



Revised

A G E N D A CODE ENFORCEMENT BOARD

Wednesday, May 3, 2023, at 10:00 a.m.
Palm Coast City Hall – Intracoastal Meeting Room
160 Lake Avenue, Palm Coast, Florida

- A. Call to Order and Pledge of Allegiance.**
- B. Roll Call and Determination of Quorum.**
- C. Approval of the April 05, 2023 Meeting Minutes.**
- D. Disclosure of Ex-Parte Communications.**
- E. Swearing-in of Staff and Respondents.**
- F. Withdrawn Cases:**

AI #2 CASE #2022101450 – 31 Birchbark Lane
AI #6 CASE #2023011020 – 71 Kashmir Trail
AI #9 CASE #2022120626 – 9 Ramble Way
AI #21 CASE #2023020216 – 19 White Haven Lane
AI #22 CASE #2022120927 – 7 Wood Ash Lane
AI #23 CASE #2023021375 – 56 Wood Center Lane
AI #25 CASE #2023010183 – 41 Botany Lane
AI #26 CASE #2023030939 – 4 Cherry Court
AI #27 CASE #2023030978 – 4 Cherry Court
AI #35 CASE #2022111288 – 14 Plum Tree Place

- G. Continued Cases:**

AI #12 CASE #2022081885 – 14 Ryecroft Lane

AI# 1

CASE NO. 2022101127 RECURRING (1) MG
*City of Palm Coast vs. Eleonora Callahan & Christopher Callahan/ Breath Easy
Air Duct Cleaning LLC
8 Eastvue Place
(Palm Coast Code Section 16-38 No Local Business Tax Receipt)*

AI# 2

CASE NO. 2022101450 WITHDRAWN BMD
City of Palm Coast vs. Timothy A & Kathleen D Alcorn
31 Birchbark Lane
(Palm Coast Code Section 15-1(FBC[A]105.1) No Permit)

AI# 3

CASE NO. 2023020688 REPEAT (1) BMD
City of Palm Coast vs. Edward C & Danielle R Thompson
151 Bird Of Paradise Drive
(Palm Coast Code Section 44-34(c) Parking of Commercial Veh./ Trailer in Residential District)

AI# 4

CASE NO. 2022081525 MASSEY BMD
City of Palm Coast vs. Christopher Edward & Lynn Dorothy Schroeder
8 Lewisdale Lane
(Palm Coast Code Section 15-1(FBC[A]105.1) No Permit)

AI# 5*

CASE NO. 2023020827 RECURRING (4) JP
City of Palm Coast vs. Valerian Zbihle & Ninel Kiriyevea
22 Kaffir Lily Place
(Palm Coast Code Section 15-108(d) Weeds/Overgrowth)

AI# 6

CASE NO. 2023011020 WITHDRAWN JP
City of Palm Coast vs. Dominique B McCoy
71 Kashmir Trail
(Palm Coast Code Section 17-39(a) Residential Rental Program)

AI# 7

CASE NO. 2023020238 RECURRING (4) JP
City of Palm Coast vs. Devin Bilow & Maly A Crespo
14 Kaufman Place
(Palm Coast Code Section 44-34(c) Parking of Commercial Veh./ Trailer in Residential District)

AI# 8

CASE NO. 2022120869 DR
City of Palm Coast vs. Charlene A McDuff
32 Rainbow Lane
(Palm Coast Code Section 35-76(d)(2) Nuisance - Broken Elements)

AI# 9

CASE NO. 2022120626 WITHDRAWN DR
City of Palm Coast vs. John G & Helen A Gilleland
9 Ramble Way
(Palm Coast Code Section 17-39(a) Residential Rental Program)

AI# 10

CASE NO. 2023010081 REPEAT (1) DR
City of Palm Coast vs. Bruce Alan & Anita Elaine Carlson Trustees
18 Reinhardt Lane
(Palm Coast Code Section 15-108(h) Inoperable Vehicle)

AI# 11

CASE NO. 2023011273 REPEAT (1) DR
City of Palm Coast vs. Judith C Pierce
40 Renshaw Drive
(Palm Coast Code Section 44-34(f) Improper Parking)

AI# 12

CASE NO. 2022081885 CONTINUED DR
City of Palm Coast vs. Alexander E Smith
14 Ryecroft Lane
(Palm Coast Code Section 35-76(d)(2) Nuisance - Broken Elements)

