



IN THE SUPERIOR COURT OF THE STATE OF DELAWARE

STATE OF DELAWARE, *ex rel.*)
MATTHEW P. DENN, Attorney)
General of the State of Delaware,)
)
Plaintiff,)

v.)

C.A. No. _____

METROPOLITAN MANAGEMENT)
GROUP, INC., a Pennsylvania)
corporation, METRODEV NEWARK,)
L.L.C., a Delaware Limited Liability)
Company, WATER POLO IV, L.P., a)
Pennsylvania Limited Partnership,)
)
Defendants.)

COMPLAINT

Plaintiff, State of Delaware, *ex rel.* Matthew P. Denn, Attorney General of the State of Delaware, brings this Complaint for relief against Metropolitan Management Group, Ltd., Metrodev Newark, L.L.C., and Water Polo IV, L.P. (hereinafter collectively referred to as “Defendants”) for their pattern and practice of violating Delaware’s Consumer Fraud Act, 6 *Del. C.* § 2511-2526, in connection with their lease, attempts to lease, and offers to lease residential apartments to consumers.

JURISDICTION

1. Jurisdiction of this Court is proper under 10 *Del. C.* § 541.

THE PARTIES

2. Plaintiff, State of Delaware, *ex rel.* Matthew P. Denn, Attorney General of the State of Delaware (“State”), investigates and prosecutes violations of the Consumer Fraud Act, 6 *Del. C.* § 2511, *et seq.* See 6 *Del. C.* §§ 2522(a), 2523; 29 *Del. C.* §§ 2520(a)(4), 2522(a) and (c).

3. Defendant Metropolitan Management Group, Inc. (“Metro”) is a Pennsylvania corporation with a principal place of business located at 1030 Reed Avenue, Suite 100, Wyomissing, Pennsylvania 19610. Service of process may be perfected upon Metro by long arm pursuant to 10 *Del. C.* § 3104(d)(3), and upon the Delaware Secretary of State pursuant to 10 *Del. C.* § 3111(a) and 8 *Del. C.* § 382(a).

4. Defendant Metrodev Newark, L.L.C., d/b/a/ Autumn Park Delaware (“Metrodev”), is a Delaware limited liability company with a principal place of business located at 42 Winterhaven Drive, Newark, Delaware 19702. Metrodev’s registered agent in Delaware is Corporation Service Company, 2711 Centerville Road, Suite 400, Wilmington, Delaware 19808.

5. Defendant Water Polo IV, L.P. is a Pennsylvania limited partnership, d/b/a Hidden Creek Commons (“Water Polo”), registered to do business in Delaware with a principal place of business located at 142 Greenbridge Drive, Newark, Delaware 19713. Water Polo serves as its own registered agent at the above address.

FACTUAL BACKGROUND

6. Autumn Park Delaware is a large residential apartment complex consisting of approximately 402 units located at 42 Winterhaven Drive in Newark, Delaware (“Autumn Park”).

7. Defendant Metrodev is the owner of record for Autumn Park.

8. Hidden Creek Commons is a large residential apartment complex consisting of approximately 183 units located at 142 Greenbridge Drive in Newark, Delaware (“Hidden Creek”).

9. Defendant Water Polo is the owner of record for Hidden Creek.

10. Defendant Metro is a property management company hired by Defendants Metrodev and Water Polo to oversee the management, maintenance, and operation of Autumn Park and Hidden Creek on their behalf.

11. Upon information and belief, leasing office staff at both Autumn Park and Hidden Creek are employees of Metro.

12. Upon information and belief, Metro oversees, directs, supervises, and provides the leasing functions at Autumn Park and Hidden Creek, including but not limited to showing units to prospective tenants, proposing and/or executing leases with tenants, rent billing and collection, and handling tenant questions and concerns.

13. Upon information and belief, Metro oversees, directs, supervises, contracts for, and directly provides the maintenance services at Autumn Park and Hidden Creek, including, but not limited to HVAC, plumbing, electrical, grounds-keeping, and general maintenance services.

14. Upon information and belief, Metro develops and maintains the public website for Autumn Park and Hidden Creek.

15. Upon information and belief, Metro drafts, approves, and publishes advertisements, brochures, leasing scripts or instructions, and other solicitations for the units made available to consumers in Autumn Park and Hidden Creek.

*Defendants Systematically Misrepresent
Amenities and Services to
Delaware Consumers*

16. The websites for Autumn Park and Hidden creek, maintained by Metro, contain various misrepresentations about the amenities and services available to tenants within their respective units and the communities as a whole.

17. Autumn Park offers various apartment styles, ranging from efficiency through three bedroom units, all of which are advertised online as “intimate” to “luxurious.”

18. Hidden Creek, advertised online as a “luxury community,” offers one and two bedroom units.

19. Metro and Autumn Park advertise Autumn Park Delaware on Metro's website with the following features and amenities:

- a. "free heat and hot water";
- b. "twenty-four hour emergency maintenance";
- c. "fully equipped kitchens including range and refrigerator"; and
- d. "laundry facilities."

A true and correct copy of the above-referenced webpage is attached hereto as **Exhibit A.**

20. Metro and Hidden Creek advertise Hidden Creek Commons on Metro's website with the following features and amenities:

- a. "inside it is always the exact temperature you desire";
- b. "twenty-four hour emergency maintenance";
- c. "disposal and dishwasher are also included in each planned kitchen";
- d. "air conditioning";
- e. "onsite laundry"; and
- f. "washer/dryer in unit."

A true and correct copy of the above referenced webpage is attached hereto as **Exhibit B.**

21. In addition to maintaining the webpages for Autumn Park and Hidden Creek, Defendants advertise the communities on various apartment-finding internet forums such as Craigslist, Apartmentguide.com, and Rent.com, wherein Defendants repeat their misrepresentations about the amenities and services available to tenants.

22. An advertisement for Autumn Park appearing online at Craigslist.org promises “Free Heat and Hot Water,” “Air Conditioning,” “Refrigerator,” and “Responsive management t [sic] team.” A true and correct copies of this Craigslist posting is attached hereto as **Exhibit C**.

23. The ad header that appeared on a February 15, 2017 Craigslist.org post for Autumn Park reads “Spacious 1 Bed 1 Bath Free Heat and Hot Water Included (Newark, De).” *See* **Exhibit C**.

24. Online advertisements on other sites for units in Autumn Park make similar claims of free heat and hot water, air conditioning, laundry, and refrigerators.

25. Hidden Creek’s homepage claims that “[i]nside it is always the exact temperature you desire, no matter what the season. Thermopane windows help the individually controlled central heat and air conditioning to do its job economically.” A true and correct copy of this homepage is attached hereto as **Exhibit D**.

26. Further into Hidden Creek’s website, they promote that “[o]ur friendly management is ready to serve you!” *See* **Exhibit D**.

27. Advertisements appearing on Apartmentguide.com for Hidden Creek read, “[s]peaking of convenience, what could be more convenient than your own 'in apartment' washer and dryer? A disposal & dishwasher are also included in each planned kitchen.” A true and correct copy of the above referenced advertisement is attached hereto as **Exhibit E**.

28. “Emergency maintenance,” “on site maintenance,” and “24-Hr. maintenance” are all listed in a single advertisement for Hidden Creek on Rentpath.com. A true and correct copy of this advertisement is attached hereto as **Exhibit F**.

29. Defendants publish these advertisements to attract consumers to visit or rent within Autumn Park and Hidden Creek and, as such, consumers see these advertisements prior to entering into a lease with Defendants.

30. Despite advertisements and representations to the contrary, tenants in Autumn Park and Hidden Creek routinely experience issues or defects with the promised amenities and services.

31. Tenants in both communities report extended periods wherein they lack operable heat during winter months and air conditioning during summer months.

32. Upon information and belief, tenants in both communities routinely report lack of essential HVAC services to the maintenance office and leasing office with no response, extreme delays, or insufficient repairs.

33. Despite an advertisement for Hidden Creek that “inside it is always the exact temperature you desire,” tenants routinely report lack of HVAC services throughout the year preventing them from controlling the temperature inside their unit at all.

34. Hot water, another repetitively advertised essential service, is frequently not available to tenants in both communities.

35. In addition, despite advertisements for twenty-four hour or emergency maintenance, tenants in both communities report a consistent inability to reach maintenance after hours.

36. When tenants are able to contact maintenance staff concerning any issues within their unit or the larger community, the response is chronically delayed and wholly inadequate.

37. Tenants in both communities report the same difficulties with the leasing office and management’s responsiveness—frequent delays, failures to respond, and ineffective solutions.

38. For example, one tenant in Autumn Park reports that he is forced to undertake repairs in his unit due to maintenance’s failure to timely and adequately address the issues, including an extended lack of hot water.

39. Despite promises of a “fully equipped kitchen[s]” and “refrigerator[s]” tenants frequently report inoperable appliances.

40. Defendants make representations that tenants will have use of and access to laundry facilities included in their rent, when, in reality, laundry facilities habitually do not work.

41. Upon information and belief, prospective tenants at Autumn Park and Hidden Creek have been shown a unit in good repair and told that their unit will be the same, only to then enter into a lease and be placed in a unit with significant defects, as alleged above.

42. Upon information and belief, Defendants engaged in a systematic practice of leasing, offering to lease, and attempting to lease units to consumers when they knew or should have known that the advertised amenities were not available or otherwise would not be provided in the manner promised.

43. Overall, Defendants affirmatively mislead tenants at Autumn Park and Hidden Creek regarding their unit at the time they enter into the lease with Defendants.

*Defendants Withhold Material
Information as to the Condition of Rental Units*

44. Since January 1, 2012, Autumn Park and Hidden Creek have been issued hundreds of New Castle County Building Code, Maintenance Code, and Unified Development Code (“County Code”) violations for conditions existing at the communities and within individual units.

45. The housing code violations include but are not limited to:

- a. “electrical systems hazards”;
- b. “mechanical appliances”;
- c. “plumbing system & fixture gen.”; and
- d. “water heating facilities.”

A true and correct listing of all County Code violations issued against both properties is attached hereto as **Exhibit G**.

46. Upon information and belief, at the time several tenants entered into their lease agreements, outstanding County Code violations existed within the individual unit leased or the building as a whole which Defendants failed to disclose to or otherwise omitted from the prospective tenants.

47. Upon information and belief, the individual units at Autumn Park and Hidden Creek share HVAC and plumbing systems, such that chronic defects or systematic lack of heat and hot water potentially affect all units within a respective building.

48. For example, in the building at 24 Winterhaven Drive in Autumn Park, multiple units have been cited by New Castle County for plumbing, heating, appliance, and electrical issues, amongst others. *See* **Exhibit G**.

49. On January 13, 2015, the entire building was cited by New Castle County for lack of required heating facilities, a condition that was deemed unresolved until March 17, 2015. *See* **Exhibit G**.

50. New Castle County Code Enforcement has visited several units at Hidden Creek between December 2005 and June 2013 to perform rental code inspections and every single one of those eleven (11) inspections resulted in failures for County Code violations. *See Exhibit G.*

51. Tenants in both communities continue to report chronic lack of essential services, as evidenced by County Code violations issued at Autumn Park and Hidden Creek for plumbing and water defects in units as recently as January 23 and 26, 2017. *See Exhibit G.*

52. Upon information and belief, Defendants engaged in a systematic practice of leasing, offering to lease, and attempting to lease apartments in Autumn Park and Hidden Creek during times when code violations were outstanding and unresolved.

53. Consumers renting at Autumn Park and Hidden Creek have material information concerning their units withheld at the time they enter into leases with Defendants.

**Defendants' Misleading Advertisements
and Material Omissions Constitute Consumer Fraud**

54. As more thoroughly alleged above, Defendants systematically engage in misrepresentations, false promises, and omissions in furtherance of leasing, offering to lease, and attempting to lease residential units to consumers in Autumn Park and Hidden Creek.

55. Upon information and belief, Defendants knowingly, negligently, or recklessly lease, offer to lease, and attempt to lease apartments to consumers that lack promised amenities such as heat, air-conditioning, hot water, appliances in good repair, and twenty-four hour emergency maintenance.

56. In connection with the lease, offer to lease, and attempt to lease apartments, Defendants engage in a pattern and practice of misrepresenting the amenities and other promised services available to consumers should they enter into a lease with Defendants.

57. In connection with the lease, offer to lease, and attempt to lease apartments, Defendants systematically make false promises to consumers that the units contain specified amenities, when, in fact, at the time of making such leases, Defendants did not intend to provide such amenities.

58. In connection with the lease, offer to lease, and attempt to lease apartments, Defendants systematically make false promises to prospective tenants that the units will be maintained in working order, when, in fact, at the time of making such leases, Defendants did not intend to so maintain the units.

59. In connection with the lease, offer to lease, and attempt to lease apartments, Defendants engage in a pattern and practice of omitting material information concerning County Code violations affecting certain units and the community from prospective tenants with the intent that they will rely thereon.

60. Defendants demonstrate an on-going pattern and practice of leasing, offering to lease, and attempting to lease apartments in a manner that violates the law and without regard for their obligations thereunder.

61. Defendants demonstrate an on-going pattern and practice of operating Autumn Park and Hidden Creek in a manner inconsistent with their advertised representations.

62. Defendants systematically fail to take meaningful steps to address defective conditions that exist at Autumn Park and Hidden Creek even after receiving notice, being repeatedly sanctioned by code enforcement authorities, and having ample time to make the needed repairs.

63. Defendants willfully and consistently enter into leases with tenants secured by fraud, knowing that the units rented are not in accord with their advertised features, often not up to County Code, and without the intent to maintain the units in a timely fashion.

COUNT I – CONSUMER FRAUD
(Misrepresentations as to the Amenities in Autumn Park)
(Against Defendants Metro and Metrodev)

64. Plaintiff realleges paragraphs 1 through 63 as if restated fully herein.

65. In furtherance of leasing, offering to lease, and attempting to lease units in Autumn Park, Metro and Metrodev knowingly advertise amenities that are not present or functional, as more fully alleged above.

66. Metro and Metrodev use or employ misrepresentations in connection with the sale, lease or advertisement of merchandise, whether or not any person has been misled, deceived or damaged thereby, in violation of 6 *Del. C.* § 2513(a) of the Consumer Fraud Act, 6 *Del. C.* §2511, *et seq.*, by misrepresenting to consumers that units in Autumn Park will contain advertised amenities and services.

67. Each advertisement wherein Metro and Metrodev make claims that certain amenities or services are available in Autumn Park, when, in fact, they are not constitutes a violation of § 2513(a) of the Consumer Fraud Act.

68. Each instance where Metro and Metrodev lease, offer to lease, or attempt to lease a unit in Autumn Park to a consumer at any time when a unit does not contain amenities and services as advertised constitutes a violation of § 2513 (a) of the Consumer Fraud Act.

69. By way of illustration of the foregoing allegations, a unit occupied by a tenant since May 2014 went over four days in January 2017 without heat or hot water. The tenant has also experienced several plumbing issues and a defective dishwasher over the course of the tenant's lease term; all of which concern as-advertised amenities in Autumn Park.

70. Metro and Metrodev know or should know that their conduct is in violation of § 2513(a) of the Consumer Fraud Act.

71. Plaintiff seeks a cease and desist order from the Court prohibiting Metro and Metrodev from misrepresenting the amenities available in Autumn Park to consumers in violation of § 2513(a) of the Consumer Fraud Act.

COUNT II – CONSUMER FRAUD
(False Promise as to Amenities Available in Autumn Park)
(Against Defendants Metro and Metrodev)

72. Plaintiff realleges paragraphs 1 through 71 as if restated fully herein.

73. In furtherance of leasing, offering to lease, and attempting to lease units in Autumn Park, Metro and Metrodev knowingly advertise amenities that are either not present, not functional, or which they have no intent to maintain.

74. At the time Metro and Metrodev lease, offer to lease, or attempt to lease units in Autumn Park, they never intend to provide rental units that feature the advertised amenities.

75. Metro and Metrodev use or employ false promises in connection with the sale, lease, or advertisement of merchandise, whether or not any person has been misled, deceived, or damaged thereby, in violation of § 2513(a) of the Consumer Fraud Act, by falsely promising they will provide a rental unit in Autumn Park with the amenities as expressly advertised.

76. Each instance where Metro and Metrodev lease, offer to lease, or attempt to lease an apartment without the present intent to provide a rental unit in

accord with the as-advertised amenities constitutes a violation of § 2513(a) of the Consumer Fraud Act.

77. As more thoroughly alleged above, tenants in Autumn Park consistently report lack of essential services despite Metro and Metrodev's advertisement of such features, demonstrating a systematic failure to make good on the promises of such amenities contained in their advertisements.

78. In addition, tenants in Autumn Park consistently report lack of maintenance response and services despite advertisements for emergency, 24-hour maintenance; forcing tenants to contact New Castle County Code Enforcement, seek legal assistance, file complaints with the State, and, in some cases, make repairs on their own.

79. Metro and Metrodev know or should know that their conduct is in violation of the Consumer Fraud Act.

80. Plaintiff seeks a cease and desist order from the Court prohibiting Metro and Metrodev from making false promises concerning the amenities available in Autumn Park to consumers in violation of § 2513(a) of the Consumer Fraud Act.

COUNT III – CONSUMER FRAUD
(Omission of Material Fact as to the Condition
of the Rental Units at Autumn Park)
(Against Defendants Metro and Metrodev)

81. Plaintiff realleges paragraphs 1 through 80 as if restated fully herein.

82. When entering into a residential lease, a landlord has the unique knowledge of the condition of the subject property and its compliance with applicable housing codes.

