



CODE ENFORCEMENT SPECIAL
MAGISTRATE HEARING
TUESDAY, NOVEMBER 27, 2018
CITY HALL at 685 WEST MONTROSE STREET
At 1:30 PM

CALL TO ORDER

SWEARING IN WITNESSES

AGENDA

OTHER BUSINESS

UNFINISHED BUSINESS

NEW BUSINESS

Item 1 - C2017-000818
Wallace

Cooperman Abe Trust
3531 Westerham Drive

VIOLATION:

Motion to Lien
Section 122-344 - Building Permit
Required
Section 108.1.1 - IPMC - Unsafe
Structure

Item 2 - C2017-000484
Wallace

Richard Klaas Trust
332 & 334 Palm Lane

VIOLATION:

Motion to Lien
Chapter 14-9, IPMC 302.7 Accessory
Structures, 304.2 Fence Maintenance,
304.7 Roofs, 304.1 Exterior Structure,
301.3 Vacant Structure, 302.4 Weeds,
118-35 Maintenance and Pruning, 122-
344 Property Maintenance, and Section
34-61 & 34-62 Creation and Maintaining
Nuisance

Item 3 - C2017-000755
Wallace

John Prickett
1800 South US Hwy 27

VIOLATION:

Motion to Lien
Chapter 118-32, 118-34, 118-35, 118-36,
118-37 Violation of Landscape Plan

**CODE ENFORCEMENT SPECIAL
MAGISTRATE HEARING
TUESDAY, NOVEMBER 27, 2018
CITY HALL at 685 WEST MONTROSE STREET
At 1:30 PM**

Item 4 - C2018-000377
Reusch

Capitao Duda Real Estate LLC
4300 South US Hwy 27
Suite 104

VIOLATION:

Chapter 14-9, Sections 304.13 Window
and Door Frames, 305.3 Interior Surfaces,
305.6 Interior Doors, Chapter 122-.334
Building Permit Required

Item 5 - C2018-000417
Reusch/Neill

LGCC Holdings LLC
Legends Golf Course
Beacon Ridge Way

VIOLATION:

Section 122-344 Property Maintenance,
302.4 - IPMC Weeds

Item 6 - C2018-000418
Reusch/Neill

LGCC Holdings LLC
Legends Golf Course
Liberty Hill Drive

VIOLATION:

Section 122-344 Property Maintenance,
302.4-IPMC Weeds

Item 7 - C2018-000419
Reusch/Neill

LGCC Holdings LLC
Legends Golf Course
Legendary Blvd.

VIOLATION:

Section 122-344 Property Maintenance,
302.4-IPMC Weeds

Item 8 - C2018-000183
Reusch

Gresham William Estate
1055 Linden Street

VIOLATION:

Chapter 14-9 IPMC, 302 Sanitation, 303.1
& 303.2 Swimming Pool & Enclosure,
309.1 Pest Elimination, Section 34-61
Nuisance

Item 9 - C2018-000203
Reusch

Meus Jude & Geralde
1383 Laurel Hill Drive

VIOLATION:

Section 122-344 Property Maintenance,
Section 302.4-IPMC Weeds

**CODE ENFORCEMENT SPECIAL
MAGISTRATE HEARING
TUESDAY, NOVEMBER 27, 2018
CITY HALL at 685 WEST MONTROSE STREET
At 1:30 PM**

Item 10 - C2018-000411
Neill

Stefan Teresa and Jose Diaz
764 Prince Edward Ave.

VIOLATION:

Section 34-61 Enumeration of prohibited items, Section 34-95 Vehicles

Item 11 - C2018-000310
Reusch

Homes in Partnership Inc
Vacant Lot
Broome Street

VIOLATION:

Section 34-61 Nuisances, Section 122-344 Property Maintenance, 302-IPMC Sanitation, 301.3 Vacant Lands, 302.4 Weeds,

Item 12 - C2018-000336
Reusch

Kathy Jo Alshouse
Vacant Lot
West Hwy 50

VIOLATION:

Section 122-344 Property Maintenance, 302-IPMC Sanitation, 301.3-IPMC Vacant Lands, 302.4-IPMC Weeds,

Item 13 - C2018-00393
Reusch

Verma Deepak
245 Harbour Cove Way

VIOLATION:

Section 108.1.1 -IPMC Unsafe Structure

ADJOURN

Any person wishing to appeal any decision made by the Code Enforcement Special Magistrate at this meeting will need a record of the proceedings. For that purpose, such person may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is based.

In accordance with the Americans with Disabilities Act (ADA), if any person with a disability as defined by the ADA needs special accommodation to participate in this proceeding, then not later than two (2) business days prior to the proceeding, he or she should contact the Development Services Department at 352-241-7302.

Please be advised that if you intend to show any document, picture, video or items to the Council or Board in support or opposition to any item on the agenda; a copy of the document, picture, video or item must be provided to the Recording Clerk for the City's records.

Code Enforcement Special Magistrate
City of Clermont

NOTICE OF HEARING

CITY OF CLERMONT,

Petitioner

Case No. C2017-000818

vs.

COOPERMAN ABE TRUST

Respondent

Pursuant to Section 2-206 of the Code of the City of Clermont, Florida, you are hereby notified that a Public Hearing will be conducted in the above-styled cause, pending and undetermined by the Code Enforcement Special Magistrate on:

NOVEMBER 27TH @ 1:30 PM TO IMPOSE LIEN ON PROPERTY

at

685 West Montrose Street, Clermont, Florida.

Council Chambers of City Hall

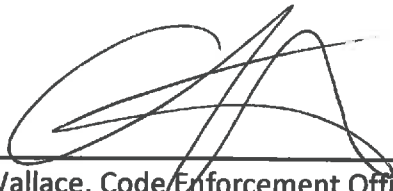
The Special Magistrate will receive testimony and evidence at said Public Hearing and shall make such findings of fact as are supported by the testimony and evidence pertaining to the matters alleged in the Violation Notice. If the violation is corrected and then recurs, or if the violation is not corrected by the time specified by the Code Enforcement Officer in his/her Statement of Violation, this case may be presented to the Special Magistrate even if the violation has been corrected prior to the hearing.

Any letters, lists, pictures of items displayed, presented or handed out at a public meeting for any City Commission, Board, Council or City public meeting, must be left with the recording clerk at the meeting at that time. No cell phone or electronic displays are permitted unless a printed copy is supplied at that time to the recording clerk.

I hereby certify that a true and correct copy of the above and foregoing Notice of Hearing has been furnished by Certified Mail/Personal Service to Respondent, COOPERMAN ABE TRUST.

Certified Mail/Return Receipt Requested #

BY:



Evie Wallace, Code Enforcement Officer
this 25th day of October, 2018

IF A PERSON DESIRES TO APPEAL ANY DECISION WITH RESPECT TO ANY MATTER CONSIDERED AT THESE PROCEEDINGS, SUCH PERSON WILL NEED A RECORD OF THE PROCEEDINGS AND THAT, FOR THIS PURPOSE, SUCH PERSON MAY NEED TO ENSURE THAT A VERBATIM RECORD OF THE PROCEEDINGS IS MADE WHICH INCLUDES THE TESTIMONY AND EVIDENCE UPON WHICH THE APPEAL IS TO BE BASED.

City of Clermont

NOTICE OF NUISANCE AND DEMAND TO ABATE NUISANCE ON PROPERTY LOCATED AT

3531 Westerham, CLERMONT, FL 34711

TO: COOPERMAN, ABE TRUST (address same as above) also Posted on property due to no delivery.

Property Street Address and legal:

3531 WESTERHAM DRIVE CLERMONT FL. 34711 (KINGS RIDGE @ BRIGHTON) ALT KEY#3770722 PARCEL #04-23-26-0200000-44400 CLERMONT, BRIGHTON AT KINGS RIDGE PHASE I SUB LOT 444 PB 38 | PGS 7-8 | ORB 1524 PG 2323 ORB 2216 PG 1106 ORB 2554 PG 256 |

In accordance with Chapter 14-9 AND 34 of the City Code of the City of Clermont, you are hereby advised that a nuisance exists on the above-referenced property as more particularly described in Sections—**108.1.1 UNSAFE STRUCTURE, 108.1.5 DANGEROUS STRUCTURE OR PREMISES, 109.2 TEMPORARY SAFEGUARDS, 109.4 EMERGENCY REPAIRS, 109.5 COSTS OF EMERGENCY REPAIRS, 108.6 ABATEMENT METHODS/DEMO AND SECTIONS 34-61, 34-62, AND 34-63 CREATION OF NUISANCES BY PROPERTY OWNER DECLARED UNLAWFUL .**

YOU ARE FURTHER ADVISED THAT PURSUANT TO SECTION 34-63 AND SECTION 108.6 OF THE CLERMONT CITY CODE, YOU HAVE TEN (10) DAYS FROM THE DATE BELOW TO ABATE THE ABOVE-REFERENCED NUISANCE. IF YOU FAIL TO TIMELY ABATE THE NUISANCE, THE CITY OF CLERMONT SHALL ENTER UPON THE PROPERTY TO ABATE THE NUISANCE AND A BILL SHALL BE SENT TO YOU FOR THE COST INCURRED BY THE CITY. IF YOU FAIL TO PAY THE BILL WITHIN THIRTY (30) DAYS A LIEN SHALL BE IMPOSED AND ENFORCED AGAINST THE PROPERTY.

Dated this 15 day of MARCH, 2018.


Evie Wallace, Code Enforcement

**CODE ENFORCEMENT SPECIAL MAGISTRATE
CITY OF CLERMONT, FLORIDA**

CITY OF CLERMONT

Petitioner,

vs.

COOPERMAN ABE TRUST,

Respondent.

**Case No: C2017-000818
3531 Westerham Drive
Clermont, Florida**

FINDINGS OF FACT, CONCLUSION OF LAW and ORDER

THIS MATTER came before the Code Enforcement Special Magistrate of the City of Clermont for hearing on **March 20, 2018** and the Special Magistrate having heard sworn testimony and received evidence from **Evie Wallace, Code Enforcement Officer**, for the City and having noted that Respondent was not present or represented, thereupon issues the following Findings of Fact, Conclusion of Law, and Order:

I. FINDINGS OF FACT

- 1) Notice as required by Section 162.12, F.S. was provided to Respondent.
- 2) The Respondent is the owner of and in custody and control of the property described in the Violation Notice dated December 18, 2017.
- 3) There exists on the property a vacant dwelling that has been severely damaged by fire and is unfit for human habitation.
- 4) The structure is open and unsecure and therefore is a serious threat to the health safety and welfare of the general public.

