

**CODE ENFORCEMENT**

**BOARD**



*Crossroads of Flagler County*

**BOARD MEMBERS**

**JOY ALLEN  
JULIE AGUIAR  
DELORIES HALL  
KENNETH GORDON**

**CODE ENFORCEMENT BOARD AGENDA**

**Wednesday, April 13, 2022 at 6:00 PM**

**1769 E. Moody Blvd. (GSB), First Floor Conference Room, Bunnell, FL 32110**

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- 1. Call Meeting to Order and Pledge Allegiance to the Flag.**
- 2. Roll Call and determination of Quorum.**
- 3. Disclosure of Ex-Parte communications.**
- 4. Annual Board Elections**
  - 4.1. Annual Election of the Chair and Vice-Chair.**
- 5. Approval of Minutes:**
  - a. September 8, 2021 Code Enforcement Board Minutes**
- 6. Swearing in of witnesses.**

**Old Business: None**

**New Business:**

- 7. Case Number 21-069 City of Bunnell vs. Todd & Edith McCoy**

103 Deen Road

This is a violation of the following City Codes:  
**Sec. 70-1 - Removal of certain plants, weeds, trash, litter etc.; duty of owner; service of notice.**

NTA:3/21/2022
- 8. Case Number 21-072 City of Bunnell vs. Alex & Brittany Schaffer**

1713 N State Street

This is a violation of the following City Codes:  
**Florida Statute 205.053 Business tax receipts; dates due and delinquent; penalties. —**  
**Code of Ordinance Sec. 58-39. - Business tax receipts; dates due and delinquent, notices; penalties.**  
**Bunnell Land Development Code Sec. 26-5. - Prohibited signs.**  
**Bunnell Land Development Code Sec. 26-6. - Violations.**  
**Bunnell Land Development Code Sec. 26-134. - Signs in nonresidential areas.**

NTA:3/21/2022

**9. Case Number 22-009 City of Bunnell vs. William Rodriguez**

317 Grand Reserve Drive

This is a violation of the following City Codes:

***Bunnell Land Development Code Sec. 6-33. – Florida Building Code – Adopted.***

**Bunnell Code of Ordinance Sec. 70-1. - Removal of certain plants, weeds, trash and litter; duty of owner; service of notice.**

NTA:3/25/2022

**10. Case Number 22-010 City of Bunnell vs. Michael Bennett**

1205 Sherman Street

This is a violation of the following City Codes:

***Bunnell Code of Ordinance. Sec. 26-51 Definitions.***

***Bunnell Code of Ordinance. Sec. 26-56. – Storing, parking, or leaving dismantled or other such motor vehicle or boat prohibited and declared nuisance, exceptions.***

**Bunnell Code of Ordinance Sec. 70-1. - Removal of certain plants, weeds, trash and litter; duty of owner; service of notice.**

NTA:3/21/2022

**11. Case Number 22-011 City of Bunnell vs. Viktor Ostapenko**

800 Tolman Street

This is a violation of the following City Codes:

***Bunnell Code of Ordinance. Sec. 26-51 Definitions.***

***Bunnell Code of Ordinance. Sec. 26-56. – Storing, parking, or leaving dismantled or other such motor vehicle or boat prohibited and declared nuisance, exceptions.***

**Bunnell Code of Ordinance Sec. 70-1. - Removal of debris, certain plants, weeds, trash, and litter; duty of owner; service of notice.**

NTA:3/23/2022

**12. Announcements**

**13. Next Scheduled Meeting: June 8, 2022**

**14. Adjournment of Code Enforcement Board**

This Agenda is subject to change. Please see posted copy on the City of Bunnell website [www.bunnellcity.us](http://www.bunnellcity.us)

**NOTICE:** IF ANY PERSON DECIDES TO APPEAL ANY DECISION MADE BY THE CITY COMMISSION OR ANY OF ITS BOARDS, WITH RESPECT TO ANY MATTER CONSIDERED AT ANY MEETING OF SUCH BOARDS OR COMMISSION, HE OR SHE MAY NEED TO ENSURE THAT A VERBATIM RECORD OF THE PROCEEDING IS MADE, WHICH RECORD

INCLUDES THE TESTIMONY AND EVIDENCE UPON WHICH THE APPEAL IS BASED.  
286.0105, FLORIDA STATUTES. ANY PERSON REQUIRING A SPECIAL ACCOMMODATION  
AT THIS MEETING BECAUSE OF DISABILITY OR PHYSICAL IMPAIRMENT SHOULD  
CONTACT CITY HALL AT 386.437.7500.



**City of Bunnell, Florida**

**Agenda Item No. 4.1.**

Code Excepts:	<p><b>Code of Ordinance Sec. 2-131. - Created; organization.</b></p> <p><i>(e) At the first meeting of the enforcement board, the members shall elect a chairperson and a vice-chairperson. The chairperson and vice-chairperson shall serve a one year term, but may be re-elected for additional terms at the discretion of the enforcement board. The chairperson shall preside [at] all meetings and shall direct the business affairs of the enforcement board, subject to the directions of the enforcement board. The vice-chairperson shall act in the absence of the chairperson in the conduct of meetings or otherwise and shall perform such duties as may be delegated to him/her by the chairperson from time to time. In acting in the chairperson's absence, the vice-chairperson shall have all the powers of and be subject to all restrictions upon, the chairperson. The election of the chairperson and vice-chairperson shall occur during the month of the one year anniversary of the enforcement board's first meeting and each subsequent yearly anniversary thereafter.</i></p>
Case Actions Information:	<p>The annual election of the Code Enforcement Board Chair and Vice-Chair occurs in April of each calendar year as required by the Bunnell Code of Ordinance.</p> <p>The current members of the Code Enforcement Board need to elect members to serve as the Chair and Vice-Chair for the next 12 months. Any current member of the Code Enforcement Board is eligible to serve as the Chair or Vice-Chair.</p> <p>The current Chair is Joy Allen. The current Vice-Chair is Julie Aguiar. Both may serve additional terms.</p> <p>The Board Members need to nominate a member to serve as the Chair and Vice Chair for the next 12 months and vote on each nomination separately.</p>
Staff Recommendation:	<p>None.</p>



**City of Bunnell, Florida**

**Agenda Item No. a.**

**ATTACHMENTS:**

Description

Type

September 8, 2021 Code Enforcement Board Minutes

Minutes

Case Actions  
Information:

The November 10, 2021 and February 2022 Code Enforcement Board Meetings were cancelled.

There were no meetings scheduled for or held in October 2021, December 2021, January 2022 or March 2022. Therefore, there are no minutes to approve for the following months: October 2021, November 2021, December 2021, January 2022, February 2022 or March 2022.

**CODE ENFORCEMENT  
BOARD**



Crossroads of Flagler County

**BOARD MEMBERS  
JOY ALLEN  
JULIE AGUIAR  
DELORIES HALL  
KENNETH GORDON**

**CODE ENFORCEMENT BOARD MINUTES**

Join Zoom Meeting <http://bunnellcity.us/meeting>

Wednesday, September 8, 2021, at 6:00 PM

Bunnell City Complex

201 W. Moody Blvd., Chambers Meeting Room, Bunnell, FL 32110

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1. **Call Meeting to Order and Pledge Allegiance to the Flag.**  
Meeting was called to order at 6:03 PM. Chair Allen led the Pledge to the Flag.
2. **Roll Call and determination of Quorum.**  
**Present in Person:** Chair Joy Allen; Co-Chair Julie Aguiar; Kenneth Gordon  
**Non-Voting:** Board Attorney Charlie Cino; Code Enforcement Officer Gary Harris; City Manager Dr. Alvin B. Jackson Jr; Community Development Coordinator Christine Hancock  
**Present by ZOOM:** Delories Hall; City Attorney Garrett Olson
3. **Disclosure of Ex-Parte communications.**  
None
4. **Approval of Minutes:**  
**June 9, 2021, Code Enforcement Board Minutes**  
**Motion:** Approve June 9, 2021, Code Enforcement Board Minutes  
**Moved by:** Julie Aguiar  
**Seconded by:** Kenneth Gordon  
**Board Discussion:** None  
**Public Discussion:** None  
**Roll Call Vote:**  
Joy Allen – Yes  
Kenneth Gordon – Yes  
Julie Aguiar – Yes  
**Vote:** Motion carried by unanimous vote  
  
**August 11, 2021, Code Enforcement Board Minutes**  
**Motion:** Approve August 11, 2021, Code Enforcement Board Minutes  
**Moved by:** Kenneth Gordon  
**Seconded by:** Julie Aguiar  
**Board Discussion:** None  
**Public Discussion:** None  
**Roll Call Vote:**  
Joy Allen – Yes  
Kenneth Gordon – Yes  
Julie Aguiar – Yes

**Vote:** Motion carried by unanimous vote

**5. Swearing in of witnesses.**

Board Attorney Cino swore in the following people:

- Code Enforcement Officer Gary Harris

**Old Business:**

**6. Case Number 21-051 City of Bunnell vs. Annie Mae Underwood**

Code Enforcement Officer Gary Harris reported this property is in compliance. He recommended finding the property in compliance and close the case.

**Motion:** Find the property in compliance and close the case.

**Moved by:** Kenneth Gordon

**Seconded by:** Julie Aguiar

**Board Discussion:** None

**Public Discussion:** None

**Roll Call Vote:**

Joy Allen – Yes

Kenneth Gordon – Yes

Julie Aguiar – Yes

**Vote:** Motion carried by unanimous vote

**New Business:**

**7. Case Number 21-060 City of Bunnell vs. Limbert & Patricia Delgadillo**

Code Enforcement Officer Gary Harris reported the property is in compliance. He recommended finding the property in compliance and close the case.

**Motion:** Find the property in compliance and close the case.

**Moved by:** Kenneth Gordon

**Seconded by:** Julie Aguiar

**Board Discussion:** None

**Public Discussion:** None

**Roll Call Vote:**

Joy Allen – Yes

Kenneth Gordon – Yes

Julie Aguiar – Yes

**Vote:** Motion carried by unanimous vote

**8. Case Number 21-058 City of Bunnell vs. Pamela Herrera**

Code Enforcement Officer Gary Harris reported the property is in compliance. He recommended finding the property in compliance and close the case.

**Motion:** Find the property in compliance and close the case.

**Moved by:** Kenneth Gordon

**Seconded by:** Julie Aguiar

**Board Discussion:** None

**Public Discussion:** None

**Roll Call Vote:**

Joy Allen – Yes

Kenneth Gordon – Yes

Julie Aguiar – Yes

**Vote:** Motion carried by unanimous vote

**9. Case Number 21-059 City of Bunnell vs. Jennifer McMorrow**

Code Enforcement Officer Gary Harris reported the property is in compliance. He recommended finding the property in compliance and close the case.

**Motion:** Find the property in compliance and close the case.

**Moved by:** Kenneth Gordon

**Seconded by:** Julie Aguiar

**Board Discussion:** None

**Public Discussion:** None

**Roll Call Vote:**

Joy Allen – Yes

Kenneth Gordon – Yes

Julie Aguiar – Yes

**Vote:** Motion carried by unanimous vote

**10. Case Number 21-061 City of Bunnell vs. Earnest & Mary Frances Rollins C/O Shemeika Rollins**

Code Enforcement Officer Gary Harris reported the property is in compliance. He recommended finding the property in compliance and close the case.

**Motion:** Find the property in compliance and close the case.

**Moved by:** Kenneth Gordon

**Seconded by:** Julie Aguiar

**Board Discussion:** None

**Public Discussion:** None

**Roll Call Vote:**

Joy Allen – Yes

Kenneth Gordon – Yes

Julie Aguiar – Yes

**Vote:** Motion carried by unanimous vote

*Note: Board Member Dee Hall connected via Zoom. She requested to participate via telephonic means due to extra ordinary circumstances.*

**Motion:** Allow Delories Hall to participate telephonically due to extraordinary circumstances.

**Moved by:** Julie Aguiar

**Seconded by:** Kenneth Gordon

**Board Discussion:** None

**Public Discussion:** None

**Roll Call Vote:**

Joy Allen – Yes

Kenneth Gordon – Yes

Julie Aguiar – Yes

**Vote:** Motion carried by unanimous vote

**11. Case Number 21-062 City of Bunnell vs. Robert & Mary Bracewell**

Code Enforcement Officer Harris introduced the case and testified about the violations. The respondents were not present. Code Enforcement Officer Harris



requested all documents and items presented be received into evidence. Staff recommended to find the property in non-compliance and continue case to the next meeting.

