

AGENDA

CHARLOTTE COUNTY CODE ENFORCEMENT BOARD MEETING

Administration Center, County Commission Meeting Room #119
18500 Murdock Circle, Port Charlotte, Florida 33948-1094

February 2, 2011, 9:00 a.m.

The Charlotte County Commission meeting room (Room #119) is accessible to the physically disabled. However, if you need assistance or require auxiliary aids and services please contact our office at 941-743-1392. FM Sound Enhancement Units for the Hearing Impaired are available at the Front Desk. If Sound Enhancement Units are insufficient for you, please contact our office TTY # 941-743-1234.

I. CALL TO ORDER

II. ROLL CALL

III. SWEARING IN OF ALL THOSE GIVING TESTIMONY TODAY

IV. NEXT MEETING DATE

March 2, 2011

V. APPROVAL OF MINUTES

December 1, 2010

January 5, 2011

VI. AGENDA CHANGES

VII. OLD BUSINESS

A. **Case No. 2009-074**, Zoraida Ortiz, 104 Broadmoor Lane, Rotonda West –
Second Affidavit of Non Compliance - \$9,000.00 – **The Board continued this
case from the January 5, 2011 hearing** DN

B. **Case No. 2009-255**, Jesse Cueto, 5430 Hoffman Street, Port Charlotte –
Affidavit of Non Compliance - \$118.50 – **The Board needs to issue an Order
to Vacate - due to incorrect code violation listed in the Affidavit of Non-
Compliance. This case was heard before the December 1, 2010, Code
Board** DD

C. **Case No. 2009-09-0269C**, David Wismer, 1707 Taylor Road, Punta Gorda
[FBC Section 105.1] Served – **The Board continued this case from the
December 1, 2010 hearing** TAG

VIII. CONSENT - AFFIDAVITS OF NONCOMPLIANCE FINES

All matters listed under this item are considered to be routine and action will be accomplished by one motion without separate discussion of each item. If discussion is desired by a member of the Board, that item(s) will be removed from the Consent Agenda and considered separately. **Each case has been assessed with an additional \$18.50 for the cost of recording the lien.**

- A. **Case No. 2007-055**, Michael Combs & Kathrene Combs, 13304 Ranett Avenue, Port Charlotte – Affidavit of Noncompliance - \$268.50 DD
- B. **Case No. 2007-055**, Joshua Emil & Deja Emil, 611 Eifel terrace, Port Charlotte – Second Affidavit of Noncompliance - \$118.50 LR
- C. **Case No. 2009-255**, Jesse Cueto, 5430 Hoffman Street, Port Charlotte – Amended Affidavit of Non Compliance - \$118.50 DD
- D. **Case No. 2009-255**, Jesse Cueto, 5430 Hoffman Street, Port Charlotte – Amended Affidavit of Non Compliance - \$118.50 DD
- E. **Case No. 2009-351**, Walter May & Elaine May, 18154 Brazil Avenue, Port Charlotte – Second Affidavit of Noncompliance - \$118.50 LR
- F. **Case No, COD-10-00024**, Alitzah Owens as Trustee of the 21398 Gladis Avenue Residential Land Trust, 21298 Gladis Avenue, Port Charlotte – Second Affidavit of Non Compliance - \$11,218.50 RL
- G. **Case No. 2009-06-0198C**, Indymac Venture LLC, 489 Blossom Avenue, Port Charlotte – Affidavit of Noncompliance - \$218.50 RT
- H. **ase No. COD-10-00280**, Deutsche Bank National Trust Company as Trustee on behalf of the Harbor View Mortgage Loan Trust 2006-5, 21155 Bersell Avenue, Port Charlotte – Affidavit of Noncompliance - \$200.00 RL
- I. **Case No. COD-10-00630**, Deutsche Bank National Trust Company as Trustee in Trust for the Benefit of the Certificateholders for Argent Securities Trust 2006-M2, Asset-Backed Pass-Through Certificates, Series 2006-M2, 1010 Kensington Street, Port Charlotte – Affidavit of Noncompliance - \$1,064.50RL
- J. **Case No. COD-10-00486**, Cathy Scott, 21152 Higgs Drive, Port Charlotte – Affidavit of Noncompliance - \$118.50 RT

IX. NEW BUSINESS

- A. **Case No. 2009-412**, Leigh Elliott & Bill Nolan, 23064 Harborview Road, Unit #O, Port Charlotte [FBC Sections 105.1, 105.4, & 109.3] Served GW

