

TAB 1


Minutes
CODE ENFORCEMENT BOARD
October 30 2012
6:00 p.m.

Members Present:

Charlie Leonard, Chair
Robert Rotondo, Vice Chair
Tom Devito
Phil Hoffmann
Rose Quin-Bare
Bob Rickey
Robert Westbrook

Staff Present:

William Strollo, Code Enforcement Director
Whitney Chapman, Code Enforcement Officer
David Persson, Code Enforcement Board Attorney
Deanna Roberts, Clerk of the Board

 Mr. Leonard called the meeting to order at 6:00 p.m. A moment of silence was observed, followed by the Pledge of Allegiance.

 The roll was called. All members were present for the meeting.

 All persons testifying or speaking before the Board were duly sworn.

 1. APPROVAL OF AGENDA

MOTION: Mr. Rickey moved, Mrs. Quin-Bare seconded, and motion carried unanimously to approve the October 30, 2012 Agenda.


 2. CONSENT AGENDA

- A. Minutes: September 25, 2012
- B. Legal expenses through September 2012

MOTION: Mr. Rickey moved, Mrs. Quin-Bare seconded, and motion carried unanimously to approve the October 30, 2012 Consent Agenda.

The Respondent in Case B was present at the meeting so that case was moved up first on the agenda.

3. PUBLIC HEARINGS


 B. Case No. 12-09

SNI Group, Inc.
4217 Marlin Lane
Palmetto, FL 34221

Violation Location: 1811 10th Street West, Palmetto, Florida

Codes Violated: Appendix B, Zoning Code, Article V, Application of Area, Height and Placement Regulations, Section 5.4 Visibility at Intersections; Appendix B, Zoning Code, Article III, Definitions, Section 3.2 and Article VI, Supplemental Regulations, Sec. 6.6 Screening of

Open Storage, (a) & (b); Palmetto Code of Ordinances, Chapter 7, Buildings and Building Regulations, Article XI, Section 7-237(a)(2); Section Chapter 16, Health and Sanitation, Article II Nuisances, Section 16-26, Section 16-26 (3) and (5) and Section 16-27(a), (b), & (c):


 Mr. Stollo, Code Enforcement Director for the City of Palmetto, testified that he had been sworn prior to his testimony and that his credentials are on file with the secretary of the Board.

Mr. Stollo stated that the property that is the subject of the hearing is zoned Mixed Use. The front portion of the property contains Quality Marine Construction, and there is also a salon and a rental unit on the property. Following a complaint, a site inspection revealed the property was overgrown with open storage of trailers, boats, and numerous vehicles blocking the clear site triangle from 19th Avenue West and 10th Street West.

On August 17, 2012, a letter was mailed to the owner Harry Blenker requesting the property be mowed and the removal of all open storage and vehicles on the north side of the property. On August 22, 2012, Code Enforcement received a letter from Lucinda McCartney, President of SNI Group, Inc., stating that Quality Marine would be moving its business out of the City by September 1. A copy of the letter is attached to and made a part of these minutes. An inspection on September 4 revealed no improvement in the property.


A Notice of Violation was sent and signed for on October 2, 2012 giving the Respondent five days to correct the violation. The violations were not corrected in the given time. A hearing was set for October 30, 2012.

Site inspections on October 18 and 24 revealed the vehicles had been moved to the west side of the property, the property was mowed and some of the equipment and materials had been removed. Mr. Stollo testified that as of today's hearing, the property is in compliance, but due to previous complaints with Quality Marine he brought the case forward for a Board hearing.

 Harry Blenker, 4212 Pinfish Lane, Palmetto, Florida, apologized to the Board for the condition of the property. He said in the course of business they don't stop to clean up; they just keep going. He asked Code Enforcement to contact him in the future with any complaints and he will take care of it. He informed the Board that he has taken over another area for storage that may alleviate the problems. He informed the Board that he has ten employees and he now has them parking on the west side, which will prohibit storage there. He has implemented some changes.

Mr. Rickey asked if the property might actually be considered being used more for industrial than commercial use. Mr. Blenker said the property has had the same use for about forty years. Mr. Stollo said Planning and Zoning had approved the use and that Mr. Blenker has a Business Tax Receipt.

