

**MINUTES
TOWN OF LAKE CLARKE SHORES
CODE ENFORCEMENT BOARD HEARING
JUNE 22, 2022 6:30 P.M.**

1. Call to Order

Chair Hughes called the meeting to order at 6:30 p.m.

2. Roll Call

Present: Paul Hughes, Chair; Gerard Sanchez, Vice Chair; Deb Moody, Board Member; Debbie Gregorian, Board Member; Wesley Cook, Board Member; and Taylor Materio, Board Member.

Also in attendance: William P. Doney, Town Attorney; Lt. Dana Fisher, Code Enforcement Officer; and Emilie Pearson, Recording Clerk.

Absent: Ariel Hernandez, Board Member.

3. Pledge of Allegiance

4. Oath of Office

Board Member Wesley Cook took his oath of office.

5. Approval of Agenda

Motion by Board Member Gregorian to approve the Agenda, seconded by Vice Chair Sanchez; Motion approved (6-0).

6. Consent Agenda

- A. Approval of the Minutes of the May 25, 2022 Code Enforcement Board Hearing
- B. Unfinished Cases Now in Compliance

Case 22-0175 Christian Falcon Maasbach as Trustee of the Christian Falcon Maasbach Living Trust Dated October 24, 2017
7071 Pine Tree Lane
Lake Clarke Shores, FL 33406

Sec. 125-475(i) No proper barrier for pool/open to public/safety issue

C. New Cases Now in Compliance

Case 22-0295 Gruchenska Leets and Gabriel Moncada
7217 West Lake Drive
Lake Clarke Shores, FL 33406

Sec. 34-20 Mailbox in disrepair

Case 22-0296 Gruchenska Leets and Gabriel Moncada
7217 West Lake Drive
Lake Clarke Shores, FL 33406

Sec. 34-20, 34-19(9)(b) Mildew in driveway

Case 22-0297 Julie Hemstreet
1409 Alpha Court North
Lake Clarke Shores, FL 33406

Sec. 66-169(b)(5) Boat lift collapsed in water/not maintained in good repair

Motion by Vice Chair Sanchez to approve the Consent Agenda, seconded by Board Member Gregorian; Motion approved (6-0).

7. Disclosure of Visit

(Note: Visits were disclosed when the Board discussed Case 22-0294. The Minutes reflect the order of the Agenda)

Vice Chair Sanchez stated that he often walks by 7404 Pine Tree Lane.

8. Swearing in of Witnesses by Attorney

9. Appeals

Case 22-0312 McAfee Electric, Inc.
1860 Old Okeechobee Road, Suite 205
West Palm Beach, FL 33409

Sec. 30-3 Damage to Keller Road traffic control structure; fined \$500

Motion by Board Member Moody to enter into evidence a letter from the Town to the Respondent requesting the payment of \$500.00, seconded by Vice Chair Sanchez; Motion approved (6-0).

Motion by Vice Chair Sanchez to enter into evidence an affidavit from the driver of the vehicle who damaged the Keller Gate, seconded by Board Member Moody; Motion approved (6-0).

Pamela McAfee was present on behalf of the Respondent. Based on the testimony and evidence presented for Sec. 30-3, the Board determined the Respondent is in violation, and assessed a fine of \$500.00 to be paid within 10 days of the Order.

Motion by Vice Chair Sanchez, seconded by Board Member Gregorian; Motion approved (6-0).

10. Unfinished Cases/Fine Imposition Hearing

Case 22-0172 Juan Gomez and Luz Gomez
1423 Keller Road
Lake Clarke Shores, FL 33406

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

The Respondent was not present. Based on the testimony and evidence presented for Sec. 34-20 and 34-19(9)(c), the Board continued the case until the next Code Enforcement Board Hearing on July 27, 2022.

Motion by Board Member Moody, seconded by Vice Chair Sanchez; Motion approved (6-0).

Case 22-0173 Diane R. Smith
8310 West Lake Drive
Lake Clarke Shores, FL 33406

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

Motion by Vice Chair Sanchez to enter into evidence a contract with a roofing company, seconded by Board Member Moody; Motion approved (6-0).

The Respondent was not present. Based on the testimony and evidence presented for Sec. 34-20 and 34-19(9)(c), the Board continued the case until the next Code Enforcement Board Hearing on July 27, 2022.

Motion by Board Member Moody, seconded by Vice Chair Sanchez; Motion approved (6-0).

11. Continued Cases

Case 22-0174 Diane R. Smith
8310 West Lake Drive
Lake Clarke Shores, FL 33406

Sec. 34-20, 34-19(9)(c) Mildew on roof

The Respondent was not present. Based on the testimony and evidence presented for Sec. 34-20 and 34-19(9)(c), the Board continued the case until the next Code Enforcement Board Hearing on July 27, 2022.

Motion by Board Member Materio, seconded by Vice Chair Sanchez; Motion approved (6-0).

12. New Cases

Case 22-0292 Joseph D. Friedemann
Confidential Record
Lake Clarke Shores, FL 33406

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

Respondent Joseph D. Friedemann was present. Based on the testimony and evidence presented for Sec. 34-20 and 34-19(9)(c), the Board determined the Respondent is in violation, and the Respondent must come into compliance by the next Code Enforcement Board Hearing on July 27, 2022, or a fine of \$50.00 per day may be imposed until compliance is achieved.

Motion by Vice Chair Sanchez, seconded by Board Member Gregorian; Motion approved (6-0).

Case 22-0293 Joseph D. Friedemann
Confidential Record
Lake Clarke Shores, FL 33406

Sec. 34-20 Mildew on residence

Respondent Joseph D. Friedemann was present. Based on the testimony and evidence presented for Sec. 34-20, the Board determined the Respondent is in violation, and the Respondent must come into compliance by the next Code Enforcement Board Hearing on July 27, 2022, or a fine of \$50.00 per day may be imposed until compliance is achieved.

Motion by Vice Chair Sanchez, seconded by Board Member Moody; Motion approved (6-0).

Case 22-0294 7404 Pine Tree LLC
7404 Pine Tree Lane
Lake Clarke Shores, FL 33406

Sec. 125-475(i) Pool in backyard-no positive barrier/open to public (safety issue)

Project Manager Emily Crosby was present on behalf of the Respondent. Based on the testimony and evidence presented for Sec. 125-475(i), the Board determined the Respondent is in violation, and the Respondent must come into compliance by the next Code Enforcement Board Hearing on July 27, 2022, or a fine of \$100.00 per day may be imposed until compliance is achieved.

Motion by Vice Chair Sanchez, seconded by Board Member Gregorian; Motion approved (6-0).

13. Board Comments, Suggestion and Updates

The Code Enforcement Board briefly discussed the trailer ordinance.

14. Adjournment

Motion by Board Member Gregorian, seconded by Board Member Moody; Motion approved (6-0).

Meeting adjourned at 7:30 p.m.

Paul Hughes, Chair

Emilie Pearson, Recording Clerk