

**APPROVED  
CODE ENFORCEMENT BOARD  
SEMINOLE COUNTY, FLORIDA**

**MINUTES**

**June 26, 2008 - 1:30 pm  
Seminole County Services Building – Room 1028  
1101 East First Street, Sanford FL**

**I Call to Order**

The scheduled meeting of the Seminole County Code Enforcement Board was called to order at 1:33 p.m. in the Seminole County Services Building, Room 1028, 1101 East First St, Sanford, Florida.

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  
Larry Lawver  
Frederick Geltz  
Grace Chewning

Members Excused: Jay Ammon  
Stewart Fritz

Present and Sworn: Edward & Elfriede Arsenault, Respondents, 04-38-CEB  
Gene Gulano, Representative of Respondent, 06-40-CEB  
Russell & Stefanie Kitner, Respondents, 08-24-CEB  
Michael Lewis Wood, Respondent, 08-66-CEB  
Shawnette Pankey, Respondent, 08-68-CEB  
Virginia Cruz, Respondent, 08-77-CEB  
Terry Lyons, Daughter-in-Law of Respondent, 08-81-CEB  
Rick Beard, Husband of Respondent, 08-26-CEB  
Gregory Jennings, Respondent, 07-23-CEB  
Jack Owens, Respondent, 07-87-CEB  
Hobart Ogden, Respondent, 08-33-CEB  
Sadie Holmes, Respondent, 08-40-CEB  
Roy Raymond, Respondent, 08-44-CEB  
Deborah Leigh, Senior Code Enforcement Officer, SCSO  
Jerry Robertson, Code Enforcement Officer, SCSO  
Donna Wisniewski, Code Enforcement Officer, SCSO  
Joann Davids-Tamulonis, Code Enforcement Officer, SCSO

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Dorothy Hird, Code Enforcement Officer, SCSO  
Pamela Taylor, Code Enforcement Officer, SCSO  
Jason Rucker, Inspector, Seminole County

Others Present: Yvette Brown, Code Enforcement Board Attorney  
Jane Spencer, Clerk to the Code Enforcement Board  
Darlene McGuire, Assistant Clerk to Code Enforcement Board  
Connie DeVasto, Planning Division

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**IV Swearing in of Witnesses**

Robert Hoogland, Attorney for Respondent, 07-87-CEB  
Curtis Ogden, Son of the Respondent, 08-33-CEB  
Ileana Ogden, Daughter of the Respondent, 08-33-CEB

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**V Agenda Update and 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              LARRY LAWVER – YES**  
**FREDERICK GELTZ – YES**

**MOTION CARRIED 5 – 0.**

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The following cases will not be heard today:

Case No. 07-76-CEB, Edna Burnett  
Complied Prior To Hearing

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Case No. 08-50-CEB, Stephanie M. Chaky, Heirs  
Complied Prior To Hearing

Case No. 08-54-CEB, Gale Kohler And Ina Lee  
Continued By Staff

Case No. 08-67-CEB, Paul L. Hossler  
Complied Prior To Hearing

Case No. 08-72-CEB, Helen Butler  
Complied Prior To Hearing

Case No. 08-73-CEB, Rebecca Donaldson  
Continued By Staff

Case No. 08-75-CEB, George A. & Lisa J. Norberg  
Continued By Staff

Case No. 08-76-CEB, JP Morgan Chase Bank  
Complied Prior To Hearing

Case No. 08-79-CEB, Timothy Finnell & A. Najera-Finnell  
Complied Prior To Hearing

Case No. 08-80-CEB, Margaret Rodriguez  
Complied Prior To Hearing

Case No. 08-82-CEB, Howard W. & Shirley Dole  
Complied Prior To Hearing

Case No. 08-85-CEB, Henrietta Bouey  
Continued By Staff

Case No. 08-86-CEB, Micheline Louis  
Complied Prior To Hearing

Case No. 08-87-CEB, Harry Douglas, Sr. & Willie Douglas  
Complied Prior To Hearing

Case No. 08-89-CEB, Vernetta Cole  
Continued By Staff

Case No. 08-94-CEB, Fredrick L. & Annette L. Hendry  
Continued By Staff



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Case No 04-38-CEB  
Edward and Elfriede Arsenault  
Code Enforcement Officer: Dorothy Hird

**On March 27, 2008, the Board entered an Order increasing the daily fine from \$75.00 to \$100.00 and continued the case until the April 17, 2008 meeting. On April 17, 2008, the Board continued the case until the May 15, 2008 hearing. Due to a lack of quorum, the case was continued until the June 26, 2008 meeting.**

**This is a repeat violation. The original violation was heard by the Board on June 24, 2004; and an Order was entered giving the Respondents a compliance date of August 24, 2004. An Affidavit of Compliance was filed by the Code Enforcement Officer after reinspection on August 26, 2004.**

**An Affidavit of Repeat Violation was filed after reinspection on January 10, 2006. An Affidavit of Compliance after Repeat Violation was filed by the Code Enforcement Officer after reinspection on January 20, 2006. The \$250.00 fine was rescinded by the CEB on February 23, 2006.**

**A second Affidavit of Repeat Violation was filed after reinspection on January 25, 2008. An Affidavit of Compliance after Repeat Violation was filed by the Code Enforcement Officer after reinspection on March 31, 2008.**

**This property is presently in compliance.**

**RECOMMENDATION:** The Board issue an Order constituting a **fine** on a repeat violation in the amount of **\$5,025.00** for 63 days of non-compliance, from January 25, 2008 through and including March 27, 2008, at **\$75.00** per day and 3 days of non-compliance, from March 28, 2008 through and including March 30, 2008, at **\$100.00** per day for a total of 66 days of non-compliance. 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, abandoned or inoperable vehicle(s) not kept within an enclosed garage or an attached carport  
Location: 101 Lilac Lane, Altamonte Springs (Commission District 4)  
Tax Parcel ID # 14-21-29-507-0000-0200

Dorothy Hird, Code Enforcement Officer, was present at the hearing and testified on behalf of the County and entered into evidence photographs of the violation. Officer Hird stated that this was a repeat violation; and at her final inspection on March 31, 2008, the property was in compliance.

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Officer Hird stated that the recommendation would be to find that the Respondents were in repeat violation and impose a fine in the amount of **\$5,025.00** for 66 days of non-compliance and increase the fine to \$150.00 per day if the violation continues or is repeated past June 26, 2008.

Edward and Elfriede Arsenault, Respondents, were present at the hearing and testified on their own behalf. Mrs. Arsenault stated that she was confused as to what she needed to do to come into compliance. Mrs. Arsenault further stated that as soon as she understood the nature of the violation, she came into compliance. Mrs. Arsenault stated that the fine would be a hardship and stated that the violation would not happen again.

Grace Chewning asked Officer Hird to estimate what her costs were. Officer Hird stated that at the most she had five hours at \$33.26 per hour.

Motion by Larry Lawver, seconded by Grace Chewning, to accept Staff's recommendation but reduce the fine to \$200.00. Amendment to the motion by Bill Fahey to reduce the fine to \$50.00. Mr. Lawver and Ms. Chewning agreed to the amendment.

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 ON A REPEAT VIOLATION PRESENTLY IN COMPLIANCE BE:**

**FINDINGS OF FACT, CONCLUSIONS OF LAW AND ORDER  
ON A REPEAT VIOLATION IN COMPLIANCE**

The Respondents are the owners of record of the property (Tax Parcel ID # 14-21-29-507-0000-0200) located at 101 Lilac Lane, Altamonte Springs, located in Seminole County and legally described as follows:

LEG LOT 20 SPRING GARDENS PB 15 PG 97

This case came on for public hearing before the Code Enforcement Board of Seminole County on the June 24, 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 Respondents in violation of Seminole County Code Chapter 95, Section 95.4 as defined in 95.3 (l).

Said Order stated that a fine in the amount of \$25.00 per day would be imposed if the Respondents did not take certain corrective action by August 24, 2004. Compliance was obtained after reinspection on August 26, 2004.

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An Affidavit of Repeat Violation was filed with the Board by the Code Enforcement Officer, which Affidavit certified under oath that the violation was being repeated after reinspection on January 10, 2006. Compliance was obtained after reinspection on January 20, 2006.

The Board issued a Findings of Fact, Conclusions of Law and Order on a Repeat Violation Presently in Compliance on February 23, 2006. Said Order rescinded the \$250.00 fine and further ordered that if the violation was repeated after February 23, 2006, the fine would increased to \$75.00 per day and would continue to accrue at \$75.00 per day until compliance was obtained.

An Affidavit of Repeat Violation has been filed with the Board by the Code Enforcement Officer, which Affidavit certifies under oath that the violation was being repeated after reinspection on January 25, 2008.

An Affidavit of Compliance after Repeat Violation has been filed with the Board by the Code Enforcement Officer, which Affidavit certifies under oath that corrective action has been taken by the Respondent after reinspection on March 31, 2008.

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 June 24, 2004.

Therefore, the Board finds that the Respondents were in repeat violation for 66 days of non-compliance, from January 25, 2008 through and including March 30, 2008; and orders that a fine in the amount of **\$50.00** be imposed.

It is further ordered that if the violation is repeated past June 26, 2008, the fine shall be increased to **\$150.00 per day** for each day the violation is repeated after June 26, 2008.

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

**DONE AND ORDERED** this 26th day of June 2008, in Seminole County, Florida.

**TOM HAGOOD – YES  
GRACE CHEWNING – YES  
FREDERICK GELTZ – YES**

**BILL FAHEY – YES  
LARRY LAWVER – YES**

**MOTION CARRIED 5 – 0.**

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Case No. 06-40-CEB  
Lifestyle Family Fitness, Inc.  
Reserve Code Enforcement Officer: Jean Krause

**This is a repeat violation. The original violation was heard by the Board on October 26, 2006; and an Order was entered giving the Respondents a compliance date of November 5, 2006. An Affidavit of Compliance was filed by the Code Enforcement Officer after reinspection on November 7, 2006.**

**An Affidavit of Repeat Violation was filed after reinspection on March 29, 2008. An Affidavit of Compliance after Repeat Violation was filed by the Code Enforcement Officer after reinspection on March 31, 2008.**

**This property is presently in compliance.**

**RECOMMENDATION:** The Board issue an Order constituting a **fine** on a repeat violation in the amount of **\$4,000.00** for two days of non-compliance, from March 29, 2008 through and including March 30, 2008, at **250.00 per day, per violation with eight violations (each sign or similar display constitutes a separate violation)**. It is further ordered that if the violation continues past or is repeated past June 26, 2008, the fine shall be **increased to \$500.00** per day for each day the violation continues past or is repeated after June 26, 2008 with each sign or similar display constituting a separate violation. The Clerk shall record said Order in the Public Records of Seminole County.

Violation Charged: Seminole County Land Development Code, Part 65, Chapter 30, Section 30.1245.

Described as: 1) Prohibited signs. Snipe signs. Any sign of any material whatsoever that is attached to a utility pole, tree or any object located on public road rights of way.

Location: 3030 East Semoran Blvd., #224, Apopka, (Commission District 3)

Deborah Leigh, Senior Code Enforcement Officer, was present at the hearing and stated that she was presenting this case for Reserve Code Officer Jean Krause. Officer Leigh testified on behalf of the County and entered into evidence photographs of the violation which showed eight violations, one sign and seven balloons. Officer Leigh testified that this was a repeat violation; and as of March 31, 2008, the property was in compliance.

Officer Leigh stated that the recommendation would be to find that the Respondents were in repeat violation and impose a fine in the amount of **\$4,000.00** for two days of non-compliance (eight violations) and increase the fine to \$500.00 per day per violation with each sign or similar display constituting a separate violation if the violation is repeated past June 26, 2008.

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Gene Gulano, Representative for the Respondents, was present at the hearing and testified on behalf of the Respondents. Mr. Gulano stated there had been a new assistant manager working the weekend of March 29 who was unaware that the sign and balloons were not allowed. Mr. Gulano stated that part of the new assistant manager's confusion was because other businesses in the area had signs and balloons.

Tom Hagood asked Mr. Gulano what procedures had been put in place for future managers to ensure the violation would not be repeated. Mr. Gulano stated that it was now in the daily training list in the sales manual.

Motion by Bill Fahey, seconded by Larry Lawver, to accept Staff's recommendation but with the fine reduced to \$500.00.

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 ON A REPEAT VIOLATION PRESENTLY IN COMPLIANCE BE:**

**FINDINGS OF FACT, CONCLUSIONS OF LAW AND ORDER  
ON A REPEAT VIOLATION IN COMPLIANCE**

Based on the testimony and evidence presented in case number 06-40-CEB, it is determined that the Respondents are:

- (a) in possession and control of the unpermitted sign(s); and
- (b) in violation of Seminole County Land Development Code, Part 65, Chapter 30, Section 30.1245.

This case came on for public hearing before the Code Enforcement Board of Seminole County on the October 26, 2006 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, Part 65, Chapter 30, Section 30.1245.

Said Order stated that a fine in the amount of **\$250.00 per day, per violation (each sign or similar display constitutes a separate violation)** would be imposed if the Respondents did not take certain corrective action by November 5, 2006. Compliance was obtained after reinspection on November 7, 2008.

An Affidavit of Repeat Violation has been filed with the Board by the Code Enforcement Officer, which Affidavit certified under oath that the violation was being repeated after reinspection on March 29, 2008.



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An Affidavit of Compliance after Repeat Violation has been filed with the Board by the Code Enforcement Officer, which Affidavit certifies under oath that corrective action has been taken by the Respondent after reinspection on March 31, 2008.

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 October 26, 2006.

Therefore, the Board finds that the Respondents are in repeat violation and orders that a fine in the amount of **\$4,000.00** for two days of non-compliance, from March 29, 2008 through and including March 30, 2008, at 250.00 per day, per violation with **eight violations** (with each sign or similar display constituting a separate violation) **be reduced to \$500.00**.

It is further ordered that if the violation is repeated past June 26, 2008, the fine shall be **increased to \$500.00** per day, per violation (with each sign or similar display constituting a separate violation) for each day the violation is repeated after June 26, 2008.

