



**CODE ENFORCEMENT BOARD  
MINUTES: WEDNESDAY, JULY 3, 2024**

The City of Florence, Kentucky Code Enforcement Board met at 10:00 a.m. on Wednesday, July 3, 2024 in the Council Chamber of the Florence Government Center with Code Enforcement Board Chairman, Jim Johnson presiding.

**CALL TO ORDER & ROLL CALL:**

Chairman Johnson called the meeting to order and requested a roll call. Present were the following four (4) Board Members: Jim Johnson, Chairman; Lance Howard; Rick Rowland; and Bill Sharp. Board Member Spille was absent.

Also present: Dale Wilson, Assistant City Attorney; Brandi Roundtree, Assistant City Clerk; Jeremy Kleier, Community Services Superintendent; Jacob Carpenter, Code Enforcement Officer; Mike Macaluso, Code Enforcement Officer; Randy Corpus, Code Enforcement Officer; Randy Childress, Fire Marshal; and Patrick Cottingham, Police Officer.

In the audience: Carol Logsdon, contested case; Colleen Gaitan, contested case; Adam Jones, contested case; John Schaffstein, continued case; Karen Huser, continued case; Bernardo De La Cruz, continued case; and Lee Cahill, continued case.

**APPROVAL OF MINUTES:**

Chairman Johnson called for a motion to approve the minutes of the June 5, 2024 meeting of the Code Enforcement Board. Board Member Sharp motioned to accept the minutes as read with a second from Board Member Howard. **Motion carried by unanimous vote.**

**SWEARING IN:**

The Code Enforcement Officers were sworn in by Chairman Johnson.

**REAPPOINTMENT OF BOARD MEMBER:**

Board Member Rick Rowland was sworn in for a new term by Assistant City Attorney Dale Wilson.

**CONTESTED CASES (8):**

**Contested Case # 2023-485-ZG  
7305 Woodspoint Drive  
Contested by: Carol Logsdon**

**City of Florence vs. IHG Properties  
Citation # 23-665-1**

Officer Macaluso presented the case as follows: Observed sign from previous business still being displayed; courtesy notice sent 4/12/23. Officer Macaluso stated an extension was provided and a follow up inspection was completed on 11/13/23, no change, issued first citation. Follow up inspection completed on 11/28/23, no change, second citation issued. Two citations were issued for a total of \$200.00. One payment was made in the amount of \$150.00. A total of \$50.00 is currently owed. The sign has been replaced and the property is now in compliance.

Carol Logsdon appeared on behalf of IHG Properties.

Board Member Howard made a motion to dismiss the citation. Board Member Sharp followed with a second. **Motion carried by unanimous vote.**

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**Contested Case # 2024-506-CO/NU**  
**7600 Burlington Pike**  
**Contested by: Adam Jones**

**City of Florence vs. PCW Cinci 1, LLC**  
**Citation # 24-1120-1**

Officer Macaluso presented the case on behalf of Officer Rice. Officer Rice completed inspection on 5/23/24 observed a dumpster that did not belong to Rumpke and high weeds and grass, courtesy notice sent. Follow up inspection completed on 5/30/24, no change, issued citation in the amount of \$100.00. Officer Macaluso stated the high weeds and grass has been cut; however, the dumpster is still at the property. Therefore, the property is not in compliance.

Adam Jones appeared on behalf of PCW Cinci 1, LLC and inquired as to how a company is supposed to know that a Rumpke dumpster is required. Officer Macaluso stated the courtesy notice was sent to inform them that a Rumpke dumpster was required and inquired if Mr. Jones received the courtesy notice. Mr. Jones confirmed he received the notice.

Board Member Howard made a motion to continue the case for 30 days to allow time to remove the dumpster. Board Member Sharp followed with a second. **Motion carried by unanimous vote.**

**Contested Case # 2024-118-NU/PM**  
**7800-7932 Connector Drive**  
**Contested by: Colleen Gaitan**

**City of Florence vs. BRE Retail Residual Owner I**  
**Citation # 24-237 (1-2)**

Officer Macaluso presented the case on behalf of Officer Rice. Officer Macaluso stated an inspection was completed on 1/29/24 by Officer Rice and he observed sidewalks/driveway in disrepair and trash and debris throughout property, courtesy notice sent. Follow up inspection completed on 2/6/24, no change, issued first citation. Follow up inspection completed on 2/19/24, no change, issued second citation. Two citations were issued for a total of \$400.00 with a city expense of \$46.00. A total of \$446.00 is currently owed. Property is not in compliance as the asphalt in the rear of the property was in disrepair.

