



**AGENDA
CODE ENFORCEMENT & APPEALS BOARD HEARING
JULY 1, 2021
5:30 PM
CITY HALL COMMISSION CHAMBERS
204 ASH STREET
FERNANDINA BEACH, FL 32034**

- 1. CALL TO ORDER / ROLL CALL / DETERMINATION OF A QUORUM**
- 2. PLEDGE OF ALLEGIANCE**
- 3. APPROVAL OF MINUTES**
 - 3.1 The minutes from May 6, 2021, are presented for approval.
- 4. OLD BUSINESS**
- 5. NEW BUSINESS**
 - 5.1 **APPEAL REQUEST - HENRY GREEN ON BEHALF OF 1014 SOUTH 10TH STREET, 816 VERNON STREET, 823 SOUTH 13TH STREET.** *Mr. Green requests a reduction of administrative fees assessed in Code Enforcement Cases 2020-0287, 2020-0285, and 2020-0284.*
 - 5.2 **MARGARET WILLIAMS, 113 N. 10TH STREET, CASE 2019-0277.** Violation(s) of the City of Fernandina Beach Code of Ordinances exist: 42-117 Exterior Structure (Maintenance). *Requesting Board determination of the case.*
 - 5.3 **JAMES W. & LINDA K. BUSH, 105 NORTH WOLFF STREET, CASE 2021-0018.** Violation(s) of the City of Fernandina Beach Code of Ordinances exist: 42-117 Exterior Structure (Maintenance). *Requesting Board determination of the case.*
 - 5.4 **GLENN B. & LOVEY MITCHELL, 628 SOUTH 11TH STREET, CASE 2021-0089.** Violation(s) of the City of Fernandina Beach Code of Ordinances exist: 42-173 Wrecked or inoperable motor vehicles on private property declared a nuisance and prohibited. *Requesting Board determination of the case.*
 - 5.5 **DAYLON RICHO, 421 DIVISION STREET, CASE 2021-0229.** Violation(s) of the City of Fernandina Beach Code of Ordinances exist: 42-173 Wrecked or inoperable motor vehicles on private property declared a nuisance and prohibited. *Requesting Board determination of the case.*
 - 5.6 **DAVID KELLY COONROD JR, 2337 SOUTH FLETCHER AVENUE, CASE 2021-0233.** Violation(s) of the City of Fernandina Beach Code of Ordinances exist: 42-119 Rubbish and Garbage (Accumulation) and 42-117 Exterior Structure (Maintenance). *Requesting Board determination of the case.*
- 6. BOARD BUSINESS**
- 7. ADJOURNMENT**

Quasi-Judicial – Denotes that the item must be conducted as a Quasi -Judicial hearing in accordance with City Commission established procedure and Florida Statutes.

All members of the public are invited to be present and be heard. Non -English speaking individuals may request a language or sign interpreter at least ten (10) working days prior to this meeting. Persons with disabilities requiring accommodations in order to participate should contact the City Clerk at (904) 310 - 3115 or TTY/TDD 711 (for the hearing or speech impaired).

For information regarding this matter, please contact the Community Development Department (904) 310-3135. If any person decides to appeal any decision made by the Code Enforcement & Appeals Board with respect to any matter considered at such meeting he/she will need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be made.

DRAFT



Code Enforcement & Appeals Board Minutes
Regular Hearing
May 6, 2021

Due to the ongoing COVID-19 pandemic, the Code Enforcement & Appeals Board Meeting was held as a combination HYBRID LIVE/VIRTUAL meeting with respondents and the public able to participate through video conferencing. This meeting was broadcast live for members of the public to view on the City of Fernandina Beach website (www.fbfl.us) and Channel 264 (Comcast only).

1. Call to Order/Roll Call/Determination of Quorum - The meeting was called to order at 5:30 p.m.

Board Members Present:

Chair Adam Kaufman

Vice Chair Nicole Kresse

Buddy Boyd

Cindy Crow

Andy Fotiades

Gail Shults

Bernard Thompson

Travis Young

Staff Present:

Tammi E. Bach, City Attorney

Harriet Davis, Administrative Coordinator/Recording Secretary

Michelle Forstrom, Code Enforcement Director

George Wells, Code Enforcement Officer

Troy Woleshin, IT Specialist

Others Present:

Michelle Anderson

Henry Green

Julie Howard

Harrison Poole

Julia Roberts

Chip Ross

2. Pledge of Allegiance

3. Approval of Minutes - According to the agenda support documents, the minutes for the April 1st, 2021 regular hearing were presented for approval. **A motion was made by Board Member Thompson, seconded by Vice Chair Kresse, to approve the minutes. Vote upon passage of the motion was taken by voice vote being all ayes, carried.**

4. Old Business

4.1 **JASMINE SCARVER, 1014 S. 10TH STREET, CASE 2020-0287.** Violation(s) of the City of Fernandina Beach Code of Ordinances exist: Land Development Code, 6.02.16 - Group Homes. *Requesting Board determination of fines and fees.*

4.2 **BROWN FAMILY REV LIVING TRUST, 823 S. 13TH STREET, CASE 2020-0284.** Violation(s) of the City of Fernandina Beach Code of Ordinances exist: Land Development Code, 6.02.16. *Requesting Board determination of fines and fees.*

4.3 **NETHERLAND WILSON, 816 VERNON STREET, CASE 2020-0285.** Violation(s) of the City of Fernandina Beach Code of Ordinances exist: Land Development Code, 6.02.16 - Group Homes. *Requesting Board determination of fines and fees.*

Chair Kaufman listed the cases and shared a brief update. These cases were originally heard by the board at the November 2020 meeting. As of May 4th, 2021, the properties have not been brought into compliance.

Code Enforcement Director Michelle Forstrom read the recommended motion: *The City recommends a motion to be made to that all administrative fees be paid by the Respondent and that a fine of \$200.00 a day for the violation to begin on May 4th, 2021, and file a lien on this property on July 2nd, 2021, sixty (60) days from May 4th, 2021. This date is the Friday after the scheduled July 1st, 2021 Code Enforcement & Appeals Board hearing.*

Board Member Shults moved; Board Member Fotiades seconded the motion as stated above.

Board discussion:

A board member asked for some background information on the cases. Ms. Forstrom stated the cases were presented to the board at the November 2020 meeting. The board voted to give the respondents one-hundred eighty (180) days to bring the properties into compliance, by May 4th, 2021. She noted the minutes, staff reports, and findings of fact from the November meeting were included in this meeting packet. Ms. Forstrom requested a status update from Mr. Green on December 10th, 2020 but did not receive a response. On April 20th, 2021, she e-mailed Mr. Green a copy of a letter sent to the property owners reminding them of the upcoming May 4th, 2021 deadline to bring the properties into compliance.

City Attorney Tammi Bach provided a few slides summarizing the violations as presented at the previous meeting and gave a brief history of the three cases. She shared the difference between group homes and group residential according to the City's Land Development Code as presented at the November meeting. She reiterated the Code Enforcement Department has not received any communication from the respondents or Mr. Green regarding compliance.

Mr. Poole, serving as the board attorney, reminded them that the respondents have been given ample time to bring the properties into compliance with three (3) options as presented in the findings of fact from the November meeting. He suggested allowing Mr. Green to speak with the understanding the cases are not being reheard.

Mr. Green stated there are five (5) individuals living at 823 S. 13th Street, but two (2) of them are related. He stated the properties located at 816 Vernon Street and 1014 S. 10th Street are not in compliance, but he is working with a consultant from the Florida Association of Recovery Residences (FARR) to obtain certification. He has submitted the necessary paperwork and is awaiting a site visit. He emphasized this has been a lengthy process. Michelle Anderson, a consultant working with Mr. Green, spoke to the board and reiterated she has been in close contact with FARR regarding these cases.

Vice Chair Kresse asked Mr. Green if he can take the residences to four (4) people or less while he is awaiting the certification. He stated he has been working towards compliance as requested by the board but cannot bring the other two properties into compliance without putting people out on the street.

Ms. Bach reminded the board that group residential homes are not allowed in R-2 zoning districts; therefore, the properties would still be in violation.

The board members discussed a timeline to allow Mr. Green additional time to bring the properties into compliance. After discussion, the board made three (3) separate motions for each case as listed above:

JASMINE SCARVER, 1014 S. 10TH STREET, CASE 2020-0287: A motion was made by Board Member Boyd, seconded by Board Member Shults, that all administrative fees be paid by the Respondent and that a fine of \$200 a day to begin on May 19th, 2021 if not brought into compliance. Vote upon passage of the motion was taken by voice vote being all ayes, carried.

BROWN FAMILY REV LIVING TRUST, 823 S. 13TH STREET, CASE 2020-0284: A motion was made by Board Member Boyd, seconded by Board Member Crow, that all administrative fees be paid by the Respondent and that a fine of \$200 a day to begin on May 19th, 2021 if not brought into compliance. Vote upon passage of the motion was taken by voice vote being all ayes, carried.

NETHERLAND WILSON, 816 VERNON STREET, CASE 2020-0285: A motion was made by Board Member Boyd, seconded by Board Member Crow, that all administrative fees be paid by the Respondent and that a fine of \$200 a day to begin on May 19th, 2021 if not brought into compliance. Vote upon passage of the motion was taken by voice vote being all ayes, carried.

Vice Chair Kresse summarized the motions as above for those in attendance and the record.

5. New Business

5.1 FAYE RICHARDSON, 730 DIVISION STREET, CASE 2021-0069. Violation(s) of the City of Fernandina Beach Code of Ordinances exist: Section 42-117, Exterior Structure (Maintenance) and Section 42-173, Wrecked or inoperable motor vehicles on private property declared a nuisance and prohibited. *Requesting Board determination of the case.*

This property was given an extension and removed from the agenda prior to the meeting.

6. Board Business

Vice Chair Kresse provided an update on the item discussed at previous meetings regarding homeowner assistance. She is working with various local agencies and will continue to provide updates to the board.

7. Adjournment

There being no further business to come before the Code Enforcement and Appeals Board, Chair Kaufman adjourned the meeting at 6:30 p.m.

Harriet Davis, Recording Secretary

Adam Kaufman, Chair

From: [BK](#)
To: [CEAB 5; andyfotiades@aol.com; bernardthompson200@gmail.com; CEAB 1; CEAB 3; gail.shults@yahoo.com; nicolemkresse@gmail.com; travis.d.young@gmail.com; Michelle Forstrom; Mr. Dale L. Martin; Tammi E. Bach; Barb](#)
Subject: Fwd: Request for waiver of fees
Date: Tuesday, June 22, 2021 7:05:28 PM

CAUTION: This email originated from outside the organization. Do not click links or open attachments unless you recognize the sender, were expecting this email, and know the content is safe.

Dear city administrators

My name is Henry Green. I operate some half-way houses in Fernandina Beach for men and women in recovery from drug and alcohol treatment. Our houses have helped the Fernandina Beach community including friends, husbands, wives, sons, daughters, etc. get back on track after they have been hooked on drugs/alcohol. Our houses have taken these people in when, their family or friends, could no longer deal with the constant lies and deception of an addict. We have given people a second chance with an 85% success rate. Families have been reunited which blesses our children and our community.

In spite of almost a year of constant challenges from City Fernandina Beach Code Enforcement, **we are confirmed to be in full compliance as of May 19.** The city has charged fines and administrative charges of almost \$4,000 challenging our ability to continue to provide these services to the city and community. The city has never provided financial support for our mission. Our organization is funded by local contributions and the contributions of the residents who are working locally and rebuilding their lives.

I am asking that you find it in your heart to forgive the fees and fines that have been levied on our organization so that we can put all of our efforts into maintaining our houses, providing valuable services, and supporting recovering addicts in their quest to rebuild their lives. We have not asked the city for funding. We simply ask that we are allowed to serve this mission for those in the community in need.

We are totally committed help those recovering addicts, young & old, black and white, get back on the right path to a successful life, free of drugs and alcohol. Drugs and alcohol are a scourge to our nation – from our President's son and music stars like DMX. No one's life or family is untouched by substance abuse. I like to use the analogy that “I'm the fireman in our city putting out the flames of drug and alcohol addiction”. The city has the opportunity to provide us with water or cut off the water.

