

**AGENDA  
TOWN OF LAKE CLARKE SHORES  
CODE ENFORCEMENT BOARD HEARING  
OCTOBER 26, 2022 6:30 P.M.**

---

**1. Call to Order**

**2. Roll Call**

Paul Hughes, Chair  
Gerard Sanchez, Vice Chair  
Ariel Hernandez, Board Member  
Deb Moody, Board Member  
Wesley Cook, Board Member  
Taylor Materio, Board Member

**3. Pledge of Allegiance**

**4. Approval of Agenda**

**5. Consent Agenda**

- A. Approval of the Minutes of the August 24, 2022 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. Appeals**

**Citation 22-0415**      Joseph Lopez  
7130 Venetian Way  
Lake Clarke Shores, FL 33406

Sec. 46-13(a) Vegetation/bulk placed in roadway, first offence fined \$125

**Citation 22-0417**      Christopher Zambelli  
7031 Venetian Way  
Lake Clarke Shores, FL 33406

Sec. 46-13(a) Vegetation/bulk placed in roadway, first offence fined \$125

## 9. Unfinished Cases/Fine Imposition Hearing

**Case 22-0050** Joseph Scheerer and Cassandra Scheerer  
8060 West Lake Drive  
Lake Clarke Shores, FL 33406

Sec. 10-91(a) Trellis built on side of residence without building permit

During the August 24, 2022 Code Enforcement Board Hearing, the Board found the Respondent remains in violation of Sec 10-91(a) and was ordered to comply by September 28, 2022 or a fine of \$50.00 per day may be imposed until compliance is achieved. The September 28, 2022 Code Enforcement Board Hearing was canceled.

**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

During the July 27, 2022 Code Enforcement Board Hearing, the Board determined the Respondent remains in violation of Sec. 34-20, 34-19(9)(c) and was ordered to comply by September 28, 2022 or a fine of \$50.00 per day commencing on July 27, 2022 may be imposed until compliance is achieved. The September 28, 2022 Code Enforcement Board Hearing was canceled.

**Case 22-0319** Grace Warshaw  
1510 Wagner Circle  
Lake Clarke Shores, FL 33406

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

During the July 27, 2022 Code Enforcement Board Hearing, the Board determined the Respondent is in violation of Sec. 34-19(9)(c), 34-20 and was ordered to comply by September 28, 2022 or a fine of \$50.00 per day may be imposed until compliance is achieved. The September 28, 2022 Code Enforcement Board Hearing was canceled.

**Case 22-0357** RGSG Inc.  
7420 Pine Tree Lane  
Lake Clarke Shores, FL 33406

Sec. 54-20(1) Operating a business out of residence without a current business tax receipt

During the August 24, 2022 Code Enforcement Board Hearing, the Board determined the Respondent is in violation of Sec. 54-20(1), and the Respondent must come into compliance by the next Code Enforcement Board Hearing on September 28, 2022, or a fine of \$50.00 per day may be imposed until compliance is achieved. The September 28, 2022 Code Enforcement Board Hearing was canceled.

**Case 22-0365** Mirzadeh Properties LLC  
7101 Clarke Road  
Lake Clarke Shores, FL 33406

Sec.34-20, 34-19(9)(b) Driveway in disrepair

During the August 24, 2022 Code Enforcement Board Hearing, the Board determined the Respondent is in violation of Sec. 34-20 and 34-19(9)(b), and the Respondent must come into compliance by the next Code Enforcement Board Hearing on September 28, 2022, or a fine of \$50.00 per day may be imposed until compliance is achieved. The September 28, 2022 Code Enforcement Board Hearing was canceled.

**Case 22-0362** Miguel, Joseph & Zunilda Molina  
7137 Clarke Road  
Lake Clarke Shores, FL 33406

Sec 34-20, 34-19(3) Loose dirt, ungrassed areas throughout yard

During the August 24, 2022 Code Enforcement Board Hearing, the Board determined the Respondent is in violation of Sec. 34-20 and 34-19(3), and the Respondent must come into compliance by the next Code Enforcement Board Hearing on September 28, 2022, or a fine of \$50.00 per day may be imposed until compliance is achieved. The September 28, 2022 Code Enforcement Board Hearing was canceled.

**Case 22-0358** Michele Anne & Stephen T. Rasmussen  
8020 West Lake Drive  
Lake Clarke Shores, FL 33406

Sec. 34-20, 34-19(9)(b) Driveway in disrepair

During the August 24, 2022 Code Enforcement Board Hearing, the Board determined the Respondent is in violation of Sec. 34-20, 34-19(9)(b), and the Respondent must come into compliance prior to the Code Enforcement Board Hearing on October 26, 2022, or a fine of \$50.00 per day may be imposed starting on October 26, 2022 until compliance is achieved.

## 10. Continued Cases

**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

During the July 27, 2022 Code Enforcement Board Hearing, the Board determined the Respondent remains in violation of Sec. 34-20, 34-19(9)(c) and continued the case until the Code Enforcement Board Hearing on September 28, 2022. If Respondent does not comply by September 28, 2022, a fine of \$50.00 per day may be imposed until compliance is achieved. The September 28, 2022 Code Enforcement Board Hearing was canceled.

**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

During the July 27, 2022 Code Enforcement Board Hearing, the Board determined the Respondent remains in violation of Sec. 34-20, 34-19(9)(c) and continued the case until the Code Enforcement Board Hearing on September 28, 2022. If Respondent does not comply by September 28, 2022, a fine of \$50.00 per day may be imposed until compliance is achieved. The September 28, 2022 Code Enforcement Board Hearing was canceled.

**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)

During the August 24, 2022 Code Enforcement Board Hearing, the Board determined the Respondent remains in violation of Sec. 125-475(i) and continued the case until the Code Enforcement Board Hearing on September 28, 2022. The case came into compliance on September 14, 2022. The total fine amount due is \$4,900 plus administrative cost to record the lien. The September 28, 2022 Code Enforcement Board Hearing was canceled.

**Case 22-0359** Damian Garcia  
1605 Carissa Road  
Lake Clarke Shores, FL 33406

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

During the August 24, 2022 Code Enforcement Board Hearing, the Board determined the Respondent is in violation of Sec. 125-475(i), and continued the case until the next Code Enforcement Board Hearing on September 28, 2022. The September 28, 2022 Code Enforcement Board Hearing was canceled.

**11. New Cases**

**Case 22-0403** Sarah Harrison  
6701 Pine Tree Circle  
Lake Clarke Shores, FL 33406

Sec. 34-20, 34-19(9)(b) Driveway in disrepair

**12. Board Comments, Suggestions and Updates**

**13. 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.