

SEMINOLE COUNTY, FLORIDA

COUNTY SERVICES BUILDING
1101 EAST FIRST STREET
SANFORD, FLORIDA



Meeting Agenda - Final-revised

Thursday, May 23, 2024

1:30 PM

BCC Chambers, Room 1028

Code Enforcement Board

I. CALL TO ORDER AND ROLL CALL**II. PLEDGE OF ALLEGIANCE****III. SWEARING IN OF WITNESSES****IV. APPROVAL OF REVISED AGENDA****V. HEARINGS****VI. NEW CASES****1. 24-12-CEB****MIKESHA C BLAND****401 BASEWOOD LANE, ALTAMONTE SPRINGS, FL 32701****(Commission District 4)****Tax Parcel ID # 07-21-30-503-0000-0400****Code Enforcement Officer: Cameron Adair****Notice of Hearing: Posted**

Violation:

Seminole County Code, Chapter 95, Sec. 95.4, as defined in Sec. 95.3 (a): Rubbish:

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 (a) - Rubbish. Useless waste material or any items no longer fit to be used, including, but not limited to, discarded household chemicals, yard trash, paper, cardboard, metal, lumber, concrete rubble, glass, bedding, crockery, household furnishings, household appliances, dismantled pieces or [of] motor vehicles or other machinery, broken, abandoned, or discarded trailers, wrecked or dismantled watercraft, abandoned and/or discarded tires, unusable furniture, discarded or unusable appliances.

2. 24-36-CEB**RUBY SMITH, JIMMIE SMITH, & JOHNNIE DAY JR****1257 DEPUGH STREET, ALTAMONTE SPRINGS, FL 32701****(Commission District 4)****Tax Parcel ID # 18-21-30-501-0200-0080****Code Enforcement Officer: Cameron Adair****Notice of Hearing: Posted**

Violation:

Seminole County Code Chapter 95, Section 95.4 as defined in Section 95.3 (e) Abandoned or Junked vehicle:

It shall be unlawful for any person to accumulate, dump, or cause or allow to be accumulated or dumped 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 (e) Abandoned or Junked vehicle; 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 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.

3. **24-39-CEB**
CYLINDA D & ERIC L JOHNSON
2016 WILLIAMS AVENUE, SANFORD, FL 32771
(Commission District 5)
Tax Parcel ID # 34-19-30-503-0100-0210
Code Enforcement Officer: Shannon Henson
Notice of Hearing: Posted

Violation:

Seminole County Code Chapter 95, Section 95.4 as defined in Section 95.3 (a) *Rubbish: It shall be unlawful for any person to accumulate, dump, or cause or allow to be accumulated or dumped 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 (a) Rubbish: as useless waste material or any items no longer fit to be used, including but not limited to discarded household, chemicals, yard trash, paper, cardboard, metal, lumber, concrete, rubble, glass, bedding, crockery, household furnishings, household appliances, dismantled pieces or motor vehicle or other machinery, broken abandoned, or discarded trailers, wrecked or dismantled watercraft, abandoned and/or discarded tires, unusable furniture, discarded or unusable appliances.*

5. **24-41-CEB**
CYLINDA D & ERIC L JOHNSON
2016 WILLIAMS AVENUE, SANFORD, FL 32771
(Commission District 5)
Tax Parcel ID # 34-19-30-503-0100-0210
Code Enforcement Officer: Shannon Henson
Notice of Hearing: Posted

Violation:

Seminole County Code Chapter 95, Section 95.4 as defined in Section 95.3 (e) Abandoned or Junked vehicle:

It shall be unlawful for any person to accumulate, dump, or cause or allow to be accumulated or dumped 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 (e) abandoned or junked vehicle: a vehicle that is dismantled, wrecked, junked, nonoperating, or any combination of such conditions.

VII. LIEN REQUESTS

6. **23-43-CEB**
SHANNON & DIANA MACHT
3046 HOLLIDAY AVENUE, APOPKA, FL 32703
(Commission District 3)
Tax Parcel ID # 17-21-29-5BG-0000-018A
Code Enforcement Officer: Cameron Adair
Notice of Hearing: Posted

Violation:

Seminole County Code, Chapter 95, Sec. 95.4, as defined in Sec. 95.3 (e) Abandoned Vehicles:

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 (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 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.

This case was originally heard by the Code Enforcement Board on December 7, 2023, and an Order was issued giving the Respondents a compliance date of December 22, 2023.

