

**CODE ENFORCEMENT BOARD  
SEMINOLE COUNTY, FLORIDA**

**AGENDA**

**December 1, 2005 – 1:30 pm  
Seminole County Services Building – Room 1028  
1101 East First St, Sanford FL 32771**

- I            Call to Order**
- II           Pledge of Allegiance**
- III          Roll Call**
- IV          Swearing in of Witnesses**
- V           Agenda Update & Approval**
- VI          Public Hearings**

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**REPEAT CASES – None**

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**NEW CASES**

A. Case No 05-29-CEB  
Michael and Patricia Taylor  
Plans Examiner: Alan Willis

**CONTINUED BY STAFF**

**New Case continued by Staff to January.**

Violation Charged: Seminole County Land Development Code, Chapter 40, Page 1,  
Section 40.2 and Chapter 30, Part 51, Section 30.965  
Described as: 1) The filling of areas which exceed one hundred (100) cubic yards  
of material without an approval site plan  
2) Placement of fill in the 100-Year Flood Plain  
Location: South Sylvan Lake Drive, Sanford (Commission District 5)  
Tax Parcel ID # 35-19-29-300-004E-0000

**Motion by \_\_\_\_\_ Second by \_\_\_\_\_ Compliance Date \_\_\_\_\_ Fine \_\_\_\_\_**

B. Case No 05-53-CEB  
Christopher Schultz and Charles H. Thompson  
Deputy Building Official: Tom Helle  
Complaint No: 2005CE001133

**CONTINUED BY STAFF**

**New Case continued by Staff to January.**

Violation Charged: Florida Building Code, Sections 104.1.1.105.6  
Described as: Owners constructed 2 bedrooms in the attic space of the home  
without the required permits and inspections  
Location: 622 Tomlinson Terrace, Lake Mary (Commission District 4)  
Tax Parcel ID # 20-20-30-505-0000-0310

**Motion by \_\_\_\_\_ Second by \_\_\_\_\_ Compliance Date \_\_\_\_\_ Fine \_\_\_\_\_**

C. Case No 05-86-CEB  
Marilyn S. Towles  
Code Enforcement Officer: Donna Wisniewski  
Complaint No: 2004CE001416

**COMPLIED PRIOR TO HEARING**

Violation Charged: Seminole County Code, Chapter 95, Section 95.4 as defined in  
Section 95.3(g), (h) and (l)  
Described as: 1) Trash & Debris  
2) Uncultivated Vegetation  
3) Junked or Abandoned Vehicle  
Location: 7647 Village Green Drive, Winter Park (Commission District 1)  
Tax Parcel ID # 35-21-30-510-0000-0010

**Motion by \_\_\_\_\_ Second by \_\_\_\_\_ Compliance Date \_\_\_\_\_ Fine \_\_\_\_\_**

D. Case No 05-87-CEB  
Highmoor LLC  
Evert De Boer, Registered Agent  
Code Enforcement Officer: Pamela Taylor  
Complaint No: 2005CE000960

**CERTIFIED NOTICE OF HEARING**

Violation Charged: Seminole County Code, Chapter 95, Section 95.4 as defined in  
Section 95.3(h)  
Described as: Uncultivated Vegetation  
Location: 225 Monroe Road, Seminole County (Commission District 5)  
Tax Parcel ID # 16-19-30-5AC-0000-086B

**Motion by \_\_\_\_\_ Second by \_\_\_\_\_ Compliance Date \_\_\_\_\_ Fine \_\_\_\_\_**

E. Case No 05-88-CEB  
Robert Smith & Mercerdees Murrell L TC50  
Code Enforcement Officer: Pamela Taylor  
Complaint No: 2005CE001440

**POSTED NOTICE OF HEARING**

Violation Charged: Seminole County Land Development Code, Chapter 30, Section  
30.744  
Described as: Outside storage of parts, supplies or materials in C-1 Retail  
Commercial District  
Location: 3600 Sanford Avenue (Commission District 5)  
Tax Parcel ID # 12-20-30-509-0000-0190

**Motion by \_\_\_\_\_ Second by \_\_\_\_\_ Compliance Date \_\_\_\_\_ Fine \_\_\_\_\_**

F. Case No 05-89-CEB  
Nathaniel Watkins & Christine Watkins  
Code Enforcement Officer: Dorothy Hird  
Complaint No: 2005CE001115

**COMPLIED PRIOR TO HEARING**

Violation Charged: Seminole County Code, Chapter 95, Section 95.4 as defined in Section 95.3(l)  
Described as: Junk or abandoned vehicle not kept within an enclosed garage  
Location: 1330 Pine Street, Altamonte Springs (Commission District 4)  
Tax Parcel ID # 18-21-30-504-0B00-0210

