

CODE ENFORCEMENT BOARD AGENDA
OCTOBER 5, 2022
FLORENCE GOVERNMENT CENTER, 8100 EWING BOULEVARD
www.florence-ky.gov

1. **CALL TO ORDER**
2. **ROLL CALL**
3. **APPROVAL OF MINUTES –SEPTEMBER 7, 2022**
4. **SUBPOENAED CASES (0)**
5. **CONTESTED CASES (5)**

1) Case: 2022-22-OC/ZG	City of Florence vs. MABEF LLC 7503 Industrial Road Contested by: Ousmane Kounta	(Rodney Deno/Mike Macaluso) Multiple Citations
2) Case: 2021-206-OC	City of Florence vs. Healthy Hangout 7220 Burlington Pike Contested by: Karla Magallan	(Mike Macaluso) Multiple Citations
3) Case: 2022-137-OC	City of Florence vs. Keith Wimsatt 51 Grand Ave.	(Mike Macaluso) Multiple Citations
4) Case: 2022-314-NU/ZG	City of Florence vs. Mary Bertram 65 Vivian Drive Contested by: Dale Bertram	(Jacob Carpenter) Citation # 22-1721-1
5) Case: 2021-285-NU	City of Florence vs. Rex Residential Property Owner A, LLC 21 Lakeshore Drive Contested by: Andrew Buter	(Jacob Carpenter) Multiple Citations

6. **PARKING CASES (5) PAID (0)**

Case No.	City of Florence vs.	Citation Location	Citation No.
2022-67-AM	Viana Amani	Fair Court	75
2022-68-AM	Michael Rawlings	Fair Court	76
2022-69-AM	Michael Rawlings	Fair Court	77
2022-70-JC	Leslie Silva	Spicewood Ave.	3056
2022-71-JC	Jose Mendoza	7 Roger Lane	3057

7. **ANIMAL CONTROL (0) None**

8. **OCCUPATIONAL LICENSE CASES: (129) Paid (12)**

Case No.	City of Florence vs.	Citation Location	Citation No.
2022-440-OC	Crescent Insurance	7430 US 42	21-2317-1
2022-441-OC	De La Cruz Homes	6603 Dixie Hwy	21-1516-8
2022-442-OC	Allwaste Co. LLC	7430 US 42	21-2312-2
2022-443-OC	Huff Law Offices	7430 US 42	21-2313-1
2022-444-OC	Crescent Insurance	7430 US 42	21-2317-2
2022-445-OC	Fisher Ludlow, Nucor	8045-8059 Dixie Highway	22-1437-1
2022-446-OC	Jo Ann Fabric and Crafts	83-87 Spiral Blvd.	22-1441-1
2022-447-OC	LS Jewelry	7430 US 42	22-1442-1
2022-448-OC	Neverendz Salon	7100-7102 Dixie Highway	22-1443-1 PD
2022-449-OC	The Next Door Market	8129-8187 Mall Road	22-1460-1
2022-450-OC	Dragons Hoard	8129-8187 Mall Road	22-1463-1
2022-451-OC	Protouch Window Tinting	8127 Mall Road	22-1466-1 PD
2022-452-OC	Northern Kentucky Inspections Inc.	21 Spruce Drive	22-1470-1
2022-453-OC	Padgett Business Services, Inc.	220 Main Street	22-1472-1

