

**APPROVED**

**CODE ENFORCEMENT BOARD  
SEMINOLE COUNTY, FLORIDA**

**MINUTES**

**June 28, 2007 - 1:30 pm  
Seminole County Services Building – Room 1028  
1101 East First St, Sanford FL**

**I Call to Order**

The scheduled meeting of the Seminole County Code Enforcement Board was called to order at 1:35 p.m. in the Seminole County Services Building, Room 1028, 1101 East First St, Sanford FL.

A few moments of silence was held followed by the Pledge of Allegiance.

**II Pledge of Allegiance**

**III Roll Call**

Members Present: Tom Hagood, Chair  
Bill Fahey, Vice Chair  
Grace Chewning  
Jay Ammon  
Larry Lawver

Members Excused: Gerald Ames  
Stewart Fritz

Present & Sworn: Freddie Morris, Respondent, 03-63-CEB  
Bertha Ross Bellamy, Respondent, 03-63-CEB  
Peggy Caverly, Respondent, 07-28-CEB  
Jerry Robertson, Code Enforcement Officer, SCSO  
Joann Davids-Tamulonis, Code Enforcement Officer, SCSO  
Dorothy Hird, Code Enforcement Officer, SCSO  
Donna Wisniewski, Code Enforcement Officer, SCSO  
Pamela Taylor, Code Enforcement Officer, SCSO  
Deborah Leigh, Senior Code Enforcement Officer, SCSO

Others Present: Dan Mantzaris, Code Enforcement Board Attorney  
Connie R. DeVasto, Clerk to the Code Enforcement Board  
Jane Spencer, New Clerk to the Code Enforcement Board



IV **Swearing in of Witnesses**

None

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V **Agenda Update & Approval**

The published agenda was revised to allow respondents and witnesses present at today's hearing to be heard first. The remaining cases would then be heard in the order originally published.

**TOM HAGOOD – YES**

**BILL FAHEY – YES**

**GRACE CHEWNING – YES**

**JAY AMMON – YES**

**LARRY LAWVER – YES**

**MOTION CARRIED 5 – 0.**

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The following cases will not be heard today:

Yosef & Chana Lipsker, 07-61-CEB, Continued by Staff

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Case No 03-63-CEB

Ruby Blake, Freddie Morris, MD, & Bertha Ross

Code Enforcement Officer: Dorothy Hird

**This is a second repeat violation. The original violation was heard by the Board on August 28, 2003 and an Order was entered. An Affidavit of Compliance was filed by the Code Enforcement Officer after reinspection on December 2, 2003. This case was brought before the Board for a lien request on December 4, 2003 and an Order Rescinding Fine of \$3,250.00 was entered by the Board at that time.**

**An Affidavit of Repeat Violation was filed after reinspection on August 30, 2004. An Affidavit of Compliance After Repeat Violation was filed after reinspection on October 21, 2005.**

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**A second Affidavit of Repeat Violation was filed after reinspection on May 14, 2007. This property is NOT in compliance at this time.**

**RECOMMENDATION:** The Board issue an Order constituting a **fine** on a second repeat violation in the amount of **\$4,600.00** for 46 days of non-compliance, from May 14, 2007 through and including June 28, 2007, at **\$100.00 per day** and further ordered that if the violations continue or are repeated past **June 28, 2007**, the daily fine shall be **increased to \$150.00 per day** and shall continue to accrue at **\$150.00 per day** until compliance is obtained. 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) and (l).  
Described as: 1) Accumulation of trash and debris.  
2) Junked or abandoned vehicle(s) not kept within an enclosed garage or an attached carport  
Location: 137 Leon Street, Altamonte Springs (Commission District 4)  
Tax Parcel ID # 18-21-30-507-0000-0740

Dorothy Hird, Code Enforcement Officer, was present at the hearing and testified on behalf of the County and entered into evidence photographs of the violations. Officer Hird stated that upon reinspection on 6/27/07, the violations remained.

Officer Hird stated that the recommendation would be to impose a fine in the amount of \$4,600.00 for 46 days of non-compliance. She further recommended that the fine be increased to \$150.00 beginning June 29, 2007.

Bertha Ross Bellamy, Respondent, was present at the hearing and testified on her own behalf. Ms. Bellamy stated that the Respondents were in the process of removing the remaining violations. Ms. Bellamy requested an additional month to come into compliance.