**Motion by \_\_\_\_\_ Second by \_\_\_\_\_ Compliance Date \_\_\_\_\_ Fine \_\_\_\_\_**

G. Case No 05-90-CEB  
Roger & Kim Trizzino  
Code Enforcement Officer: Dorothy Hird  
Complaint No: 2005CE001443

**CERTIFIED NOTICE OF HEARING**

Violation Charged: Seminole County Code, Chapter 95, Section 95.4 as defined in Section 95.3(g), (h), (j) and (l)  
Described as: 1) Accumulation of trash and debris  
2) Uncultivated vegetation  
3) Used and/or scrapped building materials  
4) Junked or abandoned vehicle not being kept within an enclosed garage or an attached carport  
Location: 230 Cherrywood Drive (Commission District 4)  
Tax Parcel ID # 19-21-30-511-0000-0720

**Motion by \_\_\_\_\_ Second by \_\_\_\_\_ Compliance Date \_\_\_\_\_ Fine \_\_\_\_\_**

H. Case No 05-91-CEB  
Steven L. Anderson  
Code Enforcement Officer: Dorothy Hird  
Complaint No: 2005CE001352

**COMPLIED PRIOR TO HEARING**

Violation Charged: Seminole County Code, Chapter 95, Section 95.4 as defined in Section 95.3(l)  
Described as: Junked or abandoned vehicle not being kept within an enclosed garage or an attached carport  
Location: 114 Larkspur Drive, Altamonte Springs (Commission District 4)  
Tax Parcel ID # 14-21-29-507-0000-0140

**Motion by \_\_\_\_\_ Second by \_\_\_\_\_ Compliance Date \_\_\_\_\_ Fine \_\_\_\_\_**

I. Case No 05-92-CEB  
Stuart E. Nichols  
Code Enforcement Officer: Dorothy Hird  
Complaint No: 2005CE001145

**CERTIFIED NOTICE OF HEARING**

Violation Charged: Seminole County Code, Chapter 95, Section 95.4 as defined in  
Section 95.3(h)  
Described as: Uncultivated vegetation  
Location: 370 Sultana Lane, Maitland (Commission District 4)  
Tax Parcel ID # 23-21-29-503-0B00-0220

**Motion by \_\_\_\_\_ Second by \_\_\_\_\_ Compliance Date \_\_\_\_\_ Fine \_\_\_\_\_**

J. Case No 05-93-CEB  
Pearle C. Dennison  
Code Enforcement Officer: Dorothy Hird  
Complaint No: 2005CE00930

**POSTED NOTICE OF HEARING**

Violation Charged: Seminole County Code, Chapter 95, Section 95.4 as defined in  
Section 95.3(e), (g) and (p)  
Described as: 1) Unusable and/or abandoned furniture  
2) Accumulation of trash and debris  
3) Objectionable/unsightly, or unsanitary matter, substance or  
material which by its existence and/or accumulation endangers  
or adversely affects the health, safety, lives and/or welfare of  
the citizens of the County  
Location: Ford Drive (Commission District 4)  
Tax Parcel ID # 07-21-30-512-0000-0090

**Motion by \_\_\_\_\_ Second by \_\_\_\_\_ Compliance Date \_\_\_\_\_ Fine \_\_\_\_\_**

**CONTINUED CASES**

A. Case No: 05-43-CEB  
C & K Property Holdings LLC  
Sharon M. Coatoam, Registered Agent  
Planner: Brian Walker, Development Review

**CERTIFIED NOTICE OF HEARING**

**CONTINUED BY BOARD**

The Board heard this case on August 25, 2005 and a Findings of Fact, Conclusions of Law and Order was entered giving the Respondent a compliance date of September 8, 2005. An Affidavit of Non-Compliance was filed indicating non-compliance on September 23, 2005. The Board heard this case again on October 27, 2005, and requested that it be continued to December 1, 2005. An Affidavit of Compliance was filed indicating compliance on November 18, 2005. **This property IS presently in compliance.**

**Recommendation:** The Board issue an Order Finding Compliance and Imposing Fine/Lien constituting a lien for **\$17,500.00**, for **70 days of non-compliance at \$250.00 per day from September 9, 2005 to and including November 17, 2005**, and the Clerk shall record this Order in the Public Records of Seminole County.

Violation Charged: Seminole County Land Development Code, Chapter 30, Part 64, Section 30.1228 and Section 30.1230, Chapter 40, Section 40.12(a) and Chapter 60, Part 2, Section 60.21.