**Motion:** Find the property is Non-compliant and to continue to the next meeting.

**Moved by:** Kenneth Gordon

**Seconded by:** Delories Hall

**Board Discussion:** None

**Public Discussion:** None

**Roll Call Vote:**

Joy Allen – Yes

Kenneth Gordon – Yes

Julie Aguiar – Yes

Delories Hall - Yes

**Vote:** Motion carried by unanimous vote

**12. Announcements**

**13. Next Scheduled Meeting: November 10, 2021**

**14. Adjournment of Code Enforcement Board**

**Motion:** Adjourn

**Moved by:** Kenneth Gordon

**Seconded by:** Julie Aguiar

**Board Discussion:** None

**Public Discussion:** None

**Roll Call Vote:**

Joy Allen – Yes

Kenneth Gordon – Yes

Julie Aguiar – Yes

Delories Hall - Yes

**Vote:** Motion carried by unanimous vote

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Board Chair

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Code Enforcement Officer

***\*\*The City adopts summary minutes. Audio files in official City records are retained according to the Florida Department of State GS1-SL records retention schedule\*\****



**City of Bunnell, Florida**

**Agenda Item No. 7.**

Document Date: 3/24/2022

Code Enforcement Case Number:  
Case Number 21-069

Department: Code Enforcement

Subject: Case Number 21-069 City of Bunnell vs. Todd & Edith McCoy

Address: 103 Deen Road

Zoning: R-1 with Special Exceptions

Agenda Section: New Business:

**ATTACHMENTS:**

Description	Type
Exhibit A - Property Appraiser's Info	Exhibit
Exhibit B - Uncleaned Yard with Broken Gate	Exhibit
Exhibit C - Notice of Violation	Cover Memo
Exhibit D - NOV/NTA Paperwork Staked & Stapled	Exhibit
Exhibit E - NOV & NTA Hand Delivered to Front Door	Exhibit

Code Excepts: **Sec. 70-1 - Removal of certain plants, weeds, trash, litter etc.; duty of owner; service of notice.**

(a) It shall be the duty of every owner of land lying within the limits of the city to clear and destroy all weeds, palmetto, shrubbery, trash and other litter, and to abate all nuisances, that may be on such land. If any owner of land within the city shall fail to do so, the city shall give notice personally where possible, or by certified mail return receipt in accordance with F.S. Ch. 162 to such owner requiring him to comply with the requirements of this section, or such number of the requirements as may be necessary and appropriate in the particular case, within a reasonable time from the service of the notice, as specified in the notice. In the event the requirements of this section are not met within the period specified in the notice, the case will be referred to the code enforcement board for adjudication, or to the city manager or designee for abatement, or both, all in accordance with the provisions of this chapter.

(b) Declaration of a nuisance. It is hereby declared and determined that the following shall each or in any combination be considered a nuisance when they exist upon any property within the city:

(1) Nuisance weeds, including shrubs and saw palmettos in excess of 18 inches in height which impair the economic welfare of a property, contribute to a fire hazard, or create a health hazard.

(2) Accumulations of recyclables, waste, yard trash, rubble or debris which impair the economic welfare of a property, contribute to a fire hazard, or create a health hazard.

- (3) Accumulations of weeds, waste, yard trash, rubble or debris that may harbor rats or snakes or that may create pools of standing water which may serve as breeding grounds for insects and other disease carrying vectors.
- (4) Other conditions, such as dead or diseased trees, which may create a direct health, safety, or well-being hazard as documented in writing by the city manager and not addressed by other articles or divisions in this chapter.
- (5) Any public nuisance known at common law or in equity jurisprudence, or any other nuisance as provided or declared by the statutes of the state or ordinances of the city.

Case Actions  
Information:

Incident Notes:

12-1-2021: Went to 103 Deen Road where gate is broken and people can see through so all the tree cutting debris is seen. He knows to keep all the debris & clutter hidden behind the fence and gate. Sent NOV letter certified receipt #7018 3090 0001 7027 9185 to Steve Lynn. Post paperwork on property and will hand deliver to 103 Deen Road.

1-19-2022: Code Enforcement Officer along with Dr. Jackson and Christine Hancock met with Todd & Edith McCoy in a sit down meeting to discuss 103 Deen Road. Results are that they are going to take over at 103 Deen Road in lieu of Steve Lynn. They have 60 days to clean up the wood trash in back of home which is a fire hazard. They are going to fix gates and clean up front yard area.

Task #: 19506 - REINSPECTION - 12/02/2021

2-10-2022: Went by 103 Deen Road and notice the same trailer with wood on trailer, gate wide open with tree trash and boat trailer in view of road for all the neighbors to see. I called Mr. McCoy and his phone did not have voicemail so I sent an email to Dr. McCoy asking for an update on their clean up at this address.

Task #: 20137 - ONSITE VISIT - 3/16/2022

3-8-2022: Went by 103 Deen Road and have noticed any type of clean up has been discontinued. So I talked with Dr. McCoy and she said they are putting the property up for sale but still plan on cleaning up the property. I will be sending a Notice of Violation (NOV) next week for our April code enforcement board.

Task #: 20175 - NOV - 3/22/2022

3/21/2022: Sent Notice of Violation (NOV) to Todd & Edith McCoy. Property is at 103 Deen Road. Owners & COB had a sit down meeting in January where the McCoy's were given 60 days to clean up the debris in front yard and all the tree debris in the back yard including repairing or replacing the damaged gates. The Code Enforcement Board date is April 13, 2022.

Staff

Recommendation:

**Recommended corrective action:**

- Nuisance violation to remove all trash, litter and debris from the property.

This includes all trucks, trailers, and equipment. This includes fixing gates so nothing can be seen from the road.

- Due to expected Sale of Property and Fire Issues with all the tree scrapes behind the fencing this needs to be cleaned up.

### Owner Information

Primary Owner  
 Mccoy Todd R & Edith E Lynn  
 H&W  
 1550 Lake Disston Drive  
 Bunnell, FL 32110

### Parcel Summary

Parcel ID 10-12-30-0850-02030-0030  
 Prop ID 10946  
 Location 103 DEEN RD  
 Address BUNNELL, FL 32110  
 Brief Tax TOWN OF BUNNELL BLOCK 203 LOTS 3,4,5,6,7,8,9,10 - SEC 15 5R BOOK 109 PAGE 534 OR 572 PG 1838-DC OR 829 PG 1981-DC FOR JAMES OR 859 PG  
 Description\* 747-OD-BRENDA SMITH, LAURA ELAINE BARBER, JACQUELYN ZIEGLER, KAYE GUARINI, JAMES BENJAMIN MURRAY & ANDREW HARRY MURRAY OR  
 (Note: \*The Description above is not to be used on legal documents.)  
 STORE/OFFICE/RESID (001200)  
 Property Use Code  
 Tax District CITY OF BUNNELL, BUNNELL CRA AREA WITH MOSQ CONTROL (District 14)  
 Millage Rate 22.2881  
 Homestead N  
 Feet (GIS) 43,998.966

[View Map](#)

### Valuation

	2021 Certified Values	2020 Certified Values	2019 Certified Values	2018 Certified Values
Building Value	\$36,429	\$35,189	\$13,440	\$11,156
Extra Features Value	\$3,295	\$3,713	\$2,266	\$2,301
Land Value	\$61,600	\$56,000	\$56,000	\$22,000
Land Agricultural Value	\$0	\$0	\$0	\$0
Agricultural (Market) Value	\$0	\$0	\$0	\$0
Just (Market) Value	\$101,324	\$94,902	\$71,706	\$35,457
Assessed Value	\$48,224	\$43,840	\$39,003	\$35,457
Exempt Value	\$0	\$0	\$0	\$0
Taxable Value	\$48,224	\$43,840	\$39,003	\$35,457
Protected Value	\$53,100	\$51,062	\$32,703	\$0

"Just (Market) Value" description - This is the value established by the Property Appraiser for ad valorem purposes. This value does not represent anticipated selling price.

### Historical Assessment

Year	Building Value	Extra Features Value	Land Value	Agricultural Value	Just (Market) Value	Assessed Value	Exempt Value	Taxable Value	Maximum Portability
2020	\$35,189	\$3,713	\$56,000	\$0	\$94,902	\$43,840	\$0	\$43,840	\$51,062
2019	\$13,440	\$2,266	\$56,000	\$0	\$71,706	\$39,003	\$0	\$39,003	\$32,703
2018	\$11,156	\$2,301	\$22,000	\$0	\$35,457	\$35,457	\$0	\$35,457	\$0
2017	\$10,412	\$1,475	\$22,000	\$0	\$33,887	\$33,887	\$0	\$33,887	\$0
2016	\$9,651	\$1,475	\$22,000	\$0	\$33,126	\$33,126	\$0	\$33,126	\$0
2015	\$9,385	\$1,475	\$22,000	\$0	\$32,860	\$32,860	\$0	\$32,860	\$0
2014	\$9,031	\$1,475	\$20,000	\$0	\$30,506	\$30,506	\$0	\$30,506	\$0
2013	\$8,500	\$1,475	\$20,000	\$0	\$29,975	\$29,975	\$0	\$29,975	\$0
2012	\$9,760	\$1,475	\$18,000	\$0	\$29,235	\$29,235	\$0	\$29,235	\$0
2011	\$10,150	\$1,475	\$18,000	\$0	\$29,625	\$29,625	\$0	\$29,625	\$0
2010	\$10,591	\$1,475	\$0	\$0	\$34,066	\$0	\$0	\$0	\$34,066
2009	\$11,033	\$1,500	\$0	\$0	\$66,533	\$0	\$0	\$0	\$66,533

### TRIM Notice

[2021 TRIM Notice \(PDF\)](#)



2022.2.11 10:16



**STATEMENT OF VIOLATION & NOTICE TO APPEAR**

**March 21, 2022,**

**CASE NUMBER 21-069**

**TO: Todd & Edith McCoy  
1550 Lake Disston Dr.  
Bunnell, Fl. 32110**

**VIA:** Hand Delivery by Gary Harris to 103 Deen Road on March 21, 2022.  
Certified mail: Receipt No. 7020 1290 0000 2696 7920 to Todd & Edith McCoy.  
Posting on Property: 103 Deen Road, Bunnell, Fl. 32110 on March 21, 2022.  
Posting at City Hall Public Notice Board on March 21, 2022.  
Parcel #: 10-12-30-0850-02030-0030  
Legal Description: TOWN OF BUNNELL BLOCK 203 LOTS 3,4,5,6,7,8,9,10 - SEC 15 5R BOOK 109 PAGE 534 OR 572 PG 1838-DC OR 829 PG 1981-DC FOR JAMES OR 859 PG 747-OD-BRENDA SMITH, LAURA ELAINE BARBER, JACQUELYN ZIEGLER, KAYE GUARINI, JAMES BENJAMIN MURRAY & ANDREW HARRY MURRAY OR

**IN ACCORDANCE WITH SECTION 162.06(4) AND CITY OF BUNNELL ORDINANCES, NOTICE HAS BEEN PROVIDED TO YOU THAT A VIOLATION OF SECTION 70-1, OF THE CITY OF BUNNELL CODE OF ORDINANCES OCCURRED ON DECEMBER 1, 2021 ON PROPERTY OWNED BY YOU AND LOCATED AT 103 DEEN ROAD, BUNNELL, FLORIDA, (PARCEL ID NUMBER: 10-12-30-0850-02030-0030), TO WIT: NUISANCE PROPERTY TRASH AND HIGH GRASS ALONG WITH VEHICLES, TRAILERS, AND EQUIPMENT CLUTTERED IN FRONT YARD.**

***Bunnell Code of Ordinances Sec. 70-1. - Removal of certain plants, weeds, trash and litter; duty of owner; service of notice.***

*It shall be the duty of every owner of land lying within the limits of the city to clear and destroy all weeds, palmetto, shrubbery, trash and other litter that may be on such land. If any owner of land within the city shall fail to do so, the city shall give notice personally where possible, or by certified mail return receipt in accordance with F.S. ch. 162 to such owner requiring him to comply with the requirements of this section, or such number of the requirements as may be necessary and appropriate in the particular case, within 30 days from the service of the notice. In the event the requirements of this section are not met within the 30-day period after service of the notice, the case will be referred to the code enforcement board for adjudication.*

**Recommended corrective action:**

- Nuisance violation to remove all trash, litter and debris from the property OR store all items behind the fence. This includes all trucks, trailers, and equipment. This includes fixing gates so all debris can't be seen from the road.
- Due to Fire Issues with all the tree scrapes behind the fencing this needs to be cleaned up.