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

**DONE AND ORDERED** this 26th day of June 2008, in Seminole County, Florida.

<b>TOM HAGOOD – YES</b>	<b>BILL FAHEY – YES</b>
<b>GRACE CHEWNING – YES</b>	<b>LARRY LAWVER – YES</b>
<b>FREDERICK GELTZ – YES</b>	

**MOTION CARRIED 5 – 0.**

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Case No. 08-24-CEB  
Russell P. & Stefanie A. Kitner  
Senior Code Enforcement Officer: Deborah Leigh

**NEW CASE CONTINUED FROM THE JANUARY 24, 2008 MEETING BY CEB**

Violation Charged: Seminole County Land Development Code, Chapter 30, Part 7, Section 30.122  
Described as: 1) The operation of a business in the A-1 Agriculture Zone that is not permitted  
Location: 4900 Orange Boulevard, Sanford (Commission District 5)  
Parcel I. D. # 16-19-30-5AB-1300-001B

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Deborah Leigh, Senior Code Enforcement Officer, was present at the hearing and testified on behalf of the County and entered into evidence photographs of the violation. Officer Leigh stated that the Board had continued this case at the January 24, 2008 meeting to give the Kitners an opportunity to obtain a Special Exception. Officer Leigh further stated that as of her last inspection, June 23, 2008, the property was not in compliance.

Officer Leigh testified that while the Kitners did go before the Board of Adjustment, they have not met any of the conditions of the Special Exception that they applied for.

Officer Leigh stated that the recommendation would be to comply by July 14, 2008 with a fine of \$250.00 per day if the violation continues or is repeated past July 14, 2008.

Tom Hagood asked Officer Leigh to explain the conditions for the granting of a Special Exception. Officer Leigh clarified the process.

Russell and Stefanie Kitner, Respondents, were present at the hearing and testified on their own behalf. Mrs. Kitner testified that she had received a Special Exception. Mrs. Kitner further stated that the issue at hand before the Board today could not be fixed here as it has to do with the definition of a landscape contractor and the code itself.

Mr. Hagood asked Mrs. Kitner to clarify her statement that she had received a Special Exception. Mrs. Kitner stated that she did have a Special Exception.

A general discussion was had concerning the Special Exception.

Mrs. Kitner stated that the property was now on the market for sale and that they did plan on being out of the property within six months, that they would walk away from the property but needed time to move the company. Mrs. Kitner further stated that they were told by Seminole County Planning and Development that they were allowed to be there doing what they were doing under their licenses and felt that they were now being pushed out.

A general discussion was had concerning the sale of the property.

After Mrs. Kitner asked if the code enforcement officers were under oath, a general discussion was had concerning allegations of untruthfulness of the code officers. No evidence was presented supporting these allegations.

A general discussion was concerning the location of this property.

Further discussion was had concerning the Special Exception. Yvette Brown, Code Board Attorney, stated that at this time, technically, the Respondents did not have a

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Special Exception. Ms. Brown stated that the Respondents had an opportunity to have a Special Exception by meeting all of the requirements listed in the Special Exception.

Motion by Larry Lawver, seconded by Grace Chewning, to accept Staff's recommendation but with a compliance date of August 25, 2008.

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 08-24-CEB, it is determined that the Respondents are:

- (a) the owners of record of the property (Tax Parcel ID # 16-19-30-5AB-1300-001B) located at 4900 Orange Boulevard, Sanford, located in Seminole County and legally described as follows:

LEG E 1/2 OF LOT 1 (LESS N 395 FT) BLK  
13 SANFORD FARMS PB 1 PG 128

- (b) in possession or control of the property, and
- (c) in violation of Seminole County Land Development Code, Chapter 30, Part 7, Section 30.122.

It is hereby ordered that the Respondents shall correct the violation on or before August 25, 2008. In order to correct the violation, the Respondents shall take the following remedial action:

**1) CEASE AND DESIST THE OPERATION OF A BUSINESS  
THAT IS NOT PERMITTED IN THE A-1 ZONE**

If the Respondents do not comply with the Order, a fine of **\$250.00 per day** will be imposed for each day the violation continues or is repeated after compliance past August 25, 2008.

**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.**

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

**DONE AND ORDERED** this 26th day of June 2008, in Seminole County, Florida.

**TOM HAGOOD – YES  
GRACE CHEWNING – YES  
FREDERICK GELTZ – YES**

**BILL FAHEY – YES  
LARRY LAWVER – YES**

**MOTION CARRIED 5 – 0.**

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Case No. 08-66-CEB  
Michael Lewis Wood  
Code Enforcement Officer: Joann Tamulonis

**NEW CASE CONTINUED FROM THE APRIL 17, 2008 MEETING BY CEB**

Violation Charged: Seminole County Land Development Code, Chapter 30, Part 12, Section 30.202

Described as: 1) The operation of a business or extension of a business is not a permitted use in any R-1A, R-1AA, R-1AAA and R-1AAAA zoning classification

Location: Various locations in Seminole County (Commission District 3)  
102 Oak Street, 104 Oak Street and 102 Gum Street, Altamonte  
Tax Parcel ID # N/A

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 as of her last inspection in April of 2008, Mr. Wood had 22 vehicles that had been offered for sale.

Officer Tamulonis stated that the recommendation would be to comply by June 27, 2008 with a fine of \$250.00 per day if the violation continues or is repeated past June 27, 2008.

A general discussion was had concerning the various locations of these violations.

Michael Lewis Wood, Respondent, was present at the hearing and testified on his own behalf. Mr. Wood stated that the activity had ceased and the houses had been demolished several months ago.

After discussion of this case by the Board:

**MOTION BY GRACE CHEWNING, 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 08-66-CEB, it is determined that the Respondent is:

- (a) in possession or control of the vehicles, and
- (b) in violation of Seminole County Land Development Code, Chapter 30, Part 12, Section 30.202.

It is hereby ordered that the Respondent shall correct the violation on or before June 26, 2008. In order to correct the violation, the Respondent shall take the following remedial action:

**1) CEASE THE OPERATION OF A BUSINESS OR EXTENSION OF A BUSINESS WHICH IS NOT A PERMITTED USE IN ANY R-1A, R-1AA, R-1AAA AND R-1AAAA ZONING CLASSIFICATION**

If the Respondent does not comply with the Order, a fine of **\$250.00 per day** will be imposed for each day the violation continues or is repeated after compliance past June 27, 2008.

**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 26th day of June 2008, in Seminole County, Florida.

<b>TOM HAGOOD – YES</b>	<b>BILL FAHEY – YES</b>
<b>GRACE CHEWNING – YES</b>	<b>LARRY LAWVER – YES</b>
<b>FREDERICK GELTZ – YES</b>	

**MOTION CARRIED 5 – 0.**

Tom Hagood explained to the Respondent that the nature of the violation was not limited to the locations that were mentioned, but applied to any location in Seminole County if the violation was repeated.

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Case No. 08-68-CEB  
Shawnette U. Pankey  
Inspector: Jason Rucker

**NEW CASE**

Violation Charged: Florida Building Code, Section 105.1.  
Described as: 1) Construction without the required permits  
Location: 503 Peach Tree Lane, Altamonte Springs (Commission District 4)  
Tax Parcel ID # 07-21-30-503-0000-0590

Jason Rucker, Inspector, was present at the hearing and testified on behalf of the County and entered into evidence photographs of the violation. Mr. Rucker stated that as of his last inspection, June 11, 2008, the unpermitted construction remained on the property.

Inspector Rucker stated that the recommendation would be to comply by July 28, 2008 with a fine of \$250.00 per day if the violation continues or is repeated past July 28, 2008.

Shawnette U. Pankey, Respondent, was present at the hearing and testified on her own behalf. Ms. Pankey stated that the work had been done before she purchased the property. She further stated that lack of funds had caused the delay in coming into compliance and requested more time to come into compliance.

Motion by Larry Lawver, seconded by Grace Chewning, to accept Staff's recommendation but with a compliance date of December 31, 2008.

Tom Hagood asked Mr. Lawver if he would be willing to consider a lower fine amount.

Mr. Lawver restated his motion to include reducing the daily fine to \$100.00. Ms. Chewning agreed to the new motion.

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 08-68-CEB, it is determined that the Respondent is:

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- (a) the owner of record of the property (Tax Parcel ID # 07-21-30-503-0000-0590) located at 503 Peach Tree Lane, Altamonte Springs, located in Seminole County and legally described as follows:

LEG LOT 59 GRANADA SOUTH PB 15 PG 100

- (b) in possession or control of the property, and
- (c) in violation of Florida Building Code, Section 105.1.

It is hereby ordered that the Respondent shall correct the violation on or before December 31, 2008. In order to correct the violation, the Respondent shall take the following remedial action:

**1) SECURE THE REQUIRED PERMITS OR REMOVE THE UNPERMITTED CONSTRUCTION**

If the Respondent does not comply with the Order, a fine of **\$100.00 per day** will be imposed for each day the violation continues or is repeated after compliance past December 31, 2008.

**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 26th day of June 2008, in Seminole County, Florida.

**TOM HAGOOD – YES**

**GRACE CHEWNING – YES**

**FREDERICK GELTZ – YES**

**BILL FAHEY – YES**

**LARRY LAWVER – YES**

**MOTION CARRIED 5 – 0.**

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Case No. 08-77-CEB  
Carlos & Virginia Cruz  
Code Enforcement Officer: Joann Tamulonis

**NEW CASE**

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

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Described as: 1) Contractor storage is not a permitted use of the property zoned R-1  
Location: 763 Hillview Drive, Altamonte Springs (Commission District 3)  
Tax Parcel ID # 21-21-29-502-0000-0060

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 as of her last inspection, June 16, 2008, the property was not in compliance.

Officer Tamulonis stated that the recommendation would be to comply by July 17, 2008 with a fine of \$250.00 per day if the violation continues or is repeated past July 17, 2008.

Virginia Cruz, Respondent, was present at the hearing and testified on her own behalf. Ms. Cruz stated that although they had been in violation, they have been in compliance for over a week.

Motion by Frederick Geltz, seconded by Bill Fahey, to find that the Respondents are presently in compliance and setting the fine at \$100.00 per day if the violation is repeated.

After discussion of this case by the Board:

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

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

THIS MATTER came before the Code Enforcement Board of Seminole County for hearing on **June 26, 2008**, pursuant to a Statement of Violation and Notice of Hearing, and the Board having examined the file, Statement of Violation and Notice of Hearing, and having heard sworn testimony from the Code Enforcement Officer for the County, and Respondents, does hereby find:

- 1) Proper notice was given to the Respondents.
- 2) The Respondents are the owners of record of the property (Tax Parcel ID # 21-21-29-502-0000-0060) located at 763 Hillview Drive, Altamonte Springs, located in Seminole County and legally described as follows:

LEG LOT 6 OAKLAND HILLS ADDITION  
PB 13 PG 90



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- 3) The Respondents were in violation of Seminole County Land Development Code, Chapter 30, Part 11, Section 30.182.
- 4) The Respondents corrected the violation on or before June 26, 2008.

Based upon these findings the Board does hereby order as follows:

- 1) Violation did exist and was corrected prior to the hearing in this matter.
- 2) Respondents shall refrain from repeating the violation. **In the event Respondents repeat the violation after June 26, 2008, a fine of \$100.00 per day will accrue for each day the violation recurs after June 26, 2008.**
- 3) This Order shall be recorded in the official land records of Seminole County.

**DONE AND ORDERED** this 26th day of June 2008, in Seminole County, Florida.

<b>TOM HAGOOD – YES</b>	<b>BILL FAHEY – YES</b>
<b>GRACE CHEWNING – YES</b>	<b>LARRY LAWVER – YES</b>
<b>FREDERICK GELTZ – YES</b>	

**MOTION CARRIED 5 – 0.**

.....  
Case No. 08-81-CEB  
Patricia A. Lyons  
Code Enforcement Officer: Dorothy Hird

**NEW CASE**

Violation Charged: Seminole County Code, Chapter 95, Section 95.4, as defined in Section 95.3 (l)  
Described as: 1) Junked, abandoned or inoperable vehicle(s) not kept within an enclosed garage or an attached carport  
Location: 985 Lake Irene Road, Casselberry (Commission District 2)  
Tax Parcel ID # 04-21-30-503-0000-0011

Dorothy Hird, Code Enforcement Officer, was present at the hearing and testified on behalf of the County and entered into evidence photographs of the violation. Officer Hird stated that as of her last inspection, June 13, 2008, the property was still not in compliance.

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Officer Hird stated that the recommendation would be to comply by July 11, 2008 with a fine of \$75.00 per day if the violation continues or is repeated past July 11, 2008.

Terry Lyons, daughter-in-law of the Respondents, was present at the hearing and testified on behalf of the Respondents stating that the Respondent was deceased. Ms. Lyons stated that she would move the vehicle by the compliance date.

After discussion of this case by the Board:

**MOTION BY GRACE CHEWNING, 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 08-81-CEB, it is determined that the Respondent is:

- (a) the owner of record of the property (Tax Parcel ID # 04-21-30-503-0000-0011) located at 985 Lake Irene Road, Casselberry, located in Seminole County and legally described as follows:

LEG E 600 FT OF LOT 1 (LESS N 505 FT)  
IRENDALE PB 6 PG 95

- (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 (l).

It is hereby ordered that the Respondent shall correct the violation on or before July 11, 2008. In order to correct the violation, the Respondent shall take the following remedial action:

- 1) REPAIR OR REMOVE ANY JUNKED, ABANDONED, OR INOPERABLE VEHICLE OR PLACE VEHICLE IN 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 11, 2008.

**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.**

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

**DONE AND ORDERED** this 26th day of June 2008, in Seminole County, Florida.

**TOM HAGOOD – YES**

**BILL FAHEY – YES**

**GRACE CHEWNING – YES**

**LARRY LAWVER – YES**

**FREDERICK GELTZ – YES**

**MOTION CARRIED 5 – 0.**

-----  
Case No. 08-26-CEB  
Molly M. Beard  
Senior Code Enforcement Officer: Deborah Leigh

**The Board heard this case on January 24, 2008 and an Order was entered giving the Respondent a compliance date of June 1, 2008. The Respondent is requesting an extension of her compliance date.**

Violation Charged: Seminole County Land Development Code, Chapter 30, Part 7, Section 30.122  
Described as: 1) The operation of a business in the A-1 Agriculture Zone that is not permitted  
Location: 4995 Orange Boulevard, Sanford (Commission District 5)  
Parcel I. D. # 16-19-30-5AB-0800-0080

Rick Beard, husband of the Respondent, was present and testified on behalf of the Respondent. Mr. Beard stated that they were in the process of moving from the property and needed additional time to be off the property and in compliance.

Deborah Leigh, Senior Code Enforcement Officer, was present at the hearing and testified on behalf of the County. Officer Leigh stated that Mr. Beard is almost in compliance.

