

**CODE ENFORCEMENT BOARD  
SEMINOLE COUNTY, FLORIDA**

**SEMINOLE COUNTY**, a political

**CASE NO. 21-07-CESM/19-133-  
CEB/19-134-CEB**

subdivision of the State of Florida,

Petitioner,

vs.

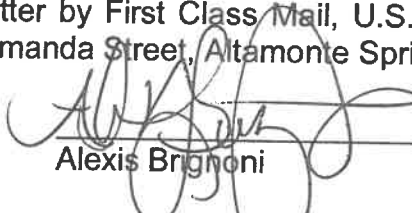
**MORGAN VOKE  
DEBORAH R LONGSTAFF  
PARCEL I.D. NO – 03-21-29-505-0X00-0180**

Respondents.

**AFFIDAVIT OF MAILING**

BEFORE ME, the undersigned authority, personally appeared Alexis Brignoni, for Planning & Development Division/Code Enforcement, who, after being duly sworn, deposes and says:

I certify that on the 27<sup>th</sup> day of August, 2024 I mailed a true and correct copy of the Deputy County Manager's denial letter by First Class Mail, U.S. Postal Service to: Morgan Voke, Deborah R. Longstaff, 1280 Amanda Street, Altamonte Springs, FL, 32701.

  
\_\_\_\_\_  
Alexis Brignoni

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

Alexis Brignoni, who is personally known to me, acknowledged the foregoing instrument before me this 27<sup>th</sup> day of August, 2024.

  
\_\_\_\_\_  
Notary Public in and for the County and State  
prementioned  
/ commission expires:

9589 0710 5270 1256 6066 78

**U.S. Postal Service™  
CERTIFIED MAIL® RECEIPT**  
*Domestic Mail Only*


For delivery information, visit our website at [www.usps.com](http://www.usps.com)

21-07-CESM/19-133-CEB/19-134-CEB

**DENIAL LETTER  
MORGAN VOKE  
DEBORAH R LONGSTAFF  
1280 AMANDA STREET  
ALTAMONTE SPRINGS, FL 32701**

Certified Mail \$  
Extra Service  
 Return Receipt  
 Return Receipt  
 Certified Mail  
 Adult Signature  
 Adult Signature  
Postage \$  
Total Postage and Fees \$  
Sent To  
Street and Apt. No., or PO Box No.  
City, State, ZIP+4®

PS Form 3800, January 2023 PSN 7530-02-000-9047 See Reverse for Instructions

  
**ALEXIS PELLETIER**  
Commission # HH 502733  
Expires March 11, 2028

DEVELOPMENT SERVICES DEPARTMENT

CODE ENFORCEMENT



August 27, 2024

MORGAN VOKE  
DEBORAH R LONGSTAFF  
1280 AMANDA STREET  
ALTAMONTE SPRINGS, FL 327013789

RE: CASE NO – 21-07-CESM/ 19-133-CEB/ 19-134-CEB  
PARCEL I.D. NO – 03-21-29-505-0X00-0180

Dear Property Owners:

Pursuant to the Seminole County Administrative Code, Section 3.20 B (2)(A), I am denying your request for reduction of the lien on the property located at 111 Mohawk Lane, Altamonte Springs, FL 32714, based on the fact that you did not meet the following criteria for reduction:

*"A request for a waiver of reduction in lien shall not be granted:*

(a)

*if a property owner has purchased property on which a lien was recorded, a waiver or reduction on lien shall not be granted, in such cases, the lien should have been considered in reaching a purchase price".*

If you choose to appeal my decision to deny your request, please follow the procedure outlined in B (3) of the Administrative Code. This section states:

*"If the applicant wishes to appeal the Deputy County Manager's decision to the Board, the applicant may do so by filing a written appeal with the Deputy County Manager stating why the Board should make an exception to its established guidelines and reduce or waive the lien. Upon receipt of a proper appeal, the Deputy County Manager shall present the information to the Board of County Commissioners at a regular meeting for their consideration and final determination."*

Sincerely,

Tricia Johnson  
Deputy County Manager

Enclosure: Administrative Code 3.20

cc: Rebecca Hammock, Planning & Development Manager  
Andrew Lanius, Deputy County Attorney

## MEMORANDUM

**DATE:** August 19, 2024

**TO:** Tricia Johnson, Deputy County Manager

**THRU:** Rebecca Hammock, Director of Development Services

**THRU:** Dale Hall, Division Manager, Planning and Development Division

**FROM:** Alexis Brignoni, Code Enforcement Clerk

**SUBJECT:** Request for Reduction of Lien  
Applicant Name: Morgan Voke  
Case # 21-07-CESM, 19-133-CEB, 19-134-CEB

Please find attached a Request for Reduction of Lien for your review, as well as a copy of the history of the case.

There are three separate liens on parcel #03-21-29-505-0X00-0180, which total \$290,100.00. Through application of tax surplus funds, the total lien has been reduced by \$16,852.20 making the remaining lien amount to be \$273,247.80 for all three above referenced case numbers.

The applicant is requesting a reduction of the lien to be reduced to \$16,852.20, which is the total amount of money paid towards case number 21-07-CESM through means of the tax surplus check from the Seminole County Clerk. The applicant is thus requesting a full waiver of the remaining lien amount of \$273.47.80.

In addition to the request for a reduction of lien, the applicant is requesting to have the \$500.00 application fee be set aside to another, more in need applicant.

Please review the below information and issue a determination of approval or denial on this form. Pursuant to Administrative Code Section 3.20, your decision regarding approval or denial shall be based on whether the request fails any one of the established guidelines listed below:

(1) If a property owner has purchased property on which a lien was recorded, a waiver or reduction on lien shall not be granted, in such cases, the lien should have been considered in reaching a purchase price.

FAILS

DOES NOT FAIL

*Staff Findings:* The Applicant acquired the property via a tax deed sale through the bidding process due to back taxes not being paid by the original owner of the property. After applying the tax surplus check of \$16,852.20 to case number 21-07-CESM, the remaining lien amount for all three cases referenced totals \$273,247.80.

(2) If the title insurance policy is issued upon the purchase of the property and the title insurance failed to identify or consider the lien, a waiver or reduction in lien shall not be granted. In such cases, the lien should have been discovered by the title insurer and providing a reduction of waiver would place the County in the position of indemnifying the title insurer against its losses, which losses should be reflected in premium charges.

- FAILS  
 DOES NOT FAIL

*Staff Findings:* A title search has not been done.

(3) A request for a waiver of reduction in lien shall not be granted if the Board of County Commissioners has previously reduced the amount of the lien. This statement applies whether or not the request is received from the original applicant for reduction or subsequent applicant.

- FAILS  
 DOES NOT FAIL

*Staff Findings:* To the best of staff's knowledge, there has never been a request of the Board of County Commissioners to reduce the lien; therefore, the request does not fail the established guideline.

Staff has determined that this application **does not** meet the requirements to proceed with the Request for Reduction of Lien.

  
Tricia Johnson  
Deputy County Manager

Approved for Consideration by BCC

Denied

**CLERK TO THE CODE ENFORCEMENT BOARD  
SEMINOLE COUNTY**

*Affidavit for Reimbursement of Administrative Costs*

**CASE # 19-133-CEB *KIMBERLEY K CROW (PER REP) FOR ESTATE OF FRENCHIE SANDERS (PREVIOUS OWNERS)*  
MORGAN VOKE / DEBORAH R. LONGSTAFF (NEW OWNERS)**

The Clerk to the Code Enforcement Board requests that the Development Services Department petition the Code Enforcement Board to enter an order requiring the Respondent in the above-styled case to pay the procession costs incurred by this office during the processing of said case. The below items detail the activities and associated costs for investigating this case.

DATE	PERSONNEL ACTIVITY	HOURS
7/16/19	Open case	0.75
8/22/19	Prepare Findings of Fact	0.50
8/22/19	Attend Hearing	1.00
8/23/19	Prepare and mail letter with Findings of Fact	0.50
11/4/19	Prepare and mail letter w/ Affidavit of Non-Compliance / Notice of Hearing	0.50
12/5/19	Prepare agenda item	0.25
12/5/19	Prepare CEB Order Continuing Case to 1/23/20	0.25
12/9/19	Prepare and mail letter Continuing Case to 1/23/20	0.50
1/9/20	Prepare Posting	0.25
1/9/20	Prepare agenda item	0.25
1/23/20	Attend Hearing	1.00
1/23/20	Prepare CEB Order Continuing Case to 2/27/20	0.25
1/28/20	Prepare and mail letter Continuing Case to 2/27/20	0.50
2/12/20	Prepare Posting	0.25
2/12/20	Prepare agenda item	0.25
2/12/20	Prepare Lien Order not in Compliance	0.25
2/27/20	Attend Hearing	1.00
3/2/20	Prepare and mail letter w/ Lien Order	0.50
3/29/24	Prepare and mail letter w/ Affidavit of Compliance / Amount due	0.50
TOTAL HOURS		9.25
HOURLY RATE		\$39.00
<b>TOTAL PERSONNEL COSTS</b>		<b>\$360.75</b>


**COSTS FOR RECORDING DOCUMENTS**

Number of first page docs - 2 plus Number of additional page docs - 1 \$ 28.50  
 (\$10.00 first page, \$8.50 each additional page)

**TANGIBLE GOODS OR SERVICES**

Number of letters	Postage Rate	Type of Mail	Cost
7	\$0.63	Regular mail	\$4.41
7	\$8.10	Certified Mail	\$56.70
<b>TOTAL TANGIBLE AND/OR SERVICE COSTS</b>			<b>\$61.11</b>

The Clerk to the Code Enforcement Board has incurred actual costs in the amount of **\$450.36** during the processing of this case. Said costs are supported and documented as listed above.

Signature of Clerk: 

Date: 4/3/24

**SEMINOLE COUNTY SHERIFF'S OFFICE**  
**Affidavit for Reimbursement of Code Enforcement Officers Administrative Costs**  
**Case# 19-133-CEB Parcel ID: 03-21-29-505-0X00-0180**

The Seminole County Sheriff's Office requests that the Development Services Department petition the Code Enforcement Board/ Code Enforcement Special Magistrate to enter an order requiring the Respondent in the above-styled case to pay the costs incurred by this office during the investigation and presentation of said case. The below items detail the activities and associated costs for this case pursuant to Florida State Statue 162.07(2)

Code Enforcement Officer: **Cameron Adair**

DATE	DESCRIBE PERSONNEL ACTIVITY AND INCLUDE NAMES OF INDIVIDUAL(S)	HOURS
11/20/2018	Initial inspection	.50
11/21/2018	NOV1	.50
03/01/2019	Follow up inspection	.25
03/04/2019	NOV2	.50
05/01/2019	Follow up inspection	.25
05/01/2019	Statement of Violation Request for Hearing	1.00
06/03/1019	Review SOV (Sr Officer) x2	.50
08/20/2019	Follow up inspection	.25
08/21/2019	CEB PowerPoint Prep	1.00
08/22/2019	CEB Hearing	.50
09/25/2019	Inspection Per CEB Order	.25
12/04/2019	Follow up inspection	.25
02/04/2019	Lien Hearing PowerPoint	1.00
12/05/2019	Attend Initial Lien Hearing	.25
01/13/2020	Follow up inspection/posting for Lien Hearing	.75
01/22/2020	Follow up inspection	.25
01/22/2020	Lien Hearing PowerPoint	.50
01/23/2020	Follow up inspection	.25
01/23/2020	Attend Second Lien Hearing	.25
02/13/2020	Follow up inspection/posting for Lien Hearing	.75
02/26/2020	Lien Hearing PowerPoint	.50
02/27/2020	Attend Third Lien Hearing	.25
02/21/2024	Affidavit of compliance	.25
03/13/2024	Affidavit of cost	1.00
Total Hours		11.75
		x \$32.83
<b>TOTAL PERSONNEL COSTS</b>		<b>\$ 385.75</b>

As the aforementioned Cost Summary indicates, the Seminole County Sheriff's Office has incurred costs during the investigation and presentation of the respondent in this case. Personnel costs are calculated based upon an average billable rate noted above, as determined by the Fiscal Services Division of the Seminole County Sheriff's Office. Tangible goods and/or contractual services rendered are itemized above, and were directly attributable to this case.

FURTHER AFFIANT SAYETH NOT.

DATED this 3 day of April, 2024

Cameron Adair  
 Cameron Adair, Code Enforcement Officer

STATE OF FLORIDA)  
 COUNTY OF SEMINOLE)

The foregoing instrument was acknowledged before me by means of  physical presence or  online notarization, this 3 day of April 2024, by \_\_\_\_\_ who is  personally known to me or  has produced VC as identification



YOSSADIRA CORTEZ  
 Commission # HH 299619  
 Expires August 11, 2026

[Signature]  
 Notary Public in and for the County and State Aforementioned

**CODE ENFORCEMENT BOARD**

**SEMINOLE COUNTY**

Affidavit for Reimbursement of Administrative Costs

**CASE # 19-133-CEB KIMBERLEY K CROW (PER REP) FOR ESTATE OF FRENCHIE SANDERS (PREVIOUS OWNERS)**

**MORGAN VOKE / DEBORAH R. LONGSTAFF (NEW OWNERS)**

The Clerk to the Code Enforcement Board and Code Enforcement Officer requests that the Code Enforcement Board enter an order requiring the Respondent in the above-styled case to pay the procession costs incurred by the Clerk's Office and Code Enforcement Officer during the processing of said case. The below items detail the activities and associated costs for investigating this case.

**Code Enforcement Officer**

***Tangible Goods or Services***

Total Hours Processing / Monitoring Case	\$385.75
Tangible Goods or Services	\$0.00
<b>Total Code Enforcement Officer's Costs</b>	<b>\$385.75</b>

**Clerk to the Code Enforcement Board**

***Tangible Goods or Services***

Total Hours Processing / Monitoring Case	\$360.75
Costs for Recording Documents	\$28.50
Tangible Goods or Services	\$61.11
<b>Total Clerk's Costs</b>	<b>\$450.36</b>

**TOTAL TANGIBLE AND/OR SERVICE COSTS FOR BOTH CLERK AND OFFICER** **\$836.11**

The Clerk to the Code Enforcement Board has certified the listed incurred actual costs in the amount of **\$836.11** during the processing of this case. Said costs are supported and documented as listed above for the Clerk to the Board and Code Enforcement Officer.

Signature of Clerk: 

Date: 4/3/24

**CODE ENFORCEMENT BOARD  
SEMINOLE COUNTY, FLORIDA**

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

**CASE NO. 19-133-CEB**

Petitioner,  
vs.

**MORGAN VOKE & DEBORAH R LONGSTAFF  
PARCEL I.D. NO – 03-21-29-505-0X00-0180**

Respondents.

**AFFIDAVIT OF MAILING**

BEFORE ME, the undersigned authority, personally appeared Elizabeth Parkhurst, for Planning & Development Division/Code Enforcement, who, after being duly sworn, deposes and says:

I certify that on the 29<sup>th</sup> day of March, 2024 I mailed a true and correct copy of the Courtesy letter enclosing Affidavit of Compliance and lien amount due by First Class Mail, U.S. Postal Service to: MORGAN VOKE & DEBORAH R, LONGSTAFF, 1280 AMANDA STREET, ALTAMONTE SPRINGS, FL 32701-3489

<p><b>SENDER: COMPLETE THIS SECTION</b></p> <ul style="list-style-type: none"> <li>Complete items 1, 2, and 3.</li> <li>Print your name and address on the reverse so that we can return the card to you.</li> <li>Attach this card to the back of the mailpiece.</li> </ul>		<p><b>COMPLETE THIS SECTION ON DELIVERY</b></p>	
<p>1. 19-133-CEB AF/C LIEN AMT DUE MORGAN VOKE DEBORAH R LONGSTAFF 1280 AMANDA STREET ALTAMONTE SPRINGS FL 32701-3489</p> <p>RECEIVED APR 12 2024</p> <p>9590 9402 8591 3244 1956 94</p> <p>2. Article Number (Transfer from service label) 7021 1970 0001 8493 3704</p> <p>PS Form 3811, July 2020 PSN 7530-02-000-9053</p> <p>1280 AMANDA STREET ALTAMONTE SPRINGS FL 32701-3489</p>		<p>A. Signature <input checked="" type="checkbox"/> Agent <input type="checkbox"/> Addressee</p> <p>B. Received by (Printed Name) _____ C. Date of Delivery _____</p> <p>D. Is delivery address different from item 1? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No If YES, enter delivery address below: _____</p> <p>3. Service Type</p> <ul style="list-style-type: none"> <li><input type="checkbox"/> Adult Signature</li> <li><input type="checkbox"/> Adult Signature Restricted Delivery</li> <li><input type="checkbox"/> Certified Mail®</li> <li><input type="checkbox"/> Certified Mail Restricted Delivery</li> <li><input type="checkbox"/> Collect on Delivery</li> <li><input type="checkbox"/> Collect on Delivery Restricted Delivery</li> <li><input type="checkbox"/> Insured Mail</li> <li><input type="checkbox"/> Insured Mail Restricted Delivery (over \$500)</li> <li><input type="checkbox"/> Priority Mail Express®</li> <li><input type="checkbox"/> Registered Mail™</li> <li><input type="checkbox"/> Registered Mail Restricted Delivery</li> <li><input type="checkbox"/> Signature Confirmation™</li> <li><input type="checkbox"/> Signature Confirmation Restricted Delivery</li> </ul>	

Elizabeth Parkhurst  
I acknowledged the foregoing  
for the County and  
Domestic Return Receipt expires:

**ALEXIS BRIGNONI**  
Commission # HH 502738  
Expires March 11, 2028

7021 1970 0001 8493 3704

DEVELOPMENT SERVICES DEPARTMENT

CODE ENFORCEMENT



March 29, 2024

MORGAN VOKE  
DEBORAH R. LONGSTAFF  
1280 AMANDA STREET  
ALTAMONTE SPRINGS, FL 32701-3789

CASE NO – 19-133-CEB  
PARCEL I.D. NO – 03-21-29-505-0X00-0180

Dear Property Owners:

Please find enclosed a certified copy of the Affidavit of Compliance which has been filed by the Code Enforcement Officer.

Therefore, your **lien** totals **\$161,200.00** for 1612 days of non-compliance, from September 23, 2019 through and including February 22, 2024, at **\$100.00 per day**.

You may pay the lien amount of **\$161,200.00** in person or by mail at the address listed below. If you will be paying by check, please make your check payable to the **Board of County Commissioners** or "**BOCC**".

Mail to: **Clerk to the Code Enforcement Board  
Seminole County  
Development Services Department  
1101 E. First Street  
Sanford, Florida, 32771-1468**

If you have any questions, please give me a call at 407-665-7403.

CODE ENFORCEMENT BOARD  
SEMINOLE COUNTY, FLORIDA

A handwritten signature in cursive script that reads "Elizabeth Parkhurst".

Elizabeth Parkhurst  
Clerk to the Code Enforcement Board

Enclosure: Affidavit of Compliance

cc: Code Enforcement Officer Cara Hill

CODE ENFORCEMENT BOARD  
SEMINOLE COUNTY, FLORIDA

SEMINOLE COUNTY, a political  
subdivision of the State of Florida

Case No. 19-133-CEB

Petitioner,  
vs.

KIMBERLY CROWE, PER REP  
EST OF FRENCHIE SANDERS  
PARCEL ID #: 02-21-29-505-0X00-0180

**CERTIFIED COPY**  
CLERK OF THE CODE  
ENFORCEMENT BOARD  
SEMINOLE COUNTY, FL.  
BY: [Signature]  
DATE: 3/22/24

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

**AFFIDAVIT OF COMPLIANCE**

BEFORE ME, the undersigned authority, personally appeared **Vincent Bavaro**, Code Enforcement Officer, Seminole County Sheriff's Office, who, after being duly sworn, deposes and says:

1. That on **August 21, 2019** the Board held a public hearing and issued its Order in the above-styled matter.
2. That, pursuant to said Order, the Respondent was to have taken corrective action on or before **January 23, 2020**.
3. That digital images indicate that on **February 20, 2024** which revealed that the corrective action ordered by the Board has been taken and that the **violation had been removed**.

FURTHER AFFIANT SAYETH NOT.

DATED this 22 day of February, 2024

[Signature]  
Vincent Bavaro, Code Enforcement Officer

STATE OF FLORIDA)  
COUNTY OF SEMINOLE)

The foregoing instrument was acknowledged before me by means of [ ] physical presence or [ ] online notarization, this 22 day of Feb, 2024, by Vincent Bavaro who is [  ] personally known to me or [ ] has produced \_\_\_\_\_ as identification

[Signature]  
Notary Public in and for the County  
and State Aforementioned



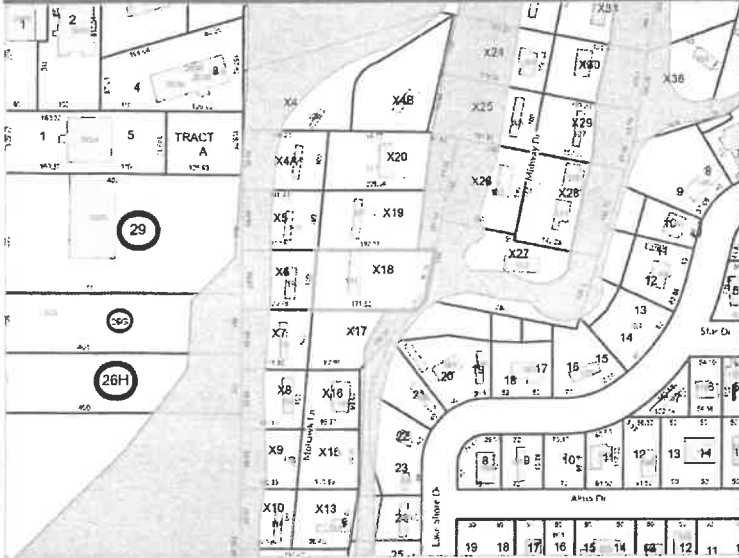
# Property Record Card



**Parcel** 03-21-29-505-0X00-0180

**Property Address** 111 MOHAWK LN ALTAMONTE SPRINGS, FL 32714

## Parcel Location



## Site View



0321295050X000180 03/15/2022

## Parcel Information

<b>Parcel</b>	03-21-29-505-0X00-0180
<b>Owner(s)</b>	VOKE, MORGAN - Tenants in Common :50 LONGSTAFF, DEBORAH R - Tenants in Common :50
<b>Property Address</b>	111 MOHAWK LN ALTAMONTE SPRINGS, FL 32714
<b>Mailing</b>	1280 AMANDA ST ALTAMONTE SPG, FL 32701-3789
<b>Subdivision Name</b>	MOBILE MANOR 2ND SECTION
<b>Tax District</b>	01-COUNTY-TX DIST 1
<b>DOR Use Code</b>	0030-VACANT WATERFRONT
<b>Exemptions</b>	None
<b>AG Classification</b>	No

## Value Summary

	2024 Working Values	2023 Certified Values
<b>Valuation Method</b>	Cost/Market	Cost/Market
<b>Number of Buildings</b>	0	0
<b>Depreciated Bldg Value</b>		
<b>Depreciated EXFT Value</b>		
<b>Land Value (Market)</b>	\$50,000	\$40,000
<b>Land Value Ag</b>		
<b>Just/Market Value</b>	\$50,000	\$40,000
<b>Portability Adj</b>		
<b>Save Our Homes Adj</b>	\$0	\$0
<b>Non-Hx 10% Cap (AMD 1)</b>	\$20,571	\$13,246
<b>P&amp;G Adj</b>	\$0	\$0
<b>Assessed Value</b>	\$29,429	\$26,754

## 2023 Certified Tax Summary

<b>2023 Tax Amount w/o Non-Hx Cap</b>	<b>\$532.32</b>	<b>2023 Tax Savings with Non-Hx Cap</b>	<b>\$105.04</b>
<b>2023 Tax Bill Amount</b>	<b>\$427.28</b>		

\* DOES NOT INCLUDE Non-AG Valuation Assessments

## Legal Description

BEG 620.36 FT S + 133.6 FT  
E OF NW COR BLK X RUN E  
197.37 FT S 10 DEG 36 MIN  
W 80.35 FT S 42 DEG 32 MIN  
W 28.21 FT W 171.53 FT N 4  
DEG 35 MIN E 100 FT TO BEG  
MOBILE MANOR 2ND SEC  
PB 11 PG 48

## Taxes

Taxing Authority	Assessment Value	Exempt Values	Taxable Value
ROAD DISTRICT	\$29,429	\$0	\$29,429
SJWM(Saint Johns Water Management)	\$29,429	\$0	\$29,429
FIRE	\$29,429	\$0	\$29,429
COUNTY GENERAL FUND	\$29,429	\$0	\$29,429
Schools	\$50,000	\$0	\$50,000

## Sales

Description	Date	Book	Page	Amount	Qualified	Vac/Imp
TAX DEED	02/15/2024	10581	0522	\$23,000	No	Improved
PROBATE RECORDS	07/01/2013	08094	0849	\$100	No	Improved

## Land

Method	Frontage	Depth	Units	Units Price	Land Value
LOT			1	\$50,000.00	\$50,000

## Building Information

### Permits

Permit #	Description	Agency	Amount	CO Date	Permit Date
03187	111 MOHAWK LN: DEMO RESIDENTIAL- [MOBILE MANOR 2ND SECTION]	County	\$0		3/5/2024

### Extra Features

Description	Year Built	Units	Value	New Cost
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## Zoning

Zoning	Zoning Description	Future Land Use	Future Land Use Description
RM-1	Medium Density Residential	MDR	Single Family Mobile Home-7000

## Utility Information

Fire Station	Power	Phone(Analog)	Water Provider	Sewer Provider	Garbage Pickup	Recycle	Yard Waste	Hauler
16.00	DUKE	CENTURY LINK	SEMINOLE COUNTY UTILITIES	NA	MON/THU	WED	WED	Waste Management

## Political Representation

Commissioner	US Congress	State House	State Senate	Voting Precinct
Dist 3 - Lee Constantine	Dist 7 - Cory Mills	Dist 38 - DAVID SMITH	Dist 10 - Jason Brodeur	40

## School Information

Elementary School District	Middle School District	High School District
Forest City	Teague	Lake Brantley

Copyright 2024 © Seminole County Property Appraiser

Lien Imposed by CEB

2/27/2020

19-133-CEB

Compliance date

FINE STARTS	HEARING DATE	DAYS OF NON-COMPLIANCE		DAILY RATE
9/23/2019	2/27/2020	158	X	\$100.00
<b>AMOUNT DUE:</b>				<b>\$15,800.00</b>

DAY AFTER HEARING	COMPLIANCE DATE	DAYS OF NON-COMPLIANCE		DAILY RATE
2/28/2020	2/20/2024	1454	X	\$100.00
<b>AMOUNT DUE:</b>				<b>\$145,400.00</b>

**TOTAL: \$161,200.00**

**Check & Balance**

FINE STARTS	COMPLIANCE (through and including this date)	DAYS OF NON-COMPLIANCE		DAILY RATE
9/23/2019	2/20/2024	1612		\$100.00
<b>AMOUNT DUE:</b>				<b>\$161,200.00</b>

*Handwritten signature*  
R

**CODE ENFORCEMENT BOARD  
SEMINOLE COUNTY, FLORIDA**

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

Case No. **19-133-CEB**

Petitioner,  
vs.