83. At the time Metro and Metrodev lease, offer to lease, or attempt to lease a rental unit in Autumn Park, they persistently suppress, conceal, or omit a material fact, with the intent that prospective tenants will rely thereon, namely that numerous rental units and buildings are in violation of County Code.

84. Metro and Metrodev use concealment, suppression, or omission of material facts with the intent that others rely upon such concealment, suppression, or omission, in connection with the sale, lease or advertisement of merchandise, whether or not any person has been misled, deceived or damaged thereby, in violation of § 2513(a) of the Consumer Fraud Act, by suppressing, concealing, or omitting the material fact that certain rental units and buildings in Autumn Park are not in compliance with County Code at the time they are rented.

85. Each instance where Metro and Metrodev lease, offer to lease, or attempt to lease a rental unit and suppress, conceal or omit a material fact, with the intent that the prospective tenant would rely thereon, concerning an Autumn Park rental unit or building's compliance with County Code, constitutes a violation of § 2513(a) of the Consumer Fraud Act.

86. By way of illustration of the foregoing allegations, at the time one tenant entered her lease in August 2016 for a unit in Autumn Park, there were over 51 outstanding County Code violations at the apartment complex, none of which were disclosed to the tenant. Outstanding violations included a lack of heat, a violation that the tenant's unit was also cited for less than three months after she moved in.

87. Metro and Metrodev know or should know that their conduct is in violation of § 2513(a) of the Consumer Fraud Act.

88. Plaintiff seeks a cease and desist order from the Court prohibiting Metro and Metrodev from employing the use of any concealment, suppression, or omission of material information concerning County Code violations when renting units in Autumn Park to consumers, in violation of § 2513(a) of the Consumer Fraud Act.

COUNT IV – CONSUMER FRAUD
(Misrepresentations as to the Amenities at Hidden Creek)
(Against Defendants Metro and Water Polo)

89. Plaintiff realleges paragraphs 1 through 88 as if restated fully herein.

90. In furtherance of leasing, offering to lease, and attempting to lease units in Hidden Creek, Metro and Water Polo knowingly advertise amenities that are not present or functional, as more fully alleged above.

91. Metro and Water Polo use or employ misrepresentations in connection with the sale, lease or advertisement of merchandise, whether or not any person has

been misled, deceived or damaged thereby, in violation of the Consumer Fraud Act by misrepresenting to consumers that units in Hidden Creek will contain advertised amenities and services.

92. Each advertisement wherein Metro and Water Polo make claims that certain amenities or services are available in Hidden Creek, when, in fact, they are not constitutes a violation of § 2513(a) of the Consumer Fraud Act.

93. Each instance where Metro and Water Polo lease, offer to lease, or attempt to lease a unit in Hidden Creek to a consumer at any time when a unit does not contain amenities as advertised constitutes a violation of the Consumer Fraud Act.

94. By way of illustration of the foregoing allegations, a unit rented by a consumer in August 2016 has suffered a lack of air conditioning and heat throughout her lease term, both as-advertised amenities available to consumers at the time the lease was made.

95. Metro and Water Polo know or should know that their conduct is in violation of § 2513(a) of the Consumer Fraud Act.

96. Plaintiff seeks a cease and desist order from the Court prohibiting Metro and Water Polo from misrepresenting the amenities available in Hidden Creek to consumers in violation of § 2513(a) of the Consumer Fraud Act.

COUNT V – CONSUMER FRAUD
(False Promise as to Amenities Available in Hidden Creek)
(Against Defendants Metro and Water Polo)

97. Plaintiff realleges paragraphs 1 through 96 as if restated fully herein.

98. In furtherance of leasing, offering to lease, and attempting to lease units in Hidden Creek, Metro and Water Polo knowingly advertise amenities that are either not present, not functional, or which they have no intent to maintain.

99. At the time Metro and Water Polo lease, offer to lease, or attempt to lease units in Hidden Creek, they never intend to provide rental units that feature the advertised amenities.

100. Metro and Water Polo use false promises in connection with the sale, lease, or advertisement of merchandise, whether or not any person has been misled, deceived, or damaged thereby, in violation of the Consumer Fraud Act, by falsely promising they will provide a rental unit in Hidden Creek with the amenities as expressly advertised.

101. Each instance where Metro and Water Polo lease, offer to lease, or attempt to lease an apartment in Hidden Creek without the present intent to provide a rental unit in accord with the as-advertised amenities constitutes a violation of § 2513(a) of the Consumer Fraud Act.

102. As more thoroughly alleged above, tenants at Hidden Creek consistently and uniformly report lack of maintenance response despite

advertisements for “twenty-four hour” and “emergency” maintenance services. *See Exhibits B and F.*

103. Metro and Water Polo know or should know that their conduct is in violation of the Consumer Fraud Act.

104. Plaintiff seeks a cease and desist order from the Court prohibiting Metro and Water Polo from making false promises concerning the amenities available in Hidden Creek to consumers in violation of § 2513(a) of the Consumer Fraud Act.

COUNT VI – CONSUMER FRAUD
(Omission of Material Fact as to the Condition
of the Rental Units at Hidden Creek)
(Against Defendants Metro and Water Polo)

105. Plaintiff realleges paragraphs 1 through 104 as if restated fully herein.

106. When entering into a residential lease, a landlord has the unique knowledge of the condition of the subject property and its compliance with applicable housing codes.

107. At the time Metro and Water Polo lease, offer to lease, or attempt to lease a rental unit in Hidden Creek, they persistently suppress, conceal or omit a material fact, with the intent that prospective tenants will rely thereon, namely that numerous rental units and buildings are in violation of certain provisions of County Code.

108. Metro and Water Polo use concealment, suppression, or omission of material facts with the intent that others rely upon such concealment, suppression,

or omission, in connection with the sale, lease or advertisement of merchandise, whether or not any person has been misled, deceived or damaged thereby, in violation of the Consumer Fraud Act, by suppressing, concealing, or omitting the material fact that certain rental units and buildings in Hidden Creek are not in compliance with County Code at the time they are rented.

109. Each instance where Metro and Water Polo lease, offer to lease, or attempt to lease a rental unit and suppress, conceal or omit a material fact, with the intent that the prospective tenant would rely thereon, concerning a Hidden Creek rental unit or building's compliance with County Code, constitutes a violation of § 2513(a) of the Consumer Fraud Act.

110. By way of illustration of the foregoing allegations, a consumer who rented a unit in Hidden Creek beginning on or about November 2015 experienced issues with her windows and electrical systems, all the while her unit had an outstanding County Code violation for a defective window and electrical system hazards that were issued in October 2015 and not resolved until July 2016.

111. Metro and Water Polo know or should know that their conduct is in violation of § 2513(a) of the Consumer Fraud Act.

112. Plaintiff seeks a cease and desist order from the Court prohibiting Metro and Water Polo from employing the use of any concealment, suppression, or omission of material information concerning County Code violations when renting

units in Hidden Creek to consumers, in violation of § 2513(a) of the Consumer Fraud Act.

WHEREFORE, Plaintiff, State of Delaware, prays that this Court:

- a) Enter a cease and desist order prohibiting Defendants from violating the Consumer Fraud Act, 6 *Del. C.* § 2511, *et seq.*, in connection with the lease of residential real estate in Delaware;
- b) Enter an order levying penalties against Defendants, jointly and severally, in the amount of \$10,000 per violation for each and every instance where the Defendants breached the provisions of the Consumer Fraud Act;
- c) Award Plaintiff such additional relief as may be necessary to remedy Defendants' violations of the Consumer Fraud Act, including the return any moneys obtained unlawfully, orders of restitution, rescission, or recoupment, or any other relief appropriate to prevent Defendants from being unjustly enriched; and
- d) Award Plaintiff the costs of bringing this action, investigative costs and fees, attorney's fees, and such other and additional relief as the Court may determine to be just and proper.

Dated: March 13, 2017

**DELAWARE DEPARTMENT OF JUSTICE
CONSUMER PROTECTION UNIT**

/s/Gillian L. Andrews

Christian D. Wright (#3554)

Director, Consumer Protection Unit

Gillian L. Andrews (#5719)

Assistant Director, Consumer Protection Unit

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Wilmington, DE 19801

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*Attorneys for Plaintiff State of Delaware, ex rel.
Matthew P. Denn, Attorney General of the State
of Delaware*



EXHIBIT A



Autumn Park Delaware

Nestled in a tranquil, lushly landscaped setting, our unique Newark Delaware apartment rentals provide a friendly environment where you'll have the opportunity to really get to know your neighbors. In addition to all of the conveniences and services that transform apartment living into a distinctive lifestyle, you'll be close to where you work and play. Enjoy our complete array of distinctive features at these apartments in Newark Delaware.

Apartment Home Features: Community Features:

- Free heat and hot water
- Spacious 1, 2, & 3 BR floor plans
- Select units with patios or balconies
- Spacious closets
- Pool
- Responsive management team
- fitness center
- Easy access to major roads
- Twenty-four hour emergency maintenance
- Fully equipped kitchens including range and refrigerator
- Laundry facilities
- Wall to wall carpeting
- Small Pets conditionally accepted
- Window treatments provided
- Cable ready apartment
- Bus transportation
- Off street parking
- Easy access to major roads
- Twenty-four hour emergency maintenance
- Snow removal included
- Professional landscaping included

Floor Plans • Photos • Directions • Request Information •  RENT PAYMENT



Autumn Park Delaware
 41 Winterhaven Drive
 Newark, DE 19702
Phone: 866-981-7153
 apn@mmgaps.com
 Facebook
 Twitter

Metropolitan Management Group Corporate Offices
 1030 Reed Avenue, Suite 100 | Wyomissing, PA 19610 | Phone 610-288-7700 | Fax 610-378-9315 | Email: info@mmgaps.com



EXHIBIT B



Hidden Creek Commons

Floor Plans • Photos • Directions • Request Information • RENT PAYMENT

Apartment Home Features:

- Inside it is always the exact temperature you desire
- Thermopane windows
- Miniblinds
- Wall-to-wall carpeting
- Decorator bath and kitchen with all Formica cabinets and counter tops.
- Disposal and dishwasher are also included in each planned kitchen.
- Each apartment has its own private entrance.
- Living and dining room
- Sliding glass doors
- Individual patio or balcony

Community Features:

- Air Conditioning
- Parking
- Pool
- Onsite Laundry
- Washer/Dryer in Unit
- Walk-in Closet
- Wireless Internet
- Cable-Ready
- Short-term Available
- Cats Allowed
- Small Dogs Allowed



Hidden Creek Commons

72 Hobart Drive.
Newark, DE 19713
Phone: 302-731-1280
hcc@mmgaps.com

Facebook
 Twitter

Metropolitan Management Group Corporate Offices

1030 Reed Avenue, Suite 100 | Wyomissing, PA 19610 | Phone 610-288-7700 | Fax 610-378-9315 | Email: info@mmgaps.com



EXHIBIT C

[CL delaware](#) > [housing](#) > [apts/housing for rent](#)

Posted about 19 hours ago on: 2017-02-15 5:27pm

Contact Information:

\$895 / 1br - 906ft² - Spacious 1 Bedroom 1 Bath Free Heat And Hot Water Included (Newark, De)

image 1 of 8



1BR / 1Ba 906ft² : available mar 6

cats are OK - purrr
dogs are OK - woof
apartment
laundry in bldg
off-street parking

1 bedroom 1 bath 906sqft \$895/mo

Autumn Park Delaware

CALL US TODAY: [show contact info](#)

Want more information? <http://unit-availability.com/lead/30i428625616/1?extnId=6708423>

DESCRIPTION:

At Autumn Park Delaware, our inspired vision of apartment living begins with spacious floor plans. Each of our Newark apartment rentals is thoughtfully designed to emphasize roominess. Unique decorator touches are built into the construction to inspire your own creativity. With our superior location, strong community focus, and diverse selection of living space, why live in any other apartment in Delaware?

OFFICE HOURS:

QR Code Link to This Post



Monday: 9:00am to 6:00pm

Tuesday: 9:00am to 6:00pm

Wednesday: 9:00am to 6:00pm

Thursday: 9:00am to 6:00pm

Friday: 9:00am to 6:00pm

Saturday: 10:00am to 4:00pm

FLOORPLAN/UNIT AMENITIES:

- * Private Patio
- * Free Heat and Hot Water
- * Large Closets
- * Private Balcony
- * Refrigerator
- * Plush Wall to Wall Carpeting
- * Spacious Living Area
- * Air Conditioning

PROPERTY AMENITIES:

- * Easy Access to Major Roads
- * On-site Maintenance
- * Pool
- * Small Pets Welcome
- * Lush Courtyards and Landscaping
- * Heat Hot Water and Trash Included
- * 24-Hour Availability
- * Se Hablamos Espanol
- * Laundry
- * Regular resident activities
- * Suburban Neighborhood
- * Responsive management t team
- * Fitness Center
- * Enormous Floor plans

CALL US TODAY! [show contact info](#)

41 Winterhaven Drive
Newark, de 19702

Managed By: Metropolitan Management Corp

Equal Housing Opportunity







EXHIBIT D

Find friends

Timeline Home Post Details



Hidden Creek Commons

Hidden Creek Commons
@hiddencreekcommons

Home

About

Photos

Likes

Poll Daddy Polls

Posts

Create a Page



Like

Follow

Share

Call Now

Message

About

Suggest Edits

HOURS

🕒 Open Now 9:00AM - 5:00PM

BUSINESS INFO

📌 Business Details

Parking	Parking Lot parking
Price Range	\$\$\$

CONTACT INFO

📞 Call (844) 536-5533

📧 @hiddencreekcommons

Message Now

✉ hcc@mmgaps.com

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CELEBRATE LIFE at HIDDEN CREEK COMMONS! 1 and 2 bedroom apartments with private entrances, washer & dryer, central air and much much more.

Apartment & Condo Building · Real Estate

STORY

Welcome Home to Hidden Creek Commons in Newark, DE. All the comforts of a home and the affordability of an apartment are uniquely combined in the cozy and private setting of Hidden Creek Commons. Inside it is always the exact temperature you desire, no matter what the season. Thermopane windows help the individually controlled central heat and air conditioning to do its job economically. The he... [See More](#)

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Chat

DOJ_Metro_000006

- **Hidden Creek Commons**

- [Save PropertySave](#)

- **\$820 - \$1045**

Contact for Availability

- 142 Greenbridge Drive B-1, Newark, DE 19713

- [Luxury Community](#)

[Check Availability](#)

or Call:

(302) 223-3391



Amenities

Apartment Features

- Air ConditioningAir Conditioning
- BalconyBalcony
- Cable ReadyCable Ready
- Ceiling Fan(s)Ceiling Fan(s)

Special Features

- PetsPets

- Short Term AvailableShort Term Available

Community Features

- Accepts Electronic PaymentsAccepts Electronic Payments
- Emergency MaintenanceEmergency Maintenance
- Extra StorageExtra Storage
- Fitness CenterFitness Center

Additional Features

- Inside it is always the exact temperature you desiInside it is always the exact temperature you desi
- Thermopane windowsThermopane windows
- Electric HeatElectric Heat
- Wall-to-wall carpetWall-to-wall carpet

Pets

- Call for PolicyCall for PolicyWeight restriction: 2520 inches in height at full maturity
- Cats AllowedCats Allowed

Call (302) 223-3391 or [Check Availability](#)

Floor Plans & Pricing

[All Floor Plans](#) [1 Bedroom](#) [2 Bedrooms](#)

Apartment



Beds1 Bed
Baths1 Bath
SQFT550 SQ.FT

Deposit: \$820
\$820-\$945 / mo

[Check Availability](#)

Apartment

- Short Term AvailableShort Term Available

Community Features

- Accepts Electronic PaymentsAccepts Electronic Payments
- Emergency MaintenanceEmergency Maintenance
- Extra StorageExtra Storage
- Fitness CenterFitness Center

Additional Features

- Inside it is always the exact temperature you desiInside it is always the exact temperature you desi
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Call (302) 223-3391 or [Check Availability](#)

Floor Plans & Pricing

[All Floor Plans](#) [1 Bedroom](#) [2 Bedrooms](#)

Apartment

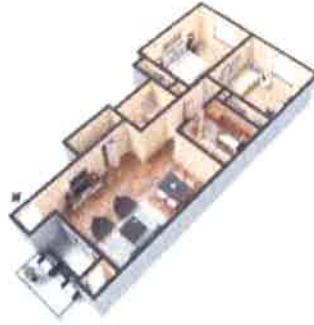


Beds1 Bed
Baths1 Bath
SQFT550 SQ.FT

Deposit: \$820
\$820-\$945 / mo

[Check Availability](#)

Apartment



Beds2 Beds
Baths1 Bath
SQFT780 SQ.FT

Deposit: \$920
\$920-\$1045 / mo
[Check Availability](#)

Apartment



Beds2 Beds
Baths1 Bath
SQFT840 SQ.FT

Deposit: \$960
\$960-\$1005 / mo
[Check Availability](#)

Prices and availability subject to change without notice

Property Details



Hidden Creek Commons

All the comforts of a home and the affordability of an apartment are uniquely combined in the cozy and private setting of Hidden Creek Commons. Hidden Creek Commons is located in Newark and minutes from Wilmington and I-95, we provide our residents with easy access to many recreational opportunities, convenient shopping and a fine school district. Our friendly management is ready to serve you!