Colleen Gaitan appeared on behalf of BRE Retail Residual Owner I and stated the company has spent a lot of money on the property already. Ms. Gaitan stated she has requested capital funding for repairs on the rear lot; however, the company has not issued approval at this time due to semi-trucks parking illegally in that lot causing the majority of the issued with the asphalt. Ms. Gaitan inquired if the front or the rear of the property was priority at this time.

Chairman Johnson stated the entire property needs to be brought into compliance and inquired how long she would need to receive approval for the improvements. Ms. Gaitan stated the timeframe depends on how much of the area would need to be paved. Chairman Johnson informed that she would be able to meet with Officer Macaluso at the property to review the areas that require repairs.

Ms. Gaitan stated she would need at least three months to complete repairs in the rear of the property. Ms. Gaitan stated the company was planning to redo the front of the property and maybe place a Veteran's Memorial or remove the asphalt and replace it with grass. Ms. Gaitan stated her landscaper is working on a quote for the front of the property.

Board Member Sharp made a motion to continue the case for ninety days. Board Member Howard followed with a second. **Motion carried by unanimous vote.**

**Contested Case # 2024-795-OC**  
**7000 Houston Road**  
**Contested by: Angela Greene**

**City of Florence vs. Greene Law**  
**Citation # 24-858-1**

Officer Macaluso presented the case as follows: No one appeared on behalf of Greene Law. Officer Macaluso stated the occupational license is not in compliance.

Board Member Howard motioned to uphold the citation. Board Member Sharp followed with a second. **Motion carried by unanimous vote.**

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**Contested Case # 2024-172-OC**  
**7210 Turfway Road**

**City of Florence vs. Bryan Frodge**  
**Citation # 23-2305 (1-6)**

Officer Macaluso presented the case on behalf of Officer Rice. Officer Macaluso stated Bryan Frodge contacted the city and requested a continuance due to working with the Finance Department to ensure all paperwork had been completed. Officer Macaluso requested a continuance to the August meeting.

Board Member Rowland made a motion to continue the case to the August meeting. Board Member Sharp followed with a second. **Motion carried by unanimous vote.**

**Contested Case # 2024-173-OC**  
**7210 Turfway Road**

**City of Florence vs. Taryn Frodge**  
**Citation # 23-2306 (1-6)**

Officer Macaluso presented the case on behalf of Officer Rice. Officer Macaluso stated Bryan Frodge contacted the city on behalf of Taryn Frodge and requested a continuance due to working with the Finance Department to ensure all paperwork had been completed. Officer Macaluso requested a continuance to the August meeting.

Board Member Rowland made a motion to continue the case to the August meeting. Board Member Sharp followed with a second. **Motion carried by unanimous vote.**

**Contested Case # 2024-808-OC**  
**6900 Houston Road**  
**Contested by: David Sheldon**

**City of Florence vs. Significant Healing Well Care Practice**  
**Citation # 24-930 (1-2)**

Officer Macaluso presented the case on behalf of Officer Rice. Officer Macaluso stated Mr. Sheldon appeared but had to leave before the case was called. Officer Macaluso requested the case be continued to the August meeting.

Board Member Howard made a motion to continue the case to the August meeting. Board Member Sharp followed with a second. **Motion carried by unanimous vote.**

**Contested Case # 2024-520-PM**  
**28 Miriam Drive**

**City of Florence vs. Tim & Darlene Leatherman**  
**Citation # 24-1053-1**

Officer Macaluso presented the case on behalf of Officer Rice. Officer Macaluso stated the property was in compliance and requested the citation be dismissed on behalf of Tim and Darlene Leatherman.

