

# CODE ENFORCEMENT BOARD

SEMINOLE COUNTY, FLORIDA

## AGENDA

March 22, 2007 – 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 –

Repeat Cases	-	1 (withdrawn by Staff)
New Cases	-	11 (2 complied prior to hearing) (1 continued by Staff)
Continued Cases	-	0
Special Request	-	1
Consent Agenda	-	4
Foreclosure	-	0
Add-On	-	1



**REPEAT CASES**

**WITHDRAWN WITHOUT  
PREJUDICE BY STAFF**

- A. Case No: 00-67-CEB  
Success Today International  
Terrence Laughlin, Registered Agent  
Code Enforcement Officer: Joann D. Tamulonis

**This case was tabled from the October and December meetings by the Board and continued from the February meeting by Staff. This is a repeat violation. The Board heard the original violation on July 27, 2000 and an Order was entered. Compliance on the original violation was obtained on January 16, 2001. The original fine had accrued to \$700.00. The Board reduced the original fine to \$578.00 and this fine was paid by the Respondents. An Affidavit of Repeat Violation was filed after reinspection on October 26, 2004. The fine on the repeat had accrued to \$4,000.00 and on January 27, 2005, the Board entered an Order finding that the Respondents were in violation, with no fine imposed. An Affidavit of Repeat Violation was filed after reinspection on July 18, 2006. This property is NOT in compliance at this time.**

**Recommendation:** The Board issue an Order constituting a **fine** on a repeat violation, in the amount of **\$12,400.00**, for 248 days of non-compliance, from July 18, 2006, through and including March 22, 2007, at **\$50.00 per day**. Further, the fine shall be increased to **\$250.00 per day**, for each day the violations continue or are repeated past March 22, 2007. The Clerk shall record said Order in the Public Records of Seminole County.

Violation charged: Seminole County Code, Chapter 95, Section 95.4 as defined in Section 95.3(g), (h) and (j).

- Described as:
- 1) The accumulation of trash and debris.
  - 2) Uncultivated vegetation in excess of 24" in height and located within 75' of a structure.
  - 3) Used and/or scrap building materials on property.

Location: 9616 McNorton Road, Altamonte Springs (Commission District 3)  
Tax Parcel ID # 22-21-29-300-0400-0000

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

**NEW CASES**

**CONTINUED BY STAFF**

A. Case No. 07-20-CEB  
The Lamar Company, L.L.C.  
Capitol Corp. Services, Inc.  
Registered Agent  
April Boswell, Planning Manager

Violation Charged: Seminole County Land Development Code, Section 30.1251.  
Described as: 1) Damaged, remnant non-conforming billboard structure that cannot be replaced, per LDC Section 30.1251 and must be removed in conformance with LDC Section 30.1249 (c) (5).  
Location: Westbound lane of I-4, State I.D. # BM 140, Longwood (Commission District 5)

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

**COMPLIED PRIOR TO HEARING**

B. Case No. 07-21-CEB  
Robert L. Dollard III and  
Dolleen Dollard  
Code Enforcement Officer: Pamela Taylor

Violation Charged: Seminole County Code, Chapter 95, Section 95.4, as defined in Section 95.3 (h).  
Described as: 1) Uncultivated vegetation in excess of 24" in height and located within 75' of a structure.  
Location: 521 Villen Rd., Sanford (Commission District 5)  
Tax Parcel ID # 33-19-30-5AF-0000-0120

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

**CERTIFIED NOTICE OF HEARING**

C. Case No. 07-22-CEB  
Rosa M. Cruz  
Deputy Building Official: Tom Helle

Violation Charged: Florida Building Code, Section 105.1.  
Described as: 1) Construction without the required permits.  
Location: 631 Encino Way, Altamonte Springs (Commission District 3)  
Tax Parcel ID # 21-21-29-501-0000-0230

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

**CONTINUED BY STAFF**

D. Case No. 07-23-CEB  
Gregory A. Jennings and  
Tammie S. Rader  
Deputy Building Official: Tom Helle

Violation Charged: Florida Building Code, Section 105.1.  
Described as: 1) Construction without the required permits  
Location: 246 Clearview Rd., Chuluota (Commission District 1)  
Tax Parcel ID # 15-21-32-5UL-0000-2340

