Cocoa Police Department
Code Enforcement Division
1226 W King Street
Cocoa, FL 32922

AGENDA
CODE ENFORCEMENT BOARD
REGULAR MEETING
65 STONE STREET
February 16, 2023
6:00 PM

OPENING MATTERS:

Call to Order
Pledge of Allegiance
Roll Call
Swearing in Officers

APPROVAL OF AGENDA AND MINUTES:

1. Approval of Meeting Agenda: February 16, 2023
2. Approval of Minutes for January 19, 2023
3. Submittal of Document Packet

CASES:

1. **CE-22-0058** **5555 Highway 524** **Officer Gonzalez**

NOV Mailed: 3/1/2022 **NOH Mailed**: 1/26/2023 - Certified Mail

NOH Posting Date: 1/26/2023

Property Owner: AAO STORES LLC

Violations Cited:

Business Tax Receipt Ch 12 Sec. 12-1 (a)(b)

Temp Storage, App A Art. XIII Sec 30 (a)(3)

Storing Outdoors, Ch 6 Sec. 6-900 (b)(11)

District and Intent – C-F, General Commericial District Art XI Sec. 12

In the matter Code Enforcement Board Case Number CE 22-0058, staff recommends that the property owner mentioned above is found to be in violation of the above mentioned violations and that the owner correct the violations by 3/18/2023 (30 days) or a fine of $100.00 per day be imposed until compliance is achieved.

2. **CE-22-0587** **1231 Jackson St** **Officer Gonzalez**

NOV Mailed: 8/30/2022 **NOH Mailed**: 1/26/2023 - Certified Mail

NOH Posting Date: 1/26/2023

Property Owner: LONGHI, PETER ALAN

Violations Cited:

Accum. Of Trash and Litter Ch 6 Sec. 6-900 (b)(1)a-d

Exterior General Condition Ch 6 Sec. 6-1003 (a)

Permit Required App A Art. XV Sec 2 (a)

Roofs & Drainage, Ch 6 Sec. 6-1003 (g)

In the matter Code Enforcement Board Case Number CE 22-0587, staff recommends that the property owner mentioned above is found to be in violation of the above mentioned violations and that the owner correct the violations by 3/18/2023 (30 days) or a fine of $100.00 per day be imposed until compliance is achieved.

3. **CE-22-0588** **1233 Jackson St** **Officer Gonzalez**

NOV Mailed: 8/30/2022 **NOH Mailed**: 1/26/2023 - Certified Mail

NOH Posting Date: 1/26/2023

Property Owner: CHATTIN, GARRY L

Violations Cited:

Exterior General Condition Ch 6 Sec. 6-1003 (a)

Storing Vehicles, Ch 6 Sec. 6-900 (b)(8)

Permit Required App A Art. XV Sec 2 (a)

District and Intent – RU – 1-7, Single-Family Residence App. A Art. XI, Sec. 3.

In the matter Code Enforcement Board Case Number CE 22-0588, staff recommends that the property owner mentioned above is found to be in violation of the above mentioned violations and that the owner correct the violations by 3/18/2023 (30 days) or a fine of $100.00 per day be imposed until compliance is achieved.

4. **CE-22-0590** **501 S Wilson Ave** **Officer Gonzalez**

NOV Mailed: 8/30/2022 **NOH Mailed**: 1/26/2023 - Certified Mail

NOH Posting Date: 1/26/2023

Property Owner: SCHROETER, NIGEL K J

Violations Cited:

Parking in Yard Ch 6 Sec. 6-900 (b)(9)

Exterior General Condition Ch 6 Sec. 6-1003 (a-p)

Storing Junk or Autos, Ch 6 Sec. 6-902 (b)(1)(2)

Storage of Rec. Vehicles, App A Art. XIII Sec 14 (a-d)

Trailers In Yard, Ch 6 Sec. 6-900 (b)(15)

Storing Outdoors, Ch 6 Sec. 6-900 (b)(11)

Permit Required App A Art. XV Sec 2 (a)

In the matter Code Enforcement Board Case Number CE 22-0590, staff recommends that the property owner mentioned above is found to be in violation of the above mentioned violations and that the owner correct the violations by 3/18/2023 (30 days) or a fine of $175.00 per day be imposed until compliance is achieved.

5. **CE-22-0611** **1052 Park Dr** **Officer Gonzalez**

NOV Mailed: 6/27/2022 **NOH Mailed**: 1/26/2023 - Certified Mail

NOH Posting Date: 1/26/2023

Property Owner: DODD, JAMES E

Violations Cited:

Roofs & Drainage, Ch 6 Sec. 6-1003 (g)

Weeds, Ch 6 Sec. 6-1001(d)

Permit Required App A Art. XV Sec 2 (a)

In the matter Code Enforcement Board Case Number CE 22-0611, staff recommends that the property owner mentioned above is found to be in violation of the above mentioned violations and that the owner correct the violations by 3/18/2023 (30 days) or a fine of $75.00 per day be imposed until compliance is achieved.