An Affidavit of Non-Compliance was filed by the Code Enforcement Officer after re-inspection on December 27, 2023.

RECOMMENDATION: Based on the Findings of Fact, Conclusions of Law and Order, the Code Enforcement Board issue an Order constituting a lien in the amount of **\$15,300.00** for **153 days of non-compliance** from **December 23, 2023** through and including **May 23, 2024**, 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 after **May 23, 2024**.

7. **23-44-CEB**
HORRIS MACK HEIR
C/O CRYSTAL BAILEY
128 LEON STREET, ALTAMONTE SPRINGS, FL 32701
(Commission District 4)
Tax Parcel ID # 18-21-30-507-0000-0320
Code Enforcement Officer: Cameron Adair
Notice of Hearing: Posted

Violation:

Seminole County Land Development Code, Chapter 30, Part 11, Sec. 30.182:
Unpermitted use of vacant lot zoned R-1 to store property.

This case was originally heard by the Code Enforcement Board on February 22, 2024, and an Order was issued giving the Respondents a compliance date of March 8, 2024.

An Affidavit of Non-Compliance was filed by the Code Enforcement Officer after re-inspection on March 11, 2024.

An Affidavit of Compliance was filed by the Code Enforcement Officer after re-inspection on May 10, 2024.

The Administrative cost for this case totals \$538.05 for both Clerk and Code Enforcement Officer.

RECOMMENDATION: Based on the Findings of Fact, Conclusions of Law and Order, the Code Enforcement Board issue an Order constituting a lien in the amount of **\$6,300.00** for **63 days** of non-compliance from **March 9, 2024**, through and including **May 10, 2024**, at **\$100.00 per day**.

8. **24-02-CEB**
HOWARD C CLINTON
101 HOLLYHOCK DRIVE, ALTAMONTE SPRINGS, FL 32701
(Commission DISTRICT 3)
Tax Parcel ID # 14-21-29-506-0000-0250
Code Enforcement Officer: Cameron Adair
Notice of Hearing: Posted

Violation:

Seminole County Land Development Code, Chapter 30, Sec. 30.1349 (e):
All fences shall be maintained in their original upright condition.

This case was originally heard by the Code Enforcement Board on February 22, 2024, and an Order was issued giving the Respondents a compliance date of March 8, 2024.

An Affidavit of Non-Compliance was filed by the Code Enforcement Officer after re-inspection on March 11, 2024.

An Affidavit of Compliance was filed by the Code Enforcement Officer after re-inspection on May 22, 2024.

The total administrative cost associated with this case is \$554.26 for both the Clerk and Code Enforcement Officer.

RECOMMENDATION: Based on the Findings of Fact, Conclusions of Law and Order, the Code Enforcement Board issue an Order constituting a lien in the amount of **\$3,750.00** for **75 days of non-compliance** from **March 9, 2024**, through and including **May 22, 2024**, at **\$50.00 per day**, and the fine shall continue to accrue at **\$50.00 per day** for each day the violation continues or is repeated after **May 23, 2024**.

9. **24-14-CEB**
SHANNON O CREAMER
809 CHEROKEE CIRCLE, SANFORD, FL 32773
(Commission District 2)
Tax Parcel ID # 14-20-30-501-0S00-0100
Code Enforcement Officer: Shannon Henson
Notice of Hearing: Posted

Violation:

Seminole County Code Chapter 95, Section 95.4, Section 95.3 (b) Uncultivated Vegetation: *It shall be unlawful for any person to accumulate, dump, or cause or allow to be accumulated or dumped 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 (b) Uncultivated Vegetation: all unmaintained vegetation that has grown in an uncontrolled manner to more than eight (8) inches in height or that is liable to produce an unhealthy or unsanitary condition or becomes a harboring place for mosquitoes, vermin, or vectors. This term does not include controlled plants and gardens, trees, palms, active crops or pasture lands associated with bona fide agricultural uses.*

This case was originally heard by the Code Enforcement Board on March 28, 2024, and an Order was issued giving the Respondents a compliance date of April 27, 2024.

An Affidavit of Non-Compliance was filed on May 13, 2024, after reinspection on May 3, 2024.

RECOMMENDATION: Based on the Findings of Fact, Conclusions of Law and Order, the Code Enforcement Board issue an Order constituting a lien in the amount of **\$1,350.00** for **27 days of non-compliance** from **April 27, 2024**, through and including **May 23, 2024**, at **\$50.00 per day**, and the fine shall continue to accrue at **\$50.00 per day** for each day the violation continues or is repeated after **May 23, 2024**.

