

**AGENDA  
TOWN OF LAKE CLARKE SHORES  
CODE ENFORCEMENT BOARD HEARING  
OCTOBER 27, 2021 6:30 P.M.**

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**1. Call to Order**

**2. Roll Call**

Paul Hughes, Chair  
Benjamin Hartman, Vice Chair  
Ariel Hernandez, Board Member  
Gerard Sanchez, Board Member  
Robert Gonzalez, Board Member  
Deb Moody, Board Member  
Debbie Gregorian, Board Member

**3. Pledge of Allegiance**

**4. Approval of Agenda**

**5. Consent Agenda**

- A. Approval of the Minutes of the September 22, 2021 Code Enforcement Board Hearing
- B. Unfinished Cases Now in Compliance
- C. New Cases Now in Compliance

**6. Disclosure of Visit**

**7. Swearing in of Witnesses by Attorney**

**8. Unfinished Cases/Fine Imposition Hearing**

**Case 21-0376** Michael S. Steen and Theresa M. Wible  
1407 Beta Court North  
Lake Clarke Shores, FL 33406

Sec. 34-19(7), 34-20 Open storage in back yard/porch in view of public/neighbors

During the September 22, 2021 Code Enforcement Board Hearing, the Board found the Respondents in violation of Sec. 34-19(7) and 34-20, and the Respondents were ordered to come into compliance by the next Code

Enforcement Hearing on October 27, 2021, or a fine of \$25.00 per day may be imposed until compliance is achieved.

**Case 21-0377** John J. Ghigliotti, Trustee of the John J. Ghigliotti Trust  
Dated June 8, 1992  
7523 Pine Tree Lane  
Lake Clarke Shores, FL 33406

Sec. 34-20, 34-19(12) Property kept in a manner which causes nuisance to other properties (rats, trash, etc.)

During the September 22, 2021 Code Enforcement Board Hearing, the Board found the Respondent in violation of Sec. 34-20 and 34-19(12), and the Respondent was ordered to come into compliance by the next Code Enforcement Hearing on October 27, 2021, or a fine of \$50.00 per day may be imposed until compliance is achieved.

## 9. Continued Cases

**Case 21-0314** Estate of Mary A. Webb  
1819 Antigua Road  
Lake Clarke Shores, FL 33406

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

During the August 25, 2021 Code Enforcement Board Hearing, the Board determined the Respondent is in violation, and imposed a fine of \$25.00 per day until compliance is achieved. During the September 22, 2021 Code Enforcement Board Hearing, the Board continued the case until the October 27, 2021 Hearing.

**Case 21-0317** Jack Basilone & Kevin McClatchy  
1405 Beta Court  
Lake Clarke Shores, FL 33406

Sec. 125-891(b) Pool fully accessible to public (safety issue)

During the August 25, 2021 Code Enforcement Board Hearing, the Board found the Respondents complied with the Board's July Order on August 16, 2021 after they installed a temporary fence on the property. The total fine amount due for the temporary fence is \$4,500.00. However, the Board determined the Respondents are in violation because they failed to apply for a permanent fence permit before the August Hearing. The Board imposed a new fine of \$250.00 per day until the permanent fence passes final inspection by the Town. During the September 22, 2021 Code Enforcement Board Hearing, the Board continued the case until the October 27, 2021 Hearing.

**Case 21-0342** Shannon K. Logsdon  
7600 Pine Tree Lane  
Lake Clarke Shores, FL 33406

Sec. 34-20, 34-19(9)(a) Swimming pool in disrepair

During the August 25, 2021 Code Enforcement Board Hearing, the Board determined the Respondent is in violation, and imposed a fine of \$100.00 per day until compliance is achieved. The Board ordered the Respondent to apply for a pool permit and sign a contract with a pool repair company by the next Code Enforcement Board Hearing on September 22, 2021. During the September 22, 2021 Code Enforcement Board Hearing, the Board continued the case until the October 27, 2021 Hearing.

**Case 21-0319** Susan E. Downing as Trustee of the Susan E. Downing  
Revocable Trust Dated October 9, 2002  
1416 Arabian Road East  
Lake Clarke Shores, FL 33406

Sec. 34-20, 34-19(3) Dead/dying lawn/ungrassed areas/loose dirt

During the August 25, 2021 Code Enforcement Board Hearing, the Board determined the Respondent is in violation, and the Respondent must come into compliance by the next Code Enforcement Hearing on September 22, 2021, or a fine of \$30.00 per day commencing on August 25, 2021 may be imposed until compliance is achieved. During the September 22, 2021 Code Enforcement Board Hearing, the Board continued the case until the October 27, 2021 Hearing.

