



~ Agenda ~

City of Fort Walton Beach Regular Meeting of the Code Enforcement Board

Wednesday, June 14, 2017

4:00 PM

Council Chamber

- 1. CALL TO ORDER**
- 2. PLEDGE OF ALLEGIANCE**
- 3. ROLL CALL**
- 4. SWEARING IN OF PERSONS TO TESTIFY**
- 5. APPROVAL OF AGENDA**
 - 5.1. Approval of Agenda**
(City Manager)
- 6. APPROVAL OF MINUTES OF PREVIOUS MEETING**
 - 6.1. Wednesday, May 10, 2017 4:00 PM**
- 7. PUBLIC HEARINGS**
 - 7.1. 16-600**
Maintenance General case. staff is requesting issuance of Order I
(Code Enforcement Board)
 - 7.2. 17-230**
Unlicensed Non-operative Items case, staff is requesting issuance of Order I
(Code Enforcement Board)
 - 7.3. 17-595**
Unlicensed Non-operative Items case, staff is requesting issuance of Order II
(Code Enforcement Board)
 - 7.4. 17-652**
Grass Height Developed case, staff is requesting issuance of Order I
(Code Enforcement Board)
 - 7.5. 17-681**
Unlicensed Non-operative Items case, staff is requesting issuance of Order I
(Code Enforcement Board)
 - 7.6. 17-683**

Unlicensed Non-operative Items case, staff is requesting issuance of Order I
(Code Enforcement Board)

7.7. 17-749

Unlicensed Non-operative Items case, staff is requesting issuance of Order I
(Code Enforcement Board)

7.8. 17-414

Litter case, staff is requesting issuance of Order I
(Code Enforcement Board)

8. CASES IN COMPLIANCE BEFORE HEARING

9. UNFINISHED BUSINESS

10. ADDITIONAL BUSINESS

10.1. Election of Chairperson and Vice-Chairperson

Election of Chairperson and Vice-Chairperson
(Code Enforcement Board)

11. ADJOURNMENT

Quasi-Judicial - denotes that the item must be conducted as a quasi-judicial hearing in accordance with Florida Statutes.

Any person who decides to appeal any decision made with respect to any matter considered at this meeting will need a record of the proceedings, and for such purpose may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based (F.S. Chapter 286.0105).

The City of Fort Walton Beach adheres to the Americans with Disabilities Act and will make reasonable accommodations for access to this meeting by a physically handicapped person upon notice 48 hours prior to the meeting. Please call the City Clerk, Kim M. Barnes, at 850-833-9509 or e-mail at clerk@fwb.org to make a request. For Hearing Impaired dial 1-800-955-8771 (TDD) or 1-800-955-8770 (VOICE) or e-mail clerk@fwb.org.

All City of Fort Walton Beach council and board meetings are recorded. The video can be accessed at www.fwb.org.



Code Enforcement Board

CITY MANAGER MEMORANDUM

To: Michael D. Beedie, City Manager
From: Carole Jones, Executive Assistant
Date: June 14, 2017
Subject: Approval of Agenda

SIGNATURE BLOCK:

Carole Jones	Completed	05/30/2017 7:32 AM
Code Enforcement Board	Pending	06/14/2017 4:00 PM



~ Draft Minutes ~
City of Fort Walton Beach
Regular Meeting of the Code Enforcement Board

Wednesday, May 10, 2017

4:00 PM

CALL TO ORDER

PLEDGE OF ALLEGIANCE

ROLL CALL

4:00 PM Meeting was called to order on May 10, 2017 at Council Chamber, 107 Miracle Strip Parkway SW, Fort Walton Beach, FL.

Attendee Name	Title	Status	Arrived
Glenda Glover		Present	
Valerie Moreland		Present	
Willie Harmon		Present	
Bill Robinson		Absent	
Michael Keith Bridwell		Present	
J.T. Edwards		Present	
Janet Wilson		Present	
Rhonda Stewart		Absent	

Board Member Bill Robinson was an excused absence; Rhonda Stewart was an unexcused absence.

SWEARING IN OF PERSONS TO TESTIFY

Hayward Dykes from the City Attorney's Office gave oath to those who planned to testify.

APPROVAL OF AGENDA

Burt Rhodes, Code Inspector, advised Item 8.1 (Case 16-590) was accidentally placed "In Compliance" on the agenda but it actually is not and it is moved to Item 7.1 and will be heard first. Items 7.3 and 7.5 have complied.

