

**CODE ENFORCEMENT BOARD**  
**Wednesday, April 6, 2022 at 10:00 a.m.**  
*Intracoastal Room*  
*Palm Coast City Hall*  
**160 Lake Avenue, Palm Coast, Florida**

**BOARD MEMBERS PRESENT:** Dean Roberts, Gennaro Arcamone, Andrew Dodzik, Vincent Sullivan, Norman Mugford, Larry Pulos, Geraldine Wright

**BOARD COUNSEL PRESENT:** J. Giffin Chumley

**STAFF MEMBERS PRESENT:** Code Enforcement Manager Grossman, Code Compliance Supervisor Mendez, Code Enforcement Lead Officer Romeo, Code Enforcement Officers, Lott, MacDonald, Nunez, Paterno, Risch, Shelley, Code Enforcement Clerk Filipe, City Counsel Reischmann

- A. Call to Order and Pledge of Allegiance.**  
The meeting was called to order at 10:00 a.m. by Mr. Mugford, followed by the Pledge of Allegiance.
- B. Roll Call and Determination of Quorum.**  
Roll was called. A quorum was met with seven (7) members present.
- C. Approval of the March 2, 2022 Meeting Minutes**  
The Minutes were unanimously approved.
- D. Disclosure of Ex-Parte Communications.**  
None.
- E. Swearing in of Respondents and Staff**  
The respondents and staff who were present were sworn in by J. Giffin Chumley, Counsel for the Code Board.
- F. Withdrawn Cases**  
AI #5 CASE #2022010193 – 7 Rae Drive  
AI #6 CASE #2022010429 – 24 Raintree Place  
AI #10 CASE #2021120907 – 42 Boxwood Lane  
AI #15 CASE #2021090635 – 11 Rosecroft Lane  
AI #17 CASE #2021081162 – 13 Service Tree Place  
AI #20 CASE #2021100418 – 13 Ullman Court (B)  
AI #27 CASE #2021120695 – 26 Pickston Lane  
AI #36 CASE #2022010764 – 36 Rocking Horse Drive
- G. Continued Cases**  
AI #1 CASE #2022010169 – 7 Lewisdale Place  
AI #21 CASE #2021100390 – 35 Ulysses Trail  
AI #22 CASE #2021110155 – 35 Ulysses Trail

- 1. AI# 4\***  
CASE NO. 2021101404 JP  
*City of Palm Coast vs. Enid J Reddish*

*85 Zebulahs Trail*  
*(Palm Coast Code Section 24-159(a) Swale Maintenance)*

Code Enforcement Officer Paterno presented case history, paperwork and photos into evidence. The evidence was shown to the Respondent. Officer Paterno testified the property remains in violation. Staff recommends a Fine – Violation Order and Administrative Costs. Althea Flash, sister of Respondent, presented her side.

**Mr. Dodzik moved to find in this case that Respondent is in violation of City Code as charged; that Respondent correct the violation no later than thirty (30) days after this Order is entered in writing; that in the event Respondent does not comply with the Order, a fine in the amount of \$25.00 will be imposed for each and every day the violation continues past the aforesated date; that Respondent is further ordered to contact the Code Enforcement Officer to verify compliance with this Order. Respondent shall pay Administrative Costs to the City in the amount of \$69.00. Mr. Arcamone seconded the motion.**

**Roll was called:**

**Mr. Sullivan – Yes  
Ms. Wright – Yes  
Mr. Pulos – Yes  
Mr. Dodzik – Yes**

**Mr. Mugford - Yes  
Mr. Roberts - Yes  
Mr. Arcamone - Yes**

**Motion unanimously carried.**

**2. AI# 14**

**CASE NO. 2021100411 RECURRING** (4) AN

*City of Palm Coast vs. Elena Gorenburg*

**6 Rosecroft Lane (B)**

*(Palm Coast Code Section 44-33(b) Parking in Swale Between 1 AM & 6 AM)*

Code Enforcement Officer Nunez presented case history, paperwork and photos into evidence. The evidence was shown to the Respondent. Officer Nunez testified the property is in compliance. Staff recommends a No Fine Standing Order – Recurring Violation and Administrative Costs. Brodie Passenger, tenant, presented his side.

