



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.

}

BETTR HOMES CONSTRUCTION LLC

}

Respondent(s)

}

CASE NO.: CECASE-25-01216

ADDRESS OF VIOLATION:

}

3937 HONEYBEE ST NORTH PORT, FL, 34291-4291

}

Parcel ID.:

}

STATE OF FLORIDA

:

: ss

COUNTY OF SARASOTA

:

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

AFFIDAVIT OF POSTING

On 10/06/2025 the Respondent(s) was served with a NOTICE OF MANDATORY HEARING by posting said Notice at 3937 HONEYBEE ST NORTH PORT, FL, 34291-4291, a copy of which is attached.

FURTHER AFFIANT SAYETH NAUGHT.

DATED: 10/06/2025

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 6th day of 10/06/2025 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.	}	
BETTR HOMES CONSTRUCTION LLC	}	
Respondent(s)	}	CASE NO.: CECASE-25-01216
ADDRESS OF VIOLATION:	}	CERTIFIED MAIL NO.:
3937 HONEYBEE ST NORTH PORT, FL, 34291-4291	}	
Parcel ID.: 0952125017	}	

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 09/24/2025. Based upon the testimony heard and the evidence presented, the HEARING OFFICER established the following FINDINGS OF FACT in this cause:

1. Respondent(s), BETTR HOMES CONSTRUCTION LLC standard, own(s) the property commonly known as, 3937 HONEYBEE ST North Port, Sarasota County, Florida, LOT 17 BLK 1250 27TH 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 06/03/2025.
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:
 - . Accumulation of Debris (Default Hearing) | 42-23 NPCC

Accumulation of debris on property, consisting of furniture, mattresses, and other large amount of household items.

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
 - Remove, or cause to be removed, any and all debris on said property within ten (10) days from the date of this Notice.
6. If Respondent(s) fail(s) to correct the violation(s) by **October 19, 2025**, RESPONDENT MAY BE ASSESSED THE SUM OF **\$10** per day, beginning **10/20/2025**, 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 **10/23/2025 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 09/24/2025.

Signed by:

James Toale

B43087F0EE124AB...

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 3433 LITHIA PINECREST RD PMB 240 VALRICO, FL 33596-6302.

Signed by:

Trysta Lynn Cassell

D2BE2045940849C...

COS Date: 10/03/2025

Trysta Cassell - CITY OF NORTHPORT



Mailer: City of North Port

Date Produced: 10/07/2025

ConnectSuite Inc.:

The following is the delivery information for Certified Mail™/RRE item number 9214 8901 9403 8336 4391 32. Our records indicate that this item was delivered on 10/06/2025 at 10:03 a.m. in VALRICO, FL 33596. The scanned image of the recipient information is provided below.

Signature of Recipient :

A handwritten signature in black ink, appearing to read "Salem", with a large, stylized flourish above the name.

Address of Recipient :

A handwritten address in black ink, reading "3433 L. J. L. W. P. V. E. R. I." on two lines.

Thank you for selecting the Postal Service for your mailing needs. If you require additional assistance, please contact your local post office or Postal Service representative.

Sincerely,
United States Postal Service

The customer reference number shown below is not validated or endorsed by the United States Postal Service. It is solely for customer use.

This USPS proof of delivery is linked to the customers mail piece information on file as shown below:

BETTR HOMES CONSTRUCTION LLC
3433 LITHIA PINECREST RD PMB 240
VALRICO, FL 33596-6302

Customer Reference Number: C6253069.38086616



Return address:

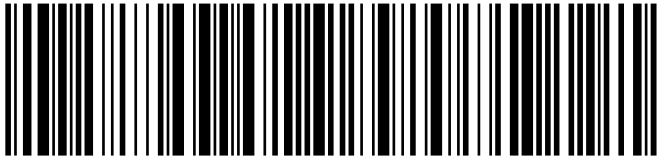
CITY OF NORTH PORT
4970 CITY HALL BLVD
NORTH PORT FL 34286

Recipient address:

BETTR HOMES CONSTRUCTION LLC
3433 LITHIA PINECREST RD PMB 240
VALRICO, FL 33596-6302

MAILING DATE: 10/03/2025
DELIVERY DATE: 10/06/2025

USPS CERTIFIED MAIL



9214 8901 9403 8336 4391 32

USPS Tracking Label Number: 9214 8901 9403 8336 4391 32

USPS Tracking History	Location	Date / Time
PRE-SHIPMENT INFO SENT USPS AWAITS ITEM	NORTH PORT,FL 34286	10/03/2025 09:50
SHIPMENT RECEIVED ACCEPTANCE PENDING	NORTH PORT,FL 34286	10/03/2025 14:25
ORIGIN ACCEPTANCE	NORTH PORT,FL 34286	10/05/2025 04:01
PROCESSED THROUGH USPS FACILITY	TAMPA,FL 33630	10/05/2025 05:16
PROCESSED THROUGH USPS FACILITY	TAMPA,FL 33630	10/06/2025 02:26
DELIVERED FRONT DESK/RECEPTION/MAIL ROOM	VALRICO,FL 33596	10/06/2025 10:03



CITY OF NORTH PORT

SARASOTA COUNTY, FLORIDA

CODE ENFORCEMENT DIVISION

4970 City Hall Boulevard - North Port, FL 34286

CITY OF NORTH PORT, FLORIDA

Petitioner,

vs.

BETTR HOMES CONSTRUCTION LLC

Respondent(s)

ADDRESS OF VIOLATION:

3937 Honeybee St

North Port, FL 34291

PARCEL ID.:

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CASE NO.: CECASE-25-01216

AFFIDAVIT OF MAILING AND POSTING

STATE OF FLORIDA :

: ss

OF SARASOTA :

The undersigned Trysta Cassell, upon his/her oath, deposes and says:

On 09/12/2025, the Respondent(s) was served with a Notice of Hearing dated 06/25/2025 by posting said Notice at City Hall, 4970 City Hall Boulevard, North Port, FL, and mailing said notice via U.S. Postal Service (Certified Mail) to 3433 LITHIA PINECREST RD PMB 240, VALRICO, FL 33596-6302 a copy of which is attached.

FURTHER AFFIANT SAYETH NAUGHT.

DATED: September 16th, 2025.

Trysta Cassell, Affiant
Recording Secretary

STATE OF FLORIDA
COUNTY OF SARASOTA

Sworn to (or affirmed) and subscribed before me by means of ☒ physical presence or ☐ online notarization, this
16 day of SEPTEMBER 2025, by Trysta Cassell.

Michele Ross - Notary Public - State of Florida

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