Board Member Howard made a motion to dismiss the citation. Board Member Sharp followed with a second. **Motion carried by unanimous vote.**

**PARKING CASES: (0)**

**ANIMAL CONTROL CASES: (0) None**

**OCCUPATIONAL LICENSE CASES: (92) Paid (9)**

Case No.	City of Florence vs.	Citation Location	Citation No.
2024-785-OC	Royal Prestige	71-75 Cavalier Blvd	24-190-8
2024-786-OC	Refresh Lash Studio	71-75 Cavalier Blvd	24-172-13
2024-787-OC	Staffinders Inc.	71-75 Cavalier Blvd	24-192-8
2024-788-OC	Prosecur Security USA	71-75 Cavalier Blvd	24-196-10
2024-789-OC	Law Office of Hummel & Hummel	6900 Houston Road	24-906-1
2024-790-OC	IDT Institute of Dental Technology	6900 Houston Road	24-907-1
2024-791-OC	Keith R. Morgan, Attorney at Law	6900 Houston Road	24-912-1
2024-792-OC	AIM Ageless Integrated Medicine	6900 Houston Road	24-914-1
2024-793-OC	Positive Solutions	6900 Houston Road	24-916-1
2024-794-OC	Northern Kentucky Behavioral Health	7000 Houston Road	22-1707-7

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2024-795-OC	Greene Law	7000 Houston Road	24-858-1
2024-796-OC	Milton S. Goff III, Attorney at Law	7000 Houston Road	24-859-1
2024-797-OC	AnnieMac Home Mortgage	7000 Houston Road	24-860-1
<b>2024-798-OC</b>	<b>Invisible Fence Brand</b>	<b>7000 Houston Road</b>	<b>24-863-1 PD</b>
2024-799-OC	Millennial Title	7000 Houston Road	24-864-1
2024-800-OC	Innovative Home Loan	7000 Houston Road	24-865-1
<b>2024-801-OC</b>	<b>Emily Morin MA., LPCA</b>	<b>7000 Houston Road</b>	<b>24-869-1 PD</b>
2024-802-OC	Carrie Collins LPCC	7000 Houston Road	24-870-1
2024-803-OC	Megan Sponcil LPCA	7000 Houston Road	24-871-1
2024-804-OC	All Women, PLLC. Women's Healthcare	7000 Houston Road	24-919-1
<b>2024-805-OC</b>	<b>Hearts Matter LLC</b>	<b>7000 Houston Road</b>	<b>24-920-1 PD</b>
2024-806-OC	Inner Sanctum LLC	6900 Houston Road	24-925-1
2024-807-OC	Assisting Hands Home Care	6900 Houston Road	24-929-1
2024-808-OC	Significant Healing Well Care Practice	6900 Houston Road	24-930-1
2024-809-OC	Revolution Logistics	6900 Houston Road	24-931-1
2024-810-OC	Refresh Lash Studio	71-75 Cavalier Blvd	24-172-14
2024-811-OC	KELLY	4973 Houston Road	24-848-1
2024-812-OC	Nothing Bundt Cakes	4960 Houston Road	24-851-1
2024-813-OC	Dragon City	4960 Houston Road	24-852-1
2024-814-OC	Independence Insurance	7000 Houston Road	24-937-1
2024-815-OC	Certified Flooring Installation	7000 Houston Road	24-939-1
2024-816-OC	Concierge Flooring	7000 Houston Road	24-940-1
2024-817-OC	Walker Ante	7000 Houston Road	24-942-1
<b>2024-818-OC</b>	<b>Wich Doctor</b>	<b>7830-7850 US 42 Hwy</b>	<b>24-853-1 PD</b>
2024-819-OC	IDT Institute of Dental Technology	6900 Houston Road	24-907-2
2024-820-OC	Ovation Fertility	6900 Houston Road	24-911-1
2024-821-OC	AIM Ageless Integrated Medicine	6900 Houston Road	24-914-2
2024-822-OC	Positive Solutions	6900 Houston Road	24-916-2
2024-823-OC	Inner Sanctum LLC	6900 Houston Road	24-925-2
2024-824-OC	Significant Healing Well Care Practice	6900 Houston Road	24-930-2
<b>2024-825-OC</b>	<b>Revolution Logistics</b>	<b>6900 Houston Road</b>	<b>24-931-2 PD</b>
<b>2024-826-OC</b>	<b>Kensington Vanguard National Land</b>	<b>7000 Houston Road</b>	<b>24-977-1 PD</b>
2024-827-OC	Chiropractic & Massage Center of Florence	7000 Houston Road	24-978-1
2024-828-OC	Daniel Schafer	71-75 Cavalier Blvd	22-1169-14
2024-829-OC	The TCG Vault	71-75 Cavalier Blvd	22-1182-11
2024-830-OC	Advantage Roofing	71-75 Cavalier Blvd	22-1183-16
2024-831-OC	Cortech	71-75 Cavalier Blvd	22-1193-15
2024-832-OC	Ben Schwartz & Sons	71-75 Cavalier Blvd	22-1214-8
2024-833-OC	Massage By Samantha	71-75 Cavalier Blvd	24-169-4
2024-834-OC	Kinetsu World Express	71-75 Cavalier Blvd	24-171-4
2024-835-OC	Dixon Plumbing	71-75 Cavalier Blvd	24-174-4
2024-836-OC	Aseguro Insurance LLC	71-75 Cavalier Blvd	24-176-4
2024-837-OC	IHS Florence Kentucky LLC	7960 Connector Drive	23-209-9
2024-838-OC	Ambleside Properties LLC	4512 Dixie Hwy	23-187-7
2024-839-OC	Locust Lane Apartments LLC	210-256 Locust Avenue	22-1711-14
2024-840-OC	TM Properties LLC	235 Main Street	23-228-10
2024-841-OC	Mall Road Dental Center	8197 Mall Road	22-1468-10
2024-842-OC	Piada Italian Street Food	7659-7747 Mall Road	22-1518-10
2024-843-OC	Slate Ridge Holdings LLC	8104 US 42 Hwy	23-343-13
2024-844-OC	IDT Institute of Dental Technology	6900 Houston Road	24-907-3

