

**CODE
ENFORCEMENT
BOARD**

City Commission Chambers
301 S. Ridgewood Ave., Daytona Beach, FL 32115

Members: Mary Louise 'Weegie' Kuendig, Chairman;
Turner Hymes, Vice-Chairman; Neil Harrington, Karen
Robey, and Katherine Marsh, Thomas Mehegan and
Bradford Gonzalez

***Amended Corrections as to January 9, 2025, Meeting Minutes**

Members present:

Mrs. Mary Louise "Weegie" Kuendig
Mrs. Turner Hymes
Mr. Neil Harrington
Ms. Karrie Marsh
Mr. Bradford Gonzalez
Mr. Robert Riggio, Board Attorney

Staff present:

Mr. Ben Goss, City Attorney & Ms. Melissa Diaz, Assistant City Attorney
Mr. Denzil Sykes, Code Compliance Manager
Mr. Mark A. Jones, Code Compliance Field Supervisor
Mr. Curtis Wiggins, Code Compliance Inspector
Mr. Daniel Garcia, Code Compliance Inspector
Mr. Roosevelt Butler, Code Compliance Inspector
Mrs. Abrianna Itani, Code Compliance Inspector
Ms. Sara Kirk, Code Compliance Inspector
Mr. Tom Clig, Code Compliance Inspector
Mr. John Stenson, Code Compliance Inspector
Mr. Xavier Campbell, Audio/ Video
Mr. Joesph Graves, Audio/Video
Sgt. Shawna Conely, Police Officer - Liaison
Mrs. Brenda Seivwright, Board Secretary

Approval of Minutes by: Mary Louise Kuendig Chairman

The Chairman **Mrs. Kuendig** called the meeting to order at 9:04 am. And ask for roll call. **Mrs. Seivwright** called the roll.

Roll call

All members were present except for Mr. Thomas Mehegan, and Mrs. Karen Robey; **Mr. Gonzalez** made a motion to excuse Mr. Mehegan and Mrs. Robey and **Mrs. Hymes** seconded the same motion, and all agreed. 5-0

Mrs. Kuendig asked **Mr. Ben Gross City Attorney** to introduce **Ms. Melissa Diaz -Assistant Attorney** and **Mrs. Kuendig** welcomed and introduced **Sgt. Shawna Conely Police Officer-Code Compliance Division - Liaison**

Mrs. Kuendig welcomed the Liaison Sgt. Shawna Conely
Staff were sworn in.

Approval of November 14, 2024, Meeting Minutes

Prior to the approval of November 14, 2024, minutes, **Mrs. Hymes** made a motion to approve the minutes, and **Mr. Harrington** seconded the motion all agreed.5-0

Disclosure of Ex Parte Communications

There were none.

Announcements were the following

Page 2

Case # 1 CEB 05-24-71
520 Poinsetta Rd via zoom

Page 4

Case # 7 CEB 01-24-19
402 Auditorium Blvd via zoom

Page 5

Case #11 CEB 04-24-58
526 Cannon St via zoom

Page 6

CASE # 18 CEB 06-24-92
642 Eldorado St via zoom

Page 7

Case # 21
CEB 01-25-14 - BMS
Holdings LLC at 543
Division St
***administratively pulled**

Continuation of Announcements

Page 8

Case # 24 CEB 01-25-27
2312 N Oleander Ave. zoom

Case # 25

CEB 01-25-28
252 Woodland Ave
Compliance January 7, 2025

Page 10

Case # 32
850 Lewis Dr. via zoom

Page 11

Case # 33 1187 Jimmy Ann Dr
Compliance January 7, 2025

Page 12

Case # 40 440 Alamanda St.
Compliance January 8, 2025

Page 13

Case# 41
First notified
September 23, 2024
Not July 18, 2024

Mrs. Kuendig explained the process of the proceeding and the cases were heard according to the way they were called.

Hearing of the cases

CEB Continued Cases:

CASE # 4 - CEB 09-24-157 - Harold Wayne Benjamin at 549 S Keech St is cited for failure to correct violations of The Land Development Code, Art. 6 Sec. 6.19; Art. 6 Sec. 6.19.A.3; Art. 6 Sec. 6.19.A.4; Art. 9 Sec. 9.2.A (Ref. FBC Supp. IPMC 302.1, 302.7), Violation(s) – Outside storage, dirt & grime, trash & debris, damaged shed door, boarded up windows. First Notified – 5/31/2024

No Respondent present.

Inspector Brianna Itani testified to the status of the case. since the November hearing she has had no contact with property owner and the boards have been removed and new windows installed without a permit and property remains in noncompliance staff recommends imposing a fine of \$100.00 per day to a maximum of \$10,000.00.

***Ben Gross City Attorney** asked to change the recommendation due to *scrivener's error in the order and the concern about due process, requesting to amend and extend compliance to the next meeting date.

BOARD ACTION: **Ms. Marsh** made a motion to amend the previous order of non-compliance and allow the Respondents until **February 5, 2025**, to come into compliance or be returned to a subsequent meeting for consideration of a fine up to \$1,000 per day **Mrs. Hymes** seconded the same, and the motion was approved. 5-0

CASE # 5 - CEB 10-24-165 - James W Robinson at 1137 Madison Ave is cited for failure to correct violations of The Land Development Code, Art. 6 Sec. 6.19.A.3; Art. 3 Sec. 3.4.S.1, Violation(s) – Outside storage, work without permit (driveway).
First Notified – 6/24/2024

No respondent present.

Inspector Brianna Itani testified to the status of the case. since the November hearing, she had contact with the owner and the contractor last Inspection January 8, 2025, property remains non-compliance. staff recommends imposing a fine of \$100.00 per day to a maximum of \$10,000.00.

***Ben Gross City Attorney** asked to change the recommendation due to*scrivener's error in the order and the concern about due process, requesting to amend and extend compliance to the next meeting date.

BOARD ACTION: **Ms. Marsh** made a motion to amend the previous order of non-compliance and allow the Respondents until **February 5, 2025**, to come into compliance or be returned to a subsequent meeting for consideration of a fine up to \$1,000 per day **Mrs. Hymes** seconded the same, and the motion was approved. 5-0

CASE # 6 - CEB 10-24-167 - Beatrice M Sims EST C/O Crystal Key Brock at 873 Madison Ave is cited for failure to correct violations of The Land Development Code, Art. 9 Sec. 9.2.A (Ref. FBC Supp. IPMC 308.1, 505.1, 601.2), Violation(s) – Rubbish and garbage, no water, no electricity. First Notified – 6/26/2024

No respondent present.

***Ben Gross City Attorney** asked to change the recommendation due to *scrivener's error in the order and the concern about due process, requesting to amend and extend compliance to the next meeting date.

BOARD ACTION: **Ms. Marsh** made a motion to amend the previous order of non-compliance and allow the Respondents until **February 5, 2025**, to come into compliance or be returned to a subsequent meeting for consideration of a fine up to \$1,000 per day **Mrs. Hymes** seconded the same, and the motion was approved. 5-0

CASE # 41- CEB 01-25-19 - Gloria Dickerson at 457 N Martin Luther King Blvd is cited for failure to correct violations of The Land Development Code, Art. 6 Sec. 6.19.A.3; Art. 6 Sec. 6.19.A.4; Art. 9 Sec. 9.2.A (Ref. FBC Supp. IPMC 304.3, 304.4, 304.7, 304.10, 304.12, 304.15, Violation(s) – Unmaintained landscaping, dirt & grime, damaged porch deck, missing handrails, missing front door, no address numbers, damaged structural members, damaged roof. First Notified – 7/18/2024

No Respondent present.