II. CONCLUSION OF LAW

The Code Enforcement Special Magistrate finds the Respondent, **COOPERMAN ABE TRUST**, is in violation of City of Clermont Section 122-344 "Building Permit Required"; Section 304.1 "Exterior Structure"; Section 304.14-IPMC "Insect Screens"; Section 305-IPMC "Interior Structure"; Section 302-IPMC "Sanitation"; Section 34062 "Creation or Maintenance of Nuisance by Property Owner Declared Unlawful"; Section 108.1.1-IPMC "Unsafe Structure"; Section 304.13.2 "Openable Windows"; Section "Roofs and Drainage"; Section 305.3 "Interior Surfaces"; Section "Interior Doors"; Section 306.1.1 "Unsafe Conditions"; Section 602 "Heating Facilities"; Section 603 "Mechanical Equipment"; and Section 702.1 "Means of Egress".

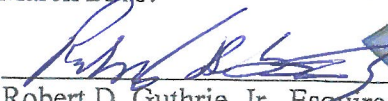
III. ORDER

Based on the above-stated findings and conclusion of law, it is hereby Ordered that:

CASE NO: C2017-000818

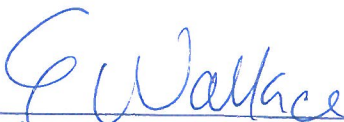
- 1) Respondent shall correct the above-stated violation on or before **April 20, 2018** by taking the remedial action as set forth in the Violation Notice dated December 18, 2017. If the Respondent fails to timely correct the violation a fine of **TWO HUNDRED AND FIFTY DOLLARS (\$250)** will accrue for each day the violation continues past the compliance date as stated above.
- 2) It is further Ordered that the violations present a serious threat to the health, safety and welfare of the general public and by copy of this Order the City of Clermont shall be notified of said condition pursuant to Sections 162.06(4) and 162.09(1), Florida Statutes.
- 3) Respondent bears the burden of, and shall contact the City of Clermont Code Enforcement Department to arrange for a re-inspection of the Property and to verify that the violations have been corrected, and the property has been brought into compliance with the City Code Sections as cited above. Respondent shall call (352) 241-0178 x6624 to request an inspection.
- 4) Any fine imposed shall accrue from the date it is imposed until the date that the violation is corrected as verified by the City of Clermont Code Enforcement Department.

Done and Ordered this 2nd day of ^{April}~~March~~ 2018.


Robert D. Guthrie, Jr., Esquire
Special Magistrate
Fla Bar No.: 229555

An aggrieved party, including the City Council of the City of Clermont, may appeal a final administrative order of the Code Enforcement Special Magistrate to the Circuit Court. Any such appeal shall be filed within thirty (30) days of the rendition of this Order as set forth in Section 162.11, Florida Statutes.

I HEREBY CERTIFY that on this 4th day of ^{April}~~March~~ 2018, a true and correct copy of this Order has been furnished by certified and regular mail to Respondent, Cooperman Abe Trust, 3531 Westerham Drive, Clermont, FL 34711.


Code Enforcement Officer

**CODE ENFORCEMENT SPECIAL MAGISTRATE
CITY OF CLERMONT, FLORIDA**

CITY OF CLERMONT

Petitioner,

vs.

RICHARD J. KLOSS TRUST,

Respondent.

**Case No: C2017-000484
332 & 334 Palm Lane
Clermont, Florida**

FINDINGS OF FACT, CONCLUSION OF LAW and ORDER

THIS MATTER came before the Code Enforcement Special Magistrate of the City of Clermont for hearing on **March 20, 2018** and the Special Magistrate having heard sworn testimony and received evidence from **Lori Crain and Evie Wallace, Code Enforcement Officers**, for the City and **Richard Klass** on behalf of Respondent, thereupon issues the following Findings of Fact, Conclusion of Law, and Order:

I. FINDINGS OF FACT

- 1) Notice as required by Section 162.12, F.S. was provided to Respondent.
- 2) The Respondent is the owner of and in custody and control of the property described in the Violation Notice dated September 27, 2017.
- 3) There exists on the property a dwelling unit and structures in severe disrepair..

II. CONCLUSION OF LAW

The Code Enforcement Special Magistrate finds the Respondent, **RICHARD J. KLOSS TRUST**, is in violation of City of Clermont Section 302.7 "Accessory Structures"; Section 304.7 "Roofs and Drainage"; Section 304.1-IPMC "Exterior Structure"; Section 304.2 "Fence Maintenance"; and Section 34-61 "Enumeration of prohibited items, conditions or actions constituting nuisances" Section 301.3 Vacant Structures and Lands, Section 302.4 Weeds, Section 34-62 Creation of Nuisances, Section 122-344 and Section 302 Sanitation, Section 118-35 Maintenance and Pruning.

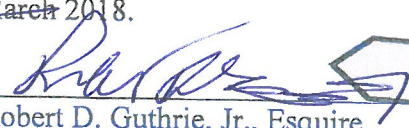
III. ORDER

Based on the above-stated findings and conclusion of law, it is hereby Ordered that:

CASE NO: C2017-000484

- 1) Respondent shall correct the above-stated violation on or before **June 20, 2018** by taking the remedial action as set forth in the Violation Notice dated September 27, 2017. If the Respondent fails to timely correct the violation a fine of **TWO HUNDRED AND FIFTY DOLLARS (\$250)** will accrue for each day the violation continues past the compliance date as stated above.
- 2) Respondent bears the burden of, and shall contact the City of Clermont Code Enforcement Department to arrange for a re-inspection of the Property and to verify that the violations have been corrected, and the property has been brought into compliance with the City Code Sections as cited above. Respondent shall call (352) 241-0178 x6624 to request an inspection.
- 3) Any fine imposed shall accrue from the date it is imposed until the date that the violation is corrected as verified by the City of Clermont Code Enforcement Department.

Done and Ordered this 2nd day of ^{April}~~March~~ 2018.


Robert D. Guthrie, Jr., Esquire
Special Magistrate
Fla Bar No.: 229555

An aggrieved party, including the City Council of the City of Clermont, may appeal a final administrative order of the Code Enforcement Special Magistrate to the Circuit Court. Any such appeal shall be filed within thirty (30) days of the rendition of this Order as set forth in Section 162.11, Florida Statutes.

I HEREBY CERTIFY that on this 4th day of ^{April}~~March~~ 2018, a true and correct copy of this Order has been furnished by certified and regular mail to Respondent, Richard J. Klaas Trust, 505 7th Street, Clermont, FL 34711.


Code Enforcement Officer

Code Enforcement Special Magistrate
City of Clermont

NOTICE OF HEARING

CITY OF CLERMONT,

Petitioner

Case No. C2017-000755

vs.

PRICKETT JOHN R

Respondent

Pursuant to Section 2-206 of the Code of the City of Clermont, Florida, you are hereby notified that a Public Hearing will be conducted in the above-styled cause, pending and undetermined by the Code Enforcement Special Magistrate on:

NOVEMBER 27TH, 2018 TO IMPOSE A LIEN ON PROPERTY

at

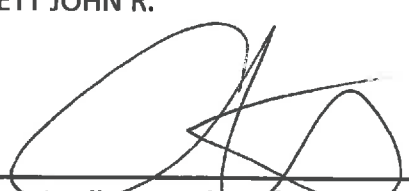
**685 West Montrose Street, Clermont, Florida.
Council Chambers of City Hall**

The Special Magistrate will receive testimony and evidence at said Public Hearing and shall make such findings of fact as are supported by the testimony and evidence pertaining to the matters alleged in the Violation Notice. If the violation is corrected and then recurs, or if the violation is not corrected by the time specified by the Code Enforcement Officer in his/her Statement of Violation, this case may be presented to the Special Magistrate even if the violation has been corrected prior to the hearing.

Any letters, lists, pictures of items displayed, presented or handed out at a public meeting for any City Commission, Board, Council or City public meeting, must be left with the recording clerk at the meeting at that time. No cell phone or electronic displays are permitted unless a printed copy is supplied at that time to the recording clerk.

I hereby certify that a true and correct copy of the above and foregoing Notice of Hearing has been furnished by Certified Mail/Personal Service to Respondent, PRICKETT JOHN R.
Certified Mail/Return Receipt Requested #

BY:



Evie Wallace, Code Enforcement Officer
this 25th day of October, 2018

IF A PERSON DESIRES TO APPEAL ANY DECISION WITH RESPECT TO ANY MATTER CONSIDERED AT THESE PROCEEDINGS, SUCH PERSON WILL NEED A RECORD OF THE PROCEEDINGS AND THAT, FOR THIS PURPOSE, SUCH PERSON MAY NEED TO ENSURE THAT A VERBATIM RECORD OF THE PROCEEDINGS IS MADE WHICH INCLUDES THE TESTIMONY AND EVIDENCE UPON WHICH THE APPEAL IS TO BE BASED.

**CODE ENFORCEMENT SPECIAL MAGISTRATE
CITY OF CLERMONT, FLORIDA**

CITY OF CLERMONT

Petitioner,

vs.

JOHN R. PRICKETT,

Respondent.

**Case No: C2017-000755
1800 South US Highway 27
Clermont, Florida**

FINDINGS OF FACT, CONCLUSION OF LAW and ORDER

THIS MATTER came before the Code Enforcement Special Magistrate of the City of Clermont for hearing on **May 15, 2018** and the Special Magistrate having heard sworn testimony and received evidence from **Evie Wallace Code Enforcement Officer**, for the City and having noted that Respondent was not present or represented, thereupon issues the following Findings of Fact, Conclusion of Law, and Order:

I. FINDINGS OF FACT

- 1) Notice as required by Section 162.12, F.S. was provided to Respondent.
- 2) The Respondent is the owner of and in custody and control of the property described in the Violation Notice dated November 22, 2017.
- 3) Required landscaping has been removed from the property and/or needs to be replaced..