**Mr. Roberts moved to find in this case that Respondent was in violation of City Code as charged and failed to correct the violation by the time specified for correction by the Code Enforcement Officer; that the violation was corrected; that the violation recurred; that any violation of the same Code by Respondent within five (5) years of the date of the Order shall be treated as a repeat violation as defined by State Law for which a fine of up to \$5,000.00 per day may be imposed. Respondent shall pay Administrative Costs to the City in the amount of \$53.50. Mr. Dodzik seconded the motion.**

**Roll was called:**

**Mr. Sullivan – Yes  
Ms. Wright – Yes  
Mr. Pulos – Yes  
Mr. Dodzik – Yes**

**Mr. Mugford - Yes  
Mr. Roberts - Yes  
Mr. Arcamone - Yes**

**Motion unanimously carried.**

**3. AI# 25**

**CASE NO. 2021100755 RECURRING** (5) AN

*City of Palm Coast vs. Emmanuel & Maritza Gonzalez*

**3 Wood Arbor Lane**

*(Palm Coast Code Section 44-33(b) Parking in Swale Between 1 AM & 6 AM)*

Code Enforcement Officer Nunez presented case history, paperwork and photos into evidence. The evidence was shown to the Respondent. Officer Nunez testified the property is in compliance. Staff recommends a No Fine Standing Order – Recurring Violation and Administrative Costs. Emmanuel Gonzalez, Respondent, presented his side.

**Mr. Arcamone moved to find in this case that Respondent was in violation of City Code as charged and failed to correct the violation by the time specified for correction by the Code Enforcement Officer; that the violation was corrected; that the violation recurred; that any violation of the same Code by Respondent within five (5) years of the date of the Order shall be treated as a repeat violation as defined by State Law for which a fine of up to \$5,000.00 per day may be imposed. Respondent shall pay Administrative Costs to the City in the amount of \$53.50. Mr. Roberts seconded the motion.**

**Roll was called:**

**Mr. Sullivan – Yes**

**Ms. Wright – Yes**

**Mr. Pulos – Yes**

**Mr. Dodzik – Yes**

**Mr. Mugford - Yes**

**Mr. Roberts - Yes**

**Mr. Arcamone - Yes**

**Motion unanimously carried.**

**4. AI# 3**

**CASE NO. 2022010413** JP

*City of Palm Coast vs. Target Corporation T-2364 C/O Property Tax Department*

**5100 State Hwy 100 E**

*(Land Development Code 5.02.01 Streets & Safety)*

Code Enforcement Officer Paterno presented case history, paperwork and photos into evidence. The evidence was shown to the Respondent. Officer Paterno testified the property remains in violation. Code Compliance Supervisor Mendez also provided testimony. Staff recommends a Fine – Violation Order and Administrative Costs. Louis Corona, property manager, presented his side.

**Mr. Dodzik moved to find in this case that Respondent is in violation of City Code as charged; that Respondent correct the violation no later than one (1) day after this Order is entered in writing; that in the event Respondent does not comply with the Order, a fine in the amount of \$250.00 will be imposed for each and every day the violation continues past the aforesated date; that Respondent is further ordered to contact the Code Enforcement Officer to verify compliance with this Order. Respondent shall pay Administrative Costs to the City in the amount of \$69.00. Mr. Arcamone seconded the motion.**

**Roll was called:**

**Mr. Sullivan – No**  
**Ms. Wright – Yes**  
**Mr. Pulos – No**  
**Mr. Dodzik – Yes**

**Mr. Mugford - Yes**  
**Mr. Roberts - Yes**  
**Mr. Arcamone - Yes**

**Motion carried 5/2.**

**5. AI# 18**

**CASE NO. 2021100410 REPEAT** (2) AN  
*City of Palm Coast vs. Kelsie Reiter Life Estate*  
**27 Slowdrift Turn**  
*(Palm Coast Code Section 44-34(f) Improper Parking)*

Code Enforcement Officer Nunez presented case history, paperwork and photos into evidence. The evidence was shown to the Respondent. Officer Nunez testified the property is in compliance. Staff recommends a fine for the period of non-compliance and Administrative Costs. Kelsey Reiter, Respondent, presented her side.

**Mr. Sullivan moved to find in this case that Respondent was in repeat violation of City Code as charged based on the Board’s prior Order entered against the same Respondent for the same violation; that Respondent brought the property into compliance on October 22, 2021; that a \$150.00 per day fine is imposed for the period of non-compliance on October 8, 2021 and October 15, 2021; totaling \$300.00. Respondent shall pay Administrative Costs to the City in the amount of \$70.00. Mr. Roberts seconded the motion.**

**Roll was called:**

**Mr. Sullivan – Yes**  
**Ms. Wright – Yes**  
**Mr. Pulos – Yes**  
**Mr. Dodzik – Yes**

**Mr. Mugford - Yes**  
**Mr. Roberts - Yes**  
**Mr. Arcamone - Yes**

**Motion unanimously carried.**

**6. AI# 32 \*\***

**CASE NO. 2021080730 MASSEY** BS  
*City of Palm Coast vs. LBS Construction Services Inc*  
**14 Fanwood Court**  
*(Palm Coast Code Section 24-205(g) Illicit Discharge)*

Code Enforcement Officer Shelley presented case history, paperwork and photos into evidence. The Respondent was not present. Officer Shelley testified the property remains in violation. Staff recommends a fine for the period of non-compliance and Administrative Costs.

