

**GROWTH MANAGEMENT DEPARTMENT**

**CODE ENFORCEMENT**



April 6, 2012

DREW A. MOOTY  
1870 RANGLAND TRAIL  
LONGWOOD, FL 32750

CASE NO – 12-70-CEB  
PARCEL I.D. NO – 30-20-30-300-0180-0000

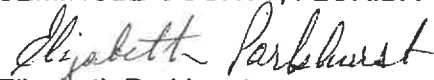
The Seminole County Code Enforcement Board was created by Chapter 53 of the Seminole County Code as authorized by Chapter 162, Florida Statutes. The purpose of this Board is to facilitate the enforcement of the codes in force in Seminole County by means of a Board composed of seven citizens who can quickly and fairly reach decisions concerning alleged violations of these codes.

Seminole County has requested that you be called before this Board to determine whether you are in violation of its codes as alleged in the enclosed Statement of Violation and Request for Hearing. A Notice of Hearing is also enclosed setting the time, date and place of the public hearing.

You may appear at the hearing in person or you may be represented by counsel to present your side of the case. You have the right to call witnesses on your behalf and will have an opportunity to cross-examine all other witnesses. If you do not appear, the Board may proceed without you. Should the Board determine that a violation exists, it has the power to issue orders to take whatever steps are necessary to bring a violation into compliance, including the power to fine you and create a lien on your property up to two hundred and fifty dollars (\$250.00) for each day the violation continues past the date set for compliance by the Board's order. **If the violation is corrected and then recurs or if the violation is not corrected by the time specified by the Code Officer, the case may be presented to the Enforcement Board even if the violation has been corrected prior to the hearing.**

If you have any questions regarding your violation(s), please call Code Enforcement Officer Tom Helle, Inspector at 407-665-7338. If you have any questions regarding this hearing, please give me a call at the number listed below.

CODE ENFORCEMENT BOARD  
SEMINOLE COUNTY, FLORIDA

  
Elizabeth Parkhurst  
Clerk to the Code Enforcement Board

Enclosures: Statement of Violation/Request for Hearing  
Notice of Hearing

cc: Tom Helle, Inspector

**CODE ENFORCEMENT BOARD  
SEMINOLE COUNTY, FLORIDA**

**SEMINOLE COUNTY**, a political subdivision  
of the State of Florida,

**CASE NO – 12-70-CEB**

Petitioner,

vs.

**DREW A. MOOTY  
PARCEL I.D. NO – 30-20-30-300-0180-0000**

**RE: 1880 RANGLAND TRAIL, LONGWOOD, FL 32750**

Respondent.  
\_\_\_\_\_ /

**NOTICE OF HEARING**

To: **DREW A. MOOTY  
1870 RANGLAND TRAIL  
LONGWOOD, FL 32750**

**NOTICE** is hereby given that the Code Enforcement Board of Seminole County, Florida, intends to hold a public hearing at **1:30 PM**, or as soon thereafter as possible, at its regular meeting on **THURSDAY, MAY 24, 2012**, at the Seminole County Services Building, BCC Chambers, 1101 East First Street, Sanford, Florida, to consider whether a violation of the Codes or Ordinances of Seminole County exists on the above-named party's property. Specifically:

- 1) CONSTRUCTION WITHOUT THE REQUIRED PERMITS**
- 2) OCCUPYING A STRUCTURE AS A LIVING SPACE WITHOUT AN APPROVED CERTIFICATE OF OCCUPANCY**

FOR ADDITIONAL INFORMATION REGARDING THIS NOTICE, PLEASE CONTACT THE PLANNING AND DEVELOPMENT/CODE ENFORCEMENT BOARD OFFICE AT (407) 665-7403.

PERSONS WITH DISABILITIES NEEDING ASSISTANCE TO PARTICIPATE IN ANY OF THESE PROCEEDINGS SHOULD CONTACT THE EMPLOYEE RELATIONS DEPARTMENT ADA COORDINATOR 48 HOURS IN ADVANCE OF THE MEETING AT 665-7941.