II. CONCLUSION OF LAW

The Code Enforcement Special Magistrate finds the Respondent, **JOHN R. PRICKETT**, is in violation of City of Clermont Section 118-32 "Landscape Plan", Sec 118-34 "Installation of landscape material"; Section 118-37 "Landscape buffers"; Section 118-35 "Maintenance and pruning"; Section 118-35 (b) "Replacement"; and Section 118-36 (a) "Quality".

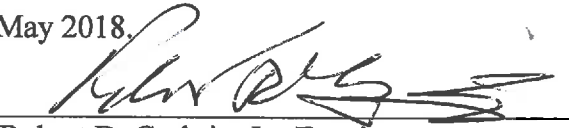
III. ORDER

Based on the above-stated findings and conclusion of law, it is hereby Ordered that:

CASE NO: C2017-000755

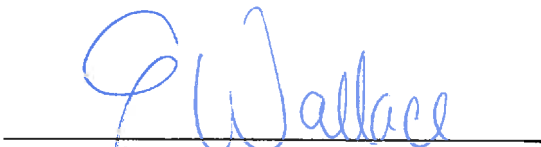
- 1) Respondent shall correct the above-stated violation on or before **June 15, 2018** by taking the remedial action as set forth in the Violation Notice dated November 22, 2017. If the Respondent fails to timely correct the violation a fine of **TWO HUNDRED AND FIFTY DOLLARS (\$250)** will accrue for each day the violation continues past the compliance date as stated above.
- 2) Respondent bears the burden of, and shall contact the City of Clermont Code Enforcement Department to arrange for a re-inspection of the Property and to verify that the violations have been corrected, and the property has been brought into compliance with the City Code Sections as cited above. Respondent shall call (352) 241-0178 to request an inspection.
- 3) Any fine imposed shall accrue from the date it is imposed until the date that the violation is corrected as verified by the City of Clermont Code Enforcement Department.

Done and Ordered this 21st day of May 2018.


Robert D. Guthrie, Jr., Esquire
Special Magistrate
Fla Bar No.: 229555

An aggrieved party, including the City Council of the City of Clermont, may appeal a final administrative order of the Code Enforcement Special Magistrate to the Circuit Court. Any such appeal shall be filed within thirty (30) days of the rendition of this Order as set forth in Section 162.11, Florida Statutes.

I **HEREBY CERTIFY** that on this 23rd day of May 2018, a true and correct copy of this Order has been furnished by certified and regular mail to Respondent, John R. Prickett, P.O. Box 1599, Eustis, FL 32727.


Code Enforcement Officer

City of Clermont

P.O. BOX 120219, CLERMONT, FLORIDA 34712-0219

VIOLATION NOTICE

September 17, 2018

Violation # C2018-000377

To: CAPITAO DUDA REAL ESTATE LLC
6965 PIAZZA GRANDE AVE # 211
ORLANDO, FL 32835

Violation/Property address: 4300 S US HWY 27 104, CLERMONT FL 34711

You are hereby notified that you are in violation of the referenced section of the City of Clermont Code of Ordinances for the parcel located at 4300 S US HWY 27 STE 104, CLERMONT FL 34711. IN REFERENCE TO; CODE ENFORCEMENT OFFICERS WERE NOTIFIED BY CLERMONT FIRE DEPARTMENT THAT UNPERMITTED WORK HAD BEEN CONDUCTED AT THIS LOCATION. CODE ENFORCEMENT HAD SENT A COURTESY NOTICE ON AUGUST 28TH 2018 WITH A COMPLIANCE DATE OF SEPTEMBER 14TH, 2018. AS OF SEPTEMBER 17TH, 2018 COMPLIANCE HAS NOT BEEN OBTAINED.

Compliance with the Violation(s) listed will be when the following condition(s) are met: NO FURTHER WORK CAN BE UNDERTAKEN UNTIL PERMITS ARE OBTAINED. AFTER THE FACT PERMITS MUST ALSO BE OBTAINED FOR WORK THAT HAS ALREADY BEEN DONE. A LICENSED CONTRACTOR MUST CONTACT DEVELOPMENT SERVICES, BEGIN THE PERMITTING APPLICATION PROCESS AND KEEP THE BUILDING OFFICAL APPRISED OF ALL ACTIVITY.

Type of Violation: 304.13 Window, skylight and door frames.

Every window, skylight and door and frame shall be kept in sound condition, good repair and weather tight.

Type of Violation: 305.3 Interior Surfaces.

All interior surfaces, including windows and doors, shall be maintained in good, clean and sanitary condition. Peeling, chipping, flaking or abraded paint shall be repaired, removed or covered. Cracked or loose plaster, decayed wood and other defective surface conditions shall be corrected.

Type of Violation: 305.6 Interior Doors.

Every interior door shall fit reasonably well within its frame and shall be capable of being opened and closed by being properly and securely attached to jambs, headers or tracks as intended by the manufacturer of the attachment hardware.

Type of Violation: Building Permit Required Section 122-344

It shall be unlawful for any person to initiate new uses of any land within the corporate boundaries of the city or to erect or construct any new structures or to move, add to, repair or modify in any way any existing structures, except by authority of permit issued by the building inspector or planning and zoning department of the city acting as administrative officer of the regulations contained in this land development code. The

words "planning and zoning department," as used in this land development code, shall also mean the planning official or the designated representative thereof. All development, as defined in this land development code, shall be required to obtain development approval (i.e., a development permit/development order) prior to initiating development activity.

Please contact me at (352)241-7304 or MREUSCH@CLERMONTFL.ORG OR CONTACT MARK GRENIER, BUILDING OFFICIAL AT (352)241-7311 OR MGRENIER@CLERMONTFL.ORG when you comply, so an inspection to determine compliance can be scheduled.

You are directed to take action by OCTOBER 1ST, 2018. Failure to remedy the violation within the allotted time will result in a Notice to Appear for a hearing before the Code Enforcement Special Magistrate.

By:



MATTHEW REUSCH
Code Enforcement Officer



COURTESY NOTICE

VIOLATION OF CODE OR ORDINANCE

CITY OF CLERMONT

Case # C2018-000377

DATE: Month August Day 28 Year 2018 Time 10:35 AM

Name CAPITAO DUDA REAL ESTATE LLC

Address 6965 PIAZZA GRANDE AVE # 211

Phone _____

City ORLANDO

State FL

Zip 32835

CODE OR ORDINANCE VIOLATED: 304.13 Window, skylight and door frames.

Every window, skylight and door and frame shall be kept in sound condition, good repair and weather tight.

CODE OR ORDINANCE VIOLATED: 305.3 Interior Surfaces.

All interior surfaces, including windows and doors, shall be maintained in good, clean and sanitary condition. Peeling, chipping, flaking or abraded paint shall be repaired, removed or covered. Cracked or loose plaster, decayed wood and other defective surface conditions shall be corrected.

CODE OR ORDINANCE VIOLATED: 305.6 Interior Doors.

Every interior door shall fit reasonably well within its frame and shall be capable of being opened and closed by being properly and securely attached to jambs, headers or tracks as intended by the manufacturer of the attachment hardware.

CODE OR ORDINANCE VIOLATED: Building Permit Required Section 122-344

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LOCATION OF VIOLATION: 4300 S US HWY 27 104, CLERMONT FL 34711

CODE ENFORCEMENT OFFICERS WERE NOTIFIED BY CLERMONT FIRE DEPARTMENT OF UN-PERMITTED WORK THAT HAD OCCURRED ON THE PROPERTY. OFFICERS ACCOMPANIED THE CITY'S SENIOR BUILDING OFFICIAL ON A SITE INSPECTION AND WERE ABLE TO LOCATE MULTIPLE VIOLATIONS AND ASCERTAIN WORK HAD BEEN DONE WITHOUT SEEKING A PERMIT OR

FACTS CONSTITUTING REASONABLE CAUSE: CONSULTING WITH THE PROPER AUTHORITIES.

Dr. Matt Smith

NO FURTHER WORK CAN BE UNDERTAKEN UNTIL PERMITS ARE OBTAINED. PERMITS MUST ALSO BE OBTAINED FOR THE WORK THAT HAS ALREADY BEEN DONE. A LICENSED CONTRACTOR MUST MAKE CONTACT WITH DEVELOPMENT SERVICES AND BEGIN THE PERMITTING APPLICATION PROCESS.

ACTION REQUIRED FOR REMEDY OF VIOLATION:

REMEDY ABOVE VIOLATION TO BE COMPLETED BY: SEPTEMBER 14TH, 2018

MATTHEW REUSCH (352)241-7304

MREUSCH@CLERMONTFL.ORG

OR

MARK GRENIER, SENIOR BUILDING OFFICAL, (352)241-7311

CODE ENFORCEMENT OFFICER

MGRENIER@CLERMONTFL.ORG

IF YOU HAVE ANY QUESTIONS CONCERNING THIS MATTER, PLEASE CONTACT THE CODE ENFORCEMENT OFFICER AT THE ABOVE LISTED NUMBER. OUR OFFICE IS LOCATED AT:

CITY OF CLERMONT, DEVELOPMENT SERVICES
685 W. MONTROSE STREET, CLERMONT, FL 34711

FAILURE TO CORRECT VIOLATION BY THE ABOVE DATE MAY RESULT IN A NOTICE TO APPEAR BEFORE THE CODE ENFORCEMENT SPECIAL MAGISTRATE.

Code Enforcement Special Magistrate
City of Clermont

NOTICE OF HEARING

CITY OF CLERMONT,

Petitioner

Case No. C2018-000377

vs.

CAPITAO DUDA REAL ESTATE LLC

Respondent

Pursuant to Section 2-206 of the Code of the City of Clermont, Florida, you are hereby notified that a Public Hearing will be conducted in the above-styled cause, pending and undetermined by the Code Enforcement Special Magistrate on:

NOVEMBER 20TH, 2018 AT 1:30 PM,

at

**685 West Montrose Street, Clermont, Florida.
Council Chambers of City Hall**

The Special Magistrate will receive testimony and evidence at said Public Hearing and shall make such findings of fact as are supported by the testimony and evidence pertaining to the matters alleged in the Violation Notice. If the violation is corrected and then recurs, or if the violation is not corrected by the time specified by the Code Enforcement Officer in his/her Statement of Violation, this case may be presented to the Special Magistrate even if the violation has been corrected prior to the hearing.