AI# 13

CASE NO. 2022120949 HO
City of Palm Coast vs. Gianpaolo Battaglia & Solange Cabral Fernandez
178 Bayside Drive
(Palm Coast Code Section 15-108(g) Shed/Fence/Wall Maintenance)

AI# 14

CASE NO. 2023010267 RECURRING (3) HO
City of Palm Coast vs. Johnathan M Swain
29 Bennett Lane
(Palm Coast Code Section 44-34(c) Parking of Commercial Veh./ Trailer in Residential District)

AI# 15

CASE NO. 2023011447 RECURRING (5) HO
City of Palm Coast vs. Jill E Moyers & Robert L Moyers
84 Berkshire Lane
(Palm Coast Code Section 35-76(d)(2) Nuisance - Accumulations)

AI# 16

CASE NO. 2023011148 RECURRING (1) HO
City of Palm Coast vs. Paul J Ronan Jr.
44 Blakemore Drive
(Palm Coast Code Section 44-34(d)(2) Parking Boat/Trailer/RV)

AI# 17

CASE NO. 2022120264 RECURRING (5) HO
City of Palm Coast vs. Rony H Reyes
198 Boulder Rock Drive
(Palm Coast Code Section 44-34(d)(2) Parking Boat/Trailer/RV)

AI# 18

CASE NO. 2023020126 CR
City of Palm Coast vs. David V Baptista
27 Felwood Lane
(Land Development Code 11.03.01.H. General Landscaping Requirements - HVAC Screening)

AI# 19

CASE NO. 2022100905 REDUCTION CR
City of Palm Coast vs. Acl Realty LLC
67 Westrobin Lane
(Palm Coast Code Section 24-76(d)(2) No Silt Screen)

AI# 20

CASE NO. 2022110831 CR
City of Palm Coast vs. Edith Marie Victory
92 Wheatfield Drive
(Palm Coast Code Section 24-159(a) Swale Maintenance)

AI# 21

CASE NO. 2023020216 WITHDRAWN CR
City of Palm Coast vs. Rodolph Saint-Joy
19 White Haven Lane
(Palm Coast Code Section 17-39(a) Residential Rental Program)

AI# 22

CASE NO. 2022120927 WITHDRAWN CR
City of Palm Coast vs. Miguel Arredondo
7 Wood Ash Lane
(Palm Coast Code Section 15-110(a)(3) No House Number)

AI# 23*

CASE NO. 2023021375 WITHDRAWN CR
City of Palm Coast vs. David B Collier & Carol Renna-Collier
56 Wood Center Lane
(Palm Coast Code Section 44-34(c) Parking of Commercial Veh./ Trailer in Residential District)

AI# 24

CASE NO. 2023010199 RECURRING (6) RL
City of Palm Coast vs. Ellen J & George J Sperber
68 Blaine Drive
(Palm Coast Code Section 44-33(b) Parking in Swale Between 1 AM & 6 AM)

AI# 25

CASE NO. 2023010183 WITHDRAWN RL
City of Palm Coast vs. Aleorka Gutierrez Hernandez & Yiosmany Devora Yanes
41 Botany Lane
(Palm Coast Code Section 44-33(b) Parking in Swale Between 1 AM & 6 AM)

AI# 26

CASE NO. 2023030939 WITHDRAWN RL
City of Palm Coast vs. Laj Corp
4 Cherry Court
(Palm Coast Code Section 17-39(a) Residential Rental Program)

AI# 27

CASE NO. 2023030978 WITHDRAWN RL
City of Palm Coast vs. Laj Corp
4 Cherry Court
(Land Development Code 4.01.05.A.1 Residential Docking Facilities - Prohibitions)

AI# 28

CASE NO. 2022070095 MASSEY RL
City of Palm Coast vs. Timothy & Kimmy T Doan
12 Cloverdale Court South
(Palm Coast Code Section 15-108(g) Shed/Fence/Wall Maint.)