**KIMBERLY CROWE, PER REP  
EST OF FRENCHIE SANDERS  
PARCEL ID #: 02-21-29-505-0X00-0180**

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

**AFFIDAVIT OF COMPLIANCE**

BEFORE ME, the undersigned authority, personally appeared **Vincent bavaro**, Code Enforcement Officer, Seminole County Sheriff's Office, who, after being duly sworn, deposes and says:

1. That on **August 21, 2019** the Board held a public hearing and issued its Order in the above-styled matter.
2. That, pursuant to said Order, the Respondent was to have taken corrective action on or before **January 23, 2020**.
3. That digital images indicate that on **February 20, 2024** which revealed that the corrective action ordered by the Board has been taken and that the **violation had been removed**.


**FURTHER AFFIANT SAYETH NOT.**

**DATED** this 22 day of February, 2024

  
\_\_\_\_\_  
Vincent Bavaro, Code Enforcement Officer

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

The foregoing instrument was acknowledged before me by means of [ ] physical presence or [ ] online notarization, this 22 day of Feb, 2024, by Vincent Bavaro who is [  ] personally known to me or [ ] has produced \_\_\_\_\_ as identification

  
\_\_\_\_\_  
Notary Public in and for the County  
and State Aforementioned



CODE ENFORCEMENT BOARD  
SEMINOLE COUNTY, FLORIDA

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

CASE NO. 19-133-CEB

Petitioner,  
VS.

KIMBERLY CROWE, PER REP EST OF FRENCHIE M. SANDERS  
PARCEL I.D. NO – 03-21-29-505-0X00-0180

Respondents.  
\_\_\_\_\_ /

AFFIDAVIT OF MAILING

BEFORE ME, the undersigned authority, personally appeared Patricia A. Hughes, for Planning & Development Division/Code Enforcement, who, after being duly sworn, deposes and says:

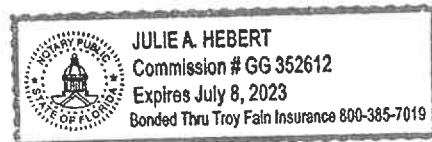
I certify that on the 2<sup>nd</sup> day of March, 2020, I mailed a true and correct copy of the Courtesy letter enclosing the Order Finding Non-Compliance and Imposing Fine/Lien by First Class Mail, U.S. Postal Service to: KIMBERLY CROWE, PER REP EST OF FRENCHIE SANDERS, 895 TURTLE MOUND DR., CASSELBERRY, FL, 32707.

Patricia A. Hughes  
Patricia A. Hughes

STATE OF FLORIDA     )  
COUNTY OF SEMINOLE )

Patricia A. Hughes, who is personally known to me, acknowledged the foregoing instrument before me by means of physical presence, this 2<sup>nd</sup> day of March, 2020.

Julie A. Hebert  
Notary Public in and for the County and  
State Aforementioned  
My commission expires:



U.S. Postal Service™  
CERTIFIED MAIL® RECEIPT  
Domestic Mail Only  
For delivery information, visit our website at www.usps.com®.

OFFICIAL USE

Certified Mail Fee	\$	
Extra Services & Fees (check box, add fee as appropriate)	\$	
<input type="checkbox"/> Return Receipt (hardcopy)	\$	
<input type="checkbox"/> Return Receipt (electronic)	\$	
<input type="checkbox"/> Certified Mail Restricted Delivery	\$	
<input type="checkbox"/> Adult Signature Required	\$	

Postmark Here

PI  
\$ 19-133-CEB ORD IMP LIEN  
KIMBERLY CROW PER REP EST  
\$ FRENCHIE SANDERS  
\$ 895 TURTLE MOUND DR  
\$ CASSELBERRY FL 32707

7019 2280 0000 2880 3336

March 2, 2020

KIMBERLY CROWE, PER REP  
EST OF FRENCHIE SANDERS  
895 TURTLE MOUND DR.  
CASSELBERRY, FL 32707

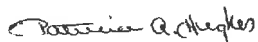
CASE NO – 19-133-CEB  
PARCEL I.D. NO – 03-21-29-505-0X00-0180

Dear Property Owners:

On **February 27, 2020**, the Code Enforcement Board entered its order imposing a **lien** on your property in the amount of **\$15,800.00** for 158 days of non-compliance. The fine will continue to accrue at **\$100.00 per day** until you have corrected your violation. I am enclosing a certified copy of this Order for your records.

Please call **CEO Cara Hill at 407-665-1713** as soon as you have corrected this violation so that compliance can be verified.

CODE ENFORCEMENT BOARD  
SEMINOLE COUNTY, FLORIDA



Patricia A. Hughes  
Clerk to the Code Enforcement Board

Enclosure: Order Finding Non-Compliance and Imposing Fine/Lien

cc: CEO Cara Hill

**CODE ENFORCEMENT BOARD  
SEMINOLE COUNTY, FLORIDA**

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

Petitioner,

vs.

**KIMBERLY CROW , PER REP FOR EST OF FRENCHIE SANDERS**  
PARCEL I.D. NO – 03-21-29-505-0X00-0180

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

**CASE NO. 19-133-CEB**

**CERTIFIED COPY**  
CLERK OF THE CODE  
ENFORCEMENT BOARD  
SEMINOLE COUNTY, FL

DATE: March 2, 2020

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

THIS MATTER came before the Code Enforcement Board of Seminole County for hearing on February 27, 2020, and the Board having received evidence and having noted that the Respondents were 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 Respondents.
- 2) The Respondents are the record owners of and in custody and control of the property described as Tax Parcel I.D. # 03-21-29-505-0X00-0180, located at 111 MOHAWK LN, ALTAMONTE SPRINGS, FL 32714, located in Seminole County and legally described as follows:  
  
BEG 620.36 FT S + 133.6 FT E OF NW COR BLK X RUN E 197.37 FT S 10 DEG 36 MIN W  
80.35 FT S 42 DEG 32 MIN W 28.21 FT W 171.53 FT N 4 DEG 35 MIN E 100 FT TO BEG  
MOBILE MANOR 2ND SEC PB 11 PG 48
- 3) By prior Order of this Board dated August 22, 2019, the Board found the Respondents in violation of Seminole County Code, Chapter 95, Section 95.4, as defined in Section 95.3 (c).
- 4) The above-stated Order provided that a fine in the amount of \$100.00 per day would be imposed if the Respondents did not take certain corrective action by September 22, 2019.
- 5) 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 re-inspection on September 24, 2019.

GRANT MALOY, SEMINOLE COUNTY  
CLERK OF CIRCUIT COURT & COMPTROLLER  
CFN# 2020025873 Bk:9553 Page:954-955 (2Pgs)  
REC: 03/06/2020 3:44:41 PM by jeckenroth  
RECORDING FEES \$18.50

KIMBERLY CROWE, PER REP EST OF FRENCHIE SANDERS

II. CONCLUSION OF LAW

The Code Enforcement Board finds the Respondents are in violation of Seminole County Code Chapter 95, Section 95.4, as defined in Section 95.3 (c).

III. ORDER

Based on the above-stated findings and conclusion of law, it is hereby Ordered that a fine is imposed in the amount of **\$15,800.00** for 158 days of non-compliance, from September 23, 2019 through and including February 27, 2020 at \$100.00 per day, and the fine shall continue to accrue at **\$100.00** per day for each day the violation continues or is repeated past **February 27, 2020**.

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 Respondents.

**DONE AND ORDERED** this 27<sup>th</sup> day of February, 2020, in Seminole County, Florida.

CODE ENFORCEMENT BOARD  
SEMINOLE COUNTY, FLORIDA



MIKE BASS, VICE-CHAIR

STATE OF FLORIDA     )  
COUNTY OF SEMINOLE )

The foregoing instrument was acknowledged before me by means of physical presence this 27<sup>th</sup> day of February, 2020, by Mike Bass, who is personally known to me.



Patricia A. Hughes  
Notary Public to and for the  
County and State aforementioned.  
My Commission Expires:

I **HEREBY CERTIFY** that on this 28<sup>th</sup> day of March 2020, a true and correct copy of this Order has been furnished by certified and regular mail to the Respondents: KIMBERLY CROWE PER REP, EST OF FRENCHIE SANDERS, 895 TURTLE MOUND DR., CASSELBERRY, FL, 32707.



Clerk to the Code Enforcement Board

**CODE ENFORCEMENT BOARD  
SEMINOLE COUNTY, FLORIDA**

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

**CASE NO. 19-133-CEB**

Petitioner,

vs.

**KIMBERLY CROWE, PER REP FOR EST OF FRENCHIE SANDERS**  
PARCEL I.D. NO – 03-21-29-505-0X00-0180

Respondent.

\_\_\_\_\_ /

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

THIS MATTER came before the Code Enforcement Board of Seminole County for hearing on February 27, 2020, and the Board having received evidence and having noted that the Respondents were 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 Respondents.
- 2) The Respondents are the record owners of and in custody and control of the property described as Tax Parcel I.D. # 03-21-29-505-0X00-0180, located at 111 MOHAWK LN, ALTAMONTE SPRINGS, FL 32714, located in Seminole County and legally described as follows:  
  
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- 5) 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 re-inspection on September 24, 2019.

KIMBERLY CROWE, PER REP EST OF FRENCHIE SANDERS

II. CONCLUSION OF LAW

The Code Enforcement Board finds the Respondents are in violation of Seminole County Code Chapter 95, Section 95.4, as defined in Section 95.3 (c).

III. ORDER

Based on the above-stated findings and conclusion of law, it is hereby Ordered that a fine is imposed in the amount of **\$15,800.00** for 158 days of non-compliance, from September 23, 2019 through and including February 27, 2020 at \$100.00 per day, and the fine shall continue to accrue at **\$100.00** per day for each day the violation continues or is repeated past **February 27, 2020**.

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 Respondents.

**DONE AND ORDERED** this 27<sup>th</sup> day of February, 2020, in Seminole County, Florida.

CODE ENFORCEMENT BOARD  
SEMINOLE COUNTY, FLORIDA




MIKE BASS, VICE-CHAIR

STATE OF FLORIDA     )  
COUNTY OF SEMINOLE )


The foregoing instrument was acknowledged before me by means of physical presence this 27<sup>th</sup> day of February, 2020, by Mike Bass, who is personally known to me.



  
Patricia A. Hughes  
Notary Public to and for the  
County and State aforementioned.  
My Commission Expires:

**I HEREBY CERTIFY** that on this 2nd day of March 2020, a true and correct copy of this Order has been furnished by certified and regular mail to the Respondents: KIMBERLY CROWE PER REP, EST OF FRENCHIE SANDERS, 895 TURTLE MOUND DR., CASSELBERRY, FL, 32707.

  
Clerk to the Code Enforcement Board

		<b>Property Record Card</b>																																			
Parcel: 03-21-29-505-0X00-0180 Property Address: 111 MOHAWK LN ALTAMONTE SPRINGS, FL 32714																																					
Parcel Information		Value Summary																																			
Parcel	03-21-29-505-0X00-0180	2020 Working Values	2019 Certified Values																																		
Owner(s)	CROW KIMBERLEY K PER REP FOR EST OF FRENCHIE M SANDERS	Valuation Method	Cost/Market Cost/Market																																		
Property Address	111 MOHAWK LN ALTAMONTE SPRINGS, FL 32714	Number of Buildings	1 1																																		
Mailing	895 TURTLE MOUND DR CASSELBERRY, FL 32707-2654	Depreciated Bldg Value	\$14,279 \$13,340																																		
Subdivision Name	MOBILE MANOR 2ND SECTION	Depreciated EXFT Value	\$200 \$200																																		
Tax District	01-COUNTY-TX DIST 1	Land Value (Market)	\$12,000 \$12,000																																		
DOR Use Code	0230-MOBILE HOME WATERFRONT	Land Value Ag																																			
Exemptions		Just/Market Value **	\$25,479 \$25,540																																		
		Portability Adj																																			
		Save Our Homes Adj	\$0 \$0																																		
		Amendment 1 Adj	\$6,378 \$7,266																																		
		P&G Adj	\$0 \$0																																		
		Assessed Value	\$20,101 \$18,274																																		
		Tax Amount without SOH:	\$302.69																																		
		2019 Tax Bill Amount:	\$302.69																																		
		Save Our Homes Savings:	\$0.00																																		
		** Does NOT INCLUDE Non Ad Valorem Assessments																																			
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1	MOBILE HOME	1979	3	<u>3</u>	<u>1.0</u>	1,440	1,440	1,440	MOBILE HOMES AVG	\$14,279	\$35,698	Description	Area
No Appendages													
<b>Permits</b>													
Permit #	Description	Agency	Amount	CO Date	Permit Date								
No Permits													
<small>Permit data does not originate from the Seminole County Property Appraiser's office. For details or questions concerning a permit, please contact the building department of the tax district in which the property is located.</small>													
<b>Extra Features</b>													
Description	Year Built	Units	Value	New Cost									
SHED	6/1/1979	1	\$200	\$500									
<b>Zoning</b>													
Zoning	Zoning Descriptionun	Future Land Use	FutureLandUseDescription										
RM-1	Single Family Mobile Home-7000	MDR	Medium Density Residential										

**CODE ENFORCEMENT BOARD  
SEMINOLE COUNTY, FLORIDA**

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

Petitioner,  
vs.

**CASE 19-133-CEB**

**KIMBERLEY K. CROWE PER REP  
EST OF FRENCHIE SANDERS  
PARCEL ID #: 03-21-29-505-0X00-0180**

Respondents.  
\_\_\_\_\_ /

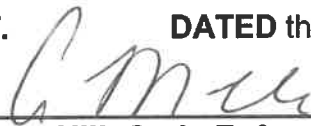
**AFFIDAVIT OF POSTING OF NOTICE OF HEARING**

BEFORE ME, the undersigned authority, personally appeared Cara Hill, Code Enforcement Officer, Seminole County Sheriff's Office who, after being duly sworn, deposes and says:

1. That the statements set forth herein are based upon personal knowledge.
2. That there is cause to believe that a violation of the Seminole County Code currently exists at **111 Mohawk Lane**, Seminole County, Florida, and a Statement of Violation has been issued alleging such violation. A hearing has been scheduled regarding this alleged violation.
3. That the undersigned Code Enforcement Officer posted a Notice of Hearing and a copy of the Statement of Violation and Request for Hearing on the above stated property on **February 13, 2020**.

**FURTHER AFFIANT SAYETH NOT.**


**DATED this 13<sup>th</sup> day of February 2020**

  
\_\_\_\_\_  
**Cara Hill, Code Enforcement Officer**

**STATE OF FLORIDA  
COUNTY OF SEMINOLE**

The foregoing instrument was acknowledged before me by means of  physical presence or  online notarization, this 13<sup>th</sup> day of February, 2020, by Cara Hill who is  personally known to me or  has produced \_\_\_\_\_ as identification.



  
\_\_\_\_\_  
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. 19-133-CEB**

Petitioner,  
vs.


**KIMBERLY CROWE, PER REP**  
**PARCEL I.D. # 03-21-29-505-0X00-0180**

**RE: 111 MOHAWK LN, ALTAMONTE SPRINGS, FL 32714**  
Respondent.

**AFFIDAVIT OF POSTING NOTICE OF HEARING**

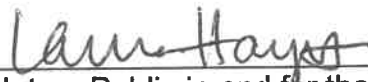
I, Patricia A. Hughes, Clerk to the Code Enforcement Board for Seminole County, Florida,  
hereby deposes and says:

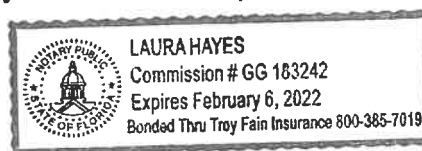
1. That pursuant to Florida Statute 162.12, a NOTICE OF HEARING was posted at Seminole County Services Building, 1101 East First Street, Sanford, Florida, on February 14, 2020 regarding Respondent: KIMBERLY CROWE, PER REP.

  
\_\_\_\_\_  
Patricia A. Hughes

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

The foregoing instrument was acknowledged before me by means of physical presence  
this 14<sup>th</sup> day of February, 2020, by Patricia A. Hughes, who is personally known to me.

  
\_\_\_\_\_  
Notary Public in and for the County and  
State Aforementioned  
My commission expires:



**CODE ENFORCEMENT BOARD  
SEMINOLE COUNTY, FLORIDA  
CASE NO: 19-133-CEB**

## **NOTICE OF HEARING**

**KIMBERLY CROWE, PER REP  
EST OF FRENCHIE SANDERS  
895 TURTLE MOUND DR.  
CASSELBERRY, FL 32707**

**NOTICE is hereby given that the Code Enforcement Board of Seminole County, Florida, intends to hold a hearing at 1:30 P.M., or as soon thereafter as possible, at its regular meeting on February 27, 2020, at the Seminole County Services Building, BCC Chambers, Room 1028, 1101 East First Street, Sanford, Florida, to consider whether to impose a lien on the above-named party's property, legally described as follows:**

**PARCEL I.D. # 03-21-29-505-0X00-0180  
111 MOHAWK LN, ALTAMONTE SPRINGS, FL 32714**

**The violation charged is, specifically:**

**1. It shall be unlawful for any person to accumulate, dump or cause or allow to be accumulated or dumped or cause or allow to be placed, or otherwise to cause or allow to exist on any lands or premises any nuisance as defined in Section 95.3 (c) – Remains or rubble of a structure. The remains or rubble of a structure, which has been burned, stricken by other casualty, demolished, or exists in a state of excessive disrepair or decay similar to and including, but not limited to, extreme exterior dilapidation, broken, missing, rotting or collapsed windows, doors, walls and/or roof.**

**Persons are advised that, if they decide to appeal any decision made at this hearing, 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 record includes the testimony and evidence upon which the appeal is to be based.**

**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 407-665-7941.**

**SEMINOLE COUNTY CODE ENFORCEMENT  
DEVELOPMENT SERVICES DEPARTMENT  
1101 EAST FIRST STREET  
SANFORD, FLORIDA 32771-1468  
407-665-7403**



**DATED this 12th day of February, 2020.**



**19-133-CEB**  
**KIMBERLEY CROW PER REP EST OF**  
**FRENCHIE M. SANDERS**

**03-21-29-505-0X00-0180**  
**111 Mohawk Lane**  
**Seminole County, Florida**

**Violation Charged**

**Seminole County Code, Chapter 95, Section 95.4 as defined in 95.3(c)**

**Description of violation: It shall be unlawful for any person to accumulate, dump or cause or allow to be placed, or otherwise to cause or allow to exist on any lands or premises any nuisance as defined in Section 95.3 (c)- Remains or rubble of a structure.**