**Mr. Roberts moved to find in this case that Respondent was in violation of City Code as charged; that Respondent failed to correct the violation by the time specified for correction by the Code Enforcement Board in the Board’s Order entered into evidence in this case; that Respondent has not brought the property into compliance; that a \$100.00 per day fine is imposed for the period of non-compliance from January 10, 2022 to April 5, 2022; totaling \$8,600.00 and that a fine of \$100.00 per day shall continue to run until the property is brought into compliance and an Affidavit of Compliance has been filed by the Code Enforcement Officer. Respondent is further ordered to contact the Code Enforcement Officer to verify compliance with this Order. Respondent shall pay Administrative Costs to the City in the amount of \$69.50. Mr. Arcamone seconded the motion.**

**Roll was called:**

**Mr. Sullivan – Yes  
Ms. Wright – Yes  
Mr. Pulos – Yes  
Mr. Dodzik – Yes**

**Mr. Mugford - Yes  
Mr. Roberts - Yes  
Mr. Arcamone - Yes**

**Motion unanimously carried.**

**\*\* (Orders for AI# 32 & AI# 33 amended)**

**7. AI# 33 \*\***

**CASE NO. 2021080737**                      BS  
*City of Palm Coast vs. John & Angela Whalen*  
**14 Fanwood Court**  
*(Palm Coast Code Section 24-205(g) Illicit Discharge)*

Code Enforcement Officer Shelley presented case history, paperwork and photos into evidence. The evidence was shown to the Respondent. Officer Shelley testified the property remains in violation. Staff recommends a Fine – Violation Order and Administrative Costs. Frank Whalen, son of Respondent, presented his side.

**Mr. Dodzik moved to find in this case that Respondent is in violation of City Code as charged; that Respondent correct the violation no later than sixty (60) days after this Order is entered in writing; that in the event Respondent does not comply with the Order a fine in the amount of \$100.00 will be imposed for each and every day the violation continues past the aforesated date; that Respondent is further ordered to contact the Code Enforcement Officer to verify compliance with this Order.**

**Roll was called:**

**Mr. Sullivan – Yes  
Ms. Wright – Yes  
Mr. Pulos – Yes  
Mr. Dodzik – Yes**

**Mr. Mugford - Yes  
Mr. Roberts - Yes  
Mr. Arcamone - Yes**

**Motion unanimously carried.**

**8. AI# 9**

**CASE NO. 2022010145 RECURRING** (3) RL

*City of Palm Coast vs. Charles D & Shirley A Lucas*

**71 Belvedere Lane**

*(Palm Coast Code Section 44-34(c) Parking of Commercial Veh./ Trailer in Residential District)*

Code Enforcement Officer Lott presented case history, paperwork and photos into evidence. The evidence was shown to the Respondent. Officer Lott testified the property is in compliance. Staff recommends a No Fine Standing Order – Recurring Violation and Administrative Costs. Shirley Lucas, Respondent, presented her side.

**Mr. Roberts moved to find in this case that Respondent was in violation of City Code as charged and failed to correct the violation by the time specified for correction by the Code Enforcement Officer; that the violation was corrected; that the violation recurred; that any violation of the same Code by Respondent within five (5) years of the date of the Order shall be treated as a repeat violation as defined by State Law for which a fine of up to \$5,000.00 per day may be imposed. Respondent shall pay Administrative Costs to the City in the amount of \$53.50. Mr. Sullivan seconded the motion.**

**Roll was called:**

**Mr. Sullivan – Yes**

**Ms. Wright – Yes**

**Mr. Pulos – Yes**

**Mr. Dodzik – Yes**

**Mr. Mugford - Yes**

**Mr. Roberts - Yes**

**Mr. Arcamone - Yes**

**Motion unanimously carried.**

**9. AI# 28**

**CASE NO. 2021120375 RECURRING** (1) BR

*City of Palm Coast vs. Eric Hamler*

**97 Pine Circle Drive**

*(Palm Coast Code Section 44-34(c) Parking of Commercial Veh./ Trailer in Residential District)*

Code Enforcement Lead Officer Romeo presented case history, paperwork and photos into evidence. The evidence was shown to the Respondent. Lead Officer Romeo testified the property is in compliance. Staff recommends a No Fine Standing Order – Recurring Violation and Administrative Costs. Eric Hamler, Respondent, presented his side.