Tom Hagood asked the Respondent if she had been involved in previous hearings concerning this case. The Respondent stated that no, she had not been previously involved.

Officer Hird stated that she had been working with Ms. Morris and believed that Ms. Morris was trying to bring the property into compliance.

The Board requested that this matter be put on the July 26, 2007 agenda.

After discussion of this case by the Board:

**MOTION BY JAY AMMON, SECONDED BY LARRY LAWVER, THAT THE FINDINGS OF FACT, CONCLUSIONS OF LAW AND ORDER ON A REPEAT VIOLATION NOT IN COMPLIANCE BE:**

**FINDINGS OF FACT, CONCLUSIONS OF LAW AND ORDER**  
**ON A REPEAT VIOLATION NOT IN COMPLIANCE**

Based on the testimony and evidence presented in case number 03-63-CEB, it is determined that the Respondents are:

- (a) the owners of record of the property (Tax Parcel ID # 18-21-30-507-0000-0740) located at 137 Leon Street, Altamonte Springs, located in Seminole County and legally described as follows:

LEG ALL LOT 74 & S 10 FT OF W 100 FT OF LOT 75  
REPLAT OF WINWOOD PARK PB 3 PG 30

- (b) in possession or control of the property; and
- (c) in violation of Seminole County Code, Chapter 95, Section 95.4 as defined in 95.3 (g) and (l).

This case came on for public hearing before the Code Enforcement Board of Seminole County on October 28, 2004 after due notice to the Respondents. The Board, having heard testimony under oath and having received evidence, issued its Findings of Fact, Conclusions of Law and Order.

Said Order found the Respondents in violation of the Seminole County Code, Chapter 95, Section 95.4, as defined in 95.3 (g) and (l) and gave the Respondents a compliance date of September 26, 2003. Compliance was obtained after reinspection on December 2, 2003.

An Affidavit of Repeat Violation was filed with the Board by the Code Enforcement Officer, which Affidavit certified under oath that Violation (l) was being repeated as of August 30, 2004. Compliance was obtained after reinspection on October 21, 2005 .

An Affidavit of Repeat Violation has been filed with the Board by the Code Enforcement Officer, which Affidavit certifies under oath that Violations (g) and (l) are being repeated as of May 14, 2007.

Based on the testimony and evidence presented, the Respondents are in repeat violation of the Seminole County Code, as stated in the original Findings of Fact, Conclusions of Law and Order dated August 28, 2003.

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Therefore, the Board orders that a fine in the amount of **\$4,600.00**, for 46 days of non-compliance from May 14, 2007, through and including June 28, 2007, at **\$100.00 per day**, be imposed and shall continue to accrue at **\$100.00 per day** until compliance is obtained.

**Respondents are further ordered to contact the Seminole County Code Enforcement Officer to arrange for an inspection of the property to verify compliance. Any fine imposed shall continue to accrue until such time as the Code Enforcement Officer inspects the property and verifies compliance with this Order.**

This Order shall be recorded in the official land records of Seminole County.

**DONE AND ORDERED** this 28th day of June 2007, in Seminole County, Florida.

<b>TOM HAGOOD – YES</b>	<b>BILL FAHEY – YES</b>
<b>GRACE CHEWNING – YES</b>	<b>JAY AMMON – YES</b>
<b>LARRY LAWVER – YES</b>	

**MOTION CARRIED 5 – 0.**

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Case No 03-63-CEB  
Ruby Blake, Freddie Morris, MD, & Bertha Ross  
Code Enforcement Officer: Dorothy Hird

**This case was originally heard by the Board on August 28, 2003 and an Order was entered. An Affidavit of Compliance was filed by the Code Enforcement Officer after reinspection on December 2, 2003. This case was brought before the Board for a lien request on December 4, 2003 and an Order Rescinding Fine of \$3,250.00 was entered by the Board at that time.**

**A first Affidavit of Repeat Violation was filed after reinspection on August 30, 2004. An Affidavit of Compliance After Repeat Violation was filed after reinspection on October 21, 2005.**

**A second Affidavit of Repeat Violation was filed after reinspection on May 14, 2007. This matter is being heard today.**

**This property is NOT in compliance at this time.**

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**RECOMMENDATION (pertaining to First Repeat):** The Board issue an Order constituting a **lien** against this property in the amount of **\$38,700.00** which represents 417 days of non-compliance (60 days from August 30, 2004 through and including October 28, 2004 at \$50.00 per day and 357 days from October 29, 2004 through and including October 20, 2005 at \$100.00 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 (l)  
Described as: 1) Junked or abandoned vehicle(s) not kept within an enclosed garage or an attached carport  
Location: 137 Leon Street, Altamonte Springs (Commission District 4)  
Tax Parcel ID # 18-21-30-507-0000-0740

Dorothy Hird, Code Enforcement Officer, was present at the hearing and testified on behalf of the County. Officer Hird stated that Ms. Morris had asked that the Board not place a lien on the property at this time, allow the Respondents another month to take care of the violations and to continue it to the July 26, 2007 meeting.

