



## **CITY OF AVON PARK**

Highlands County, Florida

**110 East Main Street**

**Avon Park, Florida 33825**

February 4, 2015

Avon Park City Council  
110 East Main Street  
Avon Park, Florida 33825

Dear Council Members:

Pursuant to City Ordinance No. 874, you are hereby notified of a Regular Meeting of the City Council on Monday, February 9, 2015 at 6:00 p.m., in the City Council Chambers located at 123 East Pine Street, Avon Park, Florida. If you are unable to attend, please contact me at 452-4403.

Sincerely,

A handwritten signature in blue ink, appearing to read "Julian Deleon".

Julian Deleon  
City Manager



**CITY OF AVON PARK**  
Highlands County, Florida

**CITY COUNCIL REGULAR MEETING  
CITY COUNCIL CHAMBERS  
123 E. Pine St., Avon Park, FL  
February 9, 2014  
6:00 PM**

- A. OPENING**
1. Invocation
  2. Pledge of Allegiance
  3. Roll Call
- B. CITIZENS/OUTSIDE AGENCIES**
- C. CONSENT AGENDA:**
4. Approve Regular Minutes 1/ 26/015 & Special Meeting Minutes 2/2/15
  5. Employment contract amendments (Jason Lister/ Maria Sutherland)
- D. COMMITTEE REPORTS/ ATTY UPDATES/ ANNOUNCEMENTS/ PRESENTATIONS:**
5. Cornerstone Christian Academy- presentation of a new flag
- E. ADMINISTRATIVE:**
7. Approval to purchase “used” equipment.
  8. 101 W. Main St- Request for lien waiver/forgiveness (via telephone)
  9. Event requests of City services & Road Closure permit
  10. Second Reading of Ordinance 13-15: Annex 2840 Marten Road
    - Public Hearing

11. Second Reading Ordinance 11-15 Future Land Use Update to City Medium Density Residential for parcel: C12342805000000010 18 Acres
  - Public Hearing
12. Second Reading Ordinance 12-15 to establish City Zoning for R3-MH for parcel: C12342805000000010 18 Acres
  - Public Hearing
13. Resolution 15-03 Florida Retirement System reinstatement
14. Resolution 15-04 Applying charges for solid waste and recycling
15. Airport: contamination update: City Attorney

**G. CITIZENS PARTICIPATION**

**H. ADJOURN**

Any person who might wish to appeal any decision made by the City Council of the City of Avon Park, Highlands County, Florida, in public hearing or meeting is hereby advised that he/she will need a record of the proceedings, and for such purpose, he/she may need to ensure that a verbatim record of the proceedings is made which will include the testimony and evidence upon which such appeal is to be based. Any person with disabilities requiring accommodations in order to participate should contact the City Manager prior to the meeti

**CITY COUNCIL REGULAR MEETING MINUTES**  
**Council Chambers – 123 E. Pine St., Avon Park, FL**  
**January 26, 2015 ←**  
**6:00 PM**

**Members Present:** Mayor Sharon Schuler, Deputy Mayor Brenda Giles, Councilman Parke Sutherland  
Councilman Terry Heston, Councilman Garrett Anderson.  
Members absent: None

Others Present: City Manager Julian Deleon, and Administrative Services Director Maria Sutherland,  
Attorney Gerald T. Buhr, Members of Press and Audience.

Mayor Sharon Schuler called the meeting to order at 6:05 P.M. The invocation was given and the  
Pledge of Allegiance was recited. The roll was called and a quorum was present.

**CONSENT AGENDA:** City Manager, Julian Deleon, noted the items on the consent agenda.

- Council Minutes Regular Meeting January 12, 2014

**Motion** by Councilman Parke Sutherland, Seconded by Councilman Terry Heston to approve consent  
agenda as presented. Motion passed unanimously.

**DISCUSSION ON ROADWAY FUNDING PRIORITIES FOR FDOT 5-YEAR WORK PROGRAM.**

**Project Ranking:** Discussion of some of the items by City Manager Julian Deleon, expressing the need  
to consider safety and pedestrian connectivity.

Councilman Parke Sutherland suggested adding Highway 27 and Palmetto signal lighting for the heavy  
activity at that intersection.

Council members turned their ranking sheets to City Attorney Gerald Buhr.

**BATTLE OF THE BANDS: ROAD CLOSURE REQUEST.**

**Motion** made by Deputy Mayor Brenda Giles, Seconded by Councilman Terry Heston to approve  
FDOT road closure North from Lake to Ferguson, West bound lanes only. Motion passed unanimously.

**ABATE- OCTOBER 2015 EVENT:** James “Doc” Reichenback approached Council Podium regarding  
an event in October. He stated he has turned down 2 sponsors due to delays by not having a contract  
with the City. City Attorney Gerald Buhr stated we have no event Ordinance to adhere to.