PERSONS ARE ADVISED THAT IF THEY DECIDE TO APPEAL ANY DECISIONS MADE AT THESE MEETINGS/HEARINGS, THEY WILL NEED A RECORD OF THE PROCEEDINGS AND FOR SUCH PURPOSE, THEY MAY NEED TO INSURE THAT A VERBATIM RECORD OF THE PROCEEDINGS IS MADE, WHICH INCLUDES THE TESTIMONY AND EVIDENCE UPON WHICH THE APPEAL IS BASED, PER SECTION 285.0105.

**DATED** this 6<sup>th</sup> day of April 2012.

Elizabeth Parkhurst  
Clerk to the Code Enforcement Board  
Seminole County, Florida



CODE ENFORCEMENT BOARD  
SEMINOLE COUNTY, FLORIDA

CEB NO. 12 - 70 - CEB

STATEMENT OF VIOLATION AND REQUEST FOR HEARING

Pursuant to Florida State Chapter 162 and Chapter 53 Seminole County Code, the undersigned Tom Helle hereby gives notice of an uncorrected violation of the Codes or Ordinances of Seminole County, as more particularly described herein, and hereby requests a public hearing before the Board.

VIOLATION OF CODE OR ORDINANCE, SECTION OR NUMBER: **Florida Building Code Sections 105.1 and 110.1**

LOCATION/ADDRESS WHERE VIOLATION EXISTS: **30-20-30-300-0180-0000 (see attached legal description) 1880 RANCLAND TRL LONGWOOD FL 32750-0000**

COMMISSION DISTRICT **4**

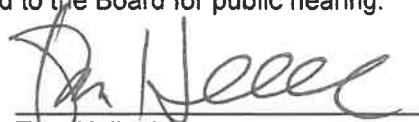
NAME AND ADDRESS OF OWNER: **DREW A MOOTY 1870 RANCLAND TRL LONGWOOD, FL, 32750**

DESCRIPTION OF VIOLATION: **Construction without the required permits and occupying a structure as living space without an approved certificate of occupancy.**

DATE VIOLATION FIRST OBSERVED: December 15, 2011  
DATE 1st NOTICE OF VIOLATION: December 15, 2011  
DATE VIOLATION TO BE CORRECTED: January 15, 2012  
DATE OF REINSPECTION: April 03, 2012 via computer  
INSPECTION RESULTS: Unpermitted construction remains


Based upon the foregoing, the undersigned Tom Helle hereby certifies that the above described violations continue to exist, that attempts to secure compliance with the Code(s) or Ordinance(s) of Seminole County have failed as aforesaid, and that the violation should be referred to the Board for public hearing.

DATED THIS 3<sup>rd</sup> day of April 2012

  
Tom Helle, Inspector

STATE OF FLORIDA       )  
COUNTY OF SEMINOLE   )

The foregoing instrument was acknowledged before me this 3<sup>rd</sup> day of April 2012, by Tom Helle, who is personally known to me.

  
Notary Public in and for the County and State Aforementioned  
My Commission expires



May 16, 2012

DREW A. MOOTY  
1870 RANGLAND TRAIL  
LONGWOOD, FL 32750


CASE NO – 12-70-CEB  
PARCEL I.D. NO – 30-20-30-300-0180-0000

Please find enclosed an amended Statement of Violation and Request for Hearing and a new Notice of Hearing. This will amend the copy that was mailed to you on April 6, 2012, amending the violation of Florida Building Code, Section 110.1 to read: *changed the use of a structure without an approved Certificate of Occupancy at 1880 Ranchland Trail.*

Your hearing date has been continued to: **JULY 26, 2012 at 1:30 p.m.**

If you have any questions regarding your violations, please call **Inspector Tom Helle at 407-665-7338**. If you have any questions regarding this hearing, please give me a call at the number listed below.