Thank you for your consideration in alleviating these fees and fines that have been levied on our organization.

Henry Green

Grace and Gratitude Sober Living aka New Found Freedom

904-759-0240

henrygreen9128@gmail.com



City of Fernandina Beach
Code Enforcement Department

Ms. Michelle D. Forstrom
mforstrom@fbfl.org

July 1, 2021

Code Enforcement & Appeals Board Members,

After further consideration, I have removed the daily fines of \$200.00 for one day, for each of the properties:

1014 South 10th Street

816 Vernon Street

823 South 13th Street

Officer Wells and I inspected all of these properties on May 18, 2021, and they all failed. The next day, May 19, 2021, Mr. Green requested another inspection of all of these properties. Officer Wells and Deputy Building Official Kukla, reinspected that same day. They passed on second inspection, which was the actual day that they needed to be in compliance.

The administrative fees will remain in place. As has been our standard procedure, if a case comes before the Board to be heard, administrative fees are assessed and not waived. This has been an ongoing case for years. A lot of time has been spent by staff and the legal department. Many documents have been mailed, meetings have been attended, and research to find past and present property owners.

I believe that either the property owners or Mr. Green should pay these administrative fees within the next thirty (30) days, or the City will record liens against the properties.

Regards,

Michelle D. Forstrom, Code Enforcement Director



CITY OF FERNANDINA BEACH

Michelle D. Forstrom

Code Enforcement Department
(904) 310-3440

Code Enforcement Director
(904) 310-3441

ADMINISTRATIVE FEES INCURRED FROM

1014 S. 10th Street

AS OF 6/7/2021

CODE CASE #2020-0287

<u>STAFF PERSONNEL OR ITEMS</u>	# OF	PRICE OR	<u>TOTAL</u>
	UNITS OR	RATE PER	
	<u>HOURS</u>	<u>HOURL</u>	
Michelle Forstrom, Code Enforcement Director	9.5	\$27.07	\$257.17
George Wells, Code Enforcement Officer	3.25	\$23.24	\$75.53
Tammi Bach, City Attorney	5.5	\$72.29	\$397.60
Katie Newton, Legal Assistant	2	\$25.87	\$51.74
Harriet Davis, Administrative Coordinator/Board Secretary	4	\$19.29	\$77.16
Harrison W. Poole, Special Magistrate			\$84.00
Record Findings of Facts with the Clerk of Circuit Court of Nassau County *	1	\$23.50	\$23.50
Certified letters mailed	6	\$6.90	\$41.40
First Class letters mailed	2	\$0.50	\$1.00
Certified letters mailed (new postage rate)	2	\$6.91	\$13.82
First Class letters mailed (new postage rate)	5	\$0.51	\$2.55

*not recorded yet

TOTAL ADMINISTRATIVE FEES DUE

\$1,025.46

****TOTAL AMOUNT DUE MUST BE PAID IN FULL TO CLOSE THIS CASE AND AVOID A LIEN ON THIS PROPERTY****



City of Fernandina Beach

FINDINGS OF FACT, CONCLUSIONS OF LAW AND ORDER OF ENFORCEMENT

Date: November 5, 2020
Case Number: 2020-0287

IN THE MATTER OF: Respondent Name: **JASMINE SCARVER**
Respondent Address: 2233 NETTLEBROOK STREET N.
JACKSONVILLE, FL 32218

cc: Henry Green
1014 S. 10th Street
Fernandina Beach, FL 32034

This case having come before the Code Enforcement & Appeals Board of the City of Fernandina Beach on November 5, 2020, a violation hearing having been held, and the Board having heard testimony, does hereby make the following finding of facts, and conclusions of law therefore imposing the following order and penalty:

SECTION 1 - FINDINGS OF FACT

1. The Respondent was properly served notice of these proceedings as required by law on October 5, 2020, and the Respondent was present at the hearing via Zoom.
2. The real property on which the violations occurred is 1014 S. 10th Street, Fernandina Beach, FL and a brief legal description being **BLOCK 170 LOTS 7 8 9 & 10 CITY OF FDNA BEACH.**
3. The Respondent is the owner of record of the aforementioned real property.
4. The Respondent violated sections of the Fernandina Beach Code of Ordinances: **6.02.16 – Group Homes.**

SECTION 2 - CONCLUSION OF LAW & IMPOSITION OF FINE

1. a. Based on the foregoing findings of fact, the Board voted to find the property in violation of 6.02.16, Group Homes and to give the respondent one hundred and eighty days (180) days to come into compliance. Compliance may include the following: 1) reducing the number of people living in each home to 4 or less; 2) applying for and getting approval from the City a Land Development Code amendment to allow group residential (boarding houses) in R2; or, 3) for Henry Green (the organizer of these sober homes) to get state DCF licensing to change the status of these homes to group homes with onsite supervision and maintain 1200 feet of separation between these group homes. **The Board will assess fines and administrative fees at the end of one hundred and eighty (180) days (May 4, 2021) if the property is not brought into compliance at that time.**

b. Amended motion from May 6, 2021 meeting: Based on the foregoing findings of fact, the Board voted to find the property in continued violation of 6.02.16, Group Homes, to assess administrative fees, and if not in compliance by May 19, 2021, to assess fines of \$200 per day beginning May 19, 2021.

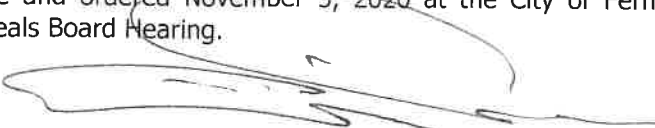


City of Fernandina Beach

2. The City of Fernandina Beach shall record a certified copy of this order in the public records and this Order will constitute a lien against the real property on which the violations exist and upon any other real or personal property owned by the Respondent if fines and administrative fees are not paid within thirty (30) days.
3. If the lien remains unpaid for a period of three (3) months from the date of the filing of the lien, the City of Fernandina Beach may foreclose on the lien or sue to recover a money judgment for the amount of the lien plus accrued interest.

SECTION 3 - CERTIFICATION OF VOTE

Done and ordered November 5, 2020 at the City of Fernandina Beach, Nassau County, Florida Code Enforcement & Appeals Board Hearing.

By: 

Chair, Adam Kaufman

Done and ordered May 6, 2021 at the City of Fernandina Beach, Nassau County, Florida Code Enforcement & Appeals Board Hearing.

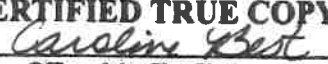
By: 

Chair, Adam Kaufman

COUNTY OF NASSAU

STATE OF FLORIDA

A CERTIFIED TRUE COPY


Office of the City Clerk
City of Fernandina Beach, Florida

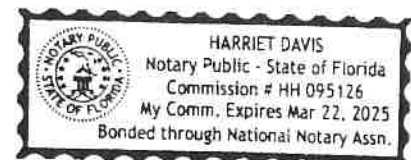


I HEREBY CERTIFY that on this day before me, the undersigned, a Notary Public in and for the State of Florida at Large, personally appeared Adam Kaufman to me well known to be the Chair of the Code Enforcement and Appeals Board of the City of Fernandina Beach, and known to me to be the persons who executed the foregoing Findings of Fact for the City of Fernandina Beach as such Chair: and they severally acknowledged the execution of the same to be their free act and deed by authority and on behalf of the City of Fernandina Beach for the uses and purposes therein expressed.

WITNESS my hand and official seal at Fernandina Beach, said County and State on this 13 day of

May, 2021.

(NOTARY SEAL)





Notary Public, State of Florida

**Florida Statute 162.11 Appeals. — An aggrieved party, including the local governing body, may appeal a final administrative order of an enforcement board to the circuit court. Such an appeal shall not be a hearing de novo but shall be limited to appellate review of the record created before the enforcement board. An appeal shall be filed within 30 days of the execution of the order to be appealed.*



CITY OF FERNANDINA BEACH

Michelle D. Forstrom

Code Enforcement Department
(904) 310-3440

Code Enforcement Director
(904) 310-3441

**ADMINISTRATIVE FEES INCURRED FROM
816 Vernon St
AS OF 6/7/2021
CODE CASE #2020-0285**

<u>STAFF PERSONNEL OR ITEMS</u>	<u># OF UNITS OR HOURS</u>	<u>PRICE OR RATE PER HOUR</u>	<u>TOTAL</u>
Michelle Forstrom, Code Enforcement Director	8	\$27.07	\$216.56
George Wells, Code Enforcement Officer	3.25	\$23.24	\$75.53
Tammi Bach, City Attorney	4.5	\$72.29	\$325.31
Katie Newton, Legal Assistant	2	\$25.87	\$51.74
Harriet Davis, Administrative Coordinator/Board Secretary	5	\$19.29	\$96.45
 Harrison W. Poole, Special Magistrate			 \$83.00
 Record Findings of Facts with the Clerk of Circuit Court of Nassau County *	 1	 \$23.50	 \$23.50
 Certified letters mailed	 4	 \$6.90	 \$27.60
First Class letters mailed	4	\$0.50	\$2.00
 Certified letters mailed (new postage rate)	 2	 \$6.91	 \$13.82
First Class letters mailed (new postage rate)	4	\$0.51	<u>\$2.04</u>

*not recorded yet

TOTAL ADMINISTRATIVE FEES DUE

\$917.55

****TOTAL AMOUNT DUE MUST BE PAID IN FULL TO CLOSE THIS CASE AND AVOID A LIEN ON THIS PROPERTY****



City of Fernandina Beach

FINDINGS OF FACT, CONCLUSIONS OF LAW AND ORDER OF ENFORCEMENT

Date: November 5, 2020
Case Number: 2020-0285

IN THE MATTER OF: Respondent Name: **NETHERLAND WILSON**
Respondent Address: 816 VERNON STREET
FERNANDINA BEACH, FL 32034

cc: Henry Green
1014 S. 10th Street
Fernandina Beach, FL 32034

This case having come before the Code Enforcement & Appeals Board of the City of Fernandina Beach on November 5, 2020, a violation hearing having been held, and the Board having heard testimony, does hereby make the following finding of facts, and conclusions of law therefore imposing the following order and penalty:

SECTION 1 - FINDINGS OF FACT

1. The Respondent was properly served notice of these proceedings as required by law on October 5, 2020 and the Respondent was not present at the hearing.
2. The real property on which the violations occurred is 816 Vernon Street, Fernandina Beach, FL and a brief legal description being **BLOCK 233 E100 FT OF W130 FT OF N1/2 OF LOT 9 IN OR 1943/1206.**
3. The Respondent is the owner of record of the aforementioned real property.
4. The Respondent violated sections of the Fernandina Beach Code of Ordinances: **6.02.16 – Group Homes.**

SECTION 2 - CONCLUSION OF LAW & IMPOSITION OF FINE

1. a. Based on the foregoing findings of fact, the Board voted to find the property in violation of 6.02.16, Group Homes and to give the respondent one hundred and eighty days (180) days to come into compliance. Compliance may include the following: 1) reducing the number of people living in each home to 4 or less; 2) applying for and getting approval from the City a Land Development Code amendment to allow group residential (boarding houses) in R2; or, 3) for Henry Green (the organizer of these sober homes) to get state DCF licensing to change the status of these homes to group homes with onsite supervision and maintain 1200 feet of separation between these group homes. **The Board will assess fines and administrative fees at the end of one hundred and eighty (180) days (May 4, 2021) if the property is not brought into compliance at that time.**

b. Amended motion from May 6, 2021 meeting: Based on the foregoing findings of fact, the Board voted to find the property in continued violation of 6.02.16, Group Homes, to assess administrative fees, and if not in compliance by May 19, 2021, to assess fines of \$200 per day beginning May 19, 2021.