**THE VIOLATION IS BASED ON INVESTIGATION BY THE UNDERSIGNED CITY OF BUNNELL CODE ENFORCEMENT OFFICER, WHO IS AVAILABLE TO RESPOND TO ANY QUESTIONS YOU MAY HAVE. IT IS NOT POSSIBLE FOR THE PROPERTY TO FIND COMPLIANCE WITH SECTION 70-1, BECAUSE THIS VIOLATION FOR OBTAINING A CLEAN YARD WITH NO HIGH GRASS OR CLUTTERED WITH EQUIPMENT, CONTINUES TO BE A SORE SIGHT WITH THE CITY OF BUNNELL AND NUMEROUS NEIGHBORS WHO COMPLAIN ON A REGULAR BASIS.**

**YOU ARE HEREBY NOTIFIED THE VIOLATION SHALL BE REVIEWED BY THE CITY OF BUNNELL CODE ENFORCEMENT BOARD ON APRIL 13, 2022 AT 6 PM OR SOON THEREAFTER AT THE BUNNELL CITY HALL, AT WHICH TIME CODE ENFORCEMENT MAY 1) DISMISS THE VIOLATION IF COMPLIANCE HAS OCCURRED; 2) REQUEST CONTINUANCE OF THE CASE; OR 3) PRESENT TESTIMONY AND EVIDENCE OF THE VIOLATION TO THE CODE ENFORCEMENT BOARD.**

**AT THE HEARING, THE CITY OF BUNNELL CODE ENFORCEMENT BOARD MAY FIND THE VIOLATION OCCURRED AS NOTICED AND IMPOSE A FINE UP TO \$250 FOR THE FIRST VIOLATION OF THE CODE SECTION AND UP TO \$500 FOR A REPEAT VIOLATION WITHIN 5 YEARS. IF THE CODE ENFORCEMENT BOARD DETERMINES THE VIOLATION PRESENTED A SERIOUS THREAT TO THE PUBLIC HEALTH, SAFETY AND WELFARE OR IF THE VIOLATION IS IRREPARABLE OR IRREVERSIBLE IN NATURE, IT MAY NOTIFY THE CITY OF BUNNELL FOR ABATEMENT OF THE VIOLATION OR IT MAY IMPOSE A FINE NOT TO EXCEED \$5,000 PER VIOLATION. IF A FINE IS NOT PAID, THE CITY MAY RECORD A COPY OF THE CODE ENFORCEMENT BOARD ORDER. THE UNPAID FINE SHALL CONSTITUTE A LIEN AGAINST THE LAND ON WHICH THE VIOLATION OCCURRED AND UPON ANY OTHER REAL OR PERSONAL PROPERTY OWNED BY THE VIOLATOR(S). IF THE LIEN IS NOT SATISFIED, THE CODE ENFORCEMENT BOARD MAY AUTHORIZE FORECLOSURE OF THE LIEN OR THE CITY MAY SEEK PAYMENT BY OTHER LAWFUL MEANS.**

**YOU WILL BE ABLE TO PHYSICALLY ATTEND THE HEARING, BUT SEATING IN CITY HALL WILL BE LIMITED IN ORDER TO COMPLY WITH SOCIAL DISTANCING PROTOCOLS AND GUIDELINES ESTABLISHED BY THE CENTER FOR DISEASE CONTROL FOR THE PROTECTION OF ALL MEMBERS OF THE COMMUNITY. THIS IS DUE TO THE PUBLIC HEALTH EMERGENCY THAT EXISTS IN THE STATE OF FLORIDA DUE TO COVID-19. MEMBERS OF THE PUBLIC WHO ATTEND IN PERSON ARE REQUIRED TO WEAR MASKS OR SIMILAR DEVICES, WHICH COVER THE NOSE AND MOUTH. YOU MAY ALSO ATTEND AND PARTICIPATE IN THE HEARING VIRTUALLY THROUGH COMMUNICATION MEDIA, AS AUTHORIZED BY EXECUTIVE ORDER 2020-069, AS AMENDED. HOWEVER, IF YOU INTEND TO**



**ATTEND VIRTUALLY, PLEASE CONTACT THE UNDERSIGNED CODE ENFORCEMENT OFFICER NO LATER THAN 24 HOURS PRIOR TO THE HEARING.**

**TO JOIN THE MEETING VIA ZOOM AND AN INTERNET CONNECTION: GO TO [HTTPS://BUNNELLCITY.US/MEETING](https://bunnellcity.us/meeting) OR CLICK THE VIRTUAL MEETING BANNER ON THE CITY WEBSITE [WWW.BUNNELLCITY.US](http://www.bunnellcity.us) OR OPEN VIA THE ZOOM APP AND ENTER MEETING ID: 944 464 2817.**

**YOU MAY ALSO ATTEND THE HEARING VIA TELEPHONE (AUDIO) ONLY BY DIALING ONE OF THE FOLLOWING TELEPHONE NUMBERS AND ENTERING THE MEETING IDENTIFICATION NUMBER LISTED BELOW:**

**+1 253 215 8782 US**

**+1 301 715 8592 US**

**MEETING ID: 944 464 2817**

**YOU ARE ADVISED TO CHECK THE CITY WEBSITE FOR UP-TO-DATE INFORMATION ON ANY CHANGES IN THE MANNER IN WHICH THE HEARING WILL BE HELD AND ITS LOCATION.**

**AS REQUIRED BY SECTION 286.0105 FLORIDA STATUTES, IF YOU DECIDES TO APPEAL ANY DECISION MADE BY THE BUNNELL CODE ENFORCEMENT BOARD WITH RESPECT TO ANY MATTER CONSIDERED AT THE HEARING, YOU WILL NEED A RECORD OF THE PROCEEDINGS, AND YOU NEED TO ENSURE THAT A VERBATIM RECORD OF THE PROCEEDINGS IS MADE, WHICH RECORD INCLUDES THE TESTIMONY AND EVIDENCE UPON WHICH AN APPEAL IS TO BE BASED. IF YOU NEED SPECIAL ASSISTANCE TO PARTICIPATE IN THE PUBLIC HEARING, PLEASE CONTACT THE BUNNELL CITY CLERK AT 386-263-8808 PRIOR TO THE HEARING.**

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**Gary Harris  
Code Enforcement Officer  
City of Bunnell  
PO Box 756  
Bunnell, FL 32110  
386-263-8807**



AUTHORIZED PERSONNEL ONLY

103



STATEMENT OF VIOLATION & NOTICE TO APPEAR

March 21, 2022, CASE NUMBER 21-069

TO: Todd & Edith McCoy  
1550 Lake Disston Dr.  
Bunnell, Fl. 32110

VIA: Hand Delivery by Gary Harris to 103 Deen Road on March 21, 2022.  
Certified mail: Receipt No. 7020 1290 0000 2696 7920 to Todd & Edith McCoy.  
Posting on Property: 103 Deen Road, Bunnell, Fl. 32110 on March 21, 2022.  
Posting at City Hall Public Notice Board on March 21, 2022.  
Parcel #: 10-12-30-0850-02030-0030  
Legal Description: TOWN OF BUNNELL BLOCK 203 LOTS 3,4,5,6,7,8,9,10 - SEC 15 5R BOOK 109 PAGE 534 OR 572 PG 1838-DC OR 829 PG 1981-DC FOR JAMES OR 859 PG 747-OD-BRENDA SMITH, LAURA ELAINE BARBER, JACQUELYN ZIEGLER, KAYE GUARINI, JAMES BENJAMIN MURRAY & ANDREW HARRY MURRAY OR

IN ACCORDANCE WITH SECTION 162.06(4) AND CITY OF BUNNELL ORDINANCES, NOTICE HAS BEEN PROVIDED TO YOU THAT A VIOLATION OF SECTION 70-1, OF THE CITY OF BUNNELL CODE OF ORDINANCES OCCURRED ON DECEMBER 1, 2021 ON PROPERTY OWNED BY YOU AND LOCATED AT 103 DEEN ROAD, BUNNELL, FLORIDA, (PARCEL ID NUMBER: 10-12-30-0850-02030-0030), TO WIT: EXCESSIVE PROPERTY TRASH AND HIGH GRASS ALONG WITH VEHICLES, TRAILERS, AND EQUIPMENT CLUTTERED IN FRONT YARD.

Bunnell Code of Ordinances Sec. 70-1. - Removal of certain plants, weeds, trash and litter; duty of owner; service of notice.

It shall be the duty of every owner of land lying within the limits of the city to clear and destroy all weeds, palmetto, shrubbery, trash and other litter that may be on such land. If any owner of land within the city shall fail to do so, the city shall give notice personally where possible, or by certified mail return receipt in accordance with F.S. ch. 162 to such owner requiring him to comply with the requirements of this section, or such number of the requirements as may be necessary and appropriate in the particular case, within 30 days from the service of the notice. In the event the requirements of this section are not met within the 30-day period, the city shall refer the case to the code enforcement board for adjudication.

3.23.2022 07:27

WARNING Security Cameras In Use





## City of Bunnell, Florida

### Agenda Item No. 8.

Document Date: 3/25/2022

Code Enforcement Case Number:  
Case Number 21-072

Department: Code Enforcement

Subject: Case Number 21-072 City of Bunnell vs. Alex & Brittany Schaffer

Address: 1713 N State Street

Zoning: L-1 Light Industrial

Agenda Section: New Business:

#### ATTACHMENTS:

Description	Type
Exhibit A - Property Appraiser's Info	Exhibit
Exhibit B - RV & Boat Parking Sign Inside of Fence	Exhibit
Exhibit C - NOV/NTA Paperwork Staked & Stapled	Exhibit
Exhibit D - NOV/NTA Paperwork Staked & Stapled	Exhibit
Exhibit E - NOV/NTA Paperwork Hand Delivered	Exhibit

Code Excepts: **Florida Statute 205.053 Business tax receipts; dates due and delinquent; penalties. —**

(1) All business tax receipts shall be sold by the appropriate tax collector beginning July 1 of each year, are due and payable on or before September 30 of each year and expire on September 30 of the succeeding year. If September 30 falls on a weekend or holiday, the tax is due and payable on or before the first working day following September 30. Provisions for partial receipts may be made in the resolution or ordinance authorizing such receipts. Receipts that are not renewed when due and payable are delinquent and subject to a delinquency penalty of 10 percent for the month of October, plus an additional 5 percent penalty for each subsequent month of delinquency until paid. However, the total delinquency penalty may not exceed 25 percent of the business tax for the delinquent establishment.

(2) Any person who engages in or manages any business, occupation, or profession without first obtaining a local business tax receipt, if required, is subject to a penalty of 25 percent of the tax due, in addition to any other penalty provided by law or ordinance.

(3) Any person who engages in any business, occupation, or profession covered by this chapter, who does not pay the required business tax within 150 days after the initial notice of tax due, and who does not obtain the required receipt is subject to civil actions and penalties, including court costs, reasonable attorneys' fees, additional administrative costs incurred because of collection efforts, and a penalty of up to \$250.

**Code of Ordinance Sec. 58-39. - Business tax receipts; dates due and delinquent, notices; penalties.**

(a) All business tax receipts for businesses located in the city shall be sold by the city beginning August 1 of each year, are due and payable on or before September 30 of each year and expire on September 30 of the succeeding year. If September 30 falls on a weekend or holiday, the tax is due and payable on or before the first working day following September 30.

(2) Receipts that are not renewed when due and payable are delinquent and subject to a delinquency penalty of ten percent for the month of October, plus an additional five-percent penalty for each subsequent month of delinquency until paid. However, the total delinquency penalty may not exceed 25 percent of the business tax for the delinquent establishment.

(3) The city shall not be required to send notices to receipt holders with respect to the payment or nonpayment of business taxes and it shall be no defense of nonpayment of any business tax that the receipt holder did not receive any notice or invoice stating the business tax was due.

(d) Any person who engages in any business, occupation, or profession covered by this chapter, who does not pay the required business tax within 150 days after the initial notice of tax due, and who does not obtain the required receipt is subject to civil actions and penalties, including court costs, reasonable attorneys' fees, additional administrative costs incurred because of collection efforts, and a penalty of up to \$250.00.

**Bunnell Land Development Code Sec. 26-5. - Prohibited signs.**

All signs not expressly permitted under this chapter or exempt from regulation hereunder in accordance with the previous section are prohibited in the city. Such signs include, but are not limited to:

(4) Roof signs.

**Bunnell Land Development Code Sec. 26-6. - Violations.**

(a) Any of the following shall be a violation of this chapter:

(2) To install, create, erect, or maintain any sign requiring a permit without such a permit.

(3) To install, create, erect, or maintain any sign in a way that is inconsistent with any plan or permit governing such sign or the zone lot on which sign is located.

(b) Each sign installed, created, erected, or maintained in violation of this chapter shall be considered a separate violation when applying the penalty portions of this chapter.

**Bunnell Land Development Code Sec. 26-134. - Signs in nonresidential areas.**

(a) Each nonresidential parcel of land may be permitted on-site signs, subject to the following requirements:

(1) Each parcel shall be allowed one freestanding sign. Each business on the parcel shall be allowed one of the following sign types: Projecting, wall, or marquee, subject to the standards stated in this section.

Case Actions  
Information:

Incident Notes:

11-22-2021: Went by 1713 N. State Street and talked with Brittany Schaefer about adjusting her BTR to show the storage of RV & campers. Also to take down the two signs in the right of way in front of their business. I gave her a sign permit to fill out to see if a sign approval could add

another sign.

12-1-2021: Sent certified letter to B&S Motorsports receipt # 7018 3090 0001 7027 9598. This is a courtesy notice giving her till 12-10-21 to have paperwork done.

1-19-2022: Went to 1713 N. State Street to give Brittany and Alex a sign permit with Christine's info and for them to contact Bridgitte about adding the storage parking to their Business Tax Receipt (BTR). I did get an earful from Alex so I listen to him vent. I will start the NOV paperwork in the next couple of days.

1-20-2022: Had a sit down meeting with Code Enforcement Officer along with Dr. Jackson, Christine Hancock, Bridgitte Gunnells to go over B&S Motorsports at 1713 N. State Street. The owners Alex and Brittany sat in with us and went over sign stating RV Storage and second sign further down the fence line. So they need to add to their BTR if RV Storage is happening. They also need to fill out a sign permit for their signs. They need to secure their screening which is blowing up to the top of the fence where their barb wire is. We will continue to communicate with each other to work toward compliance.