Bertha Ross Bellamy, Respondent, was present at the hearing and testified on her own behalf. Ms. Bellamy requested that the Board not take any action on this matter at this time.

After discussion of this case by the Board:

**MOTION BY JAY AMMON, SECONDED BY GRACE CHEWNING, THAT THE CASE BE TABLED UNTIL THE JULY 26, 2007 MEETING.**

<b>TOM HAGOOD – YES</b>	<b>BILL FAHEY – YES</b>
<b>GRACE CHEWNING – YES</b>	<b>JAY AMMON – YES</b>
<b>LARRY LAWVER – YES</b>	

**MOTION CARRIED 5 – 0.**

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

**Case continued from March meeting after being tabled by the CEB**

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

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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

Joann Tamulonis, Code Enforcement Officer, was present at the hearing and testified on behalf of the County. Officer Tamulonis reviewed the evidence that had been presented at the March 22, 2007 meeting.

Officer Tamulonis stated that although she had been at the property yesterday, a full reinspection could not be done due to the lack of access and that a further inspection would need to be done with the Respondent present.

Officer Tamulonis advised the Board that she was unsure as to how close to compliance the Respondent was but that some of the violations do remained.

Tom Hagood inquired as to when the Respondent had notified Officer Tamulonis to go out and reinspect.

Officer Tamulonis advised the Board that the call had come in while she was out of town in training and thus was unable to coordinate the visit with the Respondent.

Peggy Caverly, Respondent, was present at the hearing and testified on her own behalf.

Tom Hagood inquired as to the progress on the property.

Ms. Caverly discussed the progress she had made and stated that she thought she was in compliance at this time except for some vegetation which she described.

After discussion of this base by the Board:

**MOTION BY GRACE CHEWNING, SECONDED BY LARRY LAWVER, THAT THE CASE BE TABLED UNTIL THE JULY 26, 2007 MEETING.**

**TOM HAGOOD – YES                      BILL FAHEY – YES**  
**GRACE CHEWNING – YES            JAY AMMON – YES**  
**LARRY LAWVER – YES**

**MOTION CARRIED 5 – 0.**

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

**New case continued from April meeting by Staff**

Violation Charged: Seminole County Land Development Code, Chapter 30,  
Section 30.202 & 30.203  
Described as: 1) Dumpster not a permitted use in a residential zone  
Location: 2156 Nottingham Drive, Winter Park (Commission District 1)  
Tax Parcel ID # 33-21-30-510-0B00-0070

Donna Wisniewski, Code Enforcement Officer, was present at the hearing and testified on behalf of the County. Officer Wisniewski asked that the case be tabled to the July 26, 2007 meeting to give the Respondents additional time to comply.

Alexander S. and Toni M. Nurell, the Respondents, were not present.

After discussion of this case by the Board:

**MOTION BY JAY AMMON, SECONDED BY GRACE CHEWNING, THAT THE CASE BE TABLED UNTIL THE JULY 26, 2007 MEETING.**

**TOM HAGOOD – YES                      BILL FAHEY – YES**  
**GRACE CHEWNING – YES            JAY AMMON – YES**  
**LARRY LAWVER – YES**

**MOTION CARRIED 5 – 0.**

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Case No. 07-56-CEB  
Judith D. Tinnell  
Code Enforcement Officer: Joann Tamulonis

**NEW CASE**

Violation Charged: Seminole County Land Development Code, Part 70, Chapter 30,  
Section 30.1350  
Described as: 1) Parking of a truck with a rated load limit of more than 2 tons or  
having more than 2 axles is not permitted  
Location: 6198 Linneal Beach Drive, Apopka (Commission District 3)  
Tax Parcel ID # 19-21-29-501-0000-0260



Joann Tamulonis, Code Enforcement Officer, was present at the hearing and testified on behalf of the County and entered into evidence photographs of the violation.