City of Fernandina Beach

2. The City of Fernandina Beach shall record a certified copy of this order in the public records and this Order will constitute a lien against the real property on which the violations exist and upon any other real or personal property owned by the Respondent if fines and administrative fees are not paid within thirty (30) days.
3. If the lien remains unpaid for a period of three (3) months from the date of the filing of the lien, the City of Fernandina Beach may foreclose on the lien or sue to recover a money judgment for the amount of the lien plus accrued interest.

SECTION 3 - CERTIFICATION OF VOTE

Done and ordered November 5, 2020 at the City of Fernandina Beach, Nassau County, Florida Code Enforcement & Appeals Board Hearing.

By: _____

Chair, Adam Kaufman

Done and ordered May 6, 2021 at the City of Fernandina Beach, Nassau County, Florida Code Enforcement & Appeals Board Hearing.

By: _____

Chair, Adam Kaufman

COUNTY OF NASSAU

STATE OF FLORIDA

A CERTIFIED TRUE COPY

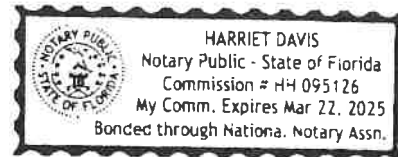
Caroline Best
Office of the City Clerk
City of Fernandina Beach, Florida



I HEREBY CERTIFY that on this day before me, the undersigned, a Notary Public in and for the State of Florida at Large, personally appeared Adam Kaufman to me well known to be the Chair of the Code Enforcement and Appeals Board of the City of Fernandina Beach, and known to me to be the persons who executed the foregoing Findings of Fact for the City of Fernandina Beach as such Chair: and they severally acknowledged the execution of the same to be their free act and deed by authority and on behalf of the City of Fernandina Beach for the uses and purposes therein expressed.

WITNESS my hand and official seal at Fernandina Beach, said County and State on this 13 day of May, 2021.

(NOTARY SEAL)



Harriet Davis

Notary Public, State of Florida

**Florida Statute 162.11 Appeals. — An aggrieved party, including the local governing body, may appeal a final administrative order of an enforcement board to the circuit court. Such an appeal shall not be a hearing de novo but shall be limited to appellate review of the record created before the enforcement board. An appeal shall be filed within 30 days of the execution of the order to be appealed.*



CITY OF FERNANDINA BEACH

Michelle D. Forstrom

Code Enforcement Department
(904) 310-3440

Code Enforcement Director
(904) 310-3441

**ADMINISTRATIVE FEES INCURRED FROM
823 S. 13th Street
AS OF 6/7/2021
CODE CASE #2020-0284**

<u>STAFF PERSONNEL OR ITEMS</u>	# OF	PRICE OR	<u>TOTAL</u>
	UNITS OR	RATE PER	
	<u>HOURS</u>	<u>HOURLY</u>	
Michelle Forstrom, Code Enforcement Director	8	\$27.07	\$216.56
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First Class letters mailed	2	\$0.50	\$1.00
 Certified letters mailed (new postage rate)	 3	 \$6.91	 \$20.73
First Class letters mailed (new postage rate)	4	\$0.51	\$2.04

*not recorded yet

TOTAL ADMINISTRATIVE FEES DUE **\$916.56**

****TOTAL AMOUNT DUE MUST BE PAID IN FULL TO CLOSE THIS CASE AND AVOID A LIEN ON THIS PROPERTY****

Mailing Address: 204 Ash Street, Fernandina Beach, FL 32034 · Physical Address: 516 S. 10th Street, Fernandina Beach, FL 32034

(904) 310-3440 · TDD/TTY 711 · www.fbfl.us/Code

Equal Opportunity Employer



City of Fernandina Beach

FINDINGS OF FACT, CONCLUSIONS OF LAW AND ORDER OF ENFORCEMENT

Date: November 5, 2020
Case Number: 2020-0284

IN THE MATTER OF: Respondent Name: **DAVID & ANTOINETTE BROWN**
Respondent Address: 12391 VC JOHNSON ROAD
JACKSONVILLE, FL 32218

cc: Henry Green
1014 S. 10th Street
Fernandina Beach, FL 32034

This case having come before the Code Enforcement & Appeals Board of the City of Fernandina Beach on November 5, 2020, a violation hearing having been held, and the Board having heard testimony, does hereby make the following finding of facts, and conclusions of law therefore imposing the following order and penalty:

SECTION 1 - FINDINGS OF FACT

1. The Respondent was properly served notice of these proceedings as required by law on October 5, 2020, and the Respondent was present at the hearing via Zoom.
2. The real property on which the violations occurred is 823 S. 13th Street, Fernandina Beach, FL and a brief legal description being **BLOCK 233 E100 FT OF S1/2 OF 9 IN OR 474 PG 176 CITY OF FDNA BEACH.**
3. The Respondent is the owner of record of the aforementioned real property.
4. The Respondent violated sections of the Fernandina Beach Code of Ordinances: **6.02.16 – Group Homes.**

SECTION 2 - CONCLUSION OF LAW & IMPOSITION OF FINE

1. a. Based on the foregoing findings of fact, the Board voted to find the property in violation of 6.02.16, Group Homes and to give the respondent one hundred and eighty days (180) days to come into compliance. Compliance may include the following: 1) reducing the number of people living in each home to 4 or less; 2) applying for and getting approval from the City a Land Development Code amendment to allow group residential (boarding houses) in R2; or, 3) for Henry Green (the organizer of these sober homes) to get state DCF licensing to change the status of these homes to group homes with onsite supervision and maintain 1200 feet of separation between these group homes. **The Board will assess fines and administrative fees at the end of one hundred and eighty (180) days (May 4, 2021) if the property is not brought into compliance at that time.**

b. Amended motion from May 6, 2021 meeting: Based on the foregoing findings of fact, the Board voted to find the property in continued violation of 6.02.16, Group Homes, to assess administrative fees, and if not in compliance by May 19, 2021, to assess fines of \$200 per day beginning May 19, 2021.

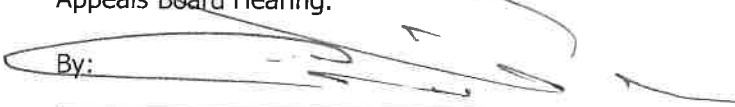


City of Fernandina Beach

2. The City of Fernandina Beach shall record a certified copy of this order in the public records and this Order will constitute a lien against the real property on which the violations exist and upon any other real or personal property owned by the Respondent if fines and administrative fees are not paid within thirty (30) days.
3. If the lien remains unpaid for a period of three (3) months from the date of the filing of the lien, the City of Fernandina Beach may foreclose on the lien or sue to recover a money judgment for the amount of the lien plus accrued interest.

SECTION 3 - CERTIFICATION OF VOTE

Done and ordered November 5, 2020 at the City of Fernandina Beach, Nassau County, Florida Code Enforcement & Appeals Board Hearing.

By: 

Chair, Adam Kaufman

Done and ordered May 6, 2021 at the City of Fernandina Beach, Nassau County, Florida Code Enforcement & Appeals Board Hearing.

By: 

Chair, Adam Kaufman

COUNTY OF NASSAU

STATE OF FLORIDA

A CERTIFIED TRUE COPY


Office of the City Clerk

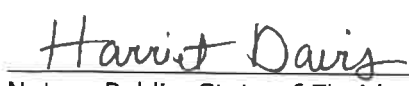
City of Fernandina Beach, Florida

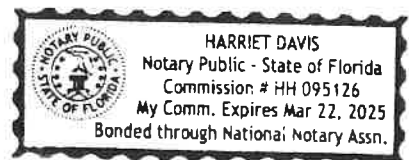


I HEREBY CERTIFY that on this day before me, the undersigned, a Notary Public in and for the State of Florida at Large, personally appeared Adam Kaufman to me well known to be the Chair of the Code Enforcement and Appeals Board of the City of Fernandina Beach, and known to me to be the persons who executed the foregoing Findings of Fact for the City of Fernandina Beach as such Chair; and they severally acknowledged the execution of the same to be their free act and deed by authority and on behalf of the City of Fernandina Beach for the uses and purposes therein expressed.

WITNESS my hand and official seal at Fernandina Beach, said County and State on this 13 day of May, 2021.

(NOTARY SEAL)


Notary Public, State of Florida



**Florida Statute 162.11 Appeals. — An aggrieved party, including the local governing body, may appeal a final administrative order of an enforcement board to the circuit court. Such an appeal shall not be a hearing de novo but shall be limited to appellate review of the record created before the enforcement board. An appeal shall be filed within 30 days of the execution of the order to be appealed.*

STAFF REPORT
Case 2019-0277
City of Fernandina Beach Code Enforcement & Appeals Board
July 1, 2021

Violation Information

Owner Margaret Williams
 113 N. 10th Street
 Fernandina Beach, Florida 32034

Violation City of Fernandina Beach – Code of Ordinances, Section 42-117 Exterior
 Structure (Maintenance).

Location: 113 N. 10th Street, Fernandina Beach, Florida 32034

Summary and Background Information

June 25, 2019 – I observed the yard was overgrown and the exterior siding had rotten areas, along with unprotected wood with peeling paint. I posted a courtesy notice on the front door. I recorded a photograph of the posting and the violations.

July 25, 2019 – A second inspection confirmed the violations have not been corrected.

October 07, 2019 – We emailed a copy of the NOV/NOH letter to the owners' attorney.

October 17, 2019 – A field inspection showed the yard had been cut, but no repairs to the structure.

November 07, 2019 – A follow up inspection was performed showing the structure was still in violation.

April 20, 2021 – An inspection was performed to assess compliance showing some of the rotten siding had been replaced, but the structure is still in violation.

May 6, 2021 – An inspection was performed showing (3) three siding boards were replaced, but not painted. The property is still in violation of 42-117 with other rotten wood and peeling paint.

May 13, 2021 – We mailed a 2nd NOV/NOH certified letter to the owner.

June 1, 2021 – We received the return receipt card with the owners' signature from the post office giving us good service.

June 14, 2021 – A follow up inspection was conducted. No change to the violation.

June 23, 2021 – A pre-agenda inspection was performed showing the property is still in violation of 42-117.

Conclusion.

This property was involved with two other houses side by side that were in probate for a long time. We have talked to the daughter of Mrs. Williams and other family members about these properties. The problem this family is experiencing is there are multiple family members that want to give their opinion who needs to do what and who will pay for these repairs, and nothing gets done. The yard has been maintained and 3 boards on the front siding were replaced on the house, but there is still rotten wood siding and peeling paint that needs to be corrected.

Recommendation.

The City recommends a motion to be made to find the property in violation of Code of Ordinances, Section 42-117 Exterior Structure (Maintenance) giving the respondent (30) thirty additional days to come into compliance by 08/01/21. The City recommends a motion to be made that all administration fees be paid by the Respondent and that a fine of \$ 100.00 per day to begin on 08/02/2021 if not in compliance, along with filing a lien on this property on 09/16/2021.

