



CITY OF NORTH PORT
SARASOTA COUNTY, FLORIDA
DEVELOPMENT SERVICES
CODE ENFORCEMENT DIVISION
4970 City Hall Boulevard – North Port, FL. 34286

CITY OF NORTH PORT, FLORIDA

}

Petitioner,

}

vs.

}

CSMA BLT LLC

}

Respondent(s)

}

CASE NO.: CECASE-26-00902

ADDRESS OF VIOLATION:

}

1581 S CRANBERRY BLVD NORTH PORT, FL,
34286-4286

}

Parcel ID.: 0982042640

}

STATE OF FLORIDA

:

: ss

COUNTY OF SARASOTA

:

The undersigned, CODE ENFORCEMENT INSPECTOR, upon his/her oath, deposes and says:

AFFIDAVIT OF POSTING

On 06/05/2026 the Respondent(s) was served with a ORDER FOR COMPLIANCE NOTICE OF HEARING TO ASSESS ADMINISTRATIVE FINE by posting said Notice at 1581 S CRANBERRY BLVD NORTH PORT, FL, 34286-4286, a copy of which is attached.

FURTHER AFFIANT SAYETH NAUGHT.

DATED: 06/16/2026

Joshua Presson, Affiant
Development Services

STATE OF FLORIDA
COUNTY OF SARASOTA

Sworn to (or affirmed) and subscribed before me by means of ☒ physical presence or ☐ online notarization, this 16th day of June, 2026 by Joshua Presson.

Notary public - State of Florida

X Personally Known OR ___ Produced Identification
Type of Identification Produced _____





CITY OF NORTH PORT
SARASOTA COUNTY, FLORIDA
4970 City Hall Boulevard – North Port, FL. 34286

HEARING OFFICER

CITY OF NORTH PORT, FLORIDA	}	
Petitioner,	}	
vs.	}	
CSMA BLT LLC	}	
Respondent(s)	}	CASE NO.: CECASE-26-00902
ADDRESS OF VIOLATION:	}	CERTIFIED MAIL NO.:
1581 S CRANBERRY BLVD NORTH PORT, FL, 34286-4286	}	
Parcel ID.: 0982042640	}	

ORDER FOR COMPLIANCE
NOTICE OF HEARING TO ASSESS ADMINISTRATIVE FINE

AFTER DUE NOTICE to Respondent(s), the HEARING OFFICER OF THE CITY OF NORTH PORT heard testimony and took evidence concerning the above-styled cause at a public hearing on **05/28/2026**. Based upon the testimony heard and the evidence presented, the HEARING OFFICER established the following FINDINGS OF FACT in this cause:

1. Respondent(s), CSMA BLT LLC, own(s) the property commonly known as 1581 S. Cranberry Blvd., North Port, Sarasota County, Florida LOT 40 BLK 426 9TH ADD TO PORT CHARLOTTE, a subdivision according to Plat thereof, of the Public Records of Sarasota County, Florida.
2. Code Enforcement Inspector Joshua Presson served the Respondent(s) a Notice of Violation, dated 4/27/2026.
3. The Respondent did not comply with the Notice of Violation within the time frame set forth therein.

Based upon the foregoing FINDINGS OF FACT, the HEARING OFFICER finds the following CONCLUSION(s) OF LAW:

4. Respondent's actions constitute a violation of:

Prohibited Parking Limitations | 59-1 (C)(1) NPCC

A black tandem axle trailer is parked in the front yard on an unimproved surface.

Based upon the FINDINGS OF FACT and CONCLUSION(s) OF LAW, and upon consideration, it is thereupon

ORDERED that:

5. Respondents(s) shall correct the violation(s) by promptly
 - Vehicle(s) must be removed from the property, or contained within an enclosed structure, or meet allowed parking requirements within ten (10) days of the date of this notice
6. If Respondent(s) fail(s) to correct the violation(s) by **July 16, 2026**, RESPONDENT MAY BE ASSESSED THE SUM OF **\$10** per day, beginning **07/17/2026**, which shall continue to accrue daily until the property is brought into compliance as set forth in Paragraph 5 AND SUCH COMPLIANCE IS CONFIRMED IN ACCORDANCE WITH Ordinance NO. 2015-26 Section 2-511 (C), Code of the City of North Port, or until the Maximum Cumulative Fine of **\$1000**, has been reached.

7. Respondent(s) shall attend a hearing before the HEARING OFFICER scheduled for **07/23/2026 at 9:00 a.m.** or as soon thereafter as possible, in City Chambers, City Hall, 4970 City Hall Boulevard, North Port, Florida for the purpose of determining whether the stated administrative fine should be assessed for failure to comply with this Order for Compliance.

8. A certified copy of an ORDER ASSESSING ADMINISTRATIVE FINE imposing the above stated fine may be recorded in the Public Records of Sarasota County, Florida by the City Clerk of the City of North Port and shall constitute a lien upon the real property on which the violations(s) exists and upon the real or personal property owned by the violator(s) consistent with Chapter 162, Florida Statutes, and Chapter 2, North Port City code, for which let execution issue.

9. THE HEARING OFFICER retains jurisdiction in all respects to enforce its prior order(s) requiring compliance and to issue such orders having the force of law to command whatever steps are necessary to bring continued violation(s) into compliance.