**Code Enforcement Officer: Cara Hill**

**19-133-CEB  
KIMBERLEY CROW PER REP EST OF  
FRENCHIE M. SANDERS**

**Case Summary**

**Initial inspection: 11/08/18**

**Hearing Date: 08/22/19**

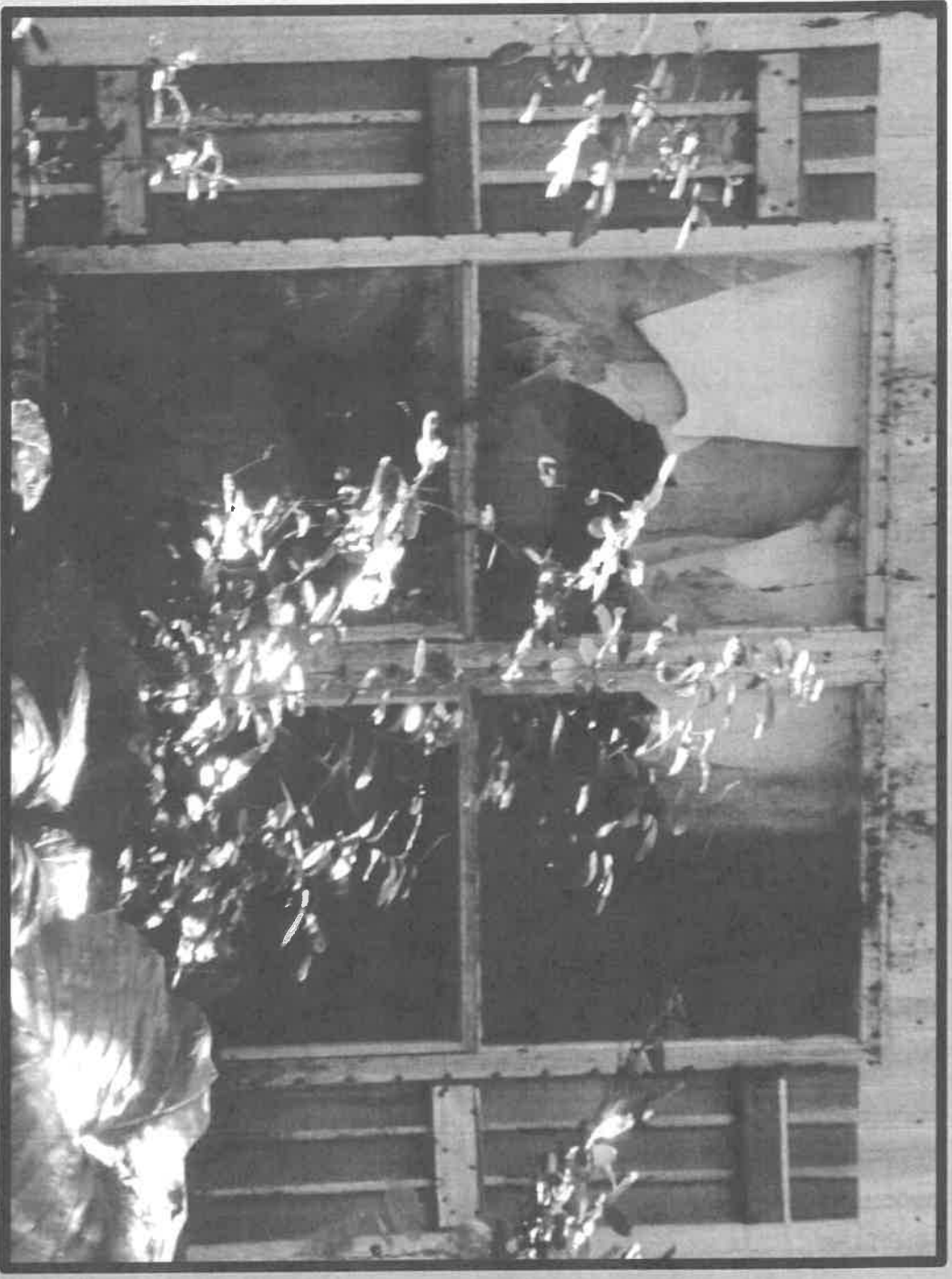
**Order for Compliance : 09/22/19**

**Date of re-inspection(s): 09/24/19, 12/04/19, 01/10/20, 01/22/20,  
01/23/20, 02/13/20, 02/26/20**

**Result of re-inspection(s): The remains and rubble of a structure  
remain on the property.**



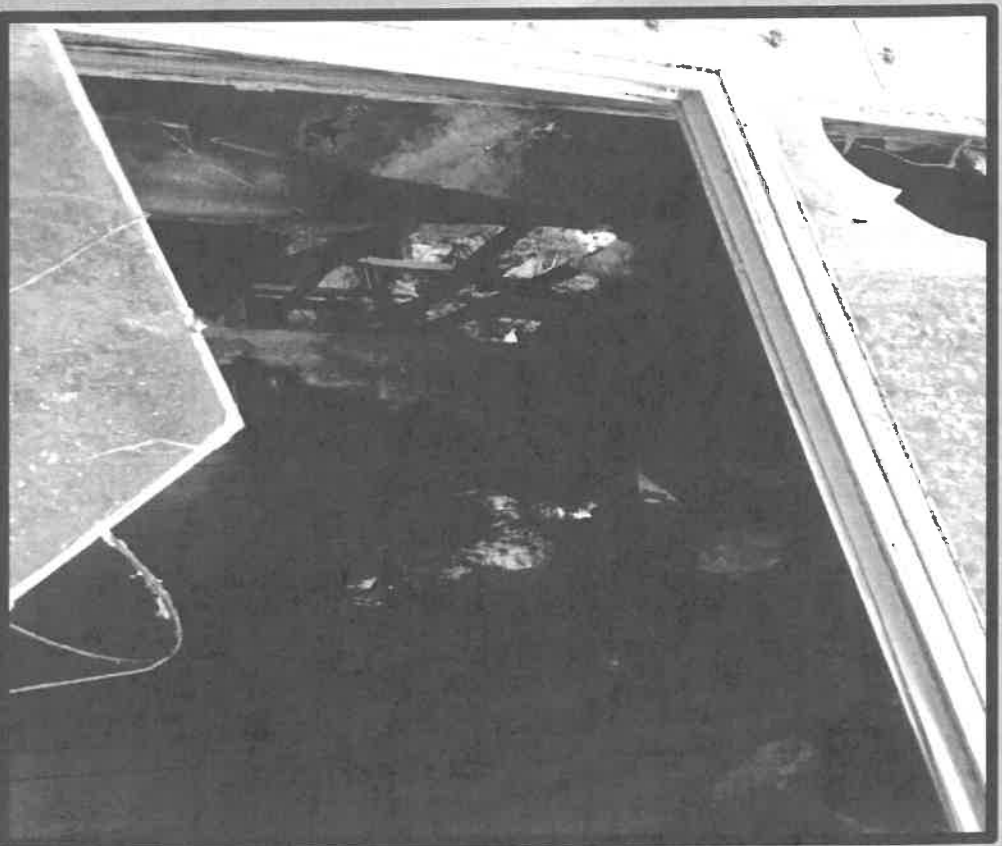
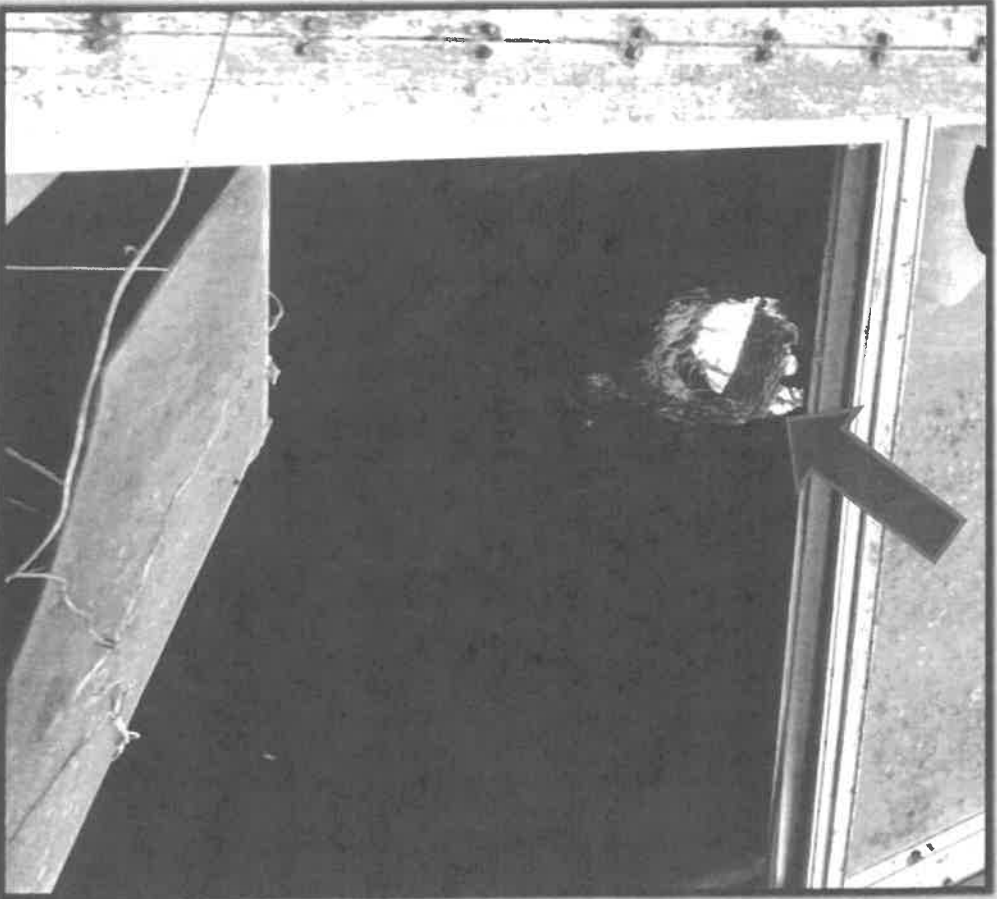
**19-133-CEB**  
**KIMBERLEY CROW PER REP EST OF**  
**FRENCHIE M. SANDERS**



**Photo taken by CEO C. Hill on 11/08/19**



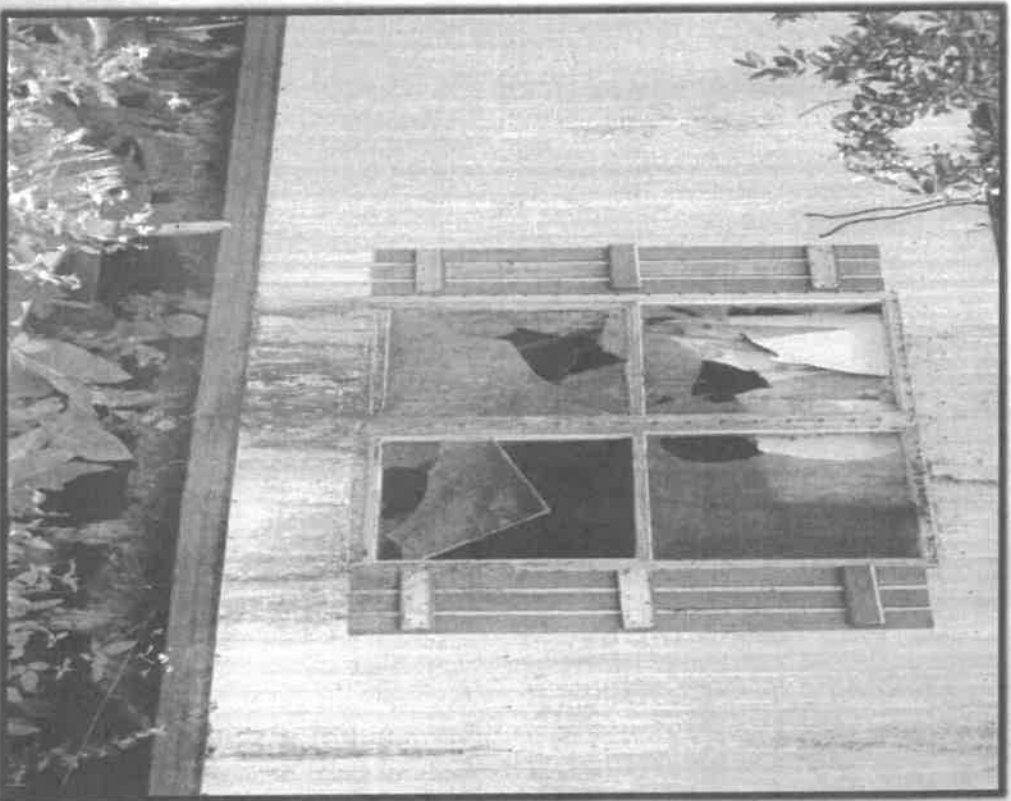
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**KIMBERLEY CROW PER REP EST OF**  
**FRENCHIE M. SANDERS**



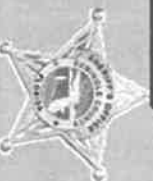
**Photos taken by CEO C. Hill on 02/11/19**



**19-133-CEB**  
**KIMBERLEY CROW PER REP EST OF**  
**FRENCHIE M. SANDERS**



Photos taken by CEO C. Hill on 05/01/19



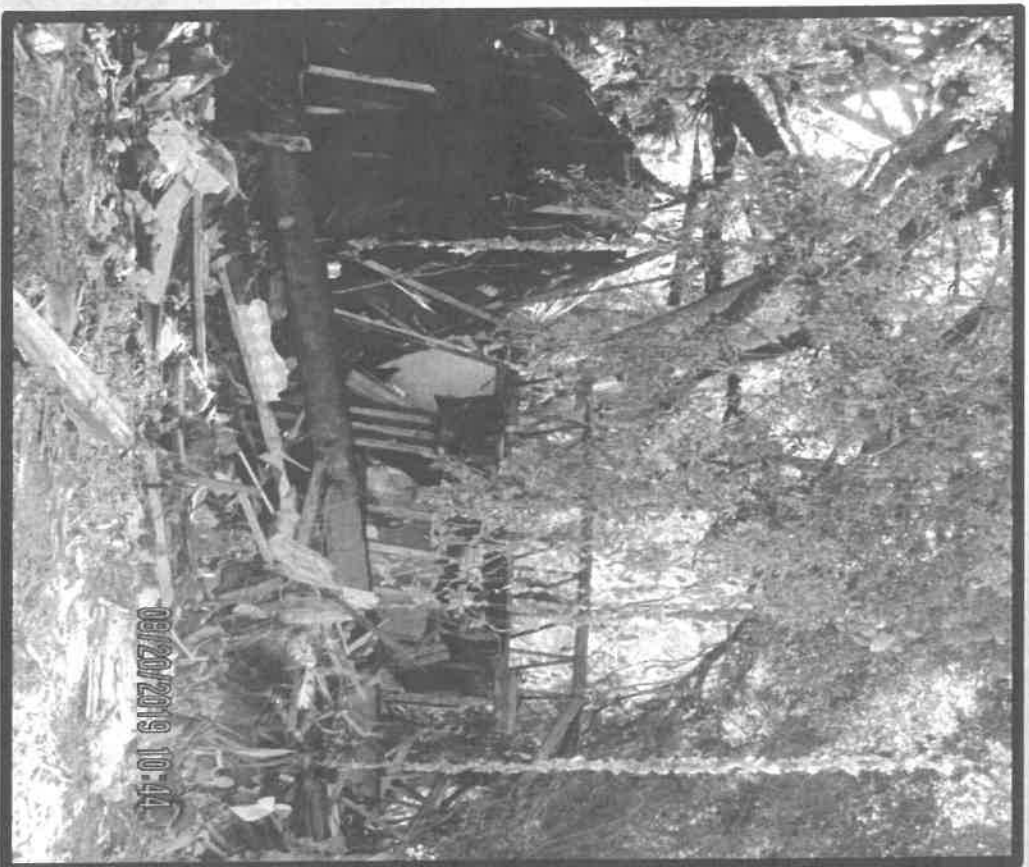
**19-133-CEB**  
**KIMBERLEY CROW PER REP EST OF**  
**FRENCHIE M. SANDERS**



Photos taken by CEO C. Hill on 08/21/19



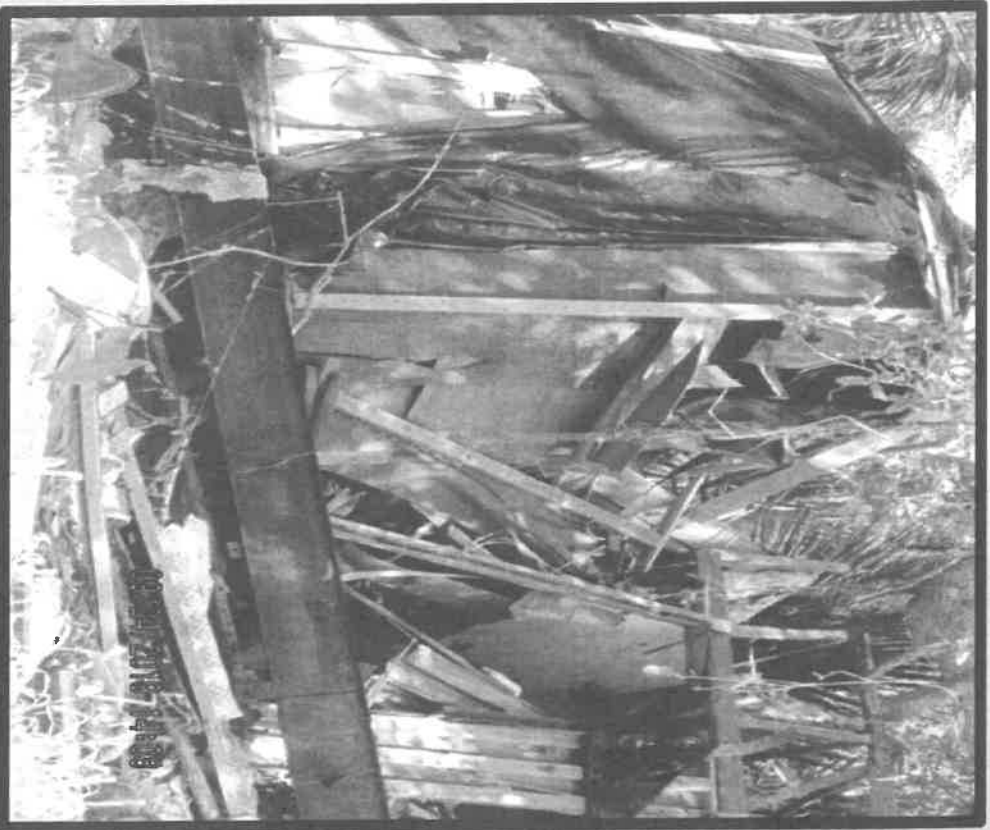
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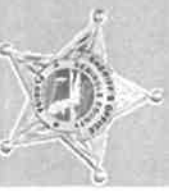
**Photos taken by CEO C. Hill on 08/21/19**



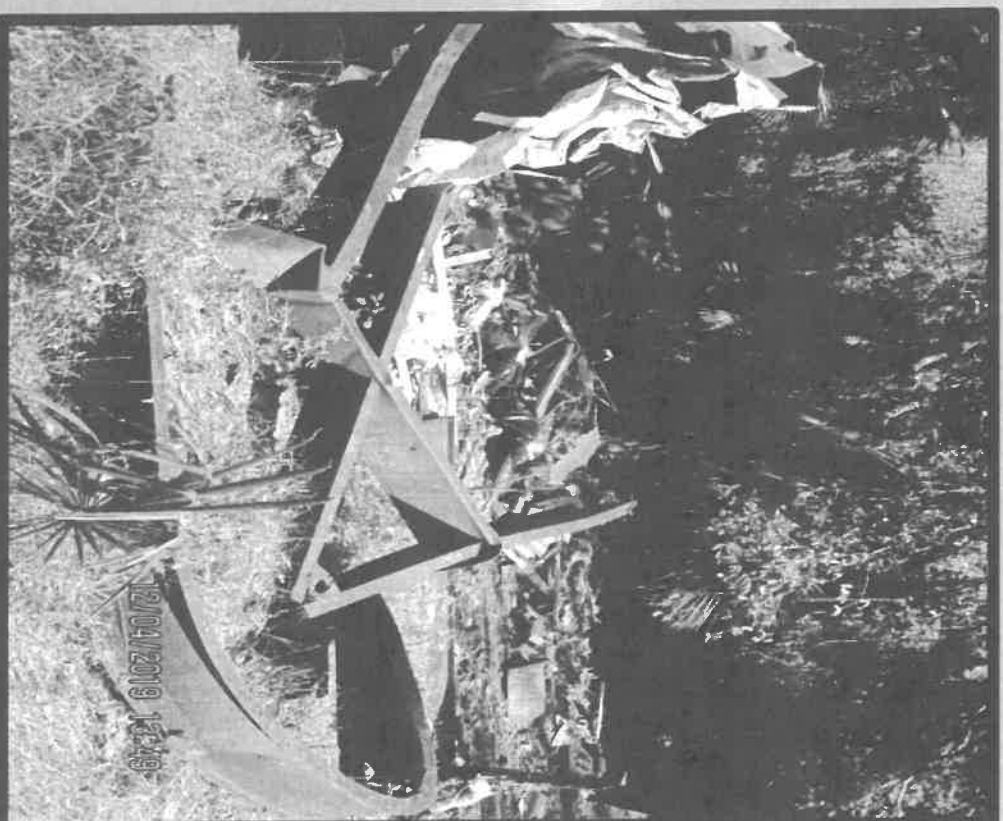
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Photos taken by CEO D. Hird on 09/24/19



**19-133-CEB**  
**KIMBERLEY CROW PER REP EST OF**  
**FRENCHIE M. SANDERS**



**Photos taken by CEO C. Hill on 12/04/19**



**19-133-CEB**  
**KIMBERLEY CROW PER REP EST OF**  
**FRENCHIE M. SANDERS**



**Photos taken by CEO C. Hill on 01/10/20**



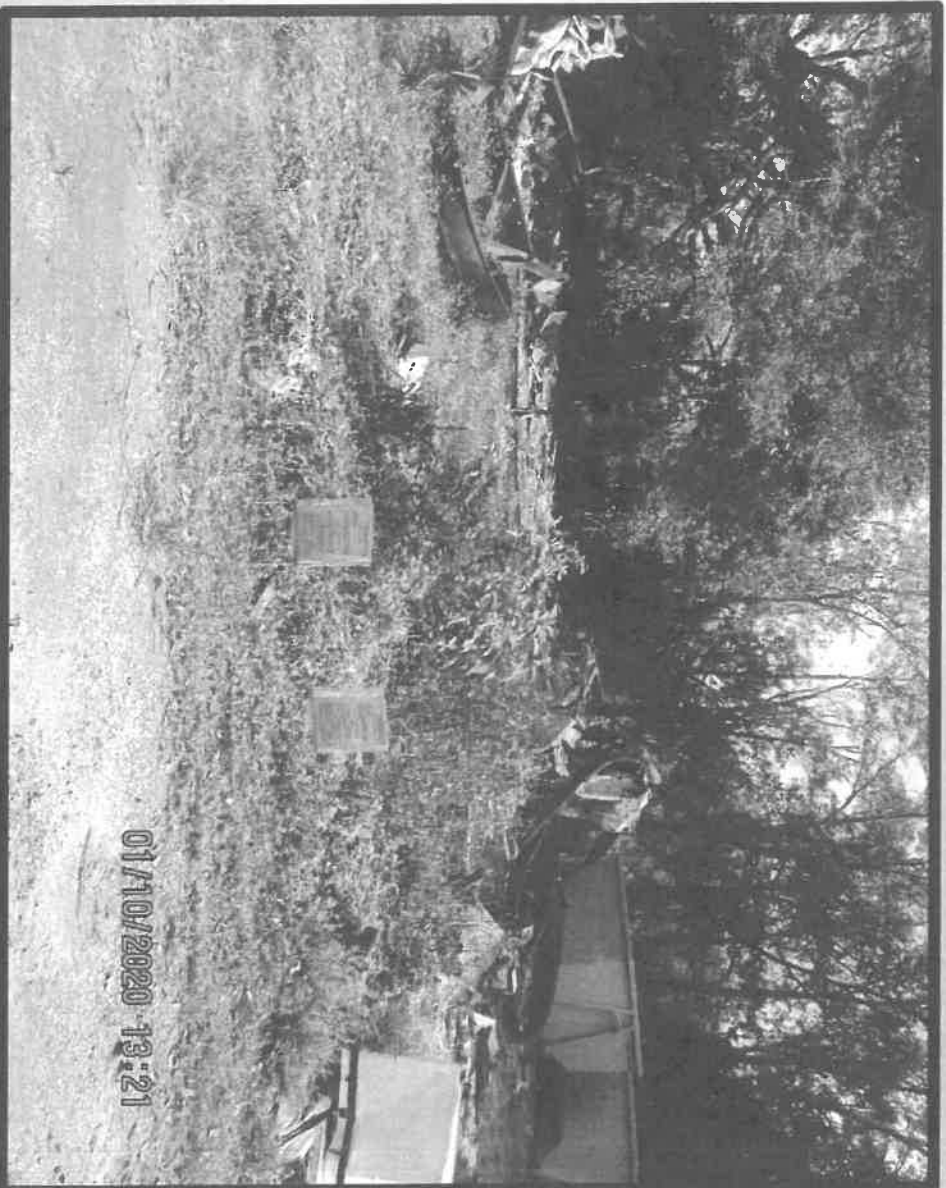
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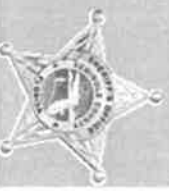
**Photos taken by CEO C. Hill on 01/10/20**



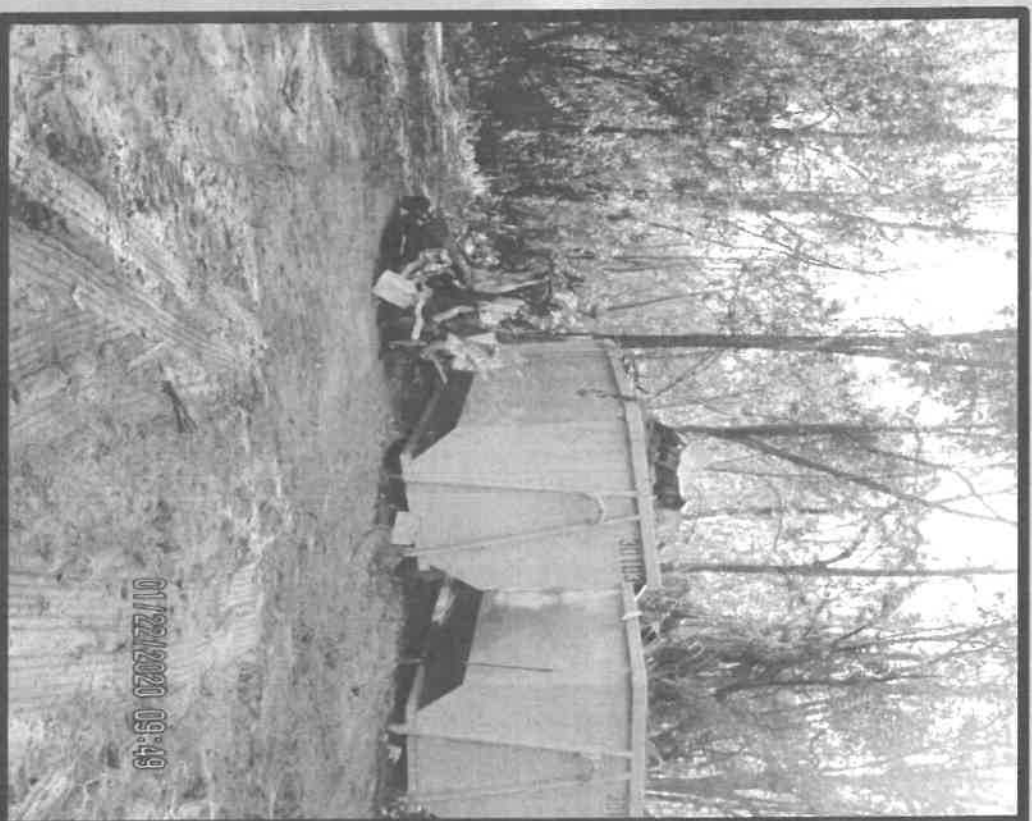
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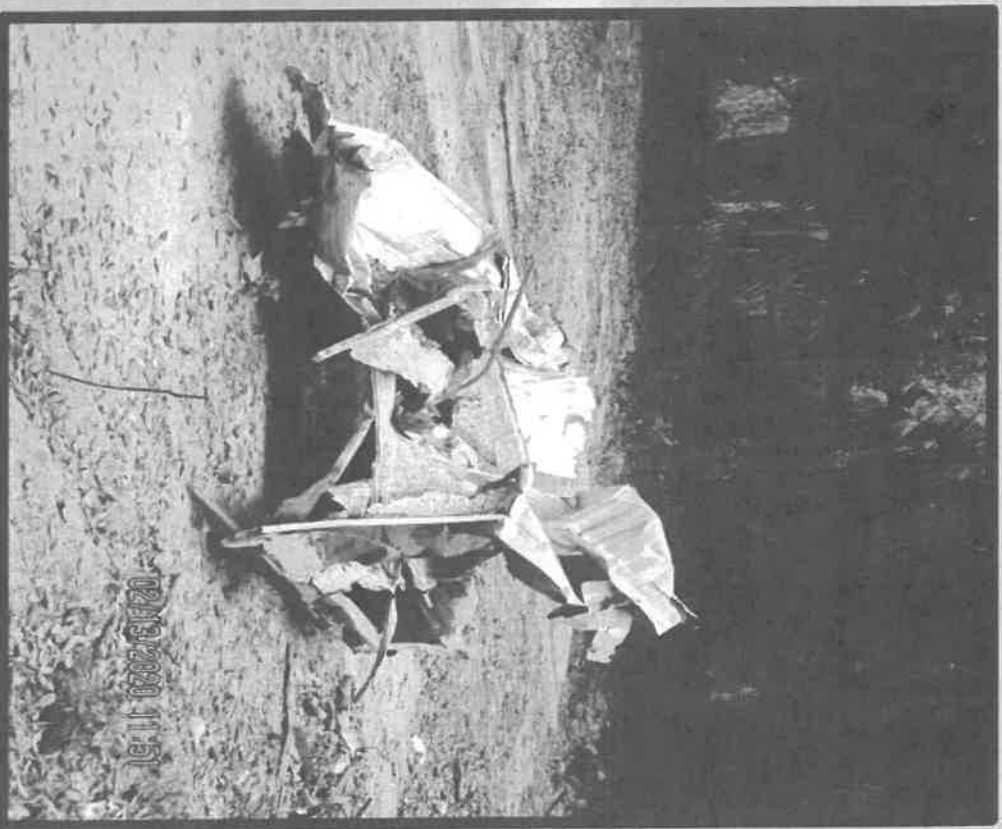
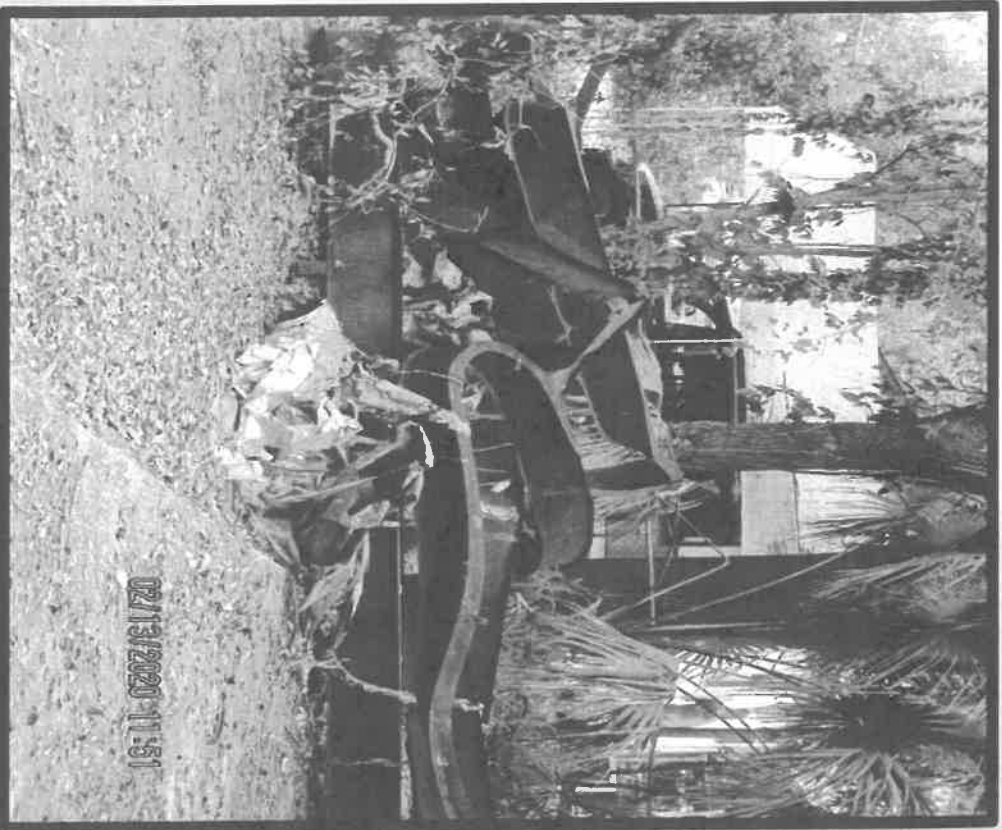
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**FRENCHIE M. SANDERS**