CODE ENFORCEMENT BOARD  
SEMINOLE COUNTY, FLORIDA



Elizabeth Parkhurst  
Clerk to the Code Enforcement Board

Enclosure: Amended Statement of Violation & Request for Hearing  
Amended Notice of Hearing

cc: Tom Helle, Inspector

**CODE ENFORCEMENT BOARD  
SEMINOLE COUNTY, FLORIDA**

SEMINOLE COUNTY, a political subdivision  
of the State of Florida,

CASE NO – 12-70-CEB

Petitioner,

vs.

**DREW A. MOOTY  
PARCEL I.D. NO – 30-20-30-300-0180-0000**

**RE: 1880 RANCLAND TRAIL, LONGWOOD, FL 32750**

Respondent.

**AMENDED  
NOTICE OF HEARING**

To: **DREW A. MOOTY  
1870 RANCLAND TRAIL  
LONGWOOD, FL 32750**

NOTICE is hereby given that the Code Enforcement Board of Seminole County, Florida, intends to hold a public hearing at 1:30 PM, or as soon thereafter as possible, at its regular meeting on ~~THURSDAY, MAY 24, 2012~~, JULY 26, 2012 at the Seminole County Services Building, BCC Chambers, 1101 East First Street, Sanford, Florida, to consider whether a violation of the Codes or Ordinances of Seminole County exists on the above-named party's property. Specifically:

- 1) **CONSTRUCTION WITHOUT THE REQUIRED PERMITS**
- 2) **OCCUPYING A STRUCTURE AS A LIVING SPACE CHANGED THE USE OF A STRUCTURE WITHOUT AN APPROVED CERTIFICATE OF OCCUPANCY AT 1880 RANCLAND TRAIL**

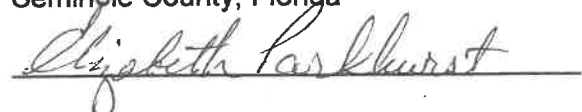
FOR ADDITIONAL INFORMATION REGARDING THIS NOTICE, PLEASE CONTACT THE PLANNING AND DEVELOPMENT/CODE ENFORCEMENT BOARD OFFICE AT (407) 665-7403.

PERSONS WITH DISABILITIES NEEDING ASSISTANCE TO PARTICIPATE IN ANY OF THESE PROCEEDINGS SHOULD CONTACT THE EMPLOYEE RELATIONS DEPARTMENT ADA COORDINATOR 48 HOURS IN ADVANCE OF THE MEETING AT 665-7941.

PERSONS ARE ADVISED THAT IF THEY DECIDE TO APPEAL ANY DECISIONS MADE AT THESE MEETINGS/HEARINGS, THEY WILL NEED A RECORD OF THE PROCEEDINGS AND FOR SUCH PURPOSE, THEY MAY NEED TO INSURE THAT A VERBATIM RECORD OF THE PROCEEDINGS IS MADE, WHICH INCLUDES THE TESTIMONY AND EVIDENCE UPON WHICH THE APPEAL IS BASED, PER SECTION 285.0105.

DATED this ~~6<sup>th</sup> day of April 2012~~. 16<sup>th</sup> day of May 2012.

Elizabeth Parkhurst  
Clerk to the Code Enforcement Board  
Seminole County, Florida



CODE ENFORCEMENT BOARD  
SEMINOLE COUNTY, FLORIDA

CASE NO. - 12-70-CEB

STATEMENT OF VIOLATION AND REQUEST FOR HEARING

Pursuant to Florida State Chapter 162 and Chapter 53 Seminole County Code, the undersigned Tom Helle hereby gives notice of an uncorrected violation of the Codes or Ordinances of Seminole County, as more particularly described herein, and hereby requests a public hearing before the Board.