After discussion of this case by the Board:

**MOTION BY GRACE CHEWNING, SECONDED BY LARRY LAWVER, THAT THE ORDER EXTENDING COMPLIANCE DATE BE:**

**ORDER EXTENDING COMPLIANCE DATE**

The Seminole County Code Enforcement Board hereby issues this Order Extending Compliance Date and finds as follows:

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- (a) The Respondent is the owner of record of the property (Tax Parcel ID # 16-19-30-5AB-0800-0080) located at 4995 Orange Boulevard, Sanford, located in Seminole County and legally described as follows:

LOT 8 (LESS S 357.36 FT & W 200 FT) BLK 8 & W  
15 FT OF VACD ST ADJ ON E SANFORD FARMS  
PB 1 PG 127

- (b) that the Respondent hereby requests the Board grant an extension to the current compliance date of **June 1, 2008**.

It is hereby ordered that the Respondent's compliance date of **June 1, 2008** be extended to **June 30, 2008**.

The Respondent must contact the 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 Officer inspects the property and verifies compliance with this Order.

This Order shall be recorded in the public records of Seminole County, Florida.

**DONE AND ORDERED** this 26th day of June 2008.

**TOM HAGOOD – YES**

**GRACE CHEWNING – YES**

**FREDERICK GELTZ – YES**

**BILL FAHEY – YES**

**LARRY LAWVER – YES**

**MOTION CARRIED 5 – 0.**

.....  
Case No. 07-23-CEB  
Gregory A. Jennings and  
Tammie S. Rader  
Inspector: Jason Rucker

**This case was originally heard by the Board on January 24, 2008; and an Order was entered giving the Respondents a compliance date of April 25, 2008. An Affidavit of Non-Compliance was filed by the Inspector Rucker after reinspection on April 29, 2008.**

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

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**RECOMMENDATION:** The Board issue an Order constituting a **lien** in the amount of **\$15,500.00** for 62 days of non-compliance, from April 26, 2008 through and including June 26, 2008, at **\$250.00 per day**; and the fine shall continue to accrue at \$250.00 per day until compliance is obtained. The Clerk shall record said Order in the Public Records of Seminole County.

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

Jason Rucker, Inspector, was present at the hearing and testified on behalf of the County stating that he was requesting a lien. Mr. Rucker stated that although some of the violations had been complied with, some unpermitted construction remained on the property. Mr. Rucker stated that Mr. Jennings was trying to come into compliance.

Gregory Jennings, Respondent, was present at the hearing and testified on his own behalf. Mr. Jennings stated that he thought he finally had the necessary paperwork to get a permit and requested more time to come into compliance.

After discussion of this case by the Board:

**MOTION BY LARRY LAWVER, SECONDED BY GRACE CHEWNING, THAT THE CASE BE CONTINUED UNTIL THE AUGUST 28, 2008 MEETING.**

<b>TOM HAGOOD – YES</b>	<b>BILL FAHEY – YES</b>
<b>GRACE CHEWNING – YES</b>	<b>LARRY LAWVER – YES</b>
<b>FREDERICK GELTZ – YES</b>	

**MOTION CARRIED 5 – 0.**

.....  
Case No. 07-87-CEB  
Owens Silver Star RE, LLC and  
Jack E. Owens, Registered Agent  
Inspector: Jason Rucker

**The Board heard this case on March 27, 2008 and tabled the case to June 26, 2008.**

**This case was originally heard by the Board on September 27, 2007; and an Order was entered giving the Respondents a compliance date of January 11, 2008. An Affidavit of Non-Compliance was filed by Inspector Rucker after reinspection on February 12, 2008.**

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

**RECOMMENDATION:** The Board issue an Order constituting a **lien** in the amount of **\$41,500.00** for 166 days of non-compliance, from January 12, 2008 through and including June 26, 2008, at \$250.00 per day; and the fine shall continue to accrue at \$250.00 per day until compliance is obtained. The Clerk shall record said Order in the Public Records of Seminole County.

Violation Charged: Florida Building Code, Section 105.1  
Described as: 1) Constructed additions to front and back of home without permits  
Location: 303 Salina Drive, Altamonte Springs (Commission District 3)  
Tax Parcel ID # 07-21-30-503-0000-1070

Jason Rucker, Inspector, was present at the hearing and testified on behalf of the County stating that he was requesting a lien. Mr. Rucker stated that as of his last inspection, the property was not in compliance.

Jack Owens, Respondent, was present at the hearing and testified on his own behalf. Robert Hoogland, Attorney for the Respondent, was present and testified on behalf of the Respondent.

Mr. Owens discussed the nature of the pending lawsuit regarding the property.

Tom Hagood asked Mr. Owens to estimate how much additional time would be needed to come into compliance. Mr. Hoogland stated that he felt three months would be adequate time for the court case to be resolved.

After discussion of this case by the Board:

**MOTION BY GRACE CHEWNING, SECONDED BY LARRY LAWVER, THAT THE CASE BE CONTINUED UNTIL THE OCTOBER 23, 2008 MEETING.**

<b>TOM HAGOOD – YES</b>	<b>BILL FAHEY – YES</b>
<b>GRACE CHEWNING – YES</b>	<b>LARRY LAWVER – YES</b>
<b>FREDERICK GELTZ – YES</b>	

**MOTION CARRIED 5 – 0.**

.....

SEMINOLE COUNTY CODE ENFORCEMENT BOARD HEARING  
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Case No. 08-40-CEB  
Sadie L. Holmes  
Code Enforcement Officer: Dorothy Hird

**This case was originally heard by the Board on February 28, 2008; and an Order was entered giving the Respondent a compliance date of March 14, 2008. An Affidavit of Non-Compliance was filed by the Code Enforcement Officer after reinspection on March 17, 2008.**

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

**RECOMMENDATION:** The Board issue an Order constituting a **lien** in the amount of **\$15,600.00** for 104 days of non-compliance, from March 15, 2008 through and including June 26, 2008, at \$150.00 per day; and the fine 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 (l) and Seminole County Land Development Code, Chapter 30, Section 30.1350  
Described as: 1) Junked or abandoned vehicle(s) not kept within an enclosed garage or an attached carport  
2) Parking or storing of a truck having a rated load limit of more than 2 tons or having more than 2 axles in a residentially-zoned area  
Location: 1280 Amanda Street, Altamonte Springs (Commission District 4)  
Tax Parcel ID # 18-21-30-501-0200-0120

Dorothy Hird, Code Enforcement Officer, was present at the hearing and testified on behalf of the County.

Tom Hagood asked Officer Hird if the property was in compliance. Officer Hird stated that although she had been on the property several times this week, she had not been able to get in contact with Ms. Holmes and verify compliance.

Sadie L. Holmes, Respondent, was present at the hearing and testified on her own behalf discussing her various violations. Ms. Holmes stated that she believed that putting a lien on her property would not solve the problem and that her case should go before zoning to be rezoned.

Officer Hird requested that the lien not be imposed today in order to allow compliance to be verified.

Mr. Hagood clarified the nature of the violations.

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Ms. Holmes asked about the process necessary to get the property rezoned. Mr. Hagood explained that was not something that the Code Enforcement Board did.

After discussion of this case by the Board:

**MOTION BY BILL FAHEY, SECONDED BY LARRY LAWVER, THAT THE CASE BE CONTINUED UNTIL THE AUGUST 28, 2008 MEETING.**

**TOM HAGOOD – YES**

**GRACE CHEWNING – YES**

**FREDERICK GELTZ – YES**

**BILL FAHEY – YES**

**LARRY LAWVER – YES**

**MOTION CARRIED 5 – 0.**

.....  
Case No. 08-44-CEB  
Roy & Marilyn Raymond  
Inspector: Jason Rucker

**This case was originally heard by the Board on February 28, 2008; and an Order was entered giving the Respondents a compliance date of March 28, 2008. An Affidavit of Non-Compliance was filed by Inspector Rucker after reinspection on March 31, 2008. An Affidavit of Compliance was filed by Inspector Rucker after reinspection on May 8, 2008.**

**This property is presently in compliance.**

**RECOMMENDATION:** The Board issue an Order constituting a **lien** in the amount of **\$10,000.00** for 40 days of non-compliance, from March 29, 2008 through and including June 7, 2008, at \$250.00 per day. The Clerk shall record said Order in the Public Records of Seminole County.

Violation Charged: Florida Building Code, Section 105.1.  
Described as: 1) Construction without the required permits  
Location: 206 Nob Hill Circle, Longwood (Commission District 3)  
Tax Parcel ID # 04-21-29-515-0B00-0080

Jason Rucker, Inspector, was present at the hearing and testified on behalf of the County stating that he was requesting a lien. Mr. Rucker stated that the property was in compliance.

Roy Raymond, Respondent, was present at the hearing and testified on his own behalf. Mr. Raymond requested that the fine be waived.



After discussion of this case by the Board:

**MOTION BY BILL FAHEY, SECONDED BY LARRY LAWVER, THAT THE ORDER FINDING COMPLIANCE AND IMPOSING FINE/LIEN BE:**

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

The Respondents are the owners of record of the property (Tax Parcel ID # 04-21-29-515-0B00-0080) located at 206 Nob Hill Circle, Longwood, located in Seminole County and legally described as follows:

LEG LOT 8 BLK B GENE GABLES SEC  
OF MEREDITH MANOR PB 8 PG 93

This case came on for public hearing before the Code Enforcement Board of Seminole County on February 28, 2008, 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 Florida Building Code, Section 105.1.

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 March 28, 2008.

An Affidavit of Non-Compliance had been filed by the Inspector, which Affidavit certified under oath that the required action had not been obtained after reinspection on March 31, 2008.

An Affidavit of Compliance had been filed by the Inspector, which Affidavit certified under oath that the required action had been obtained after reinspection on May 8, 2008.

Accordingly, it having been brought to the Board's attention that Respondents have complied with the Order dated February 28, 2008, the Board orders that a **lien** in the amount of **\$10,000.00** for 40 days of non-compliance at \$250.00 per day, from March 29, 2008 through and including May 7, 2008, **be reduced to \$200.00.**

It is further ordered that the Respondents shall have **30 days** in which to pay the reduced fine of **\$200.00**. If the Respondents do not pay this amount on or before **July 26, 2008**, the fine will revert to the original amount of **\$10,000.00** and shall constitute a lien upon any real or personal property owned by the Respondents.

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

**DONE AND ORDERED** this 26th day of June 2008, in Seminole County, Florida.

**TOM HAGOOD – YES  
GRACE CHEWNING – YES  
FREDERICK GELTZ – YES**

**BILL FAHEY – YES  
LARRY LAWVER – YES**

**MOTION CARRIED 5 – 0.**

.....  
(Thereupon, a brief recess was taken)  
.....

Case No. 08-33-CEB  
Hobart D. and Elsie R. Ogden, III  
Reserve Code Enforcement Officer: Jean Krause

**This case was originally heard by the Board on February 28, 2008; and an Order was entered giving the Respondents a compliance date of March 24, 2008. An Affidavit of Non-Compliance was filed by the Code Enforcement Officer after reinspection on March 25, 2008. An Affidavit of Compliance was filed by the Code Enforcement Officer after reinspection on April 28, 2008.**

**This property is presently in compliance.**

**RECOMMENDATION:** The Board issue an Order constituting a **lien** in the amount of **\$8,500.00** for 34 days of non-compliance, from March 25, 2008 through and including April 27, 2008, 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 (l)  
Described as: 1) Junked or abandoned vehicle(s) not kept within an enclosed garage or an attached carport  
Location: 406 Tulane Drive, Altamonte Springs (Commission District 4)  
Tax Parcel ID # 15-21-29-510-1400-0180

Joann Tamulonis, Code Enforcement Officer, was present at the hearing and presenting the case for Reserve Code Officer Jean Krause. Officer Tamulonis testified that the property was in compliance. Officer Tamulonis further stated that the administrative costs were \$233.03 and that she had no objection to the fine being reduced.

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Hobart Ogden, Respondent, was present at the hearing and testified on his own behalf. Curtis Ogden, son of the Respondents, was present at the hearing and testified on behalf of the Respondents. Mr. Curtis Ogden requested that the fine be reduced or waived.

Motion by Frederick Geltz, seconded by Larry Lawver, to reduce the fine to \$233.00 if paid within 30 days. Motion passed unanimously.

Mr. Hobart Ogden stated that he would have difficulty paying any amount.

Motion by Bill Fahey, seconded by Larry Lawver, to reconsider the motion. Motion to reconsider passed unanimously.

Amendment to the original motion by Bill Fahey, to reduce the fine to \$50.00 if paid within 30 days. Mr. Geltz and Mr. Lawver agreed to the amendment.

After discussion of this case by the Board:

**MOTION BY FREDERICK GELTZ, SECONDED BY LARRY LAWVER, THAT THE ORDER FINDING COMPLIANCE AND IMPOSING FINE/LIEN BE:**

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

The Respondents are the owners of record of the property (Tax Parcel ID # 15-21-29-510-1400-0180) located at 406 Tulane Drive, Altamonte Springs, located in Seminole County and legally described as follows:

LEG LOT 18 BLK 14 WEATHERSFIELD FIRST ADD  
PB 12 PG 67

This case came on for public hearing before the Code Enforcement Board of Seminole County on February 28, 2008, 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 Code, Chapter 95, Section 95.4, as defined in Section 95.3 (l).

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 March 24, 2008.

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 March 25, 2008.

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An Affidavit of Compliance had been filed by the Code Enforcement Officer, which Affidavit certified under oath that the required action had been obtained after reinspection on April 28, 2008.

Accordingly, it having been brought to the Board's attention that Respondents have complied with the Order dated February 28, 2008, the Board orders that a **lien** in the amount of **\$8,500.00** for 34 days of non-compliance at \$250.00 per day, from March 25, 2008 through and including April 27, 2008, **be reduced to \$50.00**.

It is further ordered that the Respondents shall have **30 days** in which to pay the reduced fine of **\$50.00**. If the Respondents do not pay this amount on or before **July 26, 2008**, the fine will revert to the original amount of **\$8,500.00** and shall constitute a lien upon any real or personal property owned by the Respondents.