Submitted by:



George Wells
Code Enforcement Officer



CITY OF FERNANDINA BEACH

George Wells

Code Enforcement Department
(904) 310-3440

Code Enforcement Officer
(904) 310-3442

**ADMINISTRATIVE FEES INCURRED FROM
113 N. 10th St.
AS OF 7/01/2021
CODE CASE #2019-0277**

<u>STAFF PERSONNEL OR ITEMS</u>	<u># OF UNITS OR HOURS</u>	<u>PRICE OR RATE PER HOUR</u>	<u>TOTAL</u>
Michelle Forstrom, Code Enforcement Director	1	\$27.07	\$27.07
George Wells, Code Enforcement Officer	7	\$23.24	\$162.68
Katie Newton, Legal Assistant	1	\$25.87	\$25.87
Tammi Bach, City Attorney	0.5	\$72.29	\$36.15
Harriet Davis, Administrative Coordinator	2.5	\$19.29	\$48.23
Record Findings of Facts with the Clerk of Circuit Court of Nassau County	1	\$23.50	\$23.50
Certified letters mailed	1	\$6.90	\$6.90
First Class letters mailed	1	\$0.50	\$0.50

TOTAL ADMINISTRATIVE FEES DUE

\$330.89

****TOTAL AMOUNT DUE MUST BE PAID IN FULL TO CLOSE THIS CASE****



City of Fernandina Beach
Code Enforcement Department

Mr. George Wells
gwells@fbfl.org

CODE ENFORCEMENT & APPEALS BOARD
NOTICE OF VIOLATION/NOTICE OF HEARING

May 13, 2021

Case Number: CODE-2019-0277

Cert. #: 7020 0090 0001 9419 6257

IN THE MATTER OF:

Margaret Williams
113 N. 10th Street
Fernandina Beach, FL 32034

PREMISES: 113 N 10TH ST FERNANDINA BEACH, FL 32034

The brief legal description of the real property upon which this violation occurred is: BLOCK 79 LOT N1/2 OF 7 IN OR 211 PG 20 CITY OF FDNA BEACH

The Code Enforcement office of the City of Fernandina Beach is notifying you of alleged violation(s) of the City of Fernandina Beach Code of Ordinances and/or the City of Fernandina Beach Land Development Code and contends that the following violation(s) exist:

42-117	Exterior Structure (Maintenance)	
	Replace all rotten exterior wood siding, along with scraping and painting all peeling paint on the exterior of the house.	By 6/13/2021
42-116	Duty to Maintain Property	
	Cut and/or clean up property	By 6/13/2021

(These can be found on the City's website: www.fbfl.us/code).

If this office is not notified of compliance by you, this department will refer this matter to the Code Enforcement & Appeals Board for legal action at the date and time listed below.

DATE: July 1, 2021

TIME: 5:30 PM

LOCATION: City Commission Chambers, 204 Ash St

Mailing Address: 204 Ash Street • Fernandina Beach, FL 32034 - Physical Address 516 S. 10th Street, Fernandina Beach, FL 32034
(904) 310-3440 • TDD/TTY 711 • www.fbfl.us/code
Equal Opportunity Employer

YOU HAVE THE RIGHT to appear before the Board at that time to answer and defend the allegations that you have violated the above cited provision(s) of the Code of Ordinances/Land Development Code.

If the Board finds that you are in violation, they will consider all appropriate actions required to bring the property into compliance, which may include, but is not limited to the recovery of fees, fines which may be imposed for the duration of the non-compliance (NOT TO EXCEED \$250.00 per day, per violation), and in some cases demolition.

Please be advised that the Rules of the Code Enforcement & Appeals Board and the Code of Ordinances of the City of Fernandina Beach govern the procedures of the Board.

PLEASE GOVERN YOUR SELF ACCORDINGLY.

If you have any questions, please feel free to contact me (please see my attached business card for contact information).



George Wells

Code Enforcement Officer

Hearing impaired or non-English speaking individuals may request a language or sign interpreter at least (10) ten working days prior to this hearing. Please contact the City Clerk's office at (904) 310-3115.

SENDER: COMPLETE THIS SECTION		COMPLETE THIS SECTION ON DELIVERY	
■ Complete items 1, 2, and 3. ■ Print your name and address on the reverse so that we can return the card to you. ■ Attach this card to the back of the mailpiece, or on the front if space permits.		A. Signature X <i>Margaret Williams</i> ☐ Agent ☐ Addressee	
1. Article Addressed to: MARGARET WILLIAMS 113 N. 10TH STREET FERNANDINA BEACH, FL 32034		B. Received by (Printed Name) <i>Margaret Williams</i>	C. Date of Delivery <i>5/25/21</i>
2. Article Number (Transfer from service label) 7020 0090 0001 9419 6257		D. Is delivery address different from item 1? ☐ Yes If YES, enter delivery address below: ☐ No	
 9590 9402 5816 0034 1940 16		3. Service Type ☐ Adult Signature ☐ Adult Signature Restricted Delivery X ☒ Certified Mail® ☐ Certified Mail Restricted Delivery ☐ Collect on Delivery ☐ Collect on Delivery Restricted Delivery ☐ Mail Restricted Delivery	
PS Form 3811, July 2015 PSN 7530-02-000-9053		☐ Priority Mail Express® ☐ Registered Mail™ ☐ Registered Mail Restricted Delivery ☐ Return Receipt for Merchandise ☐ Signature Confirmation™ ☐ Signature Confirmation Restricted Delivery	

Domestic Return Receipt

U.S. Postal Service™ CERTIFIED MAIL® RECEIPT Domestic Mail Only		Code Enforcement	
For delivery information, visit our website at www.usps.com ®.			
OFFICIAL USE			
Certified Mail Fee \$ 3.55		Postmark Here <i>7020 0090 0001 9419 6257</i>	
Extra Services & Fees (check box, add fee as appropriate) X ☒ Return Receipt (hardcopy) \$ 2.85 ☐ Return Receipt (electronic) \$ _____ ☐ Certified Mail Restricted Delivery \$ _____ ☐ Adult Signature Required \$ _____ ☐ Adult Signature Restricted Delivery \$ _____		Postage \$.51	
Total Postage and Fees \$ 6.91		Sent To MARGARET WILLIAMS 113 N. 10TH STREET FERNANDINA BEACH, FL 32034	
PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions			



CODE ENFORCEMENT & APPEALS BOARD
NOTICE OF VIOLATION/NOTICE OF HEARING

October 7, 2019

Case Number: CODE-2019-0277

Emailed

IN THE MATTER OF:

Margaret Williams
113 N. 10th St.
Fernandina Beach, FL 32034

PREMISES: 113 N 10TH ST FERNANDINA BEACH, FL 32034

The brief legal description of the real property upon which this violation occurred is: BLOCK 79 LOT N1/2 OF 7 IN OR 211 PG 20 CITY OF FDNA BEACH

The Code Enforcement office of the City of Fernandina Beach is notifying you of alleged violation(s) of the City of Fernandina Beach Code of Ordinances and/or the City of Fernandina Beach Land Development Code and contends that the following violation(s) exist:

42-116	Duty to Maintain Property	
	Cut and/or clean up property.	By 10/17/2019
42-117	Exterior Structure (Maintenance)	
	Replace all rotten exterior wood siding, along with scraping and painting all peeling paint on the exterior of the house. Pull all applicable building permits as required.	By 11/7/2019

(These can be found on the City's website: www.fbfl.us/code).

If this office is not notified of compliance by you, this department will refer this matter to the Code Enforcement & Appeals Board for legal action at the date and time listed below.

DATE: December 5, 2019
TIME: 5:30 PM
LOCATION: City Commission Chambers, 204 Ash St

YOU HAVE THE RIGHT to appear before the Board at that time to answer and defend the allegations that you have violated the above cited provision(s) of the Code of Ordinances/Land Development Code.

If the Board finds that you are in violation, they will consider all appropriate actions required to bring the property into compliance, which may include, but is not limited to the recovery of fees, fines which may be imposed for the duration of the non-compliance (NOT TO EXCEED \$250.00 per day, per violation), and in some cases demolition.

Please be advised that the Rules of the Code Enforcement & Appeals Board and the Code of Ordinances of the City of Fernandina Beach govern the procedures of the Board.

PLEASE GOVERN YOUR SELF ACCORDINGLY.

If you have any questions, please feel free to contact me (please see my attached business card for contact information).



George Wells

Code Compliance Officer

Hearing impaired or non-English speaking individuals may request a language or sign interpreter at least (10) ten working days prior to this hearing. Please contact the City Clerk's office at (904) 310-3115.

CC: Arthur I. Jacobs, Esquire
Lawrence Levy, P.A.

In Pursuit of Health, Safety & Quality of Community



CITY OF FERNANDINA BEACH
CODE ENFORCEMENT
204 Ash Street

(904) 310-3442

gwells@fbfl.city www.fbfl.us/Code

NOTICE OF VISIT

Address: 113 N. 10th St
Date: 6-25-19 Time: 2:30 AM ☒ PM

THIS IS TO SERVE AS A WARNING THAT YOU MAY BE IN VIOLATION OF THE FOLLOWING CITY ORDINANCE(S):

REASON FOR VISIT	CODE #
☒ Only to Maintain Property <u>yard weeds cutting</u>	42-106
☒ Exterior Structures (Maintenance)	42-117
Repair <u>rotten wood on side</u>	
Component Serviceability	42-118
Rubbish and Garbage	40-149
Pest Infestation	42-150
Vacant Structures and Land (Maintenance)	42-151
Swimming Pools (Maintenance)	42-152
Water and Electric Service	44-153
Recreational Vehicles, Boats, Trailers or Mobile Vehicles Parked or kept in a public place or in a lot or yard	56-155 LOC
Accessibility of Garbage and Recycling Containers	65-156
No Vehicle Address Numbers	45-157 (see LOC)
Violated or inoperable motor vehicles on private property (ordered a citation and prohibited - Owner, repair, or register vehicle & get current tags on it)	42-158
Other	

Please contact George Wells, Code Compliance Officer at (904) 310-3442 or at gwells@fbfl.city, within 30 Days of this notice by 7-25 2019 to discuss compliance with the above listed issue. Failure to do so will result in an official written notice with a possible outcome of fines.

Comments: Scrape & paint all peeling paint

Wells

6.25.2019 14:30



6.25.2019 14:31







6.25.2019 14:31





STAFF REPORT
Case 2021-0018
City of Fernandina Beach Code Enforcement & Appeals Board
July 1, 2021

Violation Information

Owner James W. & Linda K. Bush
105 North Wolff Street
Fernandina Beach, Florida 32034

Violation City of Fernandina Beach – Code of Ordinances, Section 42-117 Exterior Structure (Maintenance).

Location: 105 North Wolff Street, Fernandina Beach, Florida 32034

Summary and Background Information

January 12, 2021 – We received a complaint about this property having outside storage of items and debris in the front yard and driveway.

January 27, 2021 – The first inspection was performed. The complaint filed was confirmed. The property was also in violation of Code of Ordinances, Section 42-117 Exterior Structure (Maintenance).

February 3, 2021 – We received a call from a Title company asking for details about the code enforcement case. We were led to believe the property was in the process of a sale. We found out later the property was being refinanced to make the repairs.

March 1, 2021 – A second inspection was performed. Some of the outside items and debris had been removed but are still in violation. All the violations related to the repair and maintenance of the structure have not been corrected. The roof over the rear porch has been partially torn off with further damage from the first inspection.

June 3, 2021 – A field inspection was performed confirming the property is still in violation.

June 8, 2021 – A certified Repeat NOV/NOH letter was mailed to the owner requesting an appearance before the Code Enforcement and Appeals Board for a hearing on July 1, 2021, at 5:30 p.m.

June 16, 2021 – We received the signed return receipt card from the post office from the certified letter with the owners' signature on it giving us proper service.

June 23, 2021 – A pre-agenda inspection was performed showing the property is still in violation of 42-117.

Conclusion.

The owner has received a Repeat Notice of Violation/ Notice of Hearing letter because of a previous CEAB finding on October 4, 2018, of 42-117. We have been more than generous with time to bring this property into compliance. The owner has done nothing to correct the violations on the structure.

Recommendation.

The City recommends a motion to be made to find the property in violation of Code of Ordinances, Section 42-117 Exterior Structure (Maintenance) giving the respondent (30) thirty additional days to come into compliance by 08/01/21. The City recommends a motion to be made that all administration fees be paid by the Respondent and that a fine of \$ 250.00 per day to begin on 08/02/2021 if not in compliance, along with filing a lien on this property on 09/16/2021.

