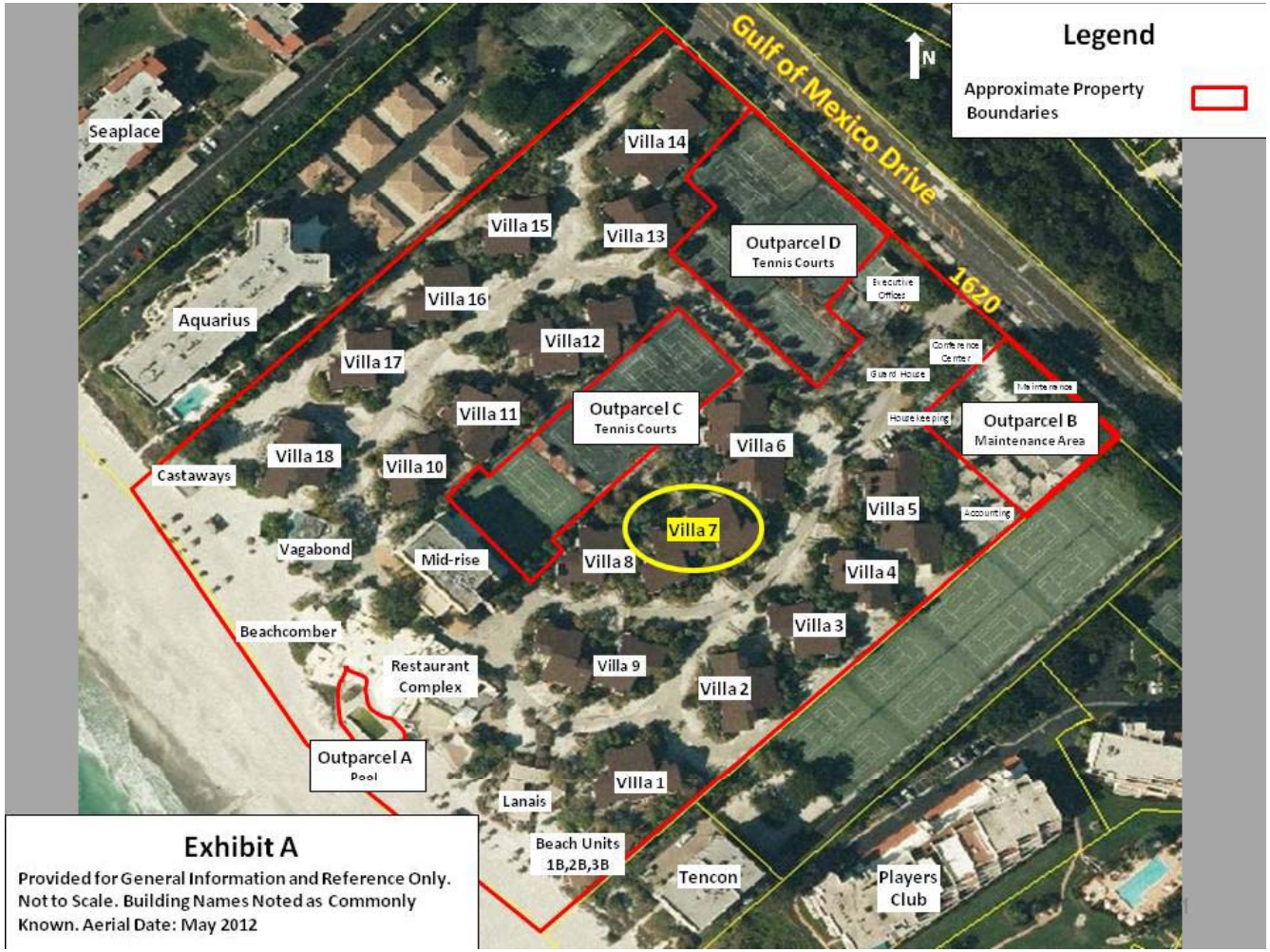
PUBLIC NUISANCE HEARING
1620 GULF OF MEXICO DRIVE

VILLA 7 BUILDING

TOWN COMMISSION SPECIAL MEETING
MAY 28, 2014
(CONTINUANCE)