AMENDED

VIOLATION OF CODE OR ORDINANCE, SECTION OR NUMBER: **Florida Building Code Sections 105.1 and 110.1**

LOCATION/ADDRESS WHERE VIOLATION EXISTS: **30-20-30-300-0180-0000  
(see attached legal description)  
1880 RANGLAND TRL  
LONGWOOD FL 32750-0000**

COMMISSION DISTRICT **4**

NAME AND ADDRESS OF OWNER: **DREW A MOOTY  
1870 RANGLAND TRL  
LONGWOOD, FL, 32750**

DESCRIPTION OF VIOLATION: **Construction without the required permits and ~~occupying a structure as living space~~ changed the use of a structure without an approved certificate of occupancy at 1880 Ranchland Trl.**

DATE VIOLATION FIRST OBSERVED: December 15, 2011  
DATE 1st NOTICE OF VIOLATION: December 15, 2011  
DATE VIOLATION TO BE CORRECTED: January 15, 2012  
DATE OF REINSPECTION: April 03, 2012 via computer  
INSPECTION RESULTS: Unpermitted construction remains

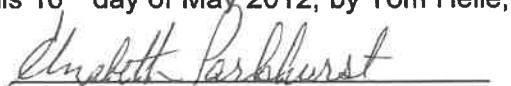
Based upon the foregoing, the undersigned Tom Helle hereby certifies that the above described violations continue to exist, that attempts to secure compliance with the Code(s) or Ordinance(s) of Seminole County have failed as aforesaid, and that the violation should be referred to the Board for public hearing.

DATED THIS 16<sup>th</sup> day of May 2012

  
Tom Helle, Inspector

STATE OF FLORIDA     )  
COUNTY OF SEMINOLE    )

The foregoing instrument was acknowledged before me this 16<sup>th</sup> day of May 2012, by Tom Helle, who is personally known to me.

  
Notary Public in and for the County  
and State Aforementioned  
My Commission expires

 ELIZABETH PARKHURST  
Commission # EE 185683  
Expires May 10, 2016  
Bonded Thru Troy Fain Insurance 800-385-7019

**CODE ENFORCEMENT BOARD  
SEMINOLE COUNTY, FLORIDA**

**SEMINOLE COUNTY**, a political  
Subdivision of the State of Florida,

**CASE NO. 12-70-CEB**

Petitioner,  
vs.

**DREW A. MOOTY**  
**PARCEL I.D. NO. – 30-20-30-300-0180-0000**

Respondent.  
\_\_\_\_\_ /

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

Based on the testimony and evidence presented in case number 12-70-CEB, it is determined that the Respondent is:

- (a) the owner of record of the property (Tax Parcel ID # 30-20-30-300-0180-0000) located at 1880 Ranchland Trail, Longwood, located in Seminole County and legally described as follows:

SEC 30 TWP 20S RGE 30E N 40 FT OF S 250 FT OF N 533 FT OF  
SW 1/4 OF NE 1/4 (LESS E 748 FT) & S 210 FT OF N 533 FT  
OF SW 1/4 OF NE 1/4 (LESS E 990 FT)

- (b) in possession or control of the property, and  
(c) in violation of Florida Building Code, Sections 105.1 and 110.1.

It is hereby ordered that the Respondent shall correct the violations on or before **September 27, 2012**. In order to correct the violations, the Respondent shall take the following remedial action:

- 1) OBTAIN THE REQUIRED PERMIT AND AN APPROVED CERTIFICATE OF OCCUPANCY OR REMOVE THE VIOLATION AFTER OBTAINING A DEMOLITION PERMIT**


If the Respondent does 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 **September 27, 2012**.

**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 may be recorded in the official land records of Seminole County.

**DONE AND ORDERED** this 24<sup>th</sup> day of May 2012, in Seminole County, Florida.

CODE ENFORCEMENT BOARD  
SEMINOLE COUNTY, FLORIDA

  
\_\_\_\_\_  
RUSSEL E. HAUCK, CHAIR

STATE OF FLORIDA     )  
COUNTY OF SEMINOLE )

The foregoing instrument was acknowledged before me this 24<sup>th</sup> day of May 2012, by Russel E. Hauck, who is personally known to me.