The vote on the motion to approve the agenda as amended carried unanimously,

Minutes Acceptance: Minutes of May 10, 2017 4:00 PM (APPROVAL OF MINUTES OF PREVIOUS MEETING)

RESULT: ADOPTED AS AMENDED [UNANIMOUS]
MOVER: Valerie Moreland
SECONDER: Willie Harmon
AYES: Glover, Moreland, Harmon, Bridwell, Edwards, Wilson
ABSENT: Bill Robinson

APPROVAL OF MINUTES OF PREVIOUS MEETING

The vote on the motion to approve the minutes of April 12, 2017 carried unanimously.

RESULT: ADOPTED AS AMENDED [UNANIMOUS]
MOVER: Valerie Moreland
SECONDER: Janet Wilson
AYES: Glover, Moreland, Harmon, Bridwell, Edwards, Wilson
ABSENT: Bill Robinson

PUBLIC HEARINGS--Case 16-590—50 Hemlock Drive NW

Mr. Rhodes advised that on February 24, 2016 the property located at 50 Hemlock Drive NW owned by Kenneth R. Buchanan was found in violation of Roof Maintenance: Sec. 5.07.01 K, Failure to Repair and Maintain Deteriorated Roofing. Mr. Rhodes presented the case history and advised that as of today, May 10, 2017 the property remains in violation.

As there were no objections from the respondents, Exhibits A through G were entered into the record and the Board viewed the exhibits including photographs.

Staff is requesting acceptance of the Findings of Fact, Conclusions of Law and Issuance of Order I, including the \$325.00 administrative fee. Staff also recommends 30 days for compliance of the violation(s), which would make the compliance deadline on June 9, 2017.

Kenneth and Elizabeth Buchanan, respondents, advised that permits were obtained but due to injuries, the respondent could not do the work and the permits are set to expire. They requested 60 days to complete the work. Staff did not have a problem with granting 60 days to comply.

The vote on the motion to accept the Findings of Fact, Conclusions of Law made by Staff and order the respondent(s) to correct the violation on or before July 9, 2017 and to pay the assessed administrative fee of \$325.00 carried unanimously.

RESULT: ADOPTED [UNANIMOUS]
MOVER: Janet Wilson
SECONDER: Valerie Moreland
AYES: Glover, Moreland, Harmon, Bridwell, Edwards, Wilson
ABSENT: Bill Robinson

Case 17-356—310 Hunter Place NE

Ed Moore, Code Inspector, advised that on January 11, 2017, the property located at 310 Hunter Place NE owned by the (heirs of) Mark A. Warner was found in violation of Code Section 5.04.01 & 5.04.02(9)(10): Unlicensed/Non-Operative Items and Code Section 5.07.01 (S): Grass Height. Mr. Moore presented the case history and advised that as of today, May 10, 2017, the property remains in violation.

As there were no respondents present, Exhibits A through G were entered into the record and the Board viewed the exhibits including photographs.

Staff is requesting issuance of Order I including the \$325.00 administrative fee and recommends 15 days' time for compliance of the violation, which would make the compliance deadline on May 25, 2017.

The vote on the motion to accept the Findings of Fact, Conclusions of Law made by Staff and order the respondent(s) to correct the violation on or before May 25, 2017 and to pay the assessed administrative fee of \$325.00 carried unanimously.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Valerie Moreland
SECONDER:	J.T. Edwards
AYES:	Glover, Moreland, Harmon, Bridwell, Edwards, Wilson
ABSENT:	Bill Robinson

Case 17-595—400 Oakland Circle NW

Mr. Rhodes advised that on March 6, 2017 the property located at 400 Oakland Circle NW owned by Shirley A. Jones was found in violation of Unlicensed, Non-Operative Items: Sec. 5.04.01 & 5.04.02 (9)(10), Prohibited Accumulation & Outside Storage of an Unlicensed Non-Operative Vehicle and House Number Requirement: Sec. 10.93.08, Failure to Display House Numbers as Required by Code. Mr. Rhodes presented the case history and advised that as of today, May 10, 2017, the property remains in violation.

As there were no respondents present, Exhibits A through G were entered into the record and the Board viewed the exhibits including photographs.

Staff is requesting acceptance of the Findings of Fact, Conclusions of Law and Issuance of Order I, including the \$325.00 administrative fee. Staff also recommends 10 days for compliance of the violation(s), which would make the compliance deadline on May 20, 2017.

The vote on the motion to accept the Findings of Fact, Conclusions of Law made by Staff and order the respondent(s) to correct the violation on or before May 20, 2017 and to pay the assessed administrative fee of \$325.00 carried unanimously.

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Janet Wilson
SECONDER:	Valerie Moreland
AYES:	Glover, Moreland, Harmon, Bridwell, Edwards, Wilson
ABSENT:	Bill Robinson

CASES IN COMPLIANCE BEFORE HEARING

The following cases complied before today's hearing: 17-232--Unlicensed Non-operative Items; Case 17-383--Litter case; 17-644--Home Occupations case.