Officer Tamulonis stated that upon reinspection on June 26, 2007, the violation still remained.

Officer Tamulonis stated that the recommendation would be to comply by July 12, 2007 with a fine of \$150.00 per day if the violation continues or is repeated past July 12, 2007.

Judith D. Tinnell, Respondent, was not present.

After discussion of this case by the Board:

**MOTION BY LARRY LAWVER, SECONDED BY GRACE CHEWNING, THAT THE FINDINGS OF FACT, CONCLUSIONS OF LAW AND ORDER BE:**

**FINDINGS OF FACT, CONCLUSIONS OF LAW AND ORDER**

Based on the testimony and evidence presented in case number 07-56-CEB, it is determined that the Respondent is:

- (a) the owner of record of the property (Tax Parcel ID # 19-21-29-501-0000-0260) located at 6198 Linneal Beach Drive, Apopka, located in Seminole County and legally described as follows:

LEG LOT 26 BEAR LAKE ESTATES PB 12 PG 95

- (b) in possession or control of the property, and
- (c) in violation of Seminole County Land Development Code, Part 70, Chapter 30, Section 30.1350

It is hereby ordered that the Respondent shall correct the violation on or before July 12, 2007. In order to correct the violation, the Respondent shall take the following remedial action:

- 1) Cease parking of a truck having a rated load limit of more than two tons or having more than two axles which may not be parked or stored in a residentially zoned area.**

If the Respondent does not comply with the Order, a fine of **\$150.00 per day** will be imposed for each day the violation continues or is repeated after compliance past July 12, 2007.

**The Respondent is further ordered to contact the Seminole County Code Officer to arrange for an inspection of the property to verify compliance. Any fine imposed shall continue to accrue until the Code Officer inspects the property and verifies compliance with this Order.**

This Order shall be recorded in the official land records of Seminole County.

**DONE AND ORDERED** this 28th day of June 2007, in Seminole County, Florida.

**TOM HAGOOD – YES                      BILL FAHEY – YES**  
**GRACE CHEWNING – YES            JAY AMMON – YES**  
**LARRY LAWVER – YES**

**MOTION CARRIED 5 – 0.**

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Case No. 07-57-CEB  
Eligio Ortiz  
Code Enforcement Officer: Joann Tamulonis

**NEW CASE**

Violation Charged: Seminole County Land Development Code, Part 70, Chapter 30,  
Section 30.1350  
Described as: 1) No trucks having a rated load limit of more than 2 tons or having  
more than 2 axles may be parked or stored in a residentially  
zoned area  
Location: 2060 E. Triangle Drive, Longwood (Commission District 3)  
Tax Parcel ID # 05-21-29-502-0B00-0630

Joann Tamulonis, Code Enforcement Officer, was present at the hearing and testified on behalf of the County and entered into evidence photographs of the violation. Officer Tamulonis stated that she had reinspected on June 27, 2007 and the property was presently in compliance.

Officer Tamulonis stated that the recommendation would be to comply by June 28, 2007 with a fine of \$150.00 per day if the violation continues or is repeated past July 12, 2007.

Eligio Ortiz, Respondent, was not present.

Motion by Grace Chewning, seconded by Bill Fahey to accept the recommendation.

Tom Hagood asked the Board if they wished to follow the recommendation or use the form they had used in the past which states that it was in violation and is presently in compliance.

Larry Lawver stated that he was more comfortable with the form the Board had used in the past which states the violation did exist and that a fine would begin if the violation is repeated.

Grace Chewning and Bill Fahey were agreeable to the revised motion.

After discussion of this case by the Board:

**MOTION BY GRACE CHEWNING, SECONDED BY BILL FAHEY, THAT THE FINDINGS OF FACT, CONCLUSIONS OF LAW AND ORDER BE:**

**FINDINGS OF FACT, CONCLUSIONS OF LAW AND ORDER**

Based on the testimony and evidence presented in case number 07-57-CEB, it is determined that the Respondent is:

- (a) the owner of record of the property (Tax Parcel ID # 05-21-29-502-0B00-0630) located at 2060 E. Triangle Drive, Longwood, located in Seminole County and legally described as follows:

LEG LOT 63 BLK B LAKE BRANTLEY ISLES  
SECOND ADD PB 11 PG 5

- (b) in possession or control of the property, and
- (c) was in violation of Seminole County Land Development Code, Part 70, Chapter 30, Section 30.1350.