10. **24-15-CEB**
SHANNON O CREAMER
809 CHEROKEE CIRCLE, SANFORD, FL 32773
(Commission District 2)
Tax Parcel ID # 14-20-30-501-0S00-0100
Code Enforcement Officer: Shannon Henson
Notice of Hearing: Posted

Violation:

Seminole County Land Development Code Chapter 30, Part 11, Section 30.182, Section 95.3 (c) Remains or Rubble of Structures:

It shall be unlawful for any person to accumulate, dump, or cause or allow to be accumulated or dumped 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 Structures. 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 case was originally heard by the Code Enforcement Board on March 28, 2024, and an Order was issued giving the Respondents a compliance date of April 27, 2024.

An Affidavit of Non-Compliance was filed on May 13, 2024, after reinspection on May 3, 2024.

RECOMMENDATION: Based on the Findings of Fact, Conclusions of Law and Order, the Code Enforcement Board issue an Order constituting a lien in the amount of **\$2,700.00** for **27 days of non-compliance** from **April 27, 2024**, through and including **May 23, 2024**, 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 after **May 23, 2024**.

VIII. CASES NOT HEARD

11. **24-31-CEB** *Complied Prior to Hearing*
ANDELINO RAMOS
1521 NOBLE STREET, LONGWOOD, FL 32750
(Commission District 4)
Tax Parcel ID # 01-21-29-5CK-060G-0050
Code Enforcement Officer: CAMERON ADAIR
Notice of Hearing: xxxx

Violation:

Seminole County Code, Chapter 95, Sec. 95.4, as defined in Sec. 95.3 (a): Rubbish:
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 (a) - Rubbish. Useless waste material or any items no longer fit to be used, including, but not limited to, discarded household chemicals, yard trash, paper, cardboard, metal, lumber, concrete rubble, glass, bedding, crockery, household furnishings, household appliances, dismantled pieces or [of] motor vehicles or other machinery, broken, abandoned, or discarded trailers, wrecked or dismantled watercraft, abandoned and/or discarded tires, unusable furniture, discarded or unusable appliances.

4. **24-40-CEB** *Complied Prior to Hearing*
CYLINDA D & ERIC L JOHNSON
2016 WILLIAMS AVENUE, SANFORD, FL 32771
(Commission District 5)
Tax Parcel ID # 34-19-30-503-0I00-0210
Code Enforcement Officer: Shannon Henson
Notice of Hearing: Posted

Violation:

Seminole County Code Chapter 95, Section 95.4 as defined in Section 95.3 (b) Uncultivated Vegetation:
It shall be unlawful for any person to accumulate, dump, or cause or allow to be accumulated or dumped 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(b) Uncultivated Vegetation: uncultivated vegetation including weeds, grass, and undergrowth or dead or living vegetative matter that is growing in an uncontrolled manner or is not regularly maintained and is in excess or eight (8) inches in height.

IX. OTHER BUSINESS**X. APPROVAL OF THE MINUTES: APRIL 25, 2024****XI. CONFIRMATION DATE OF NEXT MEETING: JUNE 27, 2024****XII. ADJOURN**

NOTE: PERSONS WITH DISABILITIES NEEDING ASSISTANCE TO PARTICIPATE IN ANY OF THESE PROCEEDINGS SHOULD CONTACT THE HUMAN RESOURCES DEPARTMENT ADA COORDINATOR 48 HOURS IN ADVANCE OF THE MEETING AT 407-665-7940.

PERSONS ARE ADVISED THAT IF THEY DECIDE TO APPEAL ANY DECISIONS MADE AT THIS HEARING, THEY WILL NEED A RECORD OF THE PROCEEDINGS, AND FOR SUCH PURPOSE THEY MAY NEED TO ENSURE THAT A VERBATIM RECORD OF THE PROCEEDINGS ARE MADE, WHICH RECORD INCLUDES THE TESTIMONY AND EVIDENCE UPON WHICH THE APPEAL IS TO BE BASED, PER SECTION 286.0105, FLORIDA STATUTES.

FOR ADDITIONAL INFORMATION REGARDING THIS AGENDA, PLEASE CONTACT THE CODE ENFORCEMENT CLERK AT (407) 665-7403.