CODE ENFORCEMENT BOARD AGENDA
OCTOBER 5, 2022
FLORENCE GOVERNMENT CENTER, 8100 EWING BOULEVARD
www.florence-ky.gov

2022-454-OC	L. Craig Kendrick, PLLC	6900 Houston Road	22-1473-1 PD
2022-455-OC	Automasters	8665 Haines Drive	22-1474-1
2022-456-OC	Allatrim LLC c/o Joseph Brown	8665 Haines Drive	22-1475-1 PD
2022-457-OC	Fischer Dental Laboratory, Inc.	8415 US 42	22-1476-1
2022-458-OC	Matsuya Japanese Restaurant	7137-7149 Manderlay Drive	22-1478-1
2022-459-OC	Aureus Radiology LLC	4900 Houston Road	22-1481-1
2022-460-OC	Stephanie Frost	4895 Houston Road	22-173-2
2022-461-OC	Muniz Gualpa LLC	8 Drexel Ave.	22-31-5
2022-462-OC	H&R Block	8073 Connector Drive	22-1410-1
2022-463-OC	Amanda Reed	8045-8133 Connector Drive	22-1415-1 PD
2022-464-OC	Jamie Swango	8045-8133 Connector Drive	22-1416-1
2022-465-OC	Ria Underwood	8045-8133 Connector Drive	22-1425-1 PD
2022-466-OC	Olivia Juergens	8045-8133 Connector Drive	22-1427-1 PD
2022-467-OC	Savannah Shipley	8045-8133 Connector Drive	22-1432-1 PD
2022-468-OC	Dollar Tree	7606-7654 Mall Road	22-1496-1
2022-469-OC	Dollar Tree	8449-8459 US 42	22-1497-1
2022-470-OC	Dollar Tree	7277 Turfway Road	22-1498-1
2022-471-OC	Soft Touch Car Wash	8534 US 42	22-1499-1
2022-472-OC	Fuji Steakhouse	7155 Houston Road	22-1502-1 PD
2022-473-OC	The Tile Shop, LLC	7606-7654 Mall Road	22-1504-1
2022-474-OC	Ruwe Family Pharmacy	7220 Burlington Pike	22-1506-1
2022-475-OC	Velocity Bike and Bean	7560-7570 Burlington Pike	22-1509-1 PD
2022-476-OC	Village at the Mall Holdings LLC	7606-7654 Mall Road	22-1511-1
2022-477-OC	Hooters	7200 Houston Road	22-1512-1
2022-478-OC	Dashel Inc. dba The 859 Taproom & Grill	8720 Bankers Street	22-1515-1 PD
2022-479-OC	Taco Bell	7619 Mall Road	22-1520-1
2022-480-OC	Taco Bell	6724 Dixie Hwy.	22-1521-1
2022-481-OC	Taco Bell	8526 US 42	22-1522-1
2022-482-OC	Chipotle Mexican Grill	7915 Dream Street	22-107-2
2022-483-OC	Stacey Vest	4895 Houston Road	22-110-1
2022-484-OC	Arcadia Park III	300 Christian Drive	22-1638-1
2022-485-OC	Arcadia Park I & II	100 Christian Drive	22-1639-1
2022-486-OC	Party City Corp	7606-7654 Mall Road	22-1641-1
2022-487-OC	Rent A Center #06353	8032 Burlington Pike	22-1642-1
2022-488-OC	Family Foot and Ankle Center, Inc.	7711 Ewing Blvd.	22-1643-1
2022-489-OC	Huff Law Offices	7536 US 42	22-1645-1
2022-490-OC	Tinarand LLC	7211 US 42	22-1646-1
2022-491-OC	Colmar Enterprises, LLC dba Menchie's Frozen Yogurt	8544 US 42	22-1651-1
2022-492-OC	Realty Income Properties 24 LLC	430 Meijer Drive	22-1653-1
2022-493-OC	Chester Dix Florence Corp c/o Remke Market	6920 Burlington Pike	22-1662-1
2022-494-OC	Flanigan Contractors Inc.	7800 Dixie Highway	22-1663-1
2022-495-OC	HW Temps Inc. dba HW Staffing Solutions	7102-7120 Turfway Road	22-1665-1 PD
2022-496-OC	Select Comfort Retail Corp	6785 Houston Road	22-1558-1
2022-497-OC	Lamar Asset Management and Realty	7606-7654 Mall Road	22-1560-1
2022-498-OC	SPM Real Estate AFT LLC	4931 Houston Road	22-1563-1
2022-499-OC	Urgent Dental Care PSC	7901-7905 Mall Road	22-1564-1
2022-500-OC	CFA Staffing	7830-7850 US 42	22-1566-1
2022-501-OC	Chep, USA	4885 Houston Road	22-1568-1
2022-502-OC	Vantiv Holding LLC	7190-7200 Industrial Road	22-1569-1
2022-503-OC	Shreeji Oil LLC	7124 Turfway Road	22-1570-1

