

SEMINOLE COUNTY GOVERNMENT

COUNTY SERVICES BUILDING
1101 EAST FIRST STREET
SANFORD, FLORIDA 32771-1468



Meeting Minutes (Final) - Final

Thursday, August 11, 2016

1:30 PM

BCC Chambers

Code Enforcement Special Magistrate

I CALL TO ORDER

The Special Magistrate called the meeting to order at 1:30 P.M.

Others Present:

Patt Hughes, Clerk to the Special Magistrate

Tammy Brushwood, Office Supervisor

Cara Hill, Seminole County Code Enforcement Officer

Vinny Bavaro, Seminole County Code Enforcement Officer

Dallas Wolford

II OPENING STATEMENT

III SWEARING IN OF WITNESSES

Tom Helle, Seminole County Building Inspector

Joann Tamulonis, Seminole County Code Enforcement Officer

Ed Meixsell, Respondent, Case 16-08-CESM

Christopher Surmacz, Respondent, Case 16-15-CESM

Lisa Surmacz, Respondent, Case 16-15-CESM

Maureen C. Hall, Respondent, Case 16-17-CESM

IV HEARINGS -

16-04-CESM

Contd

JOSEPH M. WELLS

MORGAN T. VOKE

1280 AMANDA ST., ALTAMONTE SPRINGS, FL 32701

(Commission District 4)

Tax Parcel ID # 18-21-30-501-0200-0120

Code Enforcement Officer: Tom Helle, Inspector

Notice of Hearing: Certified

Violation:

1. Seminole County Code Chapter 40, Appendix "A", Section 105.1

Construction without the required permits

This case was originally heard by the Special Magistrate on July 14, 2016, and an Order was entered continuing this case until the August 11, 2016 meeting.

Tom Helle, Building Inspector, was present at the hearing and testified on behalf of the County. Mr. Helle stated that he would be willing to continue this case until the November 10, 2016 meeting. He stated that he knows the Respondent is working to get a "vacate" from the County on the parcel next to their property, and this can take some time.

Joseph Wells & Morgan Voke, the Respondents were not present at this hearing.

LONNIE GROOT, SPECIAL MAGISTRATE, CONTINUED THIS CASE UNTIL THE NOVEMBER 10, 2016 HEARING.

[16-08-CESM](#)
[Spec Req](#)

MAGNOLIA GOLF CLUB HOLDING LLC
CHRISTOPHER C. SKAMBIS JR (Registered Agent)
600 SHADOWMOSS CIR, LAKE MARY FL 32746
(Commission District 5)
Tax Parcel ID # 03-20-29-5PG-FB00-0000
Code Enforcement Officer: Joann Tamulonis
Notice of Hearing: Certified

Violation:

1. Seminole County Code, Chapter 95, Sec. 95.4, as defined in Sec. 95.3 (h) It shall be unlawful for any person to accumulate, dump or cause or allow to be accumulated or dumped or cause or allow to be placed, or otherwise to cause or allow to exist on any lands or premises any nuisance as defined in Section 95.3 (h) - Any weed growth, grass growth, undergrowth or dead or living vegetative matter that is growing in an uncontrolled manner or is not regularly maintained, and is in excess of eight (8) inches in height as measured from the soil level.

This is a Special Request from the Respondent.

This Special Magistrate originally heard this case on July 14, 2016 and an Order was entered finding the Respondent in violation of the stated code and imposing a compliance date of August 5, 2016.

The Respondent is requesting an extension to the imposed compliance date, and that any fines accrued be rescinded.

Joann Tamulonis, Code Enforcement Officer was present at the hearing and indicated that she will respond after the Respondent testifies regarding his special request.

Ed Meixsell, the Respondent was present and did testify on his own behalf. He explained that he is asking for additional time to come into compliance and that the fines that have accrued since August 5, 2016, be rescinded.

Lonnie Groot, Special Magistrate asked Mr. Meixsell how much additional time he would need, and he stated he would like an additional two (2) weeks.

Mr. Groot asked Officer Tamulonis if she had any objections to allowing the additional time and she responded that she did not.

MR. GROOT GRANTED THE SPECIAL REQUEST FOR AN EXTENSION OF THE COMPLIANCE DATE TO AUGUST 25, 2016, AND RESCIND ANY FINES ACCRUED SINCE AUGUST 5, 2016.

16-07-CESM
New

DALLAS L. & ALMA B. WOLFORD
1550 SR 436, WINTER PARK, FL 32792
(Commission District 4)
Tax Parcel ID # 33-21-30-300-007B-0000
Inspector: Tom Helle, Inspector
Notice of Hearing: Certified

Violation:

1. Seminole County Code Chapter 40, Appendix "A", Section 105.1
Construction without the required permits.

Lonnie Groot, Special Magistrate asked Mr. Wolford, the Respondent, if he wanted to testify and he declined.

Tom Helle, Building Inspector, was present at the hearing and testified on behalf of the County. Mr. Helle entered into the record, Exhibit 1, detailing the case and photographs of the violation and stated that as of his last inspection on 8/10/16, the property was not in compliance.

