

CODE ENFORCEMENT BOARD

SEMINOLE COUNTY, FLORIDA

AGENDA

April 26, 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	-	0
New Cases	-	3 (4 continued by Staff) (6 complied prior to hearing)
Continued Cases	-	0
Special Request	-	0
Consent Agenda	-	4
Foreclosure	-	1
Add-On	-	1



NEW CASES

POSTED NOTICE OF HEARING

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

New case continued from March meeting by CEB

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 _____

CERTIFIED NOTICE OF HEARING

B. Case No. 07-32-CEB
Javier Franco
Code Enforcement Officer: Jerry Robertson

Violation Charged: Seminole County Land Development Code, Chapter 30, Section 30.102, 30.103, 30.104.
Described as: 1) Two residences are not a permitted use. No special exception for a mobile home granted for limited or special exception use.
Location: 870 Snow Hill Road, Geneva (Commission District 2)
Tax Parcel ID # 33-20-32-300-0550-0000

Motion by _____ Second by _____ Compliance Date _____ Fine _____

CONTINUED BY STAFF

C. Case No. 07-33-CEB
Lotis Troutman
Senior Code Enforcement Officer: Deborah Leigh

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

Described as: 1) Uncultivated vegetation in excess of 24" in height and located within 75' from any structure.
2) The remains or rubble of structures which have been burned, stricken by other casualty, or demolished.
3) Used/scrap building materials.

Location: 4510 Richard Allen Street, Lake Monroe (Commission District 3)
Tax Parcel ID # 20-19-30-501-0000-2510

Motion by _____ Second by _____ Compliance Date _____ Fine _____

CONTINUED BY STAFF

D. Case No. 07-35-CEB
Vincenzo and Angelina Giuffrida
Senior Code Enforcement Officer: Deborah Leigh

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

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' from any structure.
4) Any other 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: 891 Markham Woods Road, Longwood (Commission District 5)
Tax Parcel ID # 35-20-29-501-0000-0120

Motion by _____ Second by _____ Compliance Date _____ Fine _____

CONTINUED BY STAFF

E. Case No. 07-36-CEB
Nancy Shine, Trustee FBO
Code Enforcement Officer: Joann D. Tamulonis

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

Described as: 1) The accumulation of trash and debris.
2) Used/scrap building materials.
3) Any other 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: 540 Georgia Avenue, Altamonte Springs (Commission District 3)
Tax Parcel ID # 15-21-29-510-0800-0140

Motion by _____ Second by _____ Compliance Date _____ Fine _____

POSTED NOTICE OF HEARING

F. Case No. 07-37-CEB
Victor and Abigail Rosa
Code Enforcement Officer: Joann D. Tamulonis

Violation Charged: Seminole County Land Development Code, Chapter 30, Part 11, Section 30.182 and Seminole County Code, Chapter 95, Section 95.4, as defined in Section 95.3 (f).

Described as: 1) The operation of a business or extension of a business is not a permitted use of the property zoned R-1
2) Unusable or abandoned appliances or white goods

Location: 658 Acapulca Way, Altamonte Springs (Commission District 3)
Tax Parcel ID # 21-21-29-501-0000-1610

Motion by _____ Second by _____ Compliance Date _____ Fine _____

COMPLIED PRIOR TO HEARING

G. Case No. 07-38-CEB
Isaiah S. Bailey
Code Enforcement Officer: Dorothy Hird

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

Described as: 1) Junked or abandoned vehicle(s) not being kept within an enclosed garage or an attached carport

Location: 121 Plymouth Avenue, Altamonte Springs (Commission District 4)
Tax Parcel ID # 07-21-30-505-0B00-0010

Motion by _____ Second by _____ Compliance Date _____ Fine _____

COMPLIED PRIOR TO HEARING

H. Case No. 07-39-CEB
David Halperin
Code Enforcement Officer: Dorothy Hird

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

Described as: 1) Junked or abandoned vehicle(s) not being kept in an enclosed garage or an attached carport.