A special meeting will be set for February 2<sup>nd</sup> at 6:00 P.M. to discuss the terms of the agreement. Be  
prepared to finalize and discuss the contract.

**POWER POINT PRESENTATION ON MS4 NPDES/FDEP STORMWATER SYSTEM PERMIT:**

Presentation on program mandate regarding discharges and run off. FDOT has committed funds to the  
County for this.

**ADMINISTRATIVE:**

**SECOND READING OF ORDINANCE 01-15** Annex 30 Lake Byrd Blvd.

City Attorney Gerald Buhr read the title of Ordinance 01-15 into the record.

Mayor Sharon Schuler opened the public hearing, seeing no hands; Mayor Schuler closed the public hearing.

**Motion** made by Councilman Terry Heston, Seconded by Deputy Mayor Brenda Giles to approve Second Reading of Ordinance 01-15. Motion passed unanimously.

**SECOND READING OF ORDINANCE 02-15** Annex 28 Lake Byrd Blvd.

City Attorney Gerald Buhr read the title of Ordinance 02-15 into the record.

Mayor Sharon Schuler opened the public hearing, seeing no hands Mayor Schuler closed the public hearing.

**Motion** made by Councilman Terry Heston, Seconded by Deputy Mayor Brenda Giles to approve Second Reading of Ordinance 02-15. Motion passed unanimously.

**SECOND READING OF ORDINANCE -03-15:** Annex 20 Lake Byrd Blvd.

City Attorney Gerald Buhr read the title of Ordinance 03-15 into the record.

Mayor Sharon Schuler opened the public hearing, seeing no hands, Mayor Schuler closed the public hearing.

**Motion** made by Councilman Terry Heston, Seconded by Deputy Mayor Brenda Giles to approve Second Reading of Ordinance 03-15. Motion passed unanimously.

**SECOND READING OF ORDINANCE 04-15:** Annex 17 Lake Byrd Blvd.

City Attorney Gerald Buhr read the title of Ordinance 04-14 into the record.

Mayor Sharon Schuler opened the public hearing, seeing no hands Mayor Schuler closed the public hearing.

**Motion** made by Councilman Terry Heston, Seconded by Deputy Mayor Brenda Giles to approve Second Reading of Ordinance 04-15 Motion passed unanimously.

**SECOND READING OF ORDINANCE 05-15** Annex 15 Lake Byrd Blvd.

City Attorney Gerald Buhr read the title of Ordinance 05-15 into the record.

Mayor Sharon Schuler opened the public hearing, seeing no hands Mayor Schuler closed the public hearing.

**Motion** made by Councilman Terry Heston, Seconded by Deputy Mayor Brenda Giles to approve Second Reading of Ordinance 05-15. Motion passed unanimously.

**SECOND READING OF ORDINANCE 06-15:** Annex 13 Lake Byrd Blvd.

City Attorney Gerald Buhr read the title of Ordinance 06-15 into the record.

Mayor Sharon Schuler opened the public hearing. Seeing no hands Mayor Schuler closed the public hearing

**Motion** made by Councilman Terry Heston, Seconded by Deputy Mayor Brenda Giles to approve Second Reading of Ordinance 06-15. Motion passed unanimously.

**SECOND READING OF ORDINANCE 07-15:** Annex 2501 U S 27 North.

City Attorney Gerald Buhr read the title of Ordinance 07-15 into the record.

Mayor Sharon Schuler opened the public hearing, seeing no hands, Mayor Schuler closed the public hearing.

**Motion** made by Councilman Terry Heston, Seconded by Deputy Mayor Brenda Giles to approve Second Reading of Ordinance 07-15. Motion passed unanimously.

**FIRST READING OF ORDINANCE 13-15. Annex 2840 Marten Road.**

**Motion** made by Councilman Terry Heston, Seconded by Deputy Mayor Brenda Giles to approve First reading of Ordinance 13-15. Motion passed unanimously.

**FIRST READING (TRANSMITTAL PUBLIC HEARING) OF ORDINANCE 10-15, FUTUARE LAND USE UPDATE TO MIXED LAND USE FOR PARCELS:**

Parcel #1 C013428A0000400000	160	Acres
Parcel #2 C01342802000G00000	8	Acres
Parcel #3 C01342802000H00000	4	Acres
Parcel #4 C073429A0000200000	11	Acres
Parcel #5 C07342902000C00060	7	Acres

Several residents approached podium to voice their dislike of the FLU and their concerns that once things change they don't stop

**Motion** made by Councilman Parke Sutherland, Seconded by Councilman Terry Heston to approve First reading of Ordinance 10-15. Motion passed unanimously.