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

**DONE AND ORDERED** this 26th day of June 2008, in Seminole County, Florida.

**TOM HAGOOD – YES  
GRACE CHEWNING – YES  
FREDERICK GELTZ – YES**

**BILL FAHEY – YES  
LARRY LAWVER – YES**

**MOTION CARRIED 5 – 0.**

.....  
Case No. 06-74-CEB  
Romero W. Leader  
Mayard Phebe  
Code Enforcement Officer: Dorothy Hird

**This is a repeat violation. The original violation was heard by the Board on September 28, 2006; and an Order was entered giving the Respondents a compliance date of October 13, 2006. An Affidavit of Compliance was filed by the Code Enforcement Officer after reinspection on October 23, 2006.**

**An Affidavit of Repeat Violation was filed after reinspection on April 18, 2008. An Affidavit of Compliance after Repeat Violation was filed by the Code Enforcement Officer after reinspection on June 16, 2008. This property is in compliance at this time.**

RECOMMENDATION: The Board issue an Order constituting a **fine** on a repeat violation in the amount of **\$4,425.00** for 59 days of non-compliance, from April 18, 2008 through and including June 16, 2008, at **\$75.00** per day; and further ordered that if the

SEMINOLE COUNTY CODE ENFORCEMENT BOARD HEARING  
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violation continues past or is repeated past June 26, 2008, the fine shall be increased to **\$125.00** per day for each day the violation continues past or is repeated after June 26, 2008. 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 (h)  
Described as: 1) Uncultivated vegetation in excess of 24" in height and located within 75' of a structure.  
Location: 137 Hattaway Dr., Altamonte Springs (Commission District 3)  
Tax Parcel ID # 14-21-5BF-0000-0300

Dorothy Hird, Code Enforcement Officer, was present at the hearing and testified on behalf of the County and entered into evidence photographs of the violation. Officer Hird stated that this was a repeat violation; and at the final inspection on June 16, 2008, the property was in compliance.

Officer Hird stated that the recommendation would be to find that the Respondents were in repeat violation and impose a fine in the amount of **\$4,425.00** for 59 days of non-compliance and increase the fine to \$125.00 per day if the violation is repeated past June 26, 2008.

Officer Hird further stated that the Respondents were out of the country but came into compliance soon after they became aware of the violation.

Romero Leader and Mayard Phebe, Respondents, were not present at the hearing.

Grace Chewning asked Officer Hird to estimate what her costs were. Officer Hird stated that she had conducted three inspections which totaled approximately \$99.00.

Motion by Grace Chewning, seconded by Larry Lawver, to accept Staff's recommendation but reduce the fine to \$100.00.

After discussion of this case by the Board:

**MOTION BY GRACE CHEWNING, SECONDED BY LARRY LAWVER, THAT THE FINDINGS OF FACT, CONCLUSIONS OF LAW AND ORDER ON A REPEAT VIOLATION IN COMPLIANCE BE:**

**FINDINGS OF FACT, CONCLUSIONS OF LAW AND ORDER**  
**ON A REPEAT VIOLATION IN COMPLIANCE**

The Respondents are the owner of record of the property (Tax Parcel ID # 14-21-5BF-0000-0300) located at 137 Hattaway Dr., Altamonte Springs, located in Seminole County and legally described as follows:

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LEG LOT 30 ORIENTA GARDENS PB 8 PG 90

This case came on for public hearing before the Code Enforcement Board of Seminole County on the September 28, 2006 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 Code Chapter 95, Section 95.4 as defined in 95.3 (h).

Said Order stated that a fine in the amount of \$75.00 per day would be imposed if the Respondents did not take certain corrective action by October 13, 2006. Compliance was obtained after reinspection on October 23, 2006.

An Affidavit of Repeat Violation has been filed with the Board by the Code Enforcement Officer, which Affidavit certifies under oath that the violation was being repeated after reinspection on April 18, 2008.

An Affidavit of Compliance after Repeat Violation was filed by the Code Enforcement Officer after reinspection on June 16, 2008.

Based on the testimony and evidence presented, the Respondents were in repeat violation of the Seminole County Code, as stated in the original Findings of Fact, Conclusions of Law and Order dated September 28, 2006.

Therefore, the Board finds that the Respondents were in repeat violation for 59 days of non-compliance, from April 18, 2008 through and including June 16, 2008 and orders that a fine in the amount of **\$100.00** be imposed.

It is further ordered that if the violation is repeated past June 26, 2008, the fine shall be **increased to \$125.00** per day for each day the violation is repeated after June 26, 2008.

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

**DONE AND ORDERED** this 26th day of June 2008, in Seminole County, Florida.

**TOM HAGOOD – YES**

**GRACE CHEWNING – YES**

**FREDERICK GELTZ – YES**

**BILL FAHEY – YES**

**LARRY LAWVER – YES**

**MOTION CARRIED 5 – 0.**

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Case No. 07-09-CEB  
Derek L. Hutley  
Code Enforcement Officer: Dorothy Hird

**This is a repeat violation. The original violation was heard by the Board on February 22, 2007; and an Order was entered giving the Respondent a compliance date of February 23, 2007. An Affidavit of Compliance was filed by the Code Enforcement Officer after reinspection on February 26, 2007.**

**An Affidavit of Repeat Violation was filed after reinspection on March 28, 2008. An Affidavit of Compliance after Repeat Violation was filed by the Code Enforcement Officer after reinspection on April 3, 2008.**

**This property is presently in compliance.**

**RECOMMENDATION:** The Board issue an Order constituting a **fine** on a repeat violation in the amount of **\$1,500.00** for six days of non-compliance, from March 28, 2008 through and including April 2, 2008, at **\$250.00 per day**; and further ordered that if the violation continues past or is repeated past June 26, 2008, the fine shall be **increased to \$300.00** per day for each day the violation continues past or is repeated after June 26, 2008. The Clerk shall record said Order in the Public Records of Seminole County.

Violation Charged: Seminole County Land Development Code, Chapter 30, Section 30.1350.  
Described as: 1) No trucks having a rated load limit of more than two tons or having more than two axles may be parked/stored in a residential area.  
Location: 617 Plum Lane, Altamonte Springs (Commission District 4)  
Tax Parcel ID # 07-21-30-503-0000-0720

Dorothy Hird, Code Enforcement Officer, was present at the hearing and testified on behalf of the County and entered into evidence photographs of the violation. Officer Hird stated that this was a repeat violation; and at the final inspection on April 3, 2008, the property was in compliance.

Officer Hird stated that the recommendation would be to find that the Respondent was in repeat violation and impose a fine in the amount of **\$1,500.00** for six days of non-compliance and increase the fine to \$300.00 per day if the violation is repeated past June 26, 2008.

Derek L. Hutley, Respondent, was not present at the hearing.

Bill Fahey asked Officer Hird to estimate what her costs were. Officer Hird stated that she had conducted ten inspections at \$33.26 each.

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Motion by Bill Fahey, seconded by Frederick Geltz, to accept Staff's recommendation but reduce the fine to \$300.00. Amendment to the motion by Larry Lawver to impose a \$1,500.00 fine as recommended by Staff.

A general discussion was had concerning the issue of this being a repeat violation.

Mr. Fahey and Mr. Geltz agreed to the amendment.

After discussion of this case by the Board:

**MOTION BY BILL FAHEY, SECONDED BY FREDERICK GELTZ, THAT THE FINDINGS OF FACT, CONCLUSIONS OF LAW AND ORDER ON A REPEAT VIOLATION IN COMPLIANCE BE:**

**FINDINGS OF FACT, CONCLUSIONS OF LAW AND ORDER**  
**ON A REPEAT VIOLATION IN COMPLIANCE**

The Respondent is the owner of record of the property (Tax Parcel ID # 07-21-30-503-0000-0720) located at 617 Plum Lane, Altamonte Springs, located in Seminole County and legally described as follows:

LEG LOT 72 GRANADA SOUTH  
PB 15 PG 100

This case came on for public hearing before the Code Enforcement Board of Seminole County on the February 22, 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 Land Development Code, Chapter 30, Section 30.1350.

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 February 23, 2007. Compliance was obtained after reinspection on February 26, 2007.

An Affidavit of Repeat Violation has been filed with the Board by the Code Enforcement Officer, which Affidavit certifies under oath that the violations were being repeated after reinspection on March 28, 2008.

An Affidavit of Compliance after Repeat Violation has been filed with the Board by the Code Enforcement Officer, which Affidavit certifies under oath that corrective action has been taken by the Respondents after reinspection on April 3, 2008.



SEMINOLE COUNTY CODE ENFORCEMENT BOARD HEARING  
JUNE 26, 2008

Based on the testimony and evidence presented, the Respondent was in repeat violation of the Seminole County Code, as stated in the original Findings of Fact, Conclusions of Law and Order dated February 22, 2007.

Therefore, the Board finds that the Respondent was in repeat violation and orders that the fine in the amount of **\$1,500.00** for six days of non-compliance, from March 28, 2008 through and including April 2, 2008, at **\$250.00** per day be imposed.

It is further ordered that if the violation continues past or is repeated past June 26, 2008, the fine shall be **increased to \$300.00** per day for each day the violation continues past or is repeated after June 26, 2008.

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

**DONE AND ORDERED** this 26th day of June 2008, in Seminole County, Florida.

**TOM HAGOOD – YES**

**GRACE CHEWNING – YES**

**FREDERICK GELTZ – YES**

**BILL FAHEY – YES**

**LARRY LAWVER – YES**

**MOTION CARRIED 5 – 0.**

-----  
Case No. 07-103-CEB  
Gwendolyn Ingram  
Code Enforcement Officer: Dorothy Hird

**This is a repeat violation at a different location. The original violation was heard by the Board on October 25, 2007; and an Order was entered giving the Respondent a compliance date of November 9, 2007. An Affidavit of Compliance was filed by the Code Enforcement Officer after reinspection on November 16, 2007.**

**An Affidavit of Repeat Violation was filed after reinspection on April 1, 2008.**

**This property is in compliance at this time.**

**RECOMMENDATION:** The Board issue an Order constituting a **fine** on a repeat violation in the amount of **\$7,950.00** for 106 days of non-compliance, from March 12, 2008 through and including June 25, 2008, at **\$75.00 per day**; and further ordered that if the violation continues past or is repeated past June 26, 2008, the fine shall be **increased to \$100.00** per day for each day the violation continues past or is repeated after June 26, 2008. The Clerk shall record said Order in the Public Records of Seminole County.

SEMINOLE COUNTY CODE ENFORCEMENT BOARD HEARING  
JUNE 26, 2008

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' from any structure  
Location: 125 Leon Street, Altamonte Springs (Commission District 4)  
Tax Parcel ID # 18-21-30-507-0000-0670 – Different Location

Dorothy Hird, Code Enforcement Officer, was present at the hearing and testified on behalf of the County and entered into evidence photographs of the violation. Officer Hird stated that this was a repeat violation at a different location and that at the final inspection on June 26, 2008, the property was in compliance.

Officer Hird further stated that the Respondent was unaware as to what constituted compliance and once made aware of the actions necessary, brought the property into compliance.

Officer Hird stated that the recommendation would be to find that the Respondent was in repeat violation and impose a fine in the amount of **\$7,950.00** for 106 days of non-compliance and increase the fine to \$100.00 per day if the violation is repeated past June 26, 2008.

Gwendolyn Ingram, Respondent, was not present at the hearing.

A general discussion was had concerning the issue of a repeat violation at a different location.

Larry Lawver asked Officer Hird if she objected to the fine being reduced. Officer Hird stated that she had no objection to either a reduction or rescinding the fine.

Motion by Larry Lawver, seconded by Grace Chewing, to accept Staff's recommendation but reduce the fine to zero.

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 ON A REPEAT VIOLATION IN COMPLIANCE BE:**

**FINDINGS OF FACT, CONCLUSIONS OF LAW AND ORDER  
ON A REPEAT VIOLATION IN COMPLIANCE**

The Respondent is the owner of record of the property (Tax Parcel ID # 18-21-30-507-0000-0670) located at 125 Leon Street, Altamonte Springs, located in Seminole County and legally described as follows:

SEMINOLE COUNTY CODE ENFORCEMENT BOARD HEARING  
JUNE 26, 2008

LEG LOTS 67 + 68 REPLAT OF WINWOOD PARK PB 3 PG 30

This case came on for public hearing before the Code Enforcement Board of Seminole County on the October 25, 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 95.3 (h).

Said Order stated that a fine in the amount of \$75.00 per day would be imposed if the Respondent did not take certain corrective action by November 9, 2007. Compliance was obtained after reinspection on November 16, 2007.

An Affidavit of Repeat Violation has been filed with the Board by the Code Enforcement Officer, which Affidavit certifies under oath that the violation was being repeated **at a different location** after reinspection on March 12, 2008.

An Affidavit of Compliance after Repeat Violation was filed by the Code Enforcement Officer after reinspection on June 26, 2008.

Based on the testimony and evidence presented, the Respondent is in repeat violation of the Seminole County Code, as stated in the original Findings of Fact, Conclusions of Law and Order dated October 25, 2007.

Therefore, the Board finds that the Respondent is in repeat violation and orders that a fine in the amount of **\$7,950.00** for 106 days of non-compliance, from March 12, 2008 through and including June 25, 2008, at \$75.00 per day **be rescinded**.

It is further ordered that if the violation continues past or is repeated past June 26, 2008, the fine shall be **increased to \$100.00** per day for each day the violation continues past or is repeated after June 26, 2008.

**Respondent is 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 public records of Seminole County.

**DONE AND ORDERED** this 26th day of June 2008, in Seminole County, Florida.

**TOM HAGOOD – YES  
GRACE CHEWNING – YES  
FREDERICK GELTZ – YES**

**BILL FAHEY – YES  
LARRY LAWVER – YES**

**MOTION CARRIED 5 – 0.**

-----  
Case No. 07-88-CEB  
Michael B. and Cynthia Casey  
Inspector: Jason Rucker

**NEW CASE CONTINUED FROM THE APRIL 17, 2008 MEETING BY STAFF**

Violation Charged: Florida Building Code, Section 105.1.  
Described as: 1) Constructed additions and re-roofing without the  
required permits  
Location: 197 Manor Avenue, Altamonte Springs (Commission District 3)  
Tax Parcel ID # 03-21-29-507-0D00-0110

Jason Rucker, Inspector, was present at the hearing and testified on behalf of the County and entered into evidence photographs of the violation. Mr. Rucker stated that as of his last inspection, the unpermitted construction remained on the property.

Inspector Rucker stated that the recommendation would be to comply by July 28, 2008 with a fine of \$250.00 per day if the violation continues or is repeated past July 28, 2008.

Michael B. and Cynthia Casey, Respondents, were not present at the hearing.