Mr. Helle stated that the recommendation would be to comply by September 8, 2016, with a fine of \$50.00 per day if the violation continues or is repeated past September 8, 2016.

MR. GROOT FOUND THE VIOLATION HAS BEEN PROVEN AS ALLEGED BASED ON THE EVIDENCE AND ARGUMENT AS PRESENTED. MR. GROOT FURTHER ORDERED THAT THE RESPONDENT SHALL CORRECT THE VIOLATION ON OR BEFORE SEPTEMBER 8, 2016, AND IF THE RESPONDENT DOES NOT COMPLY WITH THIS ORDER, A FINE OF \$50.00 PER DAY WILL BE IMPOSED THEREAFTER.

[16-15-CESM](#)
[New](#)

CHRISTOPHER & LISA SURMACZ
6075 TWIN LAKES DR., OVIEDO, FL 32765
(Commission District 1)
Tax Parcel ID # 31-21-31-300-029B-0000
Inspector: Tom Helle, Inspector
Notice of Hearing: Posted

Violation:

1. Seminole County Code Chapter 40, Appendix "A", Section 105.1
Construction without the required permits.

Tom Helle, Building Inspector, was present at the hearing and testified on behalf of the County. Mr. Helle entered into the record, Exhibit 1, detailing the case and photographs of the violation and stated that as of his last inspection on 8/10/16, the property was not in compliance.

Mr. Helle stated that the recommendation would be to comply by September 8, 2016, with a fine of \$50.00 per day if the violation continues or is repeated past September 8, 2016.

Christopher & Lisa Surmacz, the Respondents were present and testified on their own behalf. She explained that the person they had hired to do the work was supposed to obtain all of the necessary permits. When they tried to contact him about finishing the work, and to get copies of the plans for the dock, they received no response. They filed a complaint with the State of Florida, as the contractor took their money but did not finish the job. They were advised by the State that the County Prosecutors Office would be looking into this. They are working with an engineer to draw up the plans for the dock, so they will be able to apply for, and obtain the necessary permits. They are asking for additional time, possibly until the end of September, in order to obtain the plans and apply for the permits. They don't have the money to pay for all of this right now, since the original contractor took their money and did not complete the work. The air conditioning unit, that was installed in February or March, was supposed to be included in the work the contractor was hired for.

Lonnie Groot, Special Magistrate asked Mr. Helle if the County would have an issue with allowing the Respondents additional time and he replied that he would not be in favor of allowing additional time.

Mr. & Mrs. Surmacz indicated that it would be difficult to comply in that time frame, but they would try.

Mr. Groot asked Mr. Helle what had been happening with this case in the last year and Mr. Helle explained there were other violations that have since been permitted, and now it is just the dock and the air conditioning unit that need permits. He stated that the original violation notice did not include the air conditioning unit and that he had amended the original violation notice to include it.

MR. GROOT FOUND THE VIOLATION HAS BEEN PROVEN AS ALLEGED BASED ON THE EVIDENCE AND ARGUMENT AS PRESENTED. MR. GROOT FURTHER ORDERED THAT THE RESPONDENT SHALL CORRECT THE VIOLATION ON OR BEFORE SEPTEMBER 8, 2016, AND IF THE RESPONDENT DOES NOT COMPLY WITH THIS ORDER, A FINE OF \$50.00 PER DAY WILL BE IMPOSED THEREAFTER.

[16-17-CESM](#)
[New](#)

**MAUREEN C. HALL
7010 CITRUS POINT CT, WINTER PARK, FL 32792
(Commission District 4)
Tax Parcel ID # 34-21-30-533-0000-0220
Inspector: Tom Helle, Inspector
Notice of Hearing: Certified**

Violation:

1. Seminole County Code Chapter 40, Appendix "A", Section 105.1
Construction without the required permits.

Tom Helle, Building Inspector, was present at the hearing and testified on behalf of the County. Mr. Helle entered into the record, Exhibit 1, detailing the case and photographs of the violation and stated that as of his last inspection on 8/10/16, the property was not in compliance. He indicated that the Respondent did apply for the permit, and if she were to go to the Building Department and pay for it, she can pick it up and then be in compliance.

Mr. Helle stated that the recommendation would be to comply by September 8, 2016, with a fine of \$50.00 per day if the violation continues or is repeated past September 8, 2016.

Maureen Hall, the Respondent was present and testified on her own behalf. She stated that she was not aware that the permit was ready. She will pick it up as soon as she is done with this hearing.

MR. GROOT FOUND THE VIOLATION HAS BEEN PROVEN AS ALLEGED BASED ON THE EVIDENCE AND ARGUMENT AS PRESENTED. MR. GROOT FURTHER ORDERED THAT THE RESPONDENT SHALL CORRECT THE VIOLATION ON OR BEFORE SEPTEMBER 8, 2016, AND IF THE RESPONDENT DOES NOT COMPLY WITH THIS ORDER, A FINE OF \$50.00 PER DAY WILL BE IMPOSED THEREAFTER.

