

**TAB 2**



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Palmetto, Florida 34220-1209  
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February 8, 2012

Stacy E. Stinton  
Niel L. Stinton  
1315 6<sup>th</sup> Street West  
Palmetto, Florida 34221

Re: Code Enforcement Board Case No. 11-13

Dear Mr. and Mrs. Stinton:

The second public hearing for your case was scheduled to be heard at the January 31, 2012 meeting of the Code Enforcement Board. This letter is to advise you that it was necessary to cancel the January 31, 2012 hearing, and your hearing has been rescheduled to February 28, 2012 at 6:00 p.m. The hearing will be held in the Commission Chambers at Palmetto City Hall which is located at 516 8<sup>th</sup> Avenue West, Palmetto, Florida.

If you have any questions, you may contact me at 941-723-4500.

Sincerely,

Deanna Roberts  
Clerk of the Board

cc: William Strollo, Code Enforcement Director  
Charles W. Leonard, Chair, Code Enforcement Board  
David Persson, Code Enforcement Board Attorney



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**BEFORE THE CODE ENFORCEMENT BOARD  
OF THE CITY OF PALMETTO, FLORIDA**

**CERTIFIED MAIL/RETURN RECEIPT REQUESTED  
REGULAR MAIL**

**CITY OF PALMETTO**

A political subdivision of the  
State of Florida

**Petitioner,**

**vs.**

**Case No. 11-13**

Stacey E. Stinton  
Niel L. Stinton  
1315 6<sup>th</sup> Street West  
Palmetto, Florida 34221  
**Respondent**

**Violation Location:** 1315 6<sup>th</sup> Street West, Palmetto, Florida

**Legal Description:** LOT 3 LESS W 69 FT OF E 138 FT OF N 125 FT BLK 8  
ANOTHONY AD Township 34S, Range 17E, Section 14

**Parcel ID #:** 27380.1005/3

**ADMINISTRATIVE ORDER IMPOSING LIEN**

**THIS MATTER** came before the City of Palmetto Code Enforcement Board for Public Hearing on December 27, 2011 at 6:00 p.m. at Palmetto City Hall after due notice to the Respondent.

**FINDINGS OF FACT:**

The Code Enforcement Board of the City of Palmetto finds as a matter of fact that:

- There is a silver four door sedan parked on the west side of your property that is not properly registered.
- There is a red pick-up parked on the south side of your property that is not properly registered.

### CONCLUSIONS OF LAW:

1. The Code Enforcement Board is properly convened. Notice has been given and all conditions precedent have been satisfied.
2. Codes Violated: Palmetto Code of Ordinances, Chapter 16, Health and Sanitation, Article II Nuisances, Section 16-26, Section 16-26 (12) and Section 16-27(a), (b), & (c); Chapter 18 Junked, Wrecked, Abandoned Property, Section 18-1 and 18-3:

## ORDER

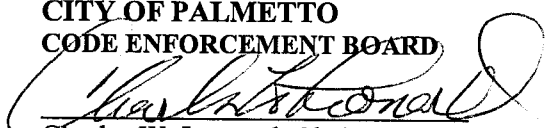
The Respondents, Stacey E. and Niel L. Stinton, are found in violation of the Palmetto Code of Ordinances as noticed and directed to bring the property into compliance within ten (10) days, or by January 6, 2012. If the aforementioned action is not taken by January 6, 2012, a fine of up to \$250.00 per day may be imposed for each day the violation continues past the date and time specified herein. The Respondent is entitled to notice and an opportunity to be heard prior to a fine being assessed. Administrative costs incurred by the City in the prosecution of this case in the amount of \$315.00, plus any applicable recording fees, are hereby assessed. Upon recording, such costs shall constitute a lien and shall continue with interest accruing. **A public hearing will be held on January 31, 2012 to determine if the violation has been corrected by the date certain.**

A certified copy of this Administrative Order may be recorded in the public records of the county and shall constitute notice to any subsequent purchasers, successors-in-interest or assigns if the violation concerns real property and the findings therein shall be binding upon the violator and, if the violation concerns real property, any subsequent purchasers, successors-in-interest or assigns.