Mr. Stollo made his recommendations. Mr. Leonard closed the public hearing for deliberation. He reopened the hearing to present the Board's finding.

 **MOTION:** Mr. Hoffmann moved, Mr. Devito seconded, and the motion carried unanimously to find the Respondent, SNI Group, Inc., in violation of the City of Palmetto Code of Ordinances; to find the property in compliance as of October 30, 2012; to notice the Respondent through an Administrative Order that subsequent violations of this nature will be treated as repeat violations subject to a fine not-to-exceed \$500.00 per day; and, to forego imposition of costs or fines at this time.

 A. Case No. 12-08 (continued from September 25, 2012)

Henry Lawrence
2110 2nd Avenue East
Palmetto, FL 34221

Violation Location: 401 17th Street West, Palmetto, Florida
Codes Violated: Palmetto Code of Ordinances, Chapter 7, Article XI, Section 7-242(a);
Chapter 16, Health and Sanitation, Article II Nuisances, Section 16-26, Section 16-26 (2), (3) &
(4) and Section 16-27(a), (b), & (c):

Mr. Leonard opened the public hearing.

Code Enforcement Director Bill Strollo testified that he had been sworn and that his credentials are on file with the secretary of the Board. He reminded the Board that a public hearing had been held on September 25 and the Board continued the case to tonight to allow the Respondent more time to bring the property into compliance. He called Mr. Lawrence on September 26 and summarized the action to be taken. He advised the Board that the property is now in compliance.

Mr. Strollo withdrew the case.

4. OLD BUSINESS

None

5. NEW BUSINESS

The December meeting date was discussed. The meeting on the 25th is cancelled. If a meeting is needed, it will be held on December 18.

6. PUBLIC COMMENTS

None

7. ADJOURNMENT

Mr. Leonard adjourned the meeting at 6:39 p.m.

Minutes approved:

Charles W. Leonard, Chair

RECEIVED

AUG 21 2012

CITY HALL

DATE: August 20, 2012

FROM: SNI GROUP

4217 Marlin Lane – Palmetto FL 34221

TO: CITY OF PALMETTO

Whitney Chapman – 516 8th Ave. Palmetto FL 34220-1209

REFERENCE: 1811 10TH Street W – your letter of August 17, 2012

Dear Mr. Chapman:

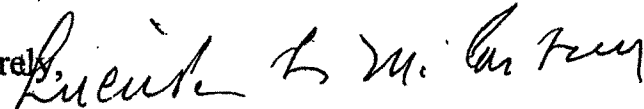
Please be advised that the entire Quality Marine Construction operation, source of some of the items listed in your notice, will be moved off the property to a new location outside of the City of Palmetto.

Mr. Blenker has advised us that he will begin relocating the business on September 1st. The move is a complicated one because of the size of some of the equipment, but he has indicated that the effort will be expedited to the best of his ability. The site will be left in proper order.

It is worthy of note that his business grew greatly during the years it was at that site and now far exceeds the available space.

We will greatly appreciate your patience during this transition.

Sincerely,



Lucinda McCartney, President
SNI Group Inc.

email: *lmcarter@tanyabay.com*

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NOV 02 2012

CITY HALL

PERSSON & COHEN, P.A.
1820 Ringling Boulevard
Sarasota, FL 34236

Ph: (941) 365-4950

Fax: (941) 365-3259

ATTN: DEANNA ROBERTS
CITY OF PALMETTO
P. O. BOX 1209
PALMETTO, FL 34220-1209

November 1, 2012

ACCT. # PALMETTO

RE: CODE ENFORCEMENT BOARD

DATE	DESCRIPTION	HOURS	ATTY
10-30-2012	Review agenda and agenda materials; attend regular meeting of the code enforcement board.	0.80	DPP
TOTAL HOURS		0.80	
Total Fees for Above Services:			\$128.00
DISBURSEMENTS:			
Total Disbursements:			\$0.00
Total Fees & Disbursements			\$128.00
Previous Balance			\$120.00
Payments			<u>\$120.00</u>
Balance Due Now			\$128.00