After discussion of this case by the Board:

**MOTION BY BILL FAHEY, 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 07-88-CEB, it is determined that the Respondents are:

SEMINOLE COUNTY CODE ENFORCEMENT BOARD HEARING  
JUNE 26, 2008

- (a) the owners of record of the property (Tax Parcel ID # 03-21-29-507-0D00-0110) located at 197 Manor Avenue, Altamonte Springs, located in Seminole County and legally described as follows:

LEG LOT 11 BLK D REPLAT OF BLK D  
MOBILE MANOR 2ND SECTION PB 11 PG 99

- (b) in possession or control of the property, and
- (c) in violation of Florida Building Code, Section 105.1.

It is hereby ordered that the Respondents shall correct the violation on or before July 28, 2008. In order to correct the violation, the Respondents shall take the following remedial action:

**1) SECURE THE REQUIRED PERMITS OR REMOVE THE UNPERMITTED CONSTRUCTION**

If the Respondents do not comply with the Order, a fine of **\$250.00 per day** will be imposed for each day the violation continues or is repeated after compliance past July 28, 2008.

**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.**

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

**DONE AND ORDERED** this 26th day of June 2008, in Seminole County, Florida.

<b>TOM HAGOOD – YES</b>	<b>BILL FAHEY – YES</b>
<b>GRACE CHEWNING – YES</b>	<b>LARRY LAWVER – YES</b>
<b>FREDERICK GELTZ – YES</b>	

**MOTION CARRIED 5 – 0.**

-----  
Case No. 08-69-CEB  
Michael A. and Raquel S. New  
Inspector: Jason Rucker

**NEW CASE**

Violation Charged: Florida Building Code, Section 105.1.

SEMINOLE COUNTY CODE ENFORCEMENT BOARD HEARING  
JUNE 26, 2008

Described as: 1) Construction without the required permits  
Location: 711 Avery Lane, Apopka (Commission District 3)  
Tax Parcel ID # 18-21-29-504-0000-0100

Jason Rucker, Inspector, was present at the hearing and testified on behalf of the County and entered into evidence photographs of the violation. Mr. Rucker stated that as of his last inspection, June 11, 2008, the unpermitted construction remained on the property.

Inspector Rucker stated that the recommendation would be to comply by July 28, 2008 with a fine of \$250.00 per day if the violation continues or is repeated past July 28, 2008.

Michael A. and Raquel S. New, Respondents, were not present at the hearing.

After discussion of this case by the Board:

**MOTION BY GRACE CHEWNING, 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 08-69-CEB, it is determined that the Respondents are:

- (a) the owners of record of the property (Tax Parcel ID # 18-21-29-504-0000-0100) located at 711 Avery Lane, Apopka, located in Seminole County and legally described as follows:

LEG LOT 10 ILESDALE MANOR PB 11 PG 89

- (b) in possession or control of the property, and
- (c) in violation of Florida Building Code, Section 105.1.

It is hereby ordered that the Respondents shall correct the violation on or before July 28, 2008. In order to correct the violation, the Respondents shall take the following remedial action:

**1) SECURE THE REQUIRED PERMITS OR REMOVE THE UNPERMITTED CONSTRUCTION**

If the Respondents do not comply with the Order, a fine of **\$250.00 per day** will be imposed for each day the violation continues or is repeated after compliance past July 28, 2008.

**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.**

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

**DONE AND ORDERED** this 26th day of June 2008, in Seminole County, Florida.

**TOM HAGOOD – YES**

**GRACE CHEWNING – YES**

**FREDERICK GELTZ – YES**

**BILL FAHEY – YES**

**LARRY LAWVER – YES**

**MOTION CARRIED 5 – 0.**

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Case No. 08-70-CEB  
Ralph L. Requena and  
Accredited Home Lenders  
Inspector: Jason Rucker

**NEW CASE**

Violation Charged: Florida Building Code, Section 105.1.  
Described as: 1) Construction without the required permits  
Location: 1213 Phillip Street, Winter Springs (Commission District 2)  
Tax Parcel ID # 33-20-30-509-0000-0210

Jason Rucker, Inspector, was present at the hearing and testified on behalf of the County and entered into evidence photographs of the violation. Mr. Rucker stated that as of his last inspection, June 11, 2008, the unpermitted construction remained on the property.

Inspector Rucker stated that the recommendation would be to comply by July 28, 2008 with a fine of \$250.00 per day if the violation continues or is repeated past July 28, 2008.

Ralph L. Requena and Accredited Home Lenders, Respondents, were not present at the hearing.

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 08-70-CEB, it is determined that the Respondents are:

- (a) the owners of record of the property (Tax Parcel ID # 33-20-30-509-0000-0210) located at 1213 Phillip Street, Winter Springs, located in Seminole County and legally described as follows:

LEG LOT 21 WILLIAMSON HEIGHTS PB 12 PG 36

- (b) in possession or control of the property, and
- (c) in violation of Florida Building Code, Section 105.1.

It is hereby ordered that the Respondents shall correct the violation on or before July 28, 2008. In order to correct the violation, the Respondents shall take the following remedial action:

**1) SECURE THE REQUIRED PERMITS OR REMOVE THE UNPERMITTED CONSTRUCTION**

If the Respondents do not comply with the Order, a fine of \$250.00 **per day** will be imposed for each day the violation continues or is repeated after compliance past July 28, 2008.

**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.**

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

**DONE AND ORDERED** this 26th day of June 2008, in Seminole County, Florida.

**TOM HAGOOD – YES  
GRACE CHEWNING – YES  
FREDERICK GELTZ – YES**

**BILL FAHEY – YES  
LARRY LAWVER – YES**

**MOTION CARRIED 5 – 0.**

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SEMINOLE COUNTY CODE ENFORCEMENT BOARD HEARING  
JUNE 26, 2008

Case No. 08-71-CEB  
Hector Arteaga and U.S. Bank National Association  
Reserve Code Enforcement Officer: Jean Krause

**NEW CASE**

Violation Charged: Seminole County Code, Chapter 95, Section 95.4, as defined in Section 95.3 (g), (h), (n) and (o)  
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) Stagnant or foul water in a swimming or wading pool  
4) Swimming pool not secured according to code  
Location: 111 Tedworth Court, Longwood (Commission District 3)  
Tax Parcel ID # 05-21-29-507-0000-0330

Deborah Leigh, Senior Code Enforcement Officer, was present at the hearing and stated that she was presenting this case for Reserve Code Officer Jean Krause. Officer Leigh testified on behalf of the County and entered into evidence photographs of the violations.

Officer Leigh stated that as of her inspection this morning, the violations remained on the property.

Officer Leigh stated that the recommendation would be to comply by July 27, 2008 with a fine of \$250.00 per day if the violations continue or are repeated past July 27, 2008.

Hector Arteaga and U.S. Bank National Association, Respondents, were not present at the hearing.

Motion by Grace Chewning, seconded by Larry Lawver, to accept Staff's recommendation and also declare this to be a health, safety and welfare issue.

After discussion of this case by the Board:

**MOTION BY GRACE CHEWNING, 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 08-71-CEB, it is determined that the Respondents are:

SEMINOLE COUNTY CODE ENFORCEMENT BOARD HEARING  
JUNE 26, 2008

- (a) the owners of record of the property (Tax Parcel ID # 05-21-29-507-0000-0330) located at 111 Tedworth Ct., Longwood, located in Seminole County and legally described as follows:

LEG LOT 33 WEKIVA HUNT CLUB FOX  
HUNT SEC 1 PB 18 PGS 79 TO 83

- (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), (n), and (o).

**It is hereby ordered that this violation constitutes a serious threat to the health, safety, and welfare of the citizens of Seminole County.**

It is hereby ordered that the Respondents shall correct the violation on or before July 27, 2008. In order to correct the violation, the Respondents shall take the following remedial action:

- 1) REMOVE THE ACCUMULATION OF TRASH AND DEBRIS
- 2) REMOVE THE UNCULTIVATED VEGETATION IN EXCESS OF 24” IN HEIGHT AND LOCATED WITHIN 75’ FROM ANY STRUCTURE
- 3) REMOVE OR TREAT STAGNANT OR FOUL WATER WITHIN SWIMMING OR WADING POOL
- 4) SECURE SWIMMING POOL TO MEET CODE

If the Respondents do not comply with the Order, a fine of **\$250.00 per day** will be imposed for each day the violation continues or is repeated after compliance past July 27, 2008.

**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.**

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

**DONE AND ORDERED** this 26th day of June 2008, in Seminole County, Florida.

**TOM HAGOOD – YES**

**GRACE CHEWNING – YES**

**FREDERICK GELTZ – YES**

**BILL FAHEY – YES**

**LARRY LAWVER – YES**

**MOTION CARRIED 5 – 0.**

SEMINOLE COUNTY CODE ENFORCEMENT BOARD HEARING  
JUNE 26, 2008

Case No. 08-74-CEB  
John Lewis  
Code Enforcement Officer: Pamela Taylor

**NEW CASE**

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: 724 Briarcliffe Street, Sanford (Commission District 5)  
Tax Parcel ID # 01-20-30-504-1100-12A0

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 as of her last inspection, June 25, 2008, the property was not in compliance.

Officer Taylor stated that the recommendation would be to comply by July 10, 2008 with a fine of \$100.00 per day if the violation continues or is repeated past July 10, 2008.

John Lewis, Respondent, was not present at the hearing.

After discussion of this case by the Board:

**MOTION BY LARRY LAWVER, SECONDED BY FREDERICK GELTZ, 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 08-74-CEB, it is determined that the Respondent is:

- (a) the owner of record of the property (Tax Parcel ID # 01-20-30-504-1100-12A0) located at 724 Briarcliffe Street, Sanford, located in Seminole County and legally described as follows:

LEG LOTS 12A + 13 BLK 11 DREAMWOLD  
PB 4 PG 99

- (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 (h).

SEMINOLE COUNTY CODE ENFORCEMENT BOARD HEARING  
JUNE 26, 2008

It is hereby ordered that the Respondent shall correct the violation on or before July 10, 2008. In order to correct the violation, the Respondent shall take the following remedial action:

**1) REMOVE THE UNCULTIVATED VEGETATION IN EXCESS OF 24”  
IN HEIGHT AND LOCATED WITHIN 75’ FROM ANY STRUCTURE**

If the Respondent does not comply with the Order, a fine of **\$100.00 per day** will be imposed for each day the violation continues or is repeated after compliance past July 10, 2008.

**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 26th day of June 2008, in Seminole County, Florida.

<b>TOM HAGOOD – YES</b>	<b>BILL FAHEY – YES</b>
<b>GRACE CHEWNING – YES</b>	<b>LARRY LAWVER – YES</b>
<b>FREDERICK GELTZ – YES</b>	

**MOTION CARRIED 5 – 0.**

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Case No. 08-78-CEB  
Jeffrey & Amy Wechsler  
Code Enforcement Officer: Donna Wisniewski

**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, abandoned or inoperable vehicle(s) not kept within an enclosed garage or an attached carport  
Location: 5108 Oak Hill Drive (Commission District 1)  
Tax Parcel ID # 35-21-30-505-0000-0230

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

SEMINOLE COUNTY CODE ENFORCEMENT BOARD HEARING  
JUNE 26, 2008

Officer Wisniewski stated that as of her last inspection, June 26, 2008, the property showed some improvement but was still not in compliance.

Officer Wisniewski stated that the recommendation would be to comply by July 18, 2008 with a fine of \$200.00 per day if the violations continue or are repeated past July 18, 2008.

Jeffrey & Amy Wechsler, Respondents, were not present at the hearing.

After discussion of this case by the Board:

**MOTION BY LARRY LAWVER, SECONDED BY FREDERICK GELTZ, 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 08-78-CEB, it is determined that the Respondents are:

- (a) the owners of record of the property (Tax Parcel ID # 35-21-30-505-0000-0230) located at 5108 Oak Hill Drive, Winter Park, located in Seminole County and legally described as follows:

LEG S 45 FT OF LOT 23 + N 25 FT OF LOT 24  
GOLDEN ROD MANOR PB 11 PG 40

- (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 18, 2008. In order to correct the violations, the Respondents shall take the following remedial action:

- 1) REMOVE THE ACCUMULATION OF TRASH AND DEBRIS**
- 2) REPAIR OR REMOVE ANY JUNKED, ABANDONED, OR INOPERABLE VEHICLES OR PLACE VEHICLES IN AN ENCLOSED GARAGE OR AN ATTACHED CARPORT**

If the Respondents do not comply with the Order, a fine of **\$200.00 per day** will be imposed for each day the violations continue or are repeated after compliance past July 18, 2008.

**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.**

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

**DONE AND ORDERED** this 26th day of June 2008, in Seminole County, Florida.

**TOM HAGOOD – YES  
GRACE CHEWNING – YES  
FREDERICK GELTZ – YES**

**BILL FAHEY – YES  
LARRY LAWVER – YES**

**MOTION CARRIED 5 – 0.**

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Case No. 08-84-CEB  
Robert F. Elliott  
Code Enforcement Officer: Dorothy Hird

**NEW CASE**

Violation Charged: Seminole County Code, Chapter 95, Section 95.4, as defined in Section 95.3 (g)  
Described as: 1) The accumulation of trash and debris  
Location: 1140 Arden Street, Longwood (Commission District 4)  
Tax Parcel ID # 01-21-29-5CK-160F-0140

Dorothy Hird, Code Enforcement Officer, was present at the hearing and testified on behalf of the County and entered into evidence photographs of the violation. Officer Hird stated that as of her last inspection, June 26, 2008, the property was still not in compliance.

Officer Hird stated that the recommendation would be to comply by July 11, 2008 with a fine of \$75.00 per day if the violation continues or is repeated past July 11, 2008.

Robert F. Elliott, Respondent, was not present at the hearing.

After discussion of this case by the Board:

**MOTION BY GRACE CHEWNING, 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 08-84-CEB, it is determined that the Respondent is:

- (a) the owner of record of the property (Tax Parcel ID # 01-21-29-5CK-160F-0140) located at 1140 Arden Street, Longwood, located in Seminole County and legally described as follows:

LEG LOT 14 + W 37.5 FT OF LOT 15 BLK F  
TRACT 16 SANLANDO SPRINGS PB 9 PG 8

- (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).

It is hereby ordered that the Respondent shall correct the violation on or before July 11, 2008. In order to correct the violation, the Respondent shall take the following remedial action:

**1) REMOVE THE ACCUMULATION OF TRASH AND DEBRIS**

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 11, 2008.