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

**WITHDRAWN BY STAFF**

E. Case No. 07-24-CEB  
Lance A. Bremer  
Deputy Building Official: Tom Helle

Violation Charged: Florida Building Code, Section 105.1.  
Described as: 1) Construction without the required permits.  
Location: 621 N. Elder Rd., Sanford (Commission District 5)  
Tax Parcel ID # 16-19-30-5AC-0000-052A

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

**COMPLIED PRIOR TO HEARING**

F. Case No. 07-25-CEB  
Geraldine A. Taylor  
Deputy Building Official: Tom Helle

Violation Charged: Florida Building Code, Section 105.1.  
Described as: 1) Construction without the required permits  
Location: 2410 Oak Drive, Longwood (Commission District 3)  
Tax Parcel ID # 05-21-29-502-0A00-0100

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

SEMINOLE COUNTY CODE ENFORCEMENT BOARD HEARING  
MARCH 22, 2007

**HAND-DELIVERED NOTICE OF HEARING**

G. Case No. 07-26-CEB  
Richard and Laura Saxman  
Senior Code Enforcement Officer: Deborah Leigh

Violation Charged: Seminole County Code, Chapter 95, Section 95.4, as defined in Section 95.3 (p).

Described as: 1) Objectionable, unsightly or unsanitary matter, substance or material tending by its existence and/or accumulation to endanger or adversely affect the health, safety, lives and/or welfare of the citizens of the County.

Location: 170 Archers Point, Longwood (Commission District 5)  
Tax Parcel ID # 23-20-29-504-0000-0160

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

**POSTED NOTICE OF HEARING**

H. Case No. 07-27-CEB  
Woodrow Balliet  
Code Enforcement Officer: Joann D. Tamulonis

Violation Charged: Seminole County Code, Chapter 95, Section 95.4, as defined in Section 95.3 (g), (h), (i), (j) and (l).

Described as: 1) The accumulation of trash and debris.  
2) Uncultivated vegetation in excess of 24" in height and located within 75' of a structure.  
3) The remains or rubble of a structure which has been burned, stricken by other casualty or demolished.  
4) Used or scrap building materials.  
5) Junked or abandoned vehicle(s) not being kept in an enclosed garage or an attached carport.

Location: 106 Champion Ave., Altamonte Springs (Commission District 3)  
Parcel I. D. # 03-21-29-505-0X00-0350

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

SEMINOLE COUNTY CODE ENFORCEMENT BOARD HEARING  
MARCH 22, 2007

**POSTED NOTICE OF HEARING**

I. Case No. 07-28-CEB  
Richard H. and Peggy J. Caverly  
Code Enforcement Officer: Joann D. Tamulonis

Violation Charged: Seminole County Code, Chapter 95, Section 95.4, as defined in Section 95.3 (e), (g) and (h).

Described as: 1) Unusable or abandoned furniture.  
2) The accumulation of trash and debris.  
3) Uncultivated vegetation in excess of 24" in height and located within 75' of a structure.

Location: 219 Nob Hill Circle, Longwood (Commission District 3)  
Tax Parcel ID # 04-21-29-514-0B00-0070

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

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**CERTIFIED NOTICE OF HEARING**

J. Case No. 07-29-CEB  
Rosa M. Cruz  
Code Enforcement Officer: Joann D. Tamulonis

Violation Charged: Seminole County Land Development Code, Chapter 30, Part 11, Section 30.182.

Described as: 1) Having more than one residence located on a single family residentially zoned lot/parcel continues to exist on the subject property and is being occupied.

Location: 631 Encino Way, Altamonte Springs (Commission District 3)  
Tax Parcel ID # 21-21-29-501-0000-0230

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

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**CERTIFIED NOTICE OF HEARING**

K. Case No. 07-30-CEB  
Terry Snell and  
Joanna R. Mitchell-Snell  
Senior Code Enforcement Officer: Deborah Leigh

Violation Charged: Seminole County Code, Chapter 95, Section 95.4, as defined in Section 95.3 (g), (h), (j), (l) and (p).

- Described as:
- 1) The accumulation of trash and debris.
  - 2) Uncultivated vegetation in excess of 24" in height and located within 75' of a structure.
  - 3) Used or scrap building materials.
  - 4) Junked or abandoned vehicle(s) not being kept in an enclosed garage or an attached carport.
  - 5) Objectionable, unsightly or unsanitary matter, substance or material tending by its existence and/or accumulation to endanger or adversely affect the health, safety, lives and/or welfare of the citizens of the County.