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2024-845-OC	AIM Ageless Integrated Medicine	6900 Houston Road	24-914-3
<b>2024-846-OC</b>	<b>Positive Solutions</b>	<b>6900 Houston Road</b>	<b>24-916-3 PD</b>
2024-847-OC	Inner Sanctum LLC	6900 Houston Road	24-925-3
2024-848-OC	GPT Properties Trust	7105-7125 Industrial Road	23-1683-4
2024-849-OC	Christina M. Griffith	8400-8414 US 42 Hwy	23-264-7
2024-850-OC	PS Partners III LTD Florence-Public Storage Mgt	7551 Industrial Road	23-192-9
2024-851-OC	Herma Holdings SC Inc. c/o Montik Mg	100 Meijer Drive	23-134-10
2024-852-OC	CIVFI-KY1B0 1 & KY1B02 LLC c/o Ricore	7107-7115 Industrial Road	21-2823-18
2024-853-OC	Correa Family LLC	7205 Houston Road	21-614-26
2024-854-OC	Allied Communications Corp DBA Boost Mobile	6700-6704 Dixie Hwy	22-1930-15
2024-855-OC	Rent-n-Roll	4512 Dixie Hwy	23-188-8
2024-856-OC	Raymond E. Orfaly Revocable Trust	8228 US 42 Hwy	23-161-8
2024-857-OC	Tim Downing DBA TD Properties	10 Glenn Street	24-133-4
2024-858-OC	IHOP	6885 Houston Road	23-1664-6
2024-859-OC	Krogers	7685 Mall Road	23-1439-5
<b>2024-860-OC</b>	<b>Shantaba Treats LLC DBA Dairy Queen</b>	<b>8460-8470 US 42 Hwy</b>	<b>23-1190-3 PD</b>
2024-861-OC	Grammas Pizza	8449-8459 US 42 Hwy	23-1459-7
2024-862-OC	True Storage Florence Kentucky LLC	8145 Connector Drive	24-548-2
<b>2024-863-OC</b>	<b>Milan Laser Hair Removal</b>	<b>7840 Connector Drive</b>	<b>24-824-1 PD</b>
2024-864-OC	Defy Kentucky LLC DBA Sky Zone	4999 Houston Road	22-618-11
2024-865-OC	Defy Kentucky LLC DBA Sky Zone	7800 Connector Drive	24-820-1
2024-866-OC	Harvey D. Cohen Trust	7688 Mall Road	24-545-2
2024-867-OC	Deep Work Space LLC	7847 Tanners Lane	24-551-2
2024-868-OC	George M. Whitson Trustee	7828 US 42 Hwy	24-552-1
2024-869-OC	Allatrim LLC c/o Joseph Brown	8665 Haines Drive	22-1475-6
2024-870-OC	FX Florence Road LLC	6985 Houston Road	22-58-14
2024-871-OC	PC Repair Shack	235 Main Street	21-3037-6
2024-872-OC	Padgett Business Services Inc.	220 Main Street	22-1472-3
2024-873-OC	Staples The Office Superstore	7659-7747 Mall Road	22-1479-12
2024-874-OC	Matsuya Japanese Restaurant	7137-7149 Manderlay Drive	22-1478-12
2024-875-OC	Vereit Mt Florence Ky, LLC	8707 US 42 Hwy	22-259-7
2024-876-OC	Jimmy John's (312565)	8747 US 42 Hwy	22-1517-9