- B. **Case No. COD-10-01024**, Sally Saunders-Przybil & BAC Home Loans Servicing, 2808 Caribbean Drive, Punta Gorda [FBC Sections 105.4 & 109.3] Served TAG
- C. **Case No. COD-10-01182**, Liquidation Properties, Inc., n/k/a CITI Property Holdings, Inc., 354 Rio Vista Avenue, Punta Gorda [IPMC Sections 303.2, 304.1.1(6), 108.1.1, 304.2, & 302.7] Served TAG
- D. **Case No. COD-10-01702**, Rosemarie Kluever, 3201 Amanda Street, Punta Gorda [Sections 3-9-32(d) & 3-9-82.1] Served TAG
- E. **Case No. COD-10-00088**, Robert Dean Rose & Cindy Towne Rose, Trustees Under the Robert Dean Rose Trust, Dated November 18, 2005; Cindy Towne Rose & Robert Dean Rose, Trustees Under the Cindy Towne Rose Trust, Dated November 18 2005, 274 Severin Road, Port Charlotte [FBC Sections 105.4 & 109.3] Served RT
- F. **Case No. COD-10-00686**, Marie Hodgdon, 21733 Edgewater Drive, Port Charlotte [FBC Sections 105.4 & 109.3] Served RT
- G. **Case No. COD-10-00808**, Justin J. Sullivan, 430 Dalton Boulevard, Port Charlotte [FBC Sections 105.4 & 109.3] Posted RT
- H. **Case No. COD-10-00846**, Robert Hunt, 680 Dalton Boulevard, Port Charlotte [FBC Sections 105.4 & 109.3] Posted RT
- I. **Case No. COD-10-00955**, John Coffin & Cynthia Coffin, 102 Curtis Terrace, Port Charlotte [Sections 3-9-5(b), 3-9-32(d), & 3-9-82.1; & FBC Section 105.1; & SHC Sections 101.6, 304, 305.7, & 305.8] Served RT
- J. **Case No. COD-10-01224**, Osbert Souvenir & Ann Souvenir, 20185 Midway Boulevard, Port Charlotte [IPMC Sections 304.9, 304.13, 604.3, & 605.1; & FBC Sections 105.4 & 109.3] Served RT
- K. **Case No. 2009-07-0290C**, Lisa Blanchard, 27064 Ecuador Drive, Punta Gorda [FBC Sections 105.1, 105.4, & 109.3] Posted CB
- L. **Case No. 2009-10-0060C**, Peter Kovitch, Jr. & Christina Kovitch, 23217 Troy Avenue, Punta Gorda [Sections 3-9-32(d) & 3-9-61; & FBC Sections 105.4 & 109.3] Posted CB
- M. **Case No. COD-10-00304**, F & H Properties, 23259 McQueeney Avenue, Port Charlotte [Sections 3-9-32(d), 3-9-62.1(c)(1), & 3-9-82.1] Posted CB

- N. **Case No. COD-10-00473**, Lillian M. Taylor-Belobraydic and Anthony B. Taylor as Co-Trustees of the Lillian M. Taylor-Belobraydic Living Trust, Under Trust Agreement Dated October 21, 1998 & Restatement of Trust Dated October 15, 2008, 1000 Kings Highway, Lot 397 (a/ka 397 Jamaica Way), Punta Gorda [FBC Sections 105.4 & 109.3] Served CB
- O. **Case No. COD-10-00649**, Rodney Monroig & Yvette Monroig, 1472 Upshaw Terrace, Port Charlotte [FBC Sections 105.4 & 109.3] Served CB
- P. **Case No. COD-10-00813**, Jason Tarr & Susan Kennedy, 2470 Ivanhoe Street, Port Charlotte [Sections 3-9-32(d) & 3-9-61] **Served RRR?** CB
- Q. **Case No. 2008-07-0192C**, Richard C. Jenkins, Susan L. Giglo-Jenkins, Frank S. Guagliardo, & Joann M. Giglo-Guagliardo, 8724 Grand Avenue, Placida [Section 3-9-5(b) & FBC Section 105.1] Posted DN
- R. **Case No. COD-10-00299**, Kimberly Grainger, Jessica Tansey, & PNC Mortgage, 8189 Chico Street, Port Charlotte [FBC Sections 105.4 & 109.31] Posted DN
- S. **Case No. COD-10-00639**, P.J.M. Properties, LTD, A United Kingdom Corporation, 27 Medalist Terrace, Rotonda West [FBC Sections 105.4 & 109.3] Posted DN
- T. **Case No. COD-10-00794**, Mark Mayer & Lucy Mayer, 8806 Grand Avenue, Placida [Sections 3-9-33(d) & 3-9-82.1] Posted DN
- U. **Case No. COD-10-01072**, Erika Roberg, 7259 Teasberry Street, Englewood [FBC Sections 105.4 & 109.3] **Not Served** DN
- V. **Case No. COD-10-01131**, Lemon Bay Resort, 8251, & 8255 Esther Street, Englewood [Section 2-5-72, FBC Sections 105.4, & 109.3] Served DN
- W. **Case No. COD-10-01201**, Mark Woodmansee, 11407 Baggot Avenue, Englewood [Section 3-9-5(b); FBC Section 105.1; & IPMC Sections 102.2, 304.1.1(12), 604, & 605] Served DN
- X. **Case No. COD-10-01476**, Iriana Guevara, 1984 Mississippi Avenue, Englewood [Sections 2-5-72, 3-9-33(d), & 3-9-82.1; & FBC Sections 105.4 & 109.3] Served DN
- Y. **Case No. COD-10-00166**, Angel Deleon & Milagros Deleon, 3274 Easy Street, Port Charlotte [Section 3-9-5(b) & FBC Section 105.1] Served RL