**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 26th day of June 2008, in Seminole County, Florida.

**TOM HAGOOD – YES  
GRACE CHEWNING – YES  
FREDERICK GELTZ – YES**

**BILL FAHEY – YES  
LARRY LAWVER – YES**

**MOTION CARRIED 5 – 0.**

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SEMINOLE COUNTY CODE ENFORCEMENT BOARD HEARING  
JUNE 26, 2008

Case No. 08-88-CEB  
Charlene Allen & Eula Rosier, et al.  
Code Enforcement Officer: Pamela Taylor

**NEW CASE**

Violation Charged: Seminole County Code, Chapter 95, Section 95.4, as defined in Section 95.3 (i)  
Described as: 1) The remains or rubble of structure(s) which have been burned, stricken by other casualty, or demolished  
Location: 3740 Main Street, Sanford (Commission District 5)  
Tax Parcel ID # 33-19-31-506-0100-0070

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 as of her last inspection, June 25, 2008, the property was not in compliance.

Officer Taylor stated that the recommendation would be to comply by July 10, 2008 with a fine of \$100.00 per day if the violation continues or is repeated past July 10, 2008.

Charlene Allen & Eula Rosier, Respondents, were not present at the hearing.

After discussion of this case by the Board:

**MOTION BY LARRY LAWVER, 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 08-88-CEB, it is determined that the Respondents are:

- (a) the owners of record of the property (Tax Parcel ID # 33-19-31-506-0100-0070) located at 3740 Main Street, Sanford, located in Seminole County and legally described as follows:

LEG LOT 7 (LESS N 50 FT + W 35 FT OF S  
75 FT) + LOT 8 (LESS W 32 FT OF N 50 FT)  
+ LOTS 9 + 10 BLK 1 CANAAN PB 1 PG 103

- (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 (i).



SEMINOLE COUNTY CODE ENFORCEMENT BOARD HEARING  
JUNE 26, 2008

It is hereby ordered that the Respondents shall correct the violation on or before July 10, 2008. In order to correct the violation, the Respondents shall take the following remedial action:

- 1) REMOVE THE REMAINS OR RUBBLE OF A STRUCTURE WHICH HAS BEEN BURNED, STRICKEN BY OTHER CASUALTY, OR DEMOLISHED**

If the Respondents do not comply with the Order, a fine of **\$100.00 per day** will be imposed for each day the violation continues or is repeated after compliance past July 10, 2008.

**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.**

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

**DONE AND ORDERED** this 26th day of June 2008, in Seminole County, Florida.

**TOM HAGOOD – YES  
GRACE CHEWNING – YES  
FREDERICK GELTZ – YES**

**BILL FAHEY – YES  
LARRY LAWVER – YES**

**MOTION CARRIED 5 – 0.**

.....  
Case No. 08-91-CEB  
Monik Noriega  
Code Enforcement Officer: Donna Wisniewski

**NEW CASE**

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

Described as: 1) Business or extension of a business is not a permitted use in an R-1A zone  
2) Business or extension of a business is not a special exception use in an R-1A zone

Location: 1446 Tierra Circle, Winter Park (Commission District 1)  
Tax Parcel ID # 33-21-30-509-0000-0870

SEMINOLE COUNTY CODE ENFORCEMENT BOARD HEARING  
JUNE 26, 2008

Donna Wisniewski, Code Enforcement Officer, was present at the hearing and testified on behalf of the County and entered into evidence photographs of the violations. Officer Wisniewski stated that these were recurring violations; and as of her last inspection, the property was in compliance.

Officer Wisniewski stated that her recommendation would be a fine of \$200.00 per day if the violations are repeated past June 26, 2008.

Monik Noriega, Respondent, was not present at the hearing.

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**

THIS MATTER came before the Code Enforcement Board of Seminole County for hearing on **June 26, 2008**, pursuant to a Statement of Violation and Notice of Hearing, and the Board having examined the file, Statement of Violation and Notice of Hearing, and having heard sworn testimony from the Code Enforcement Officer for the County, and Respondent, does hereby find:

- 1) Proper notice was given to the Respondent.
- 2) The Respondent is the owner of record of the property (Tax Parcel ID # 33-21-30-509-0000-0870) located at 1446 Tierra Circle, Winter Park, located in Seminole County and legally described as follows:

LEG LOT 87 CASA ALOMA  
PB 15 PG 7

- 3) The Respondent was in violation of Seminole County Land Development Code, Chapter 30, Section 30.202 and 30.203.
- 4) The Respondent corrected the violations on or before June 26, 2008.
- 5) These violations constitute recurring violations.

Based upon these findings the Board does hereby order as follows:

- 1) Violations did exist and were corrected prior to the hearing in this matter.
- 2) Respondent shall refrain from repeating the violations. **In the event Respondent repeats the violations after June 26, 2008, a fine of**

**\$200.00 per day will accrue for each day the violations recur after June 26, 2008.**

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

**DONE AND ORDERED** this 26th day of June 2008, in Seminole County, Florida.

**TOM HAGOOD – YES**

**GRACE CHEWNING – YES**

**FREDERICK GELTZ – YES**

**BILL FAHEY – YES**

**LARRY LAWVER – YES**

**MOTION CARRIED 5 – 0.**

-----  
Case No. 08-92-CEB  
William H. Roberts, Jr. & Mary S. Roberts &  
Wayne P. Roberts  
Code Enforcement Officer: Donna Wisniewski

**NEW CASE**

Violation Charged: Seminole County Land Development Code, Chapter 30 Sections  
30.1243 and 30.1247  
Described as: 1) Prohibited signage – banners  
2) Unpermitted signage  
Location: 3728 Howell Branch Road, Winter Park (Commission District 1)  
Tax Parcel ID # 34-21-30-300-009F-0000

Donna Wisniewski, Code Enforcement Officer, was present at the hearing and testified on behalf of the County and entered into evidence photographs of the violations. Officer Wisniewski stated that these were recurring violations; and as of her last inspection, the property was in compliance.

Officer Wisniewski stated that her recommendation would be a fine of \$250.00 per day if the violations are repeated past June 26, 2008.

William H. Roberts, Jr. & Mary S. Roberts & Wayne P. Roberts, Respondents, were not present at the hearing.

After discussion of this case by the Board:

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

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

THIS MATTER came before the Code Enforcement Board of Seminole County for hearing on **June 26, 2008**, pursuant to a Statement of Violation and Notice of Hearing, and the Board having examined the file, Statement of Violation and Notice of Hearing, and having heard sworn testimony from the Code Enforcement Officer for the County, and Respondents, does hereby find:

- 1) Proper notice was given to the Respondents.
- 2) The Respondents are the owners of record of the property (Tax Parcel ID # 34-21-30-300-009F-0000) located at 3728 Howell Branch Road, Winter Park, located in Seminole County and legally described as follows:

LEG SEC 34 TWP 21S RGE 30E BEG 401.98 FT S 62  
DEG 55 MIN 27 SEC E OF NE COR LOT 1 BLK B  
EASTBROOK UNIT 10 IN NW 1/4 OF NE 1/4 RUN  
S 26 DEG 43 MIN 20 SEC W 133.02 FT N 62 DEG  
55 MIN 27 SEC W 47.20 FT S 26 DEG 56 MIN 38  
SEC W 67 FT S 62 DEG 55 MIN 27 SEC E 432 FT  
N 26 DEG 56 MIN 38 SEC E TO HOWELL BRANCH  
RD NWLY ALONG RD TO BEG (LESS RD)

- 3) The Respondents were in violation of Seminole County Land Development Code, Chapter 30, Section 30.1243 and 30.1247.
- 4) The Respondents corrected the violations on or before June 26, 2008.
- 5) These violations constitute recurring violations.

Based upon these findings the Board does hereby order as follows:

- 1) Violations did exist and were corrected prior to the hearing in this matter.
- 2) Respondents shall refrain from repeating the violations. **In the event Respondents repeat the violations after June 26, 2008, a fine of \$250.00 per day will accrue for each day the violations recur after June 26, 2008.**
- 3) This Order shall be recorded in the official land records of Seminole County.

**DONE AND ORDERED** this 26th day of June 2008, in Seminole County, Florida.

**TOM HAGOOD – YES  
GRACE CHEWNING – YES  
FREDERICK GELTZ – YES**

**BILL FAHEY – YES  
LARRY LAWVER – YES**

**MOTION CARRIED 5 – 0.**

-----  
Case No. 08-93-CEB  
Audrey R. Binns  
Senior Code Enforcement Officer: Deborah Leigh

**NEW CASE**

Violation Charged: Seminole County Code, Chapter 95, Section 95.4, as defined in Section 95.3 (h), (n) and (o)  
Described as: 1) Uncultivated vegetation in excess of 24" in height and located within 75' of a structure  
2) Stagnant or foul water in a swimming or wading pool  
3) Swimming pool not secured according to code  
Location: 172 Willow Creek Cove, Longwood (Commission District 4)  
Tax Parcel ID # 36-20-29-501-0B00-0370

Deborah Leigh, Senior Code Enforcement Officer, was present at the hearing and testified on behalf of the County and entered into evidence photographs of the violations. Officer Leigh stated that as of her last inspection, June 25, 2008, the property was still not in compliance.

Officer Leigh further stated that while posting the property for the first two violations, she added the recurring violation of an unsecured pool.

Officer Leigh stated that the recommendation would be to comply by July 14, 2008 with a fine of \$250.00 per day if the violations continue or are repeated past July 14, 2008.

Audrey R. Binns, Respondent, was not present at the hearing.

Grace Chewning asked whether or not the unsecured pool constituted a health, safety and welfare issue. Officer Leigh stated that it did.

Motion by Grace Chewning, seconded by Larry Lawver, to accept Staff's recommendation and also declare this to be a health, safety and welfare issue.

After discussion of this case by the Board:

**MOTION BY GRACE CHEWNING, 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 08-93-CEB, it is determined that the Respondents are:

- (a) the owners of record of the property (Tax Parcel ID # 36-20-29-501-0B00-0370) located at 172 Willow Creek Cove, Longwood, located in Seminole County and legally described as follows:

LEG LOT 37 BLK B THE MEADOWS UNIT 1  
PB 15 PGS 66 + 67

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

**It is hereby ordered that this violation constitutes a serious threat to the health, safety, and welfare of the citizens of Seminole County.**

It is hereby ordered that the Respondents shall correct the violations on or before July 14, 2008. In order to correct the violations, the Respondents shall take the following remedial action:

- 1) REMOVE THE UNCULTIVATED VEGETATION IN EXCESS OF 24" IN HEIGHT AND LOCATED WITHIN 75' FROM ANY STRUCTURE**
- 2) REMOVE OR TREAT STAGNANT OR FOUL WATER WITHIN SWIMMING OR WADING POOL**
- 3) SECURE SWIMMING POOL ACCORDING TO CODE**

If the Respondents do not comply with the Order, a fine of **\$250.00 per day** will be imposed for each day the violations continue or is repeated after compliance past July 14, 2008.

**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.**

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

**DONE AND ORDERED** this 26th day of June 2008, in Seminole County, Florida.

**TOM HAGOOD – YES  
GRACE CHEWNING – YES  
FREDERICK GELTZ – YES**

**BILL FAHEY – NOT PRESENT FOR VOTE  
LARRY LAWVER – YES**

**MOTION CARRIED 4 – 0.**

-----  
Case No. 08-95-CEB  
Scott H. Weiner & Linda M. Holden-Weiner  
Reserve Code Enforcement Officer: Jean Krause

**NEW CASE**

Violation Charged: Seminole County Code, Chapter 95, Section 95.4, as defined in Section 95.3 (n) and (o)  
Described as: 1) Stagnant or foul water in a swimming or wading pool  
2) Swimming pool not secured according to code  
Location: 702 Fox Valley Drive, Longwood (Commission District 3)  
Tax Parcel ID # 33-20-29-506-0A00-0140

Deborah Leigh, Senior Code Enforcement Officer, was present at the hearing and stated that she was presenting this case for Reserve Code Officer Jean Krause. Officer Leigh testified on behalf of the County and entered into evidence photographs of the violations.

Officer Leigh stated that this violation constituted a serious health, safety and welfare issue; and as of her inspection on June 26, 2008, the property was not in compliance.

Officer Leigh stated that the recommendation would be to comply by July 27, 2008 with a fine of \$250.00 per day if the violations continue or are repeated past July 27, 2008.

Scott H. Weiner & Linda M. Holden-Weiner, Respondents, were not present at the hearing.

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 08-95-CEB, it is determined that the Respondents are:

- (a) the owners of record of the property (Tax Parcel ID # 33-20-29-506-0A00-0140) located at 702 Fox Valley Drive, Longwood, located in Seminole County and legally described as follows:

LEG LOT 14 BLOCK A SWEETWATER OAKS SEC 6  
PB 18 PG 61 TO 63

- (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 (n) and (o).

**It is hereby ordered that this violation constitutes a serious threat to the health, safety, and welfare of the citizens of Seminole County.**

It is hereby ordered that the Respondents shall correct the violations on or before July 27, 2008. In order to correct the violations, the Respondents shall take the following remedial action:

- 1) REMOVE OR TREAT STAGNANT OR FOUL WATER  
WITHIN SWIMMING OR WADING POOL**
- 2) SECURE SWIMMING POOL TO MEET CODE**

If the Respondents do not comply with the Order, a fine of **\$250.00 per day** will be imposed for each day the violations continue or are repeated after compliance past July 27, 2008.

**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.**

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



SEMINOLE COUNTY CODE ENFORCEMENT BOARD HEARING  
JUNE 26, 2008

**DONE AND ORDERED** this 26th day of June 2008, in Seminole County, Florida.

**TOM HAGOOD – YES  
GRACE CHEWNING – YES  
FREDERICK GELTZ – YES**

**BILL FAHEY – NOT PRESENT FOR VOTE  
LARRY LAWVER – YES**

**MOTION CARRIED 4 – 0.**

-----  
Case No. 08-96-CEB  
Michael & Vickie Jakubowski  
Washington Mutual Bank  
Reserve Code Enforcement Officer: Jean Krause

**NEW CASE**

Violation Charged: Seminole County Code, Chapter 95, Section 95.4, as defined in Section 95.3 (g), (h), (j), (n) and (o) and Seminole County Land Development Code Part 70, Chapter 30, Section 30.1350

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/scrap building materials
- 4) Stagnant or foul water in a swimming or wading pool
- 5) Swimming pool not secured according to code
- 6) Parking a truck with a rated load limit of more than 2 tons or having more than 2 axles is not a permitted use on a R-1AA zoned lot or parcel

Location: 523 Eden Park Road, Altamonte Springs (Commission District 7)  
Tax Parcel ID # 17-21-29-5BG-0000-0570

Deborah Leigh, Senior Code Enforcement Officer, was present at the hearing and stated that she was presenting this case for Reserve Code Officer Jean Krause. Officer Leigh testified on behalf of the County and entered into evidence photographs of the violations. Officer Leigh stated that at her inspection on June 26, 2008, the truck had been removed, the trash had been picked up but that the property was not in compliance.