  
\_\_\_\_\_  
Elizabeth Parkhurst  
Notary Public to and for the  
County and State aforementioned.  
My Commission Expires:



**CODE ENFORCEMENT BOARD  
SEMINOLE COUNTY, FLORIDA**

**SEMINOLE COUNTY**, a political  
Subdivision of the State of Florida,

**CASE NO. 12-70-CEB**

Petitioner,

vs.

**DREW A. MOOTY**  
PARCEL I.D. NO – 30-20-30-300-0180-0000

Respondent.  
\_\_\_\_\_ /

**ORDER EXTENDING COMPLIANCE DATE**

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

- (a) The Respondent is the owner of record of the property (Tax Parcel I.D. # 30-20-30-300-0180-0000) located at 1880 Ranchland Trail, Longwood, located in Seminole County and legally described as follows:

SEC 30 TWP 20S RGE 30E N 40 FT OF S 250 FT OF N 533 FT OF  
SW 1/4 OF NE 1/4 (LESS E 748 FT) & S 210 FT OF N 533 FT  
OF SW 1/4 OF NE 1/4 (LESS E 990 FT)

- (b) that the Respondent hereby requests the Board grant an extension to the current compliance date of September 27, 2012.


It is hereby ordered that the Respondent's compliance date of September 27, 2012 be extended to **January 24, 2013**.

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 may be recorded in the public records of Seminole County, Florida.


**DONE AND ORDERED** this 27<sup>th</sup> day of September 2012, in Seminole County, Florida.

CODE ENFORCEMENT BOARD  
SEMINOLE COUNTY, FLORIDA

  
\_\_\_\_\_  
RUSSEL E. HAUCK, CHAIR

STATE OF FLORIDA     )  
COUNTY OF SEMINOLE )

The foregoing instrument was acknowledged before me this 27<sup>th</sup> day of September 2012, by Russel E. Hauck, who is personally known to me.

  
\_\_\_\_\_  
Elizabeth Parkhurst  
Notary Public to and for the  
County and State aforementioned.  
My Commission Expires



**CODE ENFORCEMENT BOARD  
SEMINOLE COUNTY, FLORIDA**

**SEMINOLE COUNTY, a Political  
Subdivision of the State of Florida,**

**CASE NO. 12-70-CEB**

Petitioner,

Vs.

**DREW A. MOOTY  
PARCEL I.D. # 30-20-30-300-0180-0000**

Respondent.  
\_\_\_\_\_ /

**AFFIDAVIT OF NON-COMPLIANCE**

BEFORE ME, the undersigned authority, personally appeared Tom Helle, Inspector, for Seminole County, who, after being duly sworn, deposes and says:

1. That on July 26, 2012, the Board held a public hearing and issued its Order in the above styled manner.
2. That, pursuant to said Order, Respondent was to have taken certain corrective action by or before January 24, 2013.
3. That the re-inspection on January 28, 2013 via computer, revealed that the corrective action ordered by the Board, has not been taken.

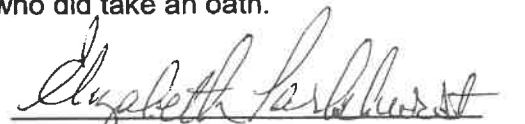
FURTHER AFFIANT SAYETH NOT

DATED this 28<sup>th</sup> day of January 2013.

  
\_\_\_\_\_  
Tom Helle, Inspector

STATE OF FLORIDA     )  
COUNTY OF SEMINOLE )

The foregoing instrument was acknowledged before me this 28<sup>th</sup> day of January 2013, by Tom Helle, who is personally known to me and who did take an oath.

  
\_\_\_\_\_  
Notary Public in and for the County and  
State aforementioned  
My Commission Expires:



**CODE ENFORCEMENT BOARD  
SEMINOLE COUNTY, FLORIDA**

**SEMINOLE COUNTY**, a political  
Subdivision of the State of Florida,

**CASE NO. 12-70-CEB**

Petitioner,

vs.

**DREW A. MOOTY**  
**PARCEL I.D. NO. – 30-20-30-300-0180-0000**

Respondent.