- Z. **Case No. COD-10-00465**, Karen Asselin, 21907 Calvin Lane, Port Charlotte [Section 3-9-5(b) & FBC Section 105.1] Served RL
- AA. **Case No. COD-10-00798**, Marvin Rodriguez, Aura Rodriguez, & Wells Fargo Bank National Association, as Trustee for Securitized Asset Backed Receivables LLC 2005-FRS, 1668 Hayworth Road, Port Charlotte [Sections 2-5-72, 3-9-32(d), & 3-9-82.1] Posted RL
- BB. **Case No. COD-10-00990**, Barbara A. Theis & HSBC Bank, NA, 21296 Davison Avenue, Port Charlotte [Sections 3-2-115, 3-9-32(d), & 3-9-82.1; & FBC Sections 105.4 & 109.3] Posted RL
- CC. **Case No. COD-10-00998**, Oqab Abuqab. 21090 Ionia Avenue, Port Charlotte [Sections 3-9-5(b), 3-9-32(d), & 3-9-82.1; SHC Sections 101.6, 304, 305.3, 305.7, 305.8, 305.11, 305.14, 305.15 & 305.16; & FBC Section 105.1] Posted RL
- DD. **Case No. COD-10-01060**, Joshua Grine & BAC Home Loans Servicing, 22258 Beverly Avenue, Port Charlotte [Sections 3-2-115, 3-9-5(b), 3-9-32(d), & 3-9-82.1; FBC Section 105.1; & SHC Sections 101.6, 302.5.1, 304, & 305.16] Posted RL
- EE. **Case No. COD-10-01079**, Robert Reeves, Mary Reeves, & Wells Fargo Bank, 21923 Calvin Lane, Port Charlotte [Sections 2-5-72, 3-2-214, 3-2-215, 3-9-5(b), 3-9-32(d), & 3-9-82.1; FBC Section 105.1; & SHC Sections 101.6, 305.3.2, 305.7, 305.8, 305.9, 305.10, & 305.15] **Not Served** RL
- FF. **Case No. COD-10-01087**, Joseph Mann, Karla Mann, & BAC Home Loans Servicing, 21540 Olean Boulevard, Port Charlotte [SHC Sections 101.6, 305.3, & 305.15] Served RL
- GG. **Case No. COD-10-01120**, James Aldrich & Faye Aldrich, 2411 Ambrose Lane, Port Charlotte [Sections 2-5-72, 3-2-115, & 3-9-32(d), & 3-9-82.1; & SHC Sections 101.6, & 305.3] Served RL
- HH. **Case No. COD-10-01121**, Donald Meissner, Chondra Meissner, & U.S. Bank National Association, 2424 Warne Street, Port Charlotte [Sections 3-9-5(b), 3-9-32(d), 3-9-82.1; FBC Section 105.1; & SHC Sections 101.6, 304, 305.7, 305.8, & 305.10] Served RL
- II. **Case No. COD-10-01149**, Paul Vought & Justin Vought, 22024 Felton Avenue, Port Charlotte [Sections 3-2-214, 3-2-215, 3-9-5(b), 3-9-32(d), 3-9-82.1; FBC Section 105.1; & SHC Sections 101.6, 304, 305.2, 305.3, 305.7, 305.8, 305.11, & 305.17] Served RL