UNFINISHED BUSINESS

None.

ADDITIONAL BUSINESS

None.

ADJOURNMENT: 4:29 pm

Minutes Acceptance: Minutes of May 10, 2017 4:00 PM (APPROVAL OF MINUTES OF PREVIOUS MEETING)



Code Enforcement Board

CODE ENFORCEMENT BOARD

MEMORANDUM

To: Michael D. Beedie, City Manager
From: Bert Rhodes, Code Enforcement
Date: June 14, 2017
Subject: 16-600

SIGNATURE BLOCK:

Bert Rhodes	Completed	05/24/2017 9:48 AM
Carole Jones	Completed	05/30/2017 7:34 AM
Code Enforcement Board	Pending	06/14/2017 4:00 PM



Code Enforcement Board

CODE ENFORCEMENT BOARD

MEMORANDUM

To: Michael D. Beedie, City Manager
From: Bert Rhodes, Code Enforcement
Date: June 14, 2017
Subject: 17-230

SIGNATURE BLOCK:

Bert Rhodes	Completed	05/24/2017 9:49 AM
Carole Jones	Completed	05/30/2017 7:34 AM
Code Enforcement Board	Pending	06/14/2017 4:00 PM



Code Enforcement Board

CODE ENFORCEMENT BOARD

MEMORANDUM

To: Michael D. Beedie, City Manager
From: Bert Rhodes, Code Enforcement
Date: June 14, 2017
Subject: 17-595

SIGNATURE BLOCK:

Bert Rhodes	Completed	05/24/2017 9:53 AM
Carole Jones	Completed	05/30/2017 7:34 AM
Code Enforcement Board	Pending	06/14/2017 4:00 PM



Code Enforcement Board

CODE ENFORCEMENT BOARD

MEMORANDUM

To: Michael D. Beedie, City Manager
From: Bert Rhodes, Code Enforcement
Date: June 14, 2017
Subject: 17-652

SIGNATURE BLOCK:

Bert Rhodes	Completed	05/24/2017 9:55 AM
Carole Jones	Completed	05/30/2017 7:34 AM
Code Enforcement Board	Pending	06/14/2017 4:00 PM



Code Enforcement Board

CODE ENFORCEMENT BOARD

MEMORANDUM

To: Michael D. Beedie, City Manager
From: Bert Rhodes, Code Enforcement
Date: June 14, 2017
Subject: 17-681

SIGNATURE BLOCK:

Bert Rhodes	Completed	05/24/2017 9:58 AM
Carole Jones	Completed	05/30/2017 7:33 AM
Code Enforcement Board	Pending	06/14/2017 4:00 PM



Code Enforcement Board

CODE ENFORCEMENT BOARD

MEMORANDUM

To: Michael D. Beedie, City Manager
From: Bert Rhodes, Code Enforcement
Date: June 14, 2017
Subject: 17-683

SIGNATURE BLOCK:

Bert Rhodes	Completed	05/24/2017 10:00 AM
Carole Jones	Completed	05/30/2017 7:33 AM
Code Enforcement Board	Pending	06/14/2017 4:00 PM



Code Enforcement Board

CODE ENFORCEMENT BOARD MEMORANDUM

To: Michael D. Beedie, City Manager
From: Bert Rhodes, Code Enforcement
Date: June 14, 2017
Subject: 17-749

SIGNATURE BLOCK:

Bert Rhodes	Completed	05/24/2017 10:02 AM
Carole Jones	Completed	05/30/2017 7:33 AM
Code Enforcement Board	Pending	06/14/2017 4:00 PM



Code Enforcement Board

CODE ENFORCEMENT BOARD

MEMORANDUM

To: Michael D. Beedie, City Manager
From: Bert Rhodes, Code Enforcement
Date: June 14, 2017
Subject: 17-414

SIGNATURE BLOCK:

Bert Rhodes	Completed	05/24/2017 10:04 AM
Carole Jones	Completed	05/30/2017 7:33 AM
Code Enforcement Board	Pending	06/14/2017 4:00 PM



Code Enforcement Board

CODE ENFORCEMENT BOARD

MEMORANDUM

To: Michael D. Beedie, City Manager

From: Bert Rhodes, Code Enforcement

Date: June 14, 2017

Subject: Election of Chairperson and Vice-Chairperson

SIGNATURE BLOCK:

Bert Rhodes	Completed	05/24/2017 10:10 AM
Carole Jones	Completed	05/30/2017 7:31 AM
Code Enforcement Board	Pending	06/14/2017 4:00 PM