**Photos taken by CEO C. Hill on 01/22/20**



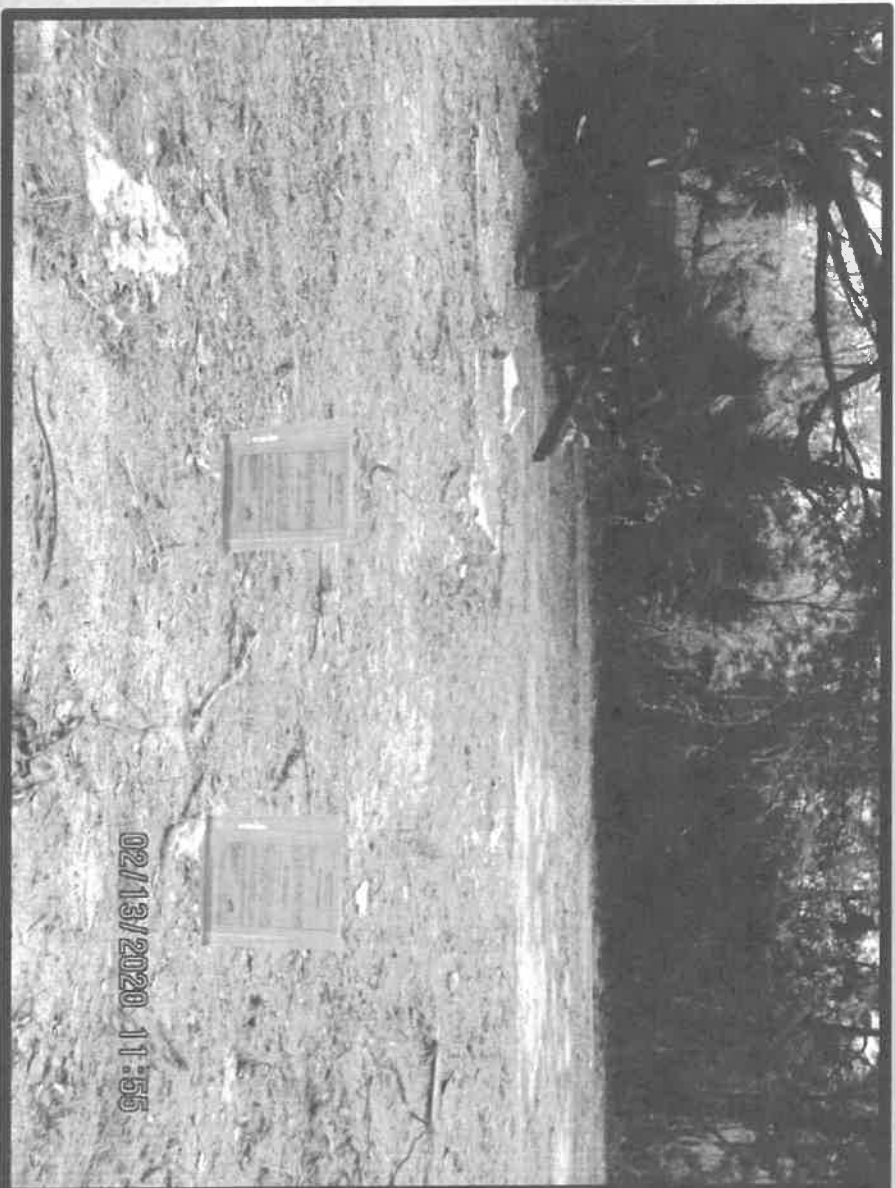
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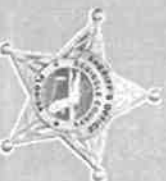
**Photos taken by CEO C. Hill on 02/13/20**



**19-133-CEB**  
**KIMBERLEY CROW PER REP EST OF**  
**FRENCHIE M. SANDERS**

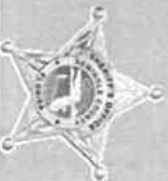


**Photo taken by CEO C. Hill on 02/13/20**



**19-133-CEB  
KIMBERLEY CROW PER REP EST OF  
FRENCHIE M. SANDERS**

**Order: Correct the code violation on the described property no later than midnight on September 22, 2019 by removing the rubble of a structure from the subject property.**



**19-133-CEB**

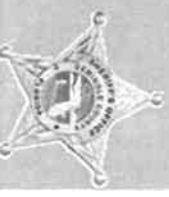
**KIMBERLEY CROW PER REP EST OF  
FRENCHIE M. SANDERS**

**RECOMMENDED THE CODE ENFORCEMENT BOARD:**

**Issue an Order imposing a lien in the amount of \$15,800.00 for 158 days of non compliance from September 23, 2019, through and including February 27, 2020 and the fine shall continue to accrue at \$100.00 per day for each day the violation continues or is repeated after February 27, 2020.**

**The Respondent must contact Cara Hill, Code Enforcement Officer at 407-665-1713 to arrange for an inspection of the property to verify compliance.**

Prepared by Cara Hill for hearing date of 02/27/20



PLACE STICKER AT TOP OF ENVELOPE TO THE RIGHT OF THE RETURN ADDRESS, FOLD AT DOTTED LINE

**SENDER: COMPLETE THIS SECTION**

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. *f*

19-133-CEB ORD CONT HRNG 1/23/20  
 KIMBERLY CROWE PER REPEST  
 OF FRENCHIE M SANDERS  
 895 TURTLE MOUND DR  
 CASSELBERRY FL 32707



9590 9402 5082 9092 4799 20

2. *f* Postal Number (Transfer from service label)  
 7019 0160 0000 7098 9685

**COMPLETE THIS SECTION ON DELIVERY**

A. Signature  
 X  
 Agent Addresssee delivery

B. Received by (Printed Name) C.

D. Is delivery address different from item 1?  Yes  No  
 If YES, enter delivery address below:  Yes  No

3. Service Type
- Adult Signature Restricted Delivery
  - Certified Mail® Restricted Delivery
  - Collect on Delivery Restricted Delivery
  - Registered Mail™ Restricted Delivery
  - Return Receipt for Merchandise
  - Signature Confirmation™ Restricted Delivery
  - Priority Mail Express®
  - Registered Mail™ Restricted Delivery
  - Return Receipt for Merchandise
  - Signature Confirmation™ Restricted Delivery

**CODE ENFORCEMENT BOARD  
SEMINOLE COUNTY, FLORIDA**

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

**CASE NO. 19-133-CEB**

Petitioner,  
vs.

**KIMBERLY CROWE, PER REP EST OF FRENCHIE SANDERS  
PARCEL I.D. NO – 03-21-29-505-0X00-0180**

Respondents.

---

**AFFIDAVIT OF MAILING**

BEFORE ME, the undersigned authority, personally appeared Patricia A. Hughes, for Planning & Development Division/Code Enforcement, who, after being duly sworn, deposes and says:

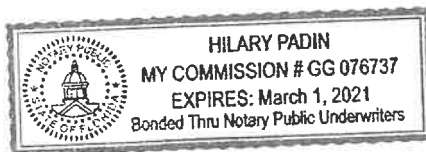
I certify that on the 28<sup>th</sup> day of January, 2020, I mailed a true and correct copy of the Courtesy letter with Order Continuing Hearing by First Class Mail, U.S. Postal Service to: KIMBERLY CROWE, PER REP EST OF FRENCHIE SANDERS, 895 TURTLE MOUND DR., CASSELBERRY, FL, 32707.

*Patricia A. Hughes*  
\_\_\_\_\_  
Patricia A. Hughes

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

onally known to me, acknowledged the foregoing  
sical presence, this 28<sup>th</sup> day of January, 2020.

*Hilary Padin*  
\_\_\_\_\_  
Notary Public in and for the County and  
State Aforementioned  
My commission expires:



7019 0160 0000 7095 6816

<b>U.S. Postal Service™ CERTIFIED MAIL® RECEIPT</b> <i>Domestic Mail Only</i>	
For delivery information, visit our website at <a href="http://www.usps.com">www.usps.com</a> ®.	
<b>OFFICIAL USE</b>	
Certified Mail Fee \$ _____	Postmark Here
Extra Services & Fees (check box, add fee as appropriate)	
<input type="checkbox"/> Return Receipt (hardcopy) \$ _____	
<input type="checkbox"/> Return Receipt (electronic) \$ _____	
<input type="checkbox"/> Certified Mail Restricted Delivery \$ _____	
<input type="checkbox"/> Adult Signature Required \$ _____	
<input type="checkbox"/> Adult Signature	
Postage \$ _____	
Total Postage \$ _____	
Sent To	19-133-CEB ORD CONT HRNG 2/27/20
Street and Apt.	KIMBERLY CROW PER REP EST
City, State, ZIP	FRENCHIE M SANDERS
	895 TURTLE MOUND DR
	CASSELBERRY FL 32707

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for instructions

January 28, 2020

KIMBERLY CROWE, PER REP  
EST OF FRENCHIE SANDERS  
895 TURTLE MOUND DR.  
CASSELBERRY, FL 32707

CASE NO – 19-133-CEB  
PARCEL I.D. NO – 03-21-29-505-0X00-0180

Dear Property Owners:


As you know the Code Enforcement Board tabled your case from the **January 23, 2020** meeting to the regularly scheduled meeting on **Thursday, February 27, 2020** at 1101 E. First Street, Sanford, Florida. I am enclosing a certified copy of this Order for your records.

At the time of the hearing, your fine will have run for **158 days**, from **September 23, 2019**, through and including **February 27, 2020**, at **\$100.00 per day** which totals **\$15,800.00**.

Seminole County will be requesting the Board issue an Order to be recorded in the Public Records of Seminole County imposing a **lien** against this property in the amount of **\$15,800.00**, with the fine continuing to accrue at **\$100.00 per day** until compliance is obtained.

If you have any questions regarding your violation, please call **Code Enforcement Officer Cara Hill at 407-665-1713**. If you have any questions regarding this hearing, please call me at the number listed below.

CODE ENFORCEMENT BOARD  
SEMINOLE COUNTY, FLORIDA



Patricia A. Hughes  
Clerk to the Code Enforcement Board

Enclosure: Order Continuing Hearing

cc: Code Enforcement Officer Cara Hill

**CODE ENFORCEMENT BOARD  
SEMINOLE COUNTY, FLORIDA**

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

**CASE NO. 19-133-CEB**

Petitioner,

vs.

**KIMBERLY CROWE, PER REP EST OF FRENCHIE M. SANDERS**  
PARCEL I.D. NO – 03-21-29-505-0X00-0180

Respondents.

**ORDER CONTINUING HEARING**

**THIS MATTER** came before the Code Enforcement Board of Seminole County for hearing on January 23, 2020, and the Board having heard sworn testimony and received evidence from Cara Hill, Code Enforcement Officer, on behalf of the Petitioner and Respondents or their Representative, hereby continues the hearing on this matter until **February 27, 2020**, at 1:30 p.m.

**DONE AND ORDERED** this 23<sup>rd</sup> day of January, 2020, in Seminole County, Florida.


CODE ENFORCEMENT BOARD  
SEMINOLE COUNTY, FLORIDA

  
DENNIS WARREN, CHAIR

STATE OF FLORIDA     )  
COUNTY OF SEMINOLE )

The foregoing instrument was acknowledged before me by means of physical presence this 23<sup>rd</sup> day of January, 2020, by Dennis Warren, who is personally known to me.



  
Patricia A. Hughes  
Notary Public to and for the  
County and State aforementioned.  
My Commission Expires:

I HEREBY CERTIFY that on this 23<sup>rd</sup> day of January, 2020, a true and correct copy of this Order has been furnished by certified and regular mail to the Respondents: KIMBERLY CROWE, PER REP EST OF FRENCHIE SANDERS, 895 TURTLE MOUND DR., CASSELBERRY, FL 32707.

  
Clerk to the Code Enforcement Board



**19-133-CEB**  
**KIMBERLEY CROW PER REP EST OF**  
**FRENCHIE M. SANDERS**

**03-21-29-505-0X00-0180**  
**111 Mohawk Lane**  
**Seminole County, Florida**

**Violation Charged**

**Seminole County Code, Chapter 95, Section 95.4 as defined in 95.3(c)**  
**Description of violation: It shall be unlawful for any person to**  
**accumulate, dump or cause or allow to be placed, or otherwise to cause**  
**or allow to exist on any lands or premises any nuisance as defined in**  
**Section 95.3 (c)- Remains or rubble of a structure.**

**Code Enforcement Officer: Cara Hill**

**19-133-CEB  
KIMBERLEY CROW PER REP EST OF  
FRENCHIE M. SANDERS**

**Case Summary**

**Initial inspection: 11/08/18**

**Hearing Date: 08/22/19**

**Order for Compliance : 09/22/19**

**Date of re-inspection(s): 09/24/19, 12/04/19, 01/10/20, 01/22/20,  
01/23/20**

**Result of re-inspection(s): The remains and rubble of a structure  
remain on the property.**



**19-133-CEB**  
**KIMBERLEY CROW PER REP EST OF**  
**FRENCHIE M. SANDERS**

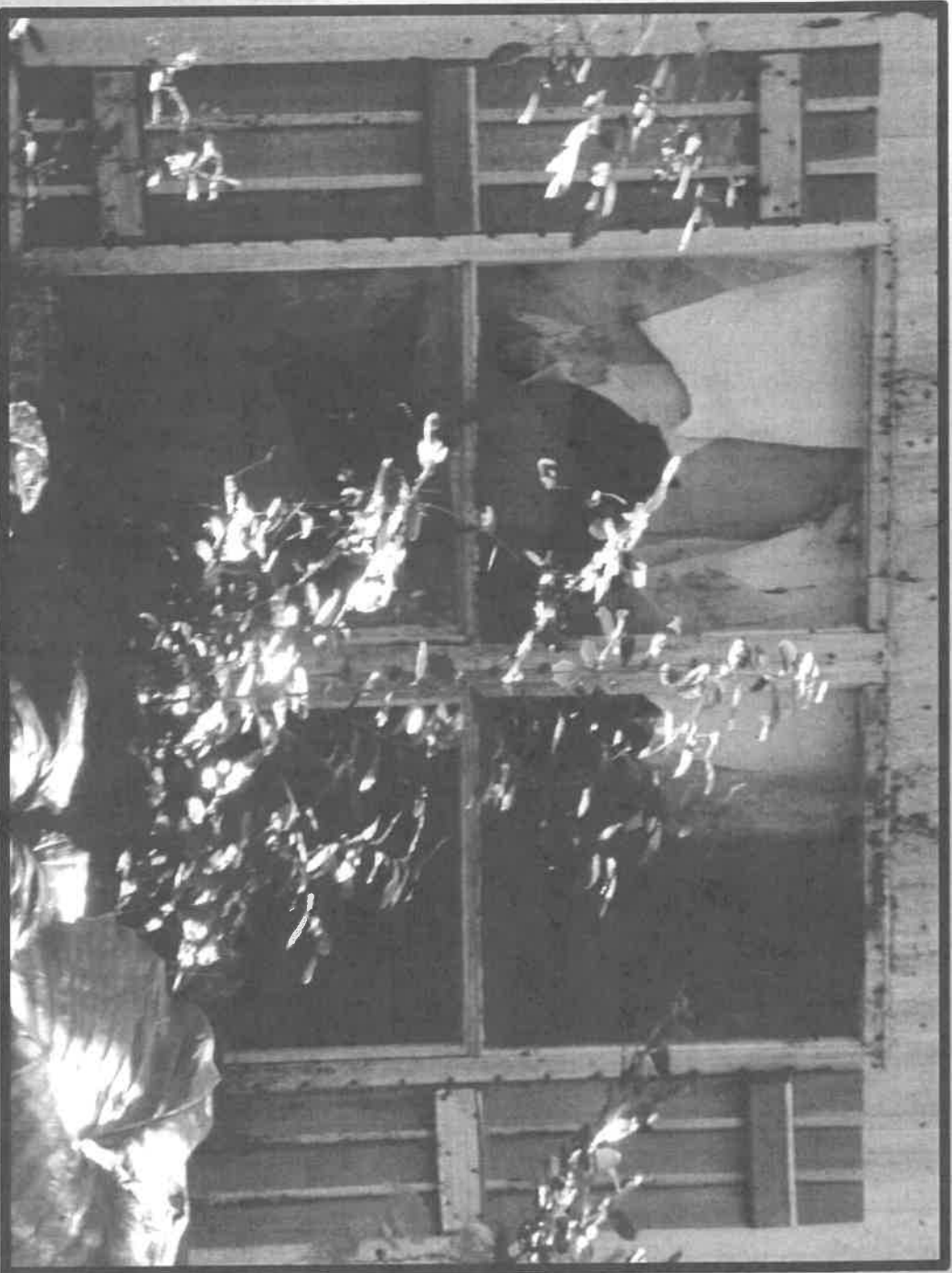
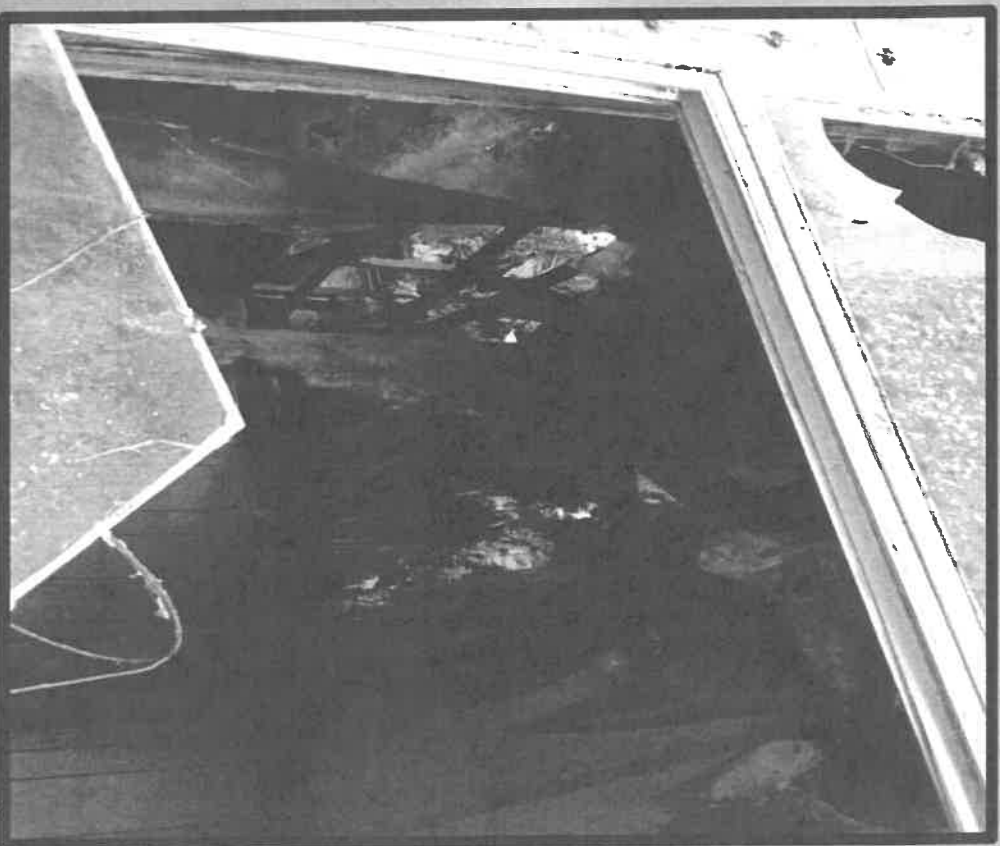
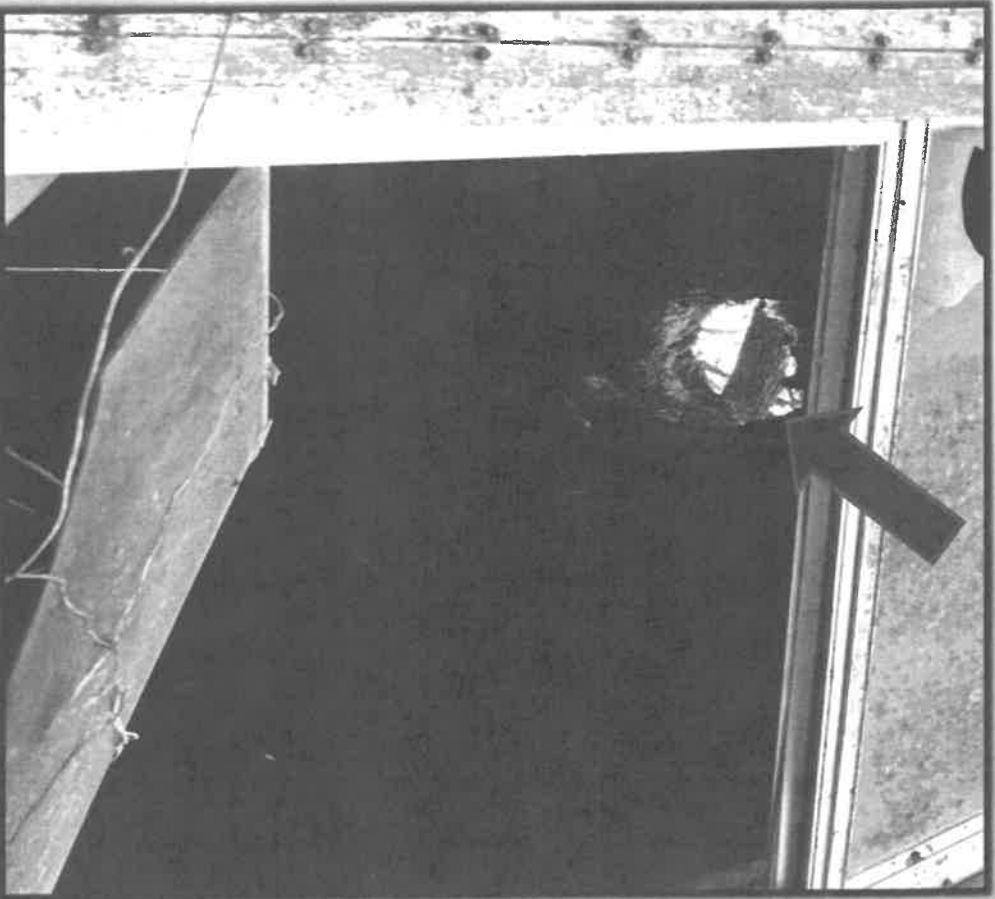