---

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

Based on the testimony and evidence presented in case number 12-70-CEB, it is determined that the Respondent is:

- (a) the owner of record of the property (Tax Parcel ID # 30-20-30-300-0180-0000) located at 1880 Ranchland Trail, Longwood, located in Seminole County and legally described as follows:

SEC 30 TWP 20S RGE 30E N 40 FT OF S 250 FT OF N 533 FT OF  
SW 1/4 OF NE 1/4 (LESS E 748 FT) & S 210 FT OF N 533 FT  
OF SW 1/4 OF NE 1/4 (LESS E 990 FT)

- (b) in possession or control of the property, and  
(c) in violation of Florida Building Code, Sections 105.1 and 110.1.

It is hereby ordered that the Respondent shall correct the violations on or before **September 27, 2012**. In order to correct the violations, the Respondent shall take the following remedial action:

- 1) **OBTAIN THE REQUIRED PERMIT AND AN APPROVED CERTIFICATE OF OCCUPANCY OR REMOVE THE VIOLATION AFTER OBTAINING A DEMOLITION PERMIT**

If the Respondent does 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 **September 27, 2012**.

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 may be recorded in the official land records of Seminole County.


**DONE AND ORDERED** this 24<sup>th</sup> ~~26<sup>th</sup>~~ day of May ~~July~~ 2012, in Seminole County, Florida.

CODE ENFORCEMENT BOARD  
SEMINOLE COUNTY, FLORIDA

  
\_\_\_\_\_  
RUSSEL E. HAUCK, CHAIR

STATE OF FLORIDA     )  
COUNTY OF SEMINOLE )

The foregoing instrument was acknowledged before me this 28<sup>th</sup> day of March 2013, by Russel E. Hauck, who is personally known to me.

  
\_\_\_\_\_  
Elizabeth Parkhurst  
Notary Public to and for the  
County and State aforementioned.  
My Commission Expires:



**CODE ENFORCEMENT BOARD  
SEMINOLE COUNTY, FLORIDA**

SEMINOLE COUNTY, a political  
Subdivision of the State of Florida,

CASE NO. 12-70-CEB

Petitioner,

vs.

**DREW A. MOOTY**  
PARCEL I.D. NO – 30-20-30-300-0180-0000

Respondent.

**ORDER CONTINUING HEARING**

**THIS MATTER** came before the Code Enforcement Board of Seminole County for hearing on August 22, 2013 and the Board having heard sworn testimony and received evidence from Tom Helle, Inspector, on behalf of the Petitioner and Respondent or their Representative, hereby continues the hearing on this matter until **September 26, 2013** at 1:30 p.m.

**DONE AND ORDERED** this 22<sup>nd</sup> day of August 2013, in Seminole County, Florida.

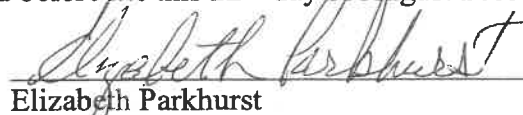
CODE ENFORCEMENT BOARD  
SEMINOLE COUNTY, FLORIDA



RUSSEL E. HAUCK, CHAIR

STATE OF FLORIDA     )  
COUNTY OF SEMINOLE )

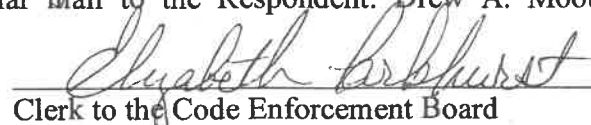
The foregoing instrument was acknowledged before me this 22<sup>nd</sup> day of August 2013, by Russel E. Hauck, who is personally known to me.



Elizabeth Parkhurst  
Notary Public to and for the  
County and State aforementioned.  
My Commission Expires:



I HEREBY CERTIFY that on this 22<sup>nd</sup> day of August 2013, a true and correct copy of this Order has been furnished by certified and regular mail to the Respondent: Drew A. Mooty, 1870 Ranchland Trail, Longwood, FL 32750.