VILLA 7 BUILDING



VILLA 7 BUILDING

Parcel ID	Legal Units	Commonly Known As	Property Owners
0009-04-1073	137S BLDG 7	137	NALE DEVELOPMENT (FLORIDA) INC
0009-04-1074	138S BLDG 7	138	COLONY BEACH INVESTORS LLC
0009-04-1075	139S BLDG 7	139	COLONY BEACH INVESTORS LLC
0009-04-1076	140S BLDG 7	140	COLONY BEACH INVESTORS LLC
0009-04-1077	141S BLDG 7	141	H M F FAMCORP INC
0009-04-1078	142S BLDG 7	142	STONEHAM TTEE LOIS E
0009-04-1079	143S BLDG 7	143	COLONY BEACH INVESTORS LLC
0009-04-1080	144S BLDG 7	144	HMF FAMCORP INC
0009-04-1081	237S BLDG 7	237	COLONY BEACH INVESTORS LLC
0009-04-1082	238S BLDG 7	238	O CONNOR TIMOTHY, O CONNOR AVICE
0009-04-1083	239S BLDG 7	239	MUSGJERD ROBERT D
0009-04-1084	240S BLDG 7	240	HUNT THOMAS C
0009-04-1085	241S BLDG 7	241	NAIR KESAVAN G, NAIR SARASWATHI, KULIG ROBERT, KULIG KATHLEEN
0009-04-1086	242S BLDG 7	242	SPARR IRWIN M, SPARR GLORIA M
0009-04-1087	243S BLDG 7	243	CINIMOR HOLDINGS INC
0009-04-1088	244S BLDG 7	244	BARRETT TTEE DENNIS P, BARRETT DENNIS P, BARRETT JERRICE I

Records as of May 8, 2014 Sarasota County Property Appraiser Database

VILLA 7 BUILDING – CONCRETE

- Fractures
- Fissures
- Spalling
- Exposed Reinforcement
- Detached, Dislodged or Failing Connections

VILLA 7 BUILDING – ALUMINUM

- **Detached, Dislodged or Failing Connections**

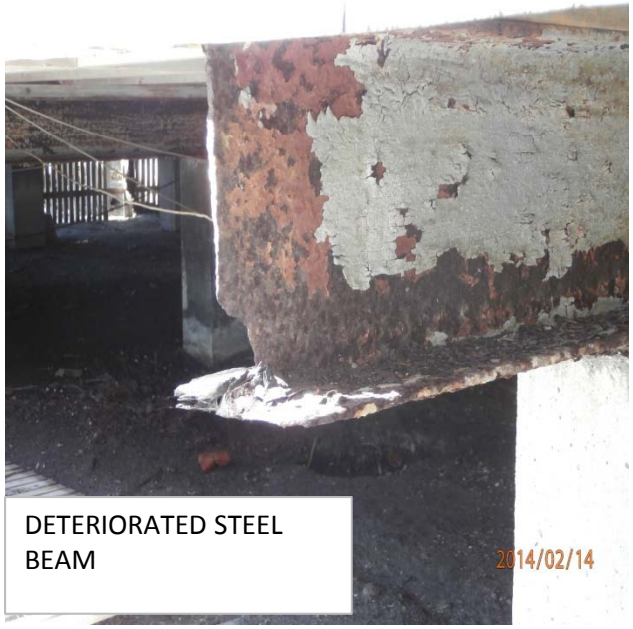
VILLA 7 BUILDING – MASONRY

- **This building is a wood framed structure.**

  No masonry items identified.

VILLA 7 BUILDING – STEEL

- Deterioration
- Metal fatigue
- Detached, dislodged, or failing connections



DETERIORATED STEEL BEAM

VILLA 7 BUILDING – WOOD

- Ultimate deformation
- Deterioration
- Damage from insects, rodents and other vermin
- Significant splits and checks
- Detached, dislodged, or failing connections

VILLA 7 BUILDING – STRUCTURAL ENGINEER'S ANALYSIS

- Substantial Damage
- Seaward of the CCCL
- Foundations Cannot be Repaired
- Must be Demolished