Submitted by:



George Wells
Code Enforcement Officer



CITY OF FERNANDINA BEACH

George Wells

Code Enforcement Department
(904) 310-3440

Code Enforcement Officer
(904) 310-3442

**ADMINISTRATIVE FEES INCURRED FROM
105 N. Wolff St.
AS OF 7/01/2021
CODE CASE #2021-0018**

<u>STAFF PERSONNEL OR ITEMS</u>	# OF	PRICE OR	<u>TOTAL</u>
	UNITS OR	RATE PER	
	<u>HOURS</u>	<u>HOURL</u>	
Michelle Forstrom, Code Enforcement Director	1	\$27.07	\$27.07
George Wells, Code Enforcement Officer	5.5	\$23.24	\$127.82
Katie Newton, Legal Assistant	1	\$25.87	\$25.87
Tammi Bach, City Attorney	0.5	\$72.29	\$36.15
Harriet Davis, Administrative Coordinator	2.5	\$19.29	\$48.23
Record Findings of Facts with the Clerk of Circuit Court of Nassau County	1	\$23.50	\$23.50
Certified letters mailed	1	\$6.90	\$6.90
First Class letters mailed	1	\$0.50	\$0.50

TOTAL ADMINISTRATIVE FEES DUE

\$296.03

****TOTAL AMOUNT DUE MUST BE PAID IN FULL TO CLOSE THIS CASE****



City of Fernandina Beach
Code Enforcement Department

Mr. George Wells
gwells@fbfl.org

CODE ENFORCEMENT & APPEALS BOARD
REPEAT NOTICE OF VIOLATION/NOTICE OF HEARING

June 8, 2021

Case Number: CODE-2021-0018

Cert. #: 7020 0090 0001 9419 6523

IN THE MATTER OF:

James W. & Linda K. Bush
105 N. Wolff Street
Fernandina Beach, FL 32034

PREMISES: 105 N WOLFF ST FERNANDINA BEACH, FL 32034

The brief legal description of the real property upon which this violation occurred is: LOTS 9 & E25 FT OF LOT 10 IN OR 701/370 ALTA VISTA #2 PB 2/44

The Code Enforcement office of the City of Fernandina Beach has previously notified you of alleged violation(s) of the City of Fernandina Beach Code of Ordinances and/or the City of Fernandina Beach Land Development Code and contends that the following violation(s) exist:

42-117

Exterior Structure (Maintenance)

The exterior of the house needs to be pressure washed to remove all dirt, mildew, and algae from the exterior. Remove all vegetation growing out of the house or roof. Replace all rotten wood around all windows, doors. and the exterior of the house. Repair or replace all damaged roof and shingles on the rear of the house. Scrape, seal, and paint all unprotected wood on the entire structure. Properly store all items laying in the yard and driveway inside a shed or a structure. The garage door needs to operate as per design so that it can be opened and closed. This is a repeat violation of the Maintenance of Structure. No additional time given.

Appear before the Code Enforcement and Appeals Board for hearing on July 1, 2021.

(These can be found on the City's website: www.fbfl.us/code).

Therefore, this department is bringing this matter back before the Code Enforcement & Appeals Board for legal action at the date and time listed below.

DATE: July 1, 2021

TIME: 5:30 PM

LOCATION: City Commission Chambers, 204 Ash St

YOU HAVE THE RIGHT to appear before the Board at that time to answer and defend the allegations that you have violated the above cited provision(s) of the Code of Ordinances/Land Development Code.

If the Board finds that you are in violation, they will consider all appropriate actions required to bring the property into compliance, which may include, but is not limited to the recovery of fees, fines which may be imposed for the duration of the non-compliance (NOT TO EXCEED \$500.00 per day, per violation), and in some cases demolition.

Please be advised that the Rules of the Code Enforcement & Appeals Board and the Code of Ordinances of the City of Fernandina Beach govern the procedures of the Board.

PLEASE GOVERN YOUR SELF ACCORDINGLY.

If you have any questions, please feel free to contact me (please see my attached business card for contact information).



George Wells

Code Enforcement Officer

Hearing impaired or non-English speaking individuals may request a language or sign interpreter at least (10) ten working days prior to this hearing. Please contact the City Clerk's office at (904) 310-3115.

SENDER: COMPLETE THIS SECTION		COMPLETE THIS SECTION ON DELIVERY	
■ Complete items 1, 2, and 3. ■ Print your name and address on the reverse so that we can return the card to you. ■ Attach this card to the back of the mailpiece, or on the front if space permits.		A. Signature ☐ Agent ☐ Addressee <i>[Signature]</i>	
1. Article Addressed to: JAMES W. & LINDA K. BUSH 105 N. WOLFF STREET FERNANDINA BEACH, FL 32034		B. Received by (Printed Name) <i>JAMES W. BUSH</i> C. Date of Delivery <i>6.9.21</i>	
2. Article Number (Transfer from service label) 7020 0090 0001 9419 6523		D. Is delivery address different from item 1? ☐ Yes ☐ No If YES, enter delivery address below:	
3. Service Type ☐ Adult Signature ☐ Adult Signature Restricted Delivery ☒ Certified Mail® ☐ Certified Mail Restricted Delivery ☐ Collect on Delivery ☐ Collect on Delivery Restricted Delivery		☐ Priority Mail Express® ☐ Registered Mail™ ☐ Registered Mail Restricted Delivery ☐ Return Receipt for Merchandise ☐ Signature Confirmation™ ☐ Signature Confirmation Restricted Delivery	

PS Form 3811, July 2015 PSN 7530-02-000-9053

Domestic Return Receipt

U.S. Postal Service™
CERTIFIED MAIL® RECEIPT
 Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

OFFICIAL USE

Certified Mail Fee \$ **3.55**

Extra Services & Fees (check box, add fee as appropriate)

☒ Return Receipt (hardcopy) \$ **2.85**

☐ Return Receipt (electronic) \$

☐ Certified Mail Restricted Delivery \$

☐ Adult Signature Required \$

☐ Adult Signature Restricted Delivery \$

Postage \$ **.51**

Total Postage and Fees \$ **6.91**

Sent to: **JAMES W. & LINDA K. BUSH**
 105 N. WOLFF STREET
 FERNANDINA BEACH, FL 32034

PS Form 3800, April 2015 PSN 7530-02-000-3047

See Reverse for Instructions

Code Enforcement

Postmark Here

FERNANDINA BEACH FL

JUN 08 2021

USPS - 32034

7020 0090 0001 9419 6523

In Pursuit of Health, Safety & Quality of Community



**CITY OF FERNANDINA BEACH
CODE ENFORCEMENT**

516 South 10th Street, Suite 211
Peck Center

(904) 310-3442

gwells@fbfl.city www.fbfl.us/Code

Address: 105 N. WOLFF ST
Date: 1-27-21 Time: 2:00 AM ☒ PM

**THIS IS TO SERVE AS A WARNING THAT VIOLATIONS WERE
OBSERVED OF THE FOLLOWING CITY ORDINANCE(S):**

REASON FOR VISIT:

	CODE #
Duty to Maintain Property	42-110
☒ Exterior Structure (Maintenance) Repair: <u>SEE ITEMS ON BACK</u>	42-112
Rubbish and Garbage	42-119
Wrecked or Inoperable motor vehicles on private property declared a nuisance and prohibited — Remove, repair, or Register vehicle & put current tags on it	42-172
No Visible Address Numbers	46-1 & 7 (a) (2)(c) LDC
Accessibility of Garbage and Recycle Containers	50-44
Encroachments in the public Right-of-way prohibited w/out permit	70-2(4)
... Parking prohibited in specified places — Overnight Parking on public property (Right-of-Way) for Boats, Trailers, RV's	76-84(a)(4)
... Parking prohibited in specified places — All Vehicles parked on public property (Right-of-Way) shall be currently tagged and displayed on vehicle	76-84(a)(5)
Outside Storage	77-01.09 LDC
Movable Mobile Storage Units (POD) - Permit required	77-02.09 LDC
Recreational Vehicle, Boats, Trailers or Similar Vehicles Remove or store in a proper structure or in side or rear yard	77-03.09 LDC
Other	

Please contact George Wells, Code Enforcement Officer at (904)
310-3442 or at gwells@fbfl.city, within 5 Days of this notice to
discuss compliance with the above listed issue, or bring this
property into compliance by 2-27-21 2021.
Failure to do so will result in an official written notice with a
possible outcome of fines.

Comments:

Wells

Code Enforcement Officer

1-27-2021 14:05

Pressure Wash exterior- remove dirt, mold & algae on exterior

All exterior wood trim if rotten replace. scrape, seal & paint all exposed unprotected wood

Remove all vegetation growing on the house or roof.

Properly store all items laying around on the property

1.27.2021 14:05











STAFF REPORT
Case 2021-0089
City of Fernandina Beach Code Enforcement & Appeals Board
July 1, 2021

Violation Information

Owner: Glenn B. & Lovey Mitchell
96972 Blackrock Road
Yulee, Florida 32034

Violation: City of Fernandina Beach – Code of Ordinances, Section 42-173 Wrecked or inoperable motor vehicles on private property declared a nuisance and prohibited.

Location: 628 S. 11th St., Fernandina Beach, Florida 32034

Summary and Background Information

February 18, 2021 – I observed a silver Infiniti G35 parked on the front yard without a current tag displayed on it. I posted a courtesy notice on the front door giving ten (10) days to correct the violation. I recorded photographs of the violation and of the courtesy notice posted.

March 1, 2021 – A second inspection was performed. The property was still in violation of 42-173.

May 13, 2021 – A follow up inspection was performed showing the vehicle is still present and in violation. I spoke with the owner on the phone about the violation. I gave her additional time until May 21st, 2021.

May 24, 2021 – A compliance inspection was performed. The violation was still present.

May 26, 2021 – A certified NOV/NOH letter was mailed to the owner giving an additional (10) ten days to correct the violation along with a date and time to appear before the CEAB if the violation has not been brought into compliance.

June 02, 2021 – We received the signed return receipt card from the post office from the certified letter with the owners' signature on it giving us proper service.

June 07, 2021 – I performed a NOV/NOH inspection which confirmed the property was still in violation of 42-173.

June 23, 2021 – A pre-agenda inspection was performed showing the property is still in violation of 42-173.

Conclusion.

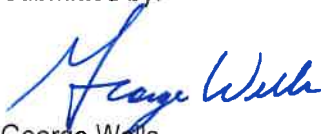
The owner has received a notice of violation of 42-173. We allowed sufficient time to correct this violation. The owner has not contacted our office after the first phone conversation as of this date about correcting this violation.

Recommendation.

The City recommends a motion to be made to find the property in violation of Code of Ordinances, Section 42-173 Wrecked or inoperable motor vehicles on private property declared a nuisance and prohibited giving (10) ten additional days to come into compliance by 07/11/21. The City recommends a motion to be made that all

administration fees be paid by the Respondent and that a fine of \$ 50.00 per day for the violation to begin on 07/12/2021 if not in compliance, along with filing a lien on this property on 08/25/2021.

Submitted by:

A handwritten signature in blue ink, appearing to read "George Wells", is written over the printed name.

George Wells

Code Enforcement Officer



CITY OF FERNANDINA BEACH

George Wells

Code Enforcement Department
(904) 310-3440

Code Enforcement Officer
(904) 310-3442

ADMINISTRATIVE FEES INCURRED FROM
628 South 11th St.
AS OF 7/01/2021
CODE CASE #2021-0089

<u>STAFF PERSONNEL OR ITEMS</u>	<u># OF UNITS OR HOURS</u>	<u>PRICE OR RATE PER HOUR</u>	<u>TOTAL</u>
Michelle Forstrom, Code Enforcement Director	1	\$27.07	\$27.07
George Wells, Code Enforcement Officer	5.5	\$23.24	\$127.82
Katie Newton, Legal Assistant	1	\$25.87	\$25.87
Tammi Bach, City Attorney	0.5	\$72.29	\$36.15
Harriet Davis, Administrative Coordinator	2.5	\$19.29	\$48.23
Record Findings of Facts with the Clerk of Circuit Court of Nassau County	1	\$23.50	\$23.50
Certified letters mailed	1	\$6.90	\$6.90
First Class letters mailed	1	\$0.50	\$0.50

TOTAL ADMINISTRATIVE FEES DUE

\$296.03

****TOTAL AMOUNT DUE MUST BE PAID IN FULL TO CLOSE THIS CASE****



City of Fernandina Beach
Code Enforcement Department

Mr. George Wells
gwells@fbfl.org

CODE ENFORCEMENT & APPEALS BOARD
NOTICE OF VIOLATION/NOTICE OF HEARING

May 26, 2021

Case Number: CODE-2021-0089

Cert. #: 7020-0090-0001-9419-6509

IN THE MATTER OF:

Glynn B. & Lovey Mitchell
96972 Blackrock Road
Yulee, FL 32097

PREMISES: 628 S 11TH ST FERNANDINA BEACH, FL 32034

The brief legal description of the real property upon which this violation occurred is: BLK 214 S 44FT OF TRACT B OF LOT 2 & N 6FT OF TRACT A OF LOT 3 IN OR 1946/1913

The Code Enforcement office of the City of Fernandina Beach is notifying you of alleged violation(s) of the City of Fernandina Beach Code of Ordinances and/or the City of Fernandina Beach Land Development Code and contends that the following violation(s) exist:

42-173	Wrecked or inoperable motor vehicles on private property declared a nuisance and prohibited	
	Remove, repair, or register silver Infiniti G35 parked in front yard w/no tag.	By 6/5/2021

(These can be found on the City's website: www.fbfl.us/code).