Inspector Brianna Itani testified to the status of the case. This was a compliant driven has had no contact last inspection was January 8, 2025. Staff recommended Non-Compliance with compliance by next cutoff.

BOARD ACTION: **Mr. Gonzalez** made a motion to accept the city's recommendation to find the respondent in Non-Compliance and order the respondent to come in compliance and allow the Respondents until **February 5, 2025**, to come into compliance or be returned to a subsequent meeting for consideration of a fine of up to \$1,000 per day and **Mr. Harrington** seconded the same motion and all agreed, and the motion approved. 5-0

CASE # 42 - CEB 01-25-20 - Johnny Noviello at 515 Westmoreland Rd is cited for failure to correct violations of The Land Development Code, Art. 6 Sec. 2.H.7.a; Art. 6 Sec. 6.19.A.3; Art. 6 Sec. 6.19.A.4; Art. 9 Sec. 9.2.A (Ref. FBC Supp. IPMC 302.1, 302.7, 302.8, 304.3, 304.15), Violation(s) – Outside storage, overgrown landscaping, dirt & grime, front and back yard parking, trash & debris, dilapidated fence, junk vehicle, dilapidated metal door, color of house numbers. First Notified – 7/5/2024

No Respondent present.

Inspector Brianna Itani testified to the status of the case. This was a complaint generated case inspection was on January 8, 2025, there has been contact with the owner. Staff recommended Non-Compliance with compliance by next cutoff.

BOARD ACTION: **Mr. Harrington** made a motion to accept the city's recommendation to find the respondent in Non-Compliance and order the respondent to come in compliance and allow the Respondents until **February 5, 2025**, to come into compliance or be returned to a subsequent meeting for consideration of a fine of up to \$1,000 per day and **Ms. Marsh** seconded the same motion and all agreed, and the motion approved. 5-0

CASE # 43 - CEB 01-25-21 - Willie May McCoy EST at 332 Deeley St is cited for failure to correct violations of The Land Development Code, Art. 6 Sec. 2.H.7.a; Art. 6 Sec. 6.19.A.3; Art. 6 Sec. 6.19.A.4; Art. 9 Sec. 9.2.A (Ref. FBC Supp. IPMC 302.1, 304.3, 304.7, 304.14, Violation(s) – Outside storage, dirt & grime, parking in back and side yard, trash and debris, no house numbers, dilapidated roof, boarded windows. First Notified – 10/14/2024

Tracee McCoy respondent's grandson was present and sworn.

Inspector Brianna Itani testified to the status of the case. This was a complaint generated case the last inspection was on January 8, 2025, there has been contact with the relative of respondents. Staff recommended Non-Compliance with compliance by next cutoff.

BOARD ACTION: Ms. Marsh made a motion to accept the city's recommendation to find the respondent in Non-Compliance and order the respondent to come in compliance and allow the Respondents until **February 5, 2025**, to come into compliance or be returned to a subsequent meeting for consideration of a fine up to \$1,000 per day and Mrs. Hymes seconded the motion and all agreed, and the motion approved. 5-0

CASE # 44 - CEB 01-25-23 - James W Lane EST at 600 Madison Ave is cited for failure to correct violations of The Land Development Code, Art. 6 Sec. 6.19.A.3; Art. 6 Sec. 6.19.A.4; Art. 9 Sec. 9.2.A (Ref. FBC Supp. IPMC 302.1, 304.3, 304.7, 304.14, Violation(s) – Overgrown landscaping, dirt and grime, peeling paint, damaged fascia and gutter. First Notified – 10/3/2024

No respondent present.

Inspector Brianna Itani testified to the status of the case. This was a field generated case last inspection was on January 8, 2025, there has been contact with the son of Estate. Staff recommended Non-Compliance with compliance by next cutoff.

BOARD ACTION: *Ms. Marsh made a motion to accept the city's recommendation to find the respondent in Non-Compliance and order the respondent to come in compliance and allow the Respondents until **February 5, 2025**, to come into compliance or be returned to a subsequent meeting for consideration of a fine of up to \$1,000 per day and *Mr. Harrington seconded the same motion and all agreed, and the motion approved. 5-0

CASE # 45 - CEB 01-25-24 - James W Lane Jr EST at 604 Madison Ave is cited for failure to correct violations of The Land Development Code, Art. 6 Sec. 6.19.A.3; Art. 6 Sec. 6.19.A.4; Art. 9 Sec. 9.2.A (Ref. FBC Supp. IPMC 302.1, 304.3, 304.7, 304.14, Violation(s) – Overgrown landscaping, dirt and grime, peeling paint, damaged fascia and gutter. First Notified – 10/3/2024

No respondent present.

Inspector Brianna Itani testified to the status of the case. This was a field generated last inspection was on January 8, 2025, there has been contact with the son of Estate. Property remains non-compliance Staff recommended Non-Compliance with compliance by next cutoff.

BOARD ACTION: Mr. Harrington made a motion to accept the city's recommendation to find the respondent in Non-Compliance and order the respondent to come in compliance and allow the Respondents until **February 5, 2025**, to come into compliance or be returned to a subsequent meeting for consideration of a fine up to \$1,000 per day and Mr. Gonzalez seconded the same motion and all agreed, and the motion approved. 5-0

CASE # 46 - CEB 01-25-25 - Equity Trust Co FBO IRA # 200179730 at 453 Pleasant St is cited for failure to correct violations of The Land Development Code, Art. 6 Sec 2.A; Art. 6 Sec. 6.19.A.3; Art. 6 Sec. 6.19.A.4; Art. 9 Sec. 9.2.A (Ref. FBC Supp. IPMC 302.8), Violation(s) – Outside storage, overgrown landscaping, peeling paint, parking on the grass, junk vehicle. First Notified – 10/4/2024

No Respondent present.

Inspector Brianna Itani testified to the status of the case. This was a field generated. The last inspection was on January 8, 2025, there has been no contact, and the property remains non-compliance Staff recommended Non-Compliance with compliance by next cutoff.

***BOARD ACTION:** ***Ms. Marsh** made a motion to accept the city's recommendation to find the respondent in Non-Compliance and order the respondent to come in compliance and allow the Respondents until **February 5, 2025**, to come into compliance or be returned to a subsequent meeting for consideration of a fine up to \$1,000 per day and **Mr. Gonzalez** seconded the motion and all agreed, and the motion approved. 5-0

CASE # 47 - CEB 01-25-26 - Burke Family Trust dated August 29, 2007 Lagree M Burke Sr & Cecile J. Burke Trustees 409 & 415 Walker Ave is cited for failure to correct violations of The Land Development Code, Art. 6 Sec. 6.19.A.3; Art. 6 Sec. 6.19.A.4; Art. 9 Sec. 9.2.A (Ref. FBC Supp. IPMC 302.1, 304.15, 304.3), at Violation(s) – Overgrown landscaping, dirt and grime, peeling paint, trash & debris, damaged front door, no house numbers, boarded up windows. First Notified – 7/15/2024

Ray McCloud contractor and Dr. Lagree Burkee, Jr son of Lagree M Burke, Sr. Both were present and sworn in.

Inspector Brianna Itani testified to the status of the case. This was a field generated case. The last inspection was on January 8, 2025, there has been no contact with the property remains non-compliance Staff recommended Non-Compliance with compliance by next cutoff.