2-17-2022: Went by to get an update on his sign permit and updated BTR permit and Alex and Brittany seem happy the way things are right now. They say there is no need to update BTR since they have no RV camper renters even though the sign can be seen from the road. The sign post was installed before they bought the property so the sign should be grandfathered in is their opinion. This case is open and will proceed to CEB.

Task #: 20176 - NOV - 3/22/2022

3-21-2022: Sent Certified Letter to Alex & Brittany Schaffer for their business at 1713 N. State Street. They need to add to their current BTR storage parking for RV Campers. Also they need a sign permit for the sign advertizing parking spaces for RV Campers. Code Enforcement Board date is April 13, 2022.

Staff

Recommendation:

**Recommended corrective action:**

- Submit additional BTR information for your RV storage to Bridgitte Gunnells (386-263-8981) and pay additional BTR fees.
- Remove all signs from the right of way.
- Submit a sign permit application for the installation of any signs as permitted in accordance with the City's Land Development Code.

### Owner Information

Primary Owner  
 B&S Motorsports LLC  
 3 Foxhall Court  
 Palm Coast, FL 32137

### Parcel Summary

Parcel ID 10-12-30-0650-000B0-0200  
 Prop ID 10281  
 Location 1713 N STATE ST  
 Address BUNNELL, FL 32110  
 Brief Tax BUNNELL DEV CO SUBD BLOCK B TRACTS 2,3,8&9 WEST OF US #1 & E OR RR & EAST 50 FEET OF RR ROW ADJOINING TRACT 8 BLOCK B OR 147 PG 157  
 Description\* OR 148 PG 343 ANNEXED INTO CITY 2006-24 OR 1469 PG 1751 OR 2099/1837  
 (Note: \*The Description above is not to be used on legal documents.)  
 Property Use Code VEH SALE/REPAIR (002700)  
 Tax District BUNNELL AREA WITH NO MOSQUITO CONTROL (District 13)  
 Millage Rate 22.0306  
 Homestead N  
 Feet (GIS) 349,222.763

[View Map](#)

### Valuation

	2021 Certified Values	2020 Certified Values	2019 Certified Values	2018 Certified Values
Building Value	\$79,972	\$37,484	\$33,190	\$29,426
Extra Features Value	\$44,333	\$44,333	\$43,683	\$43,683
Land Value	\$142,696	\$142,694	\$142,694	\$142,694
Land Agricultural Value	\$0	\$0	\$0	\$0
Agricultural (Market) Value	\$0	\$0	\$0	\$0
Just (Market) Value	\$267,001	\$224,511	\$219,567	\$215,803
Assessed Value	\$228,467	\$224,511	\$219,567	\$215,803
Exempt Value	\$0	\$0	\$0	\$0
Taxable Value	\$228,467	\$224,511	\$219,567	\$215,803
Protected Value	\$38,534	\$0	\$0	\$0

"Just (Market) Value" description - This is the value established by the Property Appraiser for ad valorem purposes. This value does not represent anticipated selling price.

### Historical Assessment

Year	Building Value	Extra Features Value	Land Value	Agricultural Value	Just (Market) Value	Assessed Value	Exempt Value	Taxable Value	Maximum Portability
2020	\$37,484	\$44,333	\$142,694	\$0	\$224,511	\$224,511	\$0	\$224,511	\$0
2019	\$33,190	\$43,683	\$142,694	\$0	\$219,567	\$219,567	\$0	\$219,567	\$0
2018	\$29,426	\$43,683	\$142,694	\$0	\$215,803	\$215,803	\$0	\$215,803	\$0
2017	\$29,738	\$40,640	\$127,788	\$0	\$198,166	\$198,166	\$0	\$198,166	\$0
2016	\$30,051	\$40,640	\$127,788	\$0	\$198,479	\$198,479	\$0	\$198,479	\$0
2015	\$106,035	\$88,485	\$168,305	\$0	\$362,825	\$317,359	\$0	\$317,359	\$45,466
2014	\$30,681	\$89,522	\$168,305	\$0	\$288,508	\$288,508	\$0	\$288,508	\$0
2013	\$30,681	\$91,125	\$168,305	\$0	\$290,111	\$290,111	\$0	\$290,111	\$0
2012	\$30,681	\$92,727	\$173,073	\$0	\$296,481	\$296,481	\$0	\$296,481	\$0
2011	\$30,681	\$94,331	\$209,602	\$0	\$334,614	\$334,614	\$0	\$334,614	\$0
2010	\$124,402	\$123,534	\$0	\$0	\$550,315	\$0	\$0	\$0	\$550,315
2009	\$178,073	\$125,138	\$0	\$0	\$848,451	\$0	\$0	\$0	\$848,451

### TRIM Notice

[2021 TRIM Notice \(PDF\)](#)

### Commercial Buildings

Building Type	OFFICE BLD	Frame	CLASS C
Construction Class	OC	HVAC	PKG A/C
Total Area	0	Stories	1.0
Heated Area	1200	Wall Height	11
Exterior Walls	STUCCO	Actual Year Built	1985
		Effective Year Built	1980

**TOW AWAY  
ZONE**  
UNAUTHORIZED VEHICLES OR  
VESSELS WILL BE TOWED  
AT OWNER'S EXPENSE  
24 HRS. A DAY 7 DAYS A WK.  
ROGERS TOWING  
386-437-3039

**RV & BOAT  
PARKING**  
**386-263-8830**

2022.2.11 16:05





**STATEMENT OF VIOLATION & NOTICE TO APPEAR**

**March 21, 2022,**

**CASE NUMBER 21-072**

**TO: B&S Motorsports  
515 John Campbell Dr.  
Bunnell, FL. 32110**

**VIA:** Hand Delivery by Gary Harris to 1713 N. State St. on March 21, 2022.  
Certified mail: Receipt No. 7020 1290 0000 2696 7937  
Posting on Property: 1713 N. State St., Bunnell, FL. 32110 on March 21, 2022.  
Posting at City Hall Public Notice Board on March 21, 2022.  
Parcel #: 10-12-30-0650-000B0-0200  
Legal Description: BUNNELL DEV CO SUBD BLOCK B TRACTS 2,3,8&9 WEST OF US #1 & E OR RR & EAST 50 FEET OF RR ROW ADJOINING TRACT 8 BLOCK B OR 147 PG 157 OR 148 PG 343 ANNEXED INTO CITY 2006-24 OR 1469 PG 1751 OR 2099/1837

**IN ACCORDANCE WITH SECTION 162.06(4) AND CITY OF BUNNELL ORDINANCES, NOTICE HAS BEEN PROVIDED TO YOU THAT A VIOLATION OF CASE NUMBER 21-072 ON PROPERTY OWNED BY YOU AND LOCATED AT 1713 N. State ST. BUNNELL, FLORIDA, (PARCEL ID NUMBER: 10-12-30-0650-000B0-0200), TO WIT: BUSINESS TAX RECEIPTS AND PROHIBITED SIGNS.**

***205.053 Business tax receipts; dates due and delinquent; penalties. —***

*(1) All business tax receipts shall be sold by the appropriate tax collector beginning July 1 of each year, are due and payable on or before September 30 of each year and expire on September 30 of the succeeding year. If September 30 falls on a weekend or holiday, the tax is due and payable on or before the first working day following September 30. Provisions for partial receipts may be made in the resolution or ordinance authorizing such receipts. Receipts that are not renewed when due and payable are delinquent and subject to a delinquency penalty of 10 percent for the month of October, plus an additional 5 percent penalty for each subsequent month of delinquency until paid. However, the total delinquency penalty may not exceed 25 percent of the business tax for the delinquent establishment.*

*(2) Any person who engages in or manages any business, occupation, or profession without first obtaining a local business tax receipt, if required, is subject to a penalty of 25 percent of the tax due, in addition to any other penalty provided by law or ordinance.*

(3) Any person who engages in any business, occupation, or profession covered by this chapter, who does not pay the required business tax within 150 days after the initial notice of tax due, and who does not obtain the required receipt is subject to civil actions and penalties, including court costs, reasonable attorneys' fees, additional administrative costs incurred because of collection efforts, and a penalty of up to \$250.

**Sec. 58-39. - Business tax receipts; dates due and delinquent, notices; penalties.**

(a) All business tax receipts for businesses located in the city shall be sold by the city beginning August 1 of each year, are due and payable on or before September 30 of each year and expire on September 30 of the succeeding year. If September 30 falls on a weekend or holiday, the tax is due and payable on or before the first working day following September 30.

(2) Receipts that are not renewed when due and payable are delinquent and subject to a delinquency penalty of ten percent for the month of October, plus an additional five-percent penalty for each subsequent month of delinquency until paid. However, the total delinquency penalty may not exceed 25 percent of the business tax for the delinquent establishment.

(3) The city shall not be required to send notices to receipt holders with respect to the payment or nonpayment of business taxes and it shall be no defense of nonpayment of any business tax that the receipt holder did not receive any notice or invoice stating the business tax was due.

(d) Any person who engages in any business, occupation, or profession covered by this chapter, who does not pay the required business tax within 150 days after the initial notice of tax due, and who does not obtain the required receipt is subject to civil actions and penalties, including court costs, reasonable attorneys' fees, additional administrative costs incurred because of collection efforts, and a penalty of up to \$250.00.

**Bunnell Land Development Code Sec. 26-5. - Prohibited signs.**

All signs not expressly permitted under this chapter or exempt from regulation hereunder in accordance with the previous section are prohibited in the city. Such signs include, but are not limited to:

(4) Roof signs.

**Bunnell Land Development Code Sec. 26-6. - Violations.**

(a) Any of the following shall be a violation of this chapter:

(2) To install, create, erect, or maintain any sign requiring a permit without such a permit.

(3) To install, create, erect, or maintain any sign in a way that is inconsistent with any plan or permit governing such sign or the zone lot on which sign is located.

(b) Each sign installed, created, erected, or maintained in violation of this chapter shall be considered a separate violation when applying the penalty portions of this chapter.

**Bunnell Land Development Code Sec. 26-134. - Signs in nonresidential areas.**

(a) Each nonresidential parcel of land may be permitted on-site signs, subject to the following requirements:

(1) Each parcel shall be allowed one freestanding sign. Each business on the parcel shall be allowed one of the following sign types: Projecting, wall, or marquee, subject to the standards stated in this section.

**Being the Owner/Tenant of said following property, described as:**

1713 N. State St., City of Bunnell, County of Flagler, State of Florida  
Parcel ID number 10-12-30-0650-000B0-0200

**Recommended corrective action:**

- Submit additional BTR information for your RV storage to Bridgitte Gunnells (386-263-8981) and pay additional BTR fees.
- Remove all signs from the right of way.
- Submit a sign permit application for the installation of any signs as permitted in accordance with the City's Land Development Code.

**THE VIOLATION IS BASED ON INVESTIGATION BY THE UNDERSIGNED CITY OF BUNNELL CODE ENFORCEMENT OFFICER, WHO IS AVAILABLE TO RESPOND TO ANY QUESTIONS YOU MAY HAVE. IT IS NOT POSSIBLE FOR THE PROPERTY TO FIND COMPLIANCE WITH CASE 21-072, UNLESS THIS VIOLATION FOR BUSINESS TAX AND PROHIBITED SIGNS BE IN COMPLIANCE.**

**YOU ARE HEREBY NOTIFIED THE VIOLATION SHALL BE REVIEWED BY THE CITY OF BUNNELL CODE ENFORCEMENT BOARD ON APRIL 13, 2022, AT 6 PM OR SOON THEREAFTER AT THE BUNNELL CITY HALL, AT WHICH TIME CODE ENFORCEMENT MAY 1) DISMISS THE VIOLATION IF COMPLIANCE HAS OCCURRED; 2) REQUEST CONTINUANCE OF THE CASE; OR 3) PRESENT TESTIMONY AND EVIDENCE OF THE VIOLATION TO THE CODE ENFORCEMENT BOARD.**

**AT THE HEARING, THE CITY OF BUNNELL CODE ENFORCEMENT BOARD MAY FIND THE VIOLATION OCCURRED AS NOTICED AND IMPOSE A FINE UP TO \$250 FOR THE FIRST VIOLATION OF THE CODE SECTION AND UP TO \$500 FOR A REPEAT VIOLATION WITHIN 5 YEARS. IF THE CODE ENFORCEMENT BOARD DETERMINES THE VIOLATION PRESENTED A SERIOUS THREAT TO THE PUBLIC HEALTH, SAFETY AND WELFARE OR IF THE VIOLATION IS IRREPARABLE OR**

**IRREVERSIBLE IN NATURE, IT MAY NOTIFY THE CITY OF BUNNELL FOR ABATEMENT OF THE VIOLATION OR IT MAY IMPOSE A FINE NOT TO EXCEED \$5,000 PER VIOLATION. IF A FINE IS NOT PAID, THE CITY MAY RECORD A COPY OF THE CODE ENFORCEMENT BOARD ORDER.THE UNPAID FINE SHALL CONSTITUTE A LIEN AGAINST THE LAND ON WHICH THE VIOLATION OCCURRED AND UPON ANY OTHER REAL OR PERSONAL PROPERTY OWNED BY THE VIOLATOR(S). IF THE LIEN IS NOT SATISFIED, THE CODE ENFORCEMENT BOARD MAY AUTHORIZE FORECLOSURE OF THE LIEN OR THE CITY MAY SEEK PAYMENT BY OTHER LAWFUL MEANS.**