**FIRST READING OF ORDINANCE 11-15 FUTURE LAND USE UPDATE TO CITY MEDIUM DENSITY RESIDENTIAL FOR PARCEL:**

Parcel C12342805000000010 18 Acres

**Motion** by Deputy Mayor Brenda Giles, Seconded by Councilman Parke Sutherland, to approve First Reading of Ordinance 11-15. Motion passed 4 to 1 with Councilman Terry Heston abstaining.

**FIRST READING OF ORDINANCE 12-15 TO ESTABLISH CITY ZONING FOR R3-MH FOR PARCEL:**

Parcel C12342805000000010 18 Acres

**Motion** by Councilman Parke Sutherland, Seconded by Deputy Mayor Brenda Giles to approve First Reading of Ordinance 12-15. Motion passed 3 to 2 with Councilman Terry Heston abstaining, and Councilman Garrett Anderson voting no.

**APPROVAL OF COUNTY RECREATION INTERLOCAL:**

**Motion** made by Deputy Mayor Brenda Giles, Seconded by Councilman Terry Heston to approve County Recreation Interlocal Agreement as presented. Motion passed unanimously.

**RESOLUTION 14-18 ADOPTING AIRPORT RULES AND REGULATIONS:**

City Attorney Gerald Buhr read the title of Resolution 14-18 into the record.

**Motion** made by Councilman Parke Sutherland, Seconded by Garrett Anderson to approve Resolution 14-18. Motion passed unanimously.

**WORLD FUEL SERVICES – CONTRACT FOR FUEL TRUCK LEASE FOR AIRPORT:**

**Motion** made by Councilman Garrett Anderson, Seconded by Councilman Terry Heston to approve Equipment lease agreement with World Fuel Services, Inc. Motion passed unanimously.

Meeting Adjourned at 8:00 P.M.

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Attest City Clerk, Maria Sutherland

Mayor Sharon Schuler

**CITY COUNCIL SPECIAL MEETING MINUTES**  
**Council Chambers – 123 E. Pine St., Avon Park, FL**  
**February 2, 2015 ←**  
**6:00 PM**

**Members Present:** Mayor Sharon Schuler, Deputy Mayor Brenda Giles, Councilman Parke Sutherland and Councilman Terry Heston, Councilman Garrett Anderson.

Members Absent: None

Others Present: City Manager Julian Deleon, and Administrative Services Director & City Clerk Maria Sutherland, Attorney Gerald T. Buhr, Members of Press and Audience.

Mayor Sharon Schuler called the meeting to order at 6:00 P.M. The invocation was given and the Pledge of Allegiance was recited. The roll was called and a quorum was present.

Mayor Schuler stated she would like to change the order of the agenda in order to address the Airport contamination problem first.

Consultants from Heartland Pump and Tank from Wauchula, Florida, spoke about contamination at the Avon Park Airport in the area where Florida Ag-Flying Services has been operating. The consultants measured for contaminants. The results exceeded petroleum contaminants and the contaminants appear to have leaked into the ground water. Mark Calbraith, a licensed professional Geologist, suggested he review additional data to confirm a cost for the environmental cleanup.

Council discussed remediation of the contamination. The Council discussed relocation of the business to a more appropriate location at the airport and the Consultants stated the new site the Ag-Flyer is using is a worse location for more contamination due to fueling taking place on the grass. The Council agreed with the business that the area west of the terminal building was the most appropriate due to the concrete pad already there. The concrete would limit the contaminants through evaporation and dilution with rain.

Mr. Jerry Wise, owner of the Ag. Business approached the podium to address the Council. Mr. Wise stated that he wanted to build a hanger that would be a dry proof, so it would be a show case. He stated said he would pour a concrete slab that he would pay for it, a 60 X 80 slab. He said he was seeking finance to get the hanger to be built. He stated the planes were not leaking fuel. He stated that the fuel tanks leak- yet, also stated he could not afford a clean-up and that his insurance would not likely pay for a clean- up. City Manager Julian Deleon stated this had been an on- going problem since 2010, and he appreciated Mr. Wise wanting to fix the problem, on a short time basis, but we were facing a emergency problem that was going to cost up to \$100,000.00. Mr. Wise asked if he was going to be able to load or would he have to move to a hard service. The Council agreed he should move to a hard service. City Attorney Gerald Buhr stated we would have to have a proposal for the soil. City Manager Julian Deleon stated there were three things that needed to be done immediately. Move to hard service, get someone to tell us what needs to be done, and then get a permanent structure. Mayor Schuler felt that Mr. Wise needed to put a proposal together, to clean up the site. City Manager suggested a pollution policy for any further issues. So this would not be a problem in the future.

City Manager Julian Deleon, stated that he was already working on proposals getting the soil removed that is contaminated.

Maria Sutherland asked if we were going to assume 100 % of the cost, including the clean up as well, the Council agreed that we will try to recoup some of our costs.