**Mr. Roberts moved to find in this case that Respondent was in violation of City Code as charged and failed to correct the violation by the time specified for correction by the Code Enforcement Officer; that the violation was corrected; that the violation recurred; that any violation of the same Code by Respondent within five (5) years of the date of the Order shall be treated as a repeat violation as defined by State Law for which a fine of up to \$5,000.00 per day may be imposed.**

**Respondent shall pay Administrative Costs to the City in the amount of \$53.50. Mr. Arcamone seconded the motion.**

**Roll was called:**

**Mr. Sullivan – Yes  
Ms. Wright – Yes  
Mr. Pulos – Yes  
Mr. Dodzik – Yes**

**Mr. Mugford - Yes  
Mr. Roberts - Yes  
Mr. Arcamone - Yes**

**Motion unanimously carried.**

**10. AI# 8\***

**CASE NO. 2022010175 RECURRING (4) CR**

*City of Palm Coast vs. Maxim Budnik*

**3 Wavecrest Place**

*(Palm Coast Code Section 44-34(c) Parking of Commercial Veh./ Trailer in Residential District)*

Code Enforcement Officer Risch presented case history, paperwork and photos into evidence. The evidence was shown to the Respondent. Officer Risch testified the property is in compliance. Staff recommends a No Fine Standing Order – Recurring Violation and Administrative Costs. Maxim Budnik, Respondent, presented his side.

**Mr. Sullivan moved to find in this case that Respondent was in violation of City Code as charged and failed to correct the violation by the time specified for correction by the Code Enforcement Officer; that the violation was corrected; that the violation recurred; that any violation of the same Code by Respondent within five (5) years of the date of the Order shall be treated as a repeat violation as defined by State Law for which a fine of up to \$5,000.00 per day may be imposed. Respondent shall pay Administrative Costs to the City in the amount of \$53.50. Mr. Roberts seconded the motion.**

**Roll was called:**

**Mr. Sullivan – Yes  
Ms. Wright – Yes  
Mr. Pulos – Yes  
Mr. Dodzik – Yes**

**Mr. Mugford - Yes  
Mr. Roberts - Yes  
Mr. Arcamone - Yes**

**Motion unanimously carried.**

**11. AI# 12**

**CASE NO. 2022010044 RECURRING (1) RL**

*City of Palm Coast vs. Dale C Galvin*

**4 Rocking Horse Drive**

*(Palm Coast Code Section 44-34(c) Parking of Commercial Veh./ Trailer in Residential District)*

Code Enforcement Officer Lott presented case history, paperwork and photos into evidence. The evidence was shown to the Respondent. Officer Lott testified the property remains in violation. Staff recommends a Fine – Violation Order and Administrative Costs. Dale Galvin, Respondent, presented his side.

**Mr. Roberts moved to find in this case that Respondent is in violation of City Code as charged; that Respondent correct the violation no later than seven (7) days after this Order is entered in writing; that in the event Respondent does not comply with the Order, a fine in the amount of \$50.00 will be imposed for each and every day the violation continues past the aforesated date; that Respondent is further ordered to contact the Code Enforcement Officer to verify compliance with this Order. Respondent shall pay Administrative Costs to the City in the amount of \$69.00. Mr. Sullivan seconded the motion.**

**Roll was called:**

**Mr. Sullivan – Yes  
Ms. Wright – Yes  
Mr. Pulos – Yes  
Mr. Dodzik – Yes**

**Mr. Mugford - Yes  
Mr. Roberts - Yes  
Mr. Arcamone - Yes**

**Motion unanimously carried.**

Mr. Roberts was not present for the remainder of the meeting.

**12. AI# 2**

**CASE NO. 2021121157**

BMD

*City of Palm Coast vs. Doreen M & Steven W Brown Life Estate*

**40 Riverview Drive**

*(Palm Coast Code Section 44-34(c) Parking of Commercial Veh./ Trailer in Residential District)*

Code Enforcement Officer MacDonald presented case history, paperwork and photos into evidence. The Respondent was not present. Officer MacDonald testified the property is in compliance. Staff recommends a No Fine Standing Order and Administrative Costs.

**Mr. Arcamone moved to find in this case that Respondent was in violation of City Code as charged and failed to correct the violation by the time specified for correction by the Code Enforcement Officer; that the violation is now corrected; that any violation of the same Code by Respondent within five (5) years of the date of the Order shall be treated as a repeat violation as defined by State Law for which a fine of up to \$5,000.00 per day may be imposed. Respondent shall pay Administrative Costs to the City in the amount of \$53.50. Mr. Dodzik seconded the motion.**

**Roll was called:**

**Mr. Sullivan – Yes  
Ms. Wright – Yes  
Mr. Pulos – Yes**

**Mr. Mugford - Yes  
Mr. Roberts - Not Present  
Mr. Arcamone - Yes**



**Mr. Dodzik – Yes**

**Motion unanimously carried.**

**13. AI# 7**

**CASE NO. 2021120766** CR  
*City of Palm Coast vs. Alessandra Monittola*  
**7 Warren Place**  
*(Palm Coast Code Section 17-39(a) Residential Rental Program)*

Code Enforcement Officer Risch presented case history, paperwork and photos into evidence. The Respondent was not present. Officer Risch testified the property remains in violation. Staff recommends a Fine – Violation Order and Administrative Costs.