CODE ENFORCEMENT BOARD AGENDA
OCTOBER 5, 2022
FLORENCE GOVERNMENT CENTER, 8100 EWING BOULEVARD
www.florence-ky.gov

2022-504-OC	Chill Out Nutrition	7220 Burlington Pike	22-1573-1
2022-505-OC	Botanica La Buena Suerte	7100-7102 Dixie Highway	22-1696-1
2022-506-OC	Vereit Inc.	390 Meijer Drive	22-1697-1
2022-507-OC	Vereit Operating Partnership	4800 Houston Road	22-1698-1
2022-508-OC	Resource Property Management	99 Saddlebrook Lane	22-1700-1
2022-509-OC	CES Holdings LLC	7110 Dixie Highway	22-1702-1
2022-510-OC	Pamela Potter PSC, DBA The Potter Law Firm	7310 Turfway Road	22-1703-1
2022-511-OC	National Transportation Logistics, LLC	7718-7736 US 42	22-1704-1
2022-512-OC	Maxx Rail Diesel	6602 Dixie Highway	22-1705-1
2022-513-OC	Northern Kentucky Behavioral Health	7000 Houston Road	22-1707-1
2022-514-OC	Robert Herbst DBA America's Foot Center	600 Meijer Drive	22-1708-1
2022-515-OC	Kovarus, Inc.	7118 Manderlay Drive	22-1709-1
2022-516-OC	Turfway Baseline LLC	7102-7120 Turfway Road	22-1710-1
2022-517-OC	Locust Lane Apartments LLC	210-256 Locust Ave.	22-1711-1
2022-518-OC	Staples	7659-7747 Mall Road	22-1479-1
2022-519-OC	Hoseki Homes I LLC	9068 Georgian Court	22-1561-1
2022-520-OC	Action Boulevard Realty LLC	8025 Action Blvd.	22-1766-1
2022-521-OC	Vincent Rettay	8121 US 42	22-1767-1
2022-522-OC	Drinkard Realty LTD	7 Youell Street	22-1768--1
2022-523-OC	TPC Holding LLC	7 Banklick Street	22-1769-1
2022-524-OC	Joseph J. Brown, DMD, PSC	7901-7905 Mall Road	22-1770-1
2022-525-OC	ILOVEKICKBOXING.COM	8537 US 42	22-1771-1
2022-526-OC	Best Upon Request Corporate Inc.	7388 Turfway Road	22-1772-1
2022-527-OC	MB & AM Properties LLC	7000 Houston Road	22-1773-1
2022-528-OC	Sharkhami Inc.	6805 Houston Road	22-1774-1
2022-529-OC	National Reliable Lending LLC DBA NRL Mortgage	7000 Houston Road	22-1775-1
2022-530-OC	Certified Retirement Resources	7426 US 42	22-1777-1
2022-531-OC	WORK4ACE, INC.	7310 Turfway Road	22-1778-1
2022-532-OC	Jaydhiraj Investments LLC	986 Burlington Pike	22-1779-1
2022-533-OC	H.I.S. LLC	6900 Houston Road	22-1781-1
2022-534-OC	H&R Block	7273 Turfway Road	22-1783-1
2022-535-OC	H&R Block	8460-8470 US 42	22-1784-1
2022-536-OC	H&R Block	8136-8188 Mall Road	22-1785-1
2022-537-OC	Marc and Melanie Collins	7000 Houston Road	22-223-5
2022-538-OC	H&R Block	8073 Connector Drive	22-1410-2
2022-539-OC	Metro PSC MS	7107-7129 Turfway Road	22-1744-1
2022-540-OC	NKY Center of Pain and Relief LLC	8780 US 42	22-1746-1
2022-541-OC	Embrace Dental Care PLC	8544 US 42	22-1748-1
2022-542-OC	Metro PSC MS	8201-8223 US 42	22-1749-1
2022-543-OC	Bennett & Bloom Eye Center	6905 Burlington Pike	22-1750-1
2022-544-OC	Pinnacle Southeast LLP	6805 Houston Road	22-1755-1
2022-545-OC	The Master's Martial Arts Academy, Inc.	8400-8414 US 42	22-1757-1
2022-546-OC	Tritech Software Systems	11 Spiral Drive	22-1760-1
2022-547-OC	RPTO KY LLC DBA Rhinopro Truck Outfitters - Kentucky	7525 Industrial Road	22-1763-1
2022-548-OC	Modern Dentistry	8136-8188 Mall Road	22-1366-1
2022-549-OC	Denigan I LLC	7222 Isaac Lane	22-1557-1
2022-550-OC	Arcadia Park I & II	100 Christian Drive	22-1639-2
2022-551-OC	Party City Corp	7606-7654 Mall Road	22-1641-2
2022-552-OC	Rent A Center #06353	8032 Burlington Pike	22-1642-2
2022-553-OC	Family Foot and Ankle Center, Inc.	7711 Ewing Blvd.	22-1643-2