Photo taken by CEO C. Hill on 11/08/19



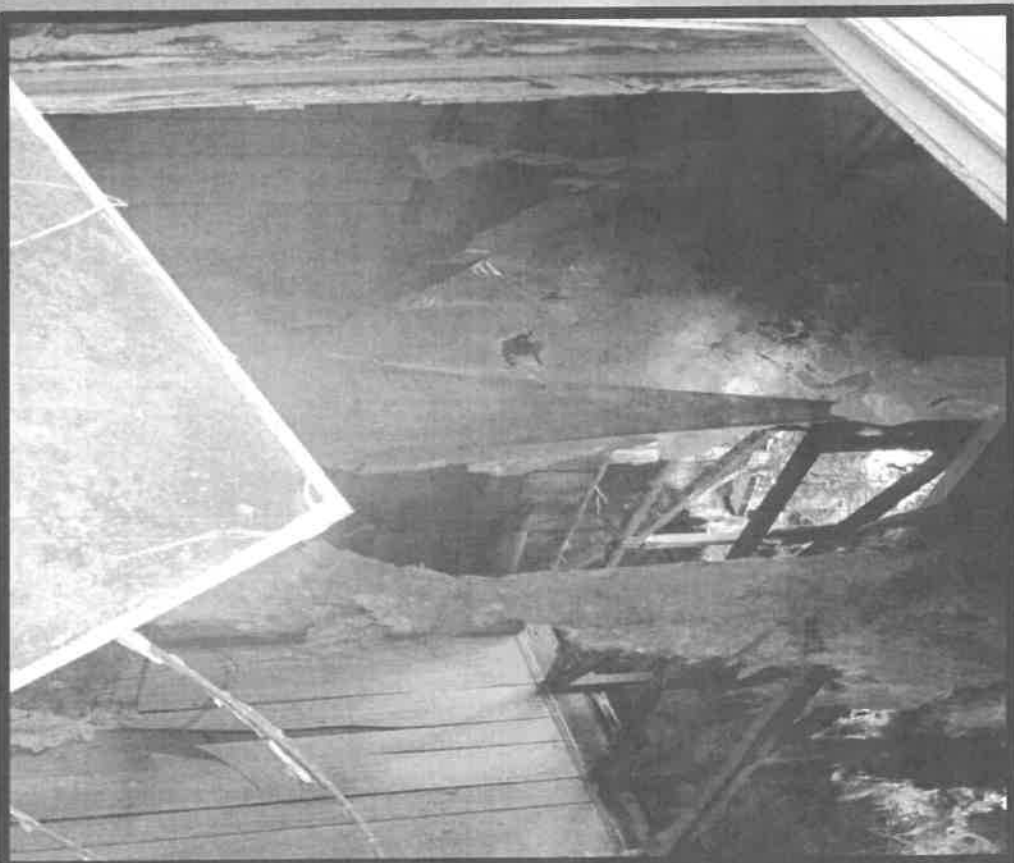
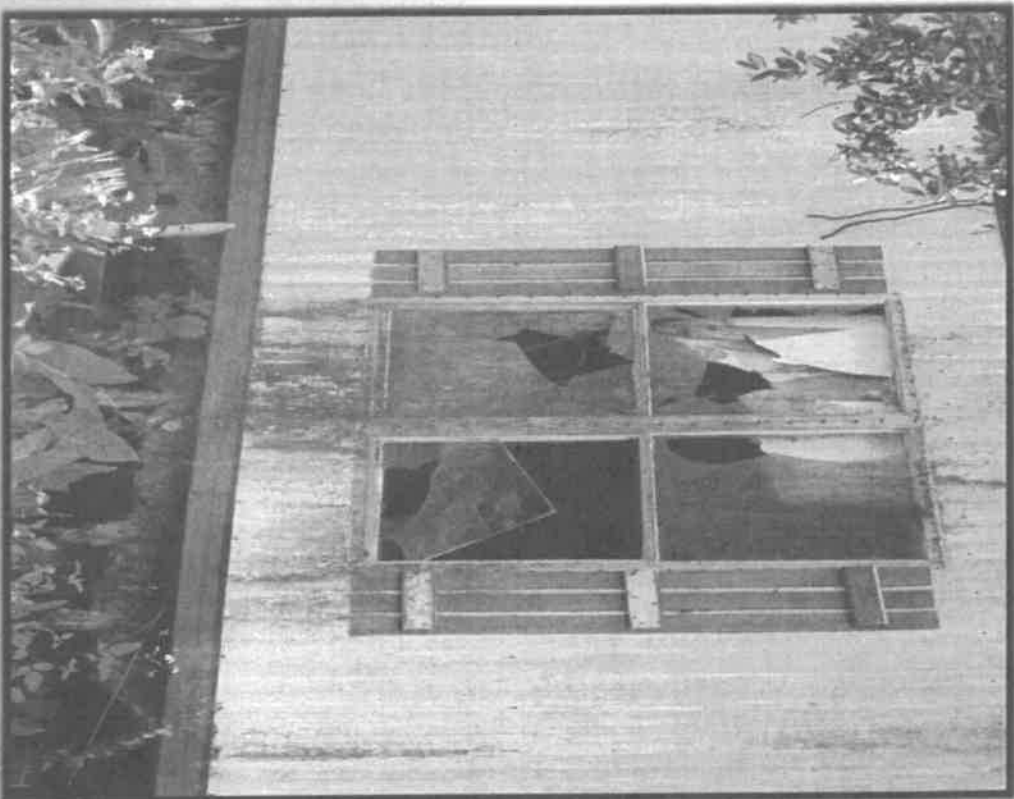
**19-133-CEB**  
**KIMBERLEY CROW PER REP EST OF**  
**FRENCHIE M. SANDERS**



Photos taken by CEO C. Hill on 02/11/19



**19-133-CEB**  
**KIMBERLEY CROW PER REP EST OF**  
**FRENCHIE M. SANDERS**



Photos taken by CEO C. Hill on 05/01/19



**19-133-CEB**

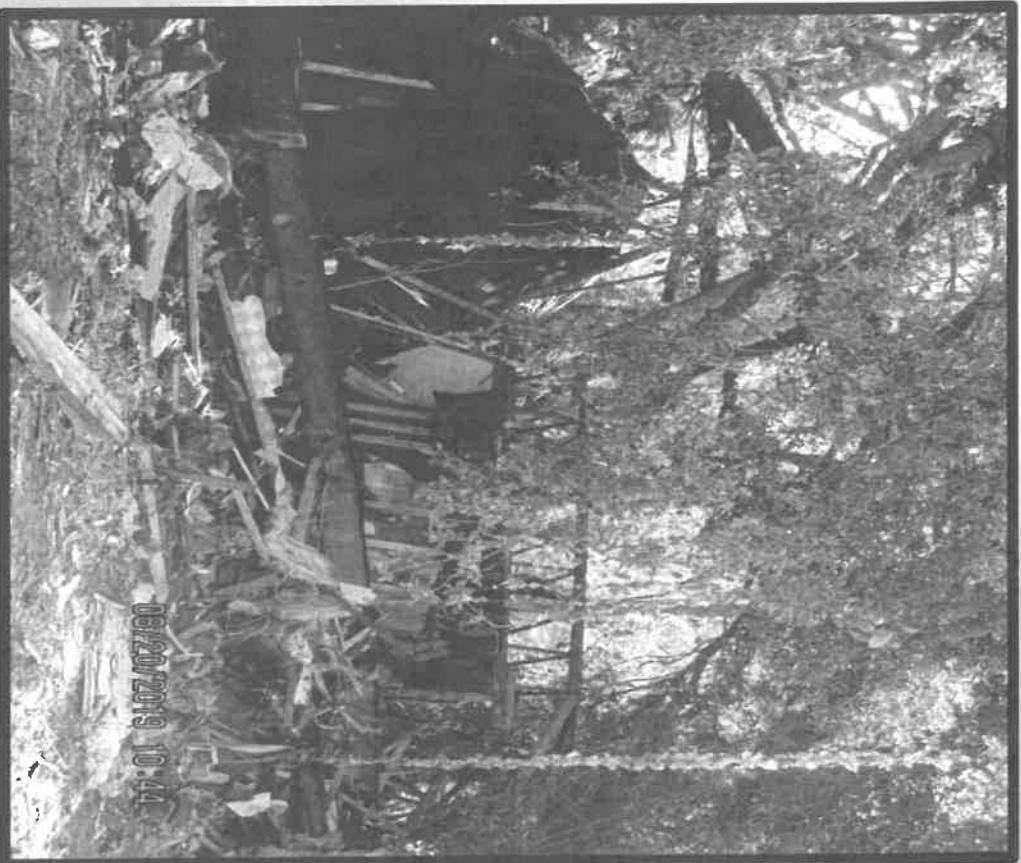
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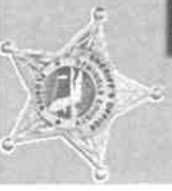
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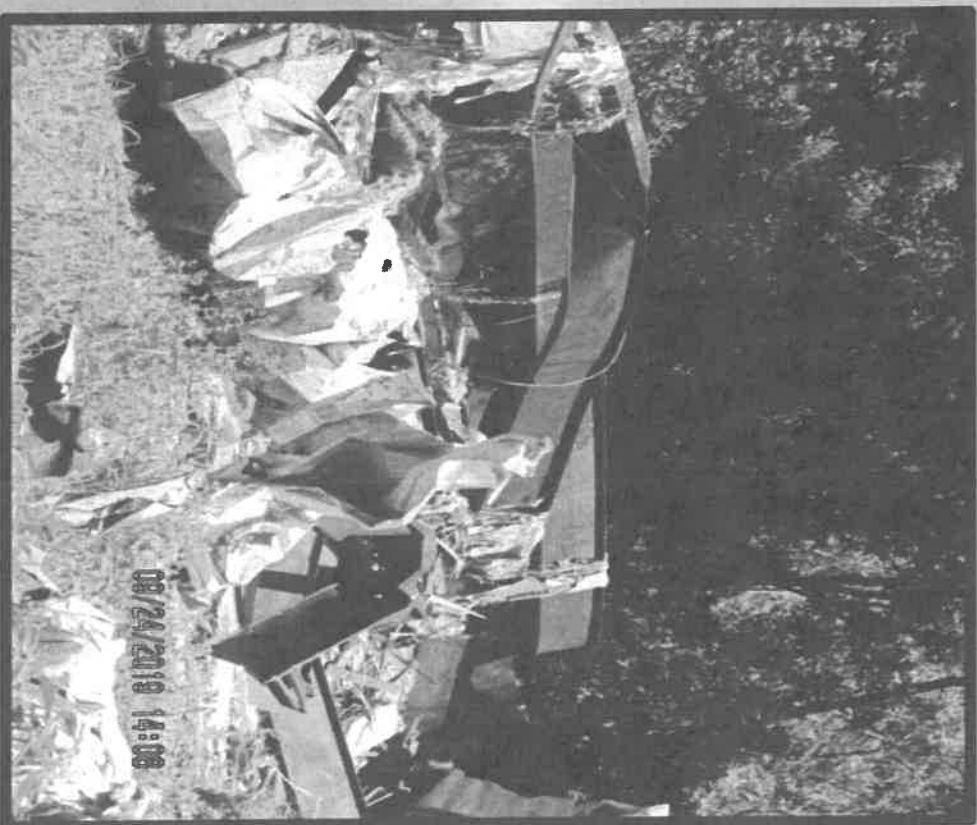
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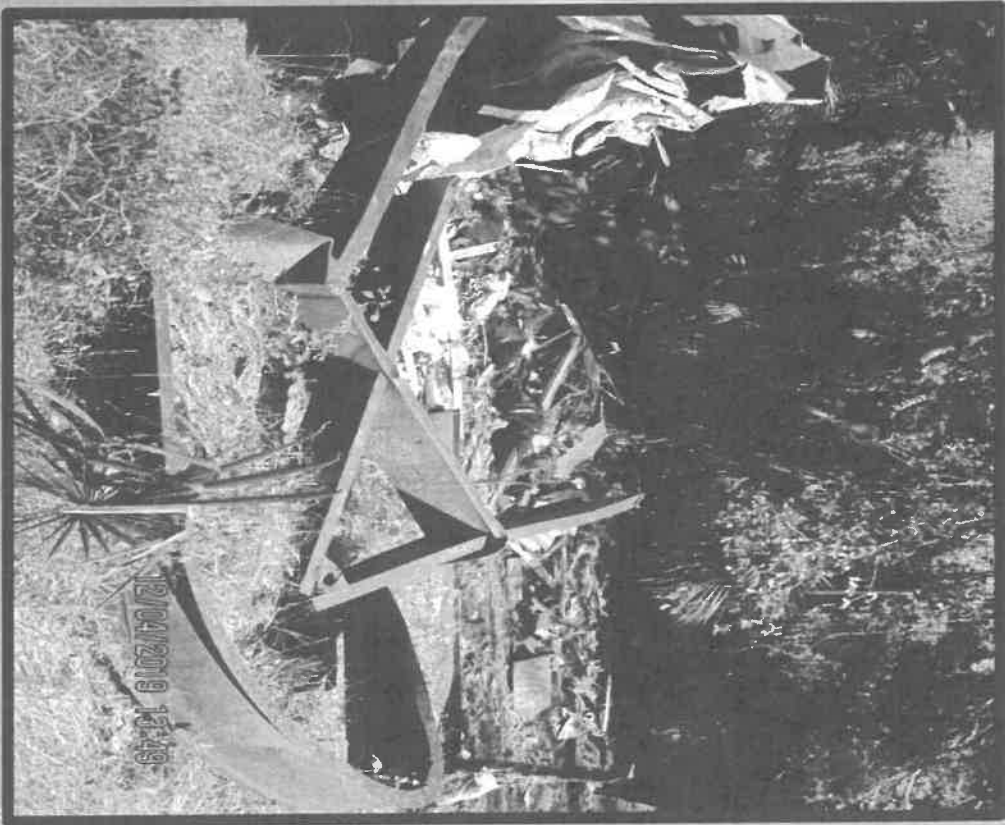
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Photos taken by CEO C. Hill on 12/04/19



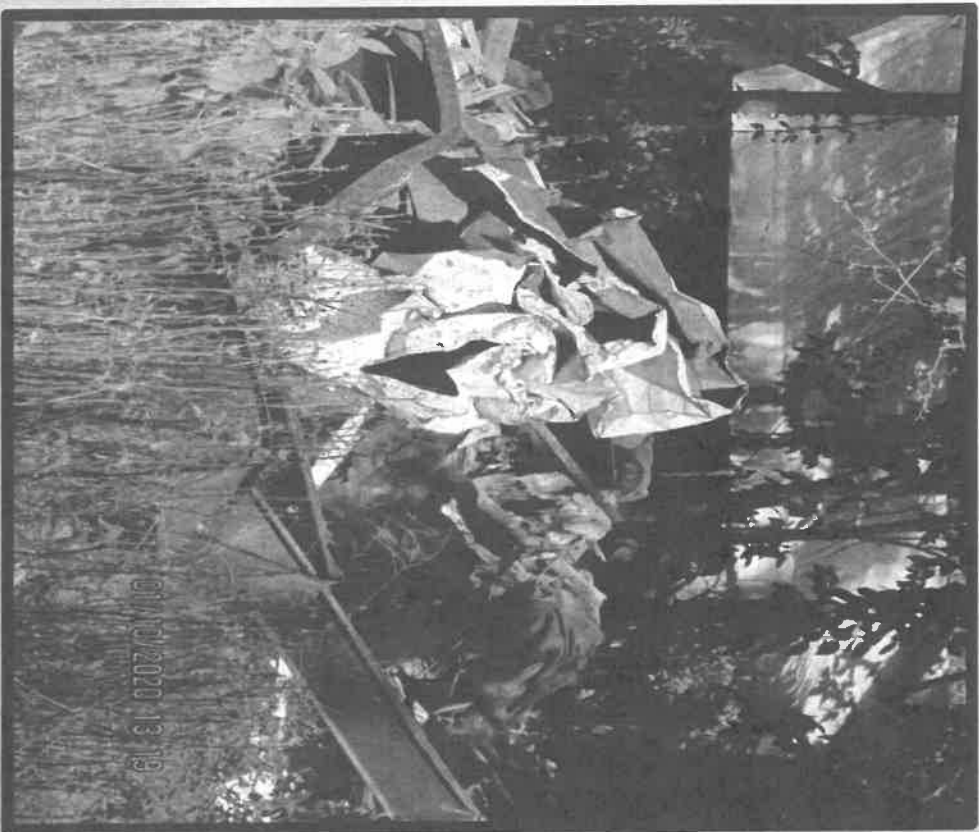
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Photos taken by CEO C. Hill on 01/10/20



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Photos taken by CEO C. Hill on 01/10/20



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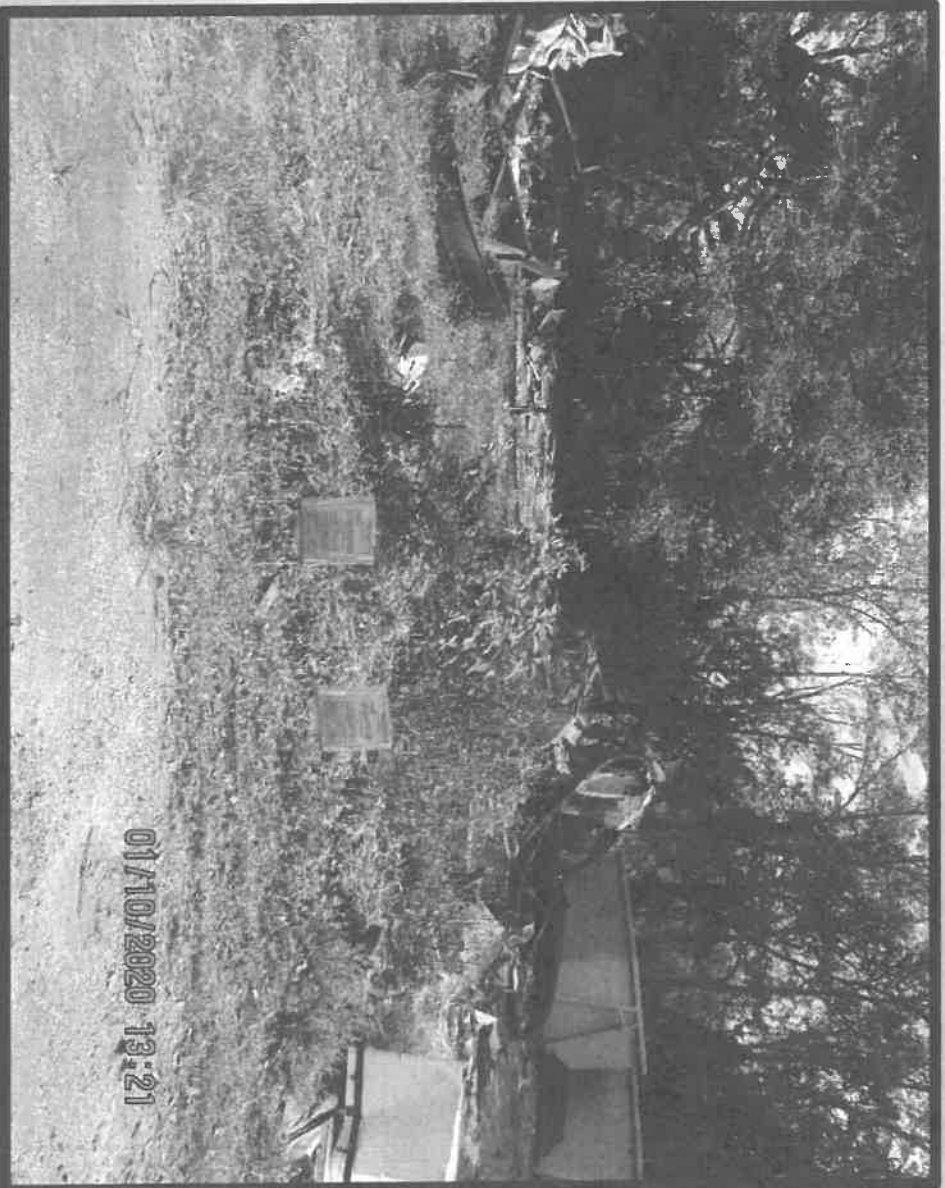
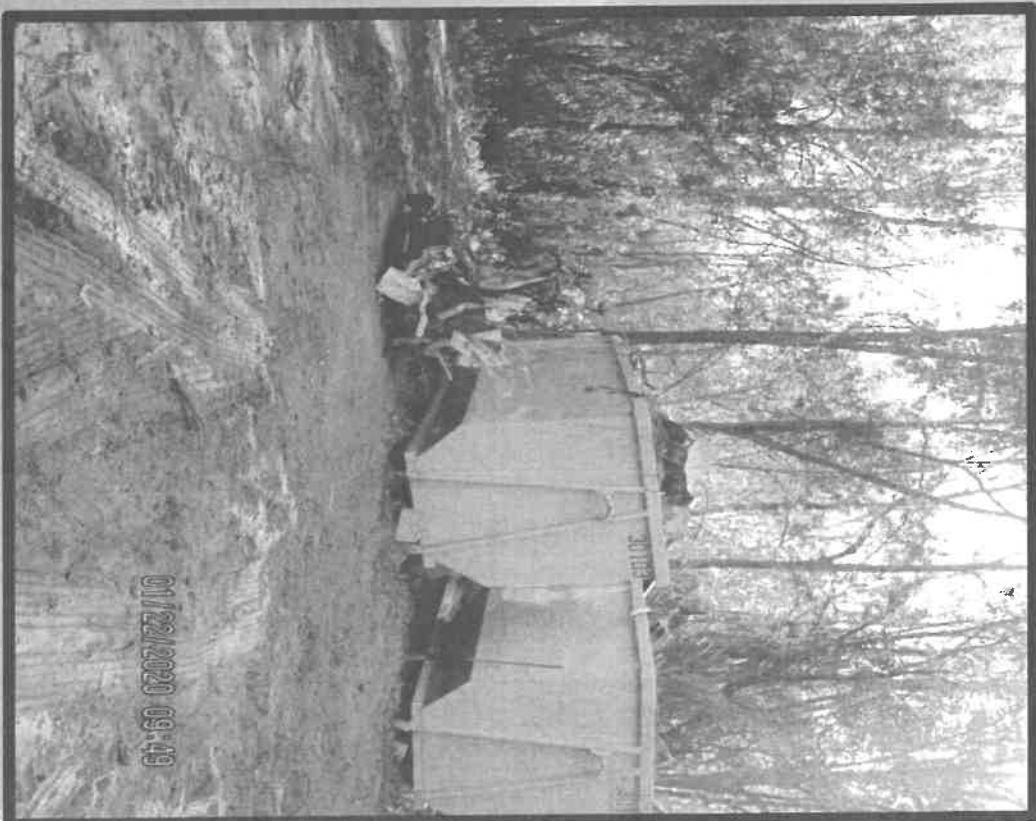
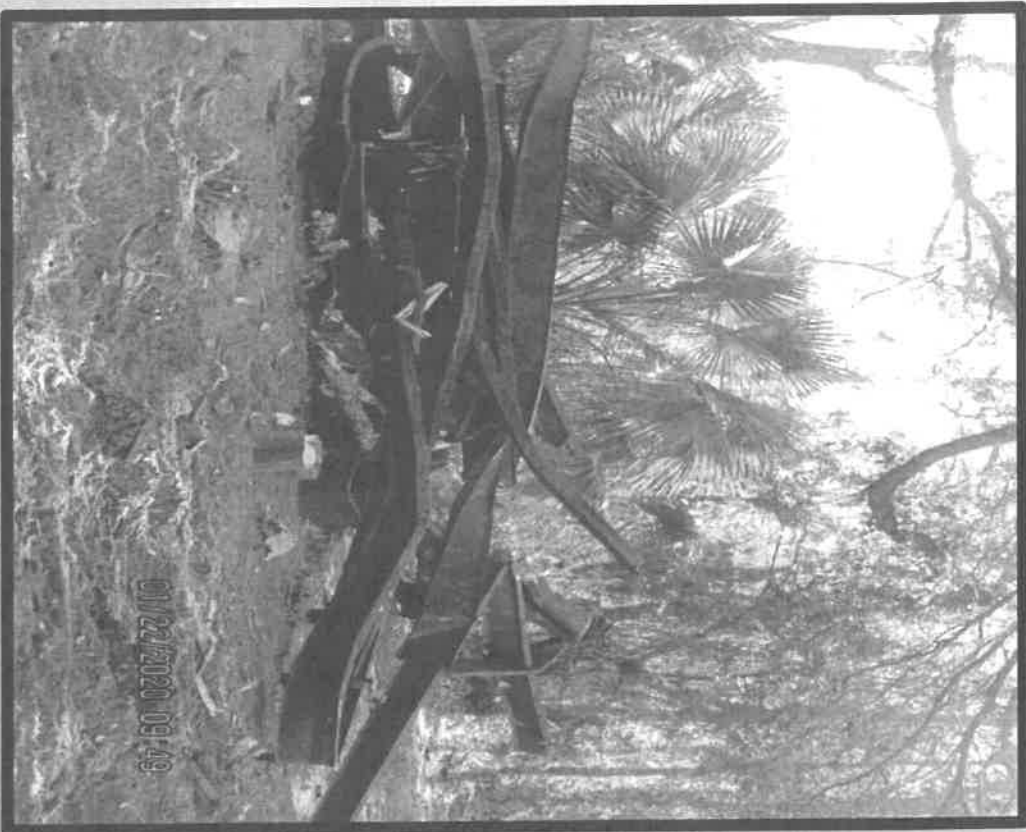


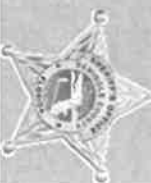
Photo taken by CEO C. Hill on 01/10/20



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Photos taken by CEO C. Hill on 01/22/20



**19-133-CEB**

**KIMBERLEY CROW PER REP EST OF  
FRENCHIE M. SANDERS**

**Order: Correct the code violation on the described property no later than midnight on September 22, 2019 by removing the rubble of a structure from the subject property.**



**19-133-CEB**

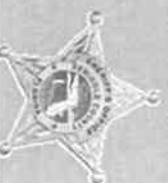
**KIMBERLEY CROW PER REP EST OF  
FRENCHIE M. SANDERS**


**RECOMMENDED THE CODE ENFORCEMENT BOARD:**

**Issue an Order imposing a lien in the amount of \$12,300.00 for 123 days of non compliance from September 23, 2019, through and including January 23, 2020 and the fine shall continue to accrue at \$100.00 per day for each day the violation continues or is repeated after January 23, 2020.**

**The Respondent must contact Cara Hill, Code Enforcement Officer at 407-665-1713 to arrange for an inspection of the property to verify compliance.**

Prepared by Cara Hill for hearing date of 01/23/20



 <p><b>PROPERTY APPRAISER</b> Seminole County Florida</p>	<p><b>Property Record Card</b></p> <p>Parcel: 03-21-29-505-0X00-0180</p> <p>Property Address: 111 MOHAWK LN ALTAMONTE SPRINGS, FL 32714</p>																																																																
<p><b>Parcel Information</b></p> <table border="1" style="width:100%; border-collapse: collapse;"> <tr><td>Parcel</td><td>03-21-29-505-0X00-0180</td></tr> <tr><td>Owner(s)</td><td>CROW KIMBERLEY K PER REP FOR EST OF FRENCHIE M SANDERS</td></tr> <tr><td>Property Address</td><td>111 MOHAWK LN ALTAMONTE SPRINGS, FL 32714</td></tr> <tr><td>Mailing</td><td>895 TURTLE MOUND DR CASSELBERRY, FL 32707-2654</td></tr> <tr><td>Subdivision Name</td><td>MOBILE MANOR 2ND SECTION</td></tr> <tr><td>Tax District</td><td>01-COUNTY-TX DIST 1</td></tr> <tr><td>DOR Use Code</td><td>0230-MOBILE HOME WATERFRONT</td></tr> <tr><td>Exemptions</td><td></td></tr> </table>	Parcel	03-21-29-505-0X00-0180	Owner(s)	CROW KIMBERLEY K PER REP FOR EST OF FRENCHIE M SANDERS	Property Address	111 MOHAWK LN ALTAMONTE SPRINGS, FL 32714	Mailing	895 TURTLE MOUND DR CASSELBERRY, FL 32707-2654	Subdivision Name	MOBILE MANOR 2ND SECTION	Tax District	01-COUNTY-TX DIST 1	DOR Use Code	0230-MOBILE HOME WATERFRONT	Exemptions		<p><b>Value Summary</b></p> <table border="1" style="width:100%; border-collapse: collapse;"> <thead> <tr> <th></th> <th>2020 Working Values</th> <th>2019 Certified Values</th> </tr> </thead> <tbody> <tr><td>Valuation Method</td><td>Cost/Market</td><td>Cost/Market</td></tr> <tr><td>Number of Buildings</td><td>1</td><td>1</td></tr> <tr><td>Depreciated Bldg Value</td><td>\$14,279</td><td>\$13,340</td></tr> <tr><td>Depreciated EXFT Value</td><td>\$200</td><td>\$200</td></tr> <tr><td>Land Value (Market)</td><td>\$12,000</td><td>\$12,000</td></tr> <tr><td>Land Value Ag</td><td></td><td></td></tr> <tr><td>Just/Market Value **</td><td>\$26,479</td><td>\$25,540</td></tr> <tr><td>Portability Adj</td><td></td><td></td></tr> <tr><td>Save Our Homes Adj</td><td>\$0</td><td>\$0</td></tr> <tr><td>Amendment 1 Adj</td><td>\$6,378</td><td>\$7,266</td></tr> <tr><td>P&amp;G Adj</td><td>\$0</td><td>\$0</td></tr> <tr><td>Assessed Value</td><td>\$20,101</td><td>\$18,274</td></tr> <tr><td colspan="3" style="text-align: right;">Tax Amount without SOH: \$302.69</td></tr> <tr><td colspan="3" style="text-align: right;">2019 Tax Bill Amount \$302.69</td></tr> <tr><td colspan="3" style="text-align: right;">Save Our Homes Savings: \$0.00</td></tr> </tbody> </table> <p style="font-size: small;">* Does NOT INCLUDE Non Ad Valorem Assessments</p>		2020 Working Values	2019 Certified Values	Valuation Method	Cost/Market	Cost/Market	Number of Buildings	1	1	Depreciated Bldg Value	\$14,279	\$13,340	Depreciated EXFT Value	\$200	\$200	Land Value (Market)	\$12,000	\$12,000	Land Value Ag			Just/Market Value **	\$26,479	\$25,540	Portability Adj			Save Our Homes Adj	\$0	\$0	Amendment 1 Adj	\$6,378	\$7,266	P&G Adj	\$0	\$0	Assessed Value	\$20,101	\$18,274	Tax Amount without SOH: \$302.69			2019 Tax Bill Amount \$302.69			Save Our Homes Savings: \$0.00		
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No Appendages													

**Permits**

Permit #	Description	Agency	Amount	CO Date	Permit Date
No Permits					

Permit data does not originate from the Seminole County Property Appraiser's office. For details or questions concerning a permit, please contact the building department of the tax district in which the property is located.

