



Fort Myers Beach Special Magistrate Hearing

Town Hall Council Chambers
2731 Oak Street
Fort Myers Beach, FL 33931
Wednesday, March 5, 2025

Minutes

9:00 AM

ORDER OF BUSINESS

I. CALL TO ORDER

Present: Special Magistrate Monica Schmucker, Town Clerk Amy Baker, Town Clerk Administrative Coordinator Lizzette Roman and Officer Batt.

II. APPROVAL OF MINUTES

A. Special Magistrate Hearings February 5, 2025

On page 2, the correct spelling is Knight Creations.

Special Magistrate Schmucker approved the amended minutes.

III. VIOLATION CASES

A. 207 Driftwood Ln., Praraz Builders LLC

FMB Case Number: 20241151

Property Owner: 207 Driftwood Ln., Praraz Builders LLC

Code Violation: Boat lift in disrepair and/or dangerous condition, causing a public safety concern. Weeds, plants, and/ or grass in excess of 12" in height.

Officer Batt stated the property was in compliance as of March 4, 2025. She introduced an affidavit, photos and an email into the record and the Special Magistrate entered them as Exhibit E. Exhibits A, B, C, and D were already on file. The town requested a \$250.00 administrative fee to be paid within 30 days and the case will be closed when the fee is paid.

The respondent agreed to pay the fee.

Special Magistrate Schmucker will issue an order of compliance and a \$250.00 administrative fee.

IV. CONTINUED CASES

A. 7864 Buccaneer Dr. Lyons, Henry E

FMB Case No.: 20240786 (Continued from February 5, 2025, hearing) Property Owner: Lyons, Henry E

Property Address: 7864 Buccaneer Dr.

Code Violation: Property in disrepair and in need of maintenance. Officer Batt testified that the respondent brought the property into compliance on or before February 18, 2025. She requested that the affidavit of compliance, photos and an email chain be entered into the record. Special Magistrate Schmucker entered the items into the record as Exhibit E.

The town requested a finding of violation and a \$250.00 administrative fee to be paid within 60 days. The case will be closed when the fee is paid.

Special Magistrate Schmucker will issue an order that a violation occurred and has been brought into compliance. A \$250.00 administrative fee is to be paid within 60 days. A status check will be held in two months.

V. CERTIFICATION OF LIEN(S) (NON-COMPLIANCE)

No liens.

VI. COMPLIANCE CASES (STATUS UPDATE)

A. 32 Fairview Blvd., Celhart Properties LLC

Officer Batt reported that the property was in compliance by January 30, 2025. She requested that the affidavit of compliance and photos be entered into the record. Special Magistrate Schmucker entered the items into the record as Exhibit D. Officer Batt requested a finding of violation and the \$250.00 administrative fee be waived.

Special Magistrate Schmucker will issue an order of compliance and will waive the \$250.00 fee.

VII. LIEN FORECLOSURE CASES

No cases.

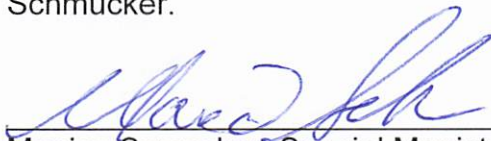
VIII. BUILDING OFFICIAL APPEALS

No appeals.

IX. ADJOURNMENT

Special Magistrate Schmucker adjourned the meeting at 9:14 AM.

Minutes approved as presented on June 6, 2025, by Special Magistrate Schmucker.



Monica Schmucker, Special Magistrate