If this office is not notified of compliance by you, this department will refer this matter to the Code Enforcement & Appeals Board for legal action at the date and time listed below.

DATE: July 1, 2021

TIME: 5:30 PM

LOCATION: City Commission Chambers, 204 Ash St

YOU HAVE THE RIGHT to appear before the Board at that time to answer and defend the allegations that you have violated the above cited provision(s) of the Code of Ordinances/Land Development Code.

If the Board finds that you are in violation, they will consider all appropriate actions required to bring the property into compliance, which may include, but is not limited to the recovery of fees, fines which may be imposed for the duration of the non-compliance (NOT TO EXCEED \$250.00 per day, per violation), and in some cases demolition.

Please be advised that the Rules of the Code Enforcement & Appeals Board and the Code of Ordinances of the City of Fernandina Beach govern the procedures of the Board.

PLEASE GOVERN YOUR SELF ACCORDINGLY.

If you have any questions, please feel free to contact me (please see my attached business card for contact information).



George Wells

Code Enforcement Officer

Hearing impaired or non-English speaking individuals may request a language or sign interpreter at least (10) ten working days prior to this hearing. Please contact the City Clerk's office at (904) 310-3115.

SENDER: COMPLETE THIS SECTION		COMPLETE THIS SECTION ON DELIVERY	
- Complete items 1, 2, and 3. - Print your name and address on the reverse so that we can return the card to you. - Attach this card to the back of the mailpiece, or on the front if space permits.		A. Signature ☒ <u>LM RZ</u> ☒ Agent ☐ Addressee	
1. Article Addressed to: GLYNN B. & LOVEY MITCHELL 96972 BLACKROCK ROAD YULEE, FL 32097		B. Received by (Printed Name) <u>CIS</u>	C. Date of Delivery <u>5/20/21</u>
2. Article Number (Transfer from service label) 7020 0090 0001 9419 6509		D. Is delivery address different from item 1? ☐ Yes If YES, enter delivery address below: ☐ No	
3. Service Type ☐ Adult Signature ☐ Adult Signature Restricted Delivery ☒ Certified Mail® ☐ Certified Mail Restricted Delivery ☐ Collect on Delivery ☐ Collect on Delivery Restricted Delivery		☐ Priority Mail Express® ☐ Registered Mail™ ☐ Registered Mail Restricted Delivery ☐ Return Receipt for Merchandise ☐ Signature Confirmation™ ☐ Signature Confirmation Restricted Delivery	

9590 9402 5816 0034 1937 36

PS Form 3811, July 2015 PSN 7530-02-000-9053

Domestic Return Receipt

U.S. Postal Service™
CERTIFIED MAIL® RECEIPT
Domestic Mail Only

For delivery information, visit our website at www.usps.com.

OFFICIAL USE

Certified Mail Fee \$ 3.55

Extra Services & Fees (check box, add fee as appropriate)

☒ Return Receipt (hardcopy) \$ 2.85

☐ Return Receipt (electronic) \$

☐ Certified Mail Restricted Delivery \$

☐ Adult Signature Required \$

☐ Adult Signature Restricted Delivery \$

Postage \$.51

Total Postage and Fees \$ 6.91

Sent To: **GLYNN B. & LOVEY MITCHELL**
 Street: **96972 BLACKROCK ROAD**
 City: **YULEE, FL 32097**

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

7020 0090 0001 9419 6509

Code Enforcement

Postmark Here MAY 27 2021

USPS-32034

NOTICE OF VISIT
In Pursuit of Health, Safety & Quality of Community



CITY OF FERNANDINA BEACH
CODE ENFORCEMENT
516 South 10th Street, Suite 211
Peck Center
(904) 310-3442
gwells@fbfl.city www.fbfl.us/Code

Address: 6285 11th St
Date: 2-18-21 Time: 3:24 AM ☒ PM

THIS IS TO SERVE AS A WARNING THAT VIOLATIONS WERE OBSERVED OF THE FOLLOWING CITY ORDINANCE(S):

REASON FOR VISIT:	CODE #
Threat to Maintain Property	40-110
Exterior Structure (Maintenance) Repair	42-417
Rubbish and Garbage	42-119
☒ Wooded or inoperable motor vehicles on private property declared a nuisance and prohibited - Remove, repair, or Register vehicle & put correct tags on it	42-171
No Visible Address Numbers	40-13 & 201-225c) EDC
Accessibility of Garbage and Recycle Containers	40-44
Encroachments in the public Right-of-Way prohibited, without permit	50-260
Parking prohibited in specified places - Overnight Parking on public property (Right-of-Way) for Boats, Trailers, RVs	50-84(a)(4)
Parking prohibited in specified places - All Vehicles parked on public property (Right-of-Way) shall be correctly tagged and displayed on vehicle	50-84(a)(5)
Outside Storage	50-149 EDC
Movable Module Storage Units (POD) Permit required	50-150 EDC
Recreational Vehicle, Boats, Trailers or Similar Vehicles Remove or store in a proper structure or in side or rear yard	50-148 EDC
Other	

Please contact George Wells, Code Enforcement Officer at (904) 310-3442 or at gwells@fbfl.city, within 5 Days of this notice to discuss compliance with the above listed issue, or bring this property into compliance by 2-28-21.
Failure to do so will result in an official written notice with a possible outcome of fines.

Comments: Silver Infiniti G35
No-tag.
2.18.2021 15:21
Wells
Code Enforcement Officer



2.18.2021 15:21

STAFF REPORT
Case 2021-0229
City of Fernandina Beach Code Enforcement & Appeals Board
July 1, 2021

Violation Information

Owner	Daylon Richo 421 Division Street Fernandina Beach, Florida 32034
Violation	City of Fernandina Beach – Code of Ordinances, Section 42-173 Wrecked or inoperable motor vehicles on private property declared a nuisance and prohibited.
Location:	421 Division Street, Fernandina Beach, Florida 32034

Summary and Background Information

May 6, 2021 – I observed an inoperable pickup truck parked on the dirt driveway that had flat tires. I posted a courtesy notice on the front door giving ten (10) days to correct the violation. I recorded photographs of the violation and of the courtesy notice posted.

May 17, 2021 – A second inspection was performed. The property was still in violation of 42-173.

May 18, 2021 – A certified NOV/NOH letter was mailed to the owner giving an additional (10) ten days to correct the violation along with a date and time to appear before the CEAB if the violation has not been brought into compliance.

June 01, 2021 – I performed a NOV/NOH inspection which confirmed the property was still in violation of 42-173.

June 15, 2021 – The return receipt card was not returned so we posted a Notice of Violation/Notice of Hearing letter at the property on the front door. I recorded a photograph of the posting. We also posted a copy at the Peck Center and City Hall. An affidavit of service was filled out and notarized.

June 23, 2021 – A pre-agenda inspection was performed showing the property is still in violation of 42-173.

Conclusion.

This property was posted with a NOV/NOH letter, along with postings displayed at the Peck Center and City Hall. We have allowed sufficient time to correct this violation. The owner has not contacted our office as of this date about correcting this violation.

Recommendation.

The City recommends a motion to be made to find the property in violation of Code of Ordinances, Section 42-173 Wrecked or inoperable motor vehicles on private property declared a nuisance and prohibited giving (10) ten additional days to come into compliance by 07/11/21. The City recommends a motion to be made that all administration fees be paid by the Respondent and that a fine of \$ 50.00 per day for the violation to begin on 07/12/2021 if not in compliance, along with filing a lien on this property on 08/25/2021.

Submitted by:

A handwritten signature in blue ink, appearing to read "George Wells". The signature is fluid and cursive, with a large initial "G" and "W".

George Wells

Code Enforcement Officer



CITY OF FERNANDINA BEACH

George Wells

Code Enforcement Department
(904) 310-3440

Code Enforcement Officer
(904) 310-3442

**ADMINISTRATIVE FEES INCURRED FROM
421 South 11th St.
AS OF 7/01/2021
CODE CASE #2021-0229**

<u>STAFF PERSONNEL OR ITEMS</u>	<u># OF UNITS OR HOURS</u>	<u>PRICE OR RATE PER HOUR</u>	<u>TOTAL</u>
Michelle Forstrom, Code Enforcement Director	1	\$27.07	\$27.07
George Wells, Code Enforcement Officer	5.5	\$23.24	\$127.82
Katie Newton, Legal Assistant	1	\$25.87	\$25.87
Tammi Bach, City Attorney	0.5	\$72.29	\$36.15
Harriet Davis, Administrative Coordinator	2.5	\$19.29	\$48.23
 Record Findings of Facts with the Clerk of Circuit Court of Nassau County	 1	 \$23.50	 \$23.50
 Certified letters mailed	 1	 \$6.90	 \$6.90
First Class letters mailed	1	\$0.50	<u>\$0.50</u>

TOTAL ADMINISTRATIVE FEES DUE

\$296.03

****TOTAL AMOUNT DUE MUST BE PAID IN FULL TO CLOSE THIS CASE****



City of Fernandina Beach
Code Enforcement Department

Mr. George Wells
gwells@fbfl.org

CODE ENFORCEMENT & APPEALS BOARD
NOTICE OF VIOLATION/NOTICE OF HEARING

POSTED
6/15/21

June 15, 2021

Case Number: CODE-2021-0229

POSTED

IN THE MATTER OF:

Daylon Richo
421 Division Street
Fernandina Beach, FL 32034

PREMISES: 421 DIVISION ST FERNANDINA BEACH, FL 32034

The brief legal description of the real property upon which this violation occurred is: BLOCK 215
N29 FT OF C OF LOT 2 & S28 FT OF D OF LOT 2 IN OR 2008/118

The Code Enforcement office of the City of Fernandina Beach is notifying you of alleged violation(s)
of the City of Fernandina Beach Code of Ordinances and/or the City of Fernandina Beach Land
Development Code and contends that the following violation(s) exist:

42-173	Wrecked or inoperable motor vehicles on private property declared a nuisance and prohibited	
	The inoperable vehicle (pick-up truck) parked on the front dirt driveway needs the tires inflated.	By 6/25/2021

(These can be found on the City's website: www.fbfl.us/code).

If this office is not notified of compliance by you, this department will refer this matter to the Code
Enforcement & Appeals Board for legal action at the date and time listed below.

DATE: July 1, 2021

TIME: 5:30 PM

LOCATION: City Commission Chambers, 204 Ash St

YOU HAVE THE RIGHT to appear before the Board at that time to answer and defend the allegations that you have violated the above cited provision(s) of the Code of Ordinances/Land Development Code.

If the Board finds that you are in violation, they will consider all appropriate actions required to bring the property into compliance, which may include, but is not limited to the recovery of fees, fines which may be imposed for the duration of the non-compliance (NOT TO EXCEED \$250.00 per day, per violation), and in some cases demolition.

Please be advised that the Rules of the Code Enforcement & Appeals Board and the Code of Ordinances of the City of Fernandina Beach govern the procedures of the Board.

PLEASE GOVERN YOUR SELF ACCORDINGLY.

If you have any questions, please feel free to contact me (please see my attached business card for contact information).