**Extra Features**

Description	Year Built	Units	Value	New Cost
SHED	6/1/1979	1	\$200	\$500

**Zoning**

Zoning	Zoning Descriptionun	Future Land Use	FutureLandUseDescription
RM-1	Single Family Mobile Home-7000	MDR	Medium Density Residential

**CODE ENFORCEMENT BOARD  
SEMINOLE COUNTY, FLORIDA**

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

Petitioner,  
vs.

**CASE 19-133-CEB**

**KIMBERLEY CROWE PER REP  
EST. OF FRENCHIE M. SANDERS  
PARCEL ID #: 03-21-29-505-0X00-0180**

Respondents.  
\_\_\_\_\_ /

**AFFIDAVIT OF POSTING OF NOTICE OF HEARING**

BEFORE ME, the undersigned authority, personally appeared Cara Hill, Code Enforcement Officer, Seminole County Sheriff's Office who, after being duly sworn, deposes and says:

1. That the statements set forth herein are based upon personal knowledge.
2. That there is cause to believe that a violation of the Seminole County Code currently exists at **111 Mohawk Lane**, Seminole County, Florida, and a Statement of Violation has been issued alleging such violation. A hearing has been scheduled regarding this alleged violation.
3. That the undersigned Code Enforcement Officer posted a Notice of Hearing and a copy of the Statement of Violation and Request for Hearing on the above stated property on **January 10, 2020**.

**FURTHER AFFIANT SAYETH NOT.**

**DATED** this 13<sup>th</sup> day of **January 2020**


  
\_\_\_\_\_  
**Cara Hill, Code Enforcement Officer**

**STATE OF FLORIDA  
COUNTY OF SEMINOLE**

The foregoing instrument was acknowledged before me this 13<sup>th</sup> day of **January 2020**, by **Cara Hill**, who is personally known to me.



2018CE002975

  
\_\_\_\_\_  
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. 19-133-CEB**

Petitioner,  
vs.

**KIMBERLY CROWE, PER REP FOR ESTATE OF FRENCHIE M. SANDERS  
PARCEL I.D. # 03-21-29-505-0X00-0180**

**RE: 111 MOHAWK LN, ALTAMONTE SPRINGS, FL 32714**

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

**AFFIDAVIT OF POSTING NOTICE OF HEARING**

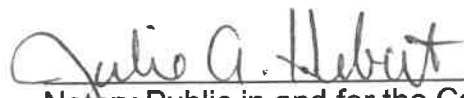
I, Patricia A. Hughes, Clerk to the Code Enforcement Board for Seminole County, Florida, hereby deposes and says:

1. That pursuant to Florida Statute 162.12, a NOTICE OF HEARING was posted at Seminole County Services Building, 1101 East First Street, Sanford, Florida, on January 9, 2020 regarding Respondent: KIMBERLY CROWE, PER REP.

  
\_\_\_\_\_  
Patricia A. Hughes

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

The foregoing instrument was acknowledged before me this 9<sup>th</sup> day of January, 2020, by Patricia A. Hughes, who is personally known to me.

  
\_\_\_\_\_  
Notary Public in and for the County and  
State Aforementioned  
My commission expires:



**CODE ENFORCEMENT BOARD  
SEMINOLE COUNTY, FLORIDA  
CASE NO: 19-133-CEB**

## **NOTICE OF HEARING**

**KIMBERLY CROWE, PER REP  
EST OF FRENCHIE SANDERS  
895 TURTLE MOUND DR.  
CASSELBERRY, FL 32707**

**NOTICE is hereby given that the Code Enforcement Board of Seminole County, Florida, intends to hold a hearing at 1:30 P.M., or as soon thereafter as possible, at its regular meeting on the January 23, 2020, at the Seminole County Services Building, BCC Chambers, Room 1028, 1101 East First Street, Sanford, Florida, to consider whether a to impose a lien on the above-named party's property, legally described as follows:**

**PARCEL I.D. # 03-21-29-505-0X00-0180  
111 MOHAWK LN, ALTAMONTE SPRINGS, FL 32714**

**The violation charged is, specifically:**

**1.) It shall be unlawful for any person to accumulate, dump or cause or allow to be accumulated or dumped or cause or allow to be placed, or otherwise to cause or allow to exist on any lands or premises any nuisance as defined in Section 95.3 (c) – Remains or rubble of a structure. The remains or rubble of a structure, which has been burned, stricken by other casualty, demolished, or exists in a state of excessive disrepair or decay similar to and including, but not limited to, extreme exterior dilapidation, broken, missing, rotting or collapsed windows, doors, walls and/or roof.**

**Persons are advised that, if they decide to appeal any decision made at this hearing, 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 record includes the testimony and evidence upon which the appeal is to be based.**

**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 407-665-7941.**

**SEMINOLE COUNTY CODE ENFORCEMENT  
DEVELOPMENT SERVICES DEPARTMENT  
1101 EAST FIRST STREET  
SANFORD, FLORIDA 32771-1468  
407-665-7403**



**DATED this 9th day of January, 2020.**

CODE ENFORCEMENT BOARD  
SEMINOLE COUNTY, FLORIDA

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

CASE NO. 19-133-CEB

Petitioner,  
vs.

KIMBERLY CROWE, PER REP ESTATE OF FRENCHIE SANDERS  
PARCEL I.D. NO - 03-21-29-505-0X00-0180

Respondents.

AFFIDAVIT OF MAILING

BEFORE ME, the undersigned authority, personally appeared Patricia A. Hughes, for Planning & Development Division/Code Enforcement, who, after being duly sworn, deposes and says:

I certify that on the 9<sup>th</sup> day of December, 2019, I mailed a true and correct copy of the Courtesy letter with Order Continuing Hearing by First Class Mail, U.S. Postal Service to: KIMBERLY CROWE, PER REP EST OF FRENCHIE SANDERS, 895 TURTLE MOUND DR., CASSELBERRY, FL, 32707.

Patricia A. Hughes  
Patricia A. Hughes

personally known to me, acknowledged the foregoing  
December, 2019.

Julie A. Hebert  
Notary Public in and for the County and  
State Aforementioned  
My commission expires:



U.S. Postal Service™  
CERTIFIED MAIL® RECEIPT  
Domestic Mail Only

For delivery information, visit our website at [www.usps.com](http://www.usps.com)®.

OFFICIAL USE

Certified Mail Fee  
\$

Extra Services & Fees (check box, add fee as appropriate)

<input type="checkbox"/> Return Receipt (hardcopy)	\$
<input type="checkbox"/> Return Receipt (electronic)	\$
<input type="checkbox"/> Certified Mail Restricted Delivery	\$
<input type="checkbox"/> Adult Signature Required	\$
<input type="checkbox"/> Adult Signature Re	\$

Postmark  
Here

Postage  
\$

Total Postage and  
\$

Sent To  
19-133-CEB ORD CONT HRNG 1/23/20  
KIMBERLY CROWE PER REP EST  
OF FRENCHIE M SANDERS  
895 TURTLE MOUND DR  
CASSELBERRY FL 32707

Street and Apt. No  
City, State, Zip+4

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

DEVELOPMENT SERVICES DEPARTMENT

CODE ENFORCEMENT



December 9, 2019

KIMBERLY CROWE, PER REP  
EST OF FRENCHIE SANDERS  
895 TURTLE MOUND DR.  
CASSELBERRY, FL 32707

CASE NO – 19-133-CEB  
PARCEL I.D. NO – 03-21-29-505-0X00-0180

Dear Property Owners:

As you know the Code Enforcement Board tabled your case to the January 23, 2020 meeting to allow you additional time to come into compliance. However, your fine will continue to accrue at **\$100.00 per day** until compliance is obtained. I am enclosing a certified copy of this Order for your records.

At a future hearing, Seminole County will be requesting the Board issue an order to be recorded in the Public Records of Seminole County imposing a **lien** against this property.

If you have any questions regarding your violation, please call **Code Enforcement Officer Cara Hill at 407-665-1713**. If you have any questions regarding this hearing, please call me at the number listed below.

CODE ENFORCEMENT BOARD  
SEMINOLE COUNTY, FLORIDA

Patricia A. Hughes  
Clerk to the Code Enforcement Board

Enclosure: Order Continuing Hearing

cc: Code Enforcement Officer Cara Hill

**CODE ENFORCEMENT BOARD  
SEMINOLE COUNTY, FLORIDA**

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

**CASE NO. 19-133-CEB**

Petitioner,

vs.

**KIMBERLY CROWE, PER REP FOR ESTATE OF FRENCHIE M. SANDERS**  
PARCEL I.D. NO – 03-21-29-505-0X00-0180

Respondents.  
\_\_\_\_\_ /

**ORDER CONTINUING HEARING**

**THIS MATTER** came before the Code Enforcement Board of Seminole County for hearing on December 4, 2019 and the Board having heard sworn testimony and received evidence from Cara Hill, Code Enforcement Officer, on behalf of the Petitioner and Respondents or their Representative, hereby continues the hearing on this matter until January 23, 2020 at 1:30 p.m.

**DONE AND ORDERED** this 5<sup>th</sup> day of December, 2019, in Seminole County, Florida.


CODE ENFORCEMENT BOARD  
SEMINOLE COUNTY, FLORIDA

  
\_\_\_\_\_  
DENNIS WARREN, CHAIR

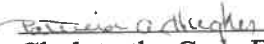
STATE OF FLORIDA     )  
COUNTY OF SEMINOLE )



The foregoing instrument was acknowledged before me this 5<sup>th</sup> day of December, 2019, by Dennis Warren, who is personally known to me.



  
\_\_\_\_\_  
Patricia A. Hughes  
Notary Public to and for the  
County and State aforementioned.  
My Commission Expires:

I HEREBY CERTIFY that on this 5<sup>th</sup> day of December, 2019, a true and correct copy of this Order has been furnished by certified and regular mail to the Respondents: KIMBERLY CROWE, PER REP EST OF FRENCHIE SANDERS, 895 TURTLE MOUND DR., CASSELBERRY, FL 32707.

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

		<b>Property Record Card</b>										
		Parcel: 03-21-29-505-0X00-0180 Property Address: 111 MOHAWK LN ALTAMONTE SPRINGS, FL 32714										
Parcel Information		Value Summary										
Parcel	03-21-29-505-0X00-0180											
Owner(s)	CROW KIMBERLEY K PER REP FOR EST OF FRENCHIE M SANDERS	2020 Working Values	2019 Certified Values									
Property Address	111 MOHAWK LN ALTAMONTE SPRINGS, FL 32714	Valuation Method	Cost/Market Cost/Market									
Mailing	895 TURTLE MOUND DR CASSELBERRY, FL 32707-2654	Number of Buildings	1 1									
Subdivision Name	MOBILE MANOR 2ND SECTION	Depreciated Bldg Value	\$14,279 \$13,340									
Tax District	01-COUNTY-TX DIST 1	Depreciated EXFT Value	\$200 \$200									
DOR Use Code	0230-MOBILE HOME WATERFRONT	Land Value (Market)	\$12,000 \$12,000									
Exemptions		Land Value Ag										
		Just/Market Value **	\$26,479 \$25,540									
		Portability Adj										
		Save Our Homes Adj	\$0 \$0									
		Amendment 1 Adj	\$6,378 \$7,266									
		P&G Adj	\$0 \$0									
		Assessed Value	\$20,101 \$18,274									
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				**Does NOT INCLUDE Non Ad Valorem Assessments								
Legal Description												
BEG 620.36 FT S + 133.6 FT E OF NW COR BLK X RUN E 197.37 FT S 10 DEG 36 MIN W 80.35 FT S 42 DEG 32 MIN W 28.21 FT W 171.53 FT N 4 DEG 35 MIN E 100 FT TO BEG MOBILE MANOR 2ND SEC PB 11 PG 48												
Taxes												
Taxing Authority	Assessment Value	Exempt Values	Taxable Value									
COUNTY BONDS		\$20,101	\$0 \$20,101									
ROAD DISTRICT		\$20,101	\$0 \$20,101									
SJWM(Saint Johns Water Management)		\$20,101	\$0 \$20,101									
FIRE		\$20,101	\$0 \$20,101									
COUNTY GENERAL FUND		\$20,101	\$0 \$20,101									
Schools		\$26,479	\$0 \$26,479									
Sales												
Description	Date	Book	Page	Amount	Qualified	Vac/Imp						
PROBATE RECORDS	7/1/2013	08094	0849	\$100	No	Improved						
Land												
Method	Frontage	Depth	Units	Units Price	Land Value							
LOT			1	\$12,000.00	\$12,000							
Building Information												
#	Description	Year Built Actual/Effective	Fixtures	Bed	Bath	Base Area	Total SF	Living SF	Ext Wall	Adj Value	Repl Value	Appendages

1	MOBILE HOME	1979	3	3	1.0	1,440	1,440	1,440	MOBILE HOMES AVG	\$14,279	\$35,698	Description	Area
No Appendages													

**Permits**

Permit #	Description	Agency	Amount	CO Date	Permit Date
No Permits					

Permit data does not originate from the Seminole County Property Appraiser's office. For details or questions concerning a permit, please contact the building department of the tax district in which the property is located.

**Extra Features**

Description	Year Built	Units	Value	New Cost
SHED	6/1/1979		1	\$200
				\$500

**Zoning**

Zoning	Zoning Descriptionun	Future Land Use	FutureLandUseDescription
RM-1	Single Family Mobile Home-7000	MDR	Medium Density Residential

**CODE ENFORCEMENT BOARD  
SEMINOLE COUNTY, FLORIDA**

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

**CASE NO. 19-133-CEB**

Petitioner,  
vs.

**KIMBERLY CROWE, PER REP EST OF FRENCHIE SANDERS  
PARCEL I.D. NO – 03-21-29-505-0X00-0180**

Respondents.  
\_\_\_\_\_ /

**AFFIDAVIT OF MAILING**

BEFORE ME, the undersigned authority, personally appeared Patricia A. Hughes, for Planning & Development Division/Code Enforcement, who, after being duly sworn, deposes and says:

I certify that on the 4<sup>th</sup> day of November, 2019, I mailed a true and correct copy of the Lien letter enclosing the Affidavit of Non-Compliance and Notice of Hearing by First Class Mail U.S. Postal Service and by Certified Mail to: KIMBERLY CROWE, PER REP EST OF FRENCHIE SANDERS, PARCEL I.D. NO. 03-21-29-505-0X00-0180, CASSELBERRY, FL,

**SENDER: COMPLETE THIS SECTION**

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. *f* Ar

19-133-CEB AFF OF NON COMP/NOH 12/5/19  
KIMBERLY CROWE PER REP  
EST OF FRENCHIE SANDERS  
895 TURTLEMOUND DR  
CASSELBERRY FL 32707



9590 9402 5082 9092 4762 26

2. Article Number (Transfer from service label)  
7019 0160 0000 7197 9937

PS Form 3811, July 2015 PSN 7530-02-000-9053

**COMPLETE THIS SECTION ON DELIVERY**

A. Signature *Kim Crow*  Agent  Addressee

B. Received by (Printed Name) *Kim Crow* C. Date of Delivery *11-8-19*

D. Is delivery address different from item 1?  Yes  No  
If YES, enter delivery address below:

acknowledged the foregoing

3. Service Type
- Adult Signature
  - Adult Signature Restricted Delivery
  - Certified Mail®
  - Certified Mail Restricted Delivery
  - Collect on Delivery
  - Collect on Delivery Restricted Delivery
  - Priority Mail Express®
  - Registered Mail™
  - Registered Mail Restricted Delivery
  - Return Receipt for Merchandise
  - Signature Confirmation™
  - Signature Confirmation Restricted Delivery

*Patricia A. Hughes*

and for the County and State of Florida

My commission expires:



CODE ENFORCEMENT

November 4, 2019

KIMBERLY CROWE, PER REP  
EST OF FRENCHIE SANDERS  
895 TURTLE MOUND DR.  
CASSELBERRY, FL 32707

CASE NO – 19-00100133-CEB  
PARCEL I.D. NO – 03-21-29-505-0X00-0180

Dear Property Owners:

Please be advised that on August 22, 2019, the Code Enforcement Board of Seminole County issued its Findings of Fact, Conclusions of Law and Order in the above-referenced case. The Order specifically found your property in violation of:

***It shall be unlawful for any person to accumulate, dump or cause or allow to be accumulated or dumped or cause or allow to be placed, or otherwise to cause or allow to exist on any lands or premises any nuisance as defined in Section 95.3 (c) – Remains or rubble of a structure. The remains or rubble of a structure, which has been burned, stricken by other casualty, demolished, or exists in a state of excessive disrepair or decay similar to and including, but not limited to, extreme exterior dilapidation, broken, missing, rotting or collapsed windows, doors, walls and/or roof.***

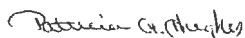
This property is located at 111 MOHAWK LN, ALTAMONTE SPRINGS, FL 32714. The Board required compliance with its Order by September 22, 2019. I am enclosing a certified copy of the Affidavit of Non-Compliance which has been filed by the Code Enforcement Officer.

This item will be heard by the Code Enforcement Board at its regularly scheduled meeting on **Thursday, December 5, 2019, at 1:30 p.m.**, at the County Services Building, Room 1028, located at 1101 East First Street, Sanford, Florida.

At the time of the upcoming hearing, your fine will have run for 74 days, from September 23, 2019 through and including December 5, 2019, at **\$100.00 per day** which totals **\$7,400.00**.

Seminole County will be requesting the Board issue an order to be recorded in the Public Records of Seminole County imposing a **lien** against this property in the amount of **\$7,400.00**, with the fine continuing to accrue at **\$100.00 per day** until compliance is obtained.

CODE ENFORCEMENT BOARD  
SEMINOLE COUNTY, FLORIDA



Patricia A. Hughes  
Clerk to the Code Enforcement Board

Enclosure: Affidavit of Non-Compliance

cc: CEO Cara Hill

CODE ENFORCEMENT BOARD  
SEMINOLE COUNTY, FLORIDA

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

CASE NO. 19-133-CEB

Petitioner,

vs.

KIMBERLEY K. CROW PER REP  
EST. OF FRENCHIE M. SANDERS  
PARCEL ID #: 03-21-29-505-0X00-0180

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

AFFIDAVIT OF NON-COMPLIANCE

BEFORE ME, the undersigned authority, personally appeared **Dorothy Hird, Code Enforcement Officer, Seminole County Sheriff's Office**, who after being duly sworn, deposes and says:

1. That on **August 22, 2019**, the Board held a public hearing and issued its Order in the above-styled matter.
2. That, pursuant to said Order, Respondent was to have taken certain corrective action by or before **September 22, 2019**.
3. That a reinspection was performed on **September 24, 2019**.
4. That the re-inspection revealed that the corrective action ordered by the Board has not been taken in that the **rubble of a structure remains on the property**.


FURTHER AFFIANT SAYETH NOT.

DATED this 25<sup>th</sup> day of **September 2019**

  
\_\_\_\_\_  
Dorothy Hird, Code Enforcement Officer

STATE OF FLORIDA            )  
COUNTY OF SEMINOLE    )

The foregoing instrument was acknowledged before me this 25<sup>th</sup> day of **September 2019**, by **Dorothy Hird**, 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. 19-133-CEB**

Petitioner,  
vs.

**KIMBERLY CROWE, PER REP ESTATE OF FRENCHIE M. SANDERS  
PARCEL I.D. NO – 03-21-29-505-0X00-0180**

Respondents.  
\_\_\_\_\_ /

**AFFIDAVIT OF MAILING**

BEFORE ME, the undersigned authority, personally appeared Patricia A. Hughes, for Planning & Development Division/Code Enforcement, who, after being duly sworn, deposes and says:

I certify that on the 23<sup>rd</sup> day of August, 2019, I mailed a true and correct copy of the Courtesy letter enclosing the Findings of Fact, Conclusions of Law and Order by First Class Mail, U.S. Postal Service to: KIMBERLY CROWE PER REP, EST OF FRENCHIE SANDERS, 895 TURTLE MOUND DR., CASSELBERRY, FL, 32707.

Patricia A. Hughes  
Patricia A. Hughes

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

Patricia A. Hughes, who is personally known to me, acknowledged the foregoing if August, 2019.

**U.S. Postal Service™  
CERTIFIED MAIL® RECEIPT**  
*Domestic Mail Only*  
For delivery information, visit our website at [www.usps.com](http://www.usps.com)®.  
**OFFICIAL USE**

Certified Mail Fee  
\$ \_\_\_\_\_  
Extra Services & Fees (check box, add fee as appropriate)  
 Return Receipt (hardcopy) \$ \_\_\_\_\_  
 Return Receipt (electronic) \$ \_\_\_\_\_  
 Certified Mail Restricted Delivery \$ \_\_\_\_\_  
 Adult Signature Required \$ \_\_\_\_\_

Postmark  
Here

Julie A. Hebert  
Notary Public in and for the County and  
State Aforementioned  
My commission expires:

19-133-CEB FCF  
KIMBERLY CROWE PER REP  
ESTATE OF FRENCHIE SANDERS  
CASSELBERRY FL 32707



August 23, 2019

KIMBERLY CROWE, PER REP  
EST OF FRENCHIE SANDERS  
895 TURTLE MOUND DR.  
CASSELBERRY, FL 32707

CASE NO – 19-00100133-CEB  
PARCEL I.D. NO – 03-21-29-505-0X00-0180

Dear Property Owners:

Please be advised that the Code Enforcement Board entered its Findings of Fact, Conclusions of Law and Order in your case giving you until **September 22, 2019** to correct your violation. If you do not correct your violation by this date, a fine in the amount of **\$100.00 per day** will begin to accrue and will continue to accrue until compliance has been obtained. I am enclosing a certified copy of this Order for your records.

In order to correct the violation, the following remedial action is required:

**Remove the remains or rubble of a structure violation from the property.**

Please call **Code Enforcement Officer Cara Hill at 407-665-1713** as soon as you have corrected this violation so that compliance can be verified.

