

BEFORE THE SPECIAL MAGISTRATE FOR VENICE, FLORIDA

CITY OF VENICE,
Petitioner,

Vs.

CASE NO. CEP24-00577

REDMON, RICHARD A.,
Respondent(s).

NOTICE OF VIOLATION

1. Inspections were conducted on **December 6, 2024, February 10, 2025 and March 11, 2025**, of the property, located at 336 Ponce DeLeon Ave., Venice, Florida, 34275 described and zoned as:

Parcel ID: 0408120005

Zoning: RSF3 - RESIDENTIAL, SINGLE FAMILY

2. These inspections resulted in finding broken / missing windows in the upstairs located on the alley side. Additionally, there is a void in the wall where it appears an air conditioner was located. Neither are weather tight and weatherproof and will not prevent infestation and deterioration. Further, these are direct violations of the City of Venice Code of Ordinances:

Chapter 88 – Building Regulations, Property Maintenance Standards.

Section 3.2. - Responsibilities for Residential Properties: Structures, Vacant Buildings, Vacant Structures, and Vacant or Unimproved Lots

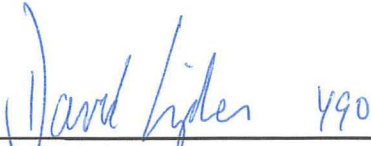
A. All dwelling units (i.e., residential structures), whether occupied or unoccupied, shall comply with the following requirements:

8. Exterior and Interior Structures of Dwelling Units. All the following components of a dwelling unit shall be maintained in good condition in accordance with the building codes in effect at the time of construction.

b. Exterior Walls. The exterior walls shall be maintained free from holes, breaks and loose or rotting material. Such exterior walls shall also be substantially weather tight and weatherproof, and surfaces properly coated as needed to prevent infestation and deterioration. Any graffiti shall be removed or repainted to match existing surfaces.

h. Windows and Exterior Doors. Every window and exterior door, shall be properly fitted within its frame, provided with lockable hardware, and shall be weather-tight and weatherproof, and maintained in good repair. Every window required for light and ventilation for habitable rooms shall be capable of being opened easily and secured in a position by window hardware. Windowpanes or approved substitutes shall be maintained without cracks or holes. Boarding of windows and doors shall be consistent with Section 3.6.

3. You were previously notified of the violation of City of Venice Code of Ordinance Chapter 88 by hand delivered courtesy letter dated December 10, 2024.
4. You are hereby notified that you **must** correct the violation by replacing the broken/ missing window and filling the void in the wall so it is weather tight and weatherproof.
5. This violation must be corrected within **thirty (30) days** from your receipt of this Notice to correct this violation.
6. **Be advised that it is your responsibility to contact the Community Resource Unit to request an inspection to verify that the violations have been corrected.**
7. **Your failure to comply with the terms of this Notice could result in being fined \$250.00 a day, up to \$500.00 per day until the property is brought into compliance.**



David Lipker
Code Enforcement Officer
Venice Police Department
1575 E. Venice Ave.
Venice, FL 34292
Phone: 941-294-9908
Email: dlipker@venicefl.gov

USPS Certified Mail (

) sent to:

Redmon, Richard A
433 Casey Key Rd,
Nokomis, FL, 34275-3373

If Hand Delivered:

Received By: 

Date: 