It is hereby ordered that the Respondent is presently in compliance. In order to remain in compliance, the Respondent shall take the following remedial action:

- 1) Cease parking of a truck having a rated load limit of more than two tons or having more than two axles which may not be parked or stored in a residentially zoned area.**

It is further Ordered that if the Respondent repeats this violation, a fine of **\$150.00** will be imposed for each day the violation is repeated past **June 28, 2007**.

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This Order shall be recorded in the official land records of Seminole County.

**DONE AND ORDERED** this 28th day of June 2007, in Seminole County, Florida.

**TOM HAGOOD – YES  
GRACE CHEWNING – YES  
LARRY LAWVER – YES**

**BILL FAHEY – YES  
JAY AMMON – YES**

**MOTION CARRIED 5 – 0.**

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Case No. 07-58-CEB  
Carl & Carol A. Buford  
Senior Code Enforcement Officer: Deborah Leigh

**NEW CASE**

Violation Charged: Seminole County Code, Chapter 95, Section 95.4, as defined in Section 95.3 (o)  
Described as: 1) Swimming pool not completely enclosed by permanent fencing  
Location: 1690 Bridgewater Drive, Lake Mary (Commission District 5)  
Tax Parcel ID # 11-20-29-5KV-0000-0540

Deborah Leigh, Senior Code Enforcement Officer, was present at the hearing and testified on behalf of the County that the Respondents had complied prior to the hearing.

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Case No. 07-59-CEB  
Juliette Castaneda  
Code Enforcement Officer: Pamela Taylor

**NEW CASE**

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' from any structure  
3) Used/scrap building materials  
Location: 2431 Narcissus Avenue, Sanford (Commission District 5)  
Tax Parcel ID # 22-19-30-5AD-0000-0190

Pamela Taylor, Code Enforcement Officer, was present at the hearing and testified on behalf of the County and entered into evidence photographs of the violation.

Officer Taylor stated that upon reinspection on June 25, 2007, the violations still remained.

Officer Taylor stated that the recommendation would be to comply by July 12, 2007 with a fine of \$150.00 per day if the violations continue or are repeated past July 12, 2007.

Juliette Castaneda, Respondent, was not present.

After discussion of this case by the Board:

**MOTION BY JAY AMMON, SECONDED BY LARRY LAWVER, THAT THE FINDINGS OF FACT, CONCLUSIONS OF LAW AND ORDER BE:**

**FINDINGS OF FACT, CONCLUSIONS OF LAW AND ORDER**

Based on the testimony and evidence presented in case number 07-59-CEB, it is determined that the Respondent is:

- (a) the owner of record of the property (Tax Parcel ID # 22-19-30-5AD-0000-0190) located at 2431 Narcissus Avenue, Sanford, located in Seminole County and legally described as follows:

LEG N 196 FT OF W 233 FT OF LOT 19 FLA LAND + COL  
COS CELERY PLANTATION PB 1 PG 129

- (b) in possession or control of the property, and
- (c) in violation of Seminole County Code, Chapter 95, Section 95.4, as defined in Section 95.3 (g), (h) and (j)

It is hereby ordered that the Respondent shall correct the violations on or before July 12, 2007. In order to correct the violations, the Respondent shall take the following remedial action:

- 1) Remove the accumulation of trash and debris**
- 2) Remove uncultivated vegetation in excess of 24" in height and located within 75' from any structure**
- 3) Remove used/scrap building materials**

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If the Respondent does not comply with the Order, a fine of **\$150.00 per day** will be imposed for each day the violations continue or are repeated after compliance past July 12, 2007.

**The Respondent is further ordered to contact the Seminole County Code Officer to arrange for an inspection of the property to verify compliance. Any fine imposed shall continue to accrue until the Code Officer inspects the property and verifies compliance with this Order.**

This Order shall be recorded in the official land records of Seminole County.