CODE ENFORCEMENT BOARD  
SEMINOLE COUNTY, FLORIDA



Patricia A. Hughes  
Clerk to the Code Enforcement Board

Enclosure: Findings of Fact, Conclusions of Law and Order

cc: Code Enforcement Officer Cara Hill

**CODE ENFORCEMENT BOARD  
SEMINOLE COUNTY, FLORIDA**

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

**CASE NO. 19-133-CEB**

Petitioner,  
vs.

**KIMBERLY CROWE, PER REP for ESTATE OF FRENCHIE M. SANDERS  
PARCEL I.D. NO. – 03-21-29-505-0X00-0180**

Respondents.  
\_\_\_\_\_ /

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

THIS MATTER came before the Code Enforcement Board of Seminole County for hearing on August 22, 2019 and the Board having received evidence and having noted that Respondents were 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 the Respondents.
- 2) The Respondents are the record owners of and in custody and control of the property described as Tax Parcel I.D. # 03-21-29-505-0X00-0180 located at 111 MOHAWK LN, ALTAMONTE SPRINGS, FL 32714, located in Seminole County and legally described as follows:

BEG 620.36 FT S + 133.6 FT E OF NW COR BLK X RUN E 197.37 FT S 10 DEG 36 MIN  
W 80.35 FT S 42 DEG 32 MIN W 28.21 FT W 171.53 FT N 4 DEG 35 MIN E 100 FT TO BEG  
MOBILE MANOR 2ND SEC PB 11 PG 48

**II. CONCLUSION OF LAW**

The Code Enforcement Board finds the Respondents are in violation of Seminole County Code Chapter 95, Section 95.4, as defined in Section 95.3 (c).

**III. ORDER**

Based on the above-stated findings and conclusion of law, it is hereby Ordered that the Respondents shall correct the above-stated code violation on the above described property no later than midnight on September 22, 2019. 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 past September 22, 2019, or is repeated after compliance.

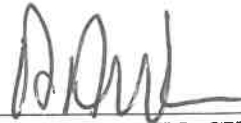
KIMBERLY CROWE, PER REP EST OF FRENCHIE M. SANDERS

The Respondents are further ordered to contact Code Enforcement Officer Cara Hill at (407) 665-1713 to arrange for an inspection to verify compliance with this Order.

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

**DONE AND ORDERED** this 22<sup>nd</sup> day of August, 2019, in Seminole County, Florida.

CODE ENFORCEMENT BOARD  
SEMINOLE COUNTY, FLORIDA



DENNIS WARREN, CHAIR

STATE OF FLORIDA     )  
COUNTY OF SEMINOLE )

The foregoing instrument was acknowledged before me this 22<sup>nd</sup> day of August, 2019, by Dennis Warren, who is personally known to me.



Patricia A. Hughes  
Notary Public to and for the  
County and State aforementioned.  
My Commission Expires:

**I HEREBY CERTIFY** that on this 23<sup>rd</sup> day of August, 2019, a true and correct copy of this Order has been furnished by certified and regular mail to the Respondents: KIMBERLY CROWE, PER REP EST OF FRENCHIE SANDERS, 895 TURTLE MOUND DR., CASSELBERRY, FL, 32707.



Clerk to the Code Enforcement Board



**19-133-CEB**

**KIMBERLEY CROW PER REP EST OF  
FRENCHIE M. SANDERS**

**03-21-29-505-0X00-0180**

**111 Mohawk Lane  
Seminole County, Florida**

**Violation Charged**

**Seminole County Code, Chapter 95, Section 95.4 as defined in 95.3(c)**

**Description of violation: It shall be unlawful for any person to accumulate, dump or cause or allow to be placed, or otherwise to cause or allow to exist on any lands or premises any nuisance as defined in Section 95.3 (c)- Remains or rubble of a structure.**

**Code Enforcement Officer: Cara Hill**

**19-133-CEB**  
**KIMBERLEY CROW PER REP EST OF**  
**FRENCHIE M. SANDERS**

## **Case Summary**

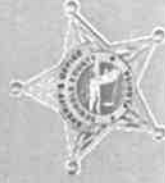
**Initial inspection:** 11/08/18

**Notice(s) to respondent:** 11/21/18, 01/03/19 (Verbal), 03/04/19,  
03/07/19 (Verbal)

**Compliance Date(s):** 12/21/18, 02/03/19 (Verbal), 03/16/19,  
04/30/19 (Verbal)

**Follow up inspections:** 02/11/19, 05/01/19, 08/20/19, 08/21/19

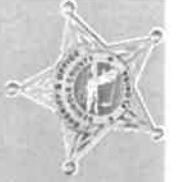
**Results of re-inspections:** The remains and rubble of a structure  
remain on the property.



**19-133-CEB**  
**KIMBERLEY CROW PER REP EST OF**  
**FRENCHIE M. SANDERS**



**Photo taken by CEO C. Hill on 11/08/19**



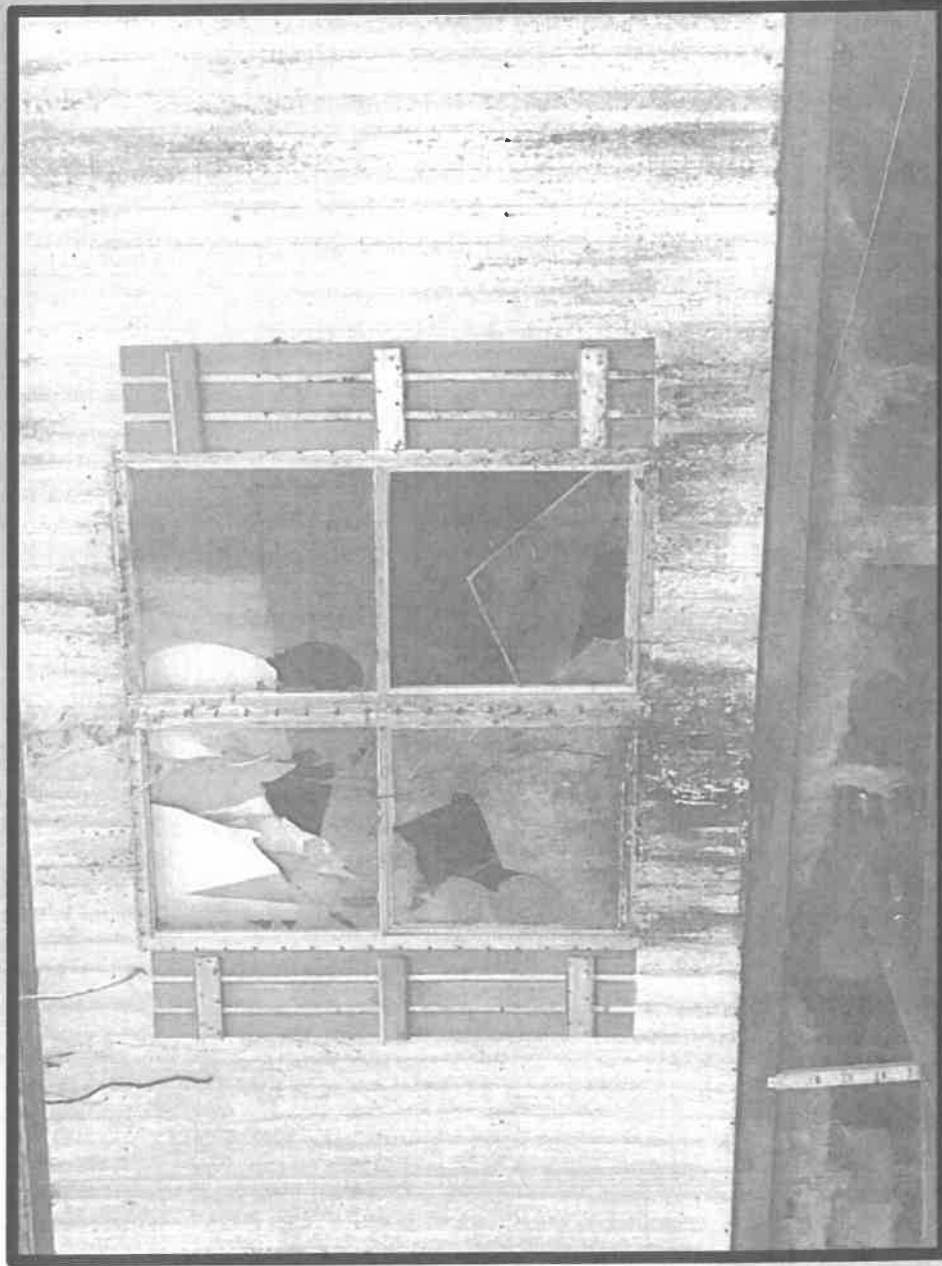
**19-133-CEB**  
**KIMBERLEY CROW PER REP EST OF**  
**FRENCHIE M. SANDERS**



**Photo taken by CEO C. Hill on 11/08/18**



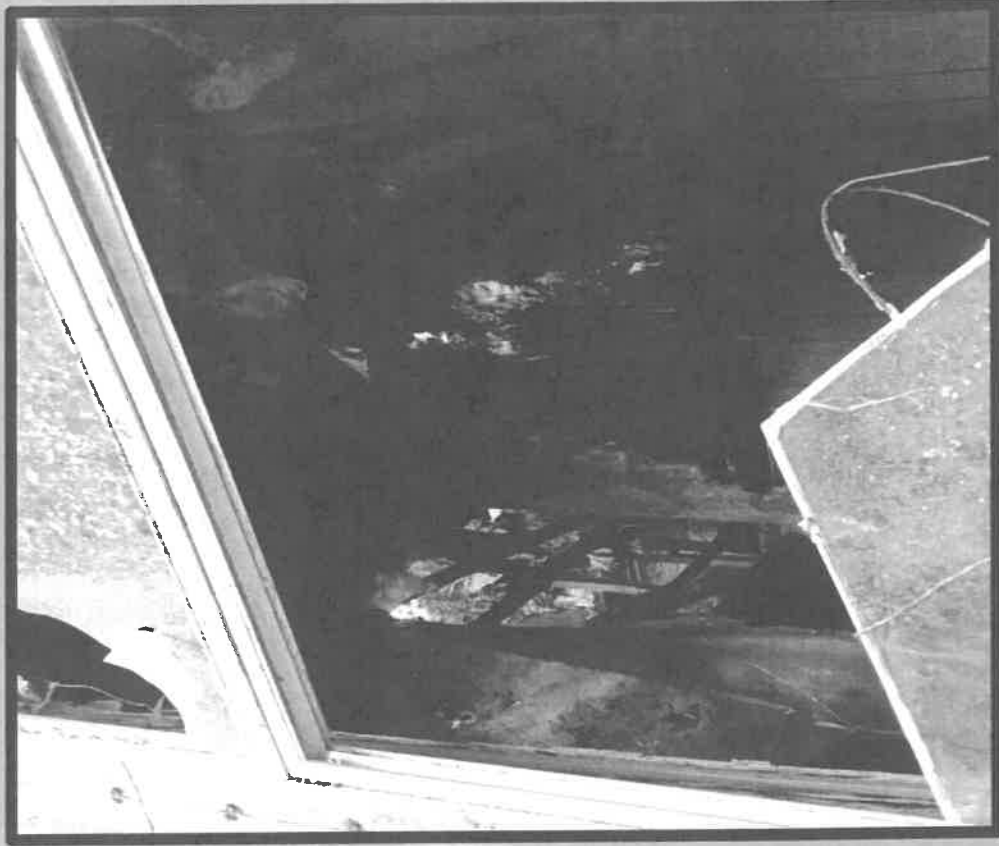
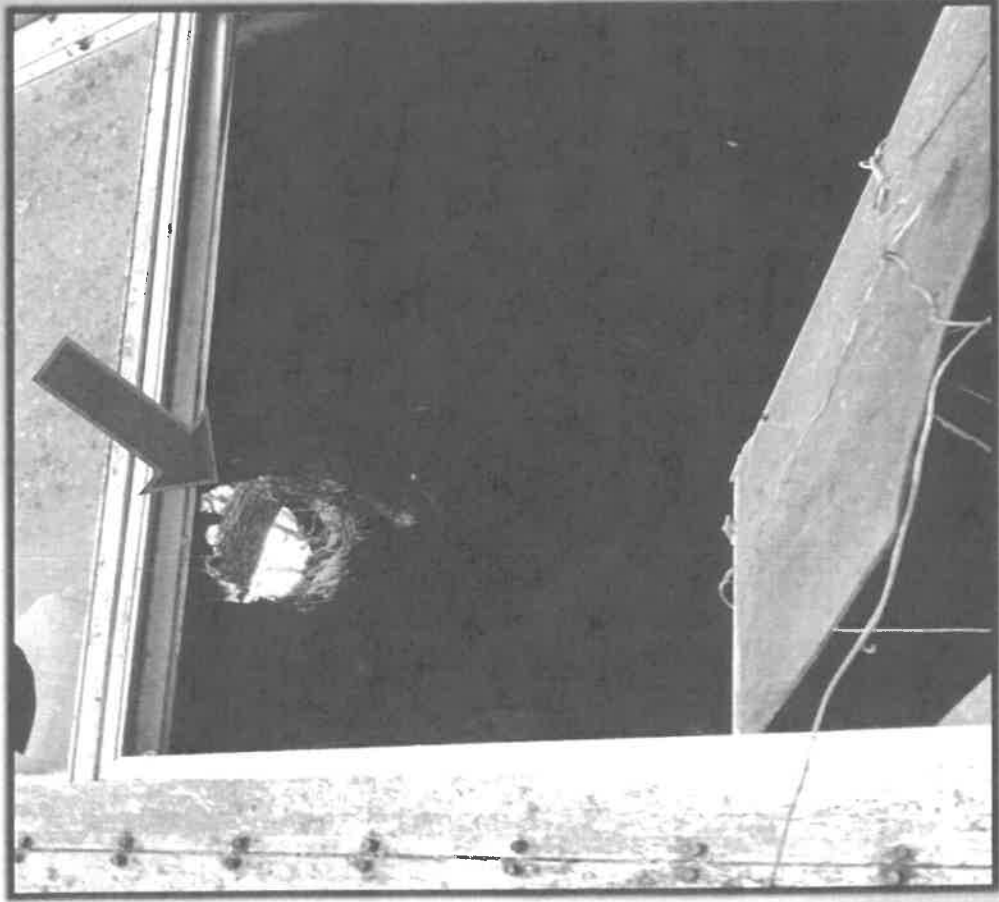
**19-133-CEB**  
**KIMBERLEY CROW PER REP EST OF**  
**FRENCHIE M. SANDERS**



**Photo taken by CEO C. Hill on 02/11/19**



**19-133-CEB**  
**KIMBERLEY CROW PER REP EST OF**  
**FRENCHIE M. SANDERS**



Photos taken by CEO C. Hill on 02/11/19

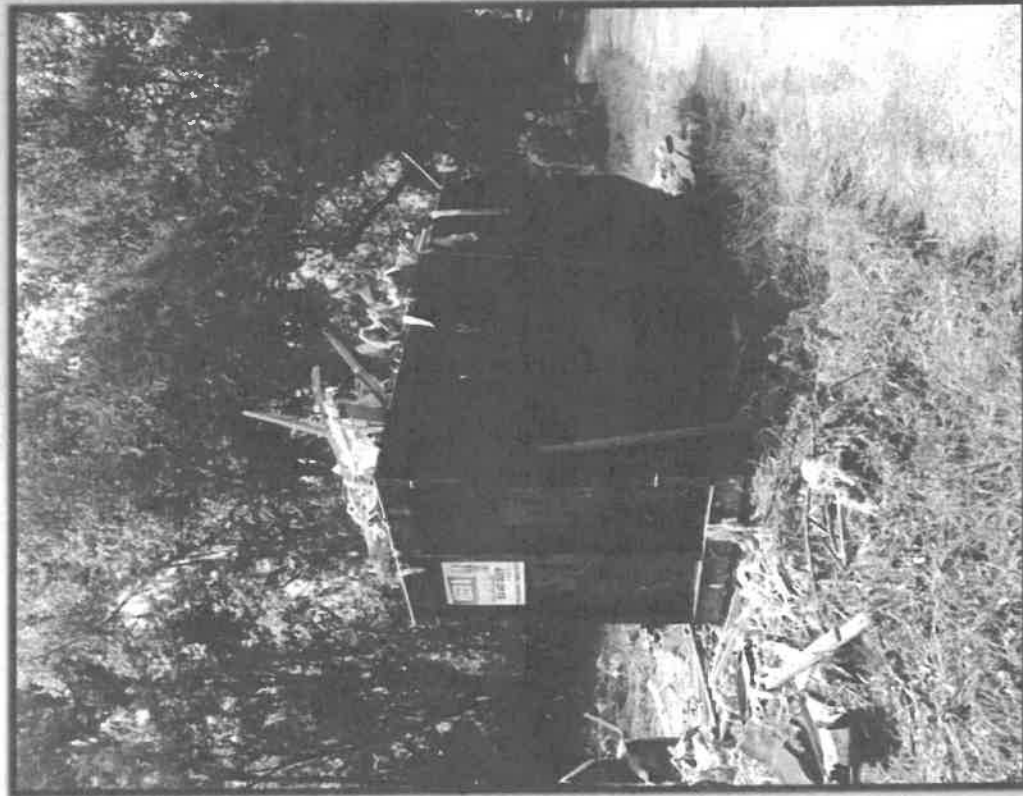


**19-133-CEB**  
**KIMBERLEY CROW PER REP EST OF**  
**FRENCHIE M. SANDERS**



**Photos taken by CEO C. Hill on 05/01/19**

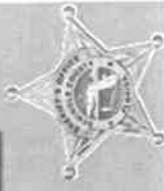
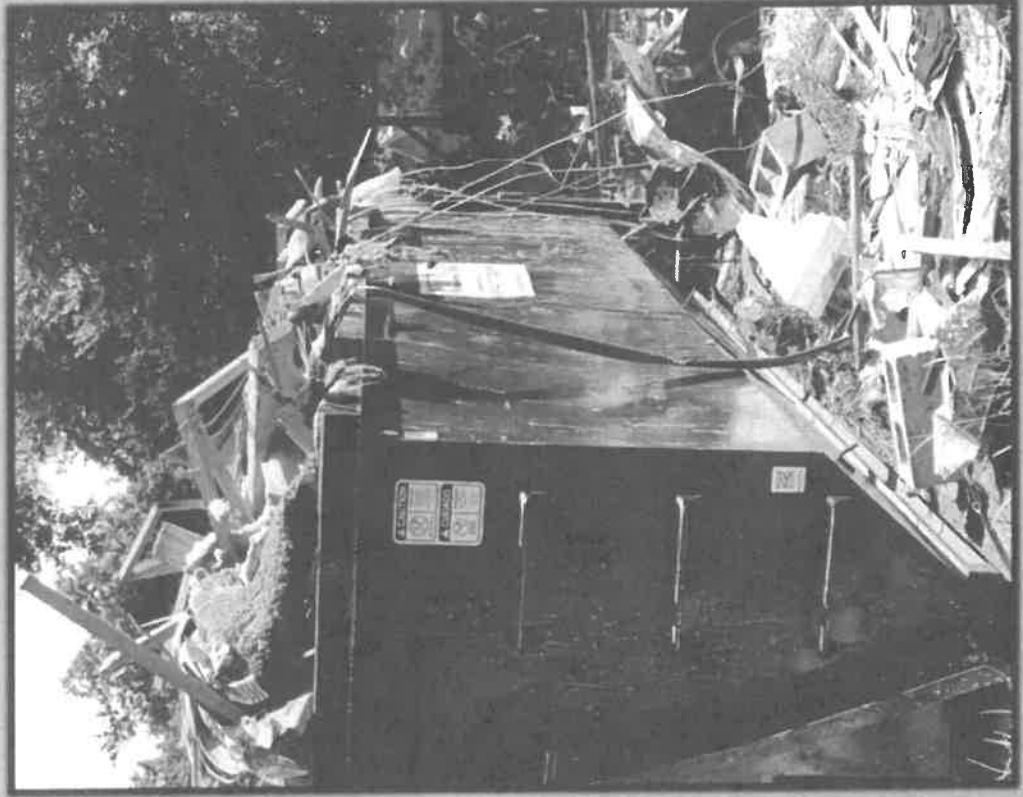
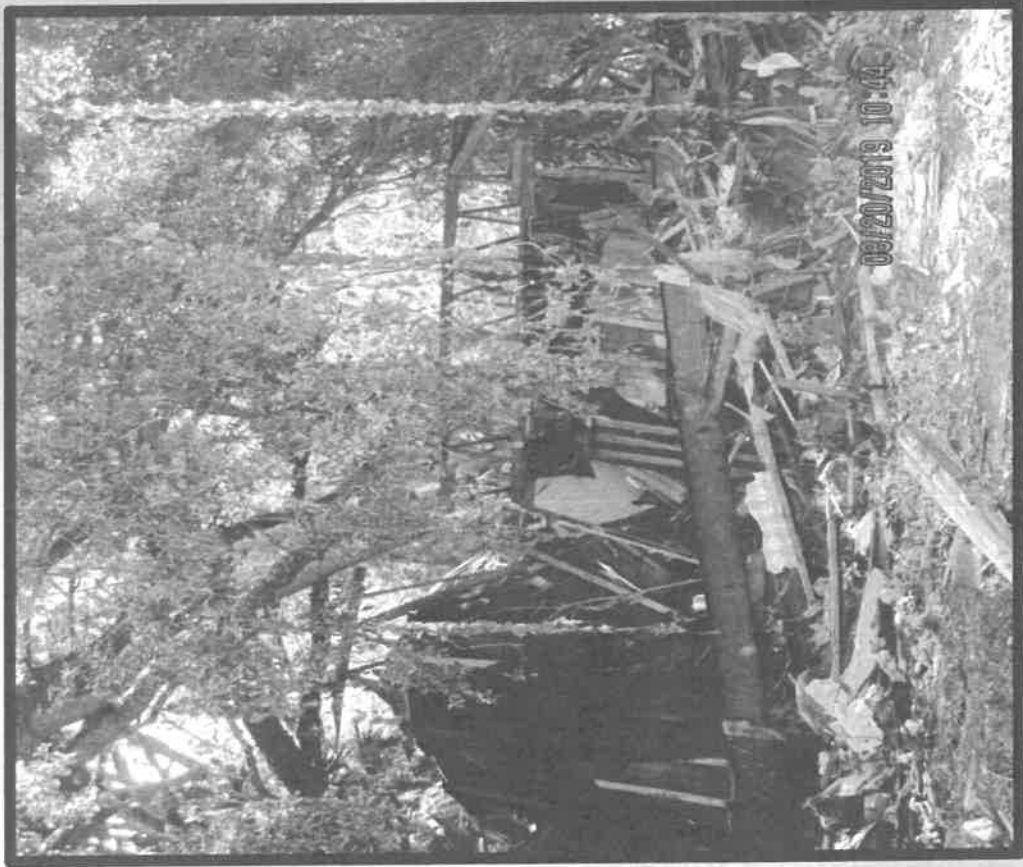
**19-133-CEB**  
**KIMBERLEY CROW PER REP EST OF**  
**FRENCHIE M. SANDERS**



Photos taken by CEO C. Hill on 08/21/19



**19-133-CEB**  
**KIMBERLEY CROW PER REP EST OF**  
**FRENCHIE M. SANDERS**



**Photos taken by CEO C. Hill on 08/21/19**

**19-133-CEB**

**KIMBERLEY CROW PER REP EST OF  
FRENCHIE M. SANDERS**

**THE SUGGESTED RECOMMENDATION IS:**

Based on the testimony and evidence presented in case number **19-133-CEB**, it is determined that the Respondent, **KIMBERLEY CROWE PER REP EST OF FRENCHIE M. SANDERS** is:

- (a) the owner of record of the property, located at **111 Mohawk Lane**, located in Seminole County, as determined by the Property Appraiser's records;
- (b) in possession or control of the property; and
- (c) in violation of **Seminole County Code Chapter 95, Section 95.4 as defined in 95.3 (c)**



**19-133-CEB**

**KIMBERLEY CROW PER REP EST OF  
FRENCHIE M. SANDERS**

**AND IT IS FURTHER RECOMMENDED THE CODE ENFORCEMENT BOARD:**

Order the Respondent to correct the violation on or before **September 22, 2019.**

In order to correct the violation, the Respondent shall:


**Remove the rubble of a structure from the property.**

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

**The Respondent must contact Cara Hill, Code Enforcement Officer at 407-665-1713 to arrange for an inspection of the property to verify compliance.**

Prepared by Cara Hill for hearing date of 08/22/19





**Property Record Card**

Parcel: 03-21-29-505-0X00-0180

Property Address: 111 MOHAWK LN ALTAMONTE SPRINGS, FL 32714

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**Parcel Information**

Parcel	03-21-29-505-0X00-0180
Owner(s)	CROW KIMBERLEY K PER REP FOR EST OF FRENCHIE M SANDERS
Property Address	111 MOHAWK LN ALTAMONTE SPRINGS, FL 32714
Mailing	895 TURTLE MOUND DR CASSELBERRY, FL 32707-2654
Subdivision Name	MOBILE MANOR 2ND SECTION
Tax District	01-COUNTY-TX DIST 1
DOR Use Code	0230-MOBILE HOME WATERFRONT
Exemptions	

**Value Summary**

	2019 Working Values	2018 Certified Values
Valuation Method	Cost/Market	Cost/Market
Number of Buildings	1	1
Depreciated Bldg Value	\$13,340	\$10,034
Depreciated EXFT Value	\$200	\$200
Land Value (Market)	\$12,000	\$9,500
Land Value Ag		
<b>Just/Market Value **</b>	<b>\$25,540</b>	<b>\$19,734</b>
Portability Adj		
Save Our Homes Adj	\$0	\$0
Amendment 1 Adj	\$7,266	\$3,121
P&G Adj	\$0	\$0
<b>Assessed Value</b>	<b>\$18,274</b>	<b>\$16,613</b>
Tax Amount without SOH: \$257.60		
2018 Tax Bill Amount \$257.60		
Save Our Homes Savings: \$0.00		
<a href="#">TRIM Notice Help</a>		
Does NOT INCLUDE Non Ad Valorem Assessments		

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**Legal Description**

BEG 620.36 FT S + 133.6 FT  
 E OF NW COR BLK X RUN E  
 197.37 FT S 10 DEG 36 MIN  
 W 80.35 FT S 42 DEG 32 MIN  
 W 28.21 FT W 171.53 FT N 4  
 DEG 35 MIN E 100 FT TO BEG  
 MOBILE MANOR 2ND SEC  
 PB 11 PG 48

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**Taxes**

Taxing Authority	Assessment Value	Exempt Values	Taxable Value
COUNTY BONDS		\$18,274	\$0
ROAD DISTRICT		\$18,274	\$0
SJWM(Saint Johns Water Management)		\$18,274	\$0
FIRE		\$18,274	\$0
COUNTY GENERAL FUND		\$18,274	\$0
Schools	\$25,540		\$0
			\$25,540

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**Sales**

Description	Date	Book	Page	Amount	Qualified	Vac/Imp
PROBATE RECORDS	7/1/2013	08094	0849	\$100	No	Improved

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**Land**

Method	Frontage	Depth	Units	Units Price	Land Value
LOT			1	\$12,000.00	\$12,000

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**Building Information**

#	Description	Year Built Actual/Effective	Fixtures	Bed	Bath	Base Area	Total SF	Living SF	Ext Wall	Adj Value	Repl Value	Appendages
---	-------------	-----------------------------	----------	-----	------	-----------	----------	-----------	----------	-----------	------------	------------

https://parceldetails.scpaf1.org/ParcelDetailPrinterFriendly.aspx?PID=0321295050X000180 8/22/2019

1	MOBILE HOME	1979	3	3	1.0	1,440	1,440	1,440	MOBILE HOMES AVG	\$13,340	\$33,350	Description	Area
No Appendages													
<b>Permits</b>													
Permit #	Description	Agency	Amount	CO Date	Permit Date								
No Permits													
<small>Permit data does not originate from the Seminole County Property Appraiser's office. For details or questions concerning a permit, please contact the building department of the tax district in which the property is located.</small>													
<b>Extra Features</b>													
Description	Year Built	Units	Value	New Cost									
SHED	6/1/1979	1	\$200	\$500									
<b>Zoning</b>													
Zoning	Zoning Description	Future Land Use	Future Land Use Description										
RM-1	Single Family Mobile Home-7000	MDR	Medium Density Residential										

**CODE ENFORCEMENT BOARD  
SEMINOLE COUNTY, FLORIDA**

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

**CASE NO. 19-133-CEB**

Petitioner,

vs.