BOARD ACTION: **Mr. Gonzalez** made a motion to accept the city's recommendation to find the respondent in Non-Compliance and order the respondent to come in compliance and allow the Respondents until **February 5, 2025**, to come into compliance or be returned to a subsequent meeting for consideration of a fine of up to \$1,000 per day and **Ms. Marsh** seconded the motion and all agreed, and the motion approved. 5-0

***CASE # 22 - CEB 10-24-161 - Gloria Dickerson at 623 State St** is cited for failure to correct violations of The Land Development Code, Art. 6 Sec. 6.19.A.3; Art. 6 Sec. 6.19.A.4; Art. 9 Sec. 9.2.A (Ref. FBC Supp. IPMC 302.7, 304.4, 304.6, 304.13, 304.13.2, 304.14, 304.15, 604.3) City Code Ch. 66 Sec 66-61., Violation(s) – Outside storage and landscaping maintenance, rotten wood, peeling paint, unsecure opening. Damaged chain link fence, openings in concrete walls, broken/ missing windows glass, inoperable windows, damaged /missing window screens, damaged exteriors, settling concrete blocks over opening, damaged roof and drip edge, hanging electrical conduit.

First Notified – 7/18//2024

No respondent present.

Inspector Mark Jones present but did not testify.

***Ben Gross City Attorney** asked to change the recommendation due to *scrivener's error in the order and the concern* about due process, requesting amend and extend compliance to the next meeting date.

BOARD ACTION: **Mrs. Hymes** made a motion to amend the previous order of non-compliance and allow the Respondents until **February 5, 2025**, to come into compliance or be returned to a subsequent meeting for consideration of a fine of up to \$1,000 per day **Ms. Marsh** seconded the same, and motion was approved. 5-0

Lien Review

LR-1 - CEB 07-24-99 – Sunrock Capital LLC at 610 Division St is cited for failure to correct violations of The Land Development Code, Art. 3 Sec. 3.4.S.1; Art. 6 Sec. 6.19.A.4; Art. 9 Sec. 9.2.A (Ref. FBC Supp. IPMC 304.3, 304.14) and City Code Ch. 26 Sec. 26-294., Violation(s) – Damaged fence, damaged soffit/trim, no permit (fence), no permit (HVAC and electrical), missing insect screens, inadequate address numbers, failure to obtain a rental license. First Notified – 11/21/2023 **Order Imposing Fine/Lien effective August 8, 2024. \$200.00 a day. Compliance = December 13, 2024. \$200 x 75 days = \$15,000.00, plus \$24.00 recording costs = \$15,024.00.**

Grant Barlow (owner) was present and sworn in.

Inspector Sara Kirk testified to the status of the case and the staff's recommendation was a reduction to the amount of \$ 5,000.00 in the lien.

Board Action: **Mr. Gonzalez** made a motion to accept the city staff's recommendation to reduce the lien to \$5,000.00 payable in 30 days or the lien will revert to the original amount in full. **Mrs. Hymes** seconded the motion, and all agreed, and motion approved 5-0

CEB Continued Cases

Mr. Gonzalez left the chambers at 10:00 am and returned to the chambers at 10:03

***CASE # 1 - CEB 05-24-71 - Gary George & Heidi Robinson at 520 Poinsetta Rd** is cited for failure to correct violations of The Land Development Code, Art. 3 Sec. 3.4.S.1, Violation(s) – **No permit for interior renovation.** First Notified – 12/5/2023

Gary George Robinson was present via zoom and sworn in.

Inspector Curtis Wiggins testified to the status of the case. he states there's been no progress made. he's had contact with the owner, and the permit were issued in September 2024 and the inspection on the work did not pass inspection. **Mr. Robinson** states that the work wasn't finished is the reason why it didn't pass inspection. Staff recommended imposing a fine of \$100.00 per day until it reaches a maximum of \$10,000.00.

BOARD ACTION: ***Mrs. Hymes** made a motion to impose a fine of \$100.00 per day against the respondent effective **January 9, 2025**, continuing until compliance is achieved or reaches a maximum of \$10,000.00 dollars. ***Mr. Gonzalez** seconded the same, and the motion was approved.5-0.

Mr. Robert Riggio – Code Enforcement Board Attorney responded and explained the appeal process to **Mr. Robinson.**

CASE # 2 - CEB 10-24-170 - Karol Zarinana at 834 Marion St is cited for failure to correct violations of The Land Development Code, Art. 3 Sec. 3.4. S.1., Violation(s) – **No permit (garage).** First Notified – 7/17/2024

No Respondent present

Inspector Tom Clig was present but did not testify.

Ben Gross City Attorney states this is another case city recommends due to *scrivener's error in the order to amend and extend compliance February cutoff.

BOARD ACTION: **Ms. Marsh** made a motion to amend the previous order of non-compliance and allow the Respondents until **February 5, 2025**, to come into compliance or be returned to a subsequent meeting for consideration of a fine up to \$1,000 per day. **Mr. Gonzalez** seconded the same, and motion was approved. 5-0

CASE # 3 - CEB 09-24-151 - John Alexander & Geneva Joe at 628 S Segrave St is cited for failure to correct violations of The Land Development Code, Art. 9 Sec. 9.2.A (Ref. FBC Supp. IPMC 111.1, 301.3, 302.1, 302.4, 304.6, 304.7, 304.15, 305.1, 305.3, 308.1), Violation(s) – **Deteriorating walls, uninhabitable, excessive damage & debris**. First Notified – 12/14/2023 **Inspector Mariah Quinn** testified to the status of the case. she's had no contact with the owner and there's been no progress. Staff recommend imposing a fine of \$100.00 per day until it reaches a maximum of \$15,000.00.

***Ben Gross City Attorney** asked to change the recommendation due to *scrivener's error in the order and the concern* about due process, requested to amend and extend compliance to the next meeting date.

BOARD ACTION: **Mr. Gonzalez** made a motion to amend the previous order of non-compliance and allow the Respondents **February 5, 2025**, to come into compliance or be returned to a subsequent meeting for consideration of a fine up to \$1,000 per day until compliance is achieved **Ms. Marsh** seconded the same, and the motion was approved. 4-0 **Harrington**

Mr. Harrington left the chambers at 10:13 and did not vote

Mr. Harrington returns to the chamber at 10:16

CASE # 7 - CEB 01-24-19 - Nicole McErlean & Miguel Pagan is cited for failure to correct violations of The Land Development Code, Art. 6 Sec. 6.19.A.3; Art. 9 Sec. 9.2.A; (Ref. FBC Supp. IPMC 304.2, 304.7, 304.13.2, 304.15), at **402 Auditorium Blvd** Violation(s) – **Unmaintained landscaping, inoperable windows, exterior doors, protective treatment, roof and drainage**. First Notified – 8/7/2023

Nicole McErlean was present and sworn in via zoom.

Ben Gross City Attorney asked respondent if she was in attendance via zoom at the last hearing on this case and *she was given the compliance date by the board and **Mrs. McErlean** responded yes sir.

Inspector John Stenson testified to the status of the case. he said he had continued contact with the owner, but the property was unoccupied and there has been progress and there were a few setbacks. With the Insurance company delays, along with two hurricanes, permit were issued November 18, 2024, window are process of being replaced. Staff recommend amending until February cutoff.