George Wells

Code Enforcement Officer

Hearing impaired or non-English speaking individuals may request a language or sign interpreter at least (10) ten working days prior to this hearing. Please contact the City Clerk's office at (904) 310-3115.

AFFIDAVIT OF SERVICE

State of Florida
County of Nassau

Code Enforcement Case Number: 2021-0229

I, George Wells, being first duly sworn, depose and state as follows:

1. That I am an employee of the City of Fernandina Beach, Code Enforcement.
2. That part of my duties include posting Notice of Violation/Notice of Hearing letters, and other correspondence; and
3. That on the 15th Day of June 2021, at 11:18 a.m. I posted the Notice of Violation/Notice of Hearing letter at 421 Division Street for **Case 2021-0229, 421 Division Street, Fernandina Beach, FL 32034.**

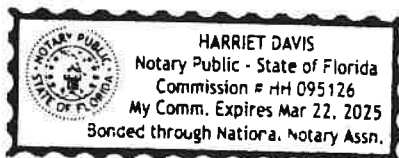
FURTHER AFFIANT SAYETH NAUGHT.

Signature: _____

George Wells
George Wells
(Printed name)

Subscribed and sworn to before me, a notary public in and for the State of Florida, this 15th day of June 2021.

(SEAL)



Signature: _____

Harriet Davis
Harriet Davis
(Printed name of Notary)

AFFIDAVIT OF SERVICE

State of Florida
County of Nassau

Code Enforcement Case Number: 2021-0229

I, George Wells, being first duly sworn, depose and state as follows:

1. That I am an employee of the City of Fernandina Beach, Code Enforcement.
2. That part of my duties include posting Notice of Violation/Notice of Hearing letters, and other correspondence; and
3. That on the 15th Day of June 2021, at 10:30 a.m. I posted the Notice of Violation/Notice of Hearing letter at the Peck Center, 516 S. 10th Street, Fernandina Beach, FL 32034 for **Case 2021-0229, 421 Division Street, Fernandina Beach, FL 32034.**

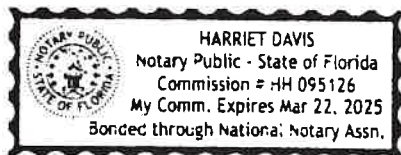
FURTHER AFFIANT SAYETH NAUGHT.

Signature: _____

George Wells
George Wells
(Printed name)

Subscribed and sworn to before me, a notary public in and for the State of Florida, this 15th day of June 2021.

(SEAL)



Signature: _____

Harriet Davis
Harriet Davis
(Printed name of Notary)

AFFIDAVIT OF SERVICE

State of Florida
County of Nassau

Code Enforcement Case Number: 2021-0229

I, Harriet Davis, being first duly sworn, depose and state as follows:

1. That I am an employee of the City of Fernandina Beach, Code Enforcement.
2. That part of my duties include posting Notice of Violation/Notice of Hearing letters, and other correspondence; and
3. That on the 15th Day of June 2021, at 11:55 a.m. I posted the Notice of Violation/Notice of Hearing letter at City Hall, 204 Ash Street, Fernandina Beach, FL 32034 for **Case 2021-0229, 421 Division Street, Fernandina Beach, FL 32034.**

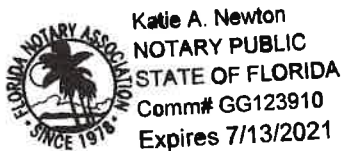
FURTHER AFFIANT SAYETH NAUGHT.

Signature: Harriet Davis
Harriet Davis
(Printed name)

Subscribed and sworn to before me, a notary public in and for the State of Florida, this 15th day of June 2021.

(SEAL)

Signature: Katie A Newton
Katie A Newton
(Printed name of Notary)





City of Fernandina Beach
Code Enforcement Department

Mr. George Wells
gwells@fbfl.org

CODE ENFORCEMENT & APPEALS BOARD
NOTICE OF VIOLATION/NOTICE OF HEARING

May 18, 2021

Case Number: CODE-2021-0229

Cert. #: 7020 0090 0001 9419 6493

IN THE MATTER OF:

Daylon Richo
421 Division Street
Fernandina Beach, FL 32034

PREMISES: 421 DIVISION ST FERNANDINA BEACH, FL 32034

The brief legal description of the real property upon which this violation occurred is: BLOCK 215
N29 FT OF C OF LOT 2 & S28 FT OF D OF LOT 2 IN OR 2008/118

The Code Enforcement office of the City of Fernandina Beach is notifying you of alleged violation(s)
of the City of Fernandina Beach Code of Ordinances and/or the City of Fernandina Beach Land
Development Code and contends that the following violation(s) exist:

42-173	Wrecked or inoperable motor vehicles on private property declared a nuisance and prohibited	
	The inoperable vehicle (pick-up truck) parked on the front dirt driveway needs the tires inflated.	By 5/28/2021

(These can be found on the City's website: www.fbfl.us/code).

If this office is not notified of compliance by you, this department will refer this matter to the Code
Enforcement & Appeals Board for legal action at the date and time listed below.

DATE: July 1, 2021

TIME: 5:30 PM

LOCATION: City Commission Chambers, 204 Ash St

YOU HAVE THE RIGHT to appear before the Board at that time to answer and defend the allegations that you have violated the above cited provision(s) of the Code of Ordinances/Land Development Code.

If the Board finds that you are in violation, they will consider all appropriate actions required to bring the property into compliance, which may include, but is not limited to the recovery of fees, fines which may be imposed for the duration of the non-compliance (NOT TO EXCEED \$250.00 per day, per violation), and in some cases demolition.

Please be advised that the Rules of the Code Enforcement & Appeals Board and the Code of Ordinances of the City of Fernandina Beach govern the procedures of the Board.

PLEASE GOVERN YOUR SELF ACCORDINGLY.

If you have any questions, please feel free to contact me (please see my attached business card for contact information).



George Wells

Code Enforcement Officer

Hearing impaired or non-English speaking individuals may request a language or sign interpreter at least (10) ten working days prior to this hearing. Please contact the City Clerk's office at (904) 310-3115.



City of Fernandina
204 Ash Street
Fernandina Beach, FL

RECEIVED

JUN 1 1 2021

CODE ENFORCEMENT
FERNANDINA BEACH, FLORIDA

CERTIFIED MAIL



7020 0090 0001 9419 6493

DAYLON RICHO
421 DIVISION STREET
FERNANDINA BEACH, FL 32034



ZIP 32034
011E11684667

Hasler
JUN 18 2021
US POSTAGE \$006.91

3460920238159130

32034-34252

NIXIE 322 DE 1 0006/08/21
RETURN TO SENDER
UNCLAIMED
UNABLE TO FORWARD
BC: 32034423004 *1738-00467-18-39

U.S. Postal ServiceTM
CERTIFIED MAIL[®] RECEIPT
Domestic Mail Only

For delivery information, visit our website at www.usps.com

OFFICIAL USE

Certified Mail Fee

8.55

Extra Services & Fees (check box, add fee as appropriate)

☒ Return Receipt (hardcopy)

\$ 2.85

☐ Return Receipt (electronic)

\$

☐ Certified Mail Restricted Delivery

\$

☐ Adult Signature Required

\$

☐ Adult Signature Restricted Delivery

\$

Postage

.51

Total Postage and Fees

6.91

Sent

DAYLON RICHO

421 DIVISION STREET

FERNANDINA BEACH, FL 32034

PS Form 3800, April 2010 PSN 7530-02-000-9000

7020 0090 0001 9419 6493

NOTICE OF VISIT
In Pursuit of Health, Safety & Quality of Community



CITY OF FERNANDINA BEACH
CODE ENFORCEMENT
316 South 10th Street, Suite 211
Fernandina Beach, FL 32034
(904) 310-3442
gwells@fbfl.city www.fbfl.us/c2de

Address: 421 Division St
Date: 5-6-21 Time: 2:00

THIS IS TO SERVE AS A WARNING THAT VIOLATIONS WERE OBSERVED OF THE FOLLOWING CITY ORDINANCE(S):

REASON FOR VISIT	CODE #
Only to Maintain Property	40-101
Excessive Accumulation of Materials	40-102
Regulate	40-103
Roof and Damage	40-104
Wrecked or Inoperable motor vehicles on private property declared a nuisance and prohibited - <u>Wrecked, inoperable, damaged vehicle is not current tag as of 5/6/21</u>	40-105
No Visible Address Numbers	40-106
Accessibility of Curbways and Service Driveways	40-107
Encroachments on the public Right-of-way prohibited without permit	40-108
Parking prohibited in specified places - Overnight Parking on public property (Right-of-way) for Buses, Trailers, RVs	40-109
Parking prohibited in specified places - All Vehicles parked on public property (Right-of-way) shall be correctly tagged and displayed on vehicle	40-110
Outside Storage	40-111
Motor Vehicle storage units (P/U) - Vehicle involved	40-112
Recreational Vehicle, Trailer, Trailer or Family Vehicle	40-113
Removal of signs in a public structure as a nuisance or hazard	40-114
Other:	

Please contact George Wells, Code Enforcement Officer at (904) 310-3442 or at gwells@fbfl.city, within 5 days of this notice to discuss compliance with the above listed items, or bring this property into compliance by 5-16-21. Failure to do so will result in an official written notice with a possible outcome of fines.

Comments: Pick up truck has flat tires parked on the driveway

Wells
Code Enforcement Officer

5-6-2021 12:50

https://open.fbfl.city/energov
EnerGov
File Edit View Favorites Tools Help

EnerGov Search

EnerGov Dashboard My

Upcoming Compliance (Code Mgmt)

My Assignments/Inspections (Inspection Mgmt)

Version: 2019 L4.15

Type here to search

Search

Search



Completed Date	Cash Number	Project Name	Main Address
5/6/2021	CODE-2021-0069		710 DIVISION ST
5/6/2021	CODE-2019-0227		113 N 10TH ST
5/6/2021	CODE-2021-0225		2707 SADDLER RD
5/6/2021	CODE-2021-0227		910 DIVISION ST
5/6/2021	CODE-2021-0228		518 DIVISION ST



City of Fernandina Beach
Code Enforcement Department

Mr. George Wells
gwells@fla.net

**CODE ENFORCEMENT & APPEALS BOARD
NOTICE OF VIOLATION/NOTICE OF HEARING**

June 15, 2021

PAID
10/15/21

Case Number: CODE-2021-0329

POSTED:

IN THE MATTER OF:

Daylon Richo
421 Division Street
Fernandina Beach, FL 32034

PREMISES: 421 DIVISION ST FERNANDINA BEACH, FL 32034

The brief legal description of the real property upon which this violation occurred is: BLOCK 215
N29 FT OF C OF LOT 2 & S28 FT OF D OF LOT 2 IN OR 2008/1118

The Code Enforcement office of the City of Fernandina Beach is notifying you of alleged violation(s)
of the City of Fernandina Beach Code of Ordinances and/or the City of Fernandina Beach Land
Development Code and contends that the following violation(s) exist:

- 42-173 **Wrecked or Inoperable motor vehicles on private property
declared a nuisance and prohibited**
The inoperable vehicle (pick-up truck) parked on the front By 6/25/2021
dirt driveway needs the tires inflated.

(These can be found on the City's website: www.fbi.us/code).

If this office is not notified of compliance by you, this department will refer this matter to the Code
Enforcement & Appeals Board for legal action at the date and time listed below.

DATE: July 1, 2021

TIME: 5:30 PM

LOCATION: City Commission Chambers, 204 Ash St

Mailing Address: 204 Ash Street • Fernandina Beach, FL 32034 • Physical Address: 310 S. 10th Street, Fernandina Beach, FL 32034
(904) 310-2440 • TDD/TTY 711 • www.fbi.us/code
Equal Opportunity Employer

4
2
1

6.15.2021

11:16









STAFF REPORT
Case 2021-0233
City of Fernandina Beach Code Enforcement & Appeals Board
July 1, 2021

Violation Information

Owner David Kelly Coonrod Jr.
2337 South Fletcher Ave.
Fernandina Beach, Florida 32034

Violation City of Fernandina Beach – Code of Ordinances, Section 42-119 Rubbish and Garbage (Accumulation) and Section 42-117 Exterior Structure (Maintenance).