As soon as compliance is achieved, Respondent(s) shall notify the Code Enforcement Division IN WRITING to request a re-inspection. Respondent shall provide to:

Code Enforcement Division Manager

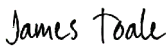
4970 City Hall Boulevard

North Port, FL 34286-4100

ceinfo@northportfl.gov

Failure to provide a written Request for Re-inspection to the Code Enforcement Division Manager may result in the imposition of fines for said violation.

DONE AND ORDERED, for the City of North Port, Florida this 28th day of May, 2026.

Signed by:

B45087F0EE124AB...
JAMES E TOALE
HEARING OFFICER

CERTIFICATE OF SERVICE

I HEREBY CERTIFY that a true and correct copy of the ORDER FOR COMPLIANCE and NOTICE OF HEARING TO ASSESS ADMINISTRATIVE FINE has been furnished to the Respondent(s) by ***Certified Mail/Return Receipt Requested*** at 600 Galleria Pkwy SE Ste 300 Atlanta, GA 30339-8146.

COS Date: 06/04/2026

Signed by:

D2BE2045940849C...
Trysta Cassell - CITY OF NORTHPORT



Return address:

CITY OF NORTH PORT
4970 CITY HALL BLVD
NORTH PORT FL 34286

Recipient address:

CSMA BLT LLC
600 GALLERIA PKWY SE STE 300
ATLANTA, GA 30339-8146

USPS CERTIFIED MAIL



9214 8901 9403 8327 1446 49

USPS Tracking Label Number: 9214 8901 9403 8327 1446 49

USPS Event	Postal Facility	Date/Time
PRE-SHIPMENT INFO SENT USPS AWAITS ITEM	NORTH PORT,FL 34286	06/04/2026 11:19
SHIPMENT RECEIVED ACCEPTANCE PENDING	NORTH PORT,FL 34286	06/04/2026 14:23
ORIGIN ACCEPTANCE	NORTH PORT,FL 34286	06/05/2026 18:58
PROCESSED THROUGH USPS FACILITY	TAMPA,FL 33630	06/05/2026 20:13
PROCESSED THROUGH USPS FACILITY	TAMPA,FL 33630	06/06/2026 21:40
PROCESSED THROUGH USPS FACILITY	TAMPA,FL 33630	06/07/2026 06:32
PROCESSED THROUGH USPS FACILITY	TAMPA,FL 33630	06/08/2026 13:59
DEPARTED USPS REGIONAL FACILITY	TAMPA,FL 33630	06/08/2026 21:28
PROCESSED THROUGH USPS FACILITY	ATLANTA GA DISTRIBUTION CENTER 30304	06/10/2026 06:48

Tracking History

Tracking #: 9214890194038327144649

Services: Certified Mail, Electronic Return Receipt

Recipient: CSMA BLT LLC
600 GALLERIA PKWY SE STE 300
ATLANTA GA 30339-8146

Date & Time	Event Type	Event	Event Location
06/04/2026 11:19		PRE-SHIPMENT INFO SENT USPS AWAITS ITEM	NORTH PORT,FL, 34286
06/04/2026 14:23		SHIPMENT RECEIVED ACCEPTANCE PENDING	NORTH PORT,FL, 34286
06/05/2026 18:58		ORIGIN ACCEPTANCE	NORTH PORT,FL, 34286
06/05/2026 20:13		PROCESSED THROUGH USPS FACILITY	TAMPA,FL, 33630
06/06/2026 21:40		PROCESSED THROUGH USPS FACILITY	TAMPA,FL, 33630
06/07/2026 06:32		PROCESSED THROUGH USPS FACILITY	TAMPA,FL, 33630
06/08/2026 13:59		PROCESSED THROUGH USPS FACILITY	TAMPA,FL, 33630
06/08/2026 21:28		DEPARTED USPS REGIONAL FACILITY	TAMPA,FL, 33630
06/10/2026 06:48		PROCESSED THROUGH USPS FACILITY	ATLANTA GA DISTRIBUTION CENTER, 30304

Close

☐	9214 8901 9403 8327 1446 70 Class: First Class Services: CM RR	WESTMORELAND SHANNON K 2279 MISTLETO LN NORTH PORT, FL 34286-8749	Delivered Signature Received	Received By: (NO DATA PROVIDED - CLIC) Case Number:CECASE-26-00973 Parcel ID:0988013829
☐	9214 8901 9403 8327 1446 49 Class: First Class Services: CM RR	CSMA BLT LLC 600 GALLERIA PKWY SE STE 300 ATLANTA, GA 30339-8146	In-Transit	Case Number:CECASE-26-00902 Parcel ID:0982042640
☐	9214 8901 9403 8327 1446 18 Class: First Class Services: CM RR	TREY WILLIAM SLOAN,AUTUMN DAWN SLOAN 6644 HORNBUCKLE BLVD NORTH PORT, FL 34291-4529	In-Transit	Case Number:CECASE-26-00790 Parcel ID:0952123520
☐	9214 8901 9403 8327 1446 25 Class: First Class	STEPHEN C SEED JR (E LIFE EST) 6315 BEEDLA ST	Return To Sender	Case Number:CECASE-26-00852 Parcel ID:0948010417