Location: 328 Ruth Blvd., Longwood (Commission District 5)  
Tax Parcel ID # 20-20-30-501-0F00-0120

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

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**CONTINUED CASES**

**NONE**

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**SPECIAL REQUEST**

- A. Case No. 06-93-CEB  
Ernest and Frances Scott  
Senior Code Enforcement Officer: Deborah Leigh

**The Board heard this case on December 14, 2006 and an Order was entered giving the Respondents a compliance date of May 1, 2007. The Respondents are requesting an extension of their compliance date.**

Violation Charged: Seminole County Code, Chapter 95, Section 95.4, as defined in 95.3 (b), (c), (d), (g), (j), (l) and (p).

- Described as:
- 1) Refuse on the property.
  - 2) Rubbish on the property.
  - 3) Junk on the property.
  - 3) The accumulation of trash and debris.
  - 4) Used or scrap building materials on the property.
  - 5) Junked or abandoned vehicles not being kept within an enclosed garage or an attached carport.
  - 6) Any other objectionable, unsightly, or unsanitary matter tending by its existence and/or accumulation to endanger or adversely affect the health, safety, lives and/or welfare of the citizens of the county.

Location: 4531 McKay Street, Lake Monroe (Commission District 5)  
Tax Parcel ID # 20-19-30-501-0000-0480

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

**CONSENT AGENDA**

- A. Case No 05-09-CEB  
John A. and Stephanie Brooks  
Code Enforcement Officer: Dorothy Hird

The Board heard this case on October 24, 2006, January 25, 2007 and February 22, 2007 and tabled the case to the March meeting. This case was originally heard by the Board on January 27, 2005 and an Order was entered giving the Respondents a compliance date of December 31, 2005. At the request of the Respondents, on October 27, 2005, the Board extended their compliance date to April 1, 2006. An Affidavit of Non-Compliance was filed by the Code Enforcement Officer on April 4, 2006. At that time, a re-inspection was not performed at the request of the Respondents. Again, at the request of the Respondents, on April 27, 2006, the Board extended their compliance date from April 1, 2006 to October 2, 2006. An Affidavit of Non-Compliance was filed by the Code Enforcement Officer on October 12, 2006. At that time, a re-inspection was not performed due to the property being posted. This property is **NOT** in compliance at this time.

**RECOMMENDATION:** The Board issue an Order constituting a **lien** in the amount of **\$12,825.00**, for 171 days of non-compliance from October 3, 2006 through and including March 22, 2007, at \$75.00 per day, and the fine shall continue to accrue at **\$75.00 per day** for each day the violations continue or are repeated past March 22, 2007. The Clerk shall record said Order in the Public Records of Seminole County.

Violation Charged: Seminole County Code, Chapter 95, Section 95.4, as defined in Section 95.3(g), (j), (l) and (p).

Described as: 1) The accumulation of trash and debris.  
2) Used and/or scrapped building materials.  
3) Junked or abandoned vehicle not kept within an enclosed garage or an attached carport.  
4) Objectionable/unsightly or unsanitary matter, substance or material.

Location: 890 Alberta Street, Longwood (Commission District 4)  
Tax Parcel ID # 06-21-30-300-022A-0000

Motion by	Second by	Action
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SEMINOLE COUNTY CODE ENFORCEMENT BOARD HEARING  
MARCH 22, 2007

B. Case No. 06-78-CEB  
Kevin Von Lanken  
Code Enforcement Officer: Joann D. Tamulonis

**This case was originally heard by the Board on January 25, 2007 and an Order was entered giving the Respondent a compliance date of February 8, 2007. An Affidavit of Non-Compliance was filed by the Code Enforcement Officer after reinspection on February 9, 2007. This property is NOT in compliance at this time.**

**RECOMMENDATION:** The Board issue an Order constituting a **lien** in the amount of **\$10,500.00**, for 42 days of non-compliance from February 9, 2007 through and including March 22, 2007, at \$250.00 per day, and the fine shall continue to accrue at **\$250.00 per day** for each day the violations continue or are repeated past March 22, 2007. The Clerk shall record said Order in the Public Records of Seminole County.

Violation Charged: Seminole County Code, Chapter 95, Section 95.4, as defined in Section 95.3 (g), (h) and (p).