Any letters, lists, pictures of items displayed, presented or handed out at a public meeting for any City Commission, Board, Council or City public meeting, must be left with the recording clerk at the meeting at that time. No cell phone or electronic displays are permitted unless a printed copy is supplied at that time to the recording clerk.

I hereby certify that a true and correct copy of the above and foregoing Notice of Hearing has been furnished by Certified Mail/Personal Service to Respondent, CAPITAO DUDA REAL ESTATE LLC.
Certified Mail/Return Receipt Requested #

BY: _____


MATTHEW REUSCH, Code Enforcement Officer
this 17th day of October, 2018

IF A PERSON DESIRES TO APPEAL ANY DECISION WITH RESPECT TO ANY MATTER CONSIDERED AT THESE PROCEEDINGS, SUCH PERSON WILL NEED A RECORD OF THE PROCEEDINGS AND THAT, FOR THIS PURPOSE, SUCH PERSON MAY NEED TO ENSURE THAT A VERBATIM RECORD OF THE PROCEEDINGS IS MADE WHICH INCLUDES THE TESTIMONY AND EVIDENCE UPON WHICH THE APPEAL IS TO BE BASED.

Code Enforcement Special Magistrate

City of Clermont

NOTICE OF HEARING Change of Date

CITY OF CLERMONT,

Petitioner

Case No. C2018-000417

vs.

LGCC HOLDINGS LLC

Respondent

Pursuant to Section 2-206 of the Code of the City of Clermont, Florida, you are hereby notified that a Public Hearing will be conducted in the above-styled cause, pending and undetermined by the Code Enforcement Special Magistrate on:

November 27th, 2018 at 1:30pm

at

**685 West Montrose Street, Clermont, Florida.
Council Chambers of City Hall**

The Special Magistrate will receive testimony and evidence at said Public Hearing and shall make such findings of fact as are supported by the testimony and evidence pertaining to the matters alleged in the Violation Notice. If the violation is corrected and then recurs, or if the violation is not corrected by the time specified by the Code Enforcement Officer in his/her Statement of Violation, this case may be presented to the Special Magistrate even if the violation has been corrected prior to the hearing.

Any letters, lists, pictures of items displayed, presented or handed out at a public meeting for any City Commission, Board, Council or City public meeting, must be left with the recording clerk at the meeting at that time. No cell phone or electronic displays are permitted unless a printed copy is supplied at that time to the recording clerk.

I hereby certify that a true and correct copy of the above and foregoing Notice of Hearing has been furnished by Certified Mail/Personal Service to Respondent, LGCC HOLDINGS LLC.

Certified Mail/Return Receipt Requested #

BY:



Katherine Neill, Code Enforcement Officer
this 24th day of October, 2018

IF A PERSON DESIRES TO APPEAL ANY DECISION WITH RESPECT TO ANY MATTER CONSIDERED AT THESE PROCEEDINGS, SUCH PERSON WILL NEED A RECORD OF THE PROCEEDINGS AND THAT, FOR THIS PURPOSE, SUCH PERSON MAY NEED TO ENSURE THAT A VERBATIM RECORD OF THE PROCEEDINGS IS MADE WHICH INCLUDES THE TESTIMONY AND EVIDENCE UPON WHICH THE APPEAL IS TO BE BASED.

City of Clermont

P.O. BOX 120219, CLERMONT, FLORIDA 34712-0219

VIOLATION NOTICE

September 26, 2018

Violation # C2018-000417

To: LGCC HOLDINGS LLC
3862 BEACON RIDGE WAY
CLERMONT, FL 34711

Violation/Property address: BEACON RIDGE WAY CLERMONT, FL 34711

You are hereby notified that you are in violation of the referenced section of the City of Clermont Code of Ordinances for the parcel located at BEACON RIDGE WAY CLERMONT, FL 34711. IN REFERENCE TO: OFFICERS RECIVED COMPLAINT REFRENCING THE PROPERTY BEING OVERGROWN AND CONTAINING DEBRIS. AN INSPECTION WAS CONDUCTED AND THE PROPERTY WAS FOUND TO BE IN VIOLATION.

Compliance with the Violation(s) listed will be when the following condition(s) are met: Property must be mowed and cleared of all overgrowth and debris properly disposed of. Property must be maintained in accordance with the statutes and ordnances listed below.

Type of Violation: Property Maintenance Section 122-344

(i) Property maintenance. It is the duty and obligation of the owner and occupant of all real property in the city to help preserve and protect the public health and general welfare of all residents and their property by keeping their respective lots, parcels or tracts of land, adjacent sidewalks and parkways free from all filth, trash, weeds, dirt, leaves, grass and rubbish and to keep down by mowing, cutting or removal such vegetation and detrimental materials.

Type of Violation: Weeds Section 302.4-IPMC

All premises and exterior property shall be maintained free from weeds or plant growth in excess of 18 inches.

Please contact me at 325-241-7343 or KNEILL@CLERMONTFL.ORG when you comply, so an inspection to determine compliance can be scheduled.

You are directed to take action by **October 17th, 2018**. Failure to remedy the violation within the allotted time will result in a Notice to Appear for a hearing before the Code Enforcement Special Magistrate.

By:



Katherine Neill
Code Enforcement Officer

Code Enforcement Special Magistrate

City of Clermont

NOTICE OF HEARING CHANGE OF DATE

CITY OF CLERMONT,

Petitioner

Case No. C2018-000418

vs.

LGCC HOLDINGS LLC

Respondent

Pursuant to Section 2-206 of the Code of the City of Clermont, Florida, you are hereby notified that a Public Hearing will be conducted in the above-styled cause, pending and undetermined by the Code Enforcement Special Magistrate on:

November 27th, 2018 at 1:30pm

at

685 West Montrose Street, Clermont, Florida.

Council Chambers of City Hall

The Special Magistrate will receive testimony and evidence at said Public Hearing and shall make such findings of fact as are supported by the testimony and evidence pertaining to the matters alleged in the Violation Notice. If the violation is corrected and then recurs, or if the violation is not corrected by the time specified by the Code Enforcement Officer in his/her Statement of Violation, this case may be presented to the Special Magistrate even if the violation has been corrected prior to the hearing.

Any letters, lists, pictures of items displayed, presented or handed out at a public meeting for any City Commission, Board, Council or City public meeting, must be left with the recording clerk at the meeting at that time. No cell phone or electronic displays are permitted unless a printed copy is supplied at that time to the recording clerk.

I hereby certify that a true and correct copy of the above and foregoing Notice of Hearing has been furnished by Certified Mail/Personal Service to Respondent, LGCC HOLDINGS LLC.

Certified Mail/Return Receipt Requested #

BY:



Katherine Neill, Code Enforcement Officer

this 24th day of October, 2018

IF A PERSON DESIRES TO APPEAL ANY DECISION WITH RESPECT TO ANY MATTER CONSIDERED AT THESE PROCEEDINGS, SUCH PERSON WILL NEED A RECORD OF THE PROCEEDINGS AND THAT, FOR THIS PURPOSE, SUCH PERSON MAY NEED TO ENSURE THAT A VERBATIM RECORD OF THE PROCEEDINGS IS MADE WHICH INCLUDES THE TESTIMONY AND EVIDENCE UPON WHICH THE APPEAL IS TO BE BASED.

City of Clermont

P.O. BOX 120219, CLERMONT, FLORIDA 34712-0219

VIOLATION NOTICE

September 26, 2018

Violation # C2018-000418

To: LGCC HOLDINGS LLC
3862 BEACON RIDGE WAY
CLERMONT, FL 34711

Violation/Property address: LIBERTY HILL DR, CLERMONT, FL 34711

You are hereby notified that you are in violation of the referenced section of the City of Clermont Code of Ordinances for the parcel located at LIBERTY HILL DR, CLERMONT, FL 34711. IN REFERENCE TO: OFFICERS RECEIVED A COMPLAINT REFRENCING THE PROPERTY BEING OVERGROWN. AN INSPECTION WAS CONDUCTED AND THE PROPERTY WAS FOUND TO BE IN VIOLATION.

Compliance with the Violation(s) listed will be when the following condition(s) are met: Property must be mowed and cleared of all overgrowth. Property must be maintained in accordance with the statutes and ordnances listed below.

Type of Violation: Property Maintenance Section 122-344

(i) Property maintenance. It is the duty and obligation of the owner and occupant of all real property in the city to help preserve and protect the public health and general welfare of all residents and their property by keeping their respective lots, parcels or tracts of land, adjacent sidewalks and parkways free from all filth, trash, weeds, dirt, leaves, grass and rubbish and to keep down by mowing, cutting or removal such vegetation and detrimental materials.

Type of Violation: Weeds Section 302.4-IPMC

All premises and exterior property shall be maintained free from weeds or plant growth in excess of 18 inches.

Please contact me at 325-241-7343 or KNEILL@CLERMONTFL.ORG when you comply, so an inspection to determine compliance can be scheduled.

You are directed to take action by **October 17th, 2018**. Failure to remedy the violation within the allotted time will result in a Notice to Appear for a hearing before the Code Enforcement Special Magistrate.

By:



Katherine Neill
Code Enforcement Officer

Code Enforcement Special Magistrate
City of Clermont

**NOTICE OF HEARING
CHANGE OF DATE**

CITY OF CLERMONT,

Petitioner

vs.

LGCC HOLDINGS LLC

Respondent

Case No. C2018-000419

Pursuant to Section 2-206 of the Code of the City of Clermont, Florida, you are hereby notified that a Public Hearing will be conducted in the above-styled cause, pending and undetermined by the Code Enforcement Special Magistrate on:

November 27th, 2018 at 1:30pm

at

**685 West Montrose Street, Clermont, Florida.
Council Chambers of City Hall**

The Special Magistrate will receive testimony and evidence at said Public Hearing and shall make such findings of fact as are supported by the testimony and evidence pertaining to the matters alleged in the Violation Notice. If the violation is corrected and then recurs, or if the violation is not corrected by the time specified by the Code Enforcement Officer in his/her Statement of Violation, this case may be presented to the Special Magistrate even if the violation has been corrected prior to the hearing.

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I hereby certify that a true and correct copy of the above and foregoing Notice of Hearing has been furnished by Certified Mail/Personal Service to Respondent, LGCC HOLDINGS LLC.

