



For More Information, Contact:
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CODE ENFORCEMENT BOARD AGENDA

BOARD MEMBERS Chairman David Buckles, Vice-Chairman Bruce Woloshin and Board Members: Adrian Galvan, Rita Izaguirre, Jack Litteral, Denise Ratton and Marvin E. Vasquez.

OTHER ATTENDEES: City Manager Jon C. Williams, Planning Consultant Ed Williams, Community Development Director Stephen Pash, Code Enforcement Officers: Tom Knappman, Santino Montanez, Lance Paraszewski, Chris Gonzalez, Building Official Skip Nemecek, Assistant City Attorney Giffin Chumley, Board Attorney Gayle Owens, IT Representative and Recording Secretary.

Regular Meeting for **Tuesday, July 5th, 2022 at 6:15 p.m.**
City Hall Commission Chambers
300 W. Plant Street, Winter Garden, Florida

1. **CALL TO ORDER**

Determination of Quorum, Moment of Silence and Pledge of Allegiance

2. **CONSENT AGENDA**

ALL MATTERS LISTED UNDER THE CONSENT AGENDA ARE CONSIDERED TO BE ROUTINE BY THE CODE ENFORCEMENT BOARD AND WILL BE ACTED UPON BY ONE MOTION. THERE WILL BE NO SEPARATE DISCUSSION OF THESE ITEMS UNLESS DISCUSSION IS DESIRED BY A MEMBER OF THE BOARD, IN WHICH CASE THE CHAIRMAN WILL INSTRUCT THE BOARD CLERK TO REMOVE THE ITEM FROM THE CONSENT AGENDA AND SUCH ITEM WILL BE CONSIDERED SEPARATELY.

- A. Swearing in of parties to testify.
- B. Approve May 3, 2022 meeting minutes.

3. **HEARINGS ON STATEMENT OF VIOLATIONS PURSUANT TO NOTICES OF HEARING**

A. OLD BUSINESS

- 1. **CASE # 21-023 – 218 4th St, Winter Garden, FL**
Code Case Manager, Steve Pash
 - Sec. 18-151.** Standard code adopted.
 - Sec. 18-159.** Public nuisances.
 - Sec. 38-29.** Abatement of nuisance required.
 - Sec. 38-60.** Duty to keep property clean.
 - Sec. 38-61.** Discharging foul water or depositing decaying matter.
 - Sec. 38-62.** Mosquito breeding places.

Posted: June 20, 2022 Page 1 of 2

PLEASE NOTE: IN ACCORDANCE WITH FLORIDA STATUTES 286.0105: ANY PERSON WHO DESIRES TO APPEAL ANY DECISION AT THIS MEETING WILL NEED A RECORD OF THE PROCEEDINGS AND FOR THIS PURPOSE MAY NEED TO ENSURE THAT A VERBATIM RECORD OF THE PROCEEDINGS IS MADE WHICH INCLUDES THE TESTIMONY AND EVIDENCE UPON WHICH THE APPEAL IS BASED, WHICH SUCH WRITTEN RECORD IS NOT PROVIDED BY THE CITY OF WINTER GARDEN.

PLEASE NOTE: IN ACCORDANCE WITH FLORIDA STATUTE 286.26: PERSONS WITH DISABILITIES NEEDING ASSISTANCE TO PARTICIPATE IN ANY OF THESE PROCEEDINGS SHOULD CONTACT THOMAS KNAPPMAN, 300 WEST PLANT STREET, WINTER GARDEN, FL 34787, (407) 656.4111, EXT. 4001 - 48 HOURS IN ADVANCE OF THE MEETING.

CODE ENFORCEMENT BOARD AGENDA, CONTINUED

- Sec. 38-94. Accumulations of trash, junk, debris and nonliving plant material on property utilized or zoned for residential, professional office, recreational, commercial, open space, or industrial, or planned development zoned use.
- Sec. 118-395. Prohibited uses and structures.
- Sec. 118-1127. Disabled motor vehicles.
- Sec. 118-1310. Generally.

B. NEW BUSINESS

1. CASE # 22-083 – 99 N Boyd Street, Winter Garden, FL

Code Compliance Inspector, Santino Montanez

- Sec. 18-181. Minimum standards.
- Sec. 38-94. Accumulations of trash, junk, debris and nonliving plant material on property utilized or zoned for residential, professional office, recreational, commercial, open space, or industrial, or planned development zoned use.
- Sec. 74-33. Prohibited in specified places.
- Sec. 98-196. Outdoor storage.
- Sec. 118-393. Permitted accessory uses and structures.
- Sec. 118-395. Prohibited uses and structures.
- Sec. 118-1387. Location of off-street parking spaces.

2. CASE # 22-056 – 340 E Fullers Dr., Winter Garden FL

Code Compliance Inspector, Chris Gonzalez

- Sec. 118-1127. Disabled Motor Vehicles
- Sec. 118-305. Prohibited uses and structures

3. CASE # 22-186 – 16 W Miller St., Winter Garden FL

Code Compliance Inspector, Chris Gonzalez

- Sec. 18-91. Required.
- Sec. 18-91.5. Work Starting Before Permit Issuance.
- Sec. 18-155. Conditions Constituting Hazards—Notice.
- Sec. 18-159. Public Nuisances.
- Sec. 38-61. Discharging Foul Water or Depositing Decaying Matter.
- Sec. 78-30. Connection with Water and Sewer Systems Required.
- Sec. 78-36. Tampering with City Property; Furnishing Water to Other Persons.
- Sec. 106-18. Maximum Impervious Surface Ratios (ISR).
- Sec. 114-64. Penalty for Violation.
- Sec. 114-71. Individual Lots/Parcels for Single- Family or Duplex Development.
- Sec. 118-391. Intent.
- Sec. 118-393. Permitted Accessory Uses and Structures.
- Sec. 118-1296. Visibility at Intersections.
- Sec. 118-1297. Fences and Walls.
- Sec. 118-1310. Generally.
- Sec. 118-1386. Off-Street Parking

4. COMMENTS

- 5. ADJOURNMENT - to a regular Code Enforcement Board meeting on **Tuesday, August 2, 2022** at 6:15 p.m. in City Hall Commission Chambers, 300 W. Plant Street, 1st floor.

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