**KIMBERLY CROWE, PER REP  
PARCEL I.D. NO – 03-21-29-505-0X00-0180**

Respondents.

**AFFIDAVIT OF MAILING**

BEFORE ME, the undersigned authority, personally appeared Patricia A. Hughes, for **Planning and Development Division/Code Enforcement**, who, after being duly sworn, deposes and says:


I certify that on the 16<sup>th</sup> day of July, 2019, I mailed a true and correct copy of the Statement of Violation, Board Letter and Notice of Hearing by First Class Mail, U.S. Postal Service and by Certified Mail to: **KIMBERLY CROWE, PER REP EST OF FRENCHIE SANDERS 895 TURTLE MOUND DR., CASSELBERRY, FL, 32707.**

**SENDER: COMPLETE THIS SECTION**

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or

A

19-133-CEB SOV/NOH 8/22/19  
KIMBERLY CROWE PER RE  
EST OF FRENCHIE SANDERS  
895 TURTLE MOUND DR  
CASSELBERRY FL 32707



9590 9402 5089 9092 7289 39

Article Number (Transfer from service label)  
017 1070 0001 1248 3468

Form 3811, July 2015 PSN 7530-02-000-9053

**COMPLETE THIS SECTION ON DELIVERY**

A. Signature  
 *Kimberly Crowe*  Agent  Addressee

B. Received by (Printed Name) *Kimberly Crowe* C. Date of Delivery *7-19-19*

D. Is delivery address different from item 1?  Yes  
 If YES, enter delivery address below:  No

3. Service Type  
 Adult Signature  
 Adult Signature Restricted Delivery  
 Certified Mail®  
 Certified Mail Restricted Delivery  
 Collect on Delivery  
 Collect on Delivery Restricted Delivery  
 Insured Mail  
 Insured Mail Restricted Delivery (over \$500)

Priority Mail Express®  
 Registered Mail™  
 Registered Mail Restricted Delivery  
 Return Receipt for Merchandise  
 Signature Confirmation™  
 Signature Confirmation Restricted Delivery

*Patricia A. Hughes*  
 jhes

acknowledged the foregoing

*J. Hebert*  
 in and for the County and  
 mentioned  
 ion expires:

Domestic Return Receipt



July 16, 2019

KIMBERLY CROWE, PER REP  
EST OF FRENCHIE SANDERS  
895 TURTLE MOUND DR.  
CASSELBERRY, FL 32707

CASE NO – 19-133-CEB  
PARCEL I.D. NO – 03-21-29-505-0X00-0180

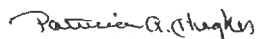
The Seminole County Code Enforcement Board was created by Chapter 53 of the Seminole County Code as authorized by Chapter 162, Florida Statutes. The purpose of this Board is to facilitate the enforcement of the codes in force in Seminole County by means of a Board composed of seven citizens who can quickly 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 Code Enforcement Board even if the violation has been corrected prior to the hearing.**

If you have any questions regarding your violation, please call **Code Enforcement Officer Cara Hill at 407-665-1713**. If you have any questions regarding this hearing, please give me a call at the number listed below.

CODE ENFORCEMENT BOARD  
SEMINOLE COUNTY, FLORIDA



Patricia A. Hughes  
Clerk to the Code Enforcement Board

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

cc: CEO Cara Hill

**CODE ENFORCEMENT BOARD  
SEMINOLE COUNTY, FLORIDA**

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

**CASE NO – 19-133-CEB**

Petitioner,

vs.

**KIMBERLY CROWE, PER REP EST OF FRENCHIE M. SANDERS  
PARCEL I.D. NO – 03-21-29-505-0X00-0180**

**RE: 111 MOHAWK LN, ALTAMONTE SPRINGS, FL 32714**

Respondents.

---

**NOTICE OF HEARING**

**KIMBERLY CROWE, PER REP  
EST OF FRENCHIE SANDERS  
895 TURTLE MOUND DR.  
CASSELBERRY, FL 32707**

**NOTICE** is hereby given that the Code Enforcement Board of Seminole County, Florida, intends to hold a public hearing at **1:30 p.m.**, or as soon thereafter as possible, at its regular meeting on **Thursday, August 22, 2019**, 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. It shall be unlawful for any person to accumulate, dump or cause or allow to be accumulated or dumped or cause or allow to be placed, or otherwise to cause or allow to exist on any lands or premises any nuisance as defined in Section 95.3 (c) – Remains or rubble of a structure. The remains or rubble of a structure, which has been burned, stricken by other casualty, demolished, or exists in a state of excessive disrepair or decay similar to and including, but not limited to, extreme exterior dilapidation, broken, missing, rotting or collapsed windows, doors, walls and/or roof.**

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 16<sup>th</sup> day of July, 2019.

Patricia A. Hughes  
Clerk to the Code Enforcement Board  
Seminole County, Florida

  
\_\_\_\_\_

CODE ENFORCEMENT BOARD  
SEMINOLE COUNTY, FLORIDA

CEB NO. 19- 133 -CEB

STATEMENT OF VIOLATION AND REQUEST FOR HEARING

Pursuant to Florida State Statute Chapter 162, and Chapter 53 Seminole County Code, the undersigned Code Enforcement Officer 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:** Seminole County Code Chapter 95, Section 95.4. It shall be unlawful for any person to accumulate, dump, or cause or allow to be accumulated or dumped, or place or cause or allow to be placed, or to otherwise to cause or allow to exist on any lands or premises any nuisance as defined in **Section 95.3 (c) –Remains or rubble of a structure.**

**LOCATION/ADDRESS WHERE VIOLATION EXISTS:** 03-21-29-505-0X00-0180  
111 Mohawk Lane  
Seminole County  
(legal description attached)

Commissioner's District 3  
Sheriff's CSA: 62

**NAME AND ADDRESS OF OWNER:** Kimberley K. Crowe Per Rep for Est. of Frenchie M. Sanders  
895 Turtle Mound Drive  
Casselberry, FL 32707

**DESCRIPTION OF VIOLATION:** The remains or rubble of a structure, which has been burned, stricken by other casualty, demolished, or exists in a state of excessive despair or decay similar to and including, but not limited to, extreme exterior dilapidation, broken, missing, rotting or collapsed windows, doors, walls and/or roof.

**DATE VIOLATION FIRST OBSERVED:** 11/08/18  
**DATES NOTICES OF VIOLATION ISSUED:** 11/21/18, 01/03/19 (Verbal), 03/04/19, 03/07/19 (Verbal)  
**DATES VIOLATION TO BE CORRECTED:** 12/21/18, 02/03/19 (Verbal), 03/16/19, 04/30/19 (Verbal)  
**DATE OF REINSPECTION:** 02/11/19, 05/01/19  
**INSPECTION RESULTS:** The rubble of a structure (mobile home) remains on the property.

Based upon the foregoing, the undersigned Code Enforcement Officer hereby certifies that the above described violation continues 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 a public hearing.

DATED THIS 30<sup>th</sup> DAY OF May 2019

  
\_\_\_\_\_  
Cara Hill, Code Enforcement Officer

STATE OF FLORIDA            )  
COUNTY OF SEMINOLE    )


The foregoing instrument was acknowledged before me this 30<sup>th</sup> day of May 2019 by Cara Hill, who is personally known to me.

  
\_\_\_\_\_  
Notary Public in and for the  
County and State Aforementioned

CAFÉ REPORT #: 2018CE002975



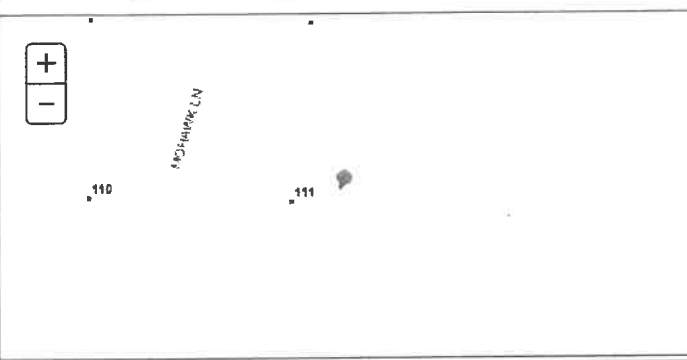
13  
6-3-19



**Property Record Card**

Parcel: 03-21-29-505-0X00-0180

Property Address: 111 MOHAWK LN ALTAMONTE SPRINGS, FL 32714

Parcel Information	Value Summary																																																										
<table border="1" style="width: 100%; border-collapse: collapse;"> <tr><td>Parcel</td><td>03-21-29-505-0X00-0180</td></tr> <tr><td>Owner(s)</td><td>CROW KIMBERLEY K PER REP FOR EST OF FRENCHIE M SANDERS</td></tr> <tr><td>Property Address</td><td>111 MOHAWK LN ALTAMONTE SPRINGS, FL 32714</td></tr> <tr><td>Mailing</td><td>895 TURTLE MOUND DR CASSELBERRY, FL 32707-2654</td></tr> <tr><td>Subdivision Name</td><td>MOBILE MANOR 2ND SECTION</td></tr> <tr><td>Tax District</td><td>01-COUNTY-TX DIST 1</td></tr> <tr><td>DQR Use Code</td><td>0230-MOBILE HOME WATERFRONT</td></tr> <tr><td>Exemptions</td><td></td></tr> </table>	Parcel	03-21-29-505-0X00-0180	Owner(s)	CROW KIMBERLEY K PER REP FOR EST OF FRENCHIE M SANDERS	Property Address	111 MOHAWK LN ALTAMONTE SPRINGS, FL 32714	Mailing	895 TURTLE MOUND DR CASSELBERRY, FL 32707-2654	Subdivision Name	MOBILE MANOR 2ND SECTION	Tax District	01-COUNTY-TX DIST 1	DQR Use Code	0230-MOBILE HOME WATERFRONT	Exemptions		<table border="1" style="width: 100%; border-collapse: collapse;"> <thead> <tr> <th></th> <th>2019 Working Values</th> <th>2018 Certified Values</th> </tr> </thead> <tbody> <tr> <td>Valuation Method</td> <td>Cost/Market</td> <td>Cost/Market</td> </tr> <tr> <td>Number of Buildings</td> <td>1</td> <td>1</td> </tr> <tr> <td>Depreciated Bldg Value</td> <td>\$13,340</td> <td>\$10,034</td> </tr> <tr> <td>Depreciated EXFT Value</td> <td>\$200</td> <td>\$200</td> </tr> <tr> <td>Land Value (Market)</td> <td>\$12,000</td> <td>\$9,500</td> </tr> <tr> <td>Land Value Ag</td> <td></td> <td></td> </tr> <tr> <td><u>Just/Market Value **</u></td> <td>\$25,540</td> <td>\$19,734</td> </tr> <tr> <td>Portability Adj</td> <td></td> <td></td> </tr> <tr> <td>Save Our Homes Adj</td> <td>\$0</td> <td>\$0</td> </tr> <tr> <td>Amendment 1 Adj</td> <td>\$7,266</td> <td>\$3,121</td> </tr> <tr> <td>P&amp;G Adj</td> <td>\$0</td> <td>\$0</td> </tr> <tr> <td>Assessed Value</td> <td>\$18,274</td> <td>\$16,613</td> </tr> <tr> <td colspan="3" style="text-align: right;">                     Tax Amount without SOH: \$257.60                      2018 Tax Bill Amount \$257.60                      Save Our Homes Savings: \$0.00                 </td> </tr> </tbody> </table>		2019 Working Values	2018 Certified Values	Valuation Method	Cost/Market	Cost/Market	Number of Buildings	1	1	Depreciated Bldg Value	\$13,340	\$10,034	Depreciated EXFT Value	\$200	\$200	Land Value (Market)	\$12,000	\$9,500	Land Value Ag			<u>Just/Market Value **</u>	\$25,540	\$19,734	Portability Adj			Save Our Homes Adj	\$0	\$0	Amendment 1 Adj	\$7,266	\$3,121	P&G Adj	\$0	\$0	Assessed Value	\$18,274	\$16,613	Tax Amount without SOH: \$257.60 2018 Tax Bill Amount \$257.60 Save Our Homes Savings: \$0.00		
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**Legal Description**

BEG 620.36 FT S + 133.6 FT E OF NW COR BLK X RUN E 197.37 FT S 10 DEG 36 MIN W 80.35 FT S 42 DEG 32 MIN W 28.21 FT W 171.53 FT N 4 DEG 35 MIN E 100 FT TO BEG MOBILE MANOR 2ND SEC PB 11 PG 48

**Taxes**

Taxing Authority	Assessment Value	Exempt Values	Taxable Value
COUNTY BONDS	\$18,274	\$0	\$18,274
ROAD DISTRICT	\$18,274	\$0	\$18,274
SJWM(Saint Johns Water Management)	\$18,274	\$0	\$18,274
FIRE	\$18,274	\$0	\$18,274
COUNTY GENERAL FUND	\$18,274	\$0	\$18,274
Schools	\$25,540	\$0	\$25,540

**Sales**

Description	Date	Book	Page	Amount	Qualified	Vac/Imp
PROBATE RECORDS	7/1/2013	08094	0849	\$100	No	Improved

**Land**

Method	Frontage	Depth	Units	Units Price	Land Value
LOT			1	\$12,000.00	\$12,000

**Building Information**

#	Description	Year Built Actual/Effective	Fixtures	Bed	Bath	Base Area	Total SF	Living SF	Ext Wall	Adj Value	Repl Value	Appendages
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1	MOBILE HOME	1979	3	3	1.0	1,440	1,440	1,440	MOBILE HOMES AVG	\$13,340	\$33,350	Description	Area
No Appendages													
<b>Permits</b>													
Permit #	Description	Agency	Amount	CO Date	Permit Date								
No Permits													
Permit data does not originate from the Seminole County Property Appraiser's office. For details or questions concerning a permit, please contact the building department of the tax district in which the property is located.													
<b>Extra Features</b>													
Description	Year Built	Units	Value	New Cost									
SHED	6/1/1979	1	\$200	\$500									
<b>Zoning</b>													
Zoning	Zoning Descriptionun	Future Land Use	FutureLandUseDescription										
RM-1	Single Family Mobile Home-7000	MDR	Medium Density Residential										



**Property Record Card**

Parcel: 03-21-29-505-0X00-0180

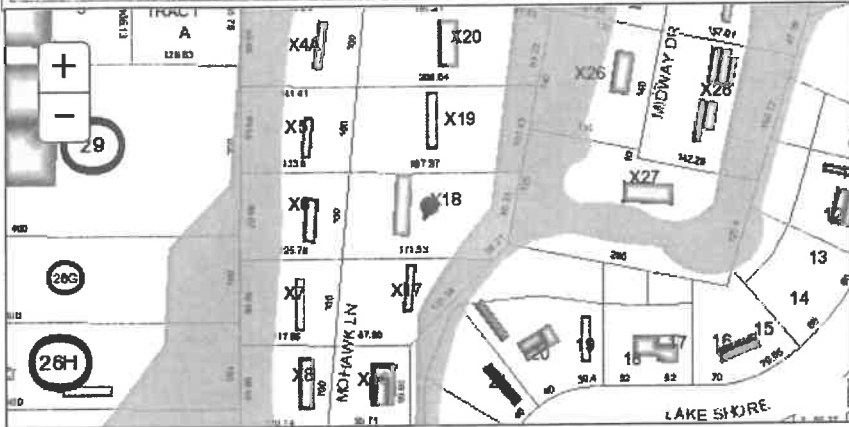
Property Address: 111 MOHAWK LN ALTAMONTE SPRINGS, FL 32714-1903

**Parcel Information**

Parcel	03-21-29-505-0X00-0180
Owner(s)	CROW KIMBERLEY K PER REP FOR EST OF FRENCHIE M SANDERS
Property Address	111 MOHAWK LN ALTAMONTE SPRINGS, FL 32714-1903
Mailing	895 TURTLE MOUND DR CASSELBERRY, FL 32707-2654
Subdivision Name	MOBILE MANOR 2ND SECTION
Tax District	01-COUNTY-TX DIST 1
DOR Use Code	0230-MOBILE HOME WATERFRONT
Exemptions	

**Value Summary**

	2019 Working Values	2018 Certified Values
Valuation Method	Cost/Market	Cost/Market
Number of Buildings	1	1
Depreciated Bldg Value	\$12,274	\$10,034
Depreciated EXFT Value	\$200	\$200
Land Value (Market)	\$9,500	\$9,500
Land Value Ag		
Just/Market Value **	\$21,974	\$19,734
Portability Adj		
Save Our Homes Adj	\$0	\$0
Amendment 1 Adj	\$3,700	\$3,121
P&G Adj	\$0	\$0
Assessed Value	\$18,274	\$16,613



Tax Amount without SOH: \$257.60  
 2018 Tax Bill Amount \$257.60  
 Tax Estimator  
 Save Our Homes Savings: \$0.00

\* Does NOT INCLUDE Non Ad Valorem Assessments

**Legal Description**

BEG 620.36 FT S + 133.6 FT  
 E OF NW COR BLK X RUN E  
 197.37 FT S 10 DEG 36 MIN  
 W 80.35 FT S 42 DEG 32 MIN  
 W 28.21 FT W 171.53 FT N 4  
 DEG 35 MIN E 100 FT TO BEG  
 MOBILE MANOR 2ND SEC  
 PB 11 PG 48

**Taxes**

Taxing Authority	Assessment Value	Exempt Values	Taxable Value
County General Fund		\$18,274	\$0
Schools		\$21,974	\$0
Fire		\$18,274	\$0
Road District		\$18,274	\$0
SJWM(Saint Johns Water Management)		\$18,274	\$0
County Bonds		\$18,274	\$0

**Sales**

Description	Date	Book	Page	Amount	Qualified	Vac/Imp
PROBATE RECORDS	7/1/2013	08094	0849	\$100	No	Improved

Find Comparable Sales

**Land**

Method	Frontage	Depth	Units	Units Price	Land Value
LOT			1	\$9,500.00	\$9,500

**Building Information**



# WARNING NOTICE OF CODE VIOLATION

ISSUED TO: Kimberley K. Crow Per Rep for Est. of Frenchie M. Sanders  
895 Turtle Mound Drive, Casselberry, FL 32707

IN ACCORDANCE WITH SEMINOLE COUNTY CODES YOU ARE HEREBY NOTIFIED THAT THE PROPERTY LOCATED AT:  
111 Mohawk Lane, Altamonte Springs, FL 32714 Parcel ID: 03-21-29-505-0X00-0180

**IS IN VIOLATION OF SEC. 95.4 OF THE SEMINOLE COUNTY CODE, AS DEFINED IN SEC. 95.3 AND DESCRIBED AS:**

- a. Rubbish
- b. Uncultivated vegetation on improved property more than 8" in height
- c. Remains or rubble of a structure
- d. Abandoned or discarded volatile, corrosive, poisonous or noxious chemicals, liquids, or substances
- e. Abandoned vehicles; provided, however, that an abandoned vehicle kept within an enclosed garage or attached carport, or on the premises of a legally operating business enterprise when necessary to the functioning of such a business operated in a lawful place and manner, or in a permitted or lawful storage area maintained in a lawful place and manner shall not be deemed a violation
- f. Stagnant or foul water
- g. An unsecured swimming pool
- h. Any other material or condition tending by its existence and / or accumulation to endanger or adversely affect the health, safety, lives, and/or welfare of the citizens of Seminole county

AND/OR

Code/Section:

Described as:

**CORRECTIVE ACTION REQUIRED:**

Remove/fix/repair the rubble of a structure (mobile home-windows shattered, excessive disrepair/decay). Remove the uncultivated vegetation from the property.

FAILURE TO CORRECT THE VIOLATION(S) BY 12/21/2018 MAY RESULT IN THE ISSUANCE OF A CITATION AND/OR THE MATTER MAY BE TURNED OVER TO THE CODE ENFORCEMENT BOARD OR SPECIAL MAGISTRATE.

**PURSUANT TO SECTION 162.09 (2) (a) FLORIDA STATE STATUTE:** The Code Enforcement Board or Special Magistrate has the power to levy fines up to \$250.00/day, \$500.00/day for repeat violation and up to \$5,000.00 for an irreparable or irreversible violation.

**CHAPTER 162 SECTION 162.06 (2) FLORIDA STATE STATUTE STATES:** If the violation is corrected and then recurs or is not corrected by the specified timeframe determined by the issuing code enforcement official, the case may be presented to the Code Enforcement Board or Special Magistrate even if the violation has been corrected prior to the scheduled board hearing.

DATE: 11/21/2018 CASE #: 2018CE002975 OFFICER: C. Hill PHONE: 407-665-1713



# FINAL NOTICE OF CODE VIOLATION

ISSUED TO: Kimberley K. Crow Per Rep for Est. of Frenchie M. Sanders  
895 Turtle Mound Drive, Casselberry, FL 32707

IN ACCORDANCE WITH SEMINOLE COUNTY CODES YOU ARE HEREBY NOTIFIED THAT THE PROPERTY LOCATED AT:  
111 Mohawk Lane, Altamonte Springs, FL 32714 Parcel ID: 03-21-29-505-0X00-0180

**IS IN VIOLATION OF SEC. 95.4 OF THE SEMINOLE COUNTY CODE, AS DEFINED IN SEC. 95.3 AND DESCRIBED AS:**

- a. Rubbish
- b. Uncultivated vegetation on improved property more than 8" in height
- c. Remains or rubble of a structure
- d. Abandoned or discarded volatile, corrosive, poisonous or noxious chemicals, liquids, or substances
- e. Abandoned vehicles; provided, however, that an abandoned vehicle kept within an enclosed garage or attached carport, or on the premises of a legally operating business enterprise when necessary to the functioning of such a business operated in a lawful place and manner, or in a permitted or lawful storage area maintained in a lawful place and manner shall not be deemed a violation
- f. Stagnant or foul water
- g. An unsecured swimming pool
- h. Any other material or condition tending by its existence and / or accumulation to endanger or adversely affect the health, safety, lives, and/or welfare of the citizens of Seminole county

AND/OR

**Code/Section:**

**Described as:**

**CORRECTIVE ACTION REQUIRED:**

Remove the rubble of a structure (mobile home) from property. The mobile home has holes in the roof and has exposed the interior of the mobile home to the elements of the outdoors. This mobile home is not salvageable and will need to be removed from the property.

FAILURE TO CORRECT THE VIOLATION(S) BY 03/16/2019 MAY RESULT IN THE ISSUANCE OF A CITATION AND/OR THE MATTER MAY BE TURNED OVER TO THE CODE ENFORCEMENT BOARD OR SPECIAL MAGISTRATE.

**PURSUANT TO SECTION 162.09 (2) (a) FLORIDA STATE STATUTE:** The Code Enforcement Board or Special Magistrate has the power to levy fines up to \$250.00/day, \$500.00/day for repeat violation and up to \$5,000.00 for an irreparable or irreversible violation.

**CHAPTER 162 SECTION 162.06 (2) FLORIDA STATE STATUTE STATES:** If the violation is corrected and then recurs or is not corrected by the specified timeframe determined by the issuing code enforcement official, the case may be presented to the Code Enforcement Board or Special Magistrate even if the violation has been corrected prior to the scheduled board hearing.

**DATE:** 03/04/2019      **CASE #:** 2018CE002975      **OFFICER:** C. Hill      **PHONE:** 407-665-1713