Officer Leigh stated that the recommendation would be to comply by July 27, 2008 with a fine of \$250.00 per day if the violations continue or are repeated past July 27, 2008. Officer Leigh further stated that this constituted a health, safety and welfare issue.

Michael & Vickie Jakubowski, Respondents, were not present at the hearing.

A general discussion was had concerning the compliance date and the health, safety and welfare issue.

Motion by Larry Lawver, seconded by Grace Chewning, to accept Staff's recommendation but with a compliance date of July 07, 2008 for Violations 4 and 5 and a finding that Violation 6 was recurring.

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 08-96-CEB, it is determined that the Respondents are:

- (a) the owners of record of the property (Tax Parcel ID # 17-21-29-5BG-0000-0570) located at 523 Eden Park Road, Altamonte Springs, located in Seminole County and legally described as follows:

BEG 15 FT W & 195.67 FT S OF SW COR LOT 1  
MC NEIL WOODS RUN S 117.33 FT E 167.31 FT  
N 154.5 FT WLY ON CURVE 23.35 FT W 19.4 FT  
SWLY ON CURVE 121.4 FT W 15 FT TO BEG  
(LESS RD) MC NEILS ORANGE VILLA  
PB 2 PG 99

- (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), (j), (n) and (o) and in recurring violation of Seminole County Land Development Code, Chapter 30, Part 70, Section 30.1350

**It is hereby ordered that Violation (o) constitutes a serious threat to the health, safety, and welfare of the citizens of Seminole County.**

It is hereby ordered that the Respondents shall correct Violations 1(g), 2 (h), 3 (j) and Violation 6 (SCLDC) on or before July 27, 2008. In order to correct the violations, the Respondents shall take the following remedial action:

- 1) REMOVE THE ACCUMULATION OF TRASH AND DEBRIS**
- 2) REMOVE THE UNCULTIVATED VEGETATION IN EXCESS OF 24" IN HEIGHT AND LOCATED WITHIN 75' FROM ANY STRUCTURE**
- 3) REMOVE USED/SCRAP BUILDING MATERIALS**

**6) CEASE PARKING OR STORING OF A TRUCK HAVING A  
RATED LOAD LIMIT OF MORE THAN 2 TONS OR HAVING  
MORE THAN 2 AXLES IN A RESIDENTIALLY-ZONED LOT  
OR PARCEL**

It is further ordered that the Respondents shall correct Violations 4 (n) and 5 (o) on or before July 7, 2008. In order to correct the violations, the Respondents shall take the following remedial action:

- 4) REMOVE OR TREAT STAGNANT OR FOUL WATER WITHIN  
SWIMMING OR WADING POOL**
- 5) SECURE SWIMMING POOL ACCORDING TO CODE**

If the Respondents do not comply with the Order and correct Violations 1, 2, 3 and 6 on or before July 27, 2008, a fine of **\$250.00 per day** will be imposed for each day the violations continue or are repeated after compliance past July 27, 2008.

If the Respondents do not comply with the Order and correct Violations 4 and 5 on or before July 7, 2008, a fine of **\$250.00 per day** will be imposed for each day the violations continue or are repeated after compliance past July 7, 2008.

**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.**

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

**DONE AND ORDERED** this 26th day of June 2008, in Seminole County, Florida.

<b>TOM HAGOOD – YES</b>	<b>BILL FAHEY – YES</b>
<b>GRACE CHEWNING – YES</b>	<b>LARRY LAWVER – YES</b>
<b>FREDERICK GELTZ – YES</b>	

**MOTION CARRIED 5 – 0.**

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Case No. 08-99-CEB  
Jevon & Annette Stumo  
Wells Fargo Bank, N.A.  
Code Enforcement Officer: Dorothy Hird

**NEW CASE**

SEMINOLE COUNTY CODE ENFORCEMENT BOARD HEARING  
JUNE 26, 2008

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

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) Stagnant or foul water in a swimming or wading pool
- 4) Swimming pool not secured according to code
- 5) All fences shall be maintained in their original upright condition
- 6) Fences or walls missing boards, pickets, posts or bricks shall be promptly replaced with materials of the same type of quality.

Location: 500 Raymond Avenue, Longwood (Commission District 4)  
Tax Parcel ID # 01-21-29-5CK-300H-0100

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 as of her last inspection, June 10, 2008, the property was still not in compliance.

Officer Hird stated that the recommendation regarding the unsecured pool would be to comply by July 7, 2008 with a fine of \$250.00 per day if the violation continues or is repeated past July 7, 2008. Officer Hird further stated that the recommendation regarding the remaining violations would be to comply by July 11, 2008 with a fine of \$150.00 per day if the violations continue or are repeated past July 11, 2008. Officer Hird stated that this constituted a health, safety and welfare issue.

Jevon & Annette Stumo, Respondents, were not present at the hearing.

After discussion of this case by the Board:

**MOTION BY FREDERICK GELTZ, 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 08-99-CEB, it is determined that the Respondents are:

- (a) the owners of record of the property (Tax Parcel ID # 01-21-29-5CK-300H-0100) located at 500 Raymond Avenue, Longwood, located in Seminole County and legally described as follows:

LEG LOTS 10 TO 12 (LESS N 75 FT) BLK H  
TRACT 30 SANLANDO SPRINGS PB 4 PG 62

SEMINOLE COUNTY CODE ENFORCEMENT BOARD HEARING  
JUNE 26, 2008

- (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 (o); Seminole County Code, Chapter 95, Section 95.4, as defined in Section 95.3 (g), (h) and (n) and Seminole County Land Development Code, Chapter 30, Section 30.1349 (e) and (g)

**It is hereby ordered that Violation (o) constitutes a serious threat to the health, safety, and welfare of the citizens of Seminole County.**

It is hereby ordered that the Respondents shall correct Violation (o) on or before July 7, 2008. In order to correct the violation, the Respondents shall take the following remedial action:

**1) SECURE SWIMMING POOL ACCORDING TO CODE**

It is further ordered that the Respondents shall correct the remaining violations on or before July 11, 2008. In order to correct the remaining violations, the Respondents shall take the following remedial action:

- 2) REMOVE THE ACCUMULATION OF TRASH AND DEBRIS**
- 3) REMOVE THE UNCULTIVATED VEGETATION IN EXCESS OF 24" IN HEIGHT AND LOCATED WITHIN 75' OF A STRUCTURE**
- 4) REMOVE OR TREAT STAGNANT OR FOUL WATER WITHIN SWIMMING OR WADING POOL**
- 5) REPAIR/REPLACE THE FENCE THAT IS LEANING IN ITS ORIGINAL UPRIGHT CONDITION**
- 6) REPAIR/REPLACE ANY MISSING OR BROKEN BOARD, PICKETS, POSTS OR BRICKS**

If the Respondents do not comply with the Order and correct Violation 1 on or before July 7, 2008, a fine of **\$250.00 per day** will be imposed for each day the violation continues or is repeated after compliance past July 7, 2008.

If the Respondents do not comply with the Order and correct Violations 2 through 6 on or before July 11, 2008, a fine of **\$150.00 per day** will be imposed for each day the violations continue or are repeated after compliance past July 11, 2008.

**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.**

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

SEMINOLE COUNTY CODE ENFORCEMENT BOARD HEARING  
JUNE 26, 2008

**DONE AND ORDERED** this 26th day of June 2008, in Seminole County, Florida.

**TOM HAGOOD – YES  
GRACE CHEWNING – YES  
FREDERICK GELTZ – YES**

**BILL FAHEY – YES  
LARRY LAWVER – YES**

**MOTION CARRIED 5 – 0.**

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Case No. 08-16-CEB  
Paul V. Abney  
Reserve Code Enforcement Officer: Jean Krause

**This case was originally heard by the Board on January 24, 2008; and an Order was entered giving the Respondent a compliance date of March 24, 2008. An Affidavit of Non-Compliance was filed by the Code Enforcement Officer after reinspection on March 25, 2008. An Affidavit of Compliance was filed by the Code Enforcement Officer after reinspection on April 28, 2008.**

**This property is presently in compliance.**

**RECOMMENDATION:** The Board issue an Order constituting a **lien** in the amount of **\$8,500.00** for 34 days of non-compliance, from March 25, 2008 through and including April 27, 2008, 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 (f), (g), (h) and (i)  
Described as: 1) Unusable or abandoned appliances or white goods  
2) The accumulation of trash and debris  
3) Uncultivated vegetation in excess of 24" in height and located within 75' from any structure  
4) The remains or rubble of structures which have been burned, stricken by other casualty, or demolished  
Location: 1121 Shamrock Lane, Altamonte Springs (Commission District 3)  
Parcel I. D. # 20-21-29-501-0000-0150

Deborah Leigh, Senior Code Enforcement Officer, was present at the hearing and stated that she was presenting this case for Reserve Code Officer Jean Krause. Officer Leigh requested this case be continued to next month.

**MOTION BY LARRY LAWVER, SECONDED BY GRACE CHEWNING, THAT THE CASE BE CONTINUED UNTIL THE JULY 24, 2008 MEETING.**

**TOM HAGOOD – YES                      BILL FAHEY – YES**  
**GRACE CHEWNING – YES              LARRY LAWVER – YES**  
**FREDERICK GELTZ – YES**

**MOTION CARRIED 5 – 0.**

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

Case No 07-120-CEB  
Daniel Richard  
Code Enforcement Officer: Donna Wisniewski

**This is a repeat violation. The original violation was heard by the Board on October 25, 2007; and an Order was entered giving the Respondent a compliance date of November 9, 2007. An Affidavit of Compliance was filed by the Code Enforcement Officer after reinspection on November 8, 2007.**

**An Affidavit of Repeat Violation was filed after reinspection on December 13, 2007. An Affidavit of Compliance was filed by the Code Enforcement Officer after reinspection on December 14, 2007.**

**This property is presently in compliance.**

**RECOMMENDATION:** The Board issue an Order constituting a **lien** on a repeat violation in the amount of **\$250.00** for one day of non-compliance, December 13, 2007, at **\$250.00 per day**. The Clerk shall record said Order in the Public Records of Seminole County.

Violation Charged: Seminole County Land Development Code, Chapter 30, Section 30.442  
Described as: 1) Operating a boarding house is not a permitted use in a PUD  
Location: 3347 South St. Lucie Drive, Casselberry (Commission District 1)  
Tax Parcel ID # 23-21-30-518-0000-1640

**ORDER FINDING COMPLIANCE AND IMPOSING FINE/LIEN ON A REPEAT VIOLATION PRESENTLY IN COMPLIANCE**

SEMINOLE COUNTY CODE ENFORCEMENT BOARD HEARING  
JUNE 26, 2008

The Respondent is the owner of record of the property (Tax Parcel ID # 23-21-30-518-0000-1640) located at 3347 South St. Lucie Drive, Casselberry, located in Seminole County and legally described as follows:

LEG LOT 164 HOLLOWBROOK  
WEST PH 4 PB 36 PGS 77 TO 79

This case came on for public hearing before the Code Enforcement Board of Seminole County for repeat violation on January 24, 2008 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 on a Repeat Violation in Compliance.

Said Order found Respondent in violation of Seminole County Land Development Code, Chapter 30, Section 30.442.

Said Order stated that a fine in the amount of **\$250.00** for one day of non-compliance, December 13, 2007, at \$250.00 per day would be imposed. The Order further stated that the fine shall be increased to **\$500.00 per day** if the violation was repeated after January 24, 2008.

An Affidavit of Compliance after Repeat Violation had been filed by the Code Enforcement Officer, which Affidavit certified under oath that the required action had been obtained as of December 14, 2007.

Based on the testimony and evidence presented, the Respondent was in repeat violation of the Seminole County Code, as stated in the original Findings of Fact, Conclusions of Law and Order dated October 25, 2007 and the Findings of Fact, Conclusions of Law and Order on A Repeat Violation in Compliance dated January 24, 2008.

Therefore, the Board orders that a lien in the amount of \$250.00 for one day of non-compliance, December 13, 2007, be imposed against the property.

This Order shall be recorded in the public records of Seminole County, Florida, and shall constitute a lien against the land on which the violation exists and upon any other real or personal property owned by the Respondent.

**DONE AND ORDERED** this 26th day of June 2008, in Seminole County, Florida.

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SEMINOLE COUNTY CODE ENFORCEMENT BOARD HEARING  
JUNE 26, 2008

Case No. 07-128-CEB  
Astor Farms Trust and SCJ Inv LLC Trustee (current owners)  
Antone and Karen Pavao (previous owners)  
Senior Code Enforcement Officer: Deborah Leigh

**The Board heard this case on April 17, 2008 and tabled the case to May 15, 2008. Due to the lack of a quorum, the case was then continued to June 26, 2008.**

**This case was originally heard by the Board on October 25, 2007; and an Order was entered giving the Respondents a compliance date of November 2, 2007. An Affidavit of Non-Compliance was filed by the Code Enforcement Officer after reinspection on November 5, 2007.**

**On February 19, 2008, the new owners were notified of the Code Enforcement case and the date of the hearing to request a lien.**

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

**RECOMMENDATION:** The Board issue an Order constituting a **lien** in the amount of **\$59,250.00** for 237 days of non-compliance, from November 3, 2007 through and including June 26, 2008, at \$250.00 per day; and the fine shall continue to accrue at \$250.00 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 (n) and (o)  
Described as: 1) Stagnant or foul water in a swimming or wading pool  
2) Swimming pool not completely enclosed by permanent fencing – (Swimming pool not enclosed with a barrier according to code)  
Location: 1670 Astor Farms Place, Sanford (Commission District 5)  
Parcel I. D. # 13-19-29-5DT-0000-0180

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

The Respondents are the owners of record of the property (Tax Parcel ID # 13-19-29-5DT-0000-0180) located at 1670 Astor Farms Place, Sanford, located in Seminole County and legally described as follows:

LOT 18 PRESERVE AT ASTOR  
FARMS PH 1 PB 60 PGS 1 THRU 4

This case came on for public hearing before the Code Enforcement Board of Seminole County on October 25, 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.

SEMINOLE COUNTY CODE ENFORCEMENT BOARD HEARING  
JUNE 26, 2008

Said Order found Respondent in violation of Seminole County Code, Chapter 95, Section 95.4, as defined in Section 95.3 (n) and (o) and that Violation (o) constitutes a serious threat to the health, safety, and welfare of the citizens of Seminole County.