Location: 221 O'Brien Road, Fern Park (Commission District 4)
Parcel I. D. # 19-21-30-507-0E00-0060

Motion by _____ Second by _____ Compliance Date _____ Fine _____

CONTINUED BY STAFF

I. Case No. 07-40-CEB
Alexander S. and Toni M. Nurell
Code Enforcement Officer: Donna Wisniewski

Violation Charged: Seminole County Land Development Code, Chapter 30, Section 30.202 and 30.203

Described as: 1) Dumpster not a permitted use in residential zone.
Location: 2156 Nottingham Drive, Winter Park (Commission District 1)
Tax Parcel ID # 33-21-30-510-0B00-0070

Motion by _____ Second by _____ Compliance Date _____ Fine _____

COMPLIED PRIOR TO HEARING

J. Case No. 07-41-CEB
Yvonne L. Johnson
Code Enforcement Officer: Donna Wisniewski

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

Described as: 1) Junked or abandoned vehicle(s) not being kept within an enclosed garage or an attached carport.
Location: 830 North Jerico Drive, Casselberry (Commission District 1)
Tax Parcel ID 23-21-30-510-0000-0560

Motion by _____ Second by _____ Compliance Date _____ Fine _____

COMPLIED PRIOR TO HEARING

K. Case No. 07-42-CEB
Jorge and Rosa A. Chancay
Code Enforcement Officer: Donna Wisniewski

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

Described as: 1) Junked or abandoned vehicle(s) not being kept in an enclosed garage or an attached carport.

Location: 850 Jerico Drive, Casselberry (Commission District 1)
Tax Parcel ID # 23-21-30-510-0000-0510

Motion by _____ **Second by** _____ **Compliance Date** _____ **Fine** _____

COMPLIED PRIOR TO HEARING

L. Case No. 07-43-CEB
Narcissus Bratcher
Code Enforcement Officer: Dorothy Hird

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

Described as: 1) Unusable or abandoned furniture
2) Junked or abandoned vehicle(s) not being kept within an enclosed garage or an attached carport.

Location: 131 Leon Street, Altamonte Springs (Commission District 4)
Tax Parcel ID # 18-21-30-507-0000-0710

Motion by _____ **Second by** _____ **Compliance Date** _____ **Fine** _____

COMPLIED PRIOR TO HEARING

M. Case No. 07-44-CEB
Shoppes of Tuskawilla, LLC and
Christopher C. Cathcart, Registered Agent
Code Enforcement Officer: Donna Wisniewski

Violation Charged: Seminole County Land Development Code, Chapter 30, Section
30.1243

Described as: 1) Prohibited use of banners

Location: 1295 Tuskawilla Road, Winter Springs (Commission District 1)
Tax Parcel ID # 24-21-30-506-0000-0070

Motion by _____ **Second by** _____ **Compliance Date** _____ **Fine** _____

CONTINUED CASES

NONE

SPECIAL REQUEST

NONE

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. At the March 22, 2007 meeting, the fine was increased from \$75.00 to \$100.00 per day and tabled to the April 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 **\$16,350.00** which represents 170 days of non-compliance from October 3, 2006 through and including March 21, 2007, at \$75.00 per day and 36 days of non-compliance from March 22, 2007 through and including April 26, 2007 at \$100.00 per day. The fine shall continue to accrue at **\$100.00 per day** for each day the violations continue or are repeated past April 26, 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 _____

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

This case was continued from the March 22, 2007 meeting. It 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 **\$19,250.00**, for 77 days of non-compliance from February 9, 2007 through and including April 26, 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 April 26, 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 _____

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

This case was continued from the March 22, 2007 meeting. 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. An Affidavit of Compliance was filed by the Code Enforcement Officer after reinspection on March 29, 2007. This property is presently in compliance.

RECOMMENDATION: The Board issue an Order constituting a **lien** in the amount of **\$11,000.00**, for 55 days of non-compliance from February 2, 2007 through and including March 28, 2007, at \$200.00 per day. 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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- D. Case No. 07-13-CEB
Terry G. and Rose E. Morley
Code Enforcement Officer: Joann D. Tamulonis

The Board originally heard this case on February 22, 2007 and an Order was entered. An Affidavit of Non-Compliance was filed by the Code Enforcement Officer after reinspection on March 13, 2007. This property is NOT in compliance.

