) On the main page, go to the "City Government" link, (2) go to the "Boards and Commissions" link, (3) go to the "List of Boards and Commissions" link, (4) go to the "Code Enforcement Authority" link, (5) go to the "View All Agendas and Minutes" link to review or print any prior Agendas and or approved Minutes. Additionally, you can automatically sign up to receive eNOTIFICATIONS for Agendas and Minutes and they will be delivered electronically, directly to your email address.

If more detailed Code Enforcement Authority information is required, such as a copy of a particular Code Violation Order or other code violation case information, (1) from the "Public Records" link on the main page, (2) go to the "Submit/View Records Requests" link, (3) go to the "Submit Public Records Request" where you fill in the required information and submit the request.

PLEASE NOTE: One or more members of City Council may be in attendance.



City of Pensacola

Code Enforcement Authority - Building

Inspections

Agenda

City of Pensacola
222 W. Main Street
Pensacola, FL 32502

February 25, 2025, 2:00 PM

Council Chambers, 1st Floor

The meeting can be watched via live stream at cityofpensacola.com/video.

CALL TO ORDER

APPROVAL OF MINUTES

1. 25-235 MINUTES FROM FEBRUARY 11, 2025

Prior minutes have been approved.

NOTIFICATION OF NONCOMPLIANCE WITH PRIOR ORDER AND REQUEST TO APPROVE COMMENCEMENT OF FINES PURSUANT TO FLORIDA STATUTES 162.09(1)

2. 25-236 CASE NUMBER 24-142, 317 W. INTENDENCIA ST. BELLANOVA ROBERT, OFFICER BILBY

DOORS, WINDOWS, SIDING, STRUCTURAL/FOUNDATION WORK, PORCH/DECK
NO PERMIT

Special Magistrate recuses himself and refers the case for reassignment.

3. 25-237 CASE NUMBER 24-149, 131 S. N STREET, SCOTT RACHELL & FREEMAN SIBYLL, OFFICER WEEKLEY

NEW MINI SPLIT HVAC SYSTEM NO PERMIT

Officer Weekley testified that the cited code violation(s) first observed on June 28, 2024 no longer exist(s). Respondent did not appear. The SMJ found the property and the respondent is in compliance of certain sections of the City Code as of February 25, 2025.

4. 25-238 CASE NUMBER 24-150, 121 S. N STREET, SCOTT RACHELL & FREEMAN SIBYLL, OFFICER WEEKLEY

NEW MINI SPLIT HVAC SYSTEM NO PERMIT

Officer Weekley testified that the cited code violation(s) first observed on June 28, 2024 no longer exist(s). Respondent did not appear. The SMJ found the property and the respondent is in compliance of certain sections of the City Code as of February 25, 2025.

5. 25-239 CASE NUMBER 23-186, 729 GENTIAN DR, JUAN & LERMA BERSABEL, OFFICER BILBY

COVERED ENTRY INTO BASEMENT NO PERMIT

Officer Bilby testified that the cited code violation(s) first observed on November 21, 2023 no longer exist(s). Respondent did not appear. The SMJ found the property and the respondent is in compliance of certain sections of the City Code as of February 25, 2025.

6. 25-240 CASE NUMBER 24-211, 1805 E. JORDAN ST, WRIGHT JILL B, OFFICER BILBY

NEW SIDING & SHEATING, ROOF, ELECTRICAL, PLUMBING & MECHANICAL ON EXISTING ACCESSORY STRUCTURE. POSSIBLE INTERIOR WORK ON SAME EXISTING ACCESSORY STRUCTURE NO PERMIT

Officer Bilby testified that the cited code violation(s) first observed on October 11, 2024 no longer exist(s). Respondent did not appear. The SMJ found the property and the respondent is in compliance of certain sections of the City Code as of February 25, 2025.

REQUESTS TO FIND CODE VIOLATIONS

7. 25-241 CASE NUMBER 23-41, 710 N. 7TH AVE, B & E HOLDINGS, OFFICER BILBY

UNPERMITTED ALTERATION INCLUDING STRUCTURAL WORK, SIDING, AND STAIRS

Officer Bilby testified that the cited code violation(s) first observed on March 22, 2023 still exist(s). Respondent did appear. The SMJ found the property and the respondent in violation of certain sections of the City Code and entered a standard Code Violation Order giving the respondent until March 24, 2025, for compliance and that daily fines of \$25.00 to start on March 25, 2025. Court costs in the amount of \$200.00 were assessed and are due within 30 days.

8. 25-242 CASE NUMBER 23-160 3350 MARCUS DR, MOORE CATHERINE & KEHINDE, OFFICER BILBY

UNPERMITTED WINDOWS, DOORS, ELECTRICAL WORK, AND PLUMBING WORK

Officer Bilby testified that the cited code violation(s) first observed on September 18, 2023 still exist(s). Respondent did appear. The SMJ found the property and the respondent in violation of certain sections of the City Code and entered a standard Code Violation Order giving the respondent until March 24, 2025, for compliance and that daily fines of \$25.00 to start on March 25, 2025. Court costs in the amount of \$200.00 were assessed and are due within 30 days.