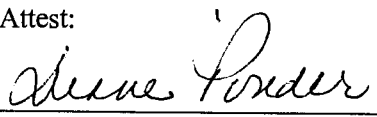
Any aggrieved party may appeal this Administrative Order to the Circuit Court in and for Manatee County. Such appeal shall not be a hearing *de novo*, but shall be limited to appellate review of the record created before the Code Enforcement Board. An appeal shall be filed within thirty (30) days of the execution of this Administrative Order

Done and ordered this 27<sup>th</sup> day of December, 2011.

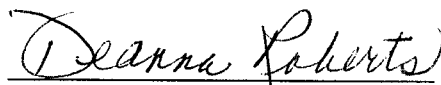
CITY OF PALMETTO  
CODE ENFORCEMENT BOARD

  
Charles W. Leonard, Chair

Attest:

  
Diane Ponder  
Deputy Clerk – Administration

I hereby certify that a true copy of the foregoing Administrative Order Imposing Lien has been furnished to the Respondents by Certified Mail/ Return Receipt Requested and by Regular Mail this 28<sup>th</sup> day of December, 2011.

  
Deanna Roberts, Clerk of the Board

**POINT PAPER CEB 11-13**  
**CODE ENFORCEMENT BOARD HEARINGS**  
**December 27, 2011**

**Neil L. Stinton and Stacey E. Stinton, 1315 6<sup>th</sup> Street West, Palmetto, Florida 34221:**

The property that is the subject of this code enforcement action is located at 1315 6th Street West, Palmetto, Florida, Parcel ID #27380.1005/3 Township 34S, Range 17E, Section 14.

The Respondents, Neil L. Stinton and Stacey E. Stinton, are identified as the owners of the property through the Manatee County Property Appraiser's and Tax Collector's web sites. This is residentially zoned property and currently occupied by the respondents.

A site inspection on October 19, 2011 revealed that the residential property located at 1315 6<sup>th</sup> Street West contained two abandoned vehicles. The west yard contained a silver Buick Century that did not have a tag displayed and the south yard contained a red Dodge Ram 3500 Duly with no tag displayed. A letter was mailed regular service on October 19, 2011, to the owners to repair and register or remove the vehicles from the property within seven (7) days. As of November 2, 2011, there had been no communication from the owners and the vehicles remained on the property in the same condition. A Notice of Violation was mailed to the owners of the property via regular and certified mail on November 2, 2011 to repair and register or remove the vehicles from the property within ten (10) days. As of November 14, 2011, the vehicles remained on the property in the same condition. The certified mail was not claimed by the owners, and the Notice of Violation was posted on the property and at City Hall on November 15, 2011. On November 29, 2011, the vehicles remained on the property in the same condition and the Administrative Hearing was scheduled for December 27, 2011. The Notice of Hearing was mailed certified and regular mail on December 5, 2011. A site visit on December 12, 2011 revealed that the vehicles remained unregistered in the yard. A check with the USPS website on December 13, 2011, revealed that the certified Notice of Hearing was unclaimed. The Notice of Hearing was posted on the property on December 13, 2011, and pictures were taken.

As of December 21, 2011, the vehicles remain on the property unregistered and inoperable and we have not received any communication from the owners.

**Recommendation:**

It is recommended that the Respondents, Neil L. Stinton and Stacey E. Stinton, be found in violation of City of Palmetto Code of Ordinances, and that they be directed to bring this property into compliance within ten (10) days. It is recommended that the City's costs for processing this case, plus any applicable recording fees be assessed against the respondents at this time.

**Total Costs to the City as of December 21, 2011:**

<b>Code Enforcement Officers</b>	<b>7 hours @ \$40.00/hour =</b>	<b>\$280.00</b>
<b>Administration Costs</b>	<b>1 hour @ \$35.00/hour =</b>	<b><u>35.00</u></b>
<b>Total Costs</b>		<b>\$315.00</b>