BOARD ACTION: **Mr. Harrington** made a motion to amend the previous order of non-compliance and allow the Respondent, until **March 5, 2025**, to come into compliance or be

returned to a subsequent meeting for consideration of a fine of up to \$1,000 per day until compliance is achieved. **Mrs. Hymes** seconded the same, and the motion was approved. 5-0

CASE # 8 - CEB 06-24-93 - Matthew Michaels at **820 N Wild Olive Ave** is cited for failure to correct violations of The Land Development Code, Art. 3 Sec. 3.4.S.1, Violation(s) – Unpermitted work replacing wooden deck on property. First Notified – 2/23/2024

No Respondent present.

Inspector John Stenson present but did not testify.

***Ben Gross City Attorney** asked to change the recommendation due to *scrivener's error and the concern about due process, requesting to amend and extend compliance to the next meeting date.

BOARD ACTION: **Mrs. Hymes** made a motion to amend the previous order of non-compliance and allow the Respondents **February 5, 2025**, to come into compliance or be returned to a subsequent meeting for consideration of a fine up to \$1,000 per day until compliance is achieved. **Ms. Marsh** seconded the same, and the motion was approved. 5-0

Mr. Gonzalez asked the attorney for an explanation about the technical errors and if there was a window or if it was date specifics.

Mr. Ben Gross City Attorney explained about the due process it was depending on the due process rights of the applicant. If the code case were to go forward in the event of non-compliance, for example if taken up on an appeal or alternatively recorded a lien that we would then try to foreclose on recording those cases would bring up those due process issues so what we ultimately want is enforcement and compliance.

Ms. Melissa Diaz - Assistant City Attorney, continues explaining the due process issue arose because the was a notice given and it would need to be the date of the hearing.

CASE # 9 - CEB 07-24-129 - Coast 2 Coast Promotional Marketing LLC at **224 Zelda Blvd** is cited for failure to correct violations of The Land Development Code, Art. 3 Sec. 3.4.S.1., Violation(s) – Unpermitted property renovations. First Notified – 4/22/2024

Daniel Prieto, the owner, was present and sworn in.

Ben Gross City Attorney asked a respondent if he was in attendance at the November hearing on this case and you were given the compliance date of January 2, 2025, by the board and **Mr. Prieto** responded yes.

Inspector John Stenson testified to the status of the case, the permit was issued on September 9, 2024, there have been two partial inspections, and he has had contact with the owner, the property is not occupied and there's been some progress and the staff's recommendation was to impose a fine of \$500.00 per day up to of capped at \$15,000.00 and the city made correction to amend for the last time until the February cutoff.

Mrs. Hymes and Mrs. Kuendig, reiterated to the respondent, if he understood the inspector's recommendation this is the last time to amend. And **Mr. Prieto** agreed and stated he was good with that.

BOARD ACTION: **Mrs. Hymes** made a motion to amend the previous order of non-compliance and allow the Respondents **February 5, 2025**, to come into compliance or be returned to a subsequent meeting for consideration of a fine up to \$1,000 per day until compliance is achieved. **Mr. Harrington** seconded the same, and the motion was approved.
5-0

CASE # 10 - CEB 07-24-97 - Norma Jean Arendt at **829 N Grandview Ave** is cited for failure to correct violations of The Land Development Code, Art. 6 Sec. 2.H.7.a; Art. 6 Sec. 6.19.A.3; Art. 9 Sec. 9.2.A (Ref. FBC Supp. IPMC 302.7, 304.2, 304.7), Violation(s) – Unmaintained landscaping, boat parking, dilapidated detached garage, peeling exterior paint, damaged roof. First Notified – 4/3/2024

Norma Jean Arendt was present via zoom and sworn in.

Melissa Diaz Assistant city Attorney confirmed with the respondent if she was present at the November hearing on this case and she was given the compliance date of January 2, 2025, by the board and **Mrs. Arendt** responded yes.

Mr. Ben Gross city to get on the record and explained for the benefit of the board after hearing an order was erroneously issued imposing a fine that order was withdrawn, however you issued an order the respondent was present at the prior meeting and acknowledged that she received that order and today we're following up that order was issued erroneously has been rescinded and, in the city, view it has no relevance to this case.

Inspector John Stenson testified to the status of the case, he had contact with the owner, the property was unoccupied at the time and there has been progress garage has been demolished, and the roof has been repaired the only thing left, the front porch needs to be painted and stucco The staff is recommending amending until the February cutoff.

Mrs. Arendt explained the progress that she has made and how close she is to coming into compliance and she has hired a new contractor.

BOARD ACTION: **Mrs. Hymes** made a motion to amend the previous order of non-compliance and allow the Respondents **March 5, 2025**, to come into compliance or be returned to a subsequent meeting for consideration of a fine of up to \$1,000 per day until compliance is achieved. **Ms. Marsh** seconded the same, and the motion was approved.5-0

CASE # 11 - CEB 04-24-58 - Leroy & Anthony C Gadson at **526 Cannon St** is cited for failure to correct violations of The Land Development Code, Art. 9 Sec. 9.2.A (Ref. FBC Supp. IPMC 302.7, 302.8, 304.7), Violation(s) – Damaged fence, junk vehicle, damaged roof. First Notified – 9/1/2023

Edith Gadson Power of Attorney and sister of Leroy Gadson

Inspector Daniel Garcia testified to the status of the case. since the last hearing he spoke to Ms. Gadson on January 8, 2025, the property is not occupied, and no progress has been made except when he spoke with **Mr. Orrender from the City of Daytona Redevelopment Housing program.**

He advised him the owner was still in the city program and they're waiting on the purchase order of approval that the only hold up meaning they're on the waiting list. Staff recommended amending until April cutoff.

Mr. Ben Gross explained the respondent is on program watch now and we're having to wait on purchased order and states the city has grantees on a waiting list.

Ms. Gadson has shared since the last hearing the purchase order has been completed, and JM Residential services have been contracted, and she'll send the final paperwork they need and the roof should be completed within the next two weeks.

Board Action: **Mr. Gonzalez** made a motion to amend the previous order of non-compliance and allow the Respondents, **April 2, 2025**, to come into compliance or be returned to a subsequent meeting for consideration of a fine up to \$1,000 per day until compliance is achieved. **Mrs. Hymes** seconded the same, and the motion was approved. 5-0

***Ms. Gadson** thanked, **Mrs. Kuendig** by reminding her that during the last meeting she showed concern over the wait time and it showed her heart for the residents and she appreciated that and she also said she inspired her as a result she expressed maybe the board could advocate to City Officials and Councilman for the funding that would be needed, that inspired her to contact Mr. Ken Thomas who is the Director of Redevelopment services and she applauded Mr. Thomas because when she spoke to him, her concerns was already his concern and he assured her he had already gotten together with his team a meeting was scheduled within the upcoming week and advise her to call back in a few weeks, and since that time they've plan to address smaller projects so more residents will be served and she thanked Mr. Thomas in his absence it shows that he really does care about the residents and that's such a blessing to her and she appreciates it. She also thanked **Mrs. Seivwright** for her due diligence for making sure all those that need to be on zoom with the link and the right information that's needed to move forward and closed by wishing everyone a prosperous 2025.

CASE # 12 - CEB 10-24-163 - Sophie Delannoy at **669 Kingston Ave** is cited for failure to correct violations of The Land Development Code, Art. 6 Sec. 6.19.A.3; Art. 6 Sec. 6.19.A.4; Art. 9 Sec. 9.2.A (Ref. FBC Supp. IPMC 302.1, 304.7), Violation(s) – Landscaping maintenance, dirt & grime, trash & debris, damaged roof. First Notified – 8/2/2024

No Respondent present

Inspector Daniel Garcia is present but did not testify.