**Mr. Sullivan moved to find in this case that Respondent is in violation of City Code as charged; that Respondent correct the violation no later than three (3) days after this Order is entered in writing; that in the event Respondent does not comply with the Order, a fine in the amount of \$25.00 will be imposed for each and every day the violation continues past the aforesated date. Respondent is further ordered to contact the Code Enforcement Officer to verify compliance with this Order. Respondent shall pay Administrative Costs to the City in the amount of \$69.00. Mr. Mugford seconded the motion.**

**Roll was called:**

**Mr. Sullivan – Yes**  
**Ms. Wright – Yes**  
**Mr. Pulos – Yes**  
**Mr. Dodzik – Yes**

**Mr. Mugford - Yes**  
**Mr. Roberts - Not Present**  
**Mr. Arcamone - Yes**

**Motion unanimously carried.**

**14. AI# 11**

**CASE NO. 2021120748** RL  
*City of Palm Coast vs. Marsha Wiggam*  
**150 Brookside Lane**  
*(Palm Coast Code Section 35-76(d)(2) Nuisance - Accumulations)*

Code Enforcement Officer Lott presented case history, paperwork and photos into evidence. The Respondent was not present. Officer Lott testified the property is in compliance. Staff recommends a No Fine Standing Order and Administrative Costs.

**Mr. Dodzik moved to find in this case that Respondent was in violation of City Code as charged and failed to correct the violation by the time specified for correction by the Code Enforcement Officer; that the violation is now corrected; that any violation of the same Code by Respondent within five (5) years of the date of the Order shall be treated as a repeat violation as defined by**

State Law for which a fine of up to \$5,000.00 per day may be imposed. Respondent shall pay Administrative Costs to the City in the amount of \$53.50. Mr. Arcamone seconded the motion.

Roll was called:

Mr. Sullivan – Yes  
Ms. Wright – Yes  
Mr. Pulos – Yes  
Mr. Dodzik – Yes

Mr. Mugford - Yes  
Mr. Roberts - Not Present  
Mr. Arcamone - Yes

Motion unanimously carried.

**15. AI# 13**

**CASE NO. 2021100412 RECURRING** (4) AN

*City of Palm Coast vs. Morne Heymans*

**19 Rosecroft Lane**

*(Palm Coast Code Section 44-33(b) Parking in Swale Between 1 AM & 6 AM)*

Code Enforcement Officer Nunez presented case history, paperwork and photos into evidence. The Respondent was not present. Officer Nunez testified the property is in compliance. Staff recommends a No Fine Standing Order – Recurring Violation and Administrative Costs.

**Mr. Sullivan moved to find in this case that Respondent was in violation of City Code as charged and failed to correct the violation by the time specified for correction by the Code Enforcement Officer; that the violation was corrected; that the violation recurred; that any violation of the same Code by Respondent within five (5) years of the date of the Order shall be treated as a repeat violation as defined by State Law for which a fine of up to \$5,000.00 per day may be imposed. Respondent shall pay Administrative Costs to the City in the amount of \$53.50. Mr. Arcamone seconded the motion.**

Roll was called:

Mr. Sullivan – Yes  
Ms. Wright – Yes  
Mr. Pulos – Yes  
Mr. Dodzik – Yes

Mr. Mugford - Yes  
Mr. Roberts - Not Present  
Mr. Arcamone - Yes

Motion unanimously carried.

**16. AI# 16\***

**CASE NO. 2021091249 REPEAT** (1) AN

*City of Palm Coast vs. Marc Sammelman*

**25 Seattle Trail**

*(Palm Coast Code Section 44-34(d)(2) Parking Boat/ Trailer/ RV)*

Code Enforcement Officer Nunez presented case history, paperwork and photos into evidence. The Respondent was not present. Officer Nunez testified the property is in compliance. Staff recommends a fine for the period of non-compliance and Administrative Costs.

**Mr. Sullivan moved to find in this case that Respondent was in repeat violation of City Code as charged based on the Board’s prior Order entered against the same Respondent for the same violation; that Respondent brought the property into compliance on November 15, 2021; that a \$25.00 per day fine is imposed for the period of non-compliance between September 25, 2021 and October 11, 2021; totaling \$400.00. Respondent shall pay Administrative Costs to the City in the amount of \$69.50. Mr. Dodzik seconded the motion.**

**Roll was called:**

**Mr. Sullivan – Yes  
Ms. Wright – Yes  
Mr. Pulos – Yes  
Mr. Dodzik – Yes**

**Mr. Mugford - Yes  
Mr. Roberts - Not Present  
Mr. Arcamone - Yes**

**Motion unanimously carried.**

**17. AI# 19**

**CASE NO. 2021100531 REPEAT (7) AN**  
*City of Palm Coast vs. Toni Spencer*  
**8 Squirrel Place**  
*(Palm Coast Code Section 44-34(i) Parking In Median)*

Code Enforcement Officer Nunez presented case history, paperwork and photos into evidence. The Respondent was not present. Officer Nunez testified the property is in compliance. Staff recommends a fine for the period of non-compliance and Administrative Costs.