Officer Macaluso requested Case # 2022-567-OC, Citations 22-1822 (1-5) issued to Ali Lehn Counseling at 7000 Houston Road be dismissed. Board Member Howard made a motion to reopen the case. Board Member Sharp followed with a second. **Motion carried by unanimous vote.** Board Member Rowland made a motion to dismiss the citations. Board Member Sharp followed with a second. **Motion carried by unanimous vote.**

Officer Macaluso requested Case # 2023-706-OC, Citations 22-658 (2-3) issued to Karyn Bosch at 7210 Turfway Road be dismissed. Board Member Howard made a motion to reopen the case. Board Member Sharp followed with a second. **Motion carried by unanimous vote.** Board Member Rowland made a motion to dismiss the citations. Board Member Sharp followed with a second. **Motion carried by unanimous vote.**

Officer Macaluso requested Case # 2022-453-OC, Citations 22-1472 (1-3) issued to Padgett Business Services at 220 Main Street be dismissed. Board Member Howard made a motion to reopen the case. Board Member Sharp followed with a second. **Motion carried by unanimous vote.** Board Member Rowland made a motion to dismiss the citations. Board Member Sharp followed with a second. **Motion carried by unanimous vote.**

**FIRE PREVENTION CASES: (0)**

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**CITATIONS ISSUED – NO RESPONSE – FINAL ORDER: (48) Paid (7)**