Clerk to the Code Enforcement Board

**CODE ENFORCEMENT BOARD  
SEMINOLE COUNTY, FLORIDA**

**SEMINOLE COUNTY**, a political  
Subdivision of the State of Florida,

**CASE NO. 12-70-CEB**

Petitioner,

vs.

**DREW A. MOOTY**  
PARCEL I.D. NO – 30-20-30-300-0180-0000

Respondent.

**ORDER CONTINUING HEARING**

**THIS MATTER** came before the Code Enforcement Board of Seminole County for hearing on September 26, 2013 and the Board having heard sworn testimony and received evidence from Tom Helle, Inspector, on behalf of the Petitioner and Respondent or their Representative, hereby continues the hearing on this matter until February 27, 2014 at 1:30 p.m.

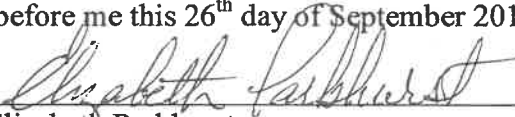
**DONE AND ORDERED** this 26<sup>th</sup> day of September 2013, in Seminole County, Florida.

CODE ENFORCEMENT BOARD  
SEMINOLE COUNTY, FLORIDA

  
\_\_\_\_\_  
RUSSEL E. HAUCK, CHAIR

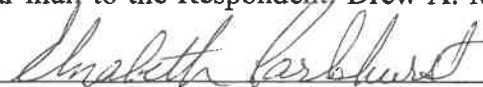
**STATE OF FLORIDA     )**  
**COUNTY OF SEMINOLE )**

The foregoing instrument was acknowledged before me this 26<sup>th</sup> day of September 2013, by Russel E. Hauck, who is personally known to me.

  
\_\_\_\_\_  
Elizabeth Parkhurst  
Notary Public to and for the  
County and State aforementioned.  
My Commission Expires:



I HEREBY CERTIFY that on this 1st day of October 2013, a true and correct copy of this Order has been furnished by certified and regular mail to the Respondent, Drew A. Mooty, 1870 Ranchland Trail, Longwood, Florida 32750.

  
\_\_\_\_\_  
Clerk to the Code Enforcement Board

**CODE ENFORCEMENT BOARD  
SEMINOLE COUNTY, FLORIDA**

**SEMINOLE COUNTY**, a political  
Subdivision of the State of Florida,

Petitioner,

vs.

**DREW A. MOOTY**  
PARCEL I.D. NO – 30-20-30-300-0180-0000

Respondent.

---

**CASE NO. 12-70-CEB**

MARYANNE WIRBE, SEMINOLE COUNTY  
CLERK OF CIRCUIT COURT & COMPTROLLER  
BK 08254 Pgs 0811 - 812; (2pgs)  
CLERK'S # 2014048176  
RECORDED 05/01/2014 04:14:49 PM  
RECORDING FEES 18.50  
RETRIEVED BY J Eckenroth(a11)

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

THIS MATTER came before the Code Enforcement Board of Seminole County for hearing on April 24, 2014, and the Board having received evidence and having noted that the Respondent was not present or represented, thereupon issues the following Findings of Fact, Conclusion of Law and Order:

**I. FINDINGS OF FACT**

- 1) Notice as required by Section 162.12, F.S. was provided to Respondent.
- 2) The Respondent is the record owner of and in custody and control of the property described as (Tax Parcel I.D. # 30-20-30-300-0180-0000) located at 1880 Ranchland Trail, Longwood, located in Seminole County and legally described as follows:  
  
SEC 30 TWP 20S RGE 30E N 40 FT OF S 250 FT OF N 533 FT OF SW 1/4 OF NE 1/4 (LESS E 748 FT) & S 210 FT OF N 533 FT OF SW 1/4 OF NE 1/4 (LESS E 990 FT)
- 3) By prior Order of this Board dated July 26, 2012 the Board found the Respondent in violation of Florida Building Code Sections 105.1 and 110.1.
- 4) The above-stated order provided that a fine in the amount of \$250.00 per day would be imposed if the Respondent did not take certain corrective action by January 24, 2013.
- 5) An Affidavit of Non-Compliance had been filed by the Code Enforcement Officer, which Affidavit certified under oath that the required actions had not been obtained after reinspection on January 28, 2013.