Mr. James Reichenbach from ABATE approached the podium and discussed with the Council the ABATE Contract for the event planned for October. After discussion the Council finalized a contract with ABATE that was mutually agreeable.

M. Sutherland provided information on the demolition of the 100 x 100 "Mechanic Hangar" at the airport that is being paid with a FDOT grant. The lowest bid for the demolition was from Cobb Construction. Motion made by Councilman Parke Sutherland, Seconded by Deputy Mayor Brenda Giles, to approve a contract with Cobb Engineering to demolish the hangar.

Motion passed 4 to 1 with Councilman Garrett Anderson abstaining.

Meeting adjourned at 7:00 P.M.

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Maria Sutherland, City Clerk

Sharon Schuler, Mayor

**AMENDMENT TO THE EMPLOYMENT AGREEMENT  
BETWEEN JASON LISTER AND THE CITY OF AVON PARK**

This Amendment to the December 17, 2012 Employment Agreement between Jason Lister and the City of Avon Park ("Amendment"), is made and entered into this \_\_\_\_\_ day of February, 2015, by and between the City of Avon Park ("City"), and Jason Lister ("Employee").

WHEREAS, the existing Employment Agreement, dated December 17, 2012, terminates this year, and the parties wish to extend the contract term an additional five (5) years; and

WHEREAS, the parties wish to amend the contract to reflect the Employee's base pay rate, as set forth in the 2015 budget cycle approved by the City Council;

NOW THEREFORE, the parties agree to amend the December 17, 2012 Employment Agreement as follows:

**Section 1. Amendments.**

**2. Term:**

The term of employment under this Agreement shall commence as of the date of this Agreement and continue ~~for a period of three years~~ until February 2, 2020, unless earlier terminated by either party as provided in paragraph 6 below.

**3. Compensation:**

**A. Base Salary.** Employee's base annual salary ~~upon commencement of this Agreement~~ shall be \$~~7565,000~~, paid in installments on the same date and basis as the City pays all other employees.

**Section 2. Miscellaneous.**

All other provisions of the existing Employment Agreement shall remain the same and in force, and shall be construed in *pari materia* with this Amendment.

Date: \_\_\_\_\_

\_\_\_\_\_  
Jason Lister, Employee

CITY OF AVON PARK, FLORIDA

(Seal)

\_\_\_\_\_  
Sharon Schuler, Mayor

ATTEST:

APPROVED AS TO CORRECTNESS  
AND FORM.

\_\_\_\_\_  
City Clerk

\_\_\_\_\_  
Gerald T. Buhr, City Attorney

**AMENDMENT TO THE EMPLOYMENT AGREEMENT  
BETWEEN MARIA SUTHERLAND AND THE CITY OF AVON PARK**

This Amendment to the November 30, 2011 Employment Agreement between Maria Sutherland and the City of Avon Park ("Amendment"), is made and entered into this \_\_\_\_\_ day of February, 2015, by and between the City of Avon Park ("City"), and Maria Sutherland ("Employee").

WHEREAS, the existing Employment Agreement, dated November 30, 2011, terminated in November 2014, and the parties wish to extend the contract term through February 1, 2020; and

WHEREAS, the parties wish to amend the contract to reflect the Employee's base pay rate, as set forth in the 2015 budget cycle approved by the City Council;

NOW THEREFORE, the parties agree to amend the November 30, 2011 Employment Agreement as follows:

**Section 1. Amendments.**

**2. Term:**

The term of employment under this Agreement shall commence as of the date of this Agreement and continue ~~for a period of three years~~ until February 2, 2020, unless earlier terminated by either party as provided in paragraph 6 below.

**3. Compensation:**

**A. Base Salary.** Employee's base annual salary ~~upon commencement of this Agreement~~ shall be \$~~75~~65,000, paid in installments on the same date and basis as the City pays all other employees.

**Section 2. Miscellaneous.**

All other provisions of the existing Employment Agreement shall remain the same and in force, and shall be construed in *pari materia* with this Amendment.

Date: \_\_\_\_\_

\_\_\_\_\_  
**Maria Sutherland, Employee**

**CITY OF AVON PARK, FLORIDA**

(Seal)

\_\_\_\_\_  
**Sharon Schuler, Mayor**

**ATTEST:**

**APPROVED AS TO CORRECTNESS  
AND FORM.**

\_\_\_\_\_  
**City Clerk**

\_\_\_\_\_  
**Gerald T. Buhr, City Attorney**

## Agenda Item Summary

**Subject:** Approval to Purchase of a "Used" Excavator

**Item No.** E 7

**Placed on Agenda by:** City Manager

**Total Amount of Project:** \$36,900 Budgeted \$60,000 in Utilities

**Staff Review:** Yes

**Recommended Motion(s):** Approval

**Background:** We budgeted in Utilities to purchase a trackhoe for the continued expansion of City utility services. We have been searching for a used quality product, and came across the unit below with only 1,400 of operation.