Lease Terms

Variable, 6-Month, 9-Month, 12-Month

Call (302) 223-3391 or [Check Availability](#)

Office Hours

Open Today

9:00 AM ~ 5:00 PM

[View All](#)

Call (302) 223-3391 or [Check Availability](#)



EXHIBIT E



Hidden Creek Commons Apartments

142 Greenbridge Drive #B1, Newark DE 19713

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Hidden Creek Commons Apartments

Newark, DE

Hidden Creek Commons in Newark Delaware offer one and two bedroom floor plans. Nestled in Newark, DE surrounded by trees in a private setting you'll enjoy a stroll around the property or a dip in our swimming pool. Each unit has its own washer and dryer, dishwasher and disposals. Wall to wall carpeting are throughout our spacious floor plans. Each unit has a Private Entrance, patio or balcony & central air conditioning. Affordable 1 and 2 bedrooms in New Castle County. Pet Friendly!

Are you the manager of this property?

[CLAIM THIS LISTING](#)

Pet Policy

Cats and Dogs Welcome! Call for details and restrictions.

Property Highlights

- Private Entrances
- Spacious 1 & 2 Bedroom Floor Plans
- Central Air Conditioning
- Wall to Wall Carpet
- Washer & Dryer in each unit
- Dishwasher & Disposal in each unit

Patio or Balcony with each unit

[SEARCH NEARBY APARTMENTS](#)

- 24 Hour Emergency Maintenance
 - On Site Management Office
 - Close to Public Transportation
 - Convenient to Major Highways
-

Apartment Amenities

- Air Conditioning
- Carpet
- Dishwasher

[READ MORE](#)

Community Features

- Courtyard
 - Pool
 - Public Transportation
 - Surface Lot
-

Local Schools

- Brookside Elementary School
- Newark High School
- Shue-Medill Middle School

We believe school data to be accurate, but do not guarantee that. Please be sure to verify where your children will attend school before making your housing decision.

Nearby Neighborhoods

- Spring Run Apartments

SEARCH NEARBY APARTMENTS

Sponsored

Floor Plans and Pricing

1 BED 2 BEDS

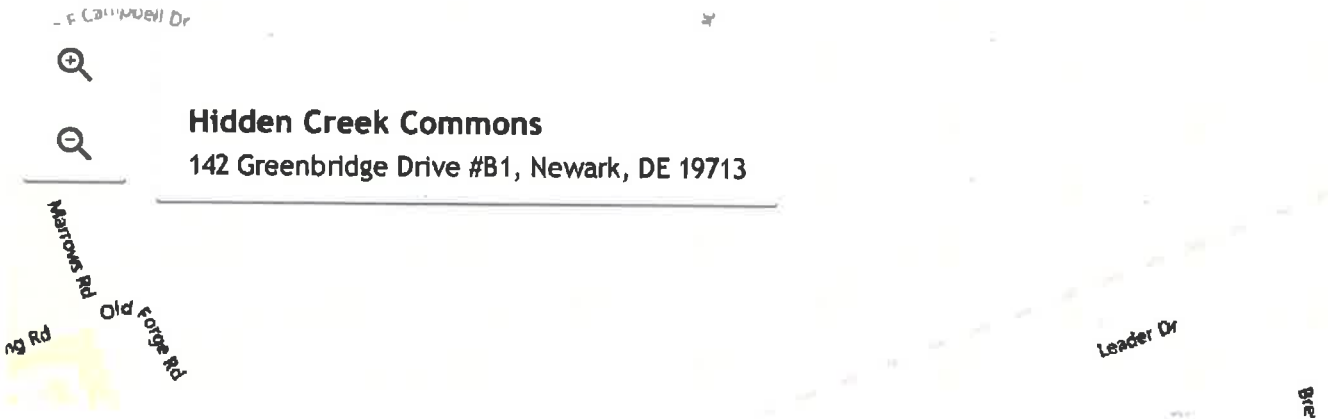
1 Bed 1 Bath

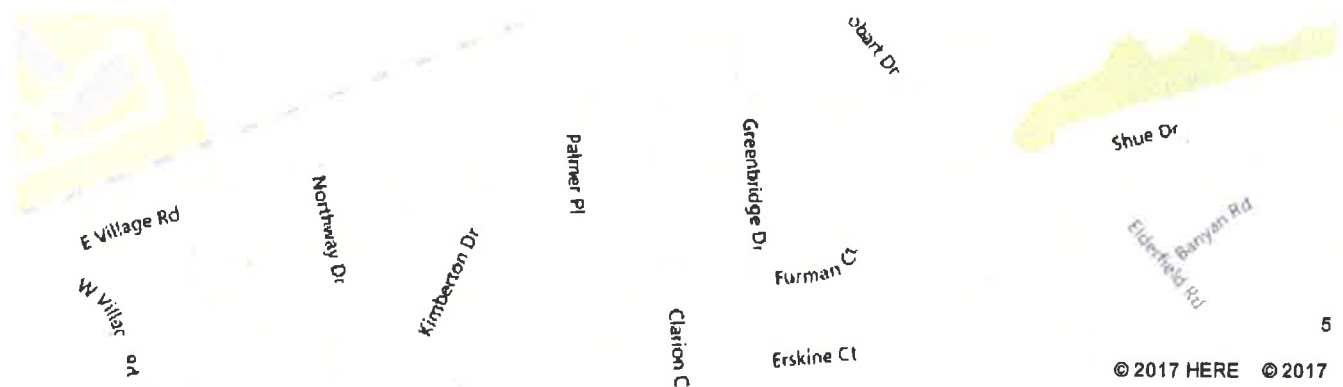


One Bedroom
Not Available

Map of Hidden Creek Commons

PROPERTY LOCATION NEARBY ATTRACTIONS





Property Details

Welcome Home to Hidden Creek Commons in Newark, DE. All the comforts of a home and the affordability of an apartment are uniquely combined in the cozy and private setting of Hidden Creek Commons. Inside it is always the exact temperature you desire, no matter what the season. Thermopane windows help the individually controlled central heat and air conditioning to do its job economically. The heat is clean, it's electric. Other features not normally found in most apartments make living at Hidden Creek Commons more pleasurable. For example, mini blinds, wall to wall carpeting, decorating bath and kitchen with all formica cabinets and counter tops. Speaking of convenience, what could be more convenient than your own 'in apartment' washer and dryer? A disposal & dishwasher are also included in each planned kitchen. Each apartment has its own private entrance, no common entry hall, no need for you or your family to be disturbed by other residents entering or leaving the building. Picture yourself enjoying the comforts of Hidden Creek Commons. From your living/dining room, step out through large sliding glass doors onto your individual patio or balcony, or enjoy the view from within. Everything has been carefully thought out for the optimum enjoyment, privacy and pleasure of the family who lives at Hidden Creek Commons. Enjoy the free pool. Ideally located near everything. Call today and let us help you plan your move to your new home. Pet Friendly- Cats and Dogs! Call for details and restrictions.

Contact Information and Hours

Address:

142 Greenbridge Drive #B1
Newark, DE 19713

Driving Directions:



EXHIBIT F

Hidden Creek Commons

302-861-5081

Check Availability

[Home](#) [Floor Plans](#) [Features & Amenities](#) [Gallery](#) [Location](#) [Contact](#) [Maintenance Request](#)

Our Available Floor Plans

* Pricing and availability are subject to change daily. Please call the leasing office for more details.



Apartment

\$820 - \$945

1 BED / 1 BATH

550-780 Sq. Ft.



Apartment
\$920 - \$1045
2 BED / 1 BATH
780-900 Sq. Ft.



Apartment
\$960 - \$1005
2 BED / 1 BATH
840 Sq. Ft.

Hidden Creek Commons

302-861-5081

Check Availability

[Home](#) [Floor Plans](#) [Features & Amenities](#) [Gallery](#) [Location](#) [Contact](#) [Maintenance Request](#)

Features & Amenities

Apartment Features

- Air Conditioning
- Balcony
- Cable Ready
- Ceiling Fan(S)
- Dishwasher
- Microwave
- New/Renovated Interior
- Some Paid Utilities
- Washer & Dryer In Unit
- Garbage Disposal

Community Features

- Accepts Electronic Payments
- Emergency Maintenance
- Extra Storage
- Fitness Center
- High Speed Internet Access
- Playground
- Public Transportation
- Swimming Pool
- On Site Maintenance
- On Site Management
- Pet Friendly

- Luxury Community

Special Features

- Pets
- Short Term Available

Additional Features

- Inside It Is Always The Exact Temperature You Desi
- Thermopane Windows
- Electric Heat
- Wall-To-Wall Carpet
- Kitchen With Al Formica Cabinets And Counter Tops
- Private Entrances
- Dishwashers
- Central A/C
- Washer/Dryer In Every Apt.
- Living And Dining Room
- 24-Hr. Maintenance
- Miniblinds
- Cable Ready
- Individual Patio Or Balcony
- Generous Closet Space
- Sliding Glass Doors
- Barbecue Grills
- Adjacent Neighborhood Park
- Convenient To Shopping And Restaurants

Hidden Creek Commons

142 Greenbridge Drive B-1, Newark, Delaware 19713

302-861-5081

[Floor Plans](#)

[Features & Amenities](#)

[Gallery](#)

[Location](#)

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EXHIBIT G

Cases and Violations

Subdivision: HIDDEN CREEK COMMONS

Parcel: 0902140068

Inspections completed from: 1/2/2012 To 1/31/2017

Case	Parcel	Address	Type	Added	Resolved
Subdivision: HIDDEN CREEK COMMONS					
201209038	0902140068	22 HOBART DR APT A3	IPMC	01/17/2013	03/13/2013
	Inspection	1302720 CE INSPECT	CODE ENFORCEMENT INSPECTION	01/22/2013	Failed
		Violation PM.704.2	SMOKE DETECTORS		
		Violation 604.3	ELECTRICAL SYSTEM HAZARDS		
		Violation 505.4	WATER HEATING FACILITIES		
		Violation 305.3	INTERIOR SURFACES		
201300178	0902140068	12 HOBART DR	UDC	01/11/2013	04/18/2013
	Inspection	1301163 CE INSPECT	CODE ENFORCEMENT INSPECTION	01/14/2013	Failed
		Violation 40.31.715A	RENAME SUBDIVISION OR LAND DEV		
201300837	0902140068	82 HOBART DR APT E2	IPMC	02/06/2013	03/14/2013
	Inspection	1307789 CE INSPECT	CODE ENFORCEMENT INSPECTION	02/07/2013	Failed
		Violation 604.3	ELECTRICAL SYSTEM HAZARDS		
		Violation 505.4	WATER HEATING FACILITIES		
		Violation 403.5	CLOTHES DRYER EXHAUST		
		Violation 603.1	MECHANICAL APPLIANCES		
201305306	0902140068	92 HOBART DR APT C2	IPMC	07/02/2013	10/23/2013
	Inspection	1351310 CE INSPECT	CODE ENFORCEMENT INSPECTION	07/10/2013	Failed
		Violation 604.3	ELECTRICAL SYSTEM HAZARDS		
		Violation 504.1	PLUMBING SYSTEM & FIXTURE GEN.		
		Violation PM.308.1	INFESTATION		
		Violation 305.3	INTERIOR SURFACES		
		Violation 304.7	ROOFS AND DRAINAGE		
		Violation 304.6	EXTERIOR WALLS		
201305355	0902140068	12 HOBART DR APT B1	IPMC	07/05/2013	08/13/2013
	Inspection	1351922 CE INSPECT	CODE ENFORCEMENT INSPECTION	07/08/2013	Failed
		Violation 604.3	ELECTRICAL SYSTEM HAZARDS		
		Violation 505.4	WATER HEATING FACILITIES		
		Violation 305.3	INTERIOR SURFACES		
		Violation 304.7	ROOFS AND DRAINAGE		
201401064	0902140068	12 HOBART DR APT A1	IPMC	02/28/2014	03/17/2015
	Inspection	1412690 CE INSPECT	CODE ENFORCEMENT INSPECTION	03/06/2014	Failed
		Violation 305.3	INTERIOR SURFACES		
		Violation 305.4	STAIRS AND WALKING SURFACES		
		Violation 305.6	INTERIOR DOORS		
		Violation PM.704.2	SMOKE DETECTORS		
		Violation 304.1	EXTERIOR STRUCTURE-GENERAL		
201401744	0902140068	72 HOBART DR APT F3	IPMC	04/01/2014	04/22/2014
	Inspection	1421265 CE INSPECT	CODE ENFORCEMENT INSPECTION	04/02/2014	Failed
		Violation 304.3	PREMISES IDENTIFICATION		
		Violation 305.3	INTERIOR SURFACES		

Cases and Violations

Subdivision: HIDDEN CREEK COMMONS

Parcel: 0902140068

Inspections completed from: 1/2/2012 To 1/31/2017

201404249	0902140068	152	GREENBRIDGE DR	APT B4	IPMC	06/11/2014	10/01/2014
	Inspection	1443803	CE INSPECT	CODE ENFORCEMENT INSPECTION		06/17/2014	Failed
		Violation	PM.704.2	SMOKE DETECTORS			
		Violation	604.3	ELECTRICAL SYSTEM HAZARDS			
		Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.			
		Violation	403.2	BATHROOM AND TOILET ROOMS			
		Violation	305.4	STAIRS AND WALKING SURFACES			
		Violation	603.1	MECHANICAL APPLIANCES			
201405896	0902140068	12	HOBART DR	APT E1	IPMC	08/06/2014	09/15/2014
	Inspection	1463056	CE INSPECT	CODE ENFORCEMENT INSPECTION		08/07/2014	Failed
		Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.			
		Violation	305.4	STAIRS AND WALKING SURFACES			
201406594	0902140068	92	HOBART DR	APT C2	TEP	09/02/2014	06/29/2015
	Inspection	1472001	CE INSPECT	CODE ENFORCEMENT INSPECTION		09/05/2014	Failed
		Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.			
		Violation	305.3	INTERIOR SURFACES			
		Violation	603.1	MECHANICAL APPLIANCES			
		Violation	PM.304.13.2	OPENABLE WINDOW			
		Violation	304.7	ROOFS AND DRAINAGE			
201406760	0902140068	162	GREENBRIDGE DR	APT B3	BUG	09/08/2014	12/17/2014
	Inspection	1474040	CE INSPECT	CODE ENFORCEMENT INSPECTION		09/15/2014	Failed
		Violation	PM.308.1	INFESTATION			
		Violation	304.9	OVERHANG EXTENSIONS			
		Violation	305.3	INTERIOR SURFACES			
		Violation	603.1	MECHANICAL APPLIANCES			
201408060	0902140068	72	HOBART DR	APT A1	IPMC	11/05/2014	03/23/2015
	Inspection	1493302	CE INSPECT	CODE ENFORCEMENT INSPECTION		11/07/2014	Failed
		Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.			
201408639	0902140068	92	HOBART DR	APT A3	NHT	12/10/2014	12/11/2014
	Inspection	1504191	CE INSPECT	CODE ENFORCEMENT INSPECTION		12/11/2014	Failed
		Violation	603.1	MECHANICAL APPLIANCES			
201408658	0902140068	162	GREENBRIDGE DR	APT A2	IPMC	12/11/2014	03/23/2015
	Inspection	1504597	CE INSPECT	CODE ENFORCEMENT INSPECTION		12/15/2014	Failed
		Violation	604.3	ELECTRICAL SYSTEM HAZARDS			
		Violation	505.4	WATER HEATING FACILITIES			
		Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.			
		Violation	403.2	BATHROOM AND TOILET ROOMS			
		Violation	305.3	INTERIOR SURFACES			
		Violation	305.4	STAIRS AND WALKING SURFACES			
201500067	0902140068	32	HOBART DR	APT A2	NHT	01/06/2015	01/07/2015
	Inspection	1508979	CE INSPECT	CODE ENFORCEMENT INSPECTION		01/06/2015	Failed
		Violation	603.1	MECHANICAL APPLIANCES			
201501644	0902140068	142	GREENBRIDGE DR	APT B4	INS	02/24/2015	03/23/2015
	Inspection	1523022	CE INSPECT	CODE ENFORCEMENT INSPECTION		02/25/2015	Failed
		Violation	604.3	ELECTRICAL SYSTEM HAZARDS			
		Violation	305.6	INTERIOR DOORS			