- JJ. **Case No. COD-10-01215**, Carl Larson, 22081 Belinda Avenue, Port Charlotte [Sections 3-9-32(d) & 3-9-82.1; & FBC Sections 105.4 & 109.3] Served RL
- KK. **Case No. COD-10-01240**, Bank of New York Mellon, 21290 Glendale Avenue, Port Charlotte [Sections 3-2-115, 3-9-5(b), 3-9-32(d), & 3-9-82.1; & FBC Sections 105.1, 105.4, & 109.3; & IPMC Sections 102.2, 301.3, 304.1, 304.2, 304.7, 305.1, 305.3, 404.7, & 604.3] Served RL
- LL. **Case No. COD-10-01252**, Florida First Escrow Company, as Trustee of the 2306 Lee Terrace Trust, Dated January 1, 2006, 2306 Lee Terrace, Port Charlotte [Sections 3-9-32(d) & 3-9-82.1] Served RL
- MM. **Case No. COD-10-01301**, John Shepherd, Jr. & Marjorie Shepherd, 1122 Yarmouth Street, Port Charlotte [Sections 3-9-32(d), 3-9-61, & 3-9-82.1] **Not Served** RL
- NN. **Case No. COD-10-01374**, Marilyn Fraser, 2425 Picnic Street, Port Charlotte [Section 3-9-32(d)] Served RL
- OO. **Case No. COD-10-00558**, Larry Russell, 17031 Fallkirk Avenue, Port Charlotte [FBC Sections 105.4 & 109.3] Posted DD
- PP. **Case No. COD-10-00759**, Andrew Hoseley, 20182 Gladstone Avenue, Port Charlotte [FBC Sections 105.4 & 109.3] Posted DD
- QQ. **Case No. COD-10-00844**, John Harkins & Lois Harkins, 2072 Basin Street, Port Charlotte [FBC Sections 105.4 & 109.3] Posted DD
- RR. **Case No. COD-10-00950**, Dmitriy Dimov & Inna Dimov, 14475 Ransom Avenue, Port Charlotte [FBC Sections 105.4 & 109.3] Posted DD
- SS. **Case No. COD-10-01290**, Tina Richards, 342 Kenova Street, Port Charlotte [FBC Sections 105.4 & 109.3] Served DD
- TT. **Case No. 2009-09-0213C**, Kevin Cheek & BAC Home Loans Servicing, 3119 Yukon Drive, Port Charlotte [FBC Sections 105.4 & 109.3] Served LR
- UU. **Case No. COD-10-01189**, Mr TS Onnon Land, LLC, 4254 Flamingo Boulevard, Port Charlotte [Section 3-9-5(b) & FBC Section 105.1] Served LR
- VV. **Case No. COD-10-01294**, Gulf Coast Marine Center, Inc. & George Stoeckert, 4238 El Jobean Road, El Jobean [Sections 3-9-5(b) & 3-9-95(i), (j), & (k); & FBC Section 105.1] Served LR
- WW. **Case No. COD-10-01584**, Tiernan Corrigan & Elizabeth Corrigan, 18343 Lingerlon Avenue, Port Charlotte [FBC Sections 105.4 & 109.3] Served LR

X. STAFF AND BOARD MEMBER COMMENTS

XI. ADJOURNMENT

If any person desires to appeal any decision with respect to any matter considered at these meetings, such person may need a record of the proceedings; for this purpose, such person may need to ensure that a verbatim record of the proceedings is made which includes the testimony and evidence upon which the appeal is to be based.

Cases Dismissed or Cleared Before Meeting

Case No. COD-10-00665, Ronald Teece & Linda Teece, 22433 Vale Avenue, Port Charlotte.

Case No. COD-10-00901, Joseph Burger & Jennifer Burger, 15180 Brainbridge Circle, Port Charlotte

TOTAL CLEARED/DISMISSED: 2

CASES SCHEDULED FOR JANUARY 2011

Case No. COD-10-00804, David Wilcott, 3999 Conway Boulevard, Port Charlotte [Section 3-9-5(b), 3-9-32(d), 3-9-82.1, & 3-9-91] Posted – **Cont to Aug** RT

CASES SCHEDULED FOR FEBRUARY 2011

Case No. 2009-09-0310C, Rolando Sosa & Alexandra Sosa, 24347 Peppercorn road, Punta Gorda [FBC Sections 105.4 & 109.3] Served – Cont to Aug TAG

Case No. COD-10-00577, Martin Carroll & Michele Carroll, 300 Kettle Harbor Drive, Placida [Section 3-9-5(b) & FBC Section 105.1] **Served RRR? – when services comes in continue case** DN

Case No. COD-10-00848, Federal National Mortgage, 22167 Marshall Avenue, Port Charlotte [Section 3-9-5(b), FBC Section 105.1, & SHC Sections 101.6, 302.6,304, 305.7, 305.8, 305.9, 305.10, 305.12, 305.15, & 305.16] **Not Served? – when service comes in continue to April** RL

Case No. COD-10-01130, Placida Professional Center, 2851, 2861, 2861, & 2881 Placida Road, Englewood [FBC Sections 105.4 & 109.3] Served - Cont to August DN