**YOU WILL BE ABLE TO PHYSICALLY ATTEND THE HEARING, BUT SEATING IN CITY HALL WILL BE LIMITED IN ORDER TO COMPLY WITH SOCIAL DISTANCING PROTOCOLS AND GUIDELINES ESTABLISHED BY THE CENTER FOR DISEASE CONTROL FOR THE PROTECTION OF ALL MEMBERS OF THE COMMUNITY. THIS IS DUE TO THE PUBLIC HEALTH EMERGENCY THAT EXISTS IN THE STATE OF FLORIDA DUE TO COVID-19. MEMBERS OF THE PUBLIC WHO ATTEND IN PERSON ARE REQUIRED TO WEAR MASKS OR SIMILAR DEVICES, WHICH COVER THE NOSE AND MOUTH. YOU MAY ALSO ATTEND AND PARTICIPATE IN THE HEARING VIRTUALLY THROUGH COMMUNICATION MEDIA, AS AUTHORIZED BY EXECUTIVE ORDER 2020-069, AS AMENDED. HOWEVER, IF YOU INTEND TO ATTEND VIRTUALLY, PLEASE CONTACT THE UNDERSIGNED CODE ENFORCEMENT OFFICER NO LATER THAN 24 HOURS PRIOR TO THE HEARING.**

**TO JOIN THE MEETING VIA ZOOM AND AN INTERNET CONNECTION: GO TO [HTTPS://BUNNELLCITY.US/MEETING](https://bunnellcity.us/meeting) OR CLICK THE VIRTUAL MEETING BANNER ON THE CITY WEBSITE [WWW.BUNNELLCITY.US](http://www.bunnellcity.us) OR OPEN VIA THE ZOOM APP AND ENTER MEETING ID: 944 464 2817.**

**YOU MAY ALSO ATTEND THE HEARING VIA TELEPHONE (AUDIO) ONLY BY DIALING ONE OF THE FOLLOWING TELEPHONE NUMBERS AND ENTERING THE MEETING IDENTIFICATION NUMBER LISTED BELOW:**

**+1 253 215 8782 US  
+1 301 715 8592 US  
MEETING ID: 944 464 2817**

**YOU ARE ADVISED TO CHECK THE CITY WEBSITE FOR UP-TO-DATE INFORMATION ON ANY CHANGES IN THE MANNER IN WHICH THE HEARING WILL BE HELD AND ITS LOCATION.**

**AS REQUIRED BY SECTION 286.0105 FLORIDA STATUTES, IF YOU DECIDES TO APPEAL ANY DECISION MADE BY THE BUNNELL CODE ENFORCEMENT BOARD WITH RESPECT TO ANY MATTER CONSIDERED AT THE HEARING, YOU WILL NEED A RECORD OF THE PROCEEDINGS, AND YOU NEED TO ENSURE THAT A VERBATIM RECORD OF THE PROCEEDINGS IS MADE, WHICH RECORD INCLUDES THE TESTIMONY AND EVIDENCE UPON WHICH AN APPEAL IS TO BE BASED. IF YOU NEED SPECIAL ASSISTANCE TO PARTICIPATE IN THE PUBLIC HEARING, PLEASE CONTACT THE BUNNELL CITY CLERK AT 386-263-8808 PRIOR TO THE HEARING.**

---

**Gary Harris**  
**Code Enforcement Officer**  
**City of Bunnell**  
**PO Box 756**  
**Bunnell, FL 32110**  
**386-263-8807**

**TOW AWAY ZONE**  
UNAUTHORIZED VEHICLES OR  
VESSELS WILL BE TOWED  
AT OWNER'S EXPENSE  
BY THE CITY OF  
ROGERS TOWING  
386-437-3039

**RV & BOAT  
PARKING  
386-263-8830**

Document on a wooden stake, likely a permit or notice, with illegible text.

**3.23.2022 14:08**



**STATEMENT OF VIOLATION & NOTICE TO APPEAR**

March 21, 2022,

CASE NUMBER 21-072

TO: B&S Motorsports  
515 John Campbell Dr.  
Bunnell, Fl. 32110

VIA: Hand Delivery by Gary Harris to 1713 N. State St. on March 21, 2022.  
Certified mail: Receipt No. 7020 1290 0000 2696 7937  
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**205.053 Business tax receipts; dates due and delinquent; penalties. —**

- (1) All business tax receipts shall be sold by the appropriate tax collector beginning July 1 of each year and shall be due and payable on or before September 30 of each year and expire on the last day of the succeeding year. If September 30 falls on a weekend or holiday, the due date shall be the first business day following September 30. Partial receipts may be made in the resolution or ordinance authorizing the sale of receipts. Receipts that are not renewed when due and payable are delinquent and shall be subject to a delinquency penalty of 10 percent for the month of October, plus an additional 5 percent penalty for each subsequent month of delinquency until paid. However, the total delinquency penalty may not exceed 25 percent of the business tax for the delinquent establishment.
- (2) Any person who engages in or manages any business, occupation, or profession without first obtaining a local business tax receipt, if required, is subject to a penalty of 25 percent of the tax due, in addition to any other penalty provided by law or ordinance.

3.23.2022 14:00

All vehicles not picked up after 7 days, will be filed upon with an administrative fee of \$350 added to the bill. Storage rate is \$5 a day. No exceptions!

TO: B&S Motorsports  
515 John Campbell Dr.  
Bunnell, Fl. 32110  
March 21, 2022  
STATEMENT OF VIOLATION & NOTICE TO APPEAR  
CASE NUMBER 21-072  
BUNNELL



## City of Bunnell, Florida

### Agenda Item No. 9.

Document Date: 3/25/2022

Code Enforcement Case Number:  
Case Number 22-009

Department: Code Enforcement

Subject: Case Number 22-009 City of Bunnell vs. William Rodriguez

Address: 317 Grand Reserve Drive

Zoning: R-3

Agenda Section: New Business:

#### ATTACHMENTS:

Description	Type
Exhibit A - Property Appraiser's Info	Exhibit
Exhibit B - Picture of Extended Sidewalk	Exhibit
Exhibit C - Notice of Violation	Exhibit
Exhibit D - NOV/NTA Paperwork Staked & Stapled	Exhibit
Exhibit E - NOV/NTA Paperwork Hand Delivered	Exhibit

Code Excepts: ***Bunnell Land Development Code Sec. 6-33. – Florida Building Code – Adopted.***

(a) Adopts the Florida Building Code of 2004, and all its revisions or changes thereafter.

**Bunnell Code of Ordinance Sec. 70-1. - Removal of certain plants, weeds, trash and litter; duty of owner; service of notice.**

It shall be the duty of every owner of land lying within the limits of the city to clear and destroy all weeds, palmetto, shrubbery, trash, and other litter that may be on such land. If any owner of land within the city shall fail to do so, the city shall give notice personally where possible, or by certified mail return receipt in accordance with F.S. Ch.162 to such owner requiring him to comply with the requirements of this section, or such number of the requirements as may be necessary and appropriate in the case, within 7 days from the service of the notice. In the event the requirements of this section are not met within the 7-day period after service of the notice, the case will be referred to the code enforcement board for adjudication.

Case Actions  
Information:

Incident Notes:

3-15-2022: Drove by 317 Grand Reserve Drive on the 1st of March and saw construction for extending sidewalk. Went back to office and checked to see if there was a permit for this work. Seeing no permit I went by and dropped off Building Permit with owner at this address. Owner was not happy and it has been two weeks and still no permit application. So I am



sending a Courtesy letter asking for permit application. If not by Monday the 21th I will follow up with a Notice of Violation.

3-25-2022: Mailed Certified Letter for NOV/NTA to 317 Grand Reserve Drive to William Rodriguez for Building Permit for extended sidewalk. Code Enforcement date is 4-13-22. Posted NOV on stake and put in ground in front of house. Hand delivered NOV to lady that answered the door.

Staff

Recommendation:

**Recommended corrective action:**

- Have a registered contractor submit a building permit application packet for an after the fact building permit for sidewalk extension.
- As the owner of the property, submit a building permit application packet a building permit application packet including the owner builder affidavit for an after the fact building permit for the interior remodel.

**Owner Information**

Primary Owner  
 Soto Dora E & William Rodriguez Cartagena  
 & Imelda Luzania H&W Jtwros  
 317 Grand Reserve Drive  
 Bunnell, FL 32110

**Parcel Summary**

Parcel ID 03-12-30-2975-00000-0400  
 Prop ID 9868  
 Location Address 317 GRAND RESERVE DR  
 BUNNELL, FL 32110  
 Brief Tax Description\* GRAND RESERVE & GOLF CLUB,RPUD UNIT 1 MB 36 PG 100 LOT 40 OR 1833/825 OR 2197/1402 OR 2368/1616-JTWROS  
 (Note: \*The Description above is not to be used on legal documents.)  
 Property Use Code SINGLE FAMILY (000100)  
 Tax District CITY OF BUNNELL, DEER RUN CDD WITH MOSQUITO CONTROL (District 16)  
 Millage Rate 22.2881  
 Homestead Y  
 Feet (GIS) 10,070.640

[View Map](#)

**Valuation**

	2021 Certified Values	2020 Certified Values	2019 Certified Values	2018 Certified Values
Building Value	\$258,275	\$224,342	\$0	\$0
Extra Features Value	\$4,439	\$4,077	\$0	\$0
Land Value	\$35,000	\$21,000	\$21,000	\$20,000
Land Agricultural Value	\$0	\$0	\$0	\$0
Agricultural (Market) Value	\$0	\$0	\$0	\$0
Just (Market) Value	\$297,714	\$249,419	\$21,000	\$20,000
Assessed Value	\$252,911	\$249,419	\$21,000	\$20,000
Exempt Value	\$50,000	\$50,000	\$0	\$0
Taxable Value	\$202,911	\$199,419	\$21,000	\$20,000
Protected Value	\$44,803	\$0	\$0	\$0

Current Exemptions on this parcel:  
 HEX - HOMESTEAD  
 HEX-A - ADDTL 25K HOMESTEAD

"Just (Market) Value" description - This is the value established by the Property Appraiser for ad valorem purposes. This value does not represent anticipated selling price.

**Historical Assessment**

Year	Building Value	Extra Features Value	Land Value	Agricultural Value	Just (Market) Value	Assessed Value	Exempt Value	Taxable Value	Maximum Portability
2020	\$224,342	\$4,077	\$21,000	\$0	\$249,419	\$249,419	\$50,000	\$199,419	\$0
2019	\$0	\$0	\$21,000	\$0	\$21,000	\$21,000	\$0	\$21,000	\$0
2018	\$0	\$0	\$20,000	\$0	\$20,000	\$20,000	\$0	\$20,000	\$0
2017	\$0	\$0	\$13,000	\$0	\$13,000	\$13,000	\$0	\$13,000	\$0
2016	\$0	\$0	\$13,000	\$0	\$13,000	\$13,000	\$0	\$13,000	\$0
2015	\$0	\$0	\$13,000	\$0	\$13,000	\$13,000	\$0	\$13,000	\$0
2014	\$0	\$0	\$13,000	\$0	\$13,000	\$13,000	\$0	\$13,000	\$0
2013	\$0	\$0	\$19,000	\$0	\$19,000	\$19,000	\$0	\$19,000	\$0
2012	\$0	\$0	\$29,000	\$0	\$29,000	\$29,000	\$0	\$29,000	\$0
2011	\$0	\$0	\$36,000	\$0	\$36,000	\$36,000	\$0	\$36,000	\$0
2010	\$0	\$0	\$0	\$0	\$42,000	\$0	\$0	\$0	\$42,000
2009	\$0	\$0	\$0	\$0	\$47,000	\$0	\$0	\$0	\$47,000

**TRIM Notice**

[2021 TRIM Notice \(PDF\)](#)



2022.2.28 11:55



**STATEMENT OF VIOLATION & NOTICE TO APPEAR**

**March 25, 2022,**

**CASE NUMBER 22-009**

**TO: William Rodriguez  
317 Grand Reserve Drive  
Bunnell, Fl. 32110**

**VIA:** Hand Delivery by Gary Harris to 317 Grand Reserve Drive. on March 25, 2022.  
Certified mail: Receipt No. 7020 1290 0000 2696 7845  
Posting on Property: 317 Grand Reserve Dr., Bunnell, Fl. 32110 on March 25, 2022.  
Posting at City Hall Public Notice Board on March 25, 2022.  
Parcel #: 03-12-30-2975-00000-0400  
Legal Description: GRAND RESERVE & GOLF CLUB, RPUD UNIT 1 MB 36 PG 100  
LOT 40 OR 1833/825 OR 2197/1402 OR 2368/1616-JTWROS

**IN ACCORDANCE WITH SECTION 162.06(4) AND CITY OF BUNNELL ORDINANCES, NOTICE HAS BEEN PROVIDED TO YOU THAT A VIOLATION OF CASE NUMBER 22-009 ON PROPERTY OWNED BY YOU AND LOCATED AT 317 GRAND RESERVE DRIVE, BUNNELL, FLORIDA, (PARCEL ID NUMBER: 03-12-30-2975-00000-0400), TO WIT: FLORIDA BUILDING CODE - ADOPTED.**

***Narrative: Bunnell Land Development Code Sec. 6-33. – Florida Building Code – Adopted.***

(a) Adopts the Florida Building Code of 2004, and all its revisions or changes thereafter.