Case No.	City of Florence vs.	Citation Location	Citation No.
2024-501-NU	Brian Stone	54 Miriam Drive	23-1541-10
2024-502-NU	Keller Edwards	6050 Belair Drive	23-2118-14
<b>2024-503-NU/PM</b>	<b>Chester Dix Florence Corp c/o Remke Markets Inc.</b>	<b>6920 Burlington Pike</b>	<b>24-982-3 PD</b>
2024-504-ZG	Brendan M. Bamford	11 Dorcas Avenue	24-448-11
<b>2024-505-NU</b>	<b>William D. Murray</b>	<b>136 Roger Lane</b>	<b>24-981-1 PD</b>
2024-506-CO/NU	PCW CINCI 1 LLC	7600 Burlington Pike	24-1120-1
2024-507-NU	Keller Edwards	6050 Belair Drive	23-2118-15
2024-508-ZG	Brendan M. Bamford	11 Dorcas Avenue	24-448-12
2024-509-ZG	Cole Lo Florence KY LLC	4800 Houston Road	23-580-31
2024-510-OL/NU/PM/ZG	Cole Lo Florence KY LLC	4800 Houston Road	24-483-12
<b>2024-511-NU/PM</b>	<b>Vereit Mt Florence Ky, LLC</b>	<b>4874 Houston Road</b>	<b>24-1132-1 PD</b>
2024-512-NU	Turfway Baceline LLC	7102-7120A Turfway Road	24-943-2
<b>2024-513-NU/PM</b>	<b>NAP Village at the Mall LLC</b>	<b>8039 Burlington Pike</b>	<b>24-726-1 PD</b>
2024-514-NU/PM	Chester Dix Florence Corp c/o Remke Markets Inc.	6920 Burlington Pike	24-982-4
2024-515-NU	Travis Burr III	37 Goodridge Drive	23-1487-36
2024-516-NU	Travis Burr III	37 Goodridge Drive	24-845-5
2024-517-NU/ZG	JAG Properties II LLC	6580 Louise Court	24-808-1
2024-518-ZG	Eugene E. Hodge	214 W Dilcrest	24-1127-1
<b>2024-519-ZG</b>	<b>Lee Ping Tseng &amp; Li Ming Wong</b>	<b>7437 Burlington Pike</b>	<b>24-1106-1 PD</b>
2024-520-PM	Tim & Darlene Leatherman	28 Miriam Drive	24-1053-1
2024-521-ZG	Cole Lo Florence KY LLC	4800 Houston Road	23-580-32
2024-522-OL/NU/PM/ZG	Cole Lo Florence KY LLC	4800 Houston Road	24-483-13
2024-523-PM	Pervis Hawkins	8580 Evergreen Drive	23-1161-7
2024-524-PM	Chester M. Mutters	416 Foster Avenue	23-993-14
2024-525-ZG/NU	JAG Properties II LLC	6580 Louise Court	24-808-2
2024-526-NU/PM/ZG	Vincent, Brenda, & Raymond Burns	26 Julia Avenue	22-663-37
2024-527-NU	Keller Edwards	6050 Belair Drive	23-2118-16
2024-528-NU/PM	Chester Dix Florence Corp c/o Remke Markets Inc.	6920 Burlington Pike	24-982-5
2024-529-ZG	Brendan M. Bamford	11 Dorcas Avenue	24-448-13
2024-530-NU/PM/ZG	7897 Mall Road LLC	7897 Mall Road	24-1007-1
2024-531-PM	Emmick Investments LLC	8063 US 42 Hwy	24-841-1
<b>2024-532-NU/PM</b>	<b>NAP Village at the Mall LLC</b>	<b>8039 Burlington Pike</b>	<b>24-726-2 PD</b>
2024-533-NU	Turfway Baceline LLC	7102-7120A Turfway Road	24-943-3
<b>2024-534-ZG</b>	<b>Lee Ping Tseng &amp; Li Ming Wong</b>	<b>7437 Burlington Pike</b>	<b>24-1106-2 PD</b>
2024-535-NU/PM	William H. Merritt & Chasity D. Crowe	127 Lloyd Avenue	24-1141-2
2024-536-NU/PM	Matthew B. Demarcus	36 Miriam Drive	23-1154-1
2024-537-OL/ZG	Home Depot USA	99 Spiral Blvd	24-1211-1
2024-538-ZG	Eugene E. Hodge	214 W. Dilcrest	24-1127-2
2024-539-OL/ZG	Home Depot USA	99 Spiral Blvd	24-1211-2
2024-540-SW	Plantation Pointe Master Association	Columns Drive	23-723-2
2024-541-PM	Donald & Donna Klein	18 Girard Street	23-1627-5
2024-542-OL/ZG	Home Depot USA	99 Spiral Blvd	24-1211-3
2024-543-ZG	Cole Lo Florence KY LLC	4800 Houston Road	23-580-33
2024-544-OL/NU/PM/ZG	Cole Lo Florence KY LLC	4800 Houston Road	24-483-14
2024-545-ZG	Robert Aaron Oppenheimer	225 Surfwood Drive	24-511-1
2024-546-PM	Maria Vazquez	86 Kelly Drive	24-1178-1
2024-547-NU	Vinebrook Homes Borrower 2 LLC	21 Lakeshore Drive	24-1115-1

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2024-548-OL/ZG	Cole Lo Florence KY LLC	4800 Houston Road	24-483-15
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On behalf of Officer Rice, Officer Macaluso requested Case # 2024-472-ZG, Citation # 24-360-1 issued to Neighborhood Renovation Group at 8 Girard Street be dismissed. Board Member Howard made a motion to reopen the case. Board Member Sharp followed with a second. **Motion carried by unanimous vote.** Board Member Howard made a motion to dismiss the citation. Board Member Sharp followed with a second. **Motion carried by unanimous vote.**

On behalf of Officer Rice, Community Services Superintendent Kleier requested Case # 2024-530-NU/PM/ZG, Citation # 24-1007-1 issued to 7897 Mall Road LLC at 7987 Mall Road be continued to the August meeting. Board Member Rowland made a motion to continue the case to the August meeting. Board Member Sharp followed with a second. **Motion carried by unanimous vote.**

**CONTINUED CASES (7):**

**Continued Case #2023-345-ZG/OL/PM  
6603 Dixie Highway**

**City of Florence vs. Bernardo De La Cruz  
Citation # 23-1586 (1-6)**

Officer Macaluso presented the case as follows: Inspection completed, and the construction was ongoing, and the property was very close to being in compliance.