Cases and Violations

Subdivision: HIDDEN CREEK COMMONS

Parcel: 0902140068

Inspections completed from: 1/2/2012 To 1/31/2017

201501885	0902140068	82	HOBART DR APT A1	IPMC	03/09/2015	07/27/2015
	Inspection	1526502	CE INSPECT	CODE ENFORCEMENT INSPECTION	03/10/2015	Failed
			Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.	
			Violation	505.4	WATER HEATING FACILITIES	
			Violation	305.6	INTERIOR DOORS	
			Violation	305.4	STAIRS AND WALKING SURFACES	
201502211	0902140068	82	HOBART DR APT D3	IPMC	03/19/2015	04/28/2015
	Inspection	1530248	CE INSPECT	CODE ENFORCEMENT INSPECTION	04/02/2015	Failed
			Violation	604.3	ELECTRICAL SYSTEM HAZARDS	
			Violation	304.12	HANDRAILS AND GUARDS	
			Violation	305.6	INTERIOR DOORS	
			Violation	305.4	STAIRS AND WALKING SURFACES	
201505980	0902140068	22	HOBART DR APT B1	IPMC	06/25/2015	07/27/2015
	Inspection	1568084	CE INSPECT	CODE ENFORCEMENT INSPECTION	06/30/2015	Failed
			Violation	505.4	WATER HEATING FACILITIES	
			Violation	603.1	MECHANICAL APPLIANCES	
			Violation	305.3	INTERIOR SURFACES	
201506894	0902140068	12	HOBART DR APT E4	VAR	07/20/2015	08/18/2015
	Inspection	1577002	CE INSPECT	CODE ENFORCEMENT INSPECTION	07/22/2015	Failed
			Violation	PM.308.1	INFESTATION	
201506959	0902140068	92	HOBART DR BLDG D	UHH	07/22/2015	07/27/2015
	Inspection	1577694	CE INSPECT	CODE ENFORCEMENT INSPECTION	07/22/2015	Failed
			Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.	
201507024	0902140068	92	HOBART DR APT E2	IPMC	07/23/2015	01/06/2016
	Inspection	1578428	CE INSPECT	CODE ENFORCEMENT INSPECTION	07/27/2015	Failed
			Violation	PM.704.2	SMOKE DETECTORS	
			Violation	304.7	ROOFS AND DRAINAGE	
			Violation	305.3	INTERIOR SURFACES	
201507146	0902140068	12	HOBART DR APT F3	NAC	07/28/2015	09/21/2015
	Inspection	1580103	CE INSPECT	CODE ENFORCEMENT INSPECTION	07/30/2015	Failed
			Violation	603.1	MECHANICAL APPLIANCES	
			Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.	
			Violation	PM.304.14	INSECT SCREENS	
			Violation	PM.304.13.2	OPENABLE WINDOW	
201507310	0902140068	162	GREENBRIDGE DR APT D2	TEP	07/31/2015	01/06/2016
	Inspection	1581905	CE INSPECT	CODE ENFORCEMENT INSPECTION	08/06/2015	Failed
			Violation	604.3	ELECTRICAL SYSTEM HAZARDS	
			Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.	
			Violation	505.4	WATER HEATING FACILITIES	
			Violation	304.12	HANDRAILS AND GUARDS	
			Violation	304.7	ROOFS AND DRAINAGE	
			Violation	603.1	MECHANICAL APPLIANCES	
201507681	0902140068	82	HOBART DR APT A1	IPMC	08/13/2015	01/14/2016

Cases and Violations

Subdivision: HIDDEN CREEK COMMONS

Parcel: 0902140068

Inspections completed from: 1/2/2012 To 1/31/2017

	Inspection	1586941	CE INSPECT	CODE ENFORCEMENT INSPECTION	08/17/2015	Failed
			Violation	305.4	STAIRS AND WALKING SURFACES	
			Violation	604.3	ELECTRICAL SYSTEM HAZARDS	
			Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.	
			Violation	305.6	INTERIOR DOORS	
			Violation	305.3	INTERIOR SURFACES	
201507747	0902140068	12	HOBART DR APT F1	RAT	08/14/2015	09/21/2015
	Inspection	1587844	CE INSPECT	CODE ENFORCEMENT INSPECTION	08/18/2015	Failed
			Violation	PM.308.1	INFESTATION	
201507985	0902140068	12	HOBART DR APT B1	MLD	08/24/2015	03/31/2016
	Inspection	1591019	CE INSPECT	CODE ENFORCEMENT INSPECTION	08/26/2015	Failed
			Violation	PM.704.2	SMOKE DETECTORS	
			Violation	403.2	BATHROOM AND TOILET ROOMS	
			Violation	603.1	MECHANICAL APPLIANCES	
201508149	0902140068	12	HOBART DR APT B1	IPMC	09/01/2015	10/19/2015
	Inspection	1594561	CE INSPECT	CODE ENFORCEMENT INSPECTION	09/03/2015	Failed
			Violation	PM.704.1	GENERAL - FIRE DETECTION	
201508479	0902140068	92	HOBART DR APT E3	IPMC	09/10/2015	09/18/2015
	Inspection	1597757	CE INSPECT	CODE ENFORCEMENT INSPECTION	09/11/2015	Failed
			Violation	PM.108.1.3	UNFIT STRUCTURE	
201509077	0902140068	152	GREENBRIDGE DR APT B2	IPMC	10/05/2015	07/19/2016
	Inspection	1607497	CE INSPECT	CODE ENFORCEMENT INSPECTION	10/14/2015	Failed
			Violation	604.3	ELECTRICAL SYSTEM HAZARDS	
			Violation	403.5	CLOTHES DRYER EXHAUST	
			Violation	305.6	INTERIOR DOORS	
			Violation	603.1	MECHANICAL APPLIANCES	
			Violation	PM.304.13.2	OPENABLE WINDOW	
201509594	0902140068	142	GREENBRIDGE DR APT C1	IPMC	10/26/2015	02/23/2016
	Inspection	1615732	CE INSPECT	CODE ENFORCEMENT INSPECTION	10/28/2015	Failed
			Violation	305.3	INTERIOR SURFACES	
			Violation	604.3	ELECTRICAL SYSTEM HAZARDS	
			Violation	506.1	SANITARY DRAINAGE SYS. (GEN.)	
			Violation	603.1	MECHANICAL APPLIANCES	
201509980	0902140068	22	HOBART DR APT E4	IPMC	11/17/2015	01/04/2016
	Inspection	1623614	CE INSPECT	CODE ENFORCEMENT INSPECTION	11/17/2015	Failed
			Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.	
201510018	0902140068	152	GREENBRIDGE DR APT C1	MLD	11/17/2015	01/07/2016
	Inspection	1623984	CE INSPECT	CODE ENFORCEMENT INSPECTION	11/17/2015	Failed
			Violation	603.1	MECHANICAL APPLIANCES	
			Violation	PM.304.13.2	OPENABLE WINDOW	
			Violation	305.3	INTERIOR SURFACES	
201510308	0902140068	12	HOBART DR APT A3	IPMC	12/01/2015	05/18/2016

Cases and Violations

Subdivision: HIDDEN CREEK COMMONS

Parcel: 0902140068

Inspections completed from: 1/2/2012 To 1/31/2017

	Inspection	1627927	CE INSPECT	CODE ENFORCEMENT INSPECTION	12/03/2015	Failed
			Violation	PM.704.2	SMOKE DETECTORS	
			Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.	
			Violation	505.4	WATER HEATING FACILITIES	
			Violation	PM.304.13.2	OPENABLE WINDOW	
			Violation	603.1	MECHANICAL APPLIANCES	
201510338	0902140068	22	HOBART DR APT B3	IPMC	12/02/2015	05/18/2016
	Inspection	1628328	CE INSPECT	CODE ENFORCEMENT INSPECTION	12/03/2015	Failed
			Violation	603.1	MECHANICAL APPLIANCES	
			Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.	
			Violation	505.4	WATER HEATING FACILITIES	
201510656	0902140068	82	HOBART DR APT B4	IPMC	12/15/2015	03/24/2016
	Inspection	1632933	CE INSPECT	CODE ENFORCEMENT INSPECTION	12/17/2015	Failed
			Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.	
201600657	0902140068	152	GREENBRIDGE DR APT D2	NHT	02/03/2016	02/29/2016
	Inspection	1645679	CE INSPECT	CODE ENFORCEMENT INSPECTION	02/03/2016	Failed
			Violation	603.1	MECHANICAL APPLIANCES	
201600824	0902140068	22	HOBART DR APT D4	NHT	02/10/2016	02/29/2016
	Inspection	1648093	CE INSPECT	CODE ENFORCEMENT INSPECTION	02/11/2016	Failed
			Violation	603.1	MECHANICAL APPLIANCES	
201601272	0902140068	32	HOBART DR APT C1	NHT	03/04/2016	07/21/2016
	Inspection	1655228	CE INSPECT	CODE ENFORCEMENT INSPECTION	03/04/2016	Failed
			Violation	603.1	MECHANICAL APPLIANCES	
201601361	0902140068	22	HOBART DR APT D2	NHT	03/09/2016	04/26/2016
	Inspection	1656742	CE INSPECT	CODE ENFORCEMENT INSPECTION	03/14/2016	Failed
			Violation	603.1	MECHANICAL APPLIANCES	
201604379	0902140068	32	HOBART DR APT C1	MLD	06/02/2016	07/21/2016
	Inspection	1687955	CE INSPECT	CODE ENFORCEMENT INSPECTION	06/03/2016	Failed
			Violation	305.3	INTERIOR SURFACES	
201604576	0902140068	152	GREENBRIDGE DR APT C2	NAC	06/07/2016	12/30/2016
	Inspection	1689327	CE INSPECT	CODE ENFORCEMENT INSPECTION	06/09/2016	Failed
			Violation	603.1	MECHANICAL APPLIANCES	
201604942	0902140068	92	HOBART DR APT B4	IPMC	06/16/2016	12/30/2016
	Inspection	1692923	CE INSPECT	CODE ENFORCEMENT INSPECTION	06/23/2016	Failed
			Violation	305.3	INTERIOR SURFACES	
			Violation	PM.504.3	PLUMBING SYSTEM HAZARDS	
			Violation	605.3	LIGHTING FIXTURES	
201605139	0902140068	162	GREENBRIDGE DR APT D2	NAC	06/22/2016	12/30/2016
	Inspection	1694844	CE INSPECT	CODE ENFORCEMENT INSPECTION	06/24/2016	Failed
			Violation	PM.504.3	PLUMBING SYSTEM HAZARDS	
			Violation	603.1	MECHANICAL APPLIANCES	
201605392	0902140068	152	GREENBRIDGE DR APT C1	IPMC	06/30/2016	09/27/2016

Cases and Violations

Subdivision: HIDDEN CREEK COMMONS

Parcel: 0902140068

Inspections completed from: 1/2/2012 To 1/31/2017

	Inspection	1697663	CE INSPECT	CODE ENFORCEMENT INSPECTION	06/30/2016	Failed
			Violation	PM.704.2	SMOKE DETECTORS	
			Violation	305.3	INTERIOR SURFACES	
			Violation	603.1	MECHANICAL APPLIANCES	
201605411	0902140068	92	HOBART DR APT D4	NAC	06/30/2016	11/01/2016
	Inspection	1697932	CE INSPECT	CODE ENFORCEMENT INSPECTION	06/30/2016	Failed
			Violation	603.1	MECHANICAL APPLIANCES	
201605479	0902140068	82	HOBART DR APT C4	MLD	07/05/2016	09/27/2016
	Inspection	1698622	CE INSPECT	CODE ENFORCEMENT INSPECTION	07/06/2016	Failed
			Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.	
201605482	0902140068	152	GREENBRIDGE DR APT B1	NAC	07/05/2016	09/27/2016
	Inspection	1698630	CE INSPECT	CODE ENFORCEMENT INSPECTION	07/06/2016	Failed
			Violation	603.1	MECHANICAL APPLIANCES	
			Violation	305.6	INTERIOR DOORS	
201605597	0902140068	162	GREENBRIDGE DR APT B2	NAC	07/07/2016	12/06/2016
	Inspection	1699770	CE INSPECT	CODE ENFORCEMENT INSPECTION	07/08/2016	Failed
			Violation	505.4	WATER HEATING FACILITIES	
			Violation	603.1	MECHANICAL APPLIANCES	
201605600	0902140068	82	HOBART DR APT A3	BUG	07/07/2016	11/01/2016
	Inspection	1699773	CE INSPECT	CODE ENFORCEMENT INSPECTION	07/11/2016	Failed
			Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.	
			Violation	PM.308.1	INFESTATION	
			Violation	603.1	MECHANICAL APPLIANCES	
201606955	0902140068	82	HOBART DR APT B4	IPMC	08/18/2016	11/01/2016
	Inspection	1719980	CE INSPECT	CODE ENFORCEMENT INSPECTION	09/02/2016	Failed
			Violation	305.3	INTERIOR SURFACES	
			Violation	603.1	MECHANICAL APPLIANCES	
			Violation	304.7	ROOFS AND DRAINAGE	
201607342	0902140068	12	HOBART DR APT D2	IPMC	09/01/2016	
	Inspection	1719993	CE INSPECT	CODE ENFORCEMENT INSPECTION	09/09/2016	Failed
			Violation	603.1	MECHANICAL APPLIANCES	
201608012	0902140068	162	GREENBRIDGE DR APT F1	IPMC	09/26/2016	12/19/2016
	Inspection	1727927	CE INSPECT	CODE ENFORCEMENT INSPECTION	09/27/2016	Failed
			Violation	603.1	MECHANICAL APPLIANCES	
201608066	0902140068	152	GREENBRIDGE DR APT B1	IPMC	09/28/2016	01/25/2017
	Inspection	1728864	CE INSPECT	CODE ENFORCEMENT INSPECTION	09/29/2016	Failed
			Violation	603.1	MECHANICAL APPLIANCES	
201608190	0902140068	82	HOBART DR APT C4	BUG	10/05/2016	
	Inspection	1731239	CE INSPECT	CODE ENFORCEMENT INSPECTION	10/17/2016	Failed
			Violation	PM.308.1	INFESTATION	
			Violation	403.2	BATHROOM AND TOILET ROOMS	
201608606	0902140068	162	GREENBRIDGE DR APT E4	NHT	10/25/2016	01/05/2017

Cases and Violations

Subdivision: HIDDEN CREEK COMMONS

Parcel: 0902140068

Inspections completed from: 1/2/2012 To 1/31/2017

	Inspection	1737318	CE INSPECT	CODE ENFORCEMENT INSPECTION	10/31/2016	Failed
			Violation 604.3	ELECTRICAL SYSTEM HAZARDS		
			Violation 602.3	HEAT SUPPLY		
			Violation 603.1	MECHANICAL APPLIANCES		
201608631	0902140068	92	HOBART DR APT C3	MLD	10/26/2016	01/24/2017
	Inspection	1737611	CE INSPECT	CODE ENFORCEMENT INSPECTION	11/10/2016	Failed
			Violation 504.1	PLUMBING SYSTEM & FIXTURE GEN.		
			Violation 304.7	ROOFS AND DRAINAGE		
			Violation 305.3	INTERIOR SURFACES		
201608699	0902140068	22	HOBART DR APT A3	NHT	10/31/2016	12/30/2016
	Inspection	1738531	CE INSPECT	CODE ENFORCEMENT INSPECTION	11/02/2016	Failed
			Violation 602.3	HEAT SUPPLY		
			Violation 603.1	MECHANICAL APPLIANCES		
201608765	0902140068	32	HOBART DR APT C1	NHT	11/02/2016	12/30/2016
	Inspection	1739327	CE INSPECT	CODE ENFORCEMENT INSPECTION	11/03/2016	Failed
			Violation 602.3	HEAT SUPPLY		
			Violation 603.1	MECHANICAL APPLIANCES		
201608933	0902140068	32	HOBART DR APT E3	NHT	11/15/2016	01/24/2017
	Inspection	1742837	CE INSPECT	CODE ENFORCEMENT INSPECTION	11/14/2016	Failed
			Violation 505.4	WATER HEATING FACILITIES		
			Violation 604.3	ELECTRICAL SYSTEM HAZARDS		
			Violation 602.3	HEAT SUPPLY		
			Violation 603.1	MECHANICAL APPLIANCES		
201609042	0902140068	22	HOBART DR APT D1	NHT	11/16/2016	01/13/2017
	Inspection	1743386	CE INSPECT	CODE ENFORCEMENT INSPECTION	11/17/2016	Failed
			Violation 602.2	RESIDENTIAL OCCUPANCIES		
			Violation 603.1	MECHANICAL APPLIANCES		
201609144	0902140068	142	GREENBRIDGE DR APT C3	NHT	11/22/2016	12/19/2016
	Inspection	1745035	CE INSPECT	CODE ENFORCEMENT INSPECTION	11/23/2016	Failed
			Violation 603.1	MECHANICAL APPLIANCES		
201609190	0902140068	22	HOBART DR APT A3	NHT	11/28/2016	12/30/2016
	Inspection	1745627	CE INSPECT	CODE ENFORCEMENT INSPECTION	11/28/2016	Failed
			Violation 602.3	HEAT SUPPLY		
201700013	0902140068	152	GREENBRIDGE DR APT D4	NHT	01/03/2017	
	Inspection	1755560	CE INSPECT	CODE ENFORCEMENT INSPECTION	01/05/2017	Failed
			Violation 602.2	RESIDENTIAL OCCUPANCIES		
			Violation 505.1	WATER SYSTEM (GENERAL)		
			Violation 305.3	INTERIOR SURFACES		
201700240	0902140068	32	HOBART DR APT B4	NHT	01/17/2017	
	Inspection	1759102	CE INSPECT	CODE ENFORCEMENT INSPECTION	01/17/2017	Failed
			Violation PM.602.3	HEAT SUPPLY		

Total Cases Inspected for Subdivision: 65

Total Cases Inspected: 65

Cases and Violations**Subdivision: AUTUMN PARK****Parcel: 1101720110****Inspections completed from: 1/2/2012 To 1/31/2017**