**Bunnell Code of Ordinance Sec. 70-1. - Removal of certain plants, weeds, trash and litter; duty of owner; service of notice.**

It shall be the duty of every owner of land lying within the limits of the city to clear and destroy all weeds, palmetto, shrubbery, trash, and other litter that may be on such land. If any owner of land within the city shall fail to do so, the city shall give notice personally where possible, or by certified mail return receipt in accordance with F.S. Ch.162 to such owner requiring him to comply with the requirements of this section, or such number of the requirements as may be necessary and appropriate in the case, within 7 days from the service of the notice. In the event the requirements of this section are not met within the 7-day period after service of the notice, the case will be referred to the code enforcement board for adjudication.

***Being the Owner/Tenant of said following property, described as:  
317 Grand Reserve Drive, City of Bunnell, County of Flagler, State of Florida***

**Recommended corrective action:**

- Have a registered contractor submit a building permit application packet for an after the fact building permit for sidewalk extension.
- As the owner of the property, submit a building permit application packet a building permit application packet including the owner builder affidavit for an after the fact building permit for the interior remodel.

**THE VIOLATION IS BASED ON INVESTIGATION BY THE UNDERSIGNED CITY OF BUNNELL CODE ENFORCEMENT OFFICER, WHO IS AVAILABLE TO RESPOND TO ANY QUESTIONS YOU MAY HAVE. IT IS NOT POSSIBLE FOR THE PROPERTY TO FIND COMPLIANCE WITH CASE 22-009f, UNLESS THIS VIOLATION FOR JUNK VEHICLE BE IN COMPLIANCE.**

**YOU ARE HEREBY NOTIFIED THE VIOLATION SHALL BE REVIEWED BY THE CITY OF BUNNELL CODE ENFORCEMENT BOARD ON APRIL 13, 2022, AT 6 PM OR SOON THEREAFTER AT THE BUNNELL CITY HALL, AT WHICH TIME CODE ENFORCEMENT MAY 1) DISMISS THE VIOLATION IF COMPLAINEE HAS OCCURRED; 2) REQUEST CONTINUANCE OF THE CASE; OR 3) PRESENT TESTIMONY AND EVIDENCE OF THE VIOLATION TO THE CODE ENFORCEMENT BOARD.**

**AT THE HEARING, THE CITY OF BUNNELL CODE ENFORCEMENT BOARD MAY FIND THE VIOLATION OCCURRED AS NOTICED AND IMPOSE A FINE UP TO \$250 FOR THE FIRST VIOLATION OF THE CODE SECTION AND UP TO \$500 FOR A REPEAT VIOLATION WITHIN 5 YEARS. IF THE CODE ENFORCEMENT BOARD DETERMINES THE VIOLATION PRESENTED A SERIOUS THREAT TO THE PUBLIC HEALTH, SAFETY AND WELFARE OR IF THE VIOLATION IS IRREPARABLE OR IRREVERSIBLE IN NATURE, IT MAY NOTIFY THE CITY OF BUNNELL FOR ABATEMENT OF THE VIOLATION OR IT MAY IMPOSE A FINE NOT TO EXCEED \$5,000 PER VIOLATION. IF A FINE IS NOT PAID, THE CITY MAY RECORD A COPY OF THE CODE ENFORCEMENT BOARD ORDER.THE UNPAID FINE SHALL CONSTITUTE A LIEN AGAINST THE LAND ON WHICH THE VIOLATION OCCURRED AND UPON ANY OTHER REAL OR PERSONAL PROPERTY OWNED BY THE VIOLATOR(S). IF THE LIEN IS NOT SATISFIED, THE CODE ENFORCEMENT BOARD MAY AUTHORIZE FORECLOSURE OF THE LIEN OR THE CITY MAY SEEK PAYMENT BY OTHER LAWFUL MEANS.**

**YOU WILL BE ABLE TO PHYSICALLY ATTEND THE HEARING, BUT SEATING IN CITY HALL WILL BE LIMITED IN ORDER TO COMPLY WITH SOCIAL DISTANCING PROTOCOLS AND GUIDELINES ESTABLISHED BY THE CENTER FOR DISEASE CONTROL FOR THE PROTECTION OF ALL MEMBERS OF THE COMMUNITY. THIS IS DUE TO THE PUBLIC HEALTH EMERGENCY THAT EXISTS IN THE STATE OF FLORIDA DUE TO COVID-19. MEMBERS OF THE PUBLIC WHO ATTEND IN PERSON ARE REQUIRED TO WEAR MASKS OR SIMILAR DEVICES, WHICH COVER THE NOSE AND MOUTH. YOU MAY ALSO ATTEND AND PARTICIPATE IN THE**

HEARING VIRTUALLY THROUGH COMMUNICATION MEDIA, AS AUTHORIZED BY EXECUTIVE ORDER 2020-069, AS AMENDED. HOWEVER, IF YOU INTEND TO ATTEND VIRTUALLY, PLEASE CONTACT THE UNDERSIGNED CODE ENFORCEMENT OFFICER NO LATER THAN 24 HOURS PRIOR TO THE HEARING.

TO JOIN THE MEETING VIA ZOOM AND AN INTERNET CONNECTION: GO TO [HTTPS://BUNNELLCITY.US/MEETING](https://bunnellcity.us/meeting) OR CLICK THE VIRTUAL MEETING BANNER ON THE CITY WEBSITE [WWW.BUNNELLCITY.US](http://www.bunnellcity.us) OR OPEN VIA THE ZOOM APP AND ENTER MEETING ID: 944 464 2817.

YOU MAY ALSO ATTEND THE HEARING VIA TELEPHONE (AUDIO) ONLY BY DIALING ONE OF THE FOLLOWING TELEPHONE NUMBERS AND ENTERING THE MEETING IDENTIFICATION NUMBER LISTED BELOW:

+1 253 215 8782 US

+1 301 715 8592 US

MEETING ID: 944 464 2817

YOU ARE ADVISED TO CHECK THE CITY WEBSITE FOR UP-TO-DATE INFORMATION ON ANY CHANGES IN THE MANNER IN WHICH THE HEARING WILL BE HELD AND ITS LOCATION.

AS REQUIRED BY SECTION 286.0105 FLORIDA STATUTES, IF YOU DECIDES TO APPEAL ANY DECISION MADE BY THE BUNNELL CODE ENFORCEMENT BOARD WITH RESPECT TO ANY MATTER CONSIDERED AT THE HEARING, YOU WILL NEED A RECORD OF THE PROCEEDINGS, AND YOU NEED TO ENSURE THAT A VERBATIM RECORD OF THE PROCEEDINGS IS MADE, WHICH RECORD INCLUDES THE TESTIMONY AND EVIDENCE UPON WHICH AN APPEAL IS TO BE BASED. IF YOU NEED SPECIAL ASSISTANCE TO PARTICIPATE IN THE PUBLIC HEARING, PLEASE CONTACT THE BUNNELL CITY CLERK AT 386-263-8808 PRIOR TO THE HEARING.

---

Gary Harris  
Code Enforcement Officer  
City of Bunnell  
PO Box 756  
Bunnell, FL 32110  
386-263-8807





STATEMENT OF VIOLATION & NOTICE TO APPEAR

March 25, 2022,

CASE NUMBER 22-009

TO: William Rodriguez  
317 Grand Reserve Drive  
Bunnell, Fl. 32110

VIA: Hand Delivery by Gary Harris to 317 Grand Reserve Drive. on March 25, 2022.  
Certified mail: Receipt No. 7020 1290 0000 2696 7845  
Posting on Property: 317 Grand Reserve Dr., Bunnell, Fl. 32110 on March 25, 2022.  
Posting at City Hall Public Notice Board on March 25, 2022.  
Parcel #: 03-12-30-2975-00000-0400  
Legal Description: GRAND RESERVE & GOLF CLUB, RPUD UNIT 1 MB 36 PG 100  
LOT 40 OR 1833/825 OR 2197/1402 OR 2368/1616-JTWROS

IN ACCORDANCE WITH SECTION 162.06(4) AND CITY OF BUNNELL ORDINANCES, NOTICE HAS BEEN PROVIDED TO YOU THAT A VIOLATION OF CASE NUMBER 22-009 ON PROPERTY OWNED BY YOU AND LOCATED AT 317 GRAND RESERVE DRIVE, BUNNELL, FLORIDA, (PARCEL ID NUMBER: 03-12-30-2975-00000-0400), TO FLORIDA BUILDING CODE - ADOPTED.

Code: *Bunnell Land Development Code Sec. 6-33. - Florida Building Code -*

Adopts the Florida Building Code of 2004, and all its revisions or changes thereafter.

**Bunnell Code of Ordinance Sec. 70-1. - Removal of certain plants, weeds, trash and litter; duty of owner; service of notice.**

It shall be the duty of every owner of land lying within the limits of the city to clear and destroy all weeds, palmetto, shrubbery, trash, and other litter that may be on such land. If any owner of land within the city shall fail to do so, the city shall give notice personally where possible, or by certified mail return receipt in accordance with F.S. Ch.162 to such owner requiring him to comply with the requirements of this section, or such number of the requirements as may be necessary and appropriate in the case, within 7 days from the service of the notice. In the event the requirements of this section are not met within the 7-day period after service of the notice, the case will be referred to the code enforcement board for adjudication.

*Being the Owner/Tenant of said following property, described as:  
317 Grand Reserve Drive, City of Bunnell, County of Flagler, State of Florida*

3.25.2022 13:27





## City of Bunnell, Florida

### Agenda Item No. 10.

Document Date: 3/28/2022

Code Enforcement Case Number:  
Case Number 22-010

Department: Code Enforcement

Subject: Case Number 22-010 City of Bunnell vs. Michael Bennett

Address: 1205 Sherman Street

Zoning: R-1

Agenda Section: New Business:

#### ATTACHMENTS:

Description	Type
Exhibit A - Property Appraiser's Info	Exhibit
Exhibit B - Junk Cars in Front Yard	Exhibit
Exhibit C - Notice of Violation	Exhibit
Exhibit D - NOV/NTA Paperwork Staked in Front Yard	Exhibit
Exhibit E - NOV/NTA Paperwork Hand Delivered	Exhibit

Code Excepts: ***Bunnell Code of Ordinance. Sec. 26-51 Definitions.***

*Junked motor vehicle means any motor vehicle which does not have lawfully affixed thereto an unexpired license plate or the condition of which is wrecked, dismantled, partially dismantled, inoperative, abandoned or discarded.*

***Bunnell Code of Ordinance. Sec. 26-56. – Storing, parking, or leaving dismantled or other such motor vehicle or boat prohibited and declared nuisance, exceptions.***

*It shall be unlawful for any person to park, store, leave, or permit the parking, storing, or leaving, of any motor vehicle or boat of any kind which is abandoned, wrecked, dismantled, inoperative, rusted, junked, or partially dismantled, whether attended or not, upon any private property within the city for a period of time in excess of 72 hours. The presence of an abandoned, wrecked, dismantled, inoperative, rusted, junked, or partially dismantled vehicle or boat, or parts thereof, on private property is hereby declared a public nuisance which may be abated as such in accordance with the provisions of this division. This section shall not apply to any vehicle or boat stored within a roofed building on private property or to any vehicle or boat held in connection with a business enterprise, lawfully licensed by the city and properly operated in the appropriate business zone, pursuant to the zoning laws of the city, or to any motor vehicle or boat retained by the owner for antique repair and restoration if such motor*

*vehicle or boat is covered by a suitable tarpaulin. However, any junked motor vehicle or boat which is located on business property, and properly zoned and licensed for such business, shall not hold such property where the public can view the property from any public street within the city.*

**Bunnell Code of Ordinance Sec. 70-1. - Removal of certain plants, weeds, trash and litter; duty of owner; service of notice.**

It shall be the duty of every owner of land lying within the limits of the city to clear and destroy all weeds, palmetto, shrubbery, trash, and other litter that may be on such land. If any owner of land within the city shall fail to do so, the city shall give notice personally where possible, or by certified mail return receipt in accordance with F.S. Ch.162 to such owner requiring him to comply with the requirements of this section, or such number of the requirements as may be necessary and appropriate in the case, within 7 days from the service of the notice. In the event the requirements of this section are not met within the 7-day period after service of the notice, the case will be referred to the code enforcement board for adjudication.

Case Actions  
Information:

Incident Notes:

3-21-2022: Sent Notice of Violation (NOV) to Michael Bennett for the removal of two vehicles at 1205 Sherman Street. These vehicles have been on this property for some time and the truck vehicle belonged to Mr. Bennett's grandfather who has since passed away. I believe these two vehicles will be gone by our April 13, 2022 Code Enforcement Board but sending the NOV is needed just in case the vehicles are not gone.

3-22-2022: Went and posted NOV in front of house at 1205 Sherman Street. Then went to 811 Hyman Circle to hand deliver NOV to Michael Bennett.