VILLA 7 BUILDING – WINDBORNE RISK EXPERT ANALYSIS

- Spalling, fissures, & fractures in piers
- I-beam corrosion
- AC units unsecured
- Deck joist splitting and cracking
- Exterior wood extreme distress – debris hazard

VILLA 7 BUILDING – BUDGETARY ESTIMATES

- Footprint Appx. 9,400 Square Feet
- Perimeter Appx. 500 Lineal Feet
- Budgetary Demolition Cost: $40,000
- Budgetary Perimeter Fencing Cost: $4,200

Measurements and Costs are Estimates for Informational Purposes and provide Order of Magnitude

VILLA 7 BUILDING – BUILDING OFFICIAL MINIMUM RECOMMENDATIONS

- Remove all wood and aluminum shutters
- Secure or remove loose battens on south elevation
- Secure loose siding on north elevation
- Seal/cover holes west elevation

VILLA 7 BUILDING – BUILDING OFFICIAL MINIMUM RECOMMENDATIONS (CONT)

- Maintain existing building entrance and perimeter security fencing
- Disconnect and cap off sewer connection
- Secure and maintain the structure and property in compliance with Longboat Key Code of Ordinances, State, and Federal Regulations

2014/02/14

2013/11/15

2013/11/15

2014/02/14

2013/11/15

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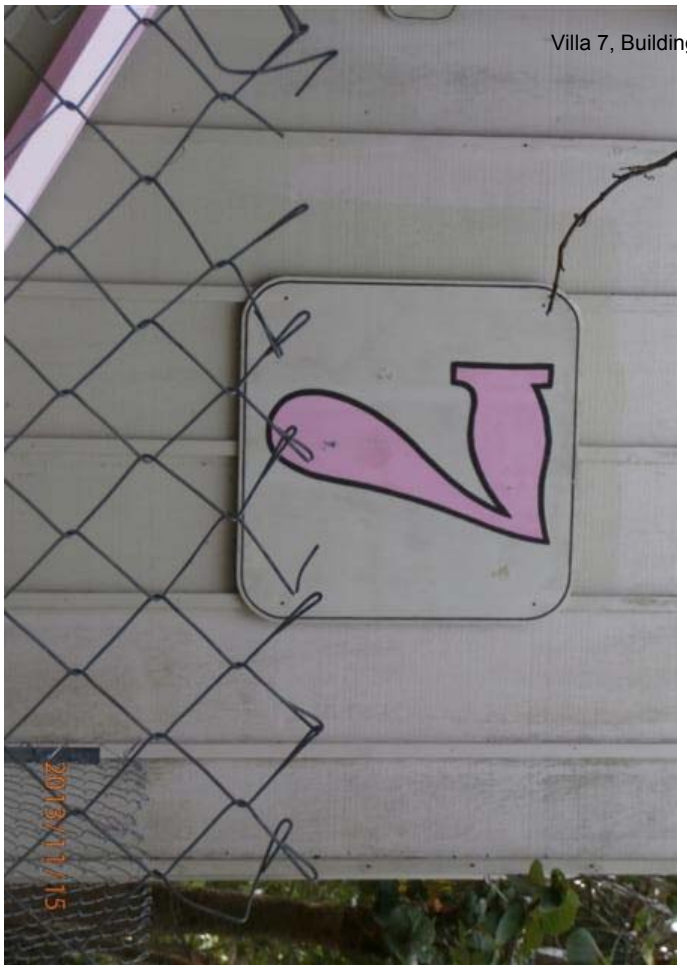