<u>Case</u>	<u>Parcel</u>	<u>Address</u>	<u>Type</u>	<u>Added</u>	<u>Resolved</u>
Subdivision: AUTUMN PARK					
201108831	1101720110	31 WINTERHAVEN DR APT 14	BUG	11/10/2011	08/20/2012
	Inspection	1187514 CE INSPECT CODE ENFORCEMENT INSPECTION		01/05/2012	Failed
		Violation PM.108.1.1 UNSAFE STRUCTURES			
	Inspection	1212004 CE INSPECT CODE ENFORCEMENT INSPECTION		03/05/2012	Failed
		Violation PM.108.1.1 UNSAFE STRUCTURES			
201200682	1101720110	7 WINTERHAVEN DR APT 13	NHT	02/13/2012	02/17/2012
	Inspection	1206346 CE INSPECT CODE ENFORCEMENT INSPECTION		02/13/2012	Failed
		Violation 602.3 HEAT SUPPLY			
201201271	1101720110	7 WINTERHAVEN DR APT 12	NHW	03/13/2012	03/20/2012
	Inspection	1214346 CE INSPECT CODE ENFORCEMENT INSPECTION		03/13/2012	Failed
		Violation 602.3 HEAT SUPPLY			
		Violation 505.4 WATER HEATING FACILITIES			
201204764	1101720110	39 WINTERHAVEN DR APT 8	IPMC	07/09/2012	08/08/2012
	Inspection	1249861 CE INSPECT CODE ENFORCEMENT INSPECTION		07/11/2012	Failed
		Violation 305.3 INTERIOR SURFACES			
		Violation 504.1 PLUMBING SYSTEM & FIXTURE GEN.			
		Violation 305.3 INTERIOR SURFACES			
		Violation 305.4 STAIRS AND WALKING SURFACES			
		Violation 603.1 MECHANICAL APPLIANCES			
		Violation PM.304.15 DOORS			
		Violation PM.304.14 INSECT SCREENS			
		Violation PM.704.2 SMOKE DETECTORS			
		Violation 305.6 INTERIOR DOORS			
		Violation PM.304.13.1 GLAZING			
		Violation 605.1 ELECTRICAL EQUIPMENT (INSTAL.)			
201204999	1101720110	30 WINTERHAVEN DR APT 6	IPMC	07/17/2012	08/06/2012
	Inspection	1252190 CE INSPECT CODE ENFORCEMENT INSPECTION		07/18/2012	Failed
		Violation 305.3 INTERIOR SURFACES			
		Violation PM.304.14 INSECT SCREENS			
201205092	1101720110	3 WINTERHAVEN DR APT 11	IPMC	07/19/2012	08/16/2012
	Inspection	1253263 CE INSPECT CODE ENFORCEMENT INSPECTION		07/26/2012	Failed
		Violation 403.2 BATHROOM AND TOILET ROOMS			
		Violation 305.3 INTERIOR SURFACES			
		Violation 603.1 MECHANICAL APPLIANCES			
201205628	1101720110	8 WINTERHAVEN DR BLDG	SWC	08/08/2012	09/11/2012
	Inspection	1259064 CE INSPECT CODE ENFORCEMENT INSPECTION		08/08/2012	Failed
		Violation 302.3 SIDEWALKS AND DRIVEWAYS			

Cases and Violations**Subdivision: AUTUMN PARK****Parcel: 1101720110****Inspections completed from: 1/2/2012 To 1/31/2017**

201205666	1101720110	37	WINTERHAVEN DR APT 5	NAC	08/09/2012	09/05/2012
	Inspection	1259326	CE INSPECT	CODE ENFORCEMENT INSPECTION	08/10/2012	Failed
			Violation	305.3 INTERIOR SURFACES		
			Violation	603.1 MECHANICAL APPLIANCES		
			Violation	PM.304.14 INSECT SCREENS		
			Violation	504.1 PLUMBING SYSTEM & FIXTURE GEN.		
			Violation	305.6 INTERIOR DOORS		
			Violation	PM.704.2 SMOKE DETECTORS		
			Violation	506.2 MAINTENANCE		
201206823	1101720110	40	WINTERHAVEN DR APT 11	MLD	09/10/2012	10/24/2012
	Inspection	1269129	CE INSPECT	CODE ENFORCEMENT INSPECTION	09/13/2012	Failed
			Violation	305.3 INTERIOR SURFACES		
201207323	1101720110	40	WINTERHAVEN DR BLDG	UNC	09/24/2012	01/17/2013
	Inspection	1273509	CE INSPECT	CODE ENFORCEMENT INSPECTION	09/25/2012	Failed
			Violation	06.03.004(A) 1. UNLICENSED CONTRACTOR		
			Violation	06.03.012(A) PERMITS - REQUIRED		
201207685	1101720110	36	WINTERHAVEN DR 9	IPMC	10/05/2012	07/09/2013
	Inspection	1277995	CE INSPECT	CODE ENFORCEMENT INSPECTION	10/09/2012	Failed
			Violation	PM.704.2 SMOKE DETECTORS		
			Violation	604.3 ELECTRICAL SYSTEM HAZARDS		
			Violation	604.3 ELECTRICAL SYSTEM HAZARDS		
			Violation	305.3 INTERIOR SURFACES		
			Violation	305.6 INTERIOR DOORS		
			Violation	305.4 STAIRS AND WALKING SURFACES		
			Violation	305.4 STAIRS AND WALKING SURFACES		
			Violation	305.3 INTERIOR SURFACES		
			Violation	403.2 BATHROOM AND TOILET ROOMS		
			Violation	403.2 BATHROOM AND TOILET ROOMS		
201208065	1101720110	6	WINTERHAVEN DR APT 3	IPMC	10/24/2012	01/08/2013
	Inspection	1283651	CE INSPECT	CODE ENFORCEMENT INSPECTION	11/14/2012	Failed
			Violation	504.1 PLUMBING SYSTEM & FIXTURE GEN.		
			Violation	PM.704.2 SMOKE DETECTORS		
			Violation	PM.302.7 ACCESSORY STRUCTURES		
			Violation	603.1 MECHANICAL APPLIANCES		
201208241	1101720110	24	WINTERHAVEN DR APT 1	IPMC	11/05/2012	12/17/2012
	Inspection	1285471	CE INSPECT	CODE ENFORCEMENT INSPECTION	11/07/2012	Failed
			Violation	504.1 PLUMBING SYSTEM & FIXTURE GEN.		
			Violation	PM.308.1 INFESTATION		
			Violation	605.1 ELECTRICAL EQUIPMENT (INSTAL.)		
			Violation	605.1 ELECTRICAL EQUIPMENT (INSTAL.)		
201208294	1101720110	5	WINTERHAVEN DR APT 13	IPMC	11/08/2012	01/08/2013
	Inspection	1286257	CE INSPECT	CODE ENFORCEMENT INSPECTION	11/13/2012	Failed
			Violation	306.1 HANDRAILS AND GUARDRAILS-GEN.		
201208429	1101720110	41	WINTERHAVEN DR APT 7	IPMC	11/19/2012	12/17/2012

Cases and Violations

Subdivision: AUTUMN PARK

Parcel: 1101720110

Inspections completed from: 1/2/2012 To 1/31/2017

	Inspection	1288264	CE INSPECT	CODE ENFORCEMENT INSPECTION	11/21/2012	Failed	
			Violation	305.6	INTERIOR DOORS		
			Violation	305.4	STAIRS AND WALKING SURFACES		
			Violation	PM.704.2	SMOKE DETECTORS		
			Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.		
			Violation	305.3	INTERIOR SURFACES		
201208521	1101720110	39	WINTERHAVEN DR	APT 12	UNC	11/27/2012	11/28/2012
	Inspection	1290110	CE INSPECT	CODE ENFORCEMENT INSPECTION	11/27/2012	Failed	
			Violation	06.03.004(A)	1. UNLICENSED CONTRACTOR		
201300038	1101720110	5	WINTERHAVEN DR	APT 14	UNC	01/03/2013	01/09/2013
	Inspection	1298634	CE INSPECT	CODE ENFORCEMENT INSPECTION	01/03/2013	Failed	
			Violation	06.03.004(A)	1. UNLICENSED CONTRACTOR		
201301009	1101720110	38	WINTERHAVEN DR	APT 11	LIGHT	02/14/2013	05/22/2013
	Inspection	1310249	CE INSPECT	CODE ENFORCEMENT INSPECTION	02/28/2013	Failed	
			Violation	604.3	ELECTRICAL SYSTEM HAZARDS		
201301230	1101720110	27	WINTERHAVEN DR	APT 3	IPMC	02/27/2013	03/04/2013
	Inspection	1313214	CE INSPECT	CODE ENFORCEMENT INSPECTION	02/28/2013	Failed	
			Violation	604.3	ELECTRICAL SYSTEM HAZARDS		
			Violation	305.3	INTERIOR SURFACES		
			Violation	305.3	INTERIOR SURFACES		
			Violation	304.7	ROOFS AND DRAINAGE		
			Violation	603.1	MECHANICAL APPLIANCES		
201302081	1101720110	32	WINTERHAVEN DR	APT 4	IPMC	04/04/2013	06/19/2013
	Inspection	1324521	CE INSPECT	CODE ENFORCEMENT INSPECTION	05/15/2013	Failed	
			Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.		
			Violation	305.1	INTERIOR STRUCTURE-GENERAL		
201302270	1101720110	39	WINTERHAVEN DR	APT 8	IPMC	04/11/2013	11/12/2013
	Inspection	1324225	CE INSPECT	CODE ENFORCEMENT INSPECTION	04/11/2013	Failed	
			Violation	305.3	INTERIOR SURFACES		
201302964	1101720110	23	WINTERHAVEN DR	APT 3	MLD	05/01/2013	12/30/2013
	Inspection	1330565	CE INSPECT	CODE ENFORCEMENT INSPECTION	05/09/2013	Failed	
			Violation	604.3	ELECTRICAL SYSTEM HAZARDS		
			Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.		
			Violation	403.5	CLOTHES DRYER EXHAUST		
			Violation	305.3	INTERIOR SURFACES		
			Violation	305.3	INTERIOR SURFACES		
			Violation	304.15	DOORS		
			Violation	607.1	DUCT SYSTEMS - GENERAL		
201304426	1101720110	37	WINTERHAVEN DR	APT 5	MLD	06/03/2013	07/08/2013
	Inspection	1341922	CE INSPECT	CODE ENFORCEMENT INSPECTION	06/03/2013	Failed	
			Violation	604.3	ELECTRICAL SYSTEM HAZARDS		
			Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.		
			Violation	603.1	MECHANICAL APPLIANCES		
			Violation	305.3	INTERIOR SURFACES		
			Violation	304.15	DOORS		
201305384	1101720110	23	WINTERHAVEN DR	APT 2	NAC	07/08/2013	08/08/2013

Cases and Violations

Subdivision: AUTUMN PARK

Parcel: 1101720110

Inspections completed from: 1/2/2012 To 1/31/2017

	Inspection	1352121	CE INSPECT	CODE ENFORCEMENT INSPECTION	07/08/2013	Failed
			Violation	604.3	ELECTRICAL SYSTEM HAZARDS	
			Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.	
			Violation	603.1	MECHANICAL APPLIANCES	
			Violation	305.4	STAIRS AND WALKING SURFACES	
201305989		1101720110	6 WINTERHAVEN DR APT 3	MLD	07/24/2013	08/28/2013
	Inspection	1358252	CE INSPECT	CODE ENFORCEMENT INSPECTION	07/25/2013	Failed
			Violation	305.4	STAIRS AND WALKING SURFACES	
			Violation	305.6	INTERIOR DOORS	
			Violation	305.3	INTERIOR SURFACES	
			Violation	304.7	ROOFS AND DRAINAGE	
			Violation	304.5	FOUNDATION WALLS	
			Violation	304.1	EXTERIOR STRUCTURE-GENERAL	
			Violation	12.03.003(6)	LAND GRADING ON RES LOTS	
201306414		1101720110	29 WINTERHAVEN DR APT 11	IPMC	08/08/2013	12/30/2013
	Inspection	1362911	CE INSPECT	CODE ENFORCEMENT INSPECTION	08/09/2013	Failed
			Violation	PM.304.2	PROTECTIVE TREATMENT	
			Violation	305.3	INTERIOR SURFACES	
			Violation	304.7	ROOFS AND DRAINAGE	
			Violation	305.2	STRUCTURAL MEMBERS	
			Violation	603.1	MECHANICAL APPLIANCES	
			Violation	505.1	WATER SYSTEM (GENERAL)	
201306859		1101720110	41 WINTERHAVEN DR APT 10	IPMC	08/21/2013	10/23/2013
	Inspection	1366826	CE INSPECT	CODE ENFORCEMENT INSPECTION	08/22/2013	Failed
			Violation	505.1	WATER SYSTEM (GENERAL)	
			Violation	603.1	MECHANICAL APPLIANCES	
			Violation	305.3	INTERIOR SURFACES	
201307200		1101720110	5 WINTERHAVEN DR APT 3	IPMC	09/03/2013	11/05/2013
	Inspection	1369935	CE INSPECT	CODE ENFORCEMENT INSPECTION	09/10/2013	Failed
			Violation	305.3	INTERIOR SURFACES	
			Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.	
			Violation	305.4	STAIRS AND WALKING SURFACES	
			Violation	403.2	BATHROOM AND TOILET ROOMS	
201307207		1101720110	35 WINTERHAVEN DR BLDG	LIGHT	09/03/2013	11/14/2013
	Inspection	1372313	CE INSPECT	CODE ENFORCEMENT INSPECTION	09/12/2013	Failed
			Violation	402.2	COMMON HALLS AND STAIRWAYS	
	Inspection	1369958	CE INSPECT	CODE ENFORCEMENT INSPECTION	09/10/2013	Failed
			Violation	604.3	ELECTRICAL SYSTEM HAZARDS	
201308746		1101720110	39 WINTERHAVEN DR APT 11	NHT	11/05/2013	11/15/2013
	Inspection	1388124	CE INSPECT	CODE ENFORCEMENT INSPECTION	11/05/2013	Failed
			Violation	603.1	MECHANICAL APPLIANCES	
201308826		1101720110	39 WINTERHAVEN DR APT 4	NHT	11/12/2013	01/07/2014
	Inspection	1389528	CE INSPECT	CODE ENFORCEMENT INSPECTION	11/12/2013	Failed
			Violation	603.1	MECHANICAL APPLIANCES	
			Violation	403.5	CLOTHES DRYER EXHAUST	
201400466		1101720110	5 WINTERHAVEN DR APT 6	IPMC	01/24/2014	03/24/2014

Cases and Violations

Subdivision: AUTUMN PARK

Parcel: 1101720110

Inspections completed from: 1/2/2012 To 1/31/2017

	Inspection	1404444	CE INSPECT	CODE ENFORCEMENT INSPECTION	02/04/2014	Failed
			Violation	603.1	MECHANICAL APPLIANCES	
			Violation	PM.704.2	SMOKE DETECTORS	
			Violation	305.3	INTERIOR SURFACES	
201400634	1101720110	4	WINTERHAVEN DR APT 15	IPMC	02/04/2014	03/27/2014
	Inspection	1406614	CE INSPECT	CODE ENFORCEMENT INSPECTION	02/10/2014	Failed
			Violation	604.3	ELECTRICAL SYSTEM HAZARDS	
			Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.	
			Violation	403.2	BATHROOM AND TOILET ROOMS	
			Violation	305.3	INTERIOR SURFACES	
			Violation	304.7	ROOFS AND DRAINAGE	
			Violation	603.1	MECHANICAL APPLIANCES	
201400777	1101720110	41	WINTERHAVEN DR APT 10	IPMC	02/10/2014	01/26/2015
	Inspection	1408114	CE INSPECT	CODE ENFORCEMENT INSPECTION	02/12/2014	Failed
			Violation	604.3	ELECTRICAL SYSTEM HAZARDS	
			Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.	
			Violation	305.6	INTERIOR DOORS	
201400830	1101720110	7	WINTERHAVEN DR APT 9	IPMC	02/14/2014	04/16/2014
	Inspection	1409129	CE INSPECT	CODE ENFORCEMENT INSPECTION	02/14/2014	Failed
			Violation	304.7	ROOFS AND DRAINAGE	
			Violation	305.3	INTERIOR SURFACES	
201400879	1101720110	25	WINTERHAVEN DR BLDG	LIGHT	02/19/2014	05/15/2014
	Inspection	1409784	CE INSPECT	CODE ENFORCEMENT INSPECTION	03/06/2014	Failed
			Violation	402.2	COMMON HALLS AND STAIRWAYS	
201400949	1101720110	25	WINTERHAVEN DR APT 5	BUG	02/24/2014	05/15/2014
	Inspection	1411185	CE INSPECT	CODE ENFORCEMENT INSPECTION	02/25/2014	Failed
			Violation	PM.308.1	INFESTATION	
201400977	1101720110	29	WINTERHAVEN DR APT 9	IPMC	02/25/2014	03/27/2014
	Inspection	1411441	CE INSPECT	CODE ENFORCEMENT INSPECTION	02/26/2014	Failed
			Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.	
			Violation	403.2	BATHROOM AND TOILET ROOMS	
			Violation	305.3	INTERIOR SURFACES	
			Violation	304.7	ROOFS AND DRAINAGE	
201400986	1101720110	25	WINTERHAVEN DR APT 2	BUG	02/25/2014	05/15/2014
	Inspection	1411530	CE INSPECT	CODE ENFORCEMENT INSPECTION	02/25/2014	Failed
			Violation	PM.308.1	INFESTATION	
201401452	1101720110	4	WINTERHAVEN DR APT 14	IPMC	03/19/2014	12/17/2014
	Inspection	1417835	CE INSPECT	CODE ENFORCEMENT INSPECTION	03/25/2014	Failed
			Violation	PM.304.10	STAIRWAYS, DECKS, PORCHES, ETC	
201402388	1101720110	28	WINTERHAVEN DR APT 7	IPMC	04/30/2014	08/07/2014
	Inspection	1429066	CE INSPECT	CODE ENFORCEMENT INSPECTION	05/01/2014	Failed
			Violation	304.2	PROTECTIVE TREATMENT	
			Violation	304.7	ROOFS AND DRAINAGE	
			Violation	305.3	INTERIOR SURFACES	
			Violation	304.15	DOORS	
			Violation	304.3	PREMISES IDENTIFICATION	