Certified Mail/Return Receipt Requested #

BY:



Katherine Neill, Code Enforcement Officer
this 24th day of October, 2018

IF A PERSON DESIRES TO APPEAL ANY DECISION WITH RESPECT TO ANY MATTER CONSIDERED AT THESE PROCEEDINGS, SUCH PERSON WILL NEED A RECORD OF THE PROCEEDINGS AND THAT, FOR THIS PURPOSE, SUCH PERSON MAY NEED TO ENSURE THAT A VERBATIM RECORD OF THE PROCEEDINGS IS MADE WHICH INCLUDES THE TESTIMONY AND EVIDENCE UPON WHICH THE APPEAL IS TO BE BASED.

City of Clermont

P.O. BOX 120219, CLERMONT, FLORIDA 34712-0219

VIOLATION NOTICE

September 26, 2018

Violation # C2018-000419

To: LGCC HOLDINGS LLC
3862 BEACON RIDGE WAY
CLERMONT, FL 34711

Violation/Property address: LEGENDARY BLVD, CLERMONT, FL, 34711

You are hereby notified that you are in violation of the referenced section of the City of Clermont Code of Ordinances for the parcel located at LEGENDARY BLVD, CLERMONT, FL 34711. IN REFERENCE TO: OFFICERS RECEIVED A COMPLAINT REFRENCING THE PROPERTY BEING OVERGROWN. AN INSPECTION WAS CONDUCTED AND THE PROPERTY WAS FOUND TO BE IN VIOLATION.

Compliance with the Violation(s) listed will be when the following condition(s) are met: Property must be mowed and cleared of all overgrowth. Property must be maintained in accordance with the statutes and ordnances listed below.

Type of Violation: Property Maintenance Section 122-344

(i) Property maintenance. It is the duty and obligation of the owner and occupant of all real property in the city to help preserve and protect the public health and general welfare of all residents and their property by keeping their respective lots, parcels or tracts of land, adjacent sidewalks and parkways free from all filth, trash, weeds, dirt, leaves, grass and rubbish and to keep down by mowing, cutting or removal such vegetation and detrimental materials.

Type of Violation: Weeds Section 302.4-IPMC

All premises and exterior property shall be maintained free from weeds or plant growth in excess of 18 inches.

Please contact me at 352-241-7343 or KNEILL@CLERMONTFL.ORG when you comply, so an inspection to determine compliance can be scheduled.

You are directed to take action by October 17th, 2018 . Failure to remedy the violation within the allotted time will result in a Notice to Appear for a hearing before the Code Enforcement Special Magistrate.

By: 

Katherine Neill
Code Enforcement Officer

Code Enforcement Special Magistrate

City of Clermont

**NOTICE OF HEARING
CHANGE OF DATE**

CITY OF CLERMONT,

Petitioner

Case No. C2018-000183

vs.

GRESHAM WILLIAM F ESTATE

Respondent

Pursuant to Section 2-206 of the Code of the City of Clermont, Florida, you are hereby notified that a Public Hearing will be conducted in the above-styled cause, pending and undetermined by the Code Enforcement Special Magistrate on:

TUESDAY, NOVEMBER 27TH, 2018 AT 1:30 PM

at

685 West Montrose Street, Clermont, Florida.

Council Chambers of City Hall

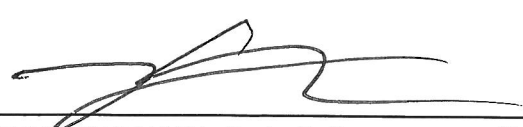
The Special Magistrate will receive testimony and evidence at said Public Hearing and shall make such findings of fact as are supported by the testimony and evidence pertaining to the matters alleged in the Violation Notice. If the violation is corrected and then recurs, or if the violation is not corrected by the time specified by the Code Enforcement Officer in his/her Statement of Violation, this case may be presented to the Special Magistrate even if the violation has been corrected prior to the hearing.

Any letters, lists, pictures of items displayed, presented or handed out at a public meeting for any City Commission, Board, Council or City public meeting, must be left with the recording clerk at the meeting at that time. No cell phone or electronic displays are permitted unless a printed copy is supplied at that time to the recording clerk.

I hereby certify that a true and correct copy of the above and foregoing Notice of Hearing has been furnished by Certified Mail/Personal Service to Respondent, GRESHAM, WILLIAM F ESTATE.

Certified Mail/Return Receipt Requested #

BY:


MATTHEW REUSCH, Code Enforcement Officer
this 26th day of October, 2018

IF A PERSON DESIRES TO APPEAL ANY DECISION WITH RESPECT TO ANY MATTER CONSIDERED AT THESE PROCEEDINGS, SUCH PERSON WILL NEED A RECORD OF THE PROCEEDINGS AND THAT, FOR THIS PURPOSE, SUCH PERSON MAY NEED TO ENSURE THAT A VERBATIM RECORD OF THE PROCEEDINGS IS MADE WHICH INCLUDES THE TESTIMONY AND EVIDENCE UPON WHICH THE APPEAL IS TO BE BASED.

City of Clermont

NOTICE OF NUISANCE AND DEMAND TO ABATE NUISANCE ON PROPERTY LOCATED AT

1055 Linden ST, CLERMONT, FL 34711

**TO: WILLIAM F. GRESHAM ESTATE (address same as above) also Posted on
property due to no delivery.**

Property Street Address and legal: **1055 LINDEN ST CLERMONT FL, 34711 ALT**
KEY#1622034 **PARCEL #26-22-25-030010700900** CLERMONT, INDIAN HILLS LOTS 9, 11, BLK
107 PB 8 PG 86

In accordance with Chapter 14-9 AND 34 of the City Code of the City of Clermont, you are hereby advised that a nuisance exists on the above-referenced property as more particularly described in Sections—**108.1.1 UNSAFE STRUCTURE, 108.1.5 DANGEROUS STRUCTURE OR PREMISES, 109.2 TEMPORARY SAFEGUARDS, 109.4 EMERGENCY REPAIRS, 109.5 COSTS OF EMERGENCY REPAIRS, 108.6 ABATEMENT METHODS/DEMO AND SECTIONS 34-61, 34-62, AND 34-63 CREATION OF NUISANCES BY PROPERTY OWNER DECLARED UNLAWFUL.**

YOU ARE FURTHER ADVISED THAT PURSUANT TO SECTION 34-63 AND SECTION 108.6 OF THE CLERMONT CITY CODE, YOU HAVE TEN (10) DAYS FROM THE DATE BELOW TO ABATE THE ABOVE-REFERENCED NUISANCE. IF YOU FAIL TO TIMELY ABATE THE NUISANCE, THE CITY OF CLERMONT SHALL ENTER UPON THE PROPERTY TO ABATE THE NUISANCE AND A BILL SHALL BE SENT TO YOU FOR THE COST INCURRED BY THE CITY. IF YOU FAIL TO PAY THE BILL WITHIN THIRTY (30) DAYS A LIEN SHALL BE IMPOSED AND ENFORCED AGAINST THE PROPERTY.

Dated this 04TH day of OCTOBER, 2018.



MATTHEW REUSCH
Code Enforcement
CITY OF CLERMONT

City of Clermont

P.O. BOX 120219, CLERMONT, FLORIDA 34712-0219

VIOLATION NOTICE (CONTINUED)

October 04, 2018

Violation # C2018-000183

To: GRESHAM WILLIAM F ESTATE
1055 LINDEN ST
CLERMONT, FL 34711

Violation/Property address: 1055 LINDEN ST, CLERMONT FL 34711

You are hereby notified that you are in violation of the referenced section of the City of Clermont Code of Ordinances for the parcel located at 1055 LINDEN ST, CLERMONT FL 34711. IN REFERENCE TO; CODE ENFORCEMENT RECEIVED COMPLAINTS THAT THE PROPERTY HAD FALLEN INTO A STATE OF DISREPAIR. THE COMPLAINT ALSO REFERENCED AN UNSECURED POOL ENCLOSURE AND AN INFESTATION OF MOSQUITOS AND OTHER VERMIN. OFFICERS CARRIED OUT AN INSPECTION OF THE PROPERTY AND FOUND IT TO BE IN VIOLATION.

Compliance with the Violation(s) listed will be when the following condition(s) are met: PROPERTY MUST BE MAINTAINED IN ACCORDANCE WITH THE STATUTES, CODES AND ORDINANCES LISTED BELOW. THE POOL MUST BE SECURED AS NOT TO BE ACCESSIBLE EITHER BY SECURING THE GATE OR CREATING A BARRIER AROUND THE POOL. ANY WATER IS TO BE REMOVED. PESTS, BE IT INSECT OR RODENT MUST BE ELIMINATED USING APPROVED METHODS. PROPER ACTION MUST BE TAKEN TO PREVENT RE-INFESTATION. ANY AND ALL REFUSE, DEBRIS AND RUBBISH MUST BE CLEARED FROM THE PROPERTY. ADDITIONALLY, PROPERTY MUST BE SECURED TO PREVENT ANY TRESSPASSERS FROM ENTERING UNSAFE STRUCTURE.

Type of Violation: 303.2 Swimming Pool Enclosure

Section 303.2 Swimming pool enclosures

Private swimming pools, hot tubs and spas, containing water more than 24 in depth shall be completely surrounded by a fence or barrier at least 48 in height above the ground level on the side of the barrier away from the pool.

Type of Violation: Nuisances Section 34-61

The maintaining, using, placing, depositing, leaving or permitting to be or remain on any public or private property of any of the following items, conditions or actions are hereby declared to be and constitute a nuisance:

Type of Violation: Pest Elimination Section 309.1-IPMC

All structures shall be kept free from insect and rodent infestation. All structures in which insects or rodents are found shall be promptly exterminated by approved process that will not be injurious to human health. After pest elimination, proper precautions shall be taken to prevent re-infestation.

Type of Violation: Rubbish and Garbage Section 308.1-IPMC

All exterior property and premises and the interior of every structure, shall be free from any accumulation of rubbish or garbage.

Type of Violation: Sanitation Section 302-IPMC

All exterior property and premises shall be maintained in a clean, safe, and sanitary condition.

Type of Violation: Sec. 34-62. Creation or maintenance of nuisance by property owner declared unlawful.

Type of Violation: Sec. 34-63. Notice to abate.

Type of Violation: Swimming Pool, Spa and Hot Tub Section 303.1-IPMC

Swimming pools shall be maintained in a clean and sanitary condition, and in good repair.

