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

AGENDA
CODE ENFORCEMENT BOARD
REGULAR MEETING
65 STONE STREET
April 15, 2021
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: April 15, 2021
2. Approval of Minutes for: March 18, 2021
3. Submit to the record of all documents & notices for all cases on the Agenda.

NEW BUSINESS

None

CASES:

1. 20-997 601 Lucas Lane Officer Murdick

NOV Mailed: 8/21/2020 **NOH Mailed**: 4/1/2021 - Certified Mail

NOH Posting Date: 4/1/2021

Property Owner: **Adamson Family Trust**

Violations Cited:

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

XXIII.Permit Required (fences) App A Art. XIII Sec 5 (c)

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

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

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

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

In the matter Code Enforcement Board Case Number CE 20-997 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 5/15/2021 (30 days) or a fine of $150.00 per day be imposed until compliance is achieved.

2. 20-1027 301 S Cocoa Blvd. Officer Murdick

NOV Mailed: 7/23/2020 **NOH Mailed**: 4/1/2021 - Certified Mail

NOH Posting Date: 4/1/2021

Property Owner: **Biscaya Cocoa Holdings Llc**

Violations Cited:

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

XV.Maint of Struct/Grounds Ch 6 Sec. 6-900 (b)(4) a-c

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

In the matter Code Enforcement Board Case Number CE 20-1027 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 5/15/2021 (30 days) or a fine of $75.00 per day be imposed until compliance is achieved.

3. 20-1200 **418 Churchill Drive** **Officer Murdick**

NOV Mailed: 10/23/2020 **NOH Mailed**: 4/1/2021 - Certified Mail

NOH Posting Date: 4/1/2021

Property Owner: **Tinker Creek Llc**

Violations Cited:

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

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

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

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

In the matter Code Enforcement Board Case Number CE 20-1200 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 5/15/2021 (30 days) or a fine of $100.00 per day be imposed until compliance is achieved.

4. 20-1254 **616 S Cocoa Blvd.** **Officer Murdick**

NOV Mailed: 10/7/2020 **NOH Mailed**: 4/1/2021 - Certified Mail

NOH Posting Date: 4/1/2021

Property Owner: **BRITTANY LEE CHERUP REVOCABLE LIVING TRUST**

Violations Cited:

ARTICLE II. - SIGN REGULATIONS, Sec. 3-21. -
Prohibited signs and features

In the matter Code Enforcement Board Case Number CE 20-1254 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 5/15/2021 (30 days) or a fine of $25.00 per day be imposed until compliance is achieved

5. 20-1371 722 Johnson Street Officer Murdick

NOV Mailed: 12/2/2020 **NOH Mailed**: 4/1/2021 - Certified Mail

NOH Posting Date: 4/1/2021

Property Owner: **Coleman, Alphonso**

Violations Cited:

I.Accessory Structures Ch 6 Sec. 6-1001 (g)

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

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

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

APP. A, ART. XI, Sec. 3. - District and intent—RU-1-7, Single-Family Residential District.

In the matter Code Enforcement Board Case Number CE 20-1371 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 5/15/2021 (30 days) or a fine of $125.00 per day be imposed until compliance is achieved.

6. 20-1374 200 N Cocoa Blvd Officer Murdick

NOV Mailed: 12/1/2020 **NOH Mailed**: 4/1/2021 - Certified Mail

NOH Posting Date: 4/1/2021

Property Owner: **Hevia, Leonard**

Violations Cited:

XV.Maint of Struct/Grounds Ch 6 Sec. 6-900 (b)(4) a-c

Storm drainage, Ch 6, Art. III, Sec. 6-1206

In the matter Code Enforcement Board Case Number CE 20-1374 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 5/15/2021 (30 days) or a fine of $50.00 per day be imposed until compliance is achieved.

7. 21-0018 409 Delannoy Avenue Officer Murdick

NOV Mailed: 1/13/2021 **NOH Mailed**: 4/1/2021 - Certified Mail

NOH Posting Date: 4/1/2021

Property Owner: **PARK & STEPHAN PROPERTIES INC**

Violations Cited:

II.Accum. Of Trash and Litter Ch 6 Sec. 6-900 XXXIII.Storing Outdoors, Ch 6 Sec. 6-900 (b)(11) (b)(1)a-d

In the matter Code Enforcement Board Case Number CE 21-0018 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 5/15/2021 (30 days) or a fine of $50.00 per day be imposed until compliance is achieved.

8. 21-0019 101 Harrison Street Officer Murdick

NOV Mailed: 1/13/2021 **NOH Mailed**: 4/1/2021 - Certified Mail

NOH Posting Date: 4/1/2021

Property Owner: **STEPHAN PROPERTIES INC**

Violations Cited:

II.Accum. Of Trash and Litter Ch 6 Sec. 6-900 XXXIII.Storing Outdoors, Ch 6 Sec. 6-900 (b)(11) (b)(1)a-d

In the matter Code Enforcement Board Case Number CE 21-0019 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 5/15/2021 (30 days) or a fine of $50.00 per day be imposed until compliance is achieved.