Described as:

- 1) The accumulation of trash and debris.
- 2) Uncultivated vegetation in excess of 24" in height, located within 75' of a structure.
- 3) Objectionable, unsightly or unsanitary matter, substance or material tending by its existence and/or accumulation to endanger or adversely affect the health, safety, lives and/or welfare of the citizens of the county.

Location: 182 Jay Dr., Altamonte Springs, (Commission District 3)  
Parcel I.D. # 15-21-29-501-0000-1010

Motion by _____	Second by _____	Action _____

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- C. Case No. 06-81-CEB  
Fredrick L. and Annette L. Hendry  
Code Enforcement Officer: Joann D. Tamulonis

**This case was originally heard by the Board on January 25, 2007 and an Order was entered giving the Respondents a compliance date of February 8, 2007. An Affidavit of Non-Compliance was filed by the Code Enforcement Officer after reinspection on February 9, 2007. This property is NOT in compliance at this time.**

**RECOMMENDATION:** The Board issue an Order constituting a **lien** in the amount of **\$4,200.00**, for 42 days of non-compliance from February 9, 2007 through and including March 22, 2007, at \$100.00 per day, and the fine shall continue to accrue at **\$100.00 per day** for each day the violations continue or are repeated past March 22, 2007. The Clerk shall record said Order in the Public Records of Seminole County.

Violation Charged: Seminole County Code, Chapter 95, Section 95.4, as defined in 95.3 (g) and (j).

Described as: 1) The accumulation of trash and debris.  
2) Used and/or scrap building materials on property.

Location: 3952 Mc Neil Road, Apopka (Commission District 3)  
Tax Parcel ID # 17-21-29-5BG-0000-050A

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

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- D. Case No. 06-84-CEB  
Alice Oliver, Lotis Troutman and  
Donell Troutman, ET AL  
Senior Code Enforcement Officer: Deborah Leigh

**This case was originally heard by the Board on December 14, 2006 and an Order was entered giving the Respondents a compliance date of February 1, 2007. An Affidavit of Non-Compliance was filed by the Code Enforcement Officer after reinspection on February 2, 2007. This property is NOT in compliance at this time.**

**RECOMMENDATION:** The Board issue an Order constituting a **lien** in the amount of **\$9,800.00**, for 49 days of non-compliance from February 2, 2007 through and including March 22, 2007, at \$200.00 per day, and the fine shall continue to accrue at **\$200.00 per day** for each day the violations continue or are repeated past March 22, 2007. The Clerk shall record said Order in the Public Records of Seminole County.

Violation Charged: Seminole County Code, Chapter 95, Section 95.4, as defined in 95.3 (g), (h), and (l) and Florida Building Code, 105.1.

- Described as:
- 1) The accumulation of trash and debris.
  - 2) Uncultivated vegetation in excess of 24" in height and located within 75' of a structure.
  - 3) Junked or abandoned vehicles not being kept within an enclosed garage or an attached carport.
  - 4) Fence erected without the required permit.

Location: 4641 McKay Street, Lake Monroe (Commission District 5)  
Tax Parcel ID # 20-19-30-501-0000-0290

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

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**FORECLOSURE**

**NONE**

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VII Approval of the minutes from the meeting of February 22, 2007

VIII Confirmation date of next meeting: April 26, 2007

IX Old Business –

**CASE NO 05-47-CEB – DEBORAH G. DANAHER**– On February 22, 2007, the Code Enforcement Board reduced the accrued fine from \$9,100.00 to \$100.00, to be paid within 30 days. The Respondent paid the reduced amount on February 28, 2007. **A Satisfaction of Fine will be executed by the Chair at this meeting.**

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.**

**3-22-07 Agenda**

**CODE ENFORCEMENT BOARD**  
SEMINOLE COUNTY, FLORIDA

**AGENDA**

March 22, 2007 – 1:30 pm  
Seminole County Services Building – Room 1028  
1101 East First St, Sanford FL 32771

**HAND DELIVERED NOTICE OF  
HEARING**

**ADD ON**

A. Case No. 07-34-CEB  
Thalia T. Douglas-Dech  
Code Enforcement Officer: Joann Tamulonis

Violation Charged: Seminole County Code, Chapter 95, Section 95.4, as defined in  
Section 95.3 (o).

Described as: 1) Unsecured pool.

Location: 312 Riverbend Blvd., Longwood (Commission District 3)  
Tax Parcel ID # 32-20-29-508-0B00-0080

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