Location: 2337 South Fletcher Ave., Fernandina Beach, Florida 32034

Summary and Background Information

May 13, 2021 – We received a complaint about this structure creating a nuisance due to the storage of old building materials stored under the rear deck creating a harborage for vermin. I inspected the property and confirmed the complaint. I also cited this property for being in violation of 42-117. I observed a privacy fence around the second story deck had rotten wood panels and missing planks.

May 12, 2021 – A certified NOV/NOH letter was mailed to the owner giving an additional (30) thirty days to correct the violations along with a date and time to appear before the CEAB if the violations have not been brought into compliance.

May 24, 2021 – We received the signed return receipt card from the post office from the certified letter with the owners' signature on it giving us proper service.

June 14, 2021 – I performed a NOV/NOH inspection which confirmed the property was still in violation of 42-117 and 42-119.

June 23, 2021 – A pre-agenda inspection was performed showing the property is still in violation of 42-119 and 42-119.

Conclusion.

The owner has received a notice of the violations of 42-117 and 42-119. We allowed sufficient time to start and abate these violations. The owner has not reached out to our department as of this date about correcting these violations.

Recommendation.

The City recommends a motion to be made to find the property in violation of Code of Ordinances, Section 42-119 Rubbish and Garbage (Accumulation) and Section 42-117 Exterior Structure (Maintenance) giving the respondent (30) thirty additional days to come into compliance by 08/01/21. The City recommends a motion to be made that all administration fees be paid by the Respondent and that a fine of \$ 50.00 per day per violation to begin on 08/02/2021 if not in compliance, along with filing a lien on this property on 09/16/2021.

Submitted by:

A handwritten signature in blue ink, appearing to read "George Wells". The signature is fluid and cursive, with the first name "George" and last name "Wells" clearly distinguishable.

George Wells
Code Enforcement Officer



CITY OF FERNANDINA BEACH

George Wells

Code Enforcement Department
(904) 310-3440

Code Enforcement Officer
(904) 310-3442

**ADMINISTRATIVE FEES INCURRED FROM
2337 South Fletcher Avenue
AS OF 7/01/2021
CODE CASE #2020-0233**

<u>STAFF PERSONNEL OR ITEMS</u>	# OF	PRICE OR	<u>TOTAL</u>
	UNITS OR	RATE PER	
	<u>HOURS</u>	<u>HOURLY</u>	
Michelle Forstrom, Code Enforcement Director	1	\$27.07	\$27.07
George Wells, Code Enforcement Officer	4	\$23.24	\$92.96
Katie Newton, Legal Assistant	1	\$25.87	\$25.87
Tammi Bach, City Attorney	0.5	\$72.29	\$36.15
Harriet Davis, Administrative Coordinator	2.5	\$19.29	\$48.23
Record Findings of Facts with the Clerk of Circuit Court of Nassau County	1	\$23.50	\$23.50
Certified letters mailed	2	\$6.90	\$13.80
First Class letters mailed	1	\$0.50	<u>\$0.50</u>

TOTAL ADMINISTRATIVE FEES DUE

\$268.07

****TOTAL AMOUNT DUE MUST BE PAID IN FULL TO CLOSE THIS CASE****



City of Fernandina Beach
Code Enforcement Department

Mr. George Wells
gwells@fbfl.org

CODE ENFORCEMENT & APPEALS BOARD
NOTICE OF VIOLATION/NOTICE OF HEARING

May 13, 2021

Case Number: CODE-2021-0233

Cert. #: 7020 0090 0001 9419 6264

IN THE MATTER OF:

David Kelly Coonrod, Jr.
2337 S. Fletcher Avenue
Fernandina Beach, FL 32034

PREMISES: 2337 S FLETCHER AV FERNANDINA BEACH, FL 32034

The brief legal description of the real property upon which this violation occurred is: LOT 54 EX 15 FT IN SW COR & PT LOT 48 IN OR 1907/761

The Code Enforcement office of the City of Fernandina Beach is notifying you of alleged violation(s) of the City of Fernandina Beach Code of Ordinances and/or the City of Fernandina Beach Land Development Code and contends that the following violation(s) exist:

42-119	Rubbish and Garbage (Accumulation)	
	Remove all rotten wood lumber and rotten wooden fencing that is decomposing under the rear 2nd floor deck. This wood is creating a nuisance that is creating a rodent and vermin harborage. All items remaining left in storage under the back deck must be stored as not to create a nuisance condition.	By 6/13/2021
42-117	Exterior Structure (Maintenance)	
	Repair and replace all rotten and missing wooden privacy fence panels that are installed around the 2nd floor rear deck. Pull all necessary building permits as required by the Building Department.	By 6/13/2021

(These can be found on the City's website: www.fbfl.us/code).

If this office is not notified of compliance by you, this department will refer this matter to the Code Enforcement & Appeals Board for legal action at the date and time listed below.

DATE: July 1, 2021

TIME: 5:30 PM

LOCATION: City Commission Chambers, 204 Ash St

YOU HAVE THE RIGHT to appear before the Board at that time to answer and defend the allegations that you have violated the above cited provision(s) of the Code of Ordinances/Land Development Code.

If the Board finds that you are in violation, they will consider all appropriate actions required to bring the property into compliance, which may include, but is not limited to the recovery of fees, fines which may be imposed for the duration of the non-compliance (NOT TO EXCEED \$250.00 per day, per violation), and in some cases demolition.

Please be advised that the Rules of the Code Enforcement & Appeals Board and the Code of Ordinances of the City of Fernandina Beach govern the procedures of the Board.

PLEASE GOVERN YOUR SELF ACCORDINGLY.

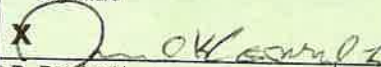
If you have any questions, please feel free to contact me (please see my attached business card for contact information).



George Wells

Code Enforcement Officer

Hearing impaired or non-English speaking individuals may request a language or sign interpreter at least (10) ten working days prior to this hearing. Please contact the City Clerk's office at (904) 310-3115.

SENDER: COMPLETE THIS SECTION		COMPLETE THIS SECTION ON DELIVERY	
- Complete items 1, 2, and 3. - Print your name and address on the reverse so that we can return the card to you. - Attach this card to the back of the mailpiece, or on the front if space permits.		A. Signature 	
1. Article Addressed to: DAVID KELLY COONROD, JR. 2337 S. FLETCHER AVENUE FERNANDINA BEACH, FL 32034		B. Received by (Printed Name) DAVID K COONROD	C. Date of Delivery 5/18/08
2. Article Number (Transfer from service label) 7020 0090 0001 9419 6264		D. Is delivery address different from item 1? If YES, enter delivery address below:	
 9590 9402 5816 0034 1940 09		3. Service Type ☐ Adult Signature ☐ Adult Signature Restricted Delivery ☒ Certified Mail® ☐ Certified Mail Restricted Delivery ☐ Collect on Delivery ☐ Collect on Delivery Restricted Delivery ☐ Mail ☐ Mail Restricted Delivery	
		☐ Priority Mail Express® ☐ Registered Mail™ ☐ Registered Mail Restricted Delivery ☐ Return Receipt for Merchandise ☐ Signature Confirmation™ ☐ Signature Confirmation Restricted Delivery	

PS Form 3811, July 2015 PSN 7530-02-000-9053

Domestic Return Receipt

Code Enforced

U.S. Postal Service™
CERTIFIED MAIL® RECEIPT
Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

OFFICIAL USE

Certified Mail Fee \$ **3.55**

Extra Services & Fees (check box, add fee as appropriate)

☒ Return Receipt (hardcopy) \$ **2.85**

☐ Return Receipt (electronic) \$

☐ Certified Mail Restricted Delivery \$

☐ Adult Signature Required \$

☐ Adult Signature Restricted Delivery \$

Postage \$ **.51**

Total Postage and Fees \$ **6.91**

Sent To

Street and City, State

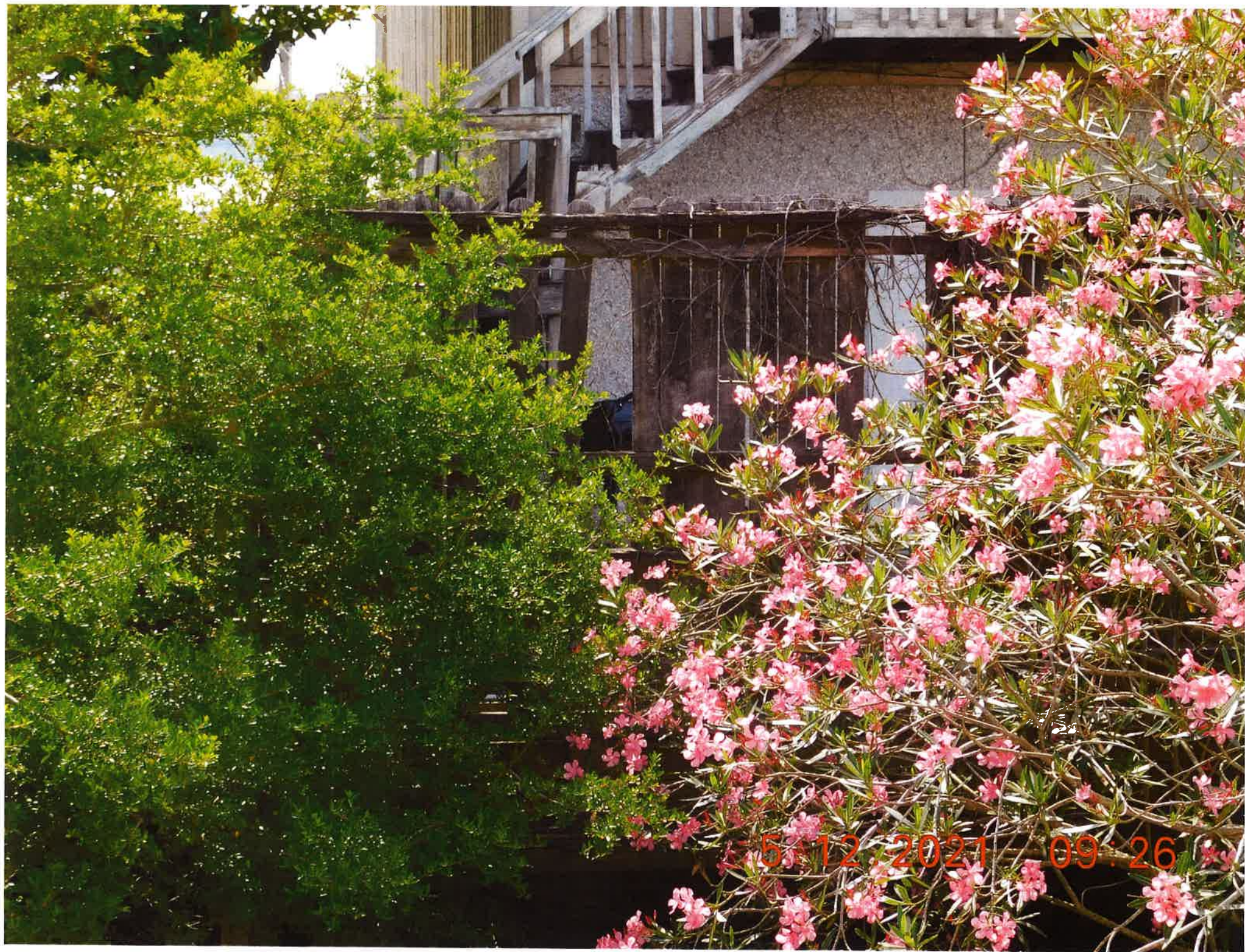
DAVID KELLY COONROD, JR.
2337 S. FLETCHER AVENUE
FERNANDINA BEACH, FL 32034

PS Form 3811, April 2013 PSN 7530-02-000-9057 See Reverse for Instructions

Postmark Here



5.12.2021 09:25



5/12/2021 09:26