***Ben Gross City Attorney** asked to change the recommendation due to *scrivener's error in the order and we're concerned about due process, requesting to amend and extend compliance to the next meeting date.

BOARD ACTION: **Mrs. Hymes** made a motion to amend the previous order of non-compliance and allow the Respondents **February 5, 2025**, to come into compliance or be returned to a subsequent meeting for consideration of a fine up to \$1,000 per day until compliance is achieved. **Ms. Marsh** seconded the same, and the motion was approved. 5-0

CASE # 13 - CEB 10-24-164 - Jara Chen Yuan at 723 White St is cited for failure to correct violations of The Land Development Code, Art. 6 Sec. 6.19.A.3; Art. 6 Sec. 6.19.A.4; Art. 9 Sec. 9.2.A (Ref. FBC Supp. IPMC 304.2, 304.3, 304.7), Violation(s) – Unmaintained landscaping, rotten wood, trash & debris, dirt & grime, address numbers, roof damage. First Notified – 8/2/2024

No Respondent present

Inspector Daniel Garcia was present but did not testify.

***Ben Gross City Attorney** states this is another case the city recommends due to *scrivener's error in the order city recommended amending and extend compliance until February cutoff.

BOARD ACTION: **Mrs. Hymes** made a motion to amend the previous order of non-compliance and allow the Respondents **February 5, 2025**, to come into compliance or be returned to a subsequent meeting for consideration of a fine up to \$1,000 per day until compliance is achieved. **Ms. Marsh** seconded the same, and the motion was approved. 5-0

CASE # 14 - CEB 07-21-223 - Tracy Smith at 605 Willie Dr is cited for failure to correct violations of The Land Development Code, Art. 6 Sec. 6.19.A.4; Art. 9 Sec. 9.2.A (Ref. FBC Supp. IPMC 304.7, 304.13), Violation(s) – **Damaged roof, missing siding, bare surfaces, damaged doors & windows.** First Notified – 8/4/2020

No Respondent present.

Inspector Sara Kirk testified to the status of this case, since the last hearing she spoke to Mr. William Orrender of Housing Development with the City of Daytona Beach and stated this property is on the city's waiting list and going to be worked on within the next few rehabs, Staff recommends amending until April cutoff for compliance.

Mr. Harrington asked if there was something in writing paperwork about the rehab waiting list.

Mr. Ben Gross explains there a statement by the City representative that the city has the project loaded up and ready.

BOARD ACTION: **Mrs. Hymes** made a motion to amend the previous order of non-compliance and allow the Respondents ***April 2, 2025**, to come into compliance or be returned to a subsequent meeting for consideration of a fine up to \$1,000 per day until compliance is achieved. **Ms. Marsh** seconded the same, and the motion was approved. 4-1 **Harrington**

CASE # 15 - CEB 04-20-84 - Larry Sanders at 721 Loomis Ave is cited for failure to correct violations of The Land Development Code, Art. 3 Sec. 3.4.S.1; Art. 6 Sec. 6.19.A.4, Violation(s) – No permit for exterior addition, peeling paint, rotted wood and damaged windows. First Notified – 8/16/2019

No Respondent present. He was there but he had to leave.

Inspector Sara Kirk testified to the status of this case. The respondent been on the waiting list August 10, 2020, since the last hearing she has spoken to Mr. William Orrender of housing development with the City of Daytona Beach and stated this property is on the city's waiting list, this property will require reconstruction respondent lives there. Staff recommends amending until

April cutoff for compliance. And **Ms. Kirk** advised once the demolish permit is finalized then this case will be closed.

***BOARD ACTION:** **Mr. Gonzalez** made a motion to amend the previous order of non-compliance and allow the Respondents ***April 2, 2025**, to come into compliance or be returned to a subsequent meeting for consideration of a fine up to \$1,000 per day until compliance is achieved. **Mrs. Hymes** seconded the same, and the motion was approved. 4-1 **Harrington**

CASE # 16 - CEB 02-24-35 - Kelvin Lee & Anthony DeWilliams, Sr at 524 S Lanvale Ave is cited for failure to correct violations of The Land Development Code, Art. 3 Sec. 3.4. S. 1; Art. 6 Sec. 6.19.A.4, Violation(s) – **Unpermitted renovations, exposed surfaces, missing garage door and missing trim.** First Notified – 7/19/2022

Kelvin Lee present and sworn in.

Ben Gross City Attorney asked the respondent if he was present at the most recent hearing on this case and you were given the compliance date of **January 2, 2025**, by the board and **Mr. Lee** responded no, not the last but he attended a previous hearing and yes, he was given the compliance date January 2, 2025.

Inspector Sara Kirk testified to the status of this case, she's had contact with the property owner, and Mr. Lee has maintained contact with her, and all violation are done been done just waiting on Florida Power & Light to come out and sign off and then the electrical will be *finalized. Staff recommended amending until April cutoff for compliance.

BOARD ACTION: **Mrs. Hymes** made a motion to amend the previous order of non-compliance and allow the Respondents **February 5, 2025**, to come into compliance or be returned to a subsequent meeting for consideration of a fine up to \$1,000 per day until compliance is achieved. **Mr. Gonzalez** seconded the same, and the motion was approved. 5-0

CASE # 17- CEB 05-24-83 - Romella I.N.T Corp at 1144 Australia Ave is cited for failure to correct violations of The Land Development Code, Art. 3 Sec. 3.4.S.1; Art. 9 Sec. 9.2.A (Ref. FBC Supp. IPMC 301.3, 308.1), Violation(s) – Missing (windows, roof, doors), expired demo permit, damaged porch, blighted and unsecured structure. First Notified – 2/22/2024

Robert Vargas is the caretaker of the respondent who was present and sworn in.

Ben Gross City Attorney asked the respondent if he was present at the most recent hearing on this case and you were given the compliance date of **January 2, 2025**, by the board and **Mr. Vargas** responded no, he says he attended one previous hearing he was given the compliance date January 2, 2025.

***Ben Gross City Attorney** asked to change the recommendation due to *scrivener's error in the order and the concerned about due process, requesting to amend and extend compliance to the next meeting date.

BOARD ACTION: **Mr. Gonzalez** made a motion to amend the previous order of non-compliance and allow the Respondents **February 5, 2025**, to come into compliance or be returned to a

subsequent meeting for consideration of a fine up to \$1,000 per day until compliance is achieved. **Mrs. Hymes** seconded the same, and the motion was approved. 5-0

CASE # 18 - CEB 06-24-92 - Keep Investment INC, at **642 Eldorado St** is cited for failure to correct violations of The Land Development Code, Art. 3 Sec. 3.4.S.1; Art. 6 Sec. 6.19.A.4; Art. 9 Sec. 9.2.A (Ref. FBC Supp. IPMC 301.3, 304.13, 304.14), Violation(s) – **Interior demolition without permit issued, unsecured & unsanitary vacant structure, no windows or doors, ripped screens, peeling paint, dirt & grime, rotted wood**. First Notified – 12/26/2023

No respondent present

Inspector Sara Kirk was present but did not testify.

***Ben Gross City Attorney** asked to change the recommendation due to *scrivener's error in the order and the concern about due process, requesting to amend and extend compliance to the next meeting date.

