



~ 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,

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