



City of Pensacola

Code Enforcement Authority - Building

Inspections

Agenda

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

April 28, 2026, 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. 26-506 FEBRUARY 24, 2026

Recommendation:

Sponsors:

Attachments: February 24, 2026 MEETING MINUTES

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

2. CASE NUMBER 23-102, 1210 N. 8TH AVE., PENSACOLA, FL 32503, TRAN HUY GIA, OFFICER BILBY, UNSAFE STRUCTURE

Attachments: None

3. CASE NUMBER 25-67, 3140 LEESBURG SQ., PENSACOLA, FL 32504, SHI MING & LI CHUN YUN, OFFICER BILBY, ACCESSORY STRUCTURE & DECK WITHOUT PERMITS

Attachments: None

4. CASE NUMBER 25-97, 4730 N. DAVIS HWY., PENSACOLA, FL 32503, KAFE KORNER LLC, OFFICE BILBY, INTERIOR ALTERATION WITH ELECTRICAL & PLUMBING WITHOUT PERMITS

Attachments: None

REQUESTS TO FIND CODE VIOLATIONS

5. CASE NUMBER 26-20, 218 N. SPRING ST., PENSACOLA, FL 32502, PHAM CHI DO

TRUSTEE PHAM CHI DO REVOCABLE TRUST 10/14/22, OFFICER BILBY, DRYWALL BEING INSTALLED TO COVER FIRE DAMAGE WITHOUT PERMITS

Attachments: *None*

6. CASE NUMBER 26-11, 909 N. 6TH AVE., PENSACOLA, FL 32501, STANLEY GRUBER REALTY INC TRUSTEE FOR GH #1 LAND TRUST 10/22/2025 AGEE ROBERT LEE, OFFICER BILBY, ALTERATION, FLOOR JOISTS, ELECTRICAL AND PLUMBING WITHOUT PERMITS

Attachments: *None*

7. CASE NUMBER 26-3, 4306 N. DAVIS HWY., PENSACOLA, FL 32503, FSN BROTHERS LLC, OFFICER BILBY, FENCE, NEW COOLER, ADDITION, ELECTRICAL, PLUMBING AND REFRIGERATION 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 850-436-5600 (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 24, 2026, 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. 26-295 JANUARY 27, 2026 MEETING MINUTES

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. 26-296 CASE NUMBER 25-132, 909 W. BLOUNT ST. PENSACOLA, FL 32501, GOULD FREDERICK & RYAN MICHAEL, OFFICER WEEKLEY, INTERIOR DEMOLITION WITHOUT PERMITS

Officer Weekley testified that the cited code violation(s) first observed on October 2, 2025 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 24, 2026.

3. 26-297 CASE NUMBER 23-89, 1009 W. DESOTO ST. PENSACOLA, FL 32501, DEES GEORGE EST OF, OFFICER WEEKLEY UNSAFE STRUCTURE

Officer Weekley testified that the cited code violation(s) first observed on June 2, 2023 still exist(s). Respondent did not appear. On January 27, 2026, SMJ found the property and the respondent in violation of certain sections of the City Code and entered a standard Code Order giving the respondent until February 23, 2026 for compliance. Daily fines of \$25.00 start today, February 24, 2026.

4. 26-298 CASE NUMBER 25-129, 1206 E. CERVANTES ST., PENSACOLA, FL 32501,

CERVANTES MANAGEMENT LLC, OFFICER WEEKLEY, PLUMBING WORK
WITHOUT PERMIT

Officer Weekley testified that the cited code violation(s) first observed on September 30, 2025 still exist(s). Respondent did not appear. On January 27, 2026, SMJ found the property and the respondent in violation of certain sections of the City Code and entered a standard Code Order giving the respondent until February 23, 2026 for compliance. Daily fines of \$25.00 start today, February 24, 2026.

5. 26-299 CASE NUMBER 25-97, 4730 N. DAVIS HWY., PENSACOLA, FL 32503, KAFE KORNER LLC, OFFICER WEEKLEY, INTERIOR ALTERATION WITH ELECTRICAL AND PLUMBING WITHOUT PERMITS

Officer Weekley testified that the cited code violation(s) first observed on July 30, 2025 still exist(s). Respondent did not appear. On January 27, 2026, SMJ found the property and the respondent in violation of certain sections of the City Code and entered a standard Code Order giving the respondent until February 23, 2026 for compliance. Daily fines of \$25 were to start today, February 24, 2026. SMJ allowed continuance for April 28, 2026.