**CERTIFIED COPY**  
CLERK OF THE CODE  
ENFORCEMENT BOARD  
SEMINOLE COUNTY, FL  
BY: *Paula Haddock*  
DATE: *4-25-14*



II. CONCLUSION OF LAW

The Code Enforcement Board finds the Respondent is in violation of Florida Building Code Sections 105.1 and 110.1.

III. ORDER

Based on the above-stated findings and conclusion of law, it is hereby Ordered that a lien is imposed in the amount of **\$143,500.00** for 574 days of non-compliance, from September 28, 2012 through and including April 24, 2014 at \$250.00 per day, and the fine shall continue to accrue at **\$250.00** per day for each day the violations continue or are repeated past **April 24, 2014**.

The 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.

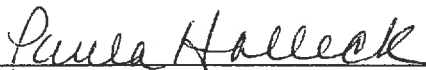
**DONE AND ORDERED** this 24<sup>th</sup> day of April, 2014, in Seminole County, Florida.

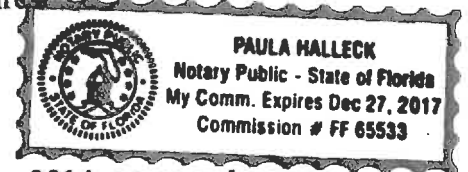
CODE ENFORCEMENT BOARD  
SEMINOLE COUNTY, FLORIDA

  
RUSSEL E. HAUCK, CHAIR

STATE OF FLORIDA     )  
COUNTY OF SEMINOLE )

The foregoing instrument was acknowledged before me this 24<sup>th</sup> day of April, 2014, by Russel E. Hauck, who is personally known to me.

  
Paula Halleck  
Notary Public to and for the  
County and State aforementioned.  
My Commission Expires:



I **HEREBY CERTIFY** that on this 25<sup>th</sup> day of April 2014, a true and correct copy of this Order has been furnished by certified and regular mail to the Respondent: Drew A. Mooty, 1870 Ranchland Trail, Longwood, FL, 32750.

  
Clerk to the Code Enforcement Board

**CODE ENFORCEMENT BOARD  
SEMINOLE COUNTY, FLORIDA**

**SEMINOLE COUNTY, a Political  
Subdivision of the State of Florida,**

**CASE NO. 12-70-CEB**

Petitioner,

Vs.

**DREW A. MOOTY  
PARCEL I.D. # 30-20-30-300-0180-0000**

Respondent.

\_\_\_\_\_ /

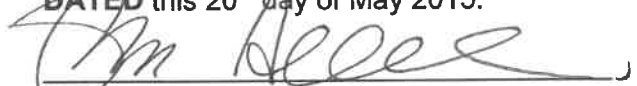
**AFFIDAVIT OF COMPLIANCE**

BEFORE ME, the undersigned authority, personally appeared Tom Helle, Inspector, for Seminole County, who, after being duly sworn, deposes and says:

1. That on July 26, 2012, the Board held a public hearing and issued its Order in the above styled matter.
2. That the Respondent was to have taken certain corrective action by or before January 24, 2013.
3. That the permit was obtained on May 7, 2015, which satisfies the violations. Verified on May 20, 2015.


**FURTHER AFFIANT SAYETH NOT**

**DATED** this 20<sup>th</sup> day of May 2015.

  
Tom Helle, Inspector

**STATE OF FLORIDA     )  
COUNTY OF SEMINOLE    )**

The foregoing instrument was acknowledged before me this 20<sup>th</sup> day of May 2015, by Tom Helle, who is personally known to me and who did take an oath.

  
Notary Public in and for the County and  
State aforementioned  
My Commission Expires:

