

CODE ENFORCEMENT BOARD AGENDA
August 6, 2025
FLORENCE GOVERNMENT CENTER, 8100 EWING BOULEVARD
www.florence-ky.gov

1. CALL TO ORDER

2. ROLL CALL

3. APPROVAL OF MINUTES – JULY 2, 2025

4. SUBPOENAED CASES (0)

5. CONTESTED CASES (5)

1) Case: 2025-140-ZG	City of Florence vs. Normandy Apartments LLC 6805 Sebree Drive Contested by: Robin Cousin	(Jeremiah Rice) Citation # 25-1127-1
2) Case: 2022-458-OC	City of Florence vs. Matsuya Japanese Restaurant 7137-7149 Manderlay Drive Contested by: Teresa Conder	(Mike Macaluso) Citation # 22-1478 (1-20)
3) Case: 2025-351-OC	City of Florence vs. Patel Family Trust 8001 Dream Street Contested by: Mukesh Patel	(Mike Macaluso) Citation # 25-416-2
4) Case: 2025-214-NU/PM	City of Florence vs. Clarence Collins 23 Beverly Place	(Jeremiah Rice) Citation # 25-1244-1
5) Case: 2025-170-NU/PM	City of Florence vs. Andre L. Hill 64 Utz Drive Contested by: Robin Pressler	(Jeremiah Rice) Citation # 25-1230-1

6. PARKING CASES (6)

Case No.	City of Florence vs.	Citation Location	Citation No.
2025-28-HB	Abdi Nasrin	6771 Parkland	3636
2025-29-BB	Kevin Waddell	303 St. Jude Circle	3682
2025-30-KW	Bobby Adams Jr.	Tamarack/Grande	4177
2025-31-HJ	Jackelin Elvevara	113 Valley Drive	4276
2025-32-CH	Matthew Conner	5 Lynn Street	4501
2025-33-CH	Michael Couch	8862 Valley Circle Drive	4502

7. ANIMAL CONTROL (0) None

8. OCCUPATIONAL LICENSE CASES: (50)

Case No.	City of Florence vs.	Citation Location	Citation No.
2025-350-OC	Remke's Market	6920 Burlington Pike	25-173-12
2025-352-OC	CIVFI-KY180 1 & KY1802 LLC c/o Ricore	7107-7115 Industrial Road	21-2823-25
2025-354-OC	Foot Locker	2028-2164 Mall Circle Road	25-987-1
2025-355-OC	The Children's Place	2028-2164 Mall Circle Road	25-988-1
2025-357-OC	Finish Line	2028-2164 Mall Circle Road	25-1004-1
2025-358-OC	Great American Cookies	2028-2164 Mall Circle Road	25-1005-1
2025-359-OC	Vicious	2028-2164 Mall Circle Road	25-1008-1
2025-360-OC	Zales	2028-2164 Mall Circle Road	25-1009-1
2025-361-OC	Ryan & Junghwa Helen Tokko Revocable Trust	7313 Turfway Road	25-445-1
2025-362-OC	A E Holdings LLC	7207 US 42 Hwy	25-350-1
2025-363-OC	Toll Road Properties LLC Archways In	8530 US 42 Hwy	25-479-1
2025-364-OC	Claire's #5459	2028-2164 Mall Circle Road	24-1655-21
2025-365-OC	Bourbon State Fence	71-75 Cavalier Blvd	25-42-4

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2025-366-OC	Erin's Nails & Boutique	71-75 Cavalier Blvd	25-48-4
2025-367-OC	Kristina Ashley	71-75 Cavalier Blvd	25-51-4
2025-368-OC	Daniel Bush	71-75 Cavalier Blvd	25-52-4
2025-369-OC	Cutler Real Estate	71-75 Cavalier Blvd	25-53-4
2025-370-OC	J and J Auto LLC	71-75 Cavalier Blvd	25-54-4
2025-371-OC	Ambleside Properties LLC	4512 Dixie Hwy	23-187-11
2025-372-OC	Millenniel Title	7000 Houston Road	24-864-7
2025-373-OC	Innovative Home Loan	7000 Houston Road	24-865-7
2025-374-OC	Carrie Collins LPCC	7000 Houston Road	24-870-7
2025-375-OC	Independence Insurance	7000 Houston Road	24-937-4
2025-376-OC	Sbarro	2028 Mall Circle Road	22-1622-8
2025-377-OC	7333 Burlington Pike LLC	7333 Burlington Pike	25-236-1
2025-378-OC	SVC HYB Lease Pool 3 LLC	7777 Burlington Pike	25-346-2
2025-379-OC	Midwest CCC Acquisitions LLC	8045-8059 Dixie Hwy	25-336-1
2025-380-OC	Real Estate Development LLC	7631-7639 Dixie Hwy	25-1090-1
2025-381-OC	Magnolia Springs Florence	7665 Ewing Blvd	25-231-2
2025-382-OC	FX Florence Road LLC	6985 Houston Road	22-58-22
2025-384-OC	BND Properties VIII LLC	8430 US 42 Hwy	25-200-2
2025-385-OC	Shiv Real Estate LLC	7811 Dixie Hwy	25-417-2
2025-386-OC	FCPT Hospitality Properties, LLC	7501 Foltz Drive	25-315-1
2025-387-OC	Florence Wellness, PLLC DBA The Joint	7659-7747 Mall Road	25-156-3
2025-388-OC	Cellco Partnership DBA Verizon Wireless	7533 Mall Road	25-343-2
2025-389-OC	Harras, LLC	95 Meijer Drive	25-220-4
2025-390-OC	Store Capital Acquisitions, LLC	4012 Seligman Drive	25-444-1
2025-391-OC	Raymond E Orfaly Revocable Trust	8228 US 42 Hwy	23-161-15
2025-392-OC	Milan Laser Hair Removal	7840 Connector Drive	24-824-7
2025-393-OC	Channel Mark Holdings LLC	4911 Houston Road	25-249-2
2025-394-OC	15 Lendale Drive LLC	15 Lendale Drive	25-411-2
2025-395-OC	Staples The Office Superstore	7659-7747 Mall Road	22-1479-19
2025-397-OC	Sunrise North KY Inc.	8075 Steilen Drive	25-338-2
2025-398-OC	7961 US Highway 42 Florence LLC	7961 US 42 Hwy	25-246-2
2025-399-OC	Remke's Market	6920 Burlington Pike	25-173-13
2025-400-OC	Burlington Coat Factory of KY, Inc.	7659-7747 Mall Road	25-139-4
2025-401-OC	GT Enterprise, LLC	8780 US 42 Hwy	25-141-2
2025-402-OC	Happy Tobacco Inc.	8449-8459 US 42 Hwy	25-312-4
2025-403-OC	Remke's Market	6920 Burlington Pike	25-173-14

9. FIRE PREVENTION CASES: (0) None

10. CITATIONS ISSUED – NO RESPONSE – FINAL ORDER: (73)

Case No.	City of Florence vs.	Citation Location	Citation No.
2025-136-ZG/PM	Florence Kentucky Holdings LLC	8035 Action Blvd	25-391-1
2025-137-NU/ZG/PM	Viveros Properties LLC	8025 Dream Street	25-884-1
2025-138-ZG/PM	Mary E. Knipp	11 Lake Drive	25-871-1
2025-139-NU/PM	Florence Mall Realty LLC	2028-2164 Mall Circle Road	25-1123-2
2025-141-NU/PM/ZG	Speedway SuperAmerica LLC	8240 US 42 Hwy	25-630-1
2025-142-PM	David & Melissa Close	44 Vivian Drive	25-927-1
2025-143-NU	Jerry & Pamela Jean Wheeler	76 W. Cobblestone Court	25-777-2
2025-144-NU/ZG	Charlotte Marie Moore	7 Beverly Place	25-1130-1
2025-145-NU/PM/ZG	Jenny Rice	320 Center Street	25-771-2

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2025-146-NU/PM	HS HD LLC	430 Meijer Drive	25-709-2
2025-147-NU/PM	Raymundo Ramos Hernandez	12 Sweet Briar Avenue	25-833-1
2025-149-NU/PM	Conrad Brothers Investors, LLC	8114 US 42 Hwy	25-1119-1
2025-150-NU	Madison E. Paul	32 New Uri Avenue	25-1192-1
2025-151-NU/PM	Florence Mall Realty LLC	2028-2164 Mall Circle Road	25-1123-3
2025-152-NU/PM/ZG	Jenny Rice	320 Center Street	25-771-3
2025-153-ZG/PM	National Retail Properties LP	7908 Dream Street	25-284-2
2025-154-NU/PM	Deborah J. Vickers	42 Vivian Drive	25-928-1
2025-155-NU/ZG	Charlotte Marie Moore	7 Beverly Place	25-1130-2
2025-158-NU/ZG/PM	Judith A. Jones	7773 Ravenswood Drive	25-897-1
2025-159-NU/PM	Raymundo Ramos Hernandez	12 Sweet Briar Avenue	25-833-2
2025-160-PM	Matthew J. Chalk	415 Kentaboo Avenue	25-1137-1
2025-161-PM	Macy's Retail Holdings, LLC	4000 Mall Circle Road	25-1043-5
2025-162-ZG	New Plan Property Holding Co.	7659-7747 Mall Road	24-2005-1
2025-163-NU/ZG	RHS Oakwood LLC	6908-6938 Oakwood Drive	25-668-1
2025-165-NU/PM	Florence Mall Realty LLC	2028-2164 Mall Circle Road	25-1123-4
2025-166-PM	National Retail Properties LP	8055 US 42 Hwy	25-816-1
2025-167-PM/ZG	SVC ABS LLC	7843 US 42 Hwy	25-1168-1
2025-168-ZG	DMG Rentals 4, LLC	734-789 Alexandras Avenue	24-2002-2
2025-169-NU/PM/ZG	Jenny Rice	320 Center Street	25-771-4
2025-170-NU/PM	Andre L. Hill	64 Utz Drive	25-1230-1
2025-171-PM/NU	Rodrigo O. Mejia	7914 Dream Street	25-939-1
2025-172-ZG/PM	KPR Development Group LLC	7931 Dream Street	25-944-1
2025-174-ZG	AJL Properties LLC	7456 Burlington Pike	25-1180-1
2025-175-ZG	Jenny Rice	320 Center Street	25-1237-1
2025-176-PM	Christopher R. Miller	308 Roberta Avenue	23-2430-9
2025-177-NU/PM	Christopher R. Miller	308 Roberta Avenue	25-1250-1
2025-178-NU/PM	Glostora L. Flores III	6 Smith Street	25-1267-1
2025-179-NU/PM	Deborah J. Vickers	42 Vivian Drive	25-928-2
2025-180-NU/ZG	Charlotte Marie Moore	7 Beverly Place	25-1130-3
2025-181-ZG	Richard Andrew Chamberlain Jr.	9433 Gettysburg Lane	25-1110-2
2025-182-NU/PM/ZG	Vincent, Brenda & Raymond Burns	26 Julia Avenue	22-663-50
2025-183-NU	Vincent, Brenda & Raymond Burns	26 Julia Avenue	25-1460-1
2025-184-SW	Hopeful Trails Subdivision Homeowner	Parcel C Sec 1 Hopeful Trails	25-756-2
2025-185-NU/PM/ZG	Jose M Tineo Hernandez	8 Smith Street	25-1266-1
2025-186-PM	Hari Om Properties LLC	7009 Dixie Hwy	25-684-1
2025-187-NU	JJC Real Estate Holdings LLC	7 Goodridge Drive	25-1228-1
2025-188-NU/ZG/PM	Judith A Jones	7773 Ravenswood Drive	25-897-2
2025-189-NU/PM/ZG	Jenny Rice	320 Center Street	25-771-5
2025-190-ZG/PM/NU	Heilian Pong	6420 Dixie Hwy	25-708-1
2025-191-PM	Benenson Flo KY LLC Property Tax #0555	4949 Houston Road	25-1302-1
2025-192-CO	Florence Mall Realty LLC	2028-2164 Mall Circle Road	25-1499-1
2025-193-ZG	Florence Mall Realty LLC	2028-2164 Mall Circle Road	25-1287-1
2025-194-PM/NU	Helen E. Cheyne	210 Center Park Drive	25-1321-1
2025-195-PM/NU	Charles E. Donovan	304 Center Park Drive	25-1322-1
2025-196-PM	Julie Hotard	232 Center Street	25-1320-1
2025-197-PM	Gregory L. Ryan	112 Center Street	25-1333-1
2025-198-PM	William T. Bahring	216 Claxon Drive	25-1328-1
2025-199-ZG	Brittany Cotton	204 Claxon Drive	25-1329-1
2025-200-PM	Loren Dale & Kathy S. Mains	406 Foster Avenue	25-1323-1

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2025-201-PM	NADG NNN HTRS (KY) LP	7200 Houston Road	25-1364-1
2025-202-PM	Anna Lee Denton Estate	7408 Liberty Court	25-1326-1
2025-203-NU	Talyah Button	2684 Ridgecrest Drive	25-1277-1
2025-204-ZG	Angela Combs	2770 Running Creek Drive	25-1288-1
2025-205-ZG	Jose Daniel Montes	32 Wallace Avenue	25-1298-1
2025-206-ZG	Kaitlyn Trapp	7797 Arrow Wood Drive	25-1238-1
2025-207-NU/ZG	Charlotte Marie Moore	7 Beverly Place	25-1130-4
2025-208-ZG	AJL Properties LLC	7456 Burlington Pike	25-1180-2
2025-209-NU	Craig Payne	15 N. Dilcrest	25-1270-1
2025-210-PM	Matthew J. Chalk	415 Kentaboo Avenue	25-1137-2
2025-211-PM	Conrex ML SMA 2019 Operating Company LLC	43 Surrey Court	25-1436-1
2025-212-PM	Mason Jones	9 Sweetbriar Avenue	25-1337-1
2025-213-NU/PM	Franklin D. Schwab	18 Thorne Hill Drive	25-1467-1

11. PAID/RESOLVED CASES:(9)

Case No.	City of Florence vs.	Citation Location	Citation No.
2025-353-OC	Bluegrass Tattoo	217 Main Street	25-495-1
2025-356-OC	Build-a-Bear Workshop	2028-2164 Mall Circle Road	25-1003-1
2025-383-OC	Herma Holdings S C Inc. c/o Montik Mg	100 Meijer Drive	23-134-17
2025-396-OC	Heights Finance	13 Oblique Street	25-339-2
2025-148-WS	PIPA LLC	8605 Haines Drive	25-1217-1
2025-156-NU/PM	HS HD LLC	430 Meijer Drive	25-709-3
2025-157-NU/ZG/PM	George Higdon Holdings LLC	6555 Nicholas Street	25-713-1
2025-164-ZG	Joshua Andrew Isles	8 Sanders Drive	25-659-2
2025-173-NU	Ashley Coleman	234 Merravay Drive	25-1233-1

12. CONTINUED CASES: (3)

1) Case: 2024-342-PM	City of Florence vs. Eighteen Limited 7415 Burlington Pike Represented by: Dennis Helmer, Attorney	(Randy Corpus) Citation # 23-2438-1
2) Case: 2024-610-OC	City of Florence vs. La Torta Loca II Inc, DBA Torta Loca 8645 Haines Drive Represented by: Karina Presti	(Mike Macaluso) Citation # 23-2451 (1-6)
3) Case: 2025-91-NU	City of Florence vs. Anthony & Deborah Vornberger 19 Kelley Drive	(Jacob Carpenter) Citation # 25-477-2

13. OTHER

14. ATTORNEY'S REPORT

15. ADJOURNMENT

NEXT CODE ENFORCEMENT HEARING WILL BE WEDNESDAY, SEPTEMBER 3, 2025
FLORENCE GOVERNMENT CENTER