Please contact me at (352)241-7304 or MREUSCH@CLERMONTFL.ORG when you comply, so an inspection to determine compliance can be scheduled.

You are directed to take action by OCTOBER 14TH, 2018. Failure to remedy the violation within the allotted time will result in a Notice to Appear for a hearing before the Code Enforcement Special Magistrate.

By:



MATTHEW REUSCH
Code Enforcement Officer

City of Clermont

P.O. BOX 120219, CLERMONT, FLORIDA 34712-0219

VIOLATION NOTICE

May 30, 2018

Violation # C2018-000183

To: GRESHAM WILLIAM F ESTATE
1055 LINDEN ST
CLERMONT, FL 34711

Violation/Property address: 1055 LINDEN ST, CLERMONT FL 34711

You are hereby notified that you are in violation of the referenced section of the City of Clermont Code of Ordinances for the parcel located at 1055 LINDEN ST. IN REFERENCE TO; CODE ENFORCEMENT RECEIVED COMPLAINTS STATING THAT THE PROPERTY HAD FALLEN INTO A STATE OF DISREPAIR. THE COMPLAINT ALSO REFERENCED AN UNSECURED POOL ENCLOSURE AND AN INFESTATION OF MOSQUITOS AND OTHER VERMIN. OFFICERS CARRIED OUT INSPECTIONS OF THE PROPERTY AND FOUND IT TO BE IN VIOLATION.

Compliance with the Violation(s) listed will be when the following condition(s) are met: PROPERTY MUST BE MAINTAINED IN ACCORDANCE WITH THE ORDINANCES AND CODES LISTED BELOW. THE POOL ENCLOSURE MUST BE SECURED SO AS NOT TO ACCESSIBLE EITHER BY SECURING THE GATE OR CREATING A BARRIER AROUND THE POOL. ANY WATER IS TO BE REMOVED OR CLEANED. PESTS BE IT INSECT OR RODENT MUST BE ELIMINATED. PROPER ACTION WILL BE TAKEN TO PREVENT RE-INFESTATION. ANY REFUSE, DEBRIS OR RUBBISH MUST BE CLEARED FROM THE PROPERTY.

Type of Violation: 303.2 Swimming Pool Enclosure

Section 303.2 Swimming pool enclosures

Private swimming pools, hot tubs and spas, containing water more than 24 in depth shall be completely surrounded by a fence or barrier at least 48 in height above the ground level on the side of the barrier away from the pool.

Type of Violation: Nuisances Section 34-61

The maintaining, using, placing, depositing, leaving or permitting to be or remain on any public or private property of any of the following items, conditions or actions are hereby declared to be and constitute a nuisance:

Type of Violation: Pest Elimination Section 309.1-IPMC

All structures shall be kept free from insect and rodent infestation. All structures in which insects or rodents are found shall be promptly exterminated by approved process that will not be injurious to human health. After pest elimination, proper precautions shall be taken to prevent re-infestation.

Type of Violation: Rubbish and Garbage Section 308.1-IPMC

All exterior property and premises and the interior of every structure, shall be free from any accumulation of rubbish or garbage.

Type of Violation: Sanitation Section 302-IPMC

All exterior property and premises shall be maintained in a clean, safe, and sanitary condition.

Type of Violation: Swimming Pool, Spa and Hot Tub Section 303.1-IPMC

Swimming pools shall be maintained in a clean and sanitary condition, and in good repair.

Please contact me at (352)241-7304 / (352)348-1625 or MREUSCH@CLERMONTFL.ORG when you comply, so an inspection to determine compliance can be scheduled.

You are directed to take action by JUNE 20th, 2018. Failure to remedy the violation within the allotted time will result in a Notice to Appear for a hearing before the Code Enforcement Special Magistrate.

By:



MATTHEW REUSCH
Code Enforcement Officer

Code Enforcement Special Magistrate

City of Clermont

**NOTICE OF HEARING
CHANGE OF DATE NOTIFICATION**

CITY OF CLERMONT,

Petitioner

Case No. C2018-000203

vs.

MEUS JUDE & GERALDE

Respondent

Pursuant to Section 2-206 of the Code of the City of Clermont, Florida, you are hereby notified that a Public Hearing will be conducted in the above-styled cause, pending and undetermined by the Code Enforcement Special Magistrate on:

NOVEMBER 27TH, 2018 AT 1:30pm

at

**685 West Montrose Street, Clermont, Florida.
Council Chambers of City Hall**

The Special Magistrate will receive testimony and evidence at said Public Hearing and shall make such findings of fact as are supported by the testimony and evidence pertaining to the matters alleged in the Violation Notice. If the violation is corrected and then recurs, or if the violation is not corrected by the time specified by the Code Enforcement Officer in his/her Statement of Violation, this case may be presented to the Special Magistrate even if the violation has been corrected prior to the hearing.

Any letters, lists, pictures of items displayed, presented or handed out at a public meeting for any City Commission, Board, Council or City public meeting, must be left with the recording clerk at the meeting at that time. No cell phone or electronic displays are permitted unless a printed copy is supplied at that time to the recording clerk.

I hereby certify that a true and correct copy of the above and foregoing Notice of Hearing has been furnished by Certified Mail/Personal Service to Respondent, MEUS JUDE & GERALDE.
Certified Mail/Return Receipt Requested #

BY: _____


MATTHEW REUSCH, Code Enforcement Officer
this 25th day of October, 2018

IF A PERSON DESIRES TO APPEAL ANY DECISION WITH RESPECT TO ANY MATTER CONSIDERED AT THESE PROCEEDINGS, SUCH PERSON WILL NEED A RECORD OF THE PROCEEDINGS AND THAT, FOR THIS PURPOSE, SUCH PERSON MAY NEED TO ENSURE THAT A VERBATIM RECORD OF THE PROCEEDINGS IS MADE WHICH INCLUDES THE TESTIMONY AND EVIDENCE UPON WHICH THE APPEAL IS TO BE BASED.

City of Clermont

P.O. BOX 120219, CLERMONT, FLORIDA 34712-0219

VIOLATION NOTICE

July 11, 2018

Violation # C2018-000203

To: MEUS JUDE & GERALDE
1383 LAUREL HILL DR
CLERMONT, FL 34711

Violation/Property address: 1383 LAUREL HILL DR, CLERMONT FL 34711

You are hereby notified that you are in violation of the referenced section of the City of Clermont Code of Ordinances for the parcel located at 1383 LAUREL HILL DR, CLERMONT FL, 34711. IN REFERENCE TO; CODE ENFORCEMENT RECEIVED A COMPLAINT THAT THE PROPERTY WAS OVERGROWN WITH GRASS AND WEEDS. OFFICERS CONDUCTED AN INSPECTION AND FOUND THE PROPERTY TO BE IN VIOLATION.

Compliance with the Violation(s) listed will be when the following condition(s) are met: PROPERTY MUST BE MAINTAINED IN ACCORDANCE WITH THE ORDANINACES AND CODES LISTED BELOW. THE LAWN MUST BE MOWED AND CLEARED OF WEEDS.

Type of Violation: Property Maintenance Section 122-344

(i) Property maintenance. It is the duty and obligation of the owner and occupant of all real property in the city to help preserve and protect the public health and general welfare of all residents and their property by keeping their respective lots, parcels or tracts of land, adjacent sidewalks and parkways free from all filth, trash, weeds, dirt, leaves, grass and rubbish and to keep down by mowing, cutting or removal such vegetation and detrimental materials.

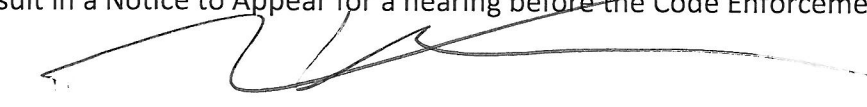
Type of Violation: Weeds Section 302.4-IPMC

All premises and exterior property shall be maintained free from weeds or plant growth in excess of 18 inches.

Please contact me at (352)241-7304 or MREUSCH@CLERMONTFL.ORG when you comply, so an inspection to determine compliance can be scheduled.

You are directed to take action by JULY 23RD, 2018 . Failure to remedy the violation within the allotted time will result in a Notice to Appear for a hearing before the Code Enforcement Special Magistrate.

By:



MATTHEW REUSCH
Code Enforcement Officer

Code Enforcement Special Magistrate
City of Clermont

**NOTICE OF HEARING
CHANGE OF DATE**

CITY OF CLERMONT,
Petitioner

Case No. C2018-000411

vs.

STEFAN TERESA L & JOSE DIAZ
Respondent

Pursuant to Section 2-206 of the Code of the City of Clermont, Florida, you are hereby notified that a Public Hearing will be conducted in the above-styled cause, pending and undetermined by the Code Enforcement Special Magistrate on:

November 27th, 2018 at 1:30pm

at

**685 West Montrose Street, Clermont, Florida.
Council Chambers of City Hall**

The Special Magistrate will receive testimony and evidence at said Public Hearing and shall make such findings of fact as are supported by the testimony and evidence pertaining to the matters alleged in the Violation Notice. If the violation is corrected and then recurs, or if the violation is not corrected by the time specified by the Code Enforcement Officer in his/her Statement of Violation, this case may be presented to the Special Magistrate even if the violation has been corrected prior to the hearing.

Any letters, lists, pictures of items displayed, presented or handed out at a public meeting for any City Commission, Board, Council or City public meeting, must be left with the recording clerk at the meeting at that time. No cell phone or electronic displays are permitted unless a printed copy is supplied at that time to the recording clerk.

I hereby certify that a true and correct copy of the above and foregoing Notice of Hearing has been furnished by Certified Mail/Personal Service to Respondent, STEFAN TERESA L & JOSE DIAZ.
Certified Mail/Return Receipt Requested #

BY:



Katherine Neill, Code Enforcement Officer
this 30th day of October, 2018

IF A PERSON DESIRES TO APPEAL ANY DECISION WITH RESPECT TO ANY MATTER CONSIDERED AT THESE PROCEEDINGS, SUCH PERSON WILL NEED A RECORD OF THE PROCEEDINGS AND THAT, FOR THIS PURPOSE, SUCH PERSON MAY NEED TO ENSURE THAT A VERBATIM RECORD OF THE PROCEEDINGS IS MADE WHICH INCLUDES THE TESTIMONY AND EVIDENCE UPON WHICH THE APPEAL IS TO BE BASED.

