

BEFORE THE SPECIAL MAGISTRATE FOR VENICE, FLORIDA

**CITY OF VENICE,
Petitioner,**

Vs.

CASE NO. CEEN25-00009

**JUSTIN HAMILTON; AND
KAYLIN HAMILTON,**

Respondent(s).
_____ /

NOTICE OF VIOLATION

1. An inspection was conducted on **January 8, 2025, January 21, 2025 and February 3, 2025** of the property, located at 1323 E. Venice Ave., Venice, Florida, 34285 described and zoned as:

Parcel ID: 0410010005

Zoning: RSF2 - RESIDENTIAL, SINGLE FAMILY

2. The inspection resulted in finding that the property has grass/weeds higher than 12 inches in spots near the driveway, and the rear fenced in the yard. Additionally, there is trash and debris on the property and in view of the neighboring properties. This is a direct violation of the City of Venice Code of Ordinances:

Chapter 34 Div. 2 – Offensive Accumulation; sec. 34-81 – Prohibited; exceptions.

(a) Prohibited. It shall be unlawful to permit offensive accumulations upon any lot, tract or parcel of land within the city, whether improved or unimproved, occupied or unoccupied. An offensive accumulation is defined as the accumulation of stagnant and noxious waters (except in drainage ditches), rubbish, trash, filth, refuse, debris or untended growth of trees, vines, undergrowth, weeds or other noxious plants, or the growth and accumulation of grass in excess of 12 inches of height from the ground, which may cause disease, menace the public health, safety or welfare, create a fire hazard, reasonably create a breeding area for or infestation of mosquitoes, dangerous insects, rodents, poisonous reptiles and other vermin or which is likely to adversely affect the values of neighboring properties.

3. You were previously notified of the violation of City of Venice Code of Ordinance Chapter 34 Div. 2 – Offensive Accumulation; sec. 34-81 by courtesy letter dated January 21, 2025.
4. You are hereby notified that you **must** correct the violation by removing the trash and debris from the property and mowing the grass/weeds.

- 5. This violation must be corrected within **fourteen (14) 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 490

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 (*9214 89019403 8399 8418 59*) sent to:

Justin and Kaylin Hamilton
1323 E. Venice Ave.
Venice, Fl. 34285

If Hand Delivered:

Received By: _____ Date: _____