[16-12-CESM](#)
[New](#)

**FETLAR LLC
CORPORATION SERVICE COMPANY (Registered Agent)
1160 ALBERTA ST., LONGWOOD, FL 32750
(Commission District 4)
Tax Parcel ID # 01-21-29-5CK-160B-0120
Inspector: Tom Helle, Inspector
Notice of Hearing: Certified**

Violation:

1. Seminole County Code Chapter 40, Appendix "A", Section 105.1
Construction without the required permits.

Tom Helle, Building Inspector, was present at the hearing and testified on behalf of the County. Mr. Helle entered into the record, Exhibit 1, detailing the case and photographs of the violation and stated that as of his last inspection on 8/10/16, the property was not in compliance.

Mr. Helle stated that the recommendation would be to comply by September 8, 2016, with a fine of \$50.00 per day if the violation continues or is repeated past September 8, 2016.

Fetlar LLC, the Respondents were not present at this hearing.

MR. GROOT FOUND THE VIOLATION HAS BEEN PROVEN AS ALLEGED BASED ON THE EVIDENCE AND ARGUMENT AS PRESENTED. MR. GROOT FURTHER ORDERED THAT THE RESPONDENT SHALL CORRECT THE VIOLATION ON OR BEFORE SEPTEMBER 8, 2016, AND IF THE RESPONDENT DOES NOT COMPLY WITH THIS ORDER, A FINE OF \$50.00 PER DAY WILL BE IMPOSED THEREAFTER.

16-16-CESM
New

**ALLISON DESANTO
3230 CAULFIELD ST., AOPKA, FL 32703
(Commission District 3)
Tax Parcel ID # 18-21-29-522-0C00-0090
Inspector: Tom Helle, Inspector
Notice of Hearing: Posted**

Violation:

1. Seminole County Code Chapter 40, Appendix "A", Section 105.1
Construction without the required permits.

Tom Helle, Building Inspector, was present at the hearing and testified that Staff had received a message from the Respondent requesting this case be continued as she had an emergency and would not be able to attend. Mr. Helle stated that he has no objection to continuing this case until September 8, 2016.

**LONNIE GROOT, SPECIAL MAGISTRATE, CONTINUED THIS CASE UNTIL THE
SEPTEMBER 8, 2016 HEARING.**

[16-18-CESM](#)
[New](#)

**GEORGE T. & AMBER L. SANDLAND
1225 WINDSOR AVE., LONGWOOD, FL 32750
(Commission District 4)
Tax Parcel ID # 01-21-29-5CK-040C-0190
Inspector: Tom Helle, Inspector
Notice of Hearing: Certified**

Violation:

1. Seminole County Code Chapter 40, Appendix "A", Section 105.1
Construction without the required permits.

Tom Helle, Building Inspector, was present at the hearing and testified on behalf of the County. Mr. Helle entered into the record, Exhibit 1, detailing the case and photographs of the violation and stated that as of his last inspection on 8/10/16, the property was not in compliance. He stated that the Respondent did apply for a permit this afternoon.

Mr. Helle stated that the recommendation would be to comply by September 8, 2016, with a fine of \$50.00 per day if the violation continues or is repeated past September 8, 2016.

George T. & Amber L. Sandland, the Respondents, were not present at this hearing.

**MR. GROOT FOUND THE VIOLATION HAS BEEN PROVEN AS ALLEGED BASED
ON THE EVIDENCE AND ARGUMENT AS PRESENTED. MR. GROOT FURTHER
ORDERED THAT THE RESPONDENT SHALL CORRECT THE VIOLATION ON OR
BEFORE SEPTEMBER 8, 2016, AND IF THE RESPONDENT DOES NOT COMPLY
WITH THIS ORDER, A FINE OF \$50.00 PER DAY WILL BE IMPOSED
THEREAFTER.**

CASES NOT HEARD

**16-14-CESM
Comp Prior**

**Complied Prior
ZOE KOUROUMOUSIS
715 BAYWOOD CIR., SANFORD, FL 32773
(Commission District 2)
Tax Parcel ID # 13-20-30-502-0000-0760
Inspector: Tom Helle, Inspector
Notice of Hearing: Certified**

Violation:

1. Seminole County Code Chapter 40, Appendix "A", Section 105.1
Construction without the required permits.

**16-13-CESM
Comp Prior**

**COLFIN AH-FL 8 LLC
CORPORATION SERVICE COMPANY (Registered Agent)
2843 N BERMUDA AVE., AOPKA, FL 32703
(Commission District 3)
Tax Parcel ID # 18-21-29-525-0000-2250
Inspector: Tom Helle, Inspector
Notice of Hearing: Posted**

Violation:

1. Seminole County Code Chapter 40, Appendix "A", Section 105.1
Construction without the required permits.

V APPROVAL OF THE MINUTES OF July 14, 2016

VI CONFIRMATION DATE OF NEXT MEETING: September 8, 2016

VII ADJOURN

There being no further discussion, this meeting was adjourned at 2:20 P.M.

RESPECTFULLY SUBMITTED:

Patricia A. Hughes
Code Enforcement Office

Lonnie Groot
Special Magistrate