**Mr. Arcamone moved to find in this case that Respondent was in repeat violation of City Code as charged based on the Board’s prior Order entered against the same Respondent for the same violation; that Respondent brought the property into compliance on January 4, 2022; that a \$1,050.00 per day fine is imposed for the period of non-compliance between October 11, 2021 and January 3, 2022; totaling \$89,250.00. Respondent shall pay Administrative Costs to the City in the amount of \$72.50. Mr. Sullivan seconded the motion.**

**Roll was called:**

**Mr. Sullivan – Yes  
Ms. Wright – Yes  
Mr. Pulos – Yes  
Mr. Dodzik – Yes**

**Mr. Mugford - Yes  
Mr. Roberts - Not Present  
Mr. Arcamone - Yes**

**Motion unanimously carried.**

**18. AI# 23**

**CASE NO. 2021100419**

AN

*City of Palm Coast vs. Eugene & Stacey Knight*

**75 Ulysses Trail**

*(Palm Coast Code Section 44-33(b) Parking in Swale Between 1 AM & 6 AM)*

Code Enforcement Officer Nunez presented case history, paperwork and photos into evidence. The Respondent was not present. Officer Nunez testified the property is in compliance. Staff recommends a No Fine Standing Order and Administrative Costs.

**Mr. Sullivan moved to find in this case that Respondent was in violation of City Code as charged and failed to correct the violation by the time specified for correction by the Code Enforcement Officer; that the violation is now corrected; that any violation of the same Code by Respondent within five (5) years of the date of the Order shall be treated as a repeat violation as defined by State Law for which a fine of up to \$5,000.00 per day may be imposed. Respondent shall pay Administrative Costs to the City in the amount of \$53.50. Mr. Dodzik seconded the motion.**

**Roll was called:**

**Mr. Sullivan – Yes**

**Ms. Wright – Yes**

**Mr. Pulos – Yes**

**Mr. Dodzik – Yes**

**Mr. Mugford - Yes**

**Mr. Roberts - Not Present**

**Mr. Arcamone - Yes**

**Motion unanimously carried.**

**19. AI# 24**

**CASE NO. 2021090023**

AN

*City of Palm Coast vs. Maria E & Michael A London*

**44 Utah Place**

*(Palm Coast Code Section 15-1(FBC[A]105.1) No Permit)*

Code Enforcement Officer Nunez presented case history, paperwork and photos into evidence. The Respondent was not present. Officer Nunez testified the property remains in violation. Staff recommends a Fine – Violation Order and Administrative Costs.

**Mr. Sullivan moved to find in this case that Respondent is in violation of City Code as charged; that Respondent correct the violation no later than five (5) days after this Order is entered in writing; that in the event the Respondent does not comply with the Order, a fine in the amount of \$50.00 will be imposed for each and every day the violation continues past the aforesated date; that Respondent is further ordered to contact the Code Enforcement Officer to verify compliance with this Order. Respondent shall pay Administrative Costs to the City in the amount of \$69.00. Mr. Arcamone seconded the motion.**

**Roll was called:**

**Mr. Sullivan – Yes**

**Mr. Mugford - Yes**

Ms. Wright – Yes  
Mr. Pulos – Yes  
Mr. Dodzik – Yes

Mr. Roberts - Not Present  
Mr. Arcamone - Yes

**Motion unanimously carried.**

**20. AI# 26**

**CASE NO. 2022010466 REPEAT (6) BR**  
*City of Palm Coast vs. Carlton B Bennett*  
**54 Pheasant Drive**  
*(Palm Coast Code Section 44-34(c) Parking of Commercial Veh./ Trailer in Residential District)*

Code Enforcement Lead Officer Romeo presented case history, paperwork and photos into evidence. The Respondent was not present. Lead Officer Romeo testified the property is in compliance. Staff recommends a fine for the period of non-compliance and Administrative Costs.