CODE ENFORCEMENT BOARD AGENDA
OCTOBER 5, 2022
FLORENCE GOVERNMENT CENTER, 8100 EWING BOULEVARD
www.florence-ky.gov

2022-554-OC	Realty Income Properties 24 LLC	430 Meijer Drive	22-1653-2
2022-555-OC	HW Temps Inc. dba HW Staffing Solutions	7102-7120 Turfway Road	22-1665-2
2022-556-OC	Rami Nawaisser	6650-6652 Highridge Ave.	22-1726-1
2022-557-OC	Bubalo Law PLLC	7310 Turfway Road	22-1732-1
2022-558-OC	Fresenius Medical Care Healthcare	7205 Dixie Highway	22-1735-1
2022-559-OC	Honor Design Pros	8449-8459 US 42	22-1736-1
2022-560-OC	Realty Income Properties 24 LLC	5980 Merchants Street	22-1742-1
2022-561-OC	Belladance, LLC	8605 Haines Drive	22-1743-1
2022-562-OC	Phantasm Vapors	8045-8133 Connector Drive	22-1758-1
2022-563-OC	AllStar Staffing LLC	6900 Houston Road	22-1759-1
2022-564-OC	Real Estate Development LLC	7631-7639 Dixie Highway	22-1761-1
2022-565-OC	Cara Zale LLC	8020 Burlington Pike	22-1764-1
2022-566-OC	Bavarian Motor Services (#314538)	7640 Industrial Road	22-1821-1
2022-567-OC	Ali Lehn Counseling Services Inc. (#314599)	7000 Houston Road	22-1822-1
2022-568-OC	21 East Main LLC DBA Rose & Remington	7659-7747 Mall Road	22-1823-1