BOARD ACTION: **Mrs. Hymes** made a motion to amend the previous order of non-compliance and allow the Respondents **February 5, 2025**, to come into compliance or be returned to a subsequent meeting for consideration of a fine up to \$1,000 per day until compliance is achieved. **Ms. Marsh** seconded the same, and the motion was approved. 5-0

CASE # 19 - CEB 09-24-146 - Barbara Reid at **217 Lockhart St** is cited for failure to correct violations of The Land Development Code, Art. 6 Sec. 6.19.A.3; Art. 6 Sec. 6.19.A.4; Art. 9 Sec. 9.2.A (Ref. FBC Supp. IPMC 308.01), Violation(s) – **Outside Storage and overgrown grass, damaged roof & missing soffit, debris**. First Notified – 5/10/2024

No respondent present

Inspector Sara Kirk was present but did not testify

***Ben Gross City Attorney** asked to change the recommendation due to *scrivener's error in the order and the concern about due process, requesting to amend and extend compliance to the next meeting date.

BOARD ACTION: **Ms. Marsh** made a motion to amend the previous order of non-compliance and allow the Respondents until **February 5, 2025**, to come into compliance or be returned to a subsequent meeting for consideration of a fine up to \$1,000 per day until compliance is achieved. **Mrs. Hymes** seconded the same, and the motion was approved. 5-0

CASE # 20 - CEB 09-24-156 - Andrew Phillips at **625 Loomis Ave** is cited for failure to correct violations of The Land Development Code, Art. 6 Sec. 6.19.A.3; Art. 9 Sec. 9.2.A (Ref. FBC Supp. IPMC 308.1), Violation(s) – **Outside storage, trash & debris**. First Notified – 8/25/2023

Andrew Phillips was present and sworn in.

Ben Gross City Attorney asked the respondent if he was aware at the November hearing for this case and you were given the compliance date of **January 2, 2025**, by the board and **Mr. Andrew** responded yes.

Inspector Sara Kirk testified to the status of this case. she says the respondent has maintained contact with her and has made quite a bit of progress. Staff recommended amending until March cutoff for compliance.

BOARD ACTION: **Mrs. Hymes** made a motion to amend the previous order of non-compliance and allow the Respondents until **February 5, 2025**, to come into compliance or be returned to a subsequent meeting for consideration of a fine up to \$1,000 per day until compliance is achieved. **Mr. Gonzalez** seconded the same, and the motion was approved. 5-0

New cases:

CASE # 23 - CEB 01-25-01 - Donna & Glenn D Wetherell at 624 Mulberry St is cited for failure to correct violations of The Land Development Code, Art. 6 Sec. 6.19.A.3; Art. 6 Sec. 6.19.A.4; Art. 9 Sec. 9.2.A (Ref. FBC Supp. IPMC 302.1, 302.3, 302.7, 304.13, 304.14, 605.1., Violation(s) – Outside storage and unmaintained landscaping. Falling front door overhang. Dirt & grime, No permit (shed & enclosed window), Trash & debris. Pallet used for steps. All fencing. Broken window. Screen missing/torn. Exposed wiring porch light.
First Notified – 9/13/2024

***No respondent present**

Inspector Ronald Beeny testified to the status of this case. This was a field generated case inspection on January 8, 2025, remains in noncompliance, there has been contact with the owner. Staff recommended Non-Compliance with compliance by next cutoff.

BOARD ACTION: **Mr. Harrington** made a motion to accept the city's recommendation to find the respondent in Non-Compliance and order the respondent to come in compliance and allow the Respondents until **February 5, 2025**, to come into compliance or be returned to a subsequent meeting for consideration of a fine of up to \$1,000 per day and **Mrs. Hymes** seconded the motion and all agreed, and the motion approved. 5-0

CASE # 24 - CEB 01-25-27 - Katherine Crissman & Jessica Switzer at 2312 N Oleander Ave is cited for failure to correct violations of The Land Development Code, Art. 6 Sec. 6.19.A.3; Art. 9 Sec. 9.2.A (Ref. FBC Supp. IPMC 304.3, 304.7), Violation(s) – Unmaintained landscaping. premises identification, damaged roof (Soffits).
First Notified – 9/18/2023

***Michael & Karen Williams witness & owners of neighboring property present and sworn in.**

***Inspector John Stenson** explains the zoom participants reason for being in attendance as a witness, not to this case but a different case about graffiti that's not being heard today.

***Mrs. Kuendig** explained to **Mr. Williams** that he can only be a witness to the case being heard. The board can't hear other case unless the case is before them on the agenda.

Ben Gross City Attorney asked inspector Stenson if he needed Mr. & Mrs. Williams as a witness in this case **Mr. Stenson's** response was no not in this case, **Mr. Gross** continues to explain staff isn't asking them to testify, the board could decide if they don't think they have sufficient evidence from staff as to a violation and want them to testify but would be within the board's discretion.

Inspector John Stenson testified to the status of this case. this was a compliant driven case. The last inspection was on January 8, 2025, and the property remains in noncompliance. Staff recommended Non-Compliance with compliance by next cutoff.

BOARD ACTION: **Mrs. Hymes** made a motion to accept the city's recommendation to find the respondent in Non-Compliance and order the respondent to come in compliance and allow the Respondents until **February 5, 2025**, to come into compliance or be returned to a subsequent meeting for consideration of a fine of up to \$1,000 per day and **Mr. Gonzalez** seconded the motion and all agreed, and the motion approved. 5-0

CASE # 25 - CEB 01-25-28 - Gail M Mitchell at **252 Woodland Ave** is cited for failure to correct violations of The Land Development Code, Art. 6 Sec. 2.H.7.a; Art. 6 Sec. 6.19.A.3
Violation(s) – **Outside storage. Parking in front yard.**
First Notified – 5/15/2024

Compliance January 7, 2025

CASE # 26 - CEB 01-25-02 - Willis Hill, Jr., Carol R Frazier, Gloria Hill EST, Dorothy Ann Richardson, Tracy Hill, Gary Hill, Kenneth Gregory Hill, Tamika Hill, and Angela Mobley at **911 Sycamore St** is cited for failure to correct violations of The Land Development Code, Art. 6 Sec. 6.19.A.4; Art. 9 Sec. 9.2.A (Ref. FBC Supp. IPMC 302.4, 302.7, 304.7), Violation(s) – Rotten wood and peeling paint/faded paint, overgrown landscaping, damaged fence. Damaged roof and drip edge. First Notified – 8/20/2024

Willis Hill, Jr. & Robin Hill (wife of Willis Hill, Jr.) were both present and sworn.

Inspector Tom Clig testified to the status of the case. he's had no contact, and no progress property remains noncompliance. Staff recommended Non-Compliance with compliance by next cutoff.

Mrs. Willis stated that they were on the city waiting list at one point for a few years but later found out they a few dollars over the margin to qualify for the program and explained her continued issues and asked questions about the lien already imposed on the property. There was continued discussion resulting in the board asking the previous inspector about that case and it's status and the Imposed fine placed on the property.

Inspector Sara Kirk testified that she had a previous case which resulted in an imposed fine on this property.

The board is asking for clarification of this case from the city with the status at the next meeting.

Ben Gross city attorney advised the board that he wasn't aware of a previous lien on property and recommended it to continue until the next meeting.