Staff  
Recommendation:

**Recommended corrective action:**

- Ensure all vehicles on the property are fully assembled (not partially dismantled) and have a current registration tag on the license plate. As an alternative, decide to remove the vehicles from the property.
- Clear all weeds/high grass from the property.
- Clear all trash and debris from the property.

**Owner Information**

Primary Owner  
 Jones Mackey & Sarah  
 PO Box 1098  
 Bunnell, FL 32110

**Parcel Summary**

Parcel ID 14-12-30-3800-00060-0040  
 Prop ID 11872  
 Location Address 1205 SHERMAN ST  
 BUNNELL, FL 32110  
 Brief Tax Description\* -ADVERSE POSSESSION CLAIM- LINCOLN HEIGHTS SUB LOT 4 BL-6 OR 191 PG 687  
 (Note: \*The Description above is not to be used on legal documents.)  
 Property Use Code MISCELLANEOUS (000700)  
 Tax District CITY OF BUNNELL, BUNNELL CRA AREA WITH MOSQ CONTROL (District 14)  
 Millage Rate 22.2881  
 Homestead N  
 Feet (GIS) 4,998.989

[View Map](#)

**Valuation**

	2021 Certified Values	2020 Certified Values	2019 Certified Values	2018 Certified Values
Building Value	\$0	\$0	\$0	\$0
Extra Features Value	\$1,500	\$1,500	\$1,500	\$1,500
Land Value	\$6,600	\$6,000	\$6,000	\$4,250
Land Agricultural Value	\$0	\$0	\$0	\$0
Agricultural (Market) Value	\$0	\$0	\$0	\$0
Just (Market) Value	\$8,100	\$7,500	\$7,500	\$5,750
Assessed Value	\$7,654	\$6,958	\$6,325	\$5,750
Exempt Value	\$0	\$0	\$0	\$0
Taxable Value	\$7,654	\$6,958	\$6,325	\$5,750
Protected Value	\$446	\$542	\$1,175	\$0

"Just (Market) Value" description - This is the value established by the Property Appraiser for ad valorem purposes. This value does not represent anticipated selling price.

**Historical Assessment**

Year	Building Value	Extra Features Value	Land Value	Agricultural Value	Just (Market) Value	Assessed Value	Exempt Value	Taxable Value	Maximum Portability
2020	\$0	\$1,500	\$6,000	\$0	\$7,500	\$6,958	\$0	\$6,958	\$542
2019	\$0	\$1,500	\$6,000	\$0	\$7,500	\$6,325	\$0	\$6,325	\$1,175
2018	\$0	\$1,500	\$4,250	\$0	\$5,750	\$5,750	\$0	\$5,750	\$0
2017	\$0	\$1,500	\$4,250	\$0	\$5,750	\$5,750	\$0	\$5,750	\$0
2016	\$0	\$1,500	\$4,250	\$0	\$5,750	\$5,750	\$0	\$5,750	\$0
2015	\$0	\$1,500	\$4,250	\$0	\$5,750	\$5,750	\$0	\$5,750	\$0
2014	\$0	\$1,500	\$4,000	\$0	\$5,500	\$5,500	\$0	\$5,500	\$0
2013	\$0	\$1,500	\$4,000	\$0	\$5,500	\$5,500	\$0	\$5,500	\$0
2012	\$0	\$1,500	\$3,500	\$0	\$5,000	\$5,000	\$0	\$5,000	\$0
2011	\$24,029	\$0	\$3,500	\$0	\$27,529	\$27,529	\$0	\$27,529	\$0
2010	\$25,261	\$0	\$0	\$0	\$29,261	\$0	\$0	\$0	\$29,261
2009	\$26,893	\$0	\$0	\$0	\$36,393	\$0	\$0	\$0	\$36,393

**TRIM Notice**

[2021 TRIM Notice \(PDF\)](#)

**Extra Features**

Code	Description	Area	Effective Year Built
001802	SALVAGE VALUE	1,500	1988

**Sales**

Sale Date	Sale Price	Instrument	Book	Page	Qualification	Vacant/Improved	Grantor	Link to Official Records
1/1/1900	\$30,431		0	0	Unqualified (U)	Improved	* CONVERSION	<a href="#">Link (Clerk)</a>



2022.3.8 10:01



**STATEMENT OF VIOLATION & NOTICE TO APPEAR**

**March 21, 2022**

**CASE NUMBER 22-010**

**TO: Michael Bennett  
811 Hyman Circle  
Bunnell, Fl. 32110**

**VIA:** Hand Delivery by Gary Harris to 1205 Sherman St. on March 21, 2022.  
Certified mail: Receipt No. 7020 1290 0000 2696 7944  
Posting on Property: 1205 Sherman St., Bunnell, Fl. 32110 on March 21, 2022.  
Posting at City Hall Public Notice Board on March 21, 2022.

**IN ACCORDANCE WITH SECTION 162.06(4) AND CITY OF BUNNELL ORDINANCES, NOTICE HAS BEEN PROVIDED TO YOU THAT A VIOLATION OF CASE NUMBER 22-010 ON PROPERTY OWNED BY YOU AND LOCATED AT 1205 Sherman ST. BUNNELL, FLORIDA, (PARCEL ID NUMBER: 14-12-30-3800-00060-0040), TO WIT: JUNK VEHICLE, STORING, PARKING OR LEAVING DISMANTLED PROHIBITED AND DECLARED NUISANCE ALONG WITH HIGH GRASS.**

***Bunnell Code of Ordinance. Sec. 26-51 Definitions.***

*Junked motor vehicle means any motor vehicle which does not have lawfully affixed thereto an unexpired license plate or the condition of which is wrecked, dismantled, partially dismantled, inoperative, abandoned or discarded.*

***Bunnell Code of Ordinance. Sec. 26-56. – Storing, parking, or leaving dismantled or other such motor vehicle or boat prohibited and declared nuisance, exceptions.***

*It shall be unlawful for any person to park, store, leave, or permit the parking, storing, or leaving, of any motor vehicle or boat of any kind which is abandoned, wrecked, dismantled, inoperative, rusted, junked, or partially dismantled, whether attended or not, upon any private property within the city for a period of time in excess of 72 hours. The presence of an abandoned, wrecked, dismantled, inoperative, rusted, junked, or partially dismantled vehicle or boat, or parts thereof, on private property is hereby declared a public nuisance which may be abated as such in accordance with the provisions of this division. This section shall not apply to any vehicle or boat stored within a roofed building on private property or to any vehicle or boat held in connection with a business enterprise, lawfully licensed by the city and properly operated in the appropriate business zone, pursuant to the zoning laws of the city, or to any motor vehicle or boat retained by the owner for antique repair and restoration if such motor vehicle or boat is covered by a suitable tarpaulin. However, any junked motor vehicle or boat which is located on business property, and properly zoned and licensed for such business, shall not hold*

such property where the public can view the property from any public street within the city.

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***Being the Owner/Tenant of said following property, described as:***  
*1205 Sherman St., City of Bunnell, County of Flagler, State of Florida*  
*Parcel ID number 14-12-30-3800-00060-0040*

**Recommended corrective action:**

- Ensure all vehicles on the property are fully assembled (not partially dismantled) and have a current registration tag on the license plate. As an alternative, decide to remove the vehicles from the property.
- Clear all weeds/high grass from the property.
- Clear all trash and debris from the property.

**THE VIOLATION IS BASED ON INVESTIGATION BY THE UNDERSIGNED CITY OF BUNNELL CODE ENFORCEMENT OFFICER, WHO IS AVAILABLE TO RESPOND TO ANY QUESTIONS YOU MAY HAVE. IT IS NOT POSSIBLE FOR THE PROPERTY TO FIND COMPLIANCE WITH CASE 22-010, UNLESS THIS VIOLATION FOR JUNK VEHICLE BE IN COMPLIANCE.**

**YOU ARE HEREBY NOTIFIED THE VIOLATION SHALL BE REVIEWED BY THE CITY OF BUNNELL CODE ENFORCEMENT BOARD ON APRIL 13, 2022, AT 6 PM OR SOON THEREAFTER AT THE BUNNELL CITY HALL, AT WHICH TIME CODE ENFORCEMENT MAY 1) DISMISS THE VIOLATION IF COMPLIANCE HAS OCCURRED; 2) REQUEST CONTINUANCE OF THE CASE; OR 3) PRESENT TESTIMONY AND EVIDENCE OF THE VIOLATION TO THE CODE ENFORCEMENT BOARD.**

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HEALTH, SAFETY AND WELFARE OR IF THE VIOLATION IS IRREPARABLE OR IRREVERSIBLE IN NATURE, IT MAY NOTIFY THE CITY OF BUNNELL FOR ABATEMENT OF THE VIOLATION OR IT MAY IMPOSE A FINE NOT TO EXCEED \$5,000 PER VIOLATION. IF A FINE IS NOT PAID, THE CITY MAY RECORD A COPY OF THE CODE ENFORCEMENT BOARD ORDER. THE UNPAID FINE SHALL CONSTITUTE A LIEN AGAINST THE LAND ON WHICH THE VIOLATION OCCURRED AND UPON ANY OTHER REAL OR PERSONAL PROPERTY OWNED BY THE VIOLATOR(S). IF THE LIEN IS NOT SATISFIED, THE CODE ENFORCEMENT BOARD MAY AUTHORIZE FORECLOSURE OF THE LIEN OR THE CITY MAY SEEK PAYMENT BY OTHER LAWFUL MEANS.

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---

**Gary Harris**  
**Code Enforcement Officer**  
**City of Bunnell**  
**PO Box 756**  
**Bunnell, FL 32110**  
**386-263-8807**





STATEMENT OF VIOLATION & NOTICE TO APPEAR

March 21, 2022

CASE NUMBER 22-010

TO: Michael Bennett  
811 Hymon Circle  
Bunnell, Fl. 32110

VIA: Hand Delivery by Gary Harris to 1205 Sherman St. on March 21, 2022.  
Certified mail: Receipt No. 7020 1290 0000 2696 7944  
Posting on Property: 1205 Sherman St., Bunnell, Fl. 32110 on March 21, 2022.  
Posting at City Hall Public Notice Board on March 21, 2022.

IN ACCORDANCE WITH SECTION 162.06(4) AND CITY OF BUNNELL ORDINANCES, NOTICE HAS BEEN PROVIDED TO YOU THAT A VIOLATION OF CASE NUMBER 22-010 ON PROPERTY OWNED BY YOU AND LOCATED AT 1205 SHERMAN ST. BUNNELL, FLORIDA, (PARCEL ID NUMBER: 14-12-30-3800-00060-0040), TO WIT: JUNK VEHICLE, STORING, PARKING OR LEAVING DISMANTLED PROHIBITED AND DECLARED NUISANCE ALONG WITH HIGH GRASS.

**Bunnell Code of Ordinance. Sec. 26-51 Definitions.**  
Junked motor vehicle means any motor vehicle which does not have lawfully affixed thereto an unexpired license plate or the condition of which is wrecked, dismantled, partially dismantled, inoperative, abandoned or discarded.

**Bunnell Code of Ordinance. Sec. 26-56. - Storing, parking, or leaving dismantled or other such motor vehicle or boat prohibited and declared nuisance, exceptions.**  
It shall be unlawful for any person to park, store, leave, or permit the parking, storing, or leaving, of any motor vehicle or boat of any kind which is abandoned, wrecked, dismantled, inoperative, rusted, junked, or partially dismantled, whether attended or not, upon any private property within the city for a period of time in excess of 72 hours. The presence of an abandoned, wrecked, dismantled, inoperative, rusted, junked, or partially dismantled vehicle or boat, or parts thereof, on private property is hereby declared a public nuisance which may be abated as such in accordance with the provisions of this division. This section shall not apply to any vehicle or boat stored within a roofed building on private property or to any vehicle or boat held in connection with a business enterprise, lawfully licensed by the city and properly operated in the appropriate business zone, pursuant to the zoning laws of the city, or to any motor vehicle or boat retained by the owner for antique repair and restoration if such motor vehicle or boat is covered by a suitable tarpaulin. However, any junked motor vehicle or boat which is located on business property, and properly zoned and licensed for such business, shall not hold

STAPLES

3.23.2022 07:55



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3.23.2022 09:21



## City of Bunnell, Florida

### Agenda Item No. 11.

Document Date: 3/28/2022

Code Enforcement Case Number:  
Case Number 21-062

Department: Code Enforcement

Subject: Case Number 22-011 City of Bunnell vs. Viktor Ostapenko

Address: 800 Tolman Street

Zoning: L-1 Light Industrial

Agenda Section: New Business:

#### ATTACHMENTS:

Description	Type
Exhibit A - Property Appraiser's Info	Exhibit
Exhibit B - Debris For Outside of Fence	Exhibit
Exhibit C - Notice of Violation	Exhibit
Exhibit D - NOV/NTA Paperwork Staked & Stapled	Exhibit
Exhibit E - NOV/NTA Paperwork Hand Delivered	Exhibit

Code Excepts: ***Bunnell Code of Ordinance. Sec. 26-51 Definitions.***

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*vehicle or boat is covered by a suitable tarpaulin. However, any junked motor vehicle or boat which is located on business property, and properly zoned and licensed for such business, shall not hold such property where the public can view the property from any public street within the city.*

***Bunnell Code of Ordinance Sec. 70-1. - Removal of debris, certain plants, weeds, trash, and litter; duty of owner; service of notice.***

*It shall be the duty of every owner of land lying within the limits of the city to clear and destroy all weeds, palmetto, shrubbery, trash, and other litter that may be on such land. If any owner of land within the city shall fail to do so, the city shall give notice personally where possible, or by certified mail return receipt in accordance with F.S. Ch.162 to such owner requiring him to comply with the requirements of this section, or such number of the requirements as may be necessary and appropriate in the case, within 7 days from the service of the notice. In the event the requirements of this section are not met within the 7-day period after service of the notice, the case will be referred to the code enforcement board for adjudication.*

Case Actions  
Information:

2-1-2022: Went by 800 Tolman Street and talked with property owner Viktor Ostapenka about all the debris on the outside of his fence. Staff gave him 30 days to clean up.

