

**AGENDA
TOWN OF LAKE CLARKE SHORES
CODE ENFORCEMENT BOARD HEARING
JUNE 26, 2024 6:30 P.M.**

1. Call to Order

2. Roll Call

Chair Paul Hughes
Vice Chair Gerard Sanchez
Board Member Ariel Hernandez
Board Member Deb Moody
Board Member Wesley Cook

3. Pledge of Allegiance

4. Approval of Agenda

5. Consent Agenda

- A. Approval of the Minutes of the May 22, 2024 Code Enforcement Board Hearing
- B. Cases Now in Compliance

6. Disclosure of Visit

7. Swearing in of Witnesses by Attorney

8. Case Status Updates

Case 23-0886 Forest Hill Professional Condominium Association
1501 Forest Hill Blvd
Lake Clarke Shores, FL 33406

Sec. 34-19(9)(b) Parking lot needs to be re-sealed and re-stripped.

A Notice of Violation was issued on August 25, 2023. During the December 6, 2023 Code Enforcement Board Hearing, the Board determined the Respondent is in violation of Sec. 34-19(9)(b), and the Respondent must come into compliance by May 22, 2024, or a fine of \$50.00 per day may be imposed until compliance is achieved. The Board also ordered the Respondent to provide a monthly status update to the Code Enforcement Officer. During the May 22, 2024 Code Enforcement Board Hearing, the

Board determined the Respondent remains in violation, and extended the date of compliance to July 23, 2024. The Board ordered the Respondent to come to the June 26, 2024 Code Enforcement Board Hearing to provide a status update.

Case 24-0119 Katrina Kahook and Waseem Kahook
1701 Mango Circle
Lake Clarke Shores, FL 33406

Sec. 34-19(9)(b) Painted driveway is faded with spots and needs repainting.

A Notice of Violation was issued on February 7, 2024. During the April 24, 2024 Code Enforcement Board Hearing, the Board determined the Respondents are in violation of Sec. 34-19(9)(b), and the Respondents must come into compliance by the next Code Enforcement Board Hearing on May 22, 2024, or a fine of \$75.00 per day may be imposed until compliance is achieved. During the May 22, 2024 Code Enforcement Board Hearing, the Board determined the Respondents remain in violation, and extended the date of compliance to July 23, 2024. The Board ordered the Respondents to come to the June 26, 2024 Code Enforcement Board Hearing to provide a status update.

9. Unfinished Cases/Lien Imposition Hearing

Case 23-1103 David A. Jaynes
8311 Waterway Drive
Lake Clarke Shores, FL 33406

Sec. 34-19(9)(d) Fence is in disrepair

A Notice of Violation was issued on December 19, 2023. During the January 24, 2024 Code Enforcement Board Hearing, the Board determined the Respondent is in violation, and the Respondent must come into compliance by February 28, 2024, or a fine of \$250.00 per day may be imposed until compliance is achieved. During the February 28, 2024 Code Enforcement Board Hearing, the Board determined the Respondent remains in violation, and imposed a fine of \$250.00 per day, plus administrative costs, if any, commencing on February 28, 2024 until compliance is achieved. The total fine amount due is \$30,000, plus administrative costs to record the lien.

Case 24-0002 Max Marion
1500 Carandis Circle
Lake Clarke Shores, FL 33406

Sec. 125-767 Boats/trailers cannot be stored in the driveway

A Notice of Violation was issued on January 3, 2024. During the January 24, 2024 Code Enforcement Board Hearing, the Board determined the Respondent is in violation of Sec. 125-767, and the Respondent must come into compliance by February 28, 2024, or a fine of \$50.00 per day may be imposed until compliance is achieved. During the February 28, 2024 Code Enforcement Board Hearing, the Board determined the Respondent remains in violation, and imposed a fine of \$50.00 per day, plus administrative costs, if any, commencing on February 28, 2024 until compliance is achieved. The Respondent came into compliance on March 14, 2024. The total fine amount due is \$750.00, plus administrative costs to record the lien.

10. New Cases

Case 24-0199 Cheri Staup and Paul Staup
1421 Shore Drive
Lake Clarke Shores, FL 33406

Sec. 125-767 Boats/ trailers must be stored behind the front foot of the home.

A Notice of Violation was issued on April 9, 2024.

Case 24-0200 Scott Breeden
6710 Pine Tree Circle
Lake Clarke Shores, FL 33406

Sec. 34-19(9)(b) The driveway needs to be pressure cleaned.

A Notice of Violation was issued on April 9, 2024.

Case 24-0203 Jiovanni Garcia and Rafael Garcia
7420 Pine Tree Lane
Lake Clarke Shores, FL 33406

Sec. 125-263(8) House numbers are required on the home.

A Notice of Violation was issued on April 9, 2024.

Case 24-0215 Georgina G. Quevedo and Jesus G. Quevedo
7523 Pine Tree Lane
Lake Clarke Shores, FL 33406

Sec. 34-19(9)(b) The driveway needs to be resealed.

A Notice of Violation was issued on April 19, 2024.

Case 24-0219 Cole Davidson
1820 Carandis Road
Lake Clarke Shores, FL 33406

Sec. 34-19(9)(c) The roof needs to be cleaned.

A Notice of Violation was issued on April 30, 2024.

Case 24-0222 Julio Cesar Tavera
7000 Haden Road
Lake Clarke Shores, FL 33406

Sec. 125-767(b)(7) Inoperable / unregistered vehicle on property.

A Notice of Violation was issued on April 30, 2024.

Case 24-0226 1441 Forest Hill Blvd LLC
1441 Forest Hill Blvd
Lake Clarke Shores, FL 33406

Sec. 34-20 Garbage cans are not permitted to be left out past trash pick-up.

A Notice of Violation was issued on May 2, 2024.

11. Board Comments, Suggestions and Updates

12. Adjournment

Notice: If an individual decides to appeal any decision made by the Code Enforcement Board with respect to this meeting, they will need a record of the proceedings and for this purpose, they need to ensure that a verbatim record of the proceedings is made (F.S. 286.0105), which record includes the testimony and evidence upon which the appeal is to be based. The Town of Lake Clarke Shores does not prepare or provide such verbatim record. Pursuant to the provisions of the Americans with Disabilities Act (ADA), any person requiring special accommodations to participate in this meeting, should advise the Town at least two (2) calendar days before the meeting by contacting Emilie Pearson at (561) 964-1515 ext. 1008.