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Reply to: *Lakewood Ranch*

MEMORANDUM

DATE: June 22, 2016
TO: City Council
FROM: Kelly M. Fernandez, Assistant City Attorney
SUBJECT: Settlement Agreement for *City of Venice v. Sergije Stangacilovic and Nikola Miric*

Attached please find a proposed Settlement Agreement for a code enforcement and utility lien foreclosure case involving the properties located at 624 and 628 Golf Drive. The Defendants will execute it by the June 28th meeting. In 2012, the residential structures located on the properties were demolished pursuant to two code enforcement cases. The resulting costs were secured by liens. The City also filed two liens for unpaid utility charges, which originally became delinquent in 2007. The properties continue to have periodic vegetation maintenance issues.

As the only known address for the owners of record is in Serbia, service of process was pursued through the Hague Convention. Nikola Miric was served on January 25, 2016 and it is unclear whether Sergije Stangacilovic has been served. On May 20, 2016, an estoppel letter was provided to Mr. Nikola, stating that the City of Venice was owed \$60,656.60. This amount includes \$13,005.00 in fines and demolition costs for 624 Golf Drive, \$4,452.90 in unpaid utility service charges for 624 Golf Drive, \$23,025.00 in demolition costs for 628 Golf Drive, \$13,568.40 in unpaid utility service charges for 628 Golf Drive, \$4,197.05 in case costs, and \$2,408.25 in attorney's fees.

The properties are now under contract for sale. In order to facilitate a resolution of this matter and a closing of the property, City staff and the Defendants are proposing a one-time payment of \$45,000 at the closing in full satisfaction of the amounts due. This amount covers, at a minimum, demolition costs, actual water usage charges, legal costs, and attorney's fees.

Please contact me at (941) 321-6769 or David Persson with any questions.

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