**2008 VOLVO EC55C** [EMAIL THIS](#) [CALCULATOR](#) [HAULER](#) [PRINT THIS](#)



**Price: \$36,900**

**Seller Information**

North Florida Equipment  
Rental  
Lake Butler, Florida  
Phone: (386)277-4156  
Contact: Dwight Mast

**Get Free Shipping**

Item Is:  Already  Planned

From:

Ready to Ship By:

Date Needed By:

Share On: [f](#) [t](#) [g+](#)



Staff has visited the dealership and confirmed that the machine is in good condition. We have attached some comparable used purchases, and there is nothing that comes close to this pricing. Accordingly, we are requesting City Council approval.

ET



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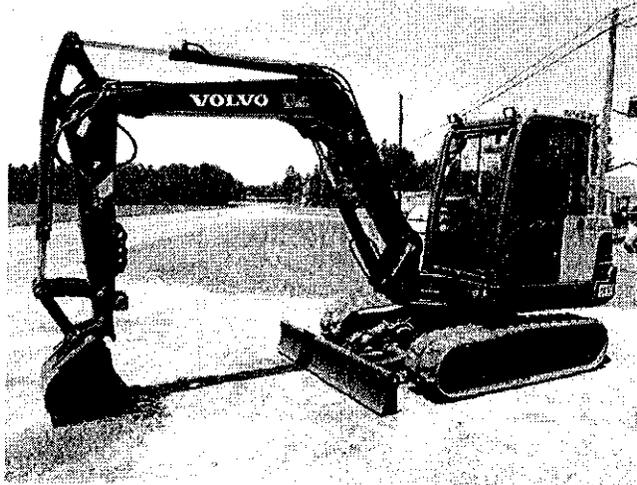
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## 2008 VOLVO EC55C

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 [NEED A HAULER](#)   
 [PRINT THIS](#)   
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**Price: \$36,900**

### Seller Information

**North Florida Equipment Rental**  
 Lake Butler, Florida  
 Phone: (386)277-4156  
 Contact: Dwight Mast

[Email North Florida Equipment Rental](#)

### Get Free Shipping Quote

Item Is:   
  Already Purchased  
            Planning to Purchase

From:  to

Ready to Ship By:

Date Needed By:

Share On:

### Equipment Specifications Description

<b>Year</b>	2008
<b>Manufacturer</b>	VOLVO
<b>Model</b>	EC55C
<b>Location</b>	Lake Butler, Florida
<b>Serial Number</b>	VCEEC55CC00110279
<b>Condition</b>	Used
<b>Hours</b>	1,414
<b>Horse Power</b>	47
<b>Drive</b>	Track

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**Agenda Item Summary**  
**February 9, 2015**

E-8

**Subject:** 101 W Main St - Lien waiver/ reduction request

**Item No.** E-8

**Placed on Agenda by:** M. Sutherland

**Total Amount of Project:** \$204,750 in lien

**Account Number:**

**Staff Review:** Yes

**Attorney Review:** Yes

**Background:**

101 W Main has been a Code Enforcement issue for many years. As of last year, Helen and Jay Enigbonjaye purchased the taxes from Catalina Tax Co., LLC. They are requesting Council to alleviate the lien burden on the building so they can receive clear title and rehab the building. Mrs. Helen Enigbonjaye would like to discuss the issue via telephone during the Council meeting.

**Documentation:** Code Enforcement documents

Message Confirmation Report

NOV-12-2014 03:27 PM WED

Xerox WorkCentre 4118 Series

Machine ID : AVON PARK POLICE REC  
Serial Number : YHT184645.....  
Fax Number : 8634530142

Name/Number : 4022436  
Page : 2  
Start Time : NOV-12-2014 03:26PM WED  
Elapsed Time : 00'14"  
Mode : STD ECM  
Results : O.K

**FAX TRANSMISSION**

CITY OF AVON PARK  
PUBLIC SAFETY DEPARTMENT  
1535 SR 64 W  
AVON PARK, FL 33825  
863 453-3565

TO: DAVID SCHUMACHER

FAX #: 402-2436

FROM: SETH HENDERSON

FAX #: 453-3558

DATE: 11/12/14

RE: 101 W MAIN ST.

NUMBER OF PAGES INCLUDING THIS ONE: 2

SPECIAL INSTRUCTIONS: \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

# FAX TRANSMISSION

CITY OF AVON PARK  
PUBLIC SAFETY DEPARTMENT  
1535 SR 64 W  
AVON PARK, FL 33825  
863 453-3565

TO: DAVID SCHUMACHER

FAX #: 402-2436

FROM: SETH HENDERSON

FAX #: 453-3558

DATE: 11/12/14

RE: 101 W MAIN ST.