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 November 2, 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 November 5, 2007.

Accordingly, it having been brought to the Board's attention that Respondents have not complied with the Order dated October 25, 2007, the Board orders that a **lien** in the amount of **\$59,250.00** for 237 days of non-compliance at \$250.00 per day, from November 3, 2007 through and including June 26, 2008, 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 26, 2008.

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 26th day of June 2008, in Seminole County, Florida.

\* \* \* \* \*

Case No. 07-143-CEB  
Ralph L. Requena  
Code Enforcement Officer: Pamela Taylor

**This case was originally heard by the Board on December 6, 2007; and an Order was entered giving the Respondent a compliance date of December 20, 2007. An Affidavit of Non-Compliance was filed by the Code Enforcement Officer after reinspection on December 21, 2007.**

**On March 26, 2008, the entity that foreclosed in October of 2007 was notified of the Code Enforcement case and the date of the hearing to request a lien.**

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

**RECOMMENDATION:** The Board issue an Order constituting a **lien** in the amount of **\$18,900.00** for 189 days of non-compliance, from December 21, 2007 through and including June 26, 2008, at \$100.00 per day; and the fine shall continue to accrue at \$100.00 per day until compliance is obtained. The Clerk shall record said Order in the Public Records of Seminole County.

SEMINOLE COUNTY CODE ENFORCEMENT BOARD HEARING  
JUNE 26, 2008

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 kept within an enclosed garage or an attached carport  
Location: 1213 Phillip Street, Winter Springs (Commission District 5)  
Parcel I. D. # 33-20-30-509-0000-0210

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

The Respondent is the owner of record of the property (Tax Parcel ID # 33-20-30-509-0000-0210) located at 1213 Phillip Street, Winter Springs, located in Seminole County and legally described as follows:

LEG LOT 21 WILLIAMSON HEIGHTS  
PB 12 PG 36

This case came on for public hearing before the Code Enforcement Board of Seminole County on December 6, 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 (l).

Said Order stated that a fine in the amount of \$100.00 per day would be imposed if the Respondent did not take certain corrective action by December 20, 2007.

An Affidavit of Non-Compliance has been filed by the Code Enforcement Officer, which Affidavit certified under oath that the required action has not been obtained after reinspection on December 21, 2007.

Accordingly, it having been brought to the Board's attention that Respondent has not complied with the Order dated December 6, 2007, the Board orders that a **lien** in the amount of **\$18,900.00** for 189 days of non-compliance at \$100.00 per day, from December 21, 2007 through and including June 26, 2008, be imposed; and the fine shall continue to accrue at **\$100.00 per day** for each day the violation continues or is repeated past June 26, 2008.

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

**DONE AND ORDERED** this 26th day of June 2008, in Seminole County, Florida.

\* \* \* \* \*

SEMINOLE COUNTY CODE ENFORCEMENT BOARD HEARING  
JUNE 26, 2008

Case No. 07-145-CEB  
Willie G. McKelvey, Life Estate  
Eva Sherman, et al.  
Code Enforcement Officer: Dorothy Hird

**This case was originally heard by the Board on December 6, 2007; and an Order was entered giving the Respondents a compliance date of February 29, 2008. An Affidavit of Non-Compliance was filed by the Code Enforcement Officer after reinspection on March 3, 2008. An Affidavit of Compliance was filed by the Code Enforcement Officer after reinspection on March 17, 2008.**

**This property is presently in compliance.**

**RECOMMENDATION:** The Board issue an Order constituting a **lien** in the amount of **\$2,400.00** for 16 days of non-compliance, from March 1, 2008 through and including March 16, 2008, at \$150.00 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 (i)  
Described as: 1) The remains or rubble of structures which have been burned, stricken by other casualty, or demolished  
Location: 248 Jackson Street, Altamonte Springs (Commission District 4)  
Parcel I. D. # 07-21-30-513-0000-0190

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

The Respondents are the owners of record of the property (Tax Parcel ID # 07-21-30-513-0000-0190) located at 248 Jackson Street, Altamonte Springs, located in Seminole County and legally described as follows:

LEG LOT 19 HAYMANS ADD NO 2  
PB 5 PG 7

This case came on for public hearing before the Code Enforcement Board of Seminole County on January 6, 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 Code, Chapter 95, Section 95.4, as defined in Section 95.3 (l).

Said Order stated that a fine in the amount of \$150.00 per day would be imposed if the Respondents did not take certain corrective action by February 29, 2008.

SEMINOLE COUNTY CODE ENFORCEMENT BOARD HEARING  
JUNE 26, 2008

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 March 3, 2008.

An Affidavit of Compliance had been filed by the Code Enforcement Officer, which Affidavit certified under oath that the required action had been obtained after reinspection on March 17, 2008.

Accordingly, it having been brought to the Board's attention that Respondents have complied with the Order dated January 6, 2007, the Board orders that a **lien** in the amount of **\$2,400.00** for 16 days of non-compliance at \$150.00 per day, from March 1, 2008 through and including March 16, 2008, be imposed.

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

**DONE AND ORDERED** this 26th day of June 2008, in Seminole County, Florida.

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Case No. 08-46-CEB  
Joseph A. Comfort, III  
Code Enforcement Officer: Donna Wisniewski

**This case was originally heard by the Board on March 27, 2008; and an Order was entered giving the Respondent a compliance date of April 10, 2008. An Affidavit of Non-Compliance was filed by the Code Enforcement Officer after reinspection on April 14, 2008. An Affidavit of Compliance was filed by the Code Enforcement Officer after reinspection on April 29, 2008.**

**This property is presently in compliance.**

**RECOMMENDATION:** The Board issue an Order constituting a **lien** in the amount of **\$1,800.00** for 18 days of non-compliance, from April 11, 2008 through and including April 28, 2008, 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 Section 95.3 (g)  
Described as: 1) The accumulation of trash and debris  
Location: 1901 Houndslake Drive, Winter Park (Commission District 1)  
Tax Parcel ID # 34-21-30-527-0300-0120

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

The Respondent is the owner of record of the property (Tax Parcel ID # 34-21-30-527-0300-0120) located at 1901 Houndslake Drive, Winter Park, located in Seminole County and legally described as follows:

LEG LOT 12 BLK 3 CEDAR RIDGE UNIT 1  
PB 22 PG 80

This case came on for public hearing before the Code Enforcement Board of Seminole County on March 27, 2008, 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 (g).

Said Order stated that a fine in the amount of \$100.00 per day would be imposed if the Respondent did not take certain corrective action by April 10, 2008.

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 April 14, 2008.

An Affidavit of Compliance had been filed by the Code Enforcement Officer, which Affidavit certified under oath that the required action had been obtained after reinspection on April 29, 2008.

Accordingly, it having been brought to the Board's attention that Respondent has complied with the Order dated March 27, 2008, the Board orders that a **lien** in the amount of **\$1,800.00** for 18 days of non-compliance at \$100.00 per day, from April 11, 2008 through and including April 28, 2008, be imposed.

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

**DONE AND ORDERED** this 26th day of June 2008, in Seminole County, Florida.

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SEMINOLE COUNTY CODE ENFORCEMENT BOARD HEARING  
JUNE 26, 2008

Case No. 08-47-CEB  
Cindy D. and Joseph R. Webster  
Senior Code Enforcement Officer: Deborah Leigh

**This case was originally heard by the Board on March 27, 2008; and an Order was entered giving the Respondents a compliance date of April 7, 2008. An Affidavit of Non-Compliance was filed by the Code Enforcement Officer after reinspection on April 8, 2008.**

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

**RECOMMENDATION:** The Board issue an Order constituting a **lien** in the amount of **\$20,000.00** for 80 days of non-compliance, from April 8, 2008 through and including June 26, 2008, at \$250.00 per day; and the fine shall continue to accrue at \$250.00 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 (h), (j), (n) and (o)

Described as:       1) Uncultivated vegetation in excess of 24" in height and located within 75' from any structure  
                          2) Used/scrap building materials  
                          3) Stagnant or foul water in a swimming or wading pool  
                          4) Swimming pool not secured according to code

Location:           220 Archers Point, Longwood (Commission District 5)  
                          Tax Parcel ID # 23-20-29-504-0000-0120

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

The Respondents are the owners of record of the property (Tax Parcel ID # 23-20-29-504-0000-0120) located at 220 Archers Point, Longwood, located in Seminole County and legally described as follows:

LEG LOT 12 MARKHAM PLACE  
PB 22 PGS 30 & 31

This case came on for public hearing before the Code Enforcement Board of Seminole County on March 27 2008, 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 Code, Chapter 95, Section 95.4, as defined in Section 95.3 (h), (j), (n) and (o) and that Violation (o)

SEMINOLE COUNTY CODE ENFORCEMENT BOARD HEARING  
JUNE 26, 2008

constitutes a serious threat to the health, safety, and welfare of the citizens of Seminole County.

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 April 7, 2008.

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 April 8, 2008.

Accordingly, it having been brought to the Board's attention that Respondents have not complied with the Order dated March 27, 2008, the Board orders that a **lien** in the amount of **\$20,000.00** for 80 days of non-compliance at \$250.00 per day, from April 8, 2008 through and including June 26, 2008, 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 26, 2008.

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 26th day of June 2008, in Seminole County, Florida.

\* \* \* \* \*

Case No. 08-57-CEB  
Carol J. Gramuglia  
Code Enforcement Officer: Pamela Taylor

**This case was originally heard by the Board on April 17, 2008; and an Order was entered giving the Respondent a compliance date of May 2, 2008. An Affidavit of Non-Compliance was filed by the Code Enforcement Officer after reinspection on May 5, 2008.**

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

**RECOMMENDATION:** The Board issue an Order constituting a **lien** in the amount of **\$8,250.00** for 55 days of non-compliance, from May 3, 2008 through and including June 26, 2008, at \$150.00 per day; and the fine 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), (h) and (p)



SEMINOLE COUNTY CODE ENFORCEMENT BOARD HEARING  
JUNE 26, 2008

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) 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:            4350 Radio Avenue, Sanford (Commission District 5)  
                          Tax Parcel ID # 14-20-30-504-0000-0060

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

The Respondent is the owner of record of the property (Tax Parcel ID # 14-20-30-504-0000-0060) located at 4350 Radio Avenue, Sanford, located in Seminole County and legally described as follows:

LEG LOT 6 (LESS S 107 FT) & ALL LOTS  
7 & 8 RECTORS REVISION PB 10 PG 5

This case came on for public hearing before the Code Enforcement Board of Seminole County on April 17, 2008, 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 (g), (h) and (p).

Said Order stated that a fine in the amount of \$150.00 per day would be imposed if the Respondent did not take certain corrective action by May 2, 2008.

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 5, 2008.

Accordingly, it having been brought to the Board's attention that Respondent has not complied with the Order dated April 17, 2008, the Board orders that a **lien** in the amount of **\$8,250.00** for 55 days of non-compliance at \$150.00 per day, from May 3, 2008 through and including June 26, 2008, be imposed; and the fine shall continue to accrue at **\$150.00** per day for each day the violations continue or are repeated past June 26, 2008.

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.

SEMINOLE COUNTY CODE ENFORCEMENT BOARD HEARING  
JUNE 26, 2008

**DONE AND ORDERED** this 26th day of June 2008, in Seminole County, Florida.

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Case No. 08-59-CEB  
Fremont Inv & Loan Company  
Code Enforcement Officer: Dorothy Hird

**This case was originally heard by the Board on April 17, 2008; and an Order was entered giving the Respondents a compliance date of May 2, 2008. An Affidavit of Non-Compliance was filed by the Code Enforcement Officer after reinspection on May 5, 2008. An Affidavit of Compliance was filed by the Code Enforcement Officer after reinspection on May 8, 2008.**

**This property is presently in compliance.**

**RECOMMENDATION:** The Board issue an Order constituting a **lien** in the amount of **\$750.00** for five days of non-compliance, from May 3, 2008 through and including May 7, 2008, at \$150.00 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 (g)  
Described as: 1) The accumulation of trash and debris  
Location: 1193 Roxboro Road, Longwood (Commission District 4)  
Tax Parcel ID # 01-21-29-5CK 030H-0150

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

The Respondent is the owner of record of the property (Tax Parcel ID # 01-21-29-5CK-030H-0150) located at 1193 Roxboro Road, Longwood, located in Seminole County and legally described as follows:

LEG THAT PT OF LOTS 15 & 16 IN S 1/2  
OF BLK H TRACT 3 SANLANDO SPRINGS  
PB 5 PG 51

This case came on for public hearing before the Code Enforcement Board of Seminole County on April 17, 2008, 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 (g).

SEMINOLE COUNTY CODE ENFORCEMENT BOARD HEARING  
JUNE 26, 2008

Said Order stated that a fine in the amount of \$150.00 per day would be imposed if the Respondent did not take certain corrective action by May 2, 2008.

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 5, 2008.

An Affidavit of Compliance had been filed by the Code Enforcement Officer, which Affidavit certified under oath that the required action had been obtained after reinspection on May 8, 2008.

Accordingly, it having been brought to the Board's attention that Respondent has complied with the Order dated April 17, 2008, the Board orders that a **lien** in the amount of **\$750.00** for five days of non-compliance at \$150.00 per day, from May 3, 2008 through and including May 7, 2008, be imposed.

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

**DONE AND ORDERED** this 26th day of June 2008, in Seminole County, Florida.

**TOM HAGOOD – YES  
GRACE CHEWNING – YES  
FREDERICK GELTZ – YES**

**BILL FAHEY – YES  
LARRY LAWVER – YES**

**MOTION CARRIED 5 – 0.**

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**VII Approval of the minutes from the meeting of April 17, 2008**

**MOTION BY LARRY LAWVER, SECONDED BY FREDERICK GELTZ, TO APPROVE THE MINUTES FROM THE MEETING OF APRIL 17, 2008.**

**TOM HAGOOD – YES  
GRACE CHEWNING – YES  
FREDERICK GELTZ – YES**

**BILL FAHEY – YES  
LARRY LAWVER – YES**

**MOTION CARRIED 5 – 0.**  
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**VIII Confirmation date of next meeting: July 24, 2008**

**IX Old Business –**

None

**X New Business –**

**Donna Wisniewski informed the Board that Dorothy Hird had been elected as 3rd Vice President of the Florida Association of Code Enforcement.**

**XI Adjourn – There being no further discussion, this meeting was adjourned at 5:02 P.M.**

**Respectfully submitted:**

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

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**Tom Hagood**  
**Chair**

6-26-08 minutes