**Mr. Dodzik moved to find in this case that Respondent was in repeat violation of City Code as charged based on the Board’s prior Order entered against the same Respondent for the same violation; that Respondent brought the property into compliance on January 19, 2022; that a \$850.00 per day fine is imposed for the period of non-compliance from January 11, 2021 to January 18, 2021; totaling \$7,200.00. Respondent shall pay Administrative Costs to the City in the amount of \$72.00. Mr. Arcamone seconded the motion.**

**Roll was called:**

Mr. Sullivan – Yes  
Ms. Wright – Yes  
Mr. Pulos – Yes  
Mr. Dodzik – Yes

Mr. Mugford - Yes  
Mr. Roberts - Not Present  
Mr. Arcamone - Yes

**Motion unanimously carried.**

**21. AI# 29**

**CASE NO. 2021070673 MASSEY BR**  
*City of Palm Coast vs. Renard Kenneth & Gayle Harrison*  
**21 Prairie Lane**  
*(Palm Coast Code Section 41-11(a) Trash Containers)*

Code Enforcement Lead Officer Romeo presented case history, paperwork and photos into evidence. The Respondent was not present. Lead Officer Romeo testified the property remains in violation. Staff recommends a fine for the period of non-compliance and Administrative Costs.

**Mr. Sullivan moved to find in this case that Respondent was in violation of City Code as charged; that Respondent failed to correct the violation by the time specified for correction by the Code Enforcement Board in the Board’s prior Order entered into evidence in this case; that Respondent has not brought the property into compliance; that a \$25.00 per day fine is imposed for the period**

of non-compliance from January 8, 2022 to April 5, 2022 totaling \$1,950.00; and that a fine of \$25.00 per day shall continue to run until the property is brought into compliance and an Affidavit of Compliance has been filed by the Code Enforcement Officer. Respondent is further ordered to contact the Code Enforcement Officer to verify compliance with this Order. Respondent shall pay Administrative Costs to the City in the amount of \$69.50. Mr. Arcamone seconded the motion.

Roll was called:

Mr. Sullivan – Yes  
Ms. Wright – Yes  
Mr. Pulos – Yes  
Mr. Dodzik – Yes

Mr. Mugford - Yes  
Mr. Roberts - Not Present  
Mr. Arcamone - Yes

Motion unanimously carried.

**22. AI# 30**

**CASE NO. 2021121160** BR  
*City of Palm Coast vs. Lucjan Timofiejczyk*  
**12 Prince Kaarel Lane**  
*(Palm Coast Code Section 44-34(f) Improper Parking*

Code Enforcement Lead Officer Romeo presented case history, paperwork and photos into evidence. The Respondent was not present. Lead Officer Romeo testified the property is in compliance. Staff recommends a No Fine Standing Order and Administrative Costs.

**Mr. Dodzik moved to find in this case that Respondent was in violation of City Code as charged and failed to correct the violation by the time specified for correction by the Code Enforcement Officer; that the violation is now corrected; that any violation of the same Code by Respondent within five (5) years of the date of the Order shall be treated as a repeat violation as defined by State Law for which a fine of up to \$5,000.00 per day may be imposed. Respondent shall pay Administrative Costs to the City in the amount of \$53.50. Mr. Sullivan seconded the motion.**

Roll was called:

Mr. Sullivan – Yes  
Ms. Wright – Yes  
Mr. Pulos – Yes  
Mr. Dodzik – Yes

Mr. Mugford - Yes  
Mr. Roberts - Not Present  
Mr. Arcamone - Yes

Motion unanimously carried.

**23. AI# 31**

**CASE NO. 2021090200 MASSEY** BR  
*City of Palm Coast vs. Harris & Lillie Mae Jones*  
**5 Pritchard Drive**

*(Palm Coast Code Section 35-76(d)(2) Nuisance - Accumulations)*

Code Enforcement Lead Officer Romeo presented case history, paperwork and photos into evidence. The Respondent was not present. Lead Officer Romeo testified the property is in compliance. Staff recommends a fine for the period of non-compliance and Administrative Costs.

**Mr. Sullivan moved to find in this case that Respondent was in violation of City Code as charged; that Respondent failed to correct the violation by the time specified for correction by the Code Enforcement Board in the Board's Order entered into evidence in this case; that Respondent brought the property into compliance on February 24, 2022; that a \$25.00 per day fine is imposed for the period of non-compliance from January 18, 2022 to February 23, 2022; totaling \$925.00. Respondent shall pay Administrative Costs to the City in the amount of \$69.50. Mr. Dodzik seconded the motion.**

**Roll was called:**

**Mr. Sullivan – Yes  
Ms. Wright – Yes  
Mr. Pulos – Yes  
Mr. Dodzik – Yes**

**Mr. Mugford - Yes  
Mr. Roberts - Not Present  
Mr. Arcamone - Yes**

**Motion unanimously carried.**

**24. AI# 34**

**CASE NO. 2022010451 REPEAT (1) BS**  
*City of Palm Coast vs. Elizabeth L Jacob*  
**44 Flamingo Drive**  
*(Palm Coast Code Section 15-108(h) Inoperable Vehicle)*

Code Enforcement Officer Shelley presented case history, paperwork and photos into evidence. The Respondent was not present. Officer Shelley testified the property is in compliance. Staff recommends a fine for the period of non-compliance and Administrative Costs.