NUMBER OF PAGES INCLUDING THIS ONE: 2

SPECIAL  
INSTRUCTIONS: \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

This is a direct line to our Facsimile Machine which will automatically receive your transmission 24 hours a day. In an event of a transmission error, please contact us at (863) 453-3565 during normal business hours (8:00 – 4:00 p.m.) Monday through Friday. Thank you.

**City of Avon Park  
Code Enforcement  
1535 SR 64 West  
Avon Park, FL 33825**



**Phone: 863-453-3565  
Fax: 863-453-3558**

11-12-14

101 W Main St.

The current lien is totaled at \$184,000 to date at the rate of \$250 per day, lien went in effect on November 7<sup>th</sup>, 2012.

Sincerely,  
Seth Henderson  
Public Safety Officer  
City of Avon Park Public Safety

City of Avon Park  
Code Enforcement  
1535 SR 64 West  
Avon Park, FL 33825



Phone: 863-453-3565  
Fax: 863-453-3558

7-16-14

101 W. Main St.

The current lien is totaled at \$154,250 to date. Gaining at a rate of \$250 per day, Started on Nov 7<sup>th</sup>, 2012.

*\$184,000*

Seth Henderson  
City of Avon Park  
Code Enforcement

CODE ENFORCEMENT  
SPECIAL MAGISTRATE FOR  
THE CITY OF AVON PARK, HIGHLANDS COUNTY, FLORIDA

CITY OF AVON PARK, FLORIDA

Case No.: 14-140  
Property Address: 101 WEST MAIN ST.  
Strap No.: A22332801007000010

Petitioner,

V

Respondent

CATHYING TAX CO. L.L.C.

**FINDINGS OF FACT, CONCLUSIONS  
OF LAW AND ORDER**

THIS CAUSE came on to be heard before the Special Magistrate for the City of Avon Park at a hearing commencing at 3:00 P.M. on April 10, 2014 after due notice to Respondent, and the undersigned Special Magistrate having heard testimony under oath and duly considered the evidence presented and being otherwise fully advised in the premises, does hereupon render the following Findings of Fact, Conclusions of Law and Order as follows:

**FINDINGS OF FACT**

1. Appearing before the Hearing Officer was the City's Code Enforcement Officer SETH HENDERSON.
2. Respondent was  was not ( ) properly served notice of the subject hearing.
3. The following were present on behalf of the Respondent:  
Present: None
4. The Respondent was cited by way of a Violation Notice for maintaining or creating a condition generally described as Blocked Driveway.
5. The condition, generally described above, violates the following of the City's Ordinance(s): 14-106.
6. The Code Enforcement Officer for the City of Avon Park reported that, based on a re-inspection of the property conducted on April 10, 2014, the above described condition has ( )/has not ( ) been remedied.

**CONCLUSIONS OF LAW**

7. Due and proper notice has  has not ( ) been afforded Respondent.
8. The violation(s) as described in paragraphs 4 and 5 above did  do exist ( ) at the subject property.
9. The Special Magistrate has jurisdiction over the subject matter and of Respondent.

**ORDER**

Based upon the foregoing Findings of Fact and Conclusions of Law, and upon consideration of the gravity of the violation, actions taken by the Respondent to correct the violation(s), any previous violations committed by the Respondent, it is hereby ORDERED that:

- ( ) Summary Disposition. Respondent admits to the violation(s) and requests additional time to comply. Respondent waives any defenses to the violation(s). Respondent shall have until \_\_\_\_\_, 2 \_\_\_\_\_ comply or a \$ \_\_\_\_\_ fine in total ( )/per day ( ) will be imposed after a finding of non-compliance at a subsequent hearing.
- ( ) Respondent shall secure subject property within \_\_\_\_\_ days or a fine of \$ \_\_\_\_\_ in total ( )/per day ( ) will be imposed after a finding of non-compliance at a subsequent hearing.
- ( ) Respondent shall have \_\_\_\_\_ days, or until \_\_\_\_\_, 2 \_\_\_\_\_, to bring the subject property into total compliance or a fine of \$ \_\_\_\_\_ in total ( )/per day ( ) will be imposed after a finding of non-compliance at a subsequent hearing.
- ( ) Respondent shall have \_\_\_\_\_ days, or until \_\_\_\_\_, 2 \_\_\_\_\_, for total compliance or the City of Avon Park is hereby authorized to \_\_\_\_\_ assessing costs incurred as a lien against all property owned by the Respondent as provided by law.
- ( ) The City of Avon Park is hereby authorized to take the steps necessary to bring the property into total compliance, which may include demolition, with the costs thereof assessed as a lien against all property owned by the Respondent as provided by law.
- ( ) Respondent is a repeat offender, as defined by Florida Statutes, having previously been found in violation in Case(s) \_\_\_\_\_;
- ( ) Respondent is fined as a repeat offender a fine of \$ \_\_\_\_\_ per day each and every day until the property is brought into compliance.
- ( ) The subject property is now in compliance. This case is dismissed upon payment of a fine of \$ \_\_\_\_\_, within \_\_\_\_\_ days of the date of the entry of this order.