Bernardo De La Cruz appeared and requested additional time to be able to complete the construction.

Board Member Howard made a motion to continue the case for ninety days. Board Member Sharp followed with a second. **Motion carried by unanimous vote.**

**Continued Case # 2023-319-ZG  
7544 Burlington Pike  
Represented by: Lee Cahill**

**City of Florence vs. Marshall Land Management  
Citation # 22-974-1**

Officer Carpenter presented the case as follows: Citation was issued due to not being in compliance with the landscaping site plan. Phases 1 and 2 were completed previously and Phase 5 was completed after the last meeting. However, Phases 3 and 4 have not been completed. Property is not in compliance.

Lee Cahill appeared on behalf of Marshall Land Management and requested additional time to complete Phases 3 and 4.

Board Member Howard made a motion to continue the case for ninety days. Board Member Sharp followed with a second. **Motion carried by unanimous vote.**

**Continued Case # 2024-368-PM  
39 Goodridge Drive  
Represented by: Michael J. Keeney, Attorney**

**City of Florence vs. Virginia Vizcarra & Luis Lopez  
Citation # 23-2185-1**

Officer Carpenter presented the case as follows: Assistant City Attorney Wilson stated Michael J. Keeney, attorney for the property owners, spoke with City Attorney Nienaber and requested a continuance to the August meeting.

Board Member Howard made a motion to continue the case to the August meeting. Board Member Sharp followed with a second. **Motion carried by unanimous vote.**

**Continued Case # 2024-157-ZG  
8527-8529 US 42  
Represented by: Carlo Wessels, Attorney**

**City of Florence vs. Rookwood Place #6  
Citation # 23-2434 (1-2)**

Officer Corpus presented the case as follows: Assistant City Attorney Wilson stated Carlo Wessels spoke with City Attorney Nienaber and requested a continuance to the August meeting.

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Board Member Howard made a motion to continue the case to the August meeting. Board Member Sharp followed with a second. **Motion carried by unanimous vote.**

**Continued Case # 2024-350-NU**  
**29 Shelby Street**  
**Represented by: Bill Shehan**

**City of Florence vs. Bill & Faye Shehan**  
**Citation # 24-680-1**

Officer Corpus presented the case as follows: Officer Corpus stated the property is in compliance and requested the citation be dismissed.

Board Member Howard made a motion to dismiss the citation. Board Member Sharp followed with a second. **Motion carried by unanimous vote.**

**Continued Case # 2023-1031-OC**  
**6555 Nicholas Street**  
**Represented by: Karen Huser**

**City of Florence vs. American Home Tech**  
**Citation # 23-1580 (1-5)**

Officer Macaluso presented the case as follows: Officer Macaluso stated the occupational license is in compliance.

Karen Huser appeared on behalf of American Home Tech.

Board Member Howard made a motion to dismiss the citations. Board Member Sharp followed with a second. **Motion carried by unanimous vote.**

**Continued Case # 2022-277-OC**  
**60 Cavalier Blvd.**  
**Represented by: John Schaffstein**

**City of Florence vs. Eileen Schaffstein**  
**Citation # 21-2742 (1-3)**

Officer Macaluso presented the case as follows: Finance has received all of the documentation and is in the process of reviewing the documents.

John Schaffstein appeared on behalf of Eileen Schaffstein and requested a continuance.

Board Member Howard made a motion to continue the case to the August meeting. Board Member Sharp followed with a second. **Motion carried by unanimous vote.**

**ATTORNEY'S REPORT:**

Assistant City Attorney Wilson advised no new development on any litigation to report.

**ADJOURNMENT:**

Chairman Johnson reminded the Board the next meeting would be held on August 7, 2024.

There being no further business to come before the Board, Chairman Johnson called for a motion to adjourn. Board Member Sharp so moved, with a second from Board Member Howard. **Motion passed with unanimous approval of the Board**, the time being 10:27 a.m.

ATTEST:

/s/ Melissa Kramer  
Melissa Kramer, Secretary

APPROVED:

/s/ Jim Johnson  
Jim Johnson, Chairman