Described as: 1) Removal of required trees within the landscape buffer.  
2) Hedges are not being maintained properly within the landscape buffer. All hedges are required to be a minimum of 3' in height and shall provide a continuous and unbroken visual screen at the end of one year from time of planting.  
3) Parking of vehicles in an unauthorized area.

Location: 195 W Highland St., Altamonte Springs (Commission District 3)  
Tax Parcel ID # 01-21-29-5CK-670B-0170

**Motion by \_\_\_\_\_ Second by \_\_\_\_\_ Action \_\_\_\_\_**

**SPECIAL REQUESTS** -- None

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**CONSENT AGENDA**

- A. Case No: 05-08-CEB  
Dwight R. and Keitra L. Beacham  
Code Enforcement Officer: Dorothy Hird  
Complaint No: 03-CE000110

**THIS IS A REPEAT VIOLATION.** The Board heard the original violation on January 27, 2005 and a Findings of Fact, Conclusions of Law and Order was entered giving the Respondents a compliance date of February 11, 2005. The Respondents complied within the time specified by the Board.

An Affidavit of Repeat Violation was filed by the Code Enforcement Officer indicating non-compliance on June 30, 2005. An Affidavit of Compliance (After Repeat Violation) was filed by the Code Enforcement Officer indicating compliance on August 16, 2005.

The Board heard the repeat violation case on August 25, 2005 and issued a Findings of Fact, Conclusions of Law and Order on a Repeat Violation Presently in Compliance, imposing a fine for 46 days of non-compliance at \$50.00 per day from June 30, 2005 through and including August 15, 2005 in the amount of \$2,300.00, which fine was reduced to \$200.00. Said Findings of Fact, Conclusions of Law and Order on a Repeat Violation Presently in Compliance further ordered Respondents to "pay said fine of \$200.00 on or before September 23, 2005, or said fine shall revert back to \$2,300.00." The reduced fine HAS NOT BEEN paid. The property IS presently in compliance.

**Recommendation:** The Board issue an Order Finding Compliance and Imposing Fine/Lien constituting a lien for **\$2,300.00, for 46 days of non-compliance at \$50.00 per day from June 30, 2005 through and including August 15, 2005**, and the Clerk shall record this Order in the Public Records of Seminole County.

Violation Charged: Seminole County Code, Chapter 95, Section 95.4 as defined in Section 95.3(l).  
Described as: 1) Junked or abandoned vehicle not kept within an enclosed garage or an attached carport.  
Location: 133 Jackson Street, Altamonte Springs (Commission District 4)  
Tax Parcel ID # 18-21-30-502-0B00-010A and  
Tax Parcel ID # 18-21-30-502-0B00-010B

**Motion by \_\_\_\_\_ Second by \_\_\_\_\_ Action \_\_\_\_\_**

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**FORECLOSURE -- None**

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**VII Approval of the minutes from the meeting of October 27, 2005**

**VIII Confirmation date of next meeting: January 26, 2006**

**IX Old Business**

**CASE NO: 04-18-CEB – MARY B. MORSE LIFE ESTATE, ELLA M. MANDY HEIRS.** On July 28, 2005, the Board issued a Findings of Fact, Conclusions of Law and Order on a Repeat Violation Presently in Compliance, imposing a reduced fine of \$100.00. The fine was paid on October 31, 2005. **A Satisfaction of Fine will be executed by the Chair at this hearing.**

**X New Business – None**

**XI Adjourn**

**NOTE: PERSONS WITH DISABILITIES NEEDING ASSISTANCE TO PARTICIPATE IN ANY OF THESE PROCEEDINGS SHOULD CONTACT THE HUMAN RESOURCES DEPARTMENT ADA COORDINATOR 48 HOURS IN ADVANCE OF THE MEETING AT 407-665-7941.**

**PERSONS ARE ADVISED THAT IF THEY DECIDE TO APPEAL ANY DECISIONS MADE AT THIS HEARING, THEY WILL NEED A RECORD OF THE PROCEEDINGS, AND FOR SUCH PURPOSE, THEY MAY NEED TO ENSURE THAT A VERBATIM RECORD OF THE PROCEEDINGS ARE MADE, WHICH RECORD INCLUDES THE TESTIMONY AND EVIDENCE UPON WHICH THE APPEAL IS TO BE BASED, PER SECTION 285.0105, FLORIDA STATUTES.**

**FOR ADDITIONAL INFORMATION REGARDING THIS AGENDA, PLEASE CONTACT (407) 665-7403.**

**12-01-05 Agenda**