**DONE AND ORDERED** this 28th day of June 2007, in Seminole County, Florida.

**TOM HAGOOD – YES**

**GRACE CHEWNING – YES**

**LARRY LAWVER – YES**

**BILL FAHEY – YES**

**JAY AMMON – YES**

**MOTION CARRIED 5 – 0.**

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Case No. 07-60-CEB  
George & Sarah Mae Cambridge  
Code Enforcement Officer: Pamela Taylor

**NEW CASE**

Violation Charged: Seminole County Code, Chapter 95, Section 95.4, as defined in Section 95.3 (g) and (l)  
Described as: 1) The accumulation of trash and debris  
2) Junked or abandoned vehicle(s) not kept within an enclosed garage or an attached carport  
Location: 2156 Sipes Avenue, Sanford (Commission District 5)  
Parcel I. D. # 32-19-31-300-0630-0000

Pamela Taylor, Code Enforcement Officer, was present at the hearing and testified on behalf of the County and entered into evidence photographs of the violation.

Officer Taylor stated that upon reinspection on June 27, 2007, the violations still remained.

Officer Taylor stated that the recommendation would be to comply by July 12, 2007 with a fine of \$100.00 per day if the violations continue or are repeated past July 12, 2007.

George and Sarah Mae Cambridge, Respondents, were not present.

After discussion of this case by the Board:

**MOTION BY GRACE CHEWNING, SECONDED BY JAY AMMON, THAT THE FINDINGS OF FACT, CONCLUSIONS OF LAW AND ORDER BE:**

**FINDINGS OF FACT, CONCLUSIONS OF LAW AND ORDER**

Based on the testimony and evidence presented in case number 07-60-CEB, it is determined that the Respondents are:

- (a) the owners of record of the property (Tax Parcel ID # 32-19-31-300-0630-0000) located at 2156 Sipes Avenue, Sanford, located in Seminole County and legally described as follows:

LEG SEC 32 TWP 19S RGE 31E N 66 FT OF  
SE 1/4 OF SE 1/4 OF NE 1/4 OF SE 1/4

- (b) in possession or control of the property, and
- (c) in violation of Seminole County Code, Chapter 95, Section 95.4, as defined in Section 95.3 (g) and (l).

It is hereby ordered that the Respondents shall correct the violations on or before July 12, 2007. In order to correct the violations, the Respondents shall take the following remedial action:

- 1) Remove the accumulation of trash and debris.**
- 2) Remove or repair junked or abandoned vehicle(s) not kept within an enclosed garage or an attached carport**

If the Respondents do not comply with the Order, a fine of **\$100.00 per day** will be imposed for each day the violations continue or are repeated after compliance past July 12, 2007.

**The Respondents are further ordered to contact the Seminole County Code Officer to arrange for an inspection of the property to verify compliance. Any fine imposed shall continue to accrue until the Code Officer inspects the property and verifies compliance with this Order.**

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This Order shall be recorded in the official land records of Seminole County.

**DONE AND ORDERED** this 28th day of June 2007, in Seminole County, Florida.

**TOM HAGOOD – YES**                      **BILL FAHEY – YES**  
**GRACE CHEWNING – YES**          **JAY AMMON – YES**  
**LARRY LAWVER – YES**

**MOTION CARRIED 5 – 0.**

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Case No. 07-62-CEB  
Magda A. Queris  
Code Enforcement Officer: Donna Wisniewski

**NEW CASE**

Violation Charged: Seminole County Code, Chapter 95, Section 95.4, as defined in Section 95.3 (f) and (l)  
Described as:        1) Unusable or abandoned appliances or white goods  
                             2) Junked or abandoned vehicle(s) not kept within an enclosed garage or an attached carport  
Location:             2165 Ridge Drive, Winter Park (Commission District 1)  
                             Tax Parcel ID # 33-21-30-501-0F00-012A

Donna Wisniewski, Code Enforcement Officer, was present at the hearing and testified on behalf of the County and entered into evidence photographs of the violation.

Officer Wisniewski stated that upon reinspection on June 28, 2007, Violation 1, abandoned appliance, was in compliance but that Violation 2, junked vehicle, still remained.

Officer Wisniewski stated that the recommendation would be to comply by July 13, 2007 with a fine of \$75.00 per day if violation continues or is repeated past July 13, 2007.

Magda A. Queris, Respondent, was not present.