City of Clermont

P.O. BOX 120219, CLERMONT, FLORIDA 34712-0219

VIOLATION NOTICE

October 10, 2018

Violation # C2018-000411

To: STEFAN TERESA L & JOSE DIAZ
764 PRINCE EDWARD AVE
CLERMONT, FL 34711

Violation/Property address: 764 PRINCE EDWARD AVE, CLERMONT, FL 34711

You are hereby notified that you are in violation of the referenced section of the City of Clermont Code of Ordinances for the parcel located at 764 PRINCE EDWARD AVE, CLERMONT, FL 34711.

Compliance with the Violation(s) listed will be when the following condition(s) are met: Chevy must have valid and current tags or be placed inside of an enclosed structure such as garage or warehouse. Trash and debris must be removed from property

Type of Violation: **Sec. 34-61. Enumeration of prohibited items, conditions or actions constituting nuisances.**

The maintaining, using, placing, depositing, leaving or permitting to be or remain on any public or private property of any of the following items, conditions or actions are hereby declared to be and constitute a nuisance:

(1)

Weeds. Any weeds such as broom grass, jimson, burdock, ragweed, sandspur or other similar weeds; or any other vegetation, including grass, other than trees, ornamental bushes, flowers or other ornamental plants with a height exceeding 18 inches.

(2)

Refuse. Accumulation of trash, litter, debris, garbage, bottles, paper, cans, rags, dead or decayed fish, fowl, meat or other animal matter; fruit, vegetables, offal, bricks, concrete, scrap lumber or other building debris or other refuse of any nature.

(3)

Harborage for rats, snakes and other vermin. Any condition which provides harborage for rats, mice, snakes and other vermin.

(4)

Dilapidated buildings. Any building or other structure which is in such a dilapidated condition that it is unfit for human habitation, or kept in such an insanitary condition that it is a menace to the health of people residing in the vicinity thereof, or presents a more than ordinarily dangerous fire hazard in the vicinity where it is located.

(5)

Noises. All unnecessary or unauthorized noises and annoying vibrations, including animal noises.

(6)

Odors and stenches. All disagreeable or obnoxious odors and stenches, as well as the conditions, substances or other causes which give rise to the emission or generation of such odors and stenches.

(7)

Carcasses of animals. The carcasses of animals or fowl not disposed of within a reasonable time after death.

(8)

Pollution of bodies of water. The pollution of any public well or cistern, stream, lake, canal or body of water by sewage, dead animals, creamery wastes, industrial wastes or other substances.

(9)

Places where illegal activities take place. Any building, structure or other place or location where any activity which is in violation of local, state or

Type of Violation: VEHICLES

Sec. 34-95. - Prohibition of storage of certain items.

No person or business shall keep, store or allow to remain on any property within any section of the city any dismantled, partially dismantled, nonoperative, or discarded machinery, appliances, vehicles, boats, or parts thereof, scrap metal or junk. For purposes herein, a vehicle that does not have a current and valid motor vehicle license tag shall be presumed to be nonoperative. Storage of untagged vehicles, boats or similar items shall be allowed if contained within an enclosed structure such as a garage or warehouse.

Please contact me at 352-241-7343 or KNEILL@CLERMONTFL.ORG when you comply, so an inspection to determine compliance can be scheduled.

You are directed to take action by **October 24th, 2018**. Failure to remedy the violation within the allotted time will result in a Notice to Appear for a hearing before the Code Enforcement Special Magistrate.

By: 

Katherine Neill
Code Enforcement Officer

City of Clermont

P.O. BOX 120219, CLERMONT, FLORIDA 34712-0219

VIOLATION NOTICE

July 18, 2018

Violation # C2018-000310

To: HOMES IN PARTNERSHIP INC
1140 S GROVE ST
EUSTIS, FL 32726

Violation/Property address: EAST BROOME ST (VACANT LOT)

You are hereby notified that you are in violation of the referenced section of the City of Clermont Code of Ordinances for the parcel located at EAST BROOME ST. IN REFERENCE TO; CODE ENFORCEMENT WAS NOTIFIED BY ANOTHER DEPARTMENT OF THE CITY THAT THE VACANT LOT WAS SEVERLY OVERGROWN. OFFICERS CONDUCTED AN INVESTIGATION AND FOUND THE PROPERTY TO BE IN VIOLATION.

Compliance with the Violation(s) listed will be when the following condition(s) are met: VACANT LOT MUST BE CLEARED OF ALL OVERGROWTH AND MAINTAINED IN ACCORDANCE WITH THE CODES AND ORDINANCES LISTED BELOW.

Type of Violation: Nuisances Section 34-61

The maintaining, using, placing, depositing, leaving or permitting to be or remain on any public or private property of any of the following items, conditions or actions are hereby declared to be and constitute a nuisance:

Type of Violation: Property Maintenance Section 122-344

(i) Property maintenance. It is the duty and obligation of the owner and occupant of all real property in the city to help preserve and protect the public health and general welfare of all residents and their property by keeping their respective lots, parcels or tracts of land, adjacent sidewalks and parkways free from all filth, trash, weeds, dirt, leaves, grass and rubbish and to keep down by mowing, cutting or removal such vegetation and detrimental materials.

Type of Violation: Sanitation Section 302-IPMC

All exterior property and premises shall be maintained in a clean, safe, and sanitary condition.

Type of Violation: Vacant Structures and Lands Section 301.3-IPMC

All vacant structures and premises thereof or vacant land shall be maintained in a clean, safe, secure and sanitary condition.

Type of Violation: Weeds Section 302.4-IPMC

All premises and exterior property shall be maintained free from weeds or plant growth

in excess of 18 inches.

Please contact me at (352)241-7304 or MREUSCH@CLERMONTFL.ORG when you comply, so an inspection to determine compliance can be scheduled.

You are directed to take action by AUGUST 6TH, 2018. Failure to remedy the violation within the allotted time will result in a Notice to Appear for a hearing before the Code Enforcement Special Magistrate.

By:

A handwritten signature in black ink, appearing to read 'MR', is written over a horizontal line.

MATTHEW REUSCH
Code Enforcement Officer

Code Enforcement Special Magistrate
City of Clermont

NOTICE OF HEARING
CHANGE OF DATE NOTIFICATION

CITY OF CLERMONT,

Petitioner

Case No. C2018-000310

vs.

HOMES IN PARTNERSHIP INC

Respondent

Pursuant to Section 2-206 of the Code of the City of Clermont, Florida, you are hereby notified that a Public Hearing will be conducted in the above-styled cause, pending and undetermined by the Code Enforcement Special Magistrate on:

NOVEMBER 27TH, 2018 AT 1:30 PM

at

685 West Montrose Street, Clermont, Florida.
Council Chambers of City Hall

The Special Magistrate will receive testimony and evidence at said Public Hearing and shall make such findings of fact as are supported by the testimony and evidence pertaining to the matters alleged in the Violation Notice. If the violation is corrected and then recurs, or if the violation is not corrected by the time specified by the Code Enforcement Officer in his/her Statement of Violation, this case may be presented to the Special Magistrate even if the violation has been corrected prior to the hearing.

Any letters, lists, pictures of items displayed, presented or handed out at a public meeting for any City Commission, Board, Council or City public meeting, must be left with the recording clerk at the meeting at that time. No cell phone or electronic displays are permitted unless a printed copy is supplied at that time to the recording clerk.

I hereby certify that a true and correct copy of the above and foregoing Notice of Hearing has been furnished by Certified Mail/Personal Service to Respondent, HOMES IN PARTNERSHIP INC.

Certified Mail/Return Receipt Requested #

BY:



Matthew Reusch, Code Enforcement Officer
this 25th day of October, 2018

IF A PERSON DESIRES TO APPEAL ANY DECISION WITH RESPECT TO ANY MATTER CONSIDERED AT THESE PROCEEDINGS, SUCH PERSON WILL NEED A RECORD OF THE PROCEEDINGS AND THAT, FOR THIS PURPOSE, SUCH PERSON MAY NEED TO ENSURE THAT A VERBATIM RECORD OF THE PROCEEDINGS IS MADE WHICH INCLUDES THE TESTIMONY AND EVIDENCE UPON WHICH THE APPEAL IS TO BE BASED.

City of Clermont
P.O. BOX 120219, CLERMONT, FLORIDA 34712-0219

A F F I D A V I T O F P O S T I N G

CITY OF CLERMONT
Petitioner

CEB CASE # C2018-000336

VS.

ALSHOUSE KATHY JO ()
Respondent

Personally appeared before me, Matthew Reusch Code Enforcement Officer of the City of Clermont:

That a copy of the Violation Notice and the Hearing Notice was posted at the south public entrance of Clermont City Hall, 685 W. Montrose Street, Clermont, FL 34711, in addition to the real property known as WEST HIGHWAY 50 (), , , on the 11/20/2018.

Sworn to and subscribed before me this 05 day of October, 18.



Code Enforcement Officer, Matthew Reusch
City of Clermont, 685 W. Montrose Street
Clermont, FL 34711

The forgoing instrument was acknowledged before me this 5 day of October, _____, by Matthew Reusch, Code Enforcement Officer for the City of Clermont, who is personally known to me and who did take an oath.



MARIVON M. ADAMS
MY COMMISSION # FF 202576
EXPIRES: February 23, 2019
Bonded Thru Budget Notary Services

Signature: Marivon M Adams

Printed Name: Marivon M Adams

Code Enforcement Special Magistrate

City of Clermont

NOTICE OF HEARING

CITY OF CLERMONT,

Petitioner

Case No. C2018-000336

vs.

ALSHOUSE KATHY JO

Respondent

Pursuant to Section 2-206 of the Code of the City of Clermont, Florida, you are hereby notified that a Public Hearing will be conducted in the above-styled cause, pending and undetermined by the Code Enforcement Special Magistrate on:

November 20th, 2018 at 1:30 pm

at

**685 West Montrose Street, Clermont, Florida.
Council Chambers of City Hall**

The Special Magistrate will receive testimony and evidence at said Public Hearing and shall make such findings of fact as are supported by the testimony and evidence pertaining to the matters alleged in the Violation Notice. If the violation is corrected and then recurs, or if the violation is not corrected by the time specified by the Code Enforcement Officer in his/her Statement of Violation, this case may be presented to the Special Magistrate even if the violation has been corrected prior to the hearing.