BOARD ACTION: Mrs. Hymes made a motion to accept the city's recommendation to continue and allow the Respondents until February 13, 2025, meeting to be returned for a continuation and Mr. Gonzalez seconded the motion, and all agreed, and the motion approved. 5-0

CASE # 27 - CEB 01-25-03 - Melissa Fairrington at 1329 Golfview Dr is cited for failure to correct violations of The Land Development Code, Art. 3 Sec. 4. S.1; Art. 6 Sec. 6.19.A.3; Art. 9 Sec. 9.2.A (Ref. FBC Supp. IPMC 302.1, 505.3) Violation(s) – Outside storage, Trash & debris in front and side yards. No water in the occupied home. First Notified – 11/13/2024

No respondent present.

Inspector Tom Clig testified to the status of the case. Field generated case The last inspection was January 6, 2025, property remains in non-compliance, nothing been done and no contact with owner. Staff recommended finding non-compliance with compliance by next cutoff.

BOARD ACTION: Mrs. Hymes made a motion to accept the city's recommendation to find the respondent in Non-Compliance and order the respondent to come in compliance and allow the Respondents until **February 5, 2025**, to come into compliance or be returned to a subsequent meeting for consideration of a fine of up to \$1,000 per day and Mr. Gonzalez seconded the motion and all agreed, and the motion approved. 5-0

CASE # 28 - CEB 01-25-29 - Melissa Fairrington at 1329 Golfview Dr is cited for failure to correct violations of The Land Development Code, Art. 9 Sec. 9.2.A (Ref. FBC Supp. IPMC 302.4, 302.8, 303.1,304.13, 304.15 504.1, 604.3,702.1), Violation(s) – Grass overgrown front and rear yard, jet ski on south side of house (no tag), utility trailer north side (no tag), black and unsanitary unsecured pool, missing hardware fixtures, improper plumbing and electrical systems. First Notified – 12/9/2024

No respondent present.

Inspector Tom Clig testified to the status of the case. This was a field generated case, The last inspection was January 6, 2025, property remains in non-compliance, nothing has been done and no contact with owner. Staff recommended finding non-compliance with compliance by next cutoff.

BOARD ACTION: Mr. Gonzalez made a motion to accept the city's recommendation to find the respondent in Non-Compliance and order the respondent to come in compliance and allow the Respondents until **February 5, 2025**, to come into compliance or be returned to a subsequent meeting. and further authorized the city to secure the property/pool within 10 days. and Mrs. Hymes seconded the motion, and all agreed, and the motion approved. 5-0

CASE # 29 - CEB 01-25-04 - Bradford W MacClemmy Jr & Tracie M Boyd at 227 Michigan Ave is cited for failure to correct violations of The Land Development Code, Art. 3 Sec 4.S.1; Art. 6 Sec. 6.19.A.3; Art 6 Sec 8.G; Art. 9 Sec. 9.2.A (Ref. FBC Supp. IPMC 302.1, 302.4, 302.8; 304. 6), Violation(s) – Junk and debris, no permit (privacy fence), mildew and rot on the structure, high grass and weeds, inoperable vehicles. First Notified – 1/16/2024

No respondent present. (he was there and had to leave for appointment.)

***Inspector Mariah Quinn** testified to the status of the case, and she has had contact, and the property remains in non-compliance. staff recommended finding non-compliance with compliance by next cutoff.

BOARD ACTION: **Mrs. Hymes** made a motion to accept the city's recommendation to find the respondent in Non-Compliance and order the respondent to come in compliance and allow the Respondents until **February 5, 2025**, to come into compliance or be returned to a subsequent meeting for consideration of a fine of up to \$1,000 per day and **Mr. Gonzalez** seconded the motion and all agreed, and the motion approved. 5-0

Mr. Gonzalez left the chambers at 11:40

Mr. Gonzalez returned to the chambers at 11:43

CASE # 30 - CEB 01-25-06 - Richard Uhl at **615 Mulberry St** is cited for failure to correct violations of The Land Development Code, Art. 9 Sec. 9.2.A (Ref. FBC Supp. IPMC 302.1, 304.7, 304.13, 308.1, 308.2), Violation(s) – Excessive amount of outside storage, trash & debris, broken window on south side of the house. First Notified – 7/24/2024

Sierra McDonald Power of attorney for Richard Uhl

Richard Uhl owner & Sierra McDonald Power of attorney for Richard Uhl both were sworn in.

Inspector Mariah testified to the status of the case. This case was generated by the Daytona Beach police department complaint, and she's had contact with the property owner. And there has been progress. staff recommended finding non-compliance with compliance by next cutoff.

Ms. McDonald states her father, who resides at the property, says all the outside storage belongs to him, she asked for an extension so she can get her father David McDonald off the property. **Mrs. Kuendig** advised her it doesn't matter who lives there, the property owner is responsible to bring the property back up to code.

BOARD ACTION: **Mrs. Hymes** made a motion to accept the city's recommendation to find the respondent in Non-Compliance and order the respondent to come in compliance and allow the Respondents until **February 5, 2025**, to come into compliance or be returned to a subsequent meeting for consideration of a fine of up to \$1,000 per day and **Mrs. Hymes** seconded the same motion and all agreed, and the motion approved. 4-0 **Gonzalez no vote**

CASE # 31 - CEB 01-25-07 - Georgia Ann Est at **905 Rosewood St** is cited for failure to correct violations of The Land Development Code, Art. 6 Sec. 6.19.A.3; Art. 9 Sec. 9.2.A (Ref. FBC Supp. IPMC 302.7, 304.7), Violation(s) – Overgrown landscaping, outdoor storage, dilapidated fence, dilapidated screen porch roof. First Notified – 8/13/2024

No respondent present (he was present but had to leave per Inspector Butler he's known as J.R.)

Inspector Roosevelt Butler, Jr., testified to the status of the case. the last inspection was on January 8, 2025, result of reinspection was non-compliance he's had contact with the owner who is the son. Staff recommended finding non-compliance with compliance by next cutoff.

BOARD ACTION: Ms. Marsh made a motion to accept the city's recommendation to find the respondent in Non-Compliance and order the respondent to come in compliance and allow the Respondents until **February 5, 2025**, to come into compliance or be returned to a subsequent meeting for consideration of a fine of up to \$1,000 per day and Mr. Harrington seconded the same motion and all agreed, and the motion approved. 5-0

CASE # 32 - CEB 01-25-09 - Debra Lynn Gordon at **850 Lewis Dr** is cited for failure to correct violations of The Land Development Code, Art. 6 Sec 2.H.7.a; Art. 6 Sec. 6.19.A.3; Art. 6 Sec. 6.19.A.4; Art. 3 Sec. 4.S.1 (Ref. FBC Supp. IPMC 302.7), Violation(s) – Unapproved storage container, parking on the grass, work without permit (new structure and fence), dilapidated fencing. First Notified – 9/18/2024

Debra Gordon was present via zoom and sworn in.

Inspector Roosevelt Butler testified to the status of the case. this was a field generated case the last inspection was on January 8, 2025, result of reinspection was non-compliance he's had one contact with the owner. The storage container has been removed, she needs a permit for fence and structure. Staff recommended finding non-compliance with compliance by next cutoff.