After discussion of this case by the Board:

**MOTION BY BILL FAHEY, SECONDED BY LARRY LAWVER, THAT THE FINDINGS OF FACT, CONCLUSIONS OF LAW AND ORDER BE:**

**FINDINGS OF FACT, CONCLUSIONS OF LAW AND ORDER**

Based on the testimony and evidence presented in case number 07-62-CEB, it is determined that the Respondent is:

- (a) the owner of record of the property (Tax Parcel ID # 33-21-30-501-0F00-012A) located at 2165 Ridge Drive, Winter Park, located in Seminole County and legally described as follows:

LEG W 2 FT OF LOT 12 + ALL LOT 13 + E 1 FT OF LOT 14  
BLK F RIDGE HIGH 1ST ADD PB 11 PG 85

- (b) in possession or control of the property, and
- (c) presently in compliance of Seminole County Code, Chapter 95, Section 95.4, as defined in Section 95.3 (f), and
- (d) in violation of Seminole County Code, Chapter 95, Section 95.4, as defined in Section 95.3 (l).

It is hereby ordered that the Respondent shall correct the violation on or before July 13, 2007. In order to correct the violation, the Respondent shall take the following remedial action:

- 1) Remove or repair junked or abandoned vehicle(s) not kept within an enclosed garage or an attached carport**

If the Respondent does not comply with the Order, a fine of **\$75.00 per day** will be imposed for each day the violation continues or is repeated after compliance past July 13, 2007.

**The Respondent is further ordered to contact the Seminole County Code Officer to arrange for an inspection of the property to verify compliance. Any fine imposed shall continue to accrue until the Code Officer inspects the property and verifies compliance with this Order.**

This Order shall be recorded in the official land records of Seminole County.

**DONE AND ORDERED** this 28th day of June 2007, in Seminole County, Florida.

**TOM HAGOOD – YES**                      **BILL FAHEY – YES**  
**GRACE CHEWNING – YES**           **JAY AMMON – YES**  
**LARRY LAWVER – YES**

**MOTION CARRIED 5 – 0.**

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

**This case was originally heard by the Board on April 26, 2007; and an Order was entered giving the Respondents a compliance date of May 12, 2007. An Affidavit of Non-Compliance was filed by the Code Enforcement Officer after reinspection on May 15, 2007. An Affidavit of Compliance was filed by the Code Enforcement Officer after reinspection on June 11, 2007.**

**This property is presently in compliance.**

**RECOMMENDATION:** The Board issue an Order constituting a **lien** in the amount of **\$7,250.00** for 29 days of non-compliance, from May 13, 2007 through and including June 10, 2007, at \$250.00 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 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

Deborah Leigh, Code Senior Enforcement Officer, was present at the hearing and testified on behalf of the County. Officer Leigh requested that this case be continued to the July 26, 2007 meeting.

Richard and Laura Saxman, Respondents, were not present.

After discussion of this case by the Board:

**MOTION BY GRACE CHEWNING, SECONDED BY JAY AMMON, THAT THE CASE BE TABLED UNTIL THE JULY 26, 2007 MEETING:**

**TOM HAGOOD – YES                      BILL FAHEY – YES**  
**GRACE CHEWNING – YES              JAY AMMON – YES**  
**LARRY LAWVER – YES**

**MOTION CARRIED 5 – 0.**

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**AT THIS TIME, THE CHAIRMAN ASKED TO ENTERTAIN A MOTION TO ACCEPT THE CONSENT AGENDA AS LISTED. MOTION BY JAY AMMON, SECONDED BY LARRY LAWVER, TO ACCEPT THE CONSENT AGENDA AS FOLLOWS:**

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

**This case was originally heard by the Board on April 26, 2007; and an Order was entered giving the Respondent a compliance date of May 10, 2007. An Affidavit of Non-Compliance was filed by the Code Enforcement Officer after reinspection on May 14, 2007.**

**This property is NOT in compliance.**

**RECOMMENDATION:** The Board issue an Order constituting a **lien** in the amount of **\$12,250.00**, for 49 days of non-compliance from May 11, 2007, through and including June 28, 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 June 26, 2007.

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

**ORDER FINDING NON-COMPLIANCE AND IMPOSING FINE/LIEN**

The Respondents are the owner of record of the property (Tax Parcel # 21-21-29-501-0000-1610) located at 658 Acapulca Way, Altamonte Springs, located in Seminole County and legally described as follows:

LOT 161 OAKLAND HILLS PB 13 PG 63 & 64

This case came on for public hearing before the Code Enforcement Board of Seminole County on April 26, 2007, after due notice to the Respondents. The Board, having heard testimony under oath and having received evidence, issued its Findings of Fact, Conclusions of Law and Order.

Said Order found Respondents in violation of 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).

Said Order stated that a fine in the amount of \$250.00 per day would be imposed if the Respondents did not take certain corrective action by May 10, 2007.