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201403399	1101720110	28	WINTERHAVEN DR APT 12	IPMC	05/22/2014	06/11/2014
	Inspection	1436871	CE INSPECT	CODE ENFORCEMENT INSPECTION	06/05/2014	Failed
		Violation	305.3	INTERIOR SURFACES		
201403899	1101720110	39	WINTERHAVEN DR APT 11	IPMC	06/02/2014	08/07/2014
	Inspection	1440437	CE INSPECT	CODE ENFORCEMENT INSPECTION	06/11/2014	Failed
		Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.		
201403990	1101720110	41	WINTERHAVEN DR APT 10	UHH	06/03/2014	10/29/2014
	Inspection	1441250	CE INSPECT	CODE ENFORCEMENT INSPECTION	06/03/2014	Failed
		Violation	602.3	HEAT SUPPLY		
		Violation	PM.304.14	INSECT SCREENS		
		Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.		
		Violation	305.6	INTERIOR DOORS		
201404262	1101720110	41	WINTERHAVEN DR APT 7	NAC	06/11/2014	06/12/2014
201404849	1101720110	34	WINTERHAVEN DR APT 7	NAC	06/30/2014	08/07/2014
	Inspection	1450399	CE INSPECT	CODE ENFORCEMENT INSPECTION	07/03/2014	Failed
		Violation	604.3	ELECTRICAL SYSTEM HAZARDS		
		Violation	603.1	MECHANICAL APPLIANCES		
201404938	1101720110	35	WINTERHAVEN DR APT 6	IPMC	07/03/2014	10/29/2014
	Inspection	1451430	CE INSPECT	CODE ENFORCEMENT INSPECTION	07/07/2014	Failed
		Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.		
		Violation	305.3	INTERIOR SURFACES		
201405043	1101720110	25	WINTERHAVEN DR APT 5	BUG	07/08/2014	12/11/2014
	Inspection	1452154	CE INSPECT	CODE ENFORCEMENT INSPECTION	07/15/2014	Failed
		Violation	PM.308.1	INFESTATION		
		Violation	604.3	ELECTRICAL SYSTEM HAZARDS		
		Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.		
		Violation	603.1	MECHANICAL APPLIANCES		
		Violation	PM.304.14	INSECT SCREENS		
201405108	1101720110	37	WINTERHAVEN DR APT 4	MLD	07/09/2014	08/19/2014
	Inspection	1453206	CE INSPECT	CODE ENFORCEMENT INSPECTION	07/22/2014	Failed
		Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.		
		Violation	305.4	STAIRS AND WALKING SURFACES		
		Violation	305.3	INTERIOR SURFACES		
		Violation	603.1	MECHANICAL APPLIANCES		
201405218	1101720110	3	WINTERHAVEN DR APT 4	IPMC	07/14/2014	08/07/2014
	Inspection	1454370	CE INSPECT	CODE ENFORCEMENT INSPECTION	07/17/2014	Failed
		Violation	604.3	ELECTRICAL SYSTEM HAZARDS		
		Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.		
		Violation	403.2	BATHROOM AND TOILET ROOMS		
		Violation	305.3	INTERIOR SURFACES		
		Violation	PM.304.14	INSECT SCREENS		
		Violation	603.1	MECHANICAL APPLIANCES		
201405309	1101720110	25	WINTERHAVEN DR APT 6	BUG	07/15/2014	08/06/2014
	Inspection	1455261	CE INSPECT	CODE ENFORCEMENT INSPECTION	07/17/2014	Failed
		Violation	PM.308.1	INFESTATION		

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201405350	1101720110	25	WINTERHAVEN DR APT 1	IPMC	07/17/2014	08/06/2014
	Inspection	1456172	CE INSPECT	CODE ENFORCEMENT INSPECTION	07/21/2014	Failed
			Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.	
			Violation	305.3	INTERIOR SURFACES	
201405351	1101720110	25	WINTERHAVEN DR APT 7	BUG	07/17/2014	08/07/2014
	Inspection	1456176	CE INSPECT	CODE ENFORCEMENT INSPECTION	07/21/2014	Failed
			Violation	PM.308.1	INFESTATION	
201405352	1101720110	25	WINTERHAVEN DR APT 10	IPMC	07/17/2014	08/07/2014
	Inspection	1456177	CE INSPECT	CODE ENFORCEMENT INSPECTION	07/21/2014	Failed
			Violation	403.2	BATHROOM AND TOILET ROOMS	
			Violation	304.7	ROOFS AND DRAINAGE	
201405354	1101720110	25	WINTERHAVEN DR APT 11	IPMC	07/17/2014	08/11/2014
	Inspection	1456180	CE INSPECT	CODE ENFORCEMENT INSPECTION	07/21/2014	Failed
			Violation	604.3	ELECTRICAL SYSTEM HAZARDS	
			Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.	
			Violation	403.2	BATHROOM AND TOILET ROOMS	
			Violation	PM.308.1	INFESTATION	
			Violation	603.1	MECHANICAL APPLIANCES	
201405412	1101720110	40	WINTERHAVEN DR APT 12	IPMC	07/21/2014	10/29/2014
	Inspection	1456822	CE INSPECT	CODE ENFORCEMENT INSPECTION	07/23/2014	Failed
			Violation	PM.704.2	SMOKE DETECTORS	
			Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.	
			Violation	403.2	BATHROOM AND TOILET ROOMS	
			Violation	305.3	INTERIOR SURFACES	
201405527	1101720110	40	WINTERHAVEN DR APT 6	IPMC	07/23/2014	08/07/2014
	Inspection	1457799	CE INSPECT	CODE ENFORCEMENT INSPECTION	07/24/2014	Failed
			Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.	
			Violation	305.4	STAIRS AND WALKING SURFACES	
			Violation	305.3	INTERIOR SURFACES	
			Violation	305.6	INTERIOR DOORS	
			Violation	603.1	MECHANICAL APPLIANCES	
			Violation	PM.304.13.2	OPENABLE WINDOW	
			Violation	PM.304.14	INSECT SCREENS	
201406018	1101720110	7	WINTERHAVEN DR APT 4	IPMC	08/11/2014	10/29/2014
	Inspection	1464775	CE INSPECT	CODE ENFORCEMENT INSPECTION	08/12/2014	Failed
			Violation	604.3	ELECTRICAL SYSTEM HAZARDS	
			Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.	
			Violation	305.6	INTERIOR DOORS	
			Violation	PM.304.14	INSECT SCREENS	
			Violation	603.1	MECHANICAL APPLIANCES	
201406253	1101720110	30	WINTERHAVEN DR APT 3	IPMC	08/19/2014	09/15/2014
	Inspection	1467583	CE INSPECT	CODE ENFORCEMENT INSPECTION	08/21/2014	Failed
			Violation	305.3	INTERIOR SURFACES	
201406956	1101720110	25	WINTERHAVEN DR APT 11	BUG	09/12/2014	12/11/2014
	Inspection	1476363	CE INSPECT	CODE ENFORCEMENT INSPECTION	09/17/2014	Failed
			Violation	PM.308.1	INFESTATION	

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201406962	1101720110	35	WINTERHAVEN DR BLDG	LIGHT	09/12/2014	01/12/2016
	Inspection	1476411	CE INSPECT	CODE ENFORCEMENT INSPECTION	09/16/2014	Failed
		Violation	604.3	ELECTRICAL SYSTEM HAZARDS		
201407537	1101720110	41	WINTERHAVEN DR BLDG	TAR	10/06/2014	10/29/2014
	Inspection	1483896	CE INSPECT	CODE ENFORCEMENT INSPECTION	10/06/2014	Failed
		Violation	302.1	SANITATION		
201407569	1101720110	41	WINTERHAVEN DR APT 7	MLD	10/07/2014	10/29/2014
	Inspection	1484523	CE INSPECT	CODE ENFORCEMENT INSPECTION	10/09/2014	Failed
		Violation	604.3	ELECTRICAL SYSTEM HAZARDS		
		Violation	305.3	INTERIOR SURFACES		
		Violation	305.6	INTERIOR DOORS		
201407676	1101720110	30	WINTERHAVEN DR APT 10	IPMC	10/14/2014	10/29/2014
	Inspection	1486409	CE INSPECT	CODE ENFORCEMENT INSPECTION	10/16/2014	Failed
		Violation	604.3	ELECTRICAL SYSTEM HAZARDS		
		Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.		
		Violation	305.6	INTERIOR DOORS		
201407980	1101720110	4	WINTERHAVEN DR APT 4	NHT	10/30/2014	11/03/2014
	Inspection	1492091	CE INSPECT	CODE ENFORCEMENT INSPECTION	11/03/2014	Failed
		Violation	603.2	REMOVAL OF COMBUSTION PRODUCTS		
201408079	1101720110	4	WINTERHAVEN DR APT 15	NHT	11/06/2014	12/11/2014
	Inspection	1493663	CE INSPECT	CODE ENFORCEMENT INSPECTION	11/06/2014	Failed
		Violation	602.3	HEAT SUPPLY		
201408092	1101720110	31	WINTERHAVEN DR APT 12	IPMC	11/06/2014	01/05/2015
	Inspection	1494183	CE INSPECT	CODE ENFORCEMENT INSPECTION	11/12/2014	Failed
		Violation	305.3	INTERIOR SURFACES		
201408603	1101720110	5	FOUR SEASONS PY APT 14	NHT	12/09/2014	12/11/2014
	Inspection	1503565	CE INSPECT	CODE ENFORCEMENT INSPECTION	12/09/2014	Failed
		Violation	505.4	WATER HEATING FACILITIES		
		Violation	603.1	MECHANICAL APPLIANCES		
		Violation	602.3	HEAT SUPPLY		
201408651	1101720110	4	WINTERHAVEN DR APT 13	NHT	12/11/2014	12/11/2014
	Inspection	1504439	CE INSPECT	CODE ENFORCEMENT INSPECTION	12/11/2014	Failed
		Violation	602.3	HEAT SUPPLY		
201408854	1101720110	23	WINTERHAVEN DR APT 12	NHT	12/22/2014	02/09/2015
	Inspection	1506885	CE INSPECT	CODE ENFORCEMENT INSPECTION	12/29/2014	Failed
		Violation	604.3	ELECTRICAL SYSTEM HAZARDS		
		Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.		
		Violation	PM.308.1	INFESTATION		
		Violation	602.1	HEATING FACILITIES (REQUIRED)		
201408862	1101720110	24	WINTERHAVEN DR APT 3	NHT	12/23/2014	04/21/2015
	Inspection	1507147	CE INSPECT	CODE ENFORCEMENT INSPECTION	12/23/2014	Failed
		Violation	604.3	ELECTRICAL SYSTEM HAZARDS		
		Violation	403.2	BATHROOM AND TOILET ROOMS		
		Violation	305.3	INTERIOR SURFACES		
		Violation	602.3	HEAT SUPPLY		

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201408908	1101720110	23	WINTERHAVEN DR	APT 2	IPMC	12/30/2014	01/15/2015
	Inspection	1507650	CE INSPECT	CODE ENFORCEMENT INSPECTION		12/30/2014	Failed
			Violation	305.3	INTERIOR SURFACES		
			Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.		
201500039	1101720110	25	WINTERHAVEN DR	APT 1	IPMC	01/05/2015	01/27/2015
	Inspection	1508706	CE INSPECT	CODE ENFORCEMENT INSPECTION		01/09/2015	Failed
			Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.		
			Violation	305.3	INTERIOR SURFACES		
201500098	1101720110	34	WINTERHAVEN DR	APT 7	NHT	01/08/2015	01/15/2015
	Inspection	1509540	CE INSPECT	CODE ENFORCEMENT INSPECTION		01/08/2015	Failed
			Violation	602.1	HEATING FACILITIES (REQUIRED)		
201500123	1101720110	35	WINTERHAVEN DR	APT 1	IPMC	01/09/2015	01/15/2015
	Inspection	1509787	CE INSPECT	CODE ENFORCEMENT INSPECTION		01/13/2015	Failed
			Violation	603.1	MECHANICAL APPLIANCES		
			Violation	602.1	HEATING FACILITIES (REQUIRED)		
201500168	1101720110	3	WINTERHAVEN DR	APT 9	IPMC	01/12/2015	03/24/2015
	Inspection	1510322	CE INSPECT	CODE ENFORCEMENT INSPECTION		01/14/2015	Failed
			Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.		
			Violation	403.2	BATHROOM AND TOILET ROOMS		
			Violation	305.3	INTERIOR SURFACES		
201500233	1101720110	23	WINTERHAVEN DR	BLDG	NHT	01/13/2015	01/15/2015
	Inspection	1510572	CE INSPECT	CODE ENFORCEMENT INSPECTION		01/12/2015	Failed
			Violation	603.1	MECHANICAL APPLIANCES		
			Violation	602.1	HEATING FACILITIES (REQUIRED)		
201500234	1101720110	24	WINTERHAVEN DR	BLDG	NHT	01/13/2015	03/17/2015
	Inspection	1510576	CE INSPECT	CODE ENFORCEMENT INSPECTION		01/13/2015	Failed
			Violation	603.1	MECHANICAL APPLIANCES		
			Violation	602.1	HEATING FACILITIES (REQUIRED)		
201500236	1101720110	26	WINTERHAVEN DR	BLDG	NHT	01/13/2015	01/20/2015
	Inspection	1510578	CE INSPECT	CODE ENFORCEMENT INSPECTION		01/13/2015	Failed
			Violation	603.1	MECHANICAL APPLIANCES		
			Violation	602.1	HEATING FACILITIES (REQUIRED)		
201500386	1101720110	28	WINTERHAVEN DR	APT 1	IPMC	01/15/2015	02/09/2015
	Inspection	1511645	CE INSPECT	CODE ENFORCEMENT INSPECTION		01/20/2015	Failed
			Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.		
201500441	1101720110	36	WINTERHAVEN DR	BLDG	USD	01/16/2015	04/15/2015
	Inspection	1512001	CE INSPECT	CODE ENFORCEMENT INSPECTION		01/20/2015	Failed
			Violation	PM.302.11	OUTSIDE STORAGE OF DEBRIS		
201500651	1101720110	5	WINTERHAVEN DR	APT 8	IPMC	01/26/2015	03/24/2015
	Inspection	1514231	CE INSPECT	CODE ENFORCEMENT INSPECTION		02/06/2015	Failed
			Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.		
201500741	1101720110	5	WINTERHAVEN DR	APT 9	IPMC	01/28/2015	05/27/2015

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	Inspection	1515135	CE INSPECT	CODE ENFORCEMENT INSPECTION	02/06/2015	Failed
		Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.		
		Violation	305.3	INTERIOR SURFACES		
		Violation	604.3	ELECTRICAL SYSTEM HAZARDS		
201501175	1101720110	31	WINTERHAVEN DR APT 5	NHT	02/18/2015	02/26/2015
	Inspection	1520352	CE INSPECT	CODE ENFORCEMENT INSPECTION	02/18/2015	Failed
		Violation	602.3	HEAT SUPPLY		
	Inspection	1521543	CE INSPECT	CODE ENFORCEMENT INSPECTION	02/20/2015	Failed
		Violation	603.2	REMOVAL OF COMBUSTION PRODUCTS		
201501279	1101720110	31	WINTERHAVEN DR APT 10	NHT	02/20/2015	02/26/2015
	Inspection	1521540	CE INSPECT	CODE ENFORCEMENT INSPECTION	02/25/2015	Failed
		Violation	602.1	HEATING FACILITIES (REQUIRED)		
201501287	1101720110	31	WINTERHAVEN DR APT 3	NHT	02/20/2015	02/26/2015
	Inspection	1521622	CE INSPECT	CODE ENFORCEMENT INSPECTION	02/20/2015	Failed
		Violation	602.1	HEATING FACILITIES (REQUIRED)		
201501789	1101720110	31	WINTERHAVEN DR APT 4	IPMC	03/02/2015	04/21/2015
	Inspection	1524824	CE INSPECT	CODE ENFORCEMENT INSPECTION	03/02/2015	Failed
		Violation	305.3	INTERIOR SURFACES		
201501824	1101720110	31	WINTERHAVEN DR APT 6	NHT	03/04/2015	03/17/2015
	Inspection	1525602	CE INSPECT	CODE ENFORCEMENT INSPECTION	03/03/2015	Failed
		Violation	602.3	HEAT SUPPLY		
201502376	1101720110	38	WINTERHAVEN DR APT 13	IPMC	03/24/2015	09/17/2015
	Inspection	1531737	CE INSPECT	CODE ENFORCEMENT INSPECTION	04/01/2015	Failed
		Violation	604.3	ELECTRICAL SYSTEM HAZARDS		
		Violation	603.1	MECHANICAL APPLIANCES		
		Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.		
		Violation	305.3	INTERIOR SURFACES		
201503144	1101720110	3	WINTERHAVEN DR APT 9	PSF	04/20/2015	05/13/2015
	Inspection	1539624	CE INSPECT	CODE ENFORCEMENT INSPECTION	04/20/2015	Failed
		Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.		
	Inspection	1544070	CE INSPECT	CODE ENFORCEMENT INSPECTION	04/30/2015	Failed
		Violation	PM.504.3	PLUMBING SYSTEM HAZARDS		
		Violation	305.3	INTERIOR SURFACES		
201503690	1101720110	3	WINTERHAVEN DR APT 5	NHW	05/05/2015	05/13/2015
	Inspection	1545456	CE INSPECT	CODE ENFORCEMENT INSPECTION	05/05/2015	Failed
		Violation	505.4	WATER HEATING FACILITIES		
201505324	1101720110	7	WINTERHAVEN DR APT 1	IPMC	06/04/2015	07/01/2015
	Inspection	1558668	CE INSPECT	CODE ENFORCEMENT INSPECTION	06/08/2015	Failed
		Violation	PM.704.1	GENERAL - FIRE DETECTION		
		Violation	604.3	ELECTRICAL SYSTEM HAZARDS		
		Violation	305.3	INTERIOR SURFACES		
		Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.		
201505643	1101720110	5	WINTERHAVEN DR APT 14	NAC	06/15/2015	07/01/2015