9. FIRE PREVENTION CASES: (0) None

10. CITATIONS ISSUED – NO RESPONSE – FINAL ORDER: (37) Paid (6)

Case No.	City of Florence vs.	Citation Location	Citation No.
2022-306-NU	Matriarch Florence LLC	7250 Houston Road	22-1488-1 PD
2022-307-PM/NU	Florence Cornerstone LLC	8000 Mall Road	22-1296-1
2022-308-NU/ZG	Penny Lanette Moore	13 Bell Ave.	22-827-6
2022-309-NU	Rock Creek Homes LLC	6024 Belair Drive	22-1633-1 PD
2022-310-ZG	Leia Carter	13 LaCresta Drive	22-1658-1 PD
2022-311-ZG	Charles and Dora Jones	14 Miriam Drive	22-1800-1 PD
2022-312-ZG	Charles and Rachel Ritter	109 Lee Street	22-585-4
2022-313-PM	Brittania Bombardier	237 Surfwood Drive	22-1092-1
2022-314-NU/ZG	Mary Bertram	65 Vivian Drive	22-1721-1
2022-315-NU/PM/ZG	JCNK Properties LLC	509 Kentaboo Ave.	22-1810-1
2022-316-ZG	Andrew E Crowell III Trust & Daggett Family Trust	7501 Woodspoint Drive	22-1788-1
2022-317-NU	Richard & Helen Slade	6 Vivian Drive	22-1789-1
2022-318-NU/ZG	Penny Lanette Moore	13 Bell Ave.	22-827-7
2022-319-NU/PM/ZG	Vincent Burns	26 Julia Ave.	22-663-5
2022-320-NU	Steven Russell Long Jr.	28 Lynn Street	22-1812-1
2022-321-NU	Zachary T. Jones	4 St. Jude Circle	22-843-3
2022-322-OC/ZG	Richard & Kassi Chamberlain	9433 Gettysburg Lane	22-1819-1
2022-323-NU	Ronnie Willis	981 Oceanage Drive	22-1445-1 PD
2022-324-NU/PM/ZG	Estate of Marilyn J. Foltz	10 Valley Drive	22-359-23
2022-325-NU	Estate of Marilyn J. Foltz	10 Valley Drive	22-670-1
2022-326-ZG	Turfway Plaza Associates	7269 Turfway Road	22-862-3
2022-327-PM/NU/SW	Spartan Villa LLC	407 Kentaboo Ave.	22-441-1
2022-328-PM	Helen Cheyne	210 Center Park Drive	22-1533-1
2022-329-NU	Richard & Helen Slade	6 Vivian Drive	22-1789-2
2022-330-NU	Robert & Carolyn Hall	18 Lee Street	22-1048-4
2022-331-NU	Morris Adkins	86 Goodridge Drive	22-1068-2
2022-332-NU/SW	NADG NNN HTRS (KY)LP	7200 Houston Road	22-1857-1
2022-333-PM	Carla Sparrow	8879 Valley Circle Drive	22-1798-1
2022-334-PM/ZG	Florence Cornerstone LLC	8000 Mall Road	22-1296-2

CODE ENFORCEMENT BOARD AGENDA
OCTOBER 5, 2022
FLORENCE GOVERNMENT CENTER, 8100 EWING BOULEVARD
www.florence-ky.gov

2022-335-NU	Ronnie Willis	981 Oceanage Drive	22-1445-2 PD
2022-336-NU/PM/ZG	Estate of Marilyn J. Foltz	10 Valley Drive	22-359-24
2022-337-PM	Turfway Plaza Associates	7285 Turfway Road	22-538-5
2022-338-NU	Estate of Marilyn J. Foltz	10 Valley Drive	22-670-9
2022-339-PM/ZG	Willard & Shirley McClintock	10 Kennedy Court	20-357-12
2022-340-NU	Jay Kuhn	99 Kelley Drive	22-1863-1
2022-341-PM	Willard & Shirley McClintock	10 Kennedy Court	22-59-8
2022-342-NU/PM/ZG	FD Group 2 LLC	7502 Dixie Highway	22-761-4

11. CONTINUED CASES: (3)

- | | | |
|-------------------------|--|---------------------------------------|
| 1) Case: 2020-397-ZG | City of Florence vs. Florence DG, LLC
7641 Dixie Highway
Represented by: Greg Cervenka, Attorney | (Mike Macaluso)
Multiple Citations |
| <hr/> | | |
| 2) Case: 2020-413-PM/ZG | City of Florence vs. Reyton Sussex, LLC
7505 Sussex Drive
Represented by: Marshall Dosker, Attorney | (Mike Macaluso)
Multiple Citations |
| <hr/> | | |
| 3) Case: 2022-292-PM | City of Florence vs. Mary Jo Jones
6 Sanders Drive | (Rodney Deno)
Citation # 22-822-1 |

12. OTHER

13. ATTORNEY'S REPORT

14. ADJOURNMENT

NEXT CODE ENFORCEMENT HEARING WILL BE WEDNESDAY, NOVEMBER 2, 2022
FLORENCE GOVERNMENT CENTER