

**CITY OF WINTER PARK  
CODE COMPLIANCE BOARD**

Regular Meeting  
Commission Chambers

JULY 7, 2016  
3:00 p.m.

**MINUTES**

Chairperson, Keith Manzi, called the regular meeting of the Code Compliance Board to Order at 3:00p.m., on the 2nd day of June 2016, in the Commission Chambers, Winter Park, Florida.

**I. Roll Call:**

Those present were: Keith Manzi Chair, Kyle Sanders, Clay Roesch, Laura Turner. Dan McIntosh Vice-Chair, Brian Kracht, Jennifer Frank were absent.

Statement of purpose was read into the minutes by Keith Manzi.

**II. Approval of Minutes:**

The minutes of the June 2, 2016 meeting were adopted.

**III. Swearing in of Witnesses:**

All witnesses were sworn in.

**IV. Compliances:**

**1. CCB#16-904 1540 Wilbar Cir Winter Park, FL 32789- Lee** Boat and trailer stored/parked in plain view from the right-of-way

**Other Business:**

**None to note**

**V. Old Business:**

**none to note**

**VI.**

**New Business:**

**1. CCB#16-583 721 Palmer Ave., Winter Park, FL 32789- Courtney Properties Palmer Ave., LLC**

Based on the foregoing Findings of Fact and Conclusions of Law, it is ORDERED and adjudged that Respondent Courtney Properties Palmer Avenue LLC, Code Compliance Board Case # 16-583 property owner of 721 Palmer Ave., Winter Park, FL 32789, is in violation of Chapter 58, Sections 58-66 and 58-95 of the Winter Park Land Development Code of Ordinance.

From the evidence presented today, I move to find the Respondent Courtney Properties Palmer AVE, LLC/Robin R. Courtney (Owner/Registered Agent), Code Enforcement Board Case # 16-583 property owner of 721 Palmer Avenue, Winter Park, FL 32789 previously in violation or not in violation of Chapter 58, Sections 58-66 and 58-95 of the Winter Park Land Development Code of Ordinance. There have been more than three unrelated tenant/ persons residing in a single-family resident. Any future illegal use will be treated as a repeat violation fines may be accrued up to 500.00 per day once an order is issued.

Motion passed 4-0.

**2. CCB#16-325 1928 Gunn Rd. Winter Park, FL 32789- Wagner** Based on the foregoing Findings of Fact and Conclusions of Law, it is ORDERED and adjudged that Respondent Carl R. Wagner, Code Compliance Board Case # 16-325 property owner of 1928 Gunn Rd., Winter Park, FL 32789, is in violation of Chapter 22- Section(s) 22-176, 22-177, 302.1, 202 Paragraph 18 property and Building Maintenance Code as adopted and amended by the City of Winter Park.

The Respondent is ordered to reorganize storage items in an organized fashion, relocate and secure sunshade behind header within 30 days of this hearing date. Failures to comply with this order will result in a fine of \$25.00 for each day the violation continues. The Respondent is further ordered to contact the City Code Compliance Office to schedule an onsite inspection to confirm compliance/ provide documentation of action taken by August 5, 2016

Motion passed 4-0

**Next Meeting Date:** August 8, 2016

**Adjournment of Meeting:** There being no further business, the Code Board meeting ended at 4:30 p.m.

Respectfully submitted,

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Code Compliance Recording Secretary

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Keith Manzi Chair