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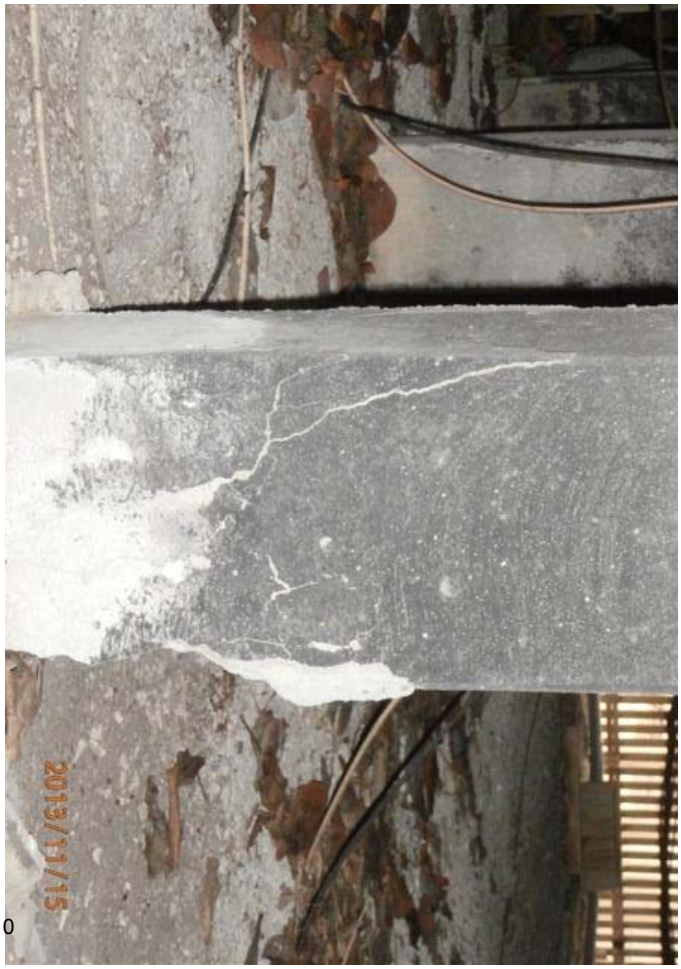
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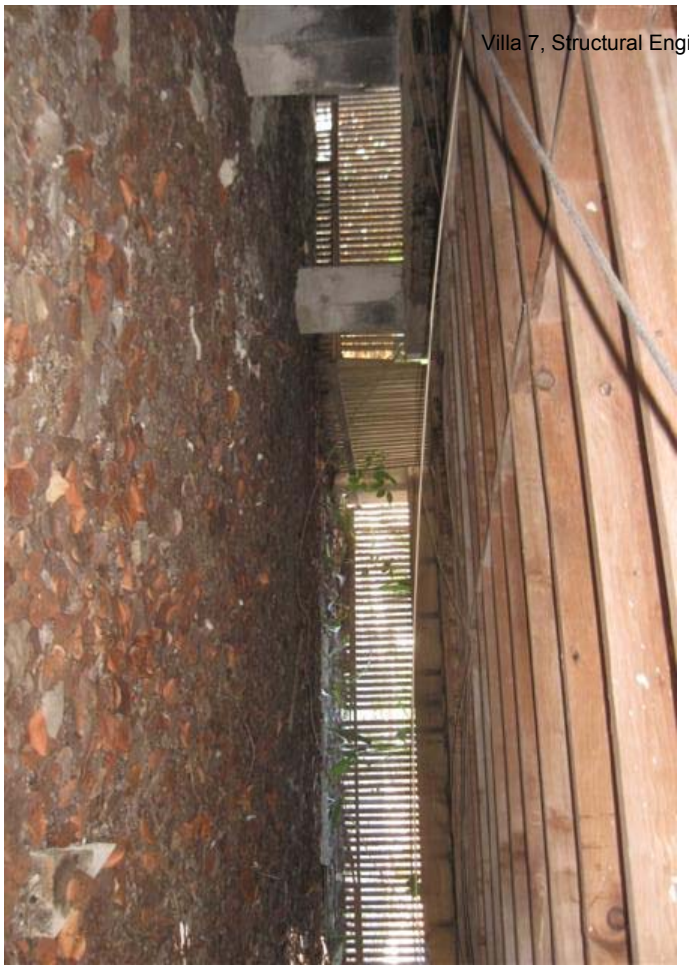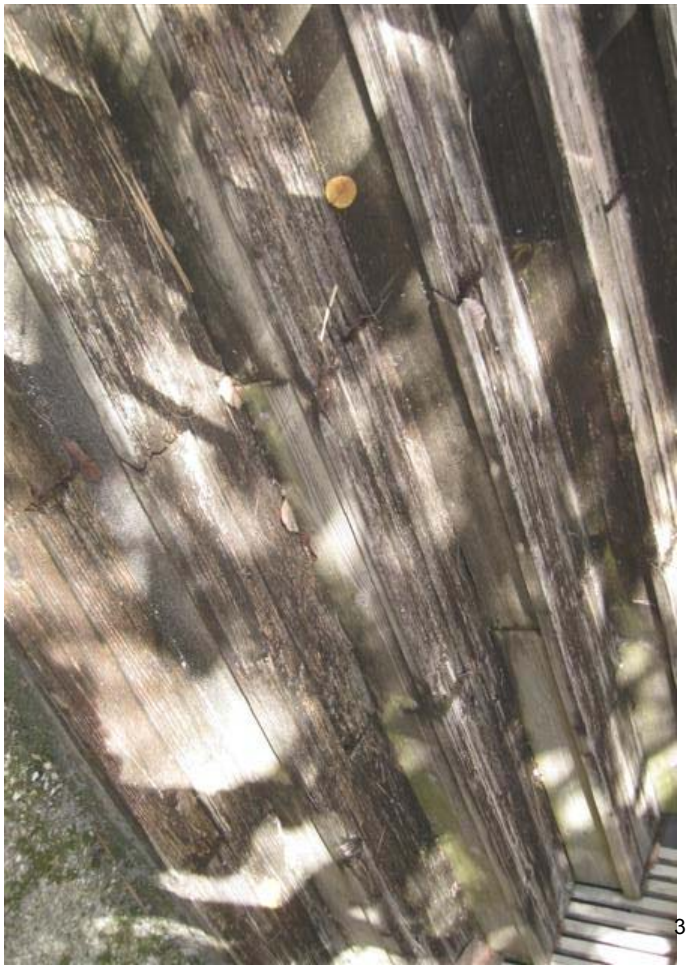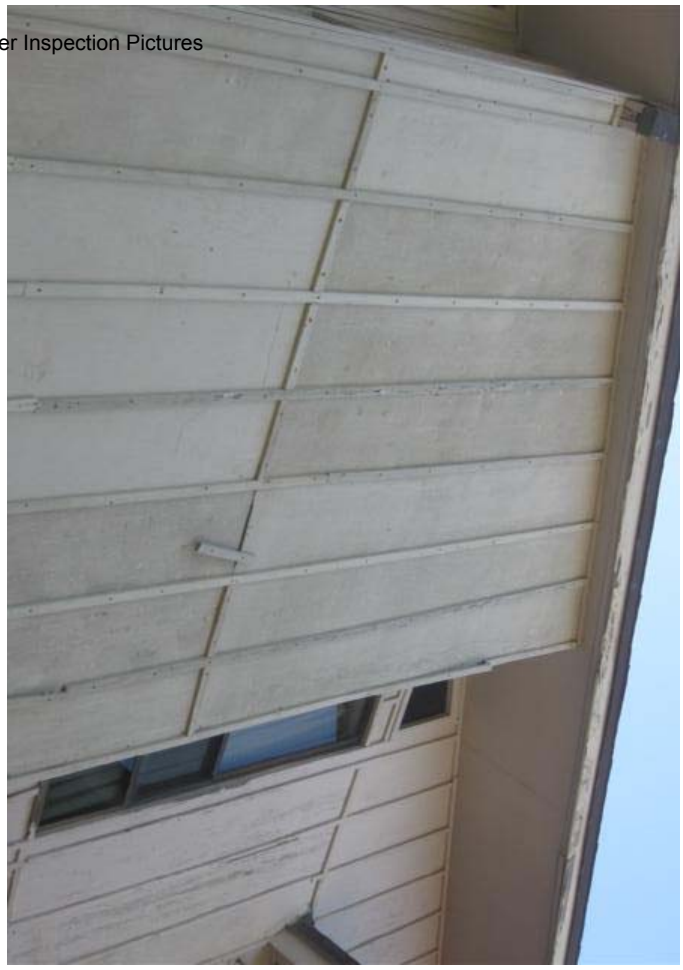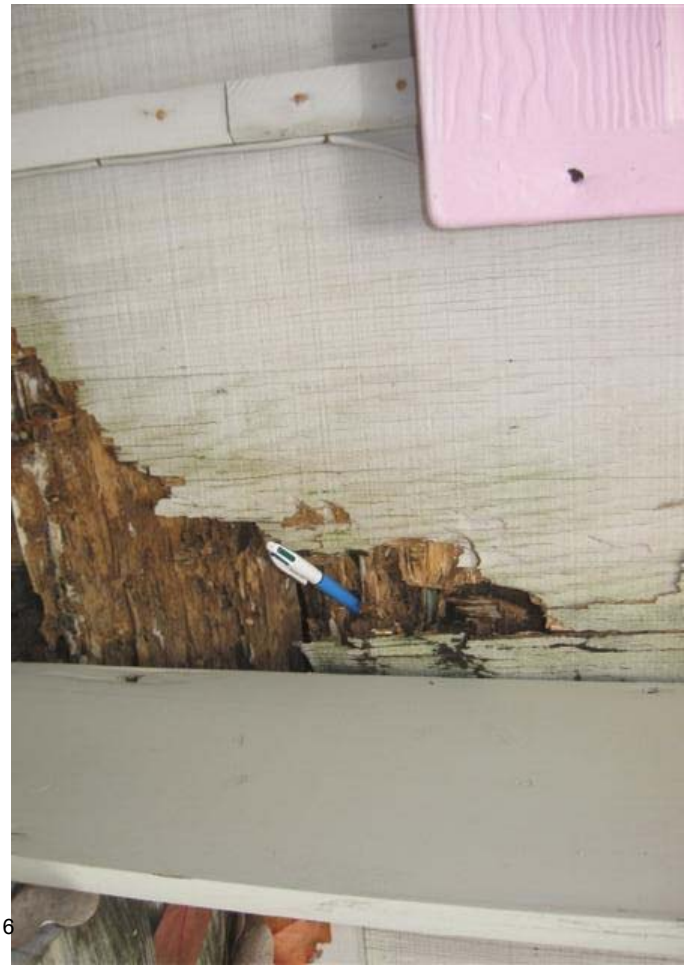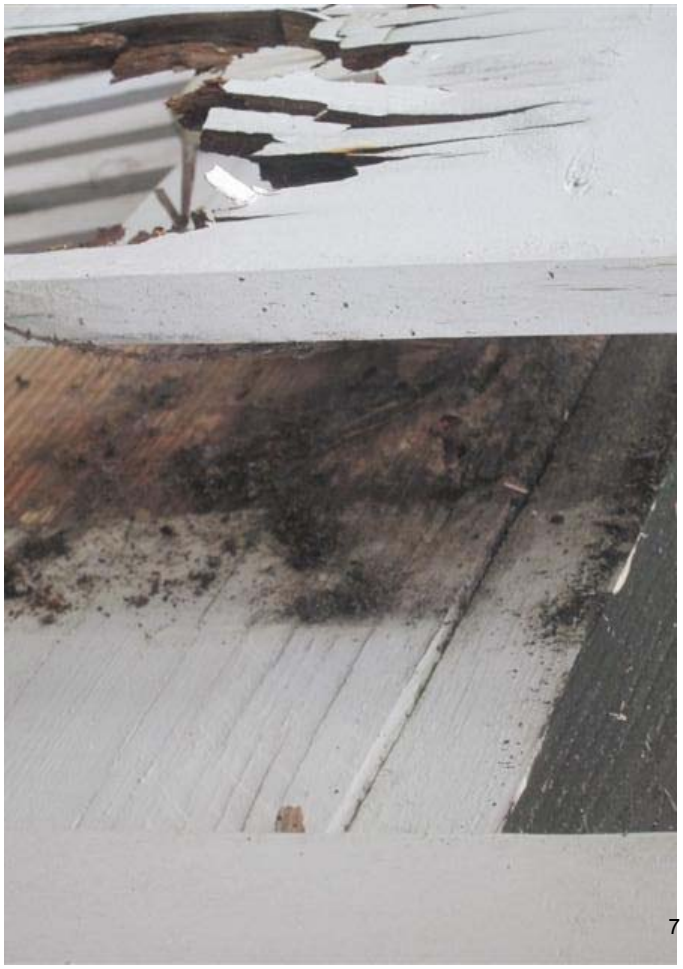
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