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	Inspection	1562206	CE INSPECT	CODE ENFORCEMENT INSPECTION	06/17/2015	Failed	
			Violation	603.1	MECHANICAL APPLIANCES		
201505812	1101720110	23	WINTERHAVEN DR	APT 2	NAC	06/19/2015	07/21/2015
	Inspection	1565768	CE INSPECT	CODE ENFORCEMENT INSPECTION	06/24/2015	Failed	
			Violation	603.1	MECHANICAL APPLIANCES		
201505849	1101720110	24	WINTERHAVEN DR	APT 3	NAC	06/22/2015	09/17/2015
	Inspection	1566255	CE INSPECT	CODE ENFORCEMENT INSPECTION	06/24/2015	Failed	
			Violation	403.5	CLOTHES DRYER EXHAUST		
			Violation	305.4	STAIRS AND WALKING SURFACES		
			Violation	603.1	MECHANICAL APPLIANCES		
201505850	1101720110	31	WINTERHAVEN DR	APT 3	NAC	06/22/2015	
	Inspection	1566268	CE INSPECT	CODE ENFORCEMENT INSPECTION	06/22/2015	Failed	
			Violation	603.1	MECHANICAL APPLIANCES		
	Inspection	1566630	CE INSPECT	CODE ENFORCEMENT INSPECTION	07/01/2015	Failed	
			Violation	603.1	MECHANICAL APPLIANCES		
201506004	1101720110	38	WINTERHAVEN DR	APT 2	NAC	06/25/2015	08/06/2015
	Inspection	1568262	CE INSPECT	CODE ENFORCEMENT INSPECTION	06/30/2015	Failed	
			Violation	603.1	MECHANICAL APPLIANCES		
201506161	1101720110	31	WINTERHAVEN DR	APT 1	IPMC	06/30/2015	09/18/2015
	Inspection	1569702	CE INSPECT	CODE ENFORCEMENT INSPECTION	07/08/2015	Failed	
			Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.		
			Violation	305.3	INTERIOR SURFACES		
			Violation	603.1	MECHANICAL APPLIANCES		
			Violation	403.2	BATHROOM AND TOILET ROOMS		
201506262	1101720110	30	WINTERHAVEN DR	APT 9	NAC	07/02/2015	07/27/2015
	Inspection	1570841	CE INSPECT	CODE ENFORCEMENT INSPECTION	07/09/2015	Failed	
			Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.		
			Violation	603.1	MECHANICAL APPLIANCES		
201506718	1101720110	36	WINTERHAVEN DR	APT 12	UHH	07/14/2015	07/22/2015
	Inspection	1574598	CE INSPECT	CODE ENFORCEMENT INSPECTION	07/14/2015	Failed	
			Violation	PM.704.2	SMOKE DETECTORS		
			Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.		
			Violation	403.2	BATHROOM AND TOILET ROOMS		
			Violation	304.2	PROTECTIVE TREATMENT		
			Violation	302.1	SANITATION		
201506893	1101720110	25	WINTERHAVEN DR	APT 7	IPMC	07/20/2015	10/22/2015
	Inspection	1576988	CE INSPECT	CODE ENFORCEMENT INSPECTION	07/21/2015	Failed	
			Violation	603.1	MECHANICAL APPLIANCES		
201507596	1101720110	3	WINTERHAVEN DR	APT 13	IPMC	08/10/2015	10/13/2015
	Inspection	1587193	CE INSPECT	CODE ENFORCEMENT INSPECTION	08/14/2015	Failed	
			Violation	305.3	INTERIOR SURFACES		
			Violation	304.7	ROOFS AND DRAINAGE		
	Inspection	1587799	CE INSPECT	CODE ENFORCEMENT INSPECTION	09/21/2015	Failed	
			Violation	PM.304.13	WINDOWS, SKYLIGHT, AND DOOR		
			Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.		
			Violation	PM.304.14	INSECT SCREENS		

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201507741	1101720110	36	WINTERHAVEN DR APT 9	NAC	08/14/2015	11/09/2015
	Inspection	1587755	CE INSPECT	CODE ENFORCEMENT INSPECTION	08/17/2015	Failed
			Violation 603.1	MECHANICAL APPLIANCES		
201507929	1101720110	37	WINTERHAVEN DR APT 6	IPMC	08/21/2015	10/22/2015
	Inspection	1590444	CE INSPECT	CODE ENFORCEMENT INSPECTION	08/27/2015	Failed
			Violation 603.1	MECHANICAL APPLIANCES		
201508218	1101720110	41	WINTERHAVEN DR APT 7	MLD	09/01/2015	12/15/2015
	Inspection	1594564	CE INSPECT	CODE ENFORCEMENT INSPECTION	09/09/2015	Failed
			Violation 504.1	PLUMBING SYSTEM & FIXTURE GEN.		
			Violation 305.3	INTERIOR SURFACES		
			Violation 603.1	MECHANICAL APPLIANCES		
201508516	1101720110	8	WINTERHAVEN DR APT 9	IPMC	09/11/2015	01/14/2016
	Inspection	1598371	CE INSPECT	CODE ENFORCEMENT INSPECTION	09/16/2015	Failed
			Violation 504.1	PLUMBING SYSTEM & FIXTURE GEN.		
			Violation 403.2	BATHROOM AND TOILET ROOMS		
			Violation 305.3	INTERIOR SURFACES		
201508547	1101720110	39	WINTERHAVEN DR APT 13	IPMC	09/14/2015	12/29/2015
	Inspection	1598932	CE INSPECT	CODE ENFORCEMENT INSPECTION	09/16/2015	Failed
			Violation 603.1	MECHANICAL APPLIANCES		
201508867	1101720110	37	WINTERHAVEN DR APT 4	IPMC	09/24/2015	03/22/2016
	Inspection	1603744	CE INSPECT	CODE ENFORCEMENT INSPECTION	10/16/2015	Failed
			Violation 504.1	PLUMBING SYSTEM & FIXTURE GEN.		
			Violation PM.308.1	INFESTATION		
			Violation 305.6	INTERIOR DOORS		
			Violation 305.3	INTERIOR SURFACES		
			Violation PM.304.14	INSECT SCREENS		
			Violation 603.1	MECHANICAL APPLIANCES		
201509355	1101720110	25	WINTERHAVEN DR APT 5	NHT	10/16/2015	10/20/2015
	Inspection	1611774	CE INSPECT	CODE ENFORCEMENT INSPECTION	10/19/2015	Failed
			Violation 602.3	HEAT SUPPLY		
201510119	1101720110	37	WINTERHAVEN DR APT 5	BUG	11/23/2015	01/28/2016
	Inspection	1625870	CE INSPECT	CODE ENFORCEMENT INSPECTION	11/25/2015	Failed
			Violation PM.308.1	INFESTATION		
201510357	1101720110	28	WINTERHAVEN DR APT 4	NHT	12/03/2015	12/10/2015
	Inspection	1628898	CE INSPECT	CODE ENFORCEMENT INSPECTION	12/08/2015	Failed
			Violation 603.1	MECHANICAL APPLIANCES		
			Violation 603.2	REMOVAL OF COMBUSTION PRODUCTS		
201510359	1101720110	7	WINTERHAVEN DR APT 6	IPMC	12/03/2015	12/28/2015
	Inspection	1628911	CE INSPECT	CODE ENFORCEMENT INSPECTION	12/11/2015	Failed
			Violation 504.1	PLUMBING SYSTEM & FIXTURE GEN.		
			Violation 403.2	BATHROOM AND TOILET ROOMS		
201510375	1101720110	28	WINTERHAVEN DR APT 3	NHT	12/04/2015	12/10/2015
	Inspection	1629217	CE INSPECT	CODE ENFORCEMENT INSPECTION	12/08/2015	Failed
			Violation 603.1	MECHANICAL APPLIANCES		
			Violation 603.2	REMOVAL OF COMBUSTION PRODUCTS		

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201510501	1101720110	32	WINTERHAVEN DR APT 4	IPMC	12/08/2015	10/20/2016
	Inspection	1630926	CE INSPECT	CODE ENFORCEMENT INSPECTION	12/14/2015	Failed
			Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.	
			Violation	PM.304.13.2	OPENABLE WINDOW	
			Violation	603.1	MECHANICAL APPLIANCES	
			Violation	305.3	INTERIOR SURFACES	
201510592	1101720110	4	WINTERHAVEN DR APT 2	IPMC	12/11/2015	04/06/2016
	Inspection	1631910	CE INSPECT	CODE ENFORCEMENT INSPECTION	12/14/2015	Failed
			Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.	
			Violation	403.2	BATHROOM AND TOILET ROOMS	
			Violation	305.3	INTERIOR SURFACES	
201510850	1101720110	41	WINTERHAVEN DR BLDG	TAR	12/28/2015	04/26/2016
	Inspection	1635543	CE INSPECT	CODE ENFORCEMENT INSPECTION	12/28/2015	Failed
			Violation	302.1	SANITATION	
201510906	1101720110	38	WINTERHAVEN DR APT 12	NHT	12/30/2015	03/22/2016
	Inspection	1636239	CE INSPECT	CODE ENFORCEMENT INSPECTION	01/04/2016	Failed
			Violation	603.1	MECHANICAL APPLIANCES	
			Violation	604.3	ELECTRICAL SYSTEM HAZARDS	
			Violation	305.3	INTERIOR SURFACES	
201600206	1101720110	40	WINTERHAVEN DR APT 12	IPMC	01/11/2016	08/31/2016
	Inspection	1692014	CE INSPECT	CODE ENFORCEMENT INSPECTION	06/30/2016	Failed
			Violation	PM.108.1.2	UNSAFE EQUIPMENT	
			Violation	304.7	ROOFS AND DRAINAGE	
201600520	1101720110	4	WINTERHAVEN DR APT 4	IPMC	01/26/2016	04/06/2016
	Inspection	1648552	CE INSPECT	CODE ENFORCEMENT INSPECTION	02/16/2016	Failed
			Violation	603.1	MECHANICAL APPLIANCES	
			Violation	305.3	INTERIOR SURFACES	
201600911	1101720110	24	WINTERHAVEN DR APT 1	NHT	02/16/2016	07/28/2016
	Inspection	1651155	CE INSPECT	CODE ENFORCEMENT INSPECTION	03/09/2016	Failed
			Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.	
			Violation	604.3	ELECTRICAL SYSTEM HAZARDS	
201600984	1101720110	8	WINTERHAVEN DR APT 9	NHT	02/19/2016	03/09/2016
	Inspection	1650775	CE INSPECT	CODE ENFORCEMENT INSPECTION	02/19/2016	Failed
			Violation	603.1	MECHANICAL APPLIANCES	
201601987	1101720110	34	WINTERHAVEN DR APT 7	NHT	04/05/2016	05/02/2016
	Inspection	1665655	CE INSPECT	CODE ENFORCEMENT INSPECTION	04/05/2016	Failed
			Violation	604.3	ELECTRICAL SYSTEM HAZARDS	
			Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.	
			Violation	403.2	BATHROOM AND TOILET ROOMS	
			Violation	305.6	INTERIOR DOORS	
			Violation	PM.304.14	INSECT SCREENS	
			Violation	603.1	MECHANICAL APPLIANCES	
201602167	1101720110	38	WINTERHAVEN DR APT 9	IPMC	04/12/2016	05/18/2016

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	Inspection	1669405	CE INSPECT	CODE ENFORCEMENT INSPECTION	04/14/2016	Failed
			Violation 304.7	ROOFS AND DRAINAGE		
			Violation 305.3	INTERIOR SURFACES		
	Inspection	1673713	CE INSPECT	CODE ENFORCEMENT INSPECTION	05/02/2016	Failed
			Violation 604.3	ELECTRICAL SYSTEM HAZARDS		
			Violation 504.1	PLUMBING SYSTEM & FIXTURE GEN.		
			Violation 305.6	INTERIOR DOORS		
			Violation 305.3	INTERIOR SURFACES		
			Violation 304.7	ROOFS AND DRAINAGE		
	Inspection	1668713	CE INSPECT	CODE ENFORCEMENT INSPECTION	04/13/2016	Failed
			Violation 305.3	INTERIOR SURFACES		
			Violation 304.7	ROOFS AND DRAINAGE		
201602534	1101720110	34	WINTERHAVEN DR BLDG	IPMC	04/25/2016	08/31/2016
	Inspection	1672985	CE INSPECT	CODE ENFORCEMENT INSPECTION	05/02/2016	Failed
			Violation 504.1	PLUMBING SYSTEM & FIXTURE GEN.		
			Violation PM.308.1	INFESTATION		
201602990	1101720110	8	WINTERHAVEN DR BLDG	IPMC	05/04/2016	08/11/2016
	Inspection	1676910	CE INSPECT	CODE ENFORCEMENT INSPECTION	05/09/2016	Failed
			Violation PM.702.2	MEANS OF EGRESS-AISLES		
201603134	1101720110	41	WINTERHAVEN DR APT 4	IPMC	05/09/2016	07/12/2016
	Inspection	1678176	CE INSPECT	CODE ENFORCEMENT INSPECTION	05/12/2016	Failed
			Violation 604.3	ELECTRICAL SYSTEM HAZARDS		
			Violation 504.1	PLUMBING SYSTEM & FIXTURE GEN.		
			Violation 403.2	BATHROOM AND TOILET ROOMS		
			Violation PM.308.1	INFESTATION		
			Violation 305.3	INTERIOR SURFACES		
201604181	1101720110	24	WINTERHAVEN DR APT 6	IUVPP	05/31/2016	10/18/2016
	Inspection	1686131	CE INSPECT	CODE ENFORCEMENT INSPECTION	06/01/2016	Failed
			Violation 305.3	INTERIOR SURFACES		
			Violation 504.1	PLUMBING SYSTEM & FIXTURE GEN.		
201604222	1101720110	23	WINTERHAVEN DR APT 8	NAC	05/31/2016	06/16/2016
	Inspection	1686535	CE INSPECT	CODE ENFORCEMENT INSPECTION	06/01/2016	Failed
			Violation 603.1	MECHANICAL APPLIANCES		
			Violation 305.3	INTERIOR SURFACES		
			Violation 504.1	PLUMBING SYSTEM & FIXTURE GEN.		
			Violation PM.304.14	INSECT SCREENS		
201604940	1101720110	8	WINTERHAVEN DR APT 9	IPMC	06/16/2016	
	Inspection	1692893	CE INSPECT	CODE ENFORCEMENT INSPECTION	06/23/2016	Failed
			Violation 305.3	INTERIOR SURFACES		
			Violation PM.504.3	PLUMBING SYSTEM HAZARDS		
201605338	1101720110	24	WINTERHAVEN DR APT 3	NAC	06/28/2016	12/12/2016
	Inspection	1696876	CE INSPECT	CODE ENFORCEMENT INSPECTION	06/29/2016	Failed
			Violation 305.4	STAIRS AND WALKING SURFACES		
			Violation 305.3	INTERIOR SURFACES		
			Violation 504.1	PLUMBING SYSTEM & FIXTURE GEN.		
201605503	1101720110	34	WINTERHAVEN DR APT 4	IPMC	07/05/2016	08/02/2016

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	Inspection	1698859	CE INSPECT	CODE ENFORCEMENT INSPECTION	07/08/2016	Failed
			Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.	
			Violation	603.1	MECHANICAL APPLIANCES	
			Violation	305.3	INTERIOR SURFACES	
201605532	1101720110	28	WINTERHAVEN DR APT 3	IPMC	07/06/2016	11/10/2016
	Inspection	1698986	CE INSPECT	CODE ENFORCEMENT INSPECTION	07/08/2016	Failed
			Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.	
			Violation	305.3	INTERIOR SURFACES	
201605707	1101720110	35	WINTERHAVEN DR APT 7	NAC	07/11/2016	11/10/2016
	Inspection	1700649	CE INSPECT	CODE ENFORCEMENT INSPECTION	07/12/2016	Failed
			Violation	403.2	BATHROOM AND TOILET ROOMS	
			Violation	603.1	MECHANICAL APPLIANCES	
201605855	1101720110	24	WINTERHAVEN DR APT 4	NAC	07/14/2016	08/02/2016
	Inspection	1702561	CE INSPECT	CODE ENFORCEMENT INSPECTION	07/20/2016	Failed
			Violation	603.1	MECHANICAL APPLIANCES	
			Violation	604.3	ELECTRICAL SYSTEM HAZARDS	
			Violation	305.3	INTERIOR SURFACES	
201605908	1101720110	8	WINTERHAVEN DR APT 11	NAC	07/18/2016	10/19/2016
	Inspection	1703307	CE INSPECT	CODE ENFORCEMENT INSPECTION	07/20/2016	Failed
			Violation	603.1	MECHANICAL APPLIANCES	
			Violation	305.3	INTERIOR SURFACES	
201605916	1101720110	36	WINTERHAVEN DR APT 4	NAC	07/18/2016	08/02/2016
	Inspection	1703381	CE INSPECT	CODE ENFORCEMENT INSPECTION	07/20/2016	Failed
			Violation	603.1	MECHANICAL APPLIANCES	
201606064	1101720110	5	WINTERHAVEN DR APT 1	NAC	07/21/2016	01/13/2017
	Inspection	1712602	CE INSPECT	CODE ENFORCEMENT INSPECTION	08/16/2016	Failed
			Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.	
			Violation	305.4	STAIRS AND WALKING SURFACES	
			Violation	305.3	INTERIOR SURFACES	
			Violation	603.1	MECHANICAL APPLIANCES	
			Violation	PM.304.13.2	OPENABLE WINDOW	
201606154	1101720110	27	WINTERHAVEN DR APT 3	IPMC	07/25/2016	10/20/2016
	Inspection	1706051	CE INSPECT	CODE ENFORCEMENT INSPECTION	07/27/2016	Failed
			Violation	PM.304.14	INSECT SCREENS	
			Violation	403.2	BATHROOM AND TOILET ROOMS	
			Violation	605.1	ELECTRICAL EQUIPMENT (INSTAL.)	
			Violation	603.1	MECHANICAL APPLIANCES	
			Violation	305.3	INTERIOR SURFACES	
201606169	1101720110	32	WINTERHAVEN DR APT 6	NAC	07/25/2016	
	Inspection	1712666	CE INSPECT	CODE ENFORCEMENT INSPECTION	08/29/2016	Failed
			Violation	PM.704.2	SMOKE DETECTORS	
			Violation	604.3	ELECTRICAL SYSTEM HAZARDS	
			Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.	
			Violation	305.3	INTERIOR SURFACES	
			Violation	603.1	MECHANICAL APPLIANCES	
			Violation	PM.304.13.2	OPENABLE WINDOW	
201606182	1101720110	36	WINTERHAVEN DR APT 8	NAC	07/26/2016	11/10/2016