9. 21-0024 513 Washington Street Officer Murdick

NOV Mailed: 1/15/2021 **NOH Mailed**: 4/1/2021 - Certified Mail

NOH Posting Date: 4/1/2021

Property Owner: **DUBOSE, PESSIE MAE**

Violations Cited:

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

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

In the matter Code Enforcement Board Case Number CE 21-0024 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 5/15/2021 (30 days) or a fine of $50.00 per day be imposed until compliance is achieved.

10. 19-785 704 Ixora Avenue Officer Murdick

NOV Mailed: 12/14/2020 **NOH Mailed**: 4/1/2021 - Certified Mail

NOH Posting Date: 4/1/2021

Property Owner: **Hughes, Minnie Lee**

Violations Cited:

I.Accessory Structures Ch 6 Sec. 6-1001 (g)

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

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

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

In the matter Code Enforcement Board Case Number CE 19-785 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 5/15/2021 (30 days) or a fine of $100.00 per day be imposed until compliance is achieved.

11. Repeat 21-66 **1238 Amherst Ct.** **Officer Murdick**

NOV Mailed: 3/1/2021 **NOH Mailed**: 3/1/2021 - Certified Mail

NOH Posting Date: 3/1/2021

Property Owner: **JOHNSON, LELA**

Violations Cited:

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

In the matter Code Enforcement Board Case Number CE 21-66 staff recommends that the property owner mentioned above is found to be in repeat violation of the above mentioned violations and that the owner correct the violations immediately or a fine of $500.00 per day be imposed from the date of March 1, 2021 until compliance is achieved.

NON-COMPLIANCE:

1. 20-1055 **1104 Montclair Road** **Officer Murdick**

NOV: 08/05/2020 **Hearing Date**: 2/18/2021 **Compliance Date**: 3/18/2021

Complied on: N/A

Property Owner: Somerset, Senella B

Violations Cited:

XXIX.Roofs & Drainage, Ch 6 Sec. 6-1003 (g) *XXXIII.Storing Outdoors, Ch 6 Sec. 6-900 (b)(11)*

In the matter Code Enforcement Board Case Number CE 20-1055, staff recommends that the property owner mentioned above is found to be in non-compliance.

2. 20-1061 **1307 Dixon Blvd** **Officer Murdick**

NOV: 12/16/2020 **Hearing Date**: 2/18/2021 **Compliance Date**: 3/18/2021

Complied on: N/A

Property Owner: Wild, Jarret

Violations Cited:

XXXV.Trailers In Yard, Ch 6 Sec. 6-900 (b)(15) *V.Business Tax Receipt Ch 12 Sec. 12-1 (a)(b)*

XXVII.Protective Treatment, Ch 6 Sec. 6-1003 (b) *XX.Parking in Yard Ch 6 Sec. 6-900 (b)(9)*

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

In the matter Code Enforcement Board Case Number CE 20-1061, staff recommends that the property owner mentioned above is found to be in non-compliance.

3. 20-1325 **1124 & 1126 Lake Drive** **Officer Murdick**

NOV: 10/29/2020 **Hearing Date**: 2/18/2021 **Compliance Date**: 3/18/2021

Complied on: N/A

Property Owner: Land Trust Management Services, Inc Trustee

Violations Cited:

V.Business Tax Receipt Ch 12 Sec. 12-1 (a)(b) *IX.Exterior General Condition Ch 6 Sec. 6-1003 (a)*

In the matter Code Enforcement Board Case Number CE 20-1325, staff recommends that the property owner mentioned above is found to be in non-compliance.

4. 20-1157 1221 Cypress Lane Officer Murdick

NOV: 9/8/2020 **Hearing Date**: 11/19/2020 **Compliance Date**: 12/19/2020

Complied on: N/A

Property Owner: Silver Enterprises Services LLC.

Violations Cited:

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

XVII.Maint. of Interior Struct Ch 6 Sec. 6-1004 (a)

XXIV.Pools and Spas Ch 6 Sec. 6-1002 (a)

I.Accessory Structures Ch 6 Sec. 6-1001 (g)

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

XI.Fail to Secure Struct Ch 6 Sec. 6-900 (b)(7)

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

XXVI.Premises Identification Ch 6 Sec. 6-1003 (c)

Wrongful Disposal of Excrement etc on property or into natural inlet Art.I Sec 22-4

In the matter Code Enforcement Board Case Number CE 20-1157, staff recommends that the property owner mentioned above is found to be in non-compliance.

Lien Reductions:

1. CE-12-734 – 1268 Amherst Ct.

Manager Announcements:

None

OTHER BUSINESS:

None

NEXT MEETING:

The next regular meeting of the Code Enforcement Board will be held on May 20, 2021.

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 April 15, 2021, or by calling [321-433-8508].