**Case 21-0348** Valerie Tsirigotis  
1921 Carandis Road  
Lake Clarke Shores, FL 33406

Sec. 34-20, 34-19(9)(d) Fence in disrepair

During the August 25, 2021 Code Enforcement Board Hearing, the Board determined the Respondent is in violation, and the Respondent must come into compliance by the next Code Enforcement Hearing on September 22, 2021, or a fine of \$50.00 per day may be imposed until compliance is achieved. During the September 22, 2021 Code Enforcement Board Hearing, the Board continued the case until the October 27, 2021 Hearing.

**Case 21-0349** Valerie Tsirigotis  
1921 Carandis Road  
Lake Clarke Shores, FL 33406

Sec. 34-20, 34-19(3) Ungrassed/dirt areas throughout property

During the August 25, 2021 Code Enforcement Board Hearing, the Board determined the Respondent is in violation, and the Respondent must come into compliance by the next Code Enforcement Hearing on September 22, 2021, or a fine of \$50.00 per day may be imposed until compliance is achieved. During the September 22, 2021 Code Enforcement Board Hearing, the Board continued the case until the October 27, 2021 Hearing.

**Case 21-0356** Samuel R. Trent Jr./Samuel R. Trent, Jr., Living Trust Dated October 30, 2000  
1801 Carandis Road  
Lake Clarke Shores, FL 33406

Sec. 34-20, 34-19(3) Ungrassed areas on property

During the August 25, 2021 Code Enforcement Board Hearing, the Board determined the Respondent is in violation, and the Respondent must come into compliance by the next Code Enforcement Hearing on September 22, 2021, or a fine of \$25.00 per day may be imposed until compliance is achieved. During the September 22, 2021 Code Enforcement Board Hearing, the Board continued the case until the October 27, 2021 Hearing.

**Case 21-0121** Madelaine Martorella  
1809 Arlington Drive  
Lake Clarke Shores, FL 33406

Sec. 34-20, 34-19(9)(c) Roof in disrepair/has tarp on it

During the August 25, 2021 Code Enforcement Board Hearing, the Board continued the case until the next Code Enforcement Board Hearing on September 22, 2021. The imposed fine of \$50.00 per day which started on July 29, 2021 will continue to accrue until compliance is achieved. The Board ordered the Respondent to apply for a roof permit and submit a signed roof contract. During the September 22, 2021 Code Enforcement Board Hearing, the Board continued the case until the October 27, 2021 Hearing.

**Case 21-0375** Malcolm L. Allison  
6785 Escondida Drive  
Lake Clarke Shores, FL 33406

Sec. 34-19(9)(d), 34-20 Fence in disrepair around entire property

During the September 22, 2021 Code Enforcement Board Hearing, the Board determined the Respondent was in violation and continued the case until the October 27, 2021 Hearing.

**10. New Cases**

Case 21-0409 David and Ellen Bredeweg  
7546 Palm Road  
Lake Clarke Shores, FL 33406

Sec. 121-86(c) Tree overgrown and hanging to low to the roadway

**Case 21-0416** Jason and Mary Sholl  
6520 Lake Clarke Drive  
Lake Clarke Shores, FL 33406

Sec. 10-91(a) Per Building Official remodeled shed without permit

**Case 21-0417** Bridget Keating  
7205 Pine Tree Lane  
Lake Clarke Shores, FL 33406

Sec. 10-91(a) Installed a sand bag retaining wall without a permit (no land use agreement)

**Case 21-0418** Linh Kim Ngo and Huy T. Vu  
8048 South Lake Drive  
Lake Clarke Shores, FL 33406

Sec. 10-91 (a) Pergola/wood structure built in rear and side of property without permit

**Case 21-0419** John J. Ghigliotti, Trustee of the John J. Ghigliotti Trust  
Dated June 8, 1992  
7523 Pine Tree Lane  
Lake Clarke Shores, FL 33406

Sec. 34-19(3), 34-20 Deterioration/front door in disrepair; hole in bottom section of door

**Case 21-0420** John J. Ghigliotti, Trustee of the John J. Ghigliotti Trust  
Dated June 8, 1992  
7523 Pine Tree Lane  
Lake Clarke Shores, FL 33406

Sec. 34-20 Metal antenna in rear of property leaning/safety issue

**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, he/she will need a record of the proceedings and for this purpose, he/she needs 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.