John McClure

- ( ) The evidence does not support the violation cited. This case is hereby dismissed.
- ( ) Violation(s) described above did exist at subject property but have been remedied. This case shall be dismissed with no fine; however, future violation(s) of the same nature as cited in this case will be considered repeat offenses and subject to fine as such.

Other: It is hereby ordered for Code Enforcement to contact City manager for future action as it relates to this property, running lien balance of \$131,250 as of 4/10/14  
THIS ORDER may be appealed to the Circuit Court in and for Highlands County, Florida. An appeal shall be filed within thirty (30) days of the date of the entry of this Order.

DONE AND ORDERED this 10 day of April, 2014 at Avon Park, Highlands County, Florida.

By: [Signature]  
Special Magistrate

THE BURDEN IS UPON THE RESPONDENT TO REQUEST A REINSPECTION TO DETERMINE IF THE PROPERTY HAS BEEN BROUGHT INTO COMPLIANCE.



City of Avon Park  
 1535 SR 64 W. Ste. 4  
 Avon Park, FL 33825  
 863-453-3565

U.S. Postal Service™  
**CERTIFIED MAIL™ RECEIPT**  
 (Domestic Mail Only; No Insurance Coverage Provided)  
 For delivery information visit our website at www.usps.com

Postage	\$	Postmark Here
Certified Fee		
Return Receipt Fee (Endorsement Required)		
Restricted Delivery Fee (Endorsement Required)		
Total Postage & Fees	\$ 11.49	
Sent To		
Street, Apt. No., or PO Box No. Catalina Tax		
City, State, ZIP+4		

7012 3050 0000 0969 4576  
 PS Form 3800, August 2006 See Reverse for Instructions

**NOTICE TO APPEAR  
 BEFORE THE CODE ENFORCEMENT SPECIAL MAGISTRATE**

Case Number: 14-00000140

Manner of Service: CERTIFIED MAIL

CATALINA TAX CO LLC  
 PO BOX 399  
 MORRISTOWN, NJ 07963

Violation Location: 101 W MAIN STREET

TAX ID# A22332801007000010

You are hereby **NOTIFIED TO APPEAR** before the Code Enforcement Special Magistrate on **APRIL 16 2014 at 3:00 PM**. The hearing will be held in the City Council Chamber located at **123 E. Pine Street**. Your case may be decided even if you fail to appear without a continuance, so if you have valid cause not to appear, you must contact the Code Enforcement Division below, and seek a continuance of your case.

**Violation:** ORDINANCE NO. 74-106 CRA REQUIREMENTS; STRUCTURE HAS TWO BROKEN WINDOWS. WINDOWS PREVIOUSLY BOARDED BY COURT ORDER DUE TO UNSECURED BUILDING, FRONT WINDOWS HAVE SOME TYPE OF TORN PAPERS TAPED TO INSIDE OF WINDOWS. RUNNING LIEN AS OF APRIL 16, 2014 TOTALS \$131,250.

**Date of Notice of Violation: DECEMBER 10, 2013.**

If a person decides to appeal any decision made by the Special Magistrate with respect to any matter discussed at this hearing, he or she will need a record of the proceedings for such purposes, and may need to ensure that a verbatim record of the proceedings is made, which record includes testimony and evidence upon which the appeal would be based, pursuant to Florida Statute 286.0105. Verbatim transcripts are not furnished by the City. Any person with a disability requiring reasonable special accommodations in order to participate in this meeting, or if you have any questions regarding this Notice, please call Joe Sliva at (863) 453-3565.

Sincerely,



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# USPS Tracking™



Customer Service > Have questions? We're here to help.

Tracking Number: 7012305000009694576

## Product & Tracking Information

Postal Product: Certified Mail™ Features:



April 9, 2014, 11:42 am	Delivered	MORRISTOWN, NJ 07963
April 8, 2014, 11:10 am	Available for Pickup	MORRISTOWN, NJ 07963
April 8, 2014, 8:16 am	Out for Delivery	MORRISTOWN, NJ 07960
April 8, 2014, 8:06 am	Sorting Complete	MORRISTOWN, NJ 07960
April 8, 2014, 6:33 am	Arrival at Unit	MORRISTOWN, NJ 07960
April 7, 2014, 10:09 pm	Processed through USPS Sort Facility	KEARNY, NJ 07099
April 7, 2014	Depart USPS Sort Facility	KEARNY, NJ 07099
April 5, 2014	Depart USPS Sort Facility	TAMPA, FL 33630
April 5, 2014, 9:45 pm	Processed through USPS Sort Facility	TAMPA, FL 33630

## Available Actions

USPS Text Tracking™

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CITY OF AVON PARK, FLORIDA

Petitioner,

v

Case No.: 11-140

Property Address: 10110 Main St.