9. 25-243 CASE NUMBER 23-167 808 S. I STREET, REYNOLDS ISRAEL L & REYNOLDS ASHLEY M TRUSTEES FOR REYNOLDS ISRAEL L AND REYNOLDS ASHLEY M REVOCABLE TRUST 5/9/22, OFFICER BILBY

UNPERMITTED SHED IN BACK YARD

Officer Bilby testified that the cited code violation(s) first observed on September 28, 2023 has since been corrected. Respondent did appear. Court costs in the amount of \$200.00 were assessed and are due within 30 days.

10. 25-244 CASE NUMBER 23-59, 1112 N. C STREET, MCCANTS RICKEY F, OFFICER BILBY

UNPERMITTED ADDITION, WINDOWS, FOOTINGS, SIDING, PLUMBING AND ELECTRICAL

Officer Bilby testified that the cited code violation(s) first observed on April 26, 2023 still exist(s). Respondent did not appear. The SMJ found the property and the respondent in violation of certain sections of the City Code and entered a standard Code Violation Order giving the respondent until March 24, 2025, for compliance and that daily fines of \$25.00 to start on March 25, 2025 Court costs in the amount of \$200.00 were assessed and are due within 30 days.

REQUESTS TO INCREASE FINES/LIENS

UNFINISHED BUSINESS

NEW BUSINESS - THIS SHALL INCLUDE VIOLATIONS PURSUANT TO FLORIDA STATUTE 162.06(4) THAT PRESENT A SERIOUS THREAT TO THE PUBLIC HEALTH, SAFETY, AND WELFARE OR IF THE VIOLATION IS IRREPARABLE OR IRREVERSIBLE IN NATURE

ADJOURNMENT

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City of Pensacola

222 West Main Street
Pensacola, FL 32502

Memorandum

File #: 25-286

Code Enforcement Authority

3/11/2025

NOTIFICATION OF NON-COMPLIANCE

SUBJECT:

CASE NUMBER 24-171, 6480 HERMITAGE DR., MATTUTAT STEPHEN H, OFFICER BILBY
ENCLOSING A SCREEN PORCH TO CONVERT AREA TO HABITABLE LIVING SPACE.
INCLUDING FRAMING, SIDING & FINISHES, DOOR & WINDOW INSTALLATION,
MECHANICAL, PLUMBING & ELECTRICAL WORK. NO PERMIT



City of Pensacola

222 West Main Street
Pensacola, FL 32502

Memorandum

File #: 25-287

Code Enforcement Authority

3/11/2025

NOTIFICATION OF NON-COMPLIANCE

SUBJECT:

CASE NUMBER 24-184, 10 PALAFOX PL., PENSACOLA DEBUT LLC, OFFICER BILBY
NEW ENCLOSURE AROUND OUTDOOR COOLER WITHOUT PERMIT



City of Pensacola

222 West Main Street
Pensacola, FL 32502

Memorandum

File #: 25-288

Code Enforcement Authority

3/11/2025

CODE VIOLATIONS

SUBJECT:

CASE NUMBER 24-200, 550 WYNNEHURST ST., TESTON LONNY S, OFFICER BILBY
FENCE STARTED NO PERMIT



City of Pensacola

222 West Main Street
Pensacola, FL 32502

Memorandum

File #: 25-289

Code Enforcement Authority

3/11/2025

CODE VIOLATIONS

SUBJECT:

CASE NUMBER 23-159, 550 WYNNEHURST ST., TESTON LONNY S, OFFICER BILBY
INTERIOR DEMOLITION, INTERIOR ALTERATION, JOIST WORK, SUB FLOOR
REPLACED, NEW WINDOWS, FRAMING, PLUMBING. NO PERMITS



City of Pensacola

222 West Main Street
Pensacola, FL 32502

Memorandum

File #: 25-290

Code Enforcement Authority

3/11/2025

CODE VIOLATIONS

SUBJECT:

CASE NUMBER 24-108, 130 S. L ST., GRAND MANOR HOLDINGS LLC, OFFICER
WEEKLY
INTERIOR REMODEL INCLUDING SIDING, WINDOWS & DOOR WITHOUT PERMITS



City of Pensacola

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Pensacola, FL 32502

Memorandum

File #: 25-291

Code Enforcement Authority

3/11/2025

CODE VIOLATIONS

SUBJECT:

CASE NUMBER 24-237, 722 S. J ST., BRADLEY CAPITAL LLC, OFFICER WEEKLEY
REMOVED 2ND STORY LIVING SPACE & NEW CMV BLOCKS ADDED WITHOUT PERMIT



City of Pensacola

222 West Main Street
Pensacola, FL 32502

Memorandum

File #: 25-292

Code Enforcement Authority

3/11/2025

CODE VIOLATIONS

SUBJECT:

CASE NUMBER 24-236 1620 CYPRESS ST., BRADLEY CAPITAL LLC, OFFICER WEEKLEY
INTERIOR DEMOLITION, FRAMING & FLOOR WITHOUT PERMITS