6. **CE-22-0615** **1235 Holmes St** **Officer Gonzalez**

NOV Mailed: 9/1/2022 **NOH Mailed**: 1/26/2023 - Certified Mail

NOH Posting Date: 1/26/2023

Property Owner: DENNIS, JOHNNY R

Violations Cited:

Exterior General Condition Ch 6 Sec. 6-1003 (a)

Storing Outdoors, Ch 6 Sec. 6-900 (b)(11)

Roofs & Drainage, Ch 6 Sec. 6-1003 (g)

In the matter Code Enforcement Board Case Number CE 22-0615, staff recommends that the property owner mentioned above is found to be in violation of the above mentioned violations and that the owner correct the violations by 3/18/2023 (30 days) or a fine of $75.00 per day be imposed until compliance is achieved.

7. **CE-22-0820** **122 Rosa L Jones Dr** **Officer Gonzalez**

NOV Mailed: 11/17/2022 **NOH Mailed**: 1/26/2023 - Certified Mail

NOH Posting Date: 1/26/2023

Property Owner: BOYD, ROBERT

Violations Cited:

Permit Required App A Art. XV Sec 2 (a)

In the matter Code Enforcement Board Case Number CE 22-0820, staff recommends that the property owner mentioned above is found to be in violation of the above mentioned violations and that the owner correct the violations by 3/18/2023 (30 days) or a fine of $25.00 per day be imposed until compliance is achieved.

8. **CE-22-0627** **3675 Shellie Ct** **Officer Folger**

NOV Mailed: 9/13/2022 **NOH Mailed**: 1/4/2023 - Certified Mail

NOH Posting Date: 1/4/2023

Property Owner: WILSON, TORI

Violations Cited:

Permit Required App A Art. XV Sec 2 (a)

Parking in Yard Ch 6 Sec. 6-900 (b)(9)

Storing Junk or Autos, Ch 6 Sec. 6-902 (b)(1)(2)

In the matter Code Enforcement Board Case Number CE 22-0627, staff recommends that the property owner mentioned above is found to be in violation of the above mentioned violations and that the owner correct the violations by 3/18/2023 (30 days) or a fine of $75.00 per day be imposed until compliance is achieved.

9. **CE-22-0742** **2422 Stanford Dr** **Officer Folger**

NOV Mailed: 10/13/2022 **NOH Mailed**: 1/4/2023 - Certified Mail

NOH Posting Date: 1/4/2023

Property Owner: ROTTA, CHRISTINE

Violations Cited:

Weeds, Ch 6 Sec. 6-1001(d)

In the matter Code Enforcement Board Case Number CE 22-0742, staff recommends that the property owner mentioned above is found to be in violation of the above mentioned violations and that the owner correct the violations by 3/18/2023 (30 days) or a fine of $25.00 per day be imposed until compliance is achieved.

10. **CE-22-0491** **1412 Hillsdale Dr** **Officer Buonocore**

NOV Mailed: 8/9/2022 **NOH Mailed**: 1/4/2023 - Certified Mail

NOH Posting Date: 1/4/2023

Property Owner: PARTON, JACK

Violations Cited:

Sec. 20-58 Parking buses, large trucks in residential areas or on street

In the matter Code Enforcement Board Case Number CE 22-0491, staff recommends that the property owner mentioned above is found to be in violation of the above mentioned violations and that the owner correct the violations by 3/18/2023 (30 days) or a fine of $25.00 per day be imposed until compliance is achieved.

11. **CE-22-0645** **1048 Avon Pl** **Officer Buonocore**

NOV Mailed: 9/16/2022 **NOH Mailed**: 1/11/2023 - Certified Mail

NOH Posting Date: 1/11/2023

Property Owner: OBLER, EDDIE

Violations Cited:

Roofs & Drainage, Ch 6 Sec. 6-1003 (g)

In the matter Code Enforcement Board Case Number CE 22-0645, staff recommends that the property owner mentioned above is found to be in violation of the above mentioned violations and that the owner correct the violations by 3/18/2023 (30 days) or a fine of $25.00 per day be imposed until compliance is achieved.