An Affidavit of Non-Compliance had been filed by the Code Enforcement Officer, which Affidavit certified under oath that the required action had not been obtained after reinspection on May 14, 2007.

Accordingly, it having been brought to the Board's attention that Respondents have not complied with the Order dated April 26, 2007, the Board orders that a **lien** in the amount of **\$12,250.00** for 49 days of non-compliance at \$250.00 per day, from May 11, 2007 through and including June 28, 2007, be imposed; and the fine shall continue to accrue at **\$250.00** per day for each day the violations continue or are repeated past June 28, 2007.

This Order shall be recorded in the official land records of Seminole County and shall constitute a **lien** against the land on which the violations exist and upon any other real or personal property owned by the Respondents.

**DONE AND ORDERED** this 28th day of June 2007, in Seminole County, Florida.

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SEMINOLE COUNTY CODE ENFORCEMENT BOARD HEARING  
JUNE 28, 2007

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

**This case was originally heard by the Board on April 26, 2007; and an Order was entered giving the Respondent a compliance date of May 10, 2007. An Affidavit of Non-Compliance was filed by the Code Enforcement Officer after reinspection on May 14, 2007.**

**This property is NOT in compliance.**

**RECOMMENDATION:** The Board issue an Order constituting a **lien** in the amount of **\$12,250.00**, for 49 days of non-compliance from May 11, 2007, through and including June 28, 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 June 26, 2007.

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

**ORDER FINDING NON-COMPLIANCE AND IMPOSING FINE/LIEN**

The Respondent is the owner of record of the property (Tax Parcel # 31-20-29-5EC-0000-0060) located at 121 Stag Ridge Court, Longwood, located in Seminole County and legally described as follows:

LEG LOT 6 HUNTERS POINT PB 20 PGS 78 & 79

This case came on for public hearing before the Code Enforcement Board of Seminole County on April 26, 2007, after due notice to the Respondent. The Board, having heard testimony under oath and having received evidence, issued its Findings of Fact, Conclusions of Law and Order.

Said Order found Respondent in violation of 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).

SEMINOLE COUNTY CODE ENFORCEMENT BOARD HEARING  
JUNE 28, 2007

Said Order stated that a fine in the amount of \$250.00 per day would be imposed if the Respondent did not take certain corrective action by May 10, 2007.

An Affidavit of Non-Compliance had been filed by the Code Enforcement Officer, which Affidavit certified under oath that the required action had not been obtained after reinspection on May 14, 2007.

Accordingly, it having been brought to the Board's attention that Respondent has not complied with the Order dated April 26, 2007, the Board orders that a **lien** in the amount of **\$12,250.00** for 49 days of non-compliance at \$250.00 per day, from May 11, 2007 through and including June 28, 2007, be imposed; and the fine shall continue to accrue at **\$250.00** per day for each day the violations continue or are repeated past June 28, 2007.

This Order shall be recorded in the official land records of Seminole County and shall constitute a **lien** against the land on which the violations exist and upon any other real or personal property owned by the Respondent.

**DONE AND ORDERED** this 28th day of June 2007, in Seminole County, Florida.

<b>TOM HAGOOD – YES</b>	<b>BILL FAHEY – YES</b>
<b>GRACE CHEWNING – YES</b>	<b>JAY AMMON – YES</b>
<b>LARRY LAWVER – YES</b>	

**MOTION CARRIED 5 – 0.**

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**VII Approval of the minutes from the meeting of May 17, 2007.**

**MOTION BY GRACE CHEWNING, SECONDED BY JAY AMMON, TO APPROVE THE MINUTES FROM THE MEETING OF MAY 17, 2007.**

<b>TOM HAGOOD – YES</b>	<b>BILL FAHEY – YES</b>
<b>GRACE CHEWNING – YES</b>	<b>JAY AMMON – YES</b>
<b>LARRY LAWVER – YES</b>	

**MOTION CARRIED 5 – 0.**

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**VIII Confirmation date of next meeting: July 26, 2007**

**IX Old Business –**

General discussion of old business  
General discussion of ruling in Alan Davis case

**X New Business –**

General discussion of Bob Hamilton Workshop

**XI Adjourn – There being no further discussion, this meeting was adjourned at 2:20 P.M.**

**Respectfully submitted:**

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**Jane Spencer**  
**Clerk to the Code Enforcement Board**

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**Tom Hagood**  
**Chair**

6-28-07 minutes