Ms. Gordon explained the process that she's gone through there was continued discussion

Mrs. Hymes left the chambers at 11:54

Mrs. Hymes returned to the chambers at 11:56

BOARD ACTION: Mr. Gonzalez made a motion to accept the city's recommendation to find the respondent in Non-Compliance and order the respondent to come in compliance and allow the Respondents until **February 5, 2025**, to come into compliance or be returned to a subsequent meeting for consideration of a fine of up to \$1,000 per day and Mr. Harrington seconded the same motion and all agreed, and the motion approved. 5-0

CASE # 33 - CEB 01-25-10 - B Paul Katz TR B Paul Katz Rev Trust Dated 6-10-98 at **1187 Jimmy Ann Dr** is cited for failure to correct violations of The Land Development Code, Art. 6 Sec. 6.19.A.3, Violation(s) – **Outdoor storage**.
First Notified – 7/1/2024

Compliance January 7, 2025

Mr. Harrington left the chambers at 11:57

CASE # 34 - CEB 01-25-11 - Tam Uyen VU Nguyen at **133 Eagle Harbor Way** is cited for failure to correct violations of The Land Development Code, Art. 3 Sec 4.S.1, Violation(s) – Work without a permit (Installation of brick pavers). First Notified – 9/26/2024

No respondent present.

Inspector Roosevelt Butler testified to the status of the case. this was a citizen compliant case. The last inspection was on January 8, 2025, result of reinspection was non-compliance he's had contact with the owner. And a permit was acquired on January 8, 2025, that due to being reinspected the week of January 8, 2025. Staff recommended finding non-compliance with compliance by next cutoff.

BOARD ACTION: Ms. Marsh made a motion to accept the city's recommendation to find the respondent in Non-Compliance and order the respondent to come in compliance and allow the Respondents until **February 5, 2025**, to come into compliance or be returned to a subsequent meeting for consideration of a fine of up to \$1,000 per day and Mrs. Hymes seconded the same motion and all agreed and still have a quorum the motion approved. 4-0 Harrington was not present no vote.

Mr. Harrington returned to the chambers 12:01

CASE # 35 - CEB 01-25-12 - Sarah Flanary at 1356 Continental Dr is cited for failure to correct violations of The Land Development Code, Art. 6 Sec. 6.19.A.3; Art. 9 Sec. 9.2.A (Ref. FBC Supp. IPMC 302.7, 304.7, 308.1), Violation(s)–Overgrown landscaping, dilapidated fence, damaged roof and soffit, excess garbage and rubbish. First Notified – 8/27/2024

No respondent present.

Inspector Roosevelt Butler testified to the status of the case. this was a field generated case. The last inspection was on January 8, 2025, result of reinspection was non-compliance he's had contact with the owner. Staff recommended finding non-compliance with compliance by next cutoff.

BOARD ACTION: Mrs. Hymes made a motion to accept the city's recommendation to find the respondent in Non-Compliance and order the respondent to come in compliance and allow the Respondents until **February 5, 2025**, to come into compliance or be returned to a subsequent meeting for consideration of a fine of up to \$1,000 per day and Ms. Marsh seconded the same motion and all agreed, and the motion approved. 5-0

CASE # 36 - CEB 01-25-13 - Charles E Davis at 1014 Continental Dr is cited for failure to correct violations of The Land Development Code, Art. 6 Sec. 6.2. H.7a; Art. 6 Sec. 6.19.A.3; Art. 9 Sec. 9.2.A (Ref. FBC Supp. IPMC 304.2), Violation(s) – Outdoor storage, Illegal parking, Peeling and paint. First Notified – 9/10/2024

Charles Davis was present and sworn in.

Inspector Roosevelt Butler testified to the status of the case. this was a field generated case. The last inspection was on January 8, 2025, result of reinspection was non-compliance he's had no contact with the owner. Staff recommended finding non-compliance with compliance by next cutoff.

Mr. Davis stating he's pressure washed his home and questioned what is peeling paint

Denzil Sykes Code Compliance Manager advised **Mr. Davis** that **Mr. Butler** would meet him on site and explain and show him what needs to be done.

BOARD ACTION: Mrs. Hymes made a motion to accept the city's recommendation to find the respondent in Non-Compliance and order the respondent to come in compliance and allow the Respondents until **February 5, 2025**, to come into compliance or be returned to a subsequent meeting for consideration of a fine of up to \$1,000 per day and **Mr. Gonzalez** seconded the same motion and all agreed, and the motion approved. 5-0

CASE # 37 - CEB 01-25-15 - Matilda Riley at **636 Eldorado St** is cited for failure to correct violations of The Land Development Code, Art. 6 Sec. 6.19.A.4; Art. 9 Sec. 9.2.A (Ref. FBC Supp. IPMC 308.1), Violation(s) – Damaged roof, damaged trim & soffit, debris. First Notified – 3/29/2024

Matilda Riley was present and sworn in.

Ms. Riley explained she been dealing with and going back forth with the Insurance company to rebuild the home and States she should know something by the end of the month of January 2025.

Inspector Sara Kirk testified to the status of the case. this was a field generated case. The last inspection was on January 2, 2025, result of reinspection was non-compliance he's had no contact with the owner. Staff recommended finding non-compliance with compliance by next cutoff.

BOARD ACTION: **Mr. Gonzalez** made a motion to accept the city's recommendation to find the respondent in Non-Compliance and order the respondent to come in compliance and allow the Respondents until **February 5, 2025**, to come into compliance or be returned to a subsequent meeting for consideration of a fine of up to \$1,000 per day and **Mrs. Hymes** seconded the same motion and all agreed, and the motion approved. 5-0

CASE # 38 - CEB 01-25-16 - Elizabeth Coleman & Kimberly Johnson at **837 S Kottle Cir** is cited for failure to correct violations of The Land Development Code, Art. 6 Sec.

6.19. A.3; Art. 6 Sec. 6.19.A.4. Art. 9 Sec. 9.2.A (Ref. FBC Supp. IPMC 302.7, 304.3), Violation(s) – Overgrown grass, outside storage, damaged/missing soffit, damaged fence, address numbers not visible from the street. First Notified – 10/16/2024

No respondent present.

Inspector Sara Kirk testified to the status of the case. this was a compliant driven case. There's some compliance the grass was cut, and soffit has been repaired and the storage in the front have been moved. Staff recommended finding non-compliance with compliance by next cutoff.

BOARD ACTION: **Mr. Harrington** made a motion to accept the city's recommendation to find the respondent in Non-Compliance and order the respondent to come in compliance and allow the Respondents until **February 5, 2025**, to come into compliance or be returned to a subsequent meeting for consideration of a fine of up to \$1,000 per day and **Ms. Marsh** seconded the same motion and all agreed, and the motion approved. 5-0

CASE # 39 - CEB 01-25-17 - Rayfield McCloud at **955 Magnolia Ave** is cited for failure to correct violations of The Land Development Code, Art. 6 Sec. 2.H.7.a; Art. 6 Sec. 6.19.A.3; Art. 6 Sec. 6.19.A.4; Art. 9 Sec. 9.2.A (Ref. FBC Supp. IPMC 302.1, 304.3, 304.7, 304.14, Violation(s) – Outside storage, dilapidated shed/structure, dirt & grime on house, boat in front yard, parking on grass, trash & debris. First Notified – 3/28/2024

Rayfield McCloud was present and sworn in.

Inspector Sara Kirk testified to the status of the case. this was a compliant driven case. she. Staff recommended finding non-compliance with compliance by next cutoff.

Mr. McCloud says everything is complete and **Mrs. Kuendig** advised him needs to call Ms. Kirk for reinspection and she'll be the one to put him in compliance.

BOARD ACTION: Mr. Harrington made a motion to accept the city's recommendation to find the respondent in Non-Compliance and order the respondent to come in compliance and allow the Respondents until **February 5, 2025**, to come into compliance or be returned to a subsequent meeting for consideration of a fine of up to \$1,000 per day and **Mr. Gonzalez** seconded the motion and all agreed, and the motion approved. 5-0

Adjourned: 12:15