12. **CE-22-0768** **1110 W Hillcrest Dr** **Officer Buonocore**

NOV Mailed: 10/19/2022 **NOH Mailed**: 1/4/2023 - Certified Mail

NOH Posting Date: 1/4/2023

Property Owner: PRESKITT, STANLEY M; PRESKITT, VERNA LOU ESTATE

Violations Cited:

Accum. Of Trash and Litter Ch 6 Sec. 6-900 Storing Junk or Auto, Ch 6 Sec. 6-902 (b)(1)(2) (b)(1)a-d

In the matter Code Enforcement Board Case Number CE 22-0768, staff recommends that the property owner mentioned above is found to be in violation of the above mentioned violations and that the owner correct the violations by 3/18/2023 (30 days) or a fine of $50.00 per day be imposed until compliance is achieved.

NON-COMPLIANCE CASES:

1. CE-22-0238 **Tax ID: 2456317** **Officer Gonzalez**

Hearing Date: 8/18/2022 **Compliance Date**: 12/17/2022

Complied on: N/A

Property Owner: AUBUCHON, GERARD E

Violations Cited:

Permit Required, App A Art. XV Sec. 2(a) *Site Plan Approval Required, App. A Art XIII, 1 (B)*

In the matter Code Enforcement Board Case Number CE 22-0238, staff recommends that the property owner mentioned above is found to be in non-compliance.

2. CE-22-0164 Tax ID: 2413928 Officer Gonzalez

Hearing Date: 9/15/2022 **Compliance Date**: 10/15/2022

Complied on: N/A

Property Owner: TIDAL WAVE ROOFING INC.

Violations Cited:

Storing Junk or Autos, Ch. 6 Sec. 6-902 (b) (1) (2)

Permit Required, App. A Art. XV Sec. 2 (a)

Weeds, Ch. 6 Sec. 6-1001 (d)

Site Plan Approval Required, App. A Art. XIII, Sec. 1(B)

In the matter Code Enforcement Board Case Number CE 22-0164, staff recommends that the property owner mentioned above is found to be in non-compliance.

3. CE-22-0260 907 Fern Ave Officer Gonzalez

Hearing Date: 10/20/2022 **Compliance Date**: 11/19/2022

Complied on: N/A

Property Owner: MIDDLETON, KATIE V

Violations Cited:

Storing Junk or Autos, Ch. 6 Sec. 6-902 (b) (1) (2)

Storing Outdoors, Ch. 6 Sec. 6-900 (b) (11)

In the matter Code Enforcement Board Case Number CE 22-0260, staff recommends that the property owner mentioned above is found to be in non-compliance.

4. CE-22-0543 117 Sara Lou Cir Officer Gonzalez

Hearing Date: 10/20/2022 **Compliance Date**: 11/19/2022

Complied on: N/A

Property Owner: COCOA DUPLEX VILLAS LLC

Violations Cited:

Accum. Of Trash and Litter, Ch. 6 Sec. 6-900 (b) (1) a-d

Trailers In Yard, Ch. 6 Sec. 6-900 (b) (15)

Storing Junk or Autos, Ch. 6 Sec. 6-902 (b) (1) (2)

In the matter Code Enforcement Board Case Number CE 22-0543, staff recommends that the property owner mentioned above is found to be in non-compliance.

5. CE-21-0587 Tax ID: 2425074 Officer Gonzalez

Hearing Date: 8/18/2022 **Compliance Date**: 9/17/2022

Complied on: N/A

Property Owner: COLEMAN, ANDREW

Violations Cited:

Permit Required, App A Art. XV Sec. 2(a)

Accum. Of Trash and Litter, Ch. 6 Sec. 6-900 (b) (1) a-d

Weeds, Ch. 6 Sec. 6-1001 (d)

In the matter Code Enforcement Board Case Number CE 21-0587, staff recommends that the property owner mentioned above is found to be in non-compliance.

NEW BUSINESS

None

LIEN REDUCTIONS:

1. CE-16-0772 – 714 Johnson St

2. CE-21-0674 – 1206 N Cocoa Blvd

3. CE-21-0675 – 1202 N Cocoa Blvd

Manager Announcements:

None

OTHER BUSINESS:

None

NEXT MEETING:

The next regular meeting of the Code Enforcement Board will be held on March 16, 2023.

ADJOURNMENT:

Notice to Public:

This meeting may include the attendance of one (1) or more members of the Cocoa City Council who may or may not participate in the Board discussions held at this public hearing.

All persons and parties are hereby advised that if they should decide to appeal any decision made by this Board with respect to any matter considered at this hearing, they will need a record of the proceedings and that for such purpose, affected persons 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 to be based.

The facility where this public hearing will be held is accessible to the physically handicapped. Interested parties are hereby advised that they may appear at said meeting and be heard with respect to the application. Written comment from the public with regard to the application will also be accepted.

Information pertaining to the above may be inspected at the [Code Enforcement Board] at [65 Stone St.] Cocoa, Florida between 8:00 a.m. and 5:00 p.m., Monday through Friday, beginning the Friday before the Board Meeting February 16, 2023, or by calling [321-433-8508].