RECOMMENDATION: The Board issue an Order constituting a **lien** in the amount of **\$11,250.00**, for 45 days of non-compliance from March 13, 2007, through and including April 26, 2007, at \$250.00 per day. The Clerk shall record said Order in the Public Records of Seminole County; and the fine shall continue to accrue at **\$250.00 per day** for each day the violations continue or are repeated past April 26, 2007.

Violation Charged: Seminole County Code, Chapter 95, Section 95.4, as defined in Section 95.3 (e), (f), (g), (h), (j) and (h) and Seminole County Land Development Code, Chapter 30, Part 12, Section 30.202.

- Described as:
- 1) Unusable or abandoned furniture.
 - 2) Unusable or abandoned appliances.
 - 3) Trash and debris.
 - 4) Uncultivated vegetation in excess of 24" in height and located within 75' of a structure.
 - 5) Used or scrap building materials.
 - 6) Junked or abandoned vehicles not being kept within an enclosed garage or an attached carport.
 - 7) The operation of a business or extension of a business is not a permitted use of R-1A zoned property.
 - 8) Outside storage is not a customary accessory use of the property zoned residential.

Location: 3427 Gleaves Ct., Apopka (Commission District 3)
Parcel I. D. # 18-21-29-502-0D00-0050

FORECLOSURE

- A. Case No. 03-68-CEB
Marc Depinto
Code Enforcement Officer: Jerry Robertson

This case was tabled from the September 28, 2006 meeting to the December 12, 2006 meeting by the Board. In December, it was tabled to the April 26, 2007 meeting by the Board. The Board heard this case on August 28, 2003 and an Order was entered. An Affidavit of Non-Compliance has been filed by the Code Enforcement Officer after reinspection on October 31, 2003. On January 22, 2004, the Board imposed a lien on this property. The lien totals \$95,700.00, up to and including April 26, 2007. This property is NOT in compliance at this time.

Recommendation: Staff requests approval to forward this case to the County Attorney for review and approval to present to the Board of County Commissioners for foreclosure action.

Violation Charged: Seminole County Land Development Code, Chapter 30, Section 30.124(c)(10) and Chapter 30, Section 30.1349(e) and Seminole County Code, Chapter 95, Section 95.4 as defined in Section 95.3(l).

Described as: 1) Junked or abandoned vehicle not being kept within an enclosed garage or an attached carport.
2) Mobile home placed on the property without having a Special Exception from the Board of Adjustment.

Location: 3) All fences must be maintained in their original upright condition.
off Osceola Road/Ritchie Road, Geneva, (Commission District 5)
Tax Parcel ID #31-19-33-501-0000-0190

Motion by _____ Second by _____ Action _____

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

VIII Confirmation date of next meeting: May 17, 2007

IX Old Business –

CASE NO 06-81-CEB – FREDRICK L. AND ANNETTE L. HENDRY – On March 22, 2007, the Board of County Commissioners reduced the fine imposed against the Respondents from \$4,200.00 to \$200.00, to be paid by April 23, 2007. The Respondents paid the reduced amount on April 23, 2007. **A Satisfaction of Lien will be executed by the Board of County Commissioners.**

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.

4-26-07 Agenda

CODE ENFORCEMENT BOARD
SEMINOLE COUNTY, FLORIDA

AGENDA

April 26, 2007 – 1:30 pm
Seminole County Services Building – Room 1028
1101 East First St, Sanford FL 32771

ADD ON

POSTED NOTICE OF HEARING

A. Case No. 07-49-CEB
Roderic L. Boling, III
Code Enforcement Officer: Joann Tamulonis

Violation Charged: Seminole County Code, Chapter 95, Section 95.4, as defined in Section 95.3 (o); and Seminole County Land Development Code, Part 70, Chapter 30, Section 30.1349(e)

Described as: 1) Swimming pool not completely enclosed by permanent fencing
2) All fences shall be maintained in their original upright condition

Location: 121 Stag Ridge Court, Longwood (Commission District 7)
Tax Parcel ID # 31-20-29-5EC-0000-0060

Motion by _____ Second by _____ Compliance Date _____ Fine _____