



**CITY OF NORTH PORT**  
**SARASOTA COUNTY, FLORIDA**  
**Code Enforcement Division**  
**4970 City Hall Boulevard - North Port, FL 34286**

**NOTICE OF VIOLATION**  
**AND**  
**ORDER OF CORRECT**

PACIFIC INLAND PROPERTIES LLC  
6140 RIVER BIRCH PL  
RANCHO CUCAMONGA, CA 91739-1740

**DATE:** April 11, 2025

CASE NO.: CECASE-25-00678  
REAL PROPERTY ADDRESS: 2333 Renfro Ave, North Port, FL 34286  
LOT 11 BLK 474 8TH ADD TO PORT  
PARCEL ID: 0984047411  
SERVED BY: FIRST CLASS MAIL

**NOTICE OF VIOLATION**

Pursuant to the CODE OF THE CITY OF NORTH PORT, FLORIDA, YOU ARE NOTIFIED that a violation exists on the above-described real property:

**Violation Description**

59-1 (b)(4) NPCC, Prohibited Parking - Inoperable vehicle. No inoperable vehicle shall be parked on a residential lot unless it is contained within an enclosed structure, or in compliance with the standards contained herein.

**Violation Text**

White Ford Expedition, FL/Y391QI, with heavy front end damage parked in the right of way. This vehicle is clearly inoperable at this time.

**Violation Corrective Action(s)**

Inoperable Vehicle(s) must be removed from the property or contained within an enclosed structure within ten (10) days of the date of this notice. \* Inoperable vehicle. A vehicle that cannot be driven upon a public street for reasons including but not limited to being unlicensed/unregistered, wrecked, abandoned, in a state of disrepair, or incapable of being moved under its own power.

**FINES SHALL BE ASSESSED:**

FAILURE TO CORRECT THE DEFICIENCIES on the date specified above will result in an AFFIDAVIT OF VIOLATION to be filed with the Hearing Officer, charging you with the violation(s) set out above. A HEARING WILL BE HELD AT WHICH YOU SHALL ATTEND. If the Hearing Officer finds a violation exists, administrative fine(s) shall be assessed for each day the violation exists beyond the date for compliance as determined by the Hearing Officer.

***The fines which may be imposed include:***

Violation of North Port City Code:	Daily Fine Shall Not Exceed - \$10.00 per day Maximum Cumulative Fine - \$1,000.00
Violation of Unified Land Development Code:	Daily Fine Shall Not Exceed - \$25.00 per day Maximum Cumulative Fine - \$2,000.00
Violation of Florida Building Code:	Daily Fine Shall Not Exceed - \$50.00 per day Maximum Cumulative Fine - \$5,000.00
Violation of Florida Building Code as it pertains to unsafe building abatement as determined by the Building Official:	Daily Fine Shall Not Exceed - \$250.00 per day There Is No Maximum Cumulative Fine Cap
For any repeat Violations:	Maximum Cumulative Fine \$25,000.00

A fine imposed pursuant to this section shall continue to accrue until the violator comes into compliance, and such compliance is confirmed in accordance with §2-511(C), or until the Maximum Cumulative Fine has been reach, as defined in §2-511(b)(5).

**LIEN(S) MAY BE PLACED:**

A certified copy of an order assessing an administrative fine may be recorded in the public records and thereafter shall constitute a lien against the land on which the violation exists and upon any other real or personal property owned by the violator. No lien shall continue for a period longer than 20 years after the certified copy of an order imposing a fine has been recorded, unless within that time an action to foreclose on the lien is commenced in a court of competent jurisdiction.

***If you have any questions concerning this notice or to schedule a reinspection, please contact the following inspector:***

Joshua Presson  
Inspector  
Neighborhood Development Services  
e-mail: [jpresson@northportfl.gov](mailto:jpresson@northportfl.gov)