AI# 29

CASE NO. 2023011106 RL
City of Palm Coast vs. Juan Pablo Torres
3 Columbia Lane
(Palm Coast Code Section 44-34(c) Parking of Commercial Veh./ Trailer in Residential District)

AI# 30

CASE NO. 2023011589 RECURRING (4) BR
City of Palm Coast vs. Frank R & Amanda C Eisenhardt
52 Pacific Drive
(Palm Coast Code Section 44-34(f) Improper Parking)

AI# 31

CASE NO. 2023011455 RECURRING (3) BR
City of Palm Coast vs. Irina Davidenko
110 Palmwood Drive
(Palm Coast Code Section 44-34(c) Parking of Commercial Veh./ Trailer in Residential District)

AI# 32

CASE NO. 2023011823 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)

AI# 33

CASE NO. 2023011942 REPEAT (1) BR
City of Palm Coast vs. Carlton B Bennett
54 Pheasant Drive
(Palm Coast Code Section 44-34(f) Improper Parking)

AI# 34*

CASE NO. 2023011963 RECURRING (3) BR
City of Palm Coast vs. Jizhen Mao
9 Plateau Place
(Palm Coast Code Section 44-34(c) Parking of Commercial Veh./ Trailer in Residential District)

AI# 35

CASE NO. 2022111288 WITHDRAWN BR
City of Palm Coast vs. Alphabuild LLC
14 Plumtree Place
(Palm Coast Code Section 17-39(a) Residential Rental Program)

AI# 36

CASE NO. 2023010757 RECURRING (3) BR
City of Palm Coast vs. Vanessa Fernandez
17 Poinciana Lane
(Palm Coast Code Section 44-34(c) Parking of Commercial Veh./ Trailer in Residential District).

AI# 37

CASE NO. 2023030465 REPEAT (1) AN
City of Palm Coast vs. David G & Loyea M Clarke, Gary G Marz, & Brittany L Elrod
5 Sea Beacon Place
(Palm Coast Code Section 44-34(f) Improper Parking)

AI# 38

CASE NO. 2023011819 REPEAT (1) AN
City of Palm Coast vs. Amanda-Maria Renee & James Christian Leno
44 Sea Front Trail
(Palm Coast Code Section 44-34(i) Parking in Median)

AI# 39

CASE NO. 2023011817 REPEAT (1) AN
City of Palm Coast vs. Penny Jones & Ashley E Willey
81 Sea Trail
(Palm Coast Code Section 44-34(f) Improper Parking)

AI# 40

CASE NO. 2023011482 RECURRING (2) AN
City of Palm Coast vs. Tammy J Metcalfe
15 Seamanship Trail
(Palm Coast Code Section 44-34(c) Parking of Commercial Veh./ Trailer in Residential District)

AI# 41

CASE NO. 2023011485 AN
City of Palm Coast vs. Jason L Jones & Melissa M Tait
11 Seckel Court
(Palm Coast Code Section 44-34(c) Parking of Commercial Veh./ Trailer in Residential District)

AI# 42

CASE NO. 2023020435 RECURRING (3) AN
City of Palm Coast vs. Steven J Pereira
6 Sedley Place
(Palm Coast Code Section 44-34(c) Parking of Commercial Veh./ Trailer in Residential District)

AI# 43

CASE NO. 2023010685 AN
City of Palm Coast vs. Michael Ellenzweig
13 September Place
(Palm Coast Code Section 44-34(d)(2) Parking Boat/Trailer/RV)

AI# 44

CASE NO. 2023020686 REPEAT (1) AN

City of Palm Coast vs. Casey C & Brooke Manfredi

11 Slowdrift Turn

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

AI# 45

CASE NO. 2023020491 REPEAT (2) AN

City of Palm Coast vs. Ramonica & Jimmie Flagler

346 Underwood Trail

(Palm Coast Code Section 44-34(f) Improper Parking)

AI# 46

CASE NO. 2023020131 REPEAT (1) AN

City of Palm Coast vs. John P Simes Trustee

55 Utica Path

(Palm Coast Code Section 44-34(f) Improper Parking)

UNFINISHED BUSINESS:

H. None to report.

OLD BUSINESS:

H.

NEW BUSINESS:

I.

ANNOUNCEMENT OF NEXT MEETING:

J. Next Code Board Meeting – June 7, 2023

ADJOURNMENT

In accordance with the Americans with Disabilities Act, persons needing assistance to participate in any of these proceedings should contact Renina Fuller, at 386-986-3718 at least 48 hours prior to the meeting or visit Palm Coast City Offices, 160 Lake Avenue, Suite 141, 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.

****Cases Marked with an asterisk were complaint initiated.***