3-1-2022: Mr. Ostapenka is continuing to clean up but still is not in compliance so I issued a NOV/NTA for our April 13th CEB meeting.

Staff  
Recommendation:

**Recommended corrective action:**

- Ensure all vehicles on the property are fully assembled (not partially dismantled) and have a current registration tag on the license plate. As an alternative, decide to remove the vehicles from the property.
- Clear all weeds/high grass from the property.
- Clear all trash and debris from the property.

**Owner Information**

**Primary Owner**  
 Ostapenko Viktor V & Pavel V  
 Jtwros  
 5 Pratt Place  
 Palm Coast, FL 32164

**Parcel Summary**

**Parcel ID** 10-12-30-0850-01880-0020  
**Prop ID** 10881  
**Location Address** 800 TOLMAN ST  
 BUNNELL, FL 32110  
**Brief Tax Description\*** TOWN OF BUNNELL BLK 188 LTS 7 THRU 12 OR 1154/600 OR 1570/611 OR 1780/500 OR 1940/969 OR 2188/499  
 (Note: \*The Description above is not to be used on legal documents.)  
**Property Use Code** WAREHOUSE-STORAGE (004800)  
**Tax District** CITY OF BUNNELL, BUNNELL CRA AREA WITH MOSQ CONTROL (District 14)  
**Millage Rate** 22.2881  
**Homestead** N  
**Feet (GIS)** 31,499.322

[View Map](#)

**Valuation**

	2021 Certified Values	2020 Certified Values	2019 Certified Values	2018 Certified Values
Building Value	\$13,697	\$14,720	\$12,529	\$11,418
Extra Features Value	\$2,793	\$3,060	\$3,060	\$3,329
Land Value	\$31,399	\$31,399	\$31,399	\$27,249
Land Agricultural Value	\$0	\$0	\$0	\$0
Agricultural (Market) Value	\$0	\$0	\$0	\$0
Just (Market) Value	\$47,889	\$49,179	\$46,988	\$41,996
Assessed Value	\$47,889	\$49,179	\$46,196	\$41,996
Exempt Value	\$0	\$0	\$0	\$0
Taxable Value	\$47,889	\$49,179	\$46,196	\$41,996
Protected Value	\$0	\$0	\$792	\$0

"Just (Market) Value" description - This is the value established by the Property Appraiser for ad valorem purposes. This value does not represent anticipated selling price.

**Historical Assessment**

Year	Building Value	Extra Features Value	Land Value	Agricultural Value	Just (Market) Value	Assessed Value	Exempt Value	Taxable Value	Maximum Portability
2020	\$14,720	\$3,060	\$31,399	\$0	\$49,179	\$49,179	\$0	\$49,179	\$0
2019	\$12,529	\$3,060	\$31,399	\$0	\$46,988	\$46,196	\$0	\$46,196	\$792
2018	\$11,418	\$3,329	\$27,249	\$0	\$41,996	\$41,996	\$0	\$41,996	\$0
2017	\$12,052	\$3,597	\$27,249	\$0	\$42,898	\$42,898	\$0	\$42,898	\$0
2016	\$11,220	\$4,154	\$27,249	\$0	\$42,623	\$42,623	\$0	\$42,623	\$0
2015	\$10,588	\$4,729	\$33,124	\$0	\$48,441	\$48,441	\$0	\$48,441	\$0
2014	\$10,422	\$5,303	\$33,124	\$0	\$48,849	\$48,849	\$0	\$48,849	\$0
2013	\$10,257	\$5,877	\$36,554	\$0	\$52,688	\$52,688	\$0	\$52,688	\$0
2012	\$10,919	\$4,700	\$66,147	\$0	\$81,766	\$81,766	\$0	\$81,766	\$0
2011	\$11,580	\$5,047	\$70,872	\$0	\$87,499	\$87,499	\$0	\$87,499	\$0
2010	\$12,242	\$5,492	\$0	\$0	\$96,481	\$0	\$0	\$0	\$96,481
2009	\$17,867	\$6,019	\$0	\$0	\$137,282	\$0	\$0	\$0	\$137,282

**TRIM Notice**

[2021 TRIM Notice \(PDF\)](#)

**Commercial Buildings**

<b>Building Type</b>	STRG WHSE	<b>Frame HVAC</b>	CLASS D
<b>Construction Class</b>	OD	<b>Stories</b>	1.0
<b>Total Area</b>	1200	<b>Wall Height</b>	12
<b>Heated Area</b>	1200	<b>Actual Year Built</b>	1985
<b>Exterior Walls</b>	STL PANEL	<b>Effective Year Built</b>	1985

**Sketches**



2022.2.10 10:39



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**March 23, 2022**

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5 Pratt Pl.  
Palm Coast, Fl. 32164**

**VIA:** Hand Delivery by Gary Harris to 800 Tolman St. on March 23, 2022.  
Certified mail: Receipt No. 7020 1290 0000 2696 7913  
Posting on Property: 800 Tolman St., Bunnell, Fl. 32110 on March 23, 2022.  
Posting at City Hall Public Notice Board on March 23, 2022.  
Parcel ID: 10-12-30-0850-01880-0020  
Legal Description: TOWN OF BUNNELL BLK 188 LTS 7 THRU 12 OR 1154/600 OR 1570/611 OR 1780/500 OR 1940/969 OR 2188/499

**IN ACCORDANCE WITH SECTION 162.06(4) AND CITY OF BUNNELL ORDINANCES, NOTICE HAS BEEN PROVIDED TO YOU THAT A VIOLATION OF CASE NUMBER 22-011 ON PROPERTY OWNED BY YOU AND LOCATED AT 800 TOLMAN ST. BUNNELL, FLORIDA, (PARCEL ID NUMBER: 10-12-30-0850-01880-0020), TO WIT: DEBRIS AROUND OUTSIDE OF FENCELINE, JUNK VEHICLE, STORING, PARKING OR LEAVING DISMANTLED PROHIBITED AND DECLARED NUISANCE ALONG WITH HIGH GRASS.**

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***Being the Owner/Tenant of said following property, described as:***  
*800 Tolman St., City of Bunnell, County of Flagler, State of Florida*  
*Parcel ID number 10-12-30-0850-01880-0020*

**Recommended corrective action:**

- Ensure all vehicles on the property are fully assembled (not partially dismantled) and have a current registration tag on the license plate. As an alternative, decide to remove the vehicles from the property.
- Clear all weeds/high grass from the property.
- Clear all trash and debris from the property.

**THE VIOLATION IS BASED ON INVESTIGATION BY THE UNDERSIGNED CITY OF BUNNELL CODE ENFORCEMENT OFFICER, WHO IS AVAILABLE TO RESPOND TO ANY QUESTIONS YOU MAY HAVE. IT IS NOT POSSIBLE FOR THE PROPERTY TO FIND COMPLIANCE WITH CASE 22-011, UNLESS THIS VIOLATION FOR JUNK VEHICLE BE IN COMPLIANCE.**

**YOU ARE HEREBY NOTIFIED THE VIOLATION SHALL BE REVIEWED BY THE CITY OF BUNNELL CODE ENFORCEMENT BOARD ON APRIL 13, 2022, AT 6 PM OR SOON THEREAFTER AT THE BUNNELL CITY HALL, AT WHICH TIME CODE ENFORCEMENT MAY 1) DISMISS THE VIOLATION IF COMPLIANCE HAS OCCURRED; 2) REQUEST CONTINUANCE OF THE CASE; OR 3) PRESENT TESTIMONY AND EVIDENCE OF THE VIOLATION TO THE CODE ENFORCEMENT BOARD.**

**AT THE HEARING, THE CITY OF BUNNELL CODE ENFORCEMENT BOARD MAY FIND THE VIOLATION OCCURRED AS NOTICED AND IMPOSE A FINE UP TO \$250**



FOR THE FIRST VIOLATION OF THE CODE SECTION AND UP TO \$500 FOR A REPEAT VIOLATION WITHIN 5 YEARS. IF THE CODE ENFORCEMENT BOARD DETERMINES THE VIOLATION PRESENTED A SERIOUS THREAT TO THE PUBLIC HEALTH, SAFETY AND WELFARE OR IF THE VIOLATION IS IRREPARABLE OR IRREVERSIBLE IN NATURE, IT MAY NOTIFY THE CITY OF BUNNELL FOR ABATEMENT OF THE VIOLATION OR IT MAY IMPOSE A FINE NOT TO EXCEED \$5,000 PER VIOLATION. IF A FINE IS NOT PAID, THE CITY MAY RECORD A COPY OF THE CODE ENFORCEMENT BOARD ORDER. THE UNPAID FINE SHALL CONSTITUTE A LIEN AGAINST THE LAND ON WHICH THE VIOLATION OCCURRED AND UPON ANY OTHER REAL OR PERSONAL PROPERTY OWNED BY THE VIOLATOR(S). IF THE LIEN IS NOT SATISFIED, THE CODE ENFORCEMENT BOARD MAY AUTHORIZE FORECLOSURE OF THE LIEN OR THE CITY MAY SEEK PAYMENT BY OTHER LAWFUL MEANS.

YOU WILL BE ABLE TO PHYSICALLY ATTEND THE HEARING, BUT SEATING IN CITY HALL WILL BE LIMITED IN ORDER TO COMPLY WITH SOCIAL DISTANCING PROTOCOLS AND GUIDELINES ESTABLISHED BY THE CENTER FOR DISEASE CONTROL FOR THE PROTECTION OF ALL MEMBERS OF THE COMMUNITY. THIS IS DUE TO THE PUBLIC HEALTH EMERGENCY THAT EXISTS IN THE STATE OF FLORIDA DUE TO COVID-19. MEMBERS OF THE PUBLIC WHO ATTEND IN PERSON ARE REQUIRED TO WEAR MASKS OR SIMILAR DEVICES, WHICH COVER THE NOSE AND MOUTH. YOU MAY ALSO ATTEND AND PARTICIPATE IN THE HEARING VIRTUALLY THROUGH COMMUNICATION MEDIA, AS AUTHORIZED BY EXECUTIVE ORDER 2020-069, AS AMENDED. HOWEVER, IF YOU INTEND TO ATTEND VIRTUALLY, PLEASE CONTACT THE UNDERSIGNED CODE ENFORCEMENT OFFICER NO LATER THAN 24 HOURS PRIOR TO THE HEARING.

TO JOIN THE MEETING VIA ZOOM AND AN INTERNET CONNECTION: GO TO [HTTPS://BUNNELLCITY.US/MEETING](https://bunnellcity.us/meeting) OR CLICK THE VIRTUAL MEETING BANNER ON THE CITY WEBSITE [WWW.BUNNELLCITY.US](http://WWW.BUNNELLCITY.US) OR OPEN VIA THE ZOOM APP AND ENTER MEETING ID: 944 464 2817.

YOU MAY ALSO ATTEND THE HEARING VIA TELEPHONE (AUDIO) ONLY BY DIALING ONE OF THE FOLLOWING TELEPHONE NUMBERS AND ENTERING THE MEETING IDENTIFICATION NUMBER LISTED BELOW:

+1 253 215 8782 US  
+1 301 715 8592 US  
MEETING ID: 944 464 2817

YOU ARE ADVISED TO CHECK THE CITY WEBSITE FOR UP-TO-DATE INFORMATION ON ANY CHANGES IN THE MANNER IN WHICH THE HEARING WILL BE HELD AND ITS LOCATION.

AS REQUIRED BY SECTION 286.0105 FLORIDA STATUTES, IF YOU DECIDES TO APPEAL ANY DECISION MADE BY THE BUNNELL CODE ENFORCEMENT BOARD WITH RESPECT TO ANY MATTER CONSIDERED AT THE HEARING, YOU WILL NEED A RECORD OF THE PROCEEDINGS, AND YOU NEED TO ENSURE THAT A VERBATIM RECORD OF THE PROCEEDINGS IS MADE, WHICH RECORD INCLUDES THE TESTIMONY AND EVIDENCE UPON WHICH AN APPEAL IS TO BE BASED. IF YOU NEED SPECIAL ASSISTANCE TO PARTICIPATE IN THE PUBLIC

**HEARING, PLEASE CONTACT THE BUNNELL CITY CLERK AT 386-263-8808 PRIOR TO THE HEARING.**

---

**Gary Harris  
Code Enforcement Officer  
City of Bunnell  
PO Box 756  
Bunnell, FL 32110  
386-263-8807**

**800**  
**TOLMAN STREET**



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