Any letters, lists, pictures of items displayed, presented or handed out at a public meeting for any City Commission, Board, Council or City public meeting, must be left with the recording clerk at the meeting at that time. No cell phone or electronic displays are permitted unless a printed copy is supplied at that time to the recording clerk.

I hereby certify that a true and correct copy of the above and foregoing Notice of Hearing has been furnished by Certified Mail/Personal Service to Respondent, ALSHOUSE KATHY JO.

Certified Mail/Return Receipt Requested #

BY: _____


MATTHEW REUSCH, Code Enforcement Officer
this 20th day of September, 2018

IF A PERSON DESIRES TO APPEAL ANY DECISION WITH RESPECT TO ANY MATTER CONSIDERED AT THESE PROCEEDINGS, SUCH PERSON WILL NEED A RECORD OF THE PROCEEDINGS AND THAT, FOR THIS PURPOSE, SUCH PERSON MAY NEED TO ENSURE THAT A VERBATIM RECORD OF THE PROCEEDINGS IS MADE WHICH INCLUDES THE TESTIMONY AND EVIDENCE UPON WHICH THE APPEAL IS TO BE BASED.

City of Clermont

P.O. BOX 120219, CLERMONT, FLORIDA 34712-0219

VIOLATION NOTICE

August 10, 2018

Violation # C2018-000336

To: ALSHOUSE KATHY JO
PO BOX 712
LADY LAKE, FL 32158

Violation/Property address: WEST HIGHWAY 50, CLERMONT FL 34711.

You are hereby notified that you are in violation of the referenced section of the City of Clermont Code of Ordinances for the parcel located at WEST HIGHWAY 50. IN REFERENCE TO; CODE ENFORCEMENT RECEIVED A COMPLAINT THAT THE PROPERTY WAS OVERGROWN WITH WEEDS AND GRASS. OFFICERS CONDUCTED AN INSPECTION AND FOUND THE PROPERTY TO BE IN VIOLATION.

Compliance with the Violation(s) listed will be when the following condition(s) are met: PROPERTY MUST BE MOWED AND CLEARED OF ALL GRASS AND WEEDS. LOT WAS MUST BE MAINTAINED IN ACCORDANCE WITH THE ORDINANCES AND CODES LISTED ABOVE.

Type of Violation: Property Maintenance Section 122-344

(i) Property maintenance. It is the duty and obligation of the owner and occupant of all real property in the city to help preserve and protect the public health and general welfare of all residents and their property by keeping their respective lots, parcels or tracts of land, adjacent sidewalks and parkways free from all filth, trash, weeds, dirt, leaves, grass and rubbish and to keep down by mowing, cutting or removal such vegetation and detrimental materials.

Type of Violation: Sanitation Section 302-IPMC

All exterior property and premises shall be maintained in a clean, safe, and sanitary condition.

Type of Violation: Vacant Structures and Lands Section 301.3-IPMC

All vacant structures and premises thereof or vacant land shall be maintained in a clean, safe, secure and sanitary condition.

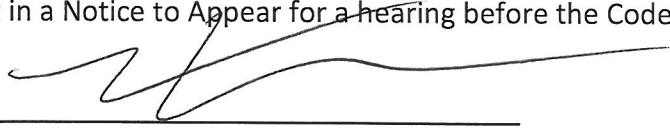
Type of Violation: Weeds Section 302.4-IPMC

All premises and exterior property shall be maintained free from weeds or plant growth in excess of 18 inches.

Please contact me at (352)241-7304 or MREUSCH@CLERMONTFL.ORG when you comply, so an inspection to determine compliance can be scheduled.

You are directed to take action by SEPTEMBER 2ND, 2018. Failure to remedy the violation within the allotted time will result in a Notice to Appear for a hearing before the Code Enforcement Special Magistrate.

By:

A handwritten signature in black ink, appearing to read 'Matthew Reusch', is written over a horizontal line.

MATTHEW REUSCH
Code Enforcement Officer

Code Enforcement Special Magistrate
City of Clermont

**NOTICE OF HEARING
CHANGE OF DATE**

CITY OF CLERMONT,

Petitioner

Case No. C2018-000336

vs.

ALSHOUSE KATHY JO

Respondent

Pursuant to Section 2-206 of the Code of the City of Clermont, Florida, you are hereby notified that a Public Hearing will be conducted in the above-styled cause, pending and undetermined by the Code Enforcement Special Magistrate on:

NOVEMBER 27TH AT 1:30PM

at

**685 West Montrose Street, Clermont, Florida.
Council Chambers of City Hall**

The Special Magistrate will receive testimony and evidence at said Public Hearing and shall make such findings of fact as are supported by the testimony and evidence pertaining to the matters alleged in the Violation Notice. If the violation is corrected and then recurs, or if the violation is not corrected by the time specified by the Code Enforcement Officer in his/her Statement of Violation, this case may be presented to the Special Magistrate even if the violation has been corrected prior to the hearing.

Any letters, lists, pictures of items displayed, presented or handed out at a public meeting for any City Commission, Board, Council or City public meeting, must be left with the recording clerk at the meeting at that time. No cell phone or electronic displays are permitted unless a printed copy is supplied at that time to the recording clerk.

I hereby certify that a true and correct copy of the above and foregoing Notice of Hearing has been furnished by Certified Mail/Personal Service to Respondent, ALSHOUSE KATHY JO.
Certified Mail/Return Receipt Requested #

BY:



Matthew Reusch, Code Enforcement Officer
this 25th day of October, 2018

IF A PERSON DESIRES TO APPEAL ANY DECISION WITH RESPECT TO ANY MATTER CONSIDERED AT THESE PROCEEDINGS, SUCH PERSON WILL NEED A RECORD OF THE PROCEEDINGS AND THAT, FOR THIS PURPOSE, SUCH PERSON MAY NEED TO ENSURE THAT A VERBATIM RECORD OF THE PROCEEDINGS IS MADE WHICH INCLUDES THE TESTIMONY AND EVIDENCE UPON WHICH THE APPEAL IS TO BE BASED.

Code Enforcement Special Magistrate

City of Clermont

NOTICE OF HEARING

Change of Date

CITY OF CLERMONT,

Petitioner

Case No. C2018-000393

vs.

VERMA DEEPAK

Respondent

Pursuant to Section 2-206 of the Code of the City of Clermont, Florida, you are hereby notified that a Public Hearing will be conducted in the above-styled cause, pending and undetermined by the Code Enforcement Special Magistrate on:

November 27th, 2018 at 1:30

at

685 West Montrose Street, Clermont, Florida.

Council Chambers of City Hall

The Special Magistrate will receive testimony and evidence at said Public Hearing and shall make such findings of fact as are supported by the testimony and evidence pertaining to the matters alleged in the Violation Notice. If the violation is corrected and then recurs, or if the violation is not corrected by the time specified by the Code Enforcement Officer in his/her Statement of Violation, this case may be presented to the Special Magistrate even if the violation has been corrected prior to the hearing.

Any letters, lists, pictures of items displayed, presented or handed out at a public meeting for any City Commission, Board, Council or City public meeting, must be left with the recording clerk at the meeting at that time. No cell phone or electronic displays are permitted unless a printed copy is supplied at that time to the recording clerk.

I hereby certify that a true and correct copy of the above and foregoing Notice of Hearing has been furnished by Certified Mail/Personal Service to Respondent, VERMA DEEPAK.

Certified Mail/Return Receipt Requested #

BY:



Matthew Reusch, Code Enforcement Officer
this 25th day of October, 2018

IF A PERSON DESIRES TO APPEAL ANY DECISION WITH RESPECT TO ANY MATTER CONSIDERED AT THESE PROCEEDINGS, SUCH PERSON WILL NEED A RECORD OF THE PROCEEDINGS AND THAT, FOR THIS PURPOSE, SUCH PERSON MAY NEED TO ENSURE THAT A VERBATIM RECORD OF THE PROCEEDINGS IS MADE WHICH INCLUDES THE TESTIMONY AND EVIDENCE UPON WHICH THE APPEAL IS TO BE BASED.

City of Clermont

P.O. BOX 120219, CLERMONT, FLORIDA 34712-0219

VIOLATION NOTICE

September 13, 2018

Violation # C2018-000393

To: VERMA DEEPAK
33 MULBERRY DR
MANALAPAN, NJ 11545

Violation/Property address: 245 HARBOUR COVE WAY, CLERMONT FL, 34711

You are hereby notified that you are in violation of the referenced section of the City of Clermont Code of Ordinances for the parcel located at 245 HARBOUR COVE WAY, CLERMONT FL 34711. IN REFERENCE TO; CODE ENFORCEMENT RECEIVED A COMPLAINT RELATING TO A POSSIBLE STRUCTURAL ISSUE AT THIS ADDRESS. BUILDING INSPECTORS AND CODE ENFORCEMENT OFFICER CONDUCTED AN INSPECTION AND FOUND THE PROPERTY TO BE IN VIOLATION.

Compliance with the Violation(s) listed will be when the following condition(s) are met: CONTACT MARK GRENIER, BUILDING OFFICIAL FOR THE CITY OF CLERMONT AT (352)241-7311 FOR FURTHER INFORMATION ON WHAT IS NEEDED TO CORRECT THIS ISSUE.

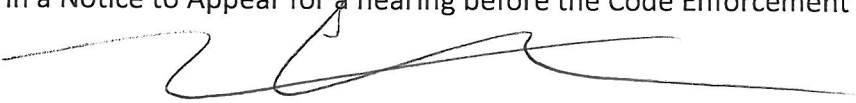
Type of Violation: Unsafe Structure Section 108.1.1 -IPMC

A Structure found to be dangerous to the life, health, property or safety of the public, or is so damaged, decayed, dilapidated, structurally unsafe or unstable foundation, that partial or complete collapse is possible.

Please contact me at (352) 241-7304 or MREUSCH@CLERMONTFL.ORG OR MARK GRENIER AT (352)241-7311 UPON RECEIPT OF THIS VIOLATION NOTICE, so an inspection to determine compliance can be scheduled.

You are directed to take action by SEPTEMBER 20TH, 2018. Failure to remedy the violation within the allotted time will result in a Notice to Appear for a hearing before the Code Enforcement Special Magistrate.

By:



Matthew Reusch
Code Enforcement Officer