



**CODE COMPLIANCE/SPECIAL MAGISTRATE HEARING  
CITY OF INDIAN ROCKS BEACH**

**CIVIC AUDITORIUM  
1507 Bay Palm Blvd.  
Indian Rocks Beach, FL 33785**

**Friday, May 29, 2026  
9:00 A.M.**

**Special Magistrate  
Attorney Bart Valdes**

**CASE DOCKET:**

- 1. CHANGES TO AGENDA**
- 2. ADMINISTRATION OF OATH**
- 3. CASES**

**CASES BEING HEARD:**

- A. CASE NO. 2001024821-REPEAT  
CITY OF INDIAN ROCKS BEACH VS MARK A RUGARE  
ADDRESS OF VIOLATION: 710 1<sup>ST</sup> ST, INDIAN ROCKS BEACH  
VIOLATION: IRB MUNICIPAL CODE Sec. 18-204  
STATUS: NON-COMPLIANT**
- B. CASE NO. 2001024822-REPEAT  
CITY OF INDIAN ROCKS BEACH VS MARK A RUGARE  
ADDRESS OF VIOLATION: 712 1<sup>ST</sup> ST, INDIAN ROCKS BEACH  
VIOLATION: IRB MUNICIPAL CODE Sec. 18-204  
STATUS: NON-COMPLIANT**
- C. CASE NO. 2001024855  
CITY OF INDIAN ROCKS BEACH VS KATHLEEN MCDONALD & NICOLE ALBARELLI  
ADDRESS OF VIOLATION: 109 15<sup>TH</sup> AVE, INDIAN ROCKS BEACH  
VIOLATION: IRB MUNICIPAL CODE Sec. 18-209  
STATUS: APPLICATION SUBMITTED**

- D. CASE NO. 2001024856**  
CITY OF INDIAN ROCKS BEACH VS SAFE HAVEN PROPERTY & MGMT LLC  
ADDRESS OF VIOLATION: 1210 BAY PALM BLVD, INDIAN ROCKS BEACH  
VIOLATION: IRB MUNICIPAL CODE Sec. 18-209  
STATUS: APPLICATION SUBMITTED
- E. CASE NO. 2001024859**  
CITY OF INDIAN ROCKS BEACH VS FRANCIS JOSEPH AMBROSIA  
ADDRESS OF VIOLATION: 205 15<sup>th</sup> AVE, INDIAN ROCKS BEACH  
VIOLATION: IRB MUNICIPAL CODE Sec. 18-209  
STATUS: APPLICATION SUBMITTED
- F. CASE NO. 2001024849**  
CITY OF INDIAN ROCKS BEACH VS CAN DOGAN  
ADDRESS OF VIOLATION: 409 MAXWELL PL, INDIAN ROCKS BEACH  
VIOLATION: IRB MUNICIPAL CODE Sec. 18-204  
STATUS: NON-COMPLIANT
- G. CASE NO. 2001024850**  
CITY OF INDIAN ROCKS BEACH VS JRP PROPERTY GROUP  
ADDRESS OF VIOLATION: 823 GULF BLVD, INDIAN ROCKS BEACH  
VIOLATION: IRB MUNICIPAL CODE Sec. 18-204  
STATUS: COMPLIANT
- H. CASE NO. 2001024851**  
CITY OF INDIAN ROCKS BEACH VS HALLWAY INC  
ADDRESS OF VIOLATION: 443 18<sup>TH</sup> AVE, INDIAN ROCKS BEACH  
VIOLATION: IRB MUNICIPAL CODE Sec. 18-204  
STATUS: NON-COMPLIANT
- I. CASE NO. 2001024852**  
CITY OF INDIAN ROCKS BEACH VS ALI MONTACER  
ADDRESS OF VIOLATION: 1213 BAY PINE, INDIAN ROCKS BEACH  
VIOLATION: IRB MUNICIPAL CODE Sec. 18-204  
STATUS: NON-COMPLIANT
- J. CASE NO. 2001024853**  
CITY OF INDIAN ROCKS BEACH VS SHALIMAR 2 LLC  
ADDRESS OF VIOLATION: 119 11<sup>TH</sup> AVE, INDIAN ROCKS BEACH  
VIOLATION: IRB MUNICIPAL CODE Sec. 18-204  
STATUS: NON-COMPLIANT

**K. CASE NO. 2001024857**

**CITY OF INDIAN ROCKS BEACH VS IRA D LAMBETH III  
ADDRESS OF VIOLATION: 2406 GULF BLVD #203, INDIAN ROCKS BEACH  
VIOLATION: IRB MUNICIPAL CODE Sec. 18-204  
STATUS: APPLICATION SUBMITTED**

**L. CASE NO. 2001024858**

**CITY OF INDIAN ROCKS BEACH VS STEFAN & VERONIKA KOLLOROS  
ADDRESS OF VIOLATION: 2406 GULF BLVD #201, INDIAN ROCKS BEACH  
VIOLATION: IRB MUNICIPAL CODE Sec. 18-204  
STATUS: APPLICATION SUBMITTED**

**M. CASE NO. 2001024833**

**CITY OF INDIAN ROCKS BEACH VS JOHN & MARY ANN ACOSTA  
ADDRESS OF VIOLATION: 108 10<sup>TH</sup> AVE, INDIAN ROCKS BEACH  
VIOLATION: IRB MUNICIPAL CODE Sec. 18-204  
STATUS: NON-COMPLIANT**

**N. CASE NO. 2001024833**

**CITY OF INDIAN ROCKS BEACH VS SIBLINGS VACATION RENTALS  
ADDRESS OF VIOLATION: 2602 BAY BLVD UNITS A & B, INDIAN ROCKS BEACH  
VIOLATION: IRB MUNICIPAL CODE Sec. 18-204  
STATUS: APPLICATION SUBMITTED**

**4. QUESTIONS/COMMENTS**

**5. CONFIRM NEXT HEARING DATE-June 23, 2026 @ 2:30 P.M. (Attorney Bart Valdes)**

**6. ADJOURNMENT**

**APPEAL: Florida States Chapter 286.0105: Notices of meetings and hearings must advise that a record is required to appeal. Each board, commission, or agency of this state or of any political subdivision thereof shall include in the notice of any meeting or hearing, if notice of the meeting or hearing is required, of such board, commission, or agency, conspicuously on such notice, the advice that, if a person decides to appeal any decision made by the board, agency, or commission with respect to any matter considered at such meeting or hearing, he or she will need a record of the proceedings, and that, for such purpose, he or she may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based.**

**AMERICANS WITH DISABILITIES ACT: Florida Statutes 286.26 Accessibility of public meetings to the physically handicapped. In accordance with the Americans Disabilities Act and Florida Statutes, persons needing special accommodations to participate in a meeting should contact City Hall at (727) 595-2517 no later than forty-eight (48) hours prior to the meeting for assistance.**

**All requests for material must be submitted in advance to Mishelle Hargett, [mhargett@irbcity.com](mailto:mhargett@irbcity.com).**