**Mr. Arcamone moved to find in this case that Respondent was in repeat violation of City Code as charged based on the Board's prior Order entered against the same Respondent for the same violation; that Respondent brought the property into compliance on January 12, 2022; that a \$100.00 per day fine is imposed for the period of non-compliance on January 11, 2022. Respondent shall pay Administrative Costs to the City in the amount of \$69.50. Mr. Sullivan seconded the motion.**

**Roll was called:**

**Mr. Sullivan – Yes  
Ms. Wright – Yes  
Mr. Pulos – Yes  
Mr. Dodzik – Yes**

**Mr. Mugford - Yes  
Mr. Roberts - Not Present  
Mr. Arcamone - Yes**

**Motion unanimously carried.**

**25. AI# 35**

**CASE NO. 2022011024 RECURRING** (2) BS

*City of Palm Coast vs. Ryan & Amanda Tietjen*

**36 Forest Grove Drive**

*(Palm Coast Code Section 44-34(c) Parking of Commercial Veh./ Trailer in Residential District)*

Code Enforcement Officer Shelley presented case history, paperwork and photos into evidence. The Respondent was not present. Officer Shelley testified the property is in compliance. Staff recommends a No Fine Standing Order – Recurring Violation and Administrative Costs.

**Mr. Dodzik moved to find in this case that Respondent was in violation of City Code as charged and failed to correct the violation by the time specified for correction by the Code Enforcement Officer; that the violation was corrected; that the violation recurred; that any violation of the same Code by Respondent within five (5) years of the date of the Order shall be treated as a repeat violation as defined by State Law for which a fine of up to \$5,000.00 per day may be imposed. Respondent shall pay Administrative Costs to the City in the amount of \$53.50. Mr. Arcamone seconded the motion.**

**Roll was called:**

**Mr. Sullivan – Yes**

**Ms. Wright – Yes**

**Mr. Pulos – Yes**

**Mr. Dodzik – Yes**

**Mr. Mugford - Yes**

**Mr. Roberts - Not Present**

**Mr. Arcamone - Yes**

**Motion unanimously carried.**

**26. AI# 37**

**CASE NO. 2021120231** BS

*City of Palm Coast vs. Silvanisa De Araujo Rodrigues*

**36 Russo Drive**

*(Palm Coast Code Section 17-39(a) Residential Rental Program)*

Code Enforcement Officer Shelley presented case history, paperwork and photos into evidence. The Respondent was not present. Officer Shelley testified the property remains in violation. Staff recommends a Fine – Violation Order and Administrative Costs.

**Mr. Sullivan moved to find in this case that Respondent is in violation of City Code as charged; that Respondent correct the violation no later than five (5) days after this Order is entered in writing; that in the event the Respondent does not comply with the Order; a fine in the amount of \$25.00 will be imposed for each and every day the violation continues past the aforesated date. Respondent is further ordered to contact the Code Enforcement Officer to verify compliance with this Order. Respondent shall pay Administrative Costs to the City in the amount of \$69.00. Mr. Arcamone seconded the motion.**



**Roll was called:**

**Mr. Sullivan – Yes**  
**Ms. Wright – Yes**  
**Mr. Pulos – Yes**  
**Mr. Dodzik – Yes**

**Mr. Mugford - Yes**  
**Mr. Roberts - Not Present**  
**Mr. Arcamone - Yes**

**Motion unanimously carried.**

**OLD BUSINESS:**

None to report.

**NEW BUSINESS:**

**ANNOUNCEMENT OF NEXT MEETING:**

The next meeting of the Code Enforcement Board will be held on May 4, 2022 at 10:00 am.

**ADJOURNMENT:**

There being no further business, the meeting was adjourned at 12:05 p.m.

**Respectfully submitted,**

***Yvonne Robinson***

**Yvonne Robinson**  
**Secretary to the Board**

*In accordance with the Americans with Disabilities Act, persons needing assistance to participate in any of these proceedings should contact Human Resources, at 386-986-3720 at least 48 hours prior to the meeting or visit Palm Coast City Offices, 160 Lake Avenue, Palm Coast, FL 32164. If any person decides to appeal a decision made by the Code Enforcement Board with respect to any matter considered at such meeting or hearing, he/she will need a record of the proceedings including all testimony and evidence upon which the appeal is to be based. To that end, such person will want to ensure that a verbatim record of the proceedings is made. The City of Palm Coast is not responsible for any mechanical failure of recording equipment.*

*All pagers and cell phones are to remain OFF while the Code Enforcement Board hearing is in session.*