REQUESTS TO FIND CODE VIOLATIONS

6. 26-300 CASE NUMBER 25-67, 3140 LEESBURG SQ., PENSACOLA, FL 32504, SHI MING & LI CHUN YUN, OFFICER WEEKLEY, ACCESSORY STRUCTRE & DECK WITHOUT PERMITS

Officer Weekley testified that the cited code violation(s) first observed on May 28, 2025, still exist(s). Respondent Ming Shi 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 April 27, 2026 for compliance and that daily fines of \$25 to start on April 28, 2026. Court costs in the amount of \$200 were assessed and are due within 30 days.

7. 26-301 CASE NUMBER 23-102, 1210 N. 8TH AVE., PENSACOLA, FL 32503, TRAN HUY GIA, OFFICER WEEKLEY, UNSAFE STRUCTURE

Officer Weekley testified that the cited code violation(s) first observed on Jul 6, 2025 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 April 27, 2026 for compliance and that daily fines of \$25 to start on April 28, 2026. Court costs in the amount of \$200 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

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City of Pensacola

222 West Main Street
Pensacola, FL 32502

Memorandum

File #: 26-507

Code Enforcement Authority

4/28/2026

NOTIFICATION OF NON-COMPLIANCE

SUBJECT:

CASE NUMBER 23-102, 1210 N. 8TH AVE., PENSACOLA, FL 32503, TRAN HUY GIA,
OFFICER BILBY, UNSAFE STRUCTURE



City of Pensacola

222 West Main Street
Pensacola, FL 32502

Memorandum

File #: 26-508

Code Enforcement Authority

4/28/2026

NOTIFICATION OF NON-COMPLIANCE

SUBJECT:

CASE NUMBER 25-67, 3140 LEESBURG SQ., PENSACOLA, FL 32504, SHI MING & LI
CHUN YUN, OFFICER BILBY, ACCESSORY STRUCTURE & DECK WITHOUT PERMITS



City of Pensacola

222 West Main Street
Pensacola, FL 32502

Memorandum

File #: 26-509

Code Enforcement Authority

4/28/2026

NOTIFICATION OF NON-COMPLIANCE

SUBJECT:

CASE NUMBER 25-97, 4730 N. DAVIS HWY., PENSACOLA, FL 32503, KAFE KORNER LLC,
OFFICE BILBY, INTERIOR ALTERATION WITH ELECTRICAL & PLUMBING WITHOUT
PERMITS



City of Pensacola

222 West Main Street
Pensacola, FL 32502

Memorandum

File #: 26-510

Code Enforcement Authority

4/28/2026

CODE VIOLATIONS

SUBJECT:

CASE NUMBER 26-20, 218 N. SPRING ST., PENSACOLA, FL 32502, PHAM CHI DO TRUSTEE PHAM CHI DO REVOCABLE TRUST 10/14/22, OFFICER BILBY, DRYWALL BEING INSTALLED TO COVER FIRE DAMAGE WITHOUT PERMITS



City of Pensacola

222 West Main Street
Pensacola, FL 32502

Memorandum

File #: 26-511

Code Enforcement Authority

4/28/2026

CODE VIOLATIONS

SUBJECT:

CASE NUMBER 26-11, 909 N. 6TH AVE., PENSACOLA, FL 32501, STANLEY GRUBER REALTY INC TRUSTEE FOR GH #1 LAND TRUST 10/22/2025 AGEE ROBERT LEE, OFFICER BILBY, ALTERATION, FLOOR JOISTS, ELECTRICAL AND PLUMBING WITHOUT PERMITS



City of Pensacola

222 West Main Street
Pensacola, FL 32502

Memorandum

File #: 26-512

Code Enforcement Authority

4/28/2026

CODE VIOLATIONS

SUBJECT:

CASE NUMBER 26-3, 4306 N. DAVIS HWY., PENSACOLA, FL 32503, FSN BROTHERS LLC, OFFICER BILBY, FENCE, NEW COOLER, ADDITION, ELECTRICAL, PLUMBING AND REFRIGERATION WITHOUT PERMITS