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	Inspection	1706248	CE INSPECT	CODE ENFORCEMENT INSPECTION	07/27/2016	Failed	
			Violation	603.1	MECHANICAL APPLIANCES		
201606260	1101720110	29	WINTERHAVEN DR	APT 3	IPMC	07/28/2016	09/01/2016
	Inspection	1707397	CE INSPECT	CODE ENFORCEMENT INSPECTION	07/29/2016	Failed	
			Violation	305.3	INTERIOR SURFACES		
			Violation	603.1	MECHANICAL APPLIANCES		
201606320	1101720110	23	WINTERHAVEN DR	APT 2	IPMC	08/01/2016	10/20/2016
	Inspection	1708292	CE INSPECT	CODE ENFORCEMENT INSPECTION	08/04/2016	Failed	
			Violation	403.5	CLOTHES DRYER EXHAUST		
			Violation	305.3	INTERIOR SURFACES		
			Violation	603.1	MECHANICAL APPLIANCES		
201606586	1101720110	8	WINTERHAVEN DR	APT 13	NAC	08/08/2016	09/01/2016
	Inspection	1710898	CE INSPECT	CODE ENFORCEMENT INSPECTION	08/09/2016	Failed	
			Violation	603.1	MECHANICAL APPLIANCES		
201606588	1101720110	34	WINTERHAVEN DR	APT 14	IPMC	08/08/2016	
	Inspection	1710763	CE INSPECT	CODE ENFORCEMENT INSPECTION	08/09/2016	Failed	
			Violation	PM.704.2	SMOKE DETECTORS		
			Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.		
			Violation	PM.308.1	INFESTATION		
			Violation	305.3	INTERIOR SURFACES		
			Violation	603.1	MECHANICAL APPLIANCES		
201606648	1101720110	34	WINTERHAVEN DR	APT 6	IPMC	08/09/2016	01/13/2017
	Inspection	1711656	CE INSPECT	CODE ENFORCEMENT INSPECTION	08/09/2016	Failed	
			Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.		
			Violation	403.2	BATHROOM AND TOILET ROOMS		
			Violation	305.3	INTERIOR SURFACES		
201606649	1101720110	26	WINTERHAVEN DR	APT 4	IPMC	08/09/2016	10/18/2016
	Inspection	1711658	CE INSPECT	CODE ENFORCEMENT INSPECTION	08/09/2016	Failed	
			Violation	PM.704.2	SMOKE DETECTORS		
			Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.		
			Violation	305.3	INTERIOR SURFACES		
			Violation	PM.304.13.2	OPENABLE WINDOW		
201606753	1101720110	39	WINTERHAVEN DR	APT 13	IPMC	08/12/2016	
	Inspection	1713486	CE INSPECT	CODE ENFORCEMENT INSPECTION	08/16/2016	Failed	
			Violation	305.4	STAIRS AND WALKING SURFACES		
			Violation	603.1	MECHANICAL APPLIANCES		
201606863	1101720110	39	WINTERHAVEN DR	APT 11	NAC	08/16/2016	01/17/2017
	Inspection	1735140	CE INSPECT	CODE ENFORCEMENT INSPECTION	11/10/2016	Failed	
			Violation	602.3	HEAT SUPPLY		
201607065	1101720110	4	WINTERHAVEN DR	APT 13	NAC	08/23/2016	12/12/2016
	Inspection	1716497	CE INSPECT	CODE ENFORCEMENT INSPECTION	08/25/2016	Failed	
			Violation	603.1	MECHANICAL APPLIANCES		
201607108	1101720110	2	WINTERHAVEN DR	APT 4	NAC	08/24/2016	10/19/2016
	Inspection	1717155	CE INSPECT	CODE ENFORCEMENT INSPECTION	08/29/2016	Failed	
			Violation	603.2	REMOVAL OF COMBUSTION PRODUCTS		

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201607116	1101720110	23	WINTERHAVEN DR APT 5	IPMC	08/24/2016	12/12/2016
	Inspection	1717284	CE INSPECT	CODE ENFORCEMENT INSPECTION	08/29/2016	Failed
		Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.		
		Violation	305.3	INTERIOR SURFACES		
		Violation	403.5	CLOTHES DRYER EXHAUST		
201607130	1101720110	5	WINTERHAVEN DR APT 2	MLD	08/25/2016	10/19/2016
	Inspection	1717461	CE INSPECT	CODE ENFORCEMENT INSPECTION	08/26/2016	Failed
		Violation	PM.304.14	INSECT SCREENS		
		Violation	304.15	DOORS		
		Violation	PM.704.2	SMOKE DETECTORS		
201607227	1101720110	3	WINTERHAVEN DR APT 12	NAC	08/29/2016	11/10/2016
	Inspection	1718438	CE INSPECT	CODE ENFORCEMENT INSPECTION	08/31/2016	Failed
		Violation	603.1	MECHANICAL APPLIANCES		
201607592	1101720110	31	WINTERHAVEN DR APT 12	BUG	09/12/2016	10/20/2016
	Inspection	1722766	CE INSPECT	CODE ENFORCEMENT INSPECTION	09/12/2016	Failed
		Violation	PM.308.1	INFESTATION		
201607698	1101720110	35	WINTERHAVEN DR APT 5	IPMC	09/13/2016	
	Inspection	1723677	CE INSPECT	CODE ENFORCEMENT INSPECTION	09/13/2016	Failed
		Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.		
		Violation	305.3	INTERIOR SURFACES		
201608124	1101720110	38	WINTERHAVEN DR APT 11	IPMC	09/30/2016	
	Inspection	1729716	CE INSPECT	CODE ENFORCEMENT INSPECTION	10/04/2016	Failed
		Violation	403.2	BATHROOM AND TOILET ROOMS		
		Violation	305.3	INTERIOR SURFACES		
		Violation	304.7	ROOFS AND DRAINAGE		
201608256	1101720110	2	WINTERHAVEN DR APT 10	MLD	10/07/2016	12/12/2016
	Inspection	1731851	CE INSPECT	CODE ENFORCEMENT INSPECTION	10/17/2016	Failed
		Violation	305.3	INTERIOR SURFACES		
201608340	1101720110	41	WINTERHAVEN DR APT 6	IPMC	10/13/2016	10/19/2016
	Inspection	1732989	CE INSPECT	CODE ENFORCEMENT INSPECTION	10/13/2016	Failed
		Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.		
		Violation	403.2	BATHROOM AND TOILET ROOMS		
		Violation	305.4	STAIRS AND WALKING SURFACES		
		Violation	305.3	INTERIOR SURFACES		
201608491	1101720110	32	WINTERHAVEN DR APT 2	IPMC	10/19/2016	11/10/2016
	Inspection	1735447	CE INSPECT	CODE ENFORCEMENT INSPECTION	10/20/2016	Failed
		Violation	403.2	BATHROOM AND TOILET ROOMS		
		Violation	305.3	INTERIOR SURFACES		
		Violation	304.7	ROOFS AND DRAINAGE		
		Violation	603.1	MECHANICAL APPLIANCES		
201608859	1101720110	38	WINTERHAVEN DR APT 14	NHT	11/07/2016	01/10/2017
	Inspection	1740620	CE INSPECT	CODE ENFORCEMENT INSPECTION	11/10/2016	Failed
		Violation	602.3	HEAT SUPPLY		
201608920	1101720110	27	WINTERHAVEN DR APT 3	IPMC	11/14/2016	01/23/2017

Cases and Violations

Subdivision: AUTUMN PARK

Parcel: 1101720110

Inspections completed from: 1/2/2012 To 1/31/2017

	Inspection	1744767	CE INSPECT	CODE ENFORCEMENT INSPECTION	12/07/2016	Failed	
			Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.		
			Violation	PM.304.13.2	OPENABLE WINDOW		
			Violation	603.1	MECHANICAL APPLIANCES		
	Inspection	1742276	CE INSPECT	CODE ENFORCEMENT INSPECTION	11/15/2016	Failed	
			Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.		
201609123	1101720110	3	WINTERHAVEN DR	APT 13	NHT	11/21/2016	12/12/2016
	Inspection	1744836	CE INSPECT	CODE ENFORCEMENT INSPECTION	11/20/2016	Failed	
			Violation	602.3	HEAT SUPPLY		
201609652	1101720110	40	WINTERHAVEN DR	APT 6	IPMC	12/30/2016	01/17/2017
	Inspection	1755281	CE INSPECT	CODE ENFORCEMENT INSPECTION	12/27/2016	Failed	
			Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.		
			Violation	305.3	INTERIOR SURFACES		
			Violation	305.4	STAIRS AND WALKING SURFACES		
201700134	1101720110	28	WINTERHAVEN DR	APT 3	NHT	01/10/2017	
	Inspection	1757374	CE INSPECT	CODE ENFORCEMENT INSPECTION	01/11/2017	Failed	
			Violation	603.1	MECHANICAL APPLIANCES		
			Violation	PM.602.3	HEAT SUPPLY		
	Inspection	1758064	CE INSPECT	CODE ENFORCEMENT INSPECTION	01/24/2017	Failed	
			Violation	PM.602.3	HEAT SUPPLY		
			Violation	605.3	LIGHTING FIXTURES		
			Violation	304.15	DOORS		
201700152	1101720110	38	WINTERHAVEN DR	APT 4	IPMC	01/11/2017	01/23/2017
	Inspection	1757764	CE INSPECT	CODE ENFORCEMENT INSPECTION	01/11/2017	Failed	
			Violation	506.2	MAINTENANCE		
			Violation	305.3	INTERIOR SURFACES		
201700232	1101720110	29	WINTERHAVEN DR	APT 4	MLD	01/17/2017	
	Inspection	1759046	CE INSPECT	CODE ENFORCEMENT INSPECTION	01/19/2017	Failed	
			Violation	PM.304.13.1	GLAZING		
			Violation	305.3	INTERIOR SURFACES		
			Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.		
201700332	1101720110	25	WINTERHAVEN DR	BLDG	IPMC	01/23/2017	
	Inspection	1761089	CE INSPECT	CODE ENFORCEMENT INSPECTION	01/23/2017	Failed	
			Violation	304.15	DOORS		
201700334	1101720110	35	WINTERHAVEN DR	APT 7	IPMC	01/23/2017	
	Inspection	1761092	CE INSPECT	CODE ENFORCEMENT INSPECTION	01/23/2017	Failed	
			Violation	PM.304.13.2	OPENABLE WINDOW		
			Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.		
			Violation	305.3	INTERIOR SURFACES		
201700346	1101720110	25	WINTERHAVEN DR	APT 1	MLD	01/23/2017	
	Inspection	1761419	CE INSPECT	CODE ENFORCEMENT INSPECTION	01/23/2017	Failed	
			Violation	305.3	INTERIOR SURFACES		
			Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.		
201700452	1101720110	40	WINTERHAVEN DR	APT 2	IPMC	01/26/2017	

Cases and Violations

Subdivision: AUTUMN PARK

Parcel: 1101720110

Inspections completed from: 1/2/2012 To 1/31/2017

Inspection	1763245	CE INSPECT	CODE ENFORCEMENT INSPECTION	01/27/2017	Failed
		Violation	505.1	WATER SYSTEM (GENERAL)	

Total Cases Inspected for Subdivison: 170

Total Cases Inspected: 170

Rental Code Inspections and Violations

Subdivision: <ALL>

Parcel: 1101720110

Inspections completed from: 1/2/2012 To 2/2/2017

Unit ID	Parcel	Address	Type	Added	
6155	1101720110	3 WINTERHAVEN DR APT 2	RENTALCODE	12/27/2005	
	Inspection	1243581	RENTALCODE RENTAL CODE INSPECTION	08/08/2012	Failed
		Violation	PM.704.2 SMOKE DETECTORS		
6162	1101720110	3 WINTERHAVEN DR APT 9	RENTALCODE	12/27/2005	
	Inspection	1200508	RENTALCODE RENTAL CODE INSPECTION	02/21/2012	Failed
		Violation	PM.704.2 SMOKE DETECTORS		
		Violation	604.3 ELECTRICAL SYSTEM HAZARDS		
		Violation	504.1 PLUMBING SYSTEM & FIXTURE GEN.		
		Violation	305.6 INTERIOR DOORS		
6201	1101720110	6 WINTERHAVEN DR APT 4	RENTALCODE	12/27/2005	
	Inspection	1191061	RENTALCODE RENTAL CODE INSPECTION	01/10/2012	Failed
		Violation	PM.704.2 SMOKE DETECTORS		
		Violation	604.3 ELECTRICAL SYSTEM HAZARDS		
		Violation	305.3 INTERIOR SURFACES		
		Violation	305.6 INTERIOR DOORS		
		Violation	603.1 MECHANICAL APPLIANCES		
6253	1101720110	23 WINTERHAVEN DR APT 11	RENTALCODE	12/27/2005	
	Inspection	1200489	RENTALCODE RENTAL CODE INSPECTION	02/21/2012	Failed
		Violation	604.3 ELECTRICAL SYSTEM HAZARDS		
		Violation	603.1 MECHANICAL APPLIANCES		
6279	1101720110	25 WINTERHAVEN DR APT 7	RENTALCODE	12/27/2005	
	Inspection	1277721	RENTALCODE RENTAL CODE INSPECTION	11/20/2012	Failed
		Violation	PM.704.2 SMOKE DETECTORS		
		Violation	604.3 ELECTRICAL SYSTEM HAZARDS		
		Violation	PM.304.13 WINDOWS, SKYLIGHT, AND DOOR		
		Violation	PM.304.15 DOORS		
		Violation	PM.304.2 PROTECTIVE TREATMENT		
		Violation	305.3 INTERIOR SURFACES		
6308	1101720110	27 WINTERHAVEN DR APT 6	RENTALCODE	12/27/2005	
	Inspection	1277722	RENTALCODE RENTAL CODE INSPECTION	11/20/2012	Failed
		Violation	PM.304.13 WINDOWS, SKYLIGHT, AND DOOR		
		Violation	PM.304.2 PROTECTIVE TREATMENT		
		Violation	305.3 INTERIOR SURFACES		
6370	1101720110	31 WINTERHAVEN DR APT 8	RENTALCODE	12/27/2005	
	Inspection	1211866	RENTALCODE RENTAL CODE INSPECTION	03/28/2012	Failed
		Violation	PM.704.2 SMOKE DETECTORS		
6381	1101720110	32 WINTERHAVEN DR APT 4	RENTALCODE	12/27/2005	
	Inspection	1243583	RENTALCODE RENTAL CODE INSPECTION	08/08/2012	Failed
		Violation	PM.704.2 SMOKE DETECTORS		
		Violation	PM.304.15 DOORS		
6434	1101720110	35 WINTERHAVEN DR APT 12	RENTALCODE	12/27/2005	

Rental Code Inspections and Violations

Subdivision: <ALL>

Parcel: 1101720110

Inspections completed from: 1/2/2012 To 2/2/2017

	Inspection	1332923	RENTALCODE	RENTAL CODE INSPECTION	06/03/2013	Failed
			Violation	PM.704.2	SMOKE DETECTORS	
			Violation	604.3	ELECTRICAL SYSTEM HAZARDS	
			Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.	
			Violation	603.1	MECHANICAL APPLIANCES	
			Violation	305.3	INTERIOR SURFACES	
			Violation	306.1	HANDRAILS AND GUARDRAILS-GEN.	
			Violation	305.6	INTERIOR DOORS	
6458	1101720110	37	WINTERHAVEN DR APT 6	RENTALCODE	12/27/2005	
	Inspection	1191046	RENTALCODE	RENTAL CODE INSPECTION	01/10/2012	Failed
			Violation	604.3	ELECTRICAL SYSTEM HAZARDS	
			Violation	305.4	STAIRS AND WALKING SURFACES	
6524	1101720110	41	WINTERHAVEN DR APT 12	RENTALCODE	12/27/2005	
	Inspection	1332925	RENTALCODE	RENTAL CODE INSPECTION	06/03/2013	Failed
			Violation	PM.704.2	SMOKE DETECTORS	
			Violation	604.3	ELECTRICAL SYSTEM HAZARDS	
			Violation	504.1	PLUMBING SYSTEM & FIXTURE GEN.	
			Violation	305.4	STAIRS AND WALKING SURFACES	
			Violation	305.3	INTERIOR SURFACES	
			Violation	305.6	INTERIOR DOORS	
			Violation	603.1	MECHANICAL APPLIANCES	
			Violation	306.1	HANDRAILS AND GUARDRAILS-GEN.	