Strap No.: 03033:0810107000010

Respondent

Catalina Tax

**AFFIDAVIT OF POSTING AND OF MAILING**

BEFORE ME, the undersigned authority, personally appeared Seeth Henderson who, after being by me duly sworn stated the following under oath:

1. My name is Seeth Henderson, I am over the age of eighteen (18) years old, and I otherwise sui juris. I have direct knowledge of the facts set forth below.

2. I am a Code Enforcement Officer for the City of Avon Park, Highlands County, Florida.

3. On the 10 day of Dec, 2013 a Notice of Violation was issued to the above Respondent for an alleged violation of the Code of Ordinances of the City of Avon Park. Pursuant to section 162.12, Florida Statutes, a notice of this alleged violation and hearing thereon was provided to the Respondent by certified mail, return receipt requested, to the Respondent at the address listed in the tax collector's office for tax purposes and at any other address provided to the City of Avon Park by the Respondent which was/were returned as unclaimed or refused.

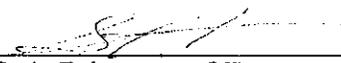
4. On the 7 day of April, 2014 I posted notice of the alleged violation and hearing thereon at the property upon which the violation is alleged to exist and at the primary municipal government office. A copy of the notice posted, stamped with the date of posting, is attached hereto.

5. On the 7 day of April, 2014, I mailed, via first class mail, a

notice of the alleged violation and hearing thereon, to the Respondent at the address listed in the tax collector's office for tax purposes and at any other address provided to the City of Avon Park by the Respondent.

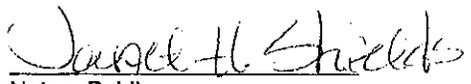
**FURTHER AFFIANT SAYETH NOT.**

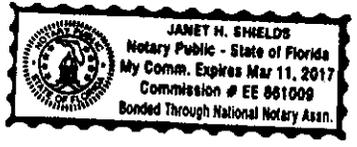
Dated this 11 day of April, 2014.

  
\_\_\_\_\_  
Code Enforcement Officer

**STATE OF FLORIDA  
COUNTY OF HIGHLANDS**

The foregoing instrument was acknowledged before me this 11 day of April, 2014, by Sally Headman, Code Enforcement Officer for the City of Avon Park, who is personally known to me or who provided \_\_\_\_\_ as identification.

  
\_\_\_\_\_  
Notary Public  
My Commission Expires: 3/11/17



# NOTICE OF POSTING

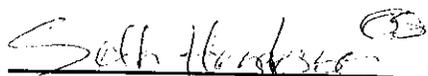
**DATE: APRIL 7, 2014**  
**CASE# 14-00000140**  
**ADDRESS: 101 W MAIN ST.**  
**AVON PARK, FL 33825**  
**A-22-33-28-010-0700-0010**

**THIS PROPERTY IS IN VIOLATION OF THE CITY  
OF AVON PARK CODE OF ORDINANCE AND/OR  
MINIMUM MAINTENANCE STANDARDS AND  
GUIDELINES FOR THE COMMUNITY  
REDEVELOPMENT AREA  
AND/OR NUISANCE , OVERGROWN PROPERTY**

**Failure to respond or comply will result in the City of Avon Park  
taking action(s) to remedy the violation up to and including  
demolition.**

**As per Avon Park City Code of Ordinance 22-608**

**ALL INTERESTED PARTIES CONTACT  
THE CODE ENFORCEMENT OFFICE AT  
(863) 453-3565**

  
**Code Enforcement Officer**

POSTED ON  
OFFICIAL BULLETIN BOARD  
AT 9  
ON 4/7/14 AM/PM  
BY: Y. W. [unclear]

CODE ENFORCEMENT  
SPECIAL MAGISTRATE FOR  
THE CITY OF AVON PARK, HIGHLANDS COUNTY, FLORIDA

\* Obtain title  
Record position

CITY OF AVON PARK, FLORIDA

Case No.: 14-140

Petitioner,

Property Address: 101 W Main St.

v

Strap No.: 13333021007000010

Catalina Tax Center  
Respondent

FINDINGS OF FACT, CONCLUSIONS  
OF LAW AND ORDER

THIS CAUSE came on to be heard before the Special Magistrate for the City of Avon Park at a hearing commencing at 3 A.M./P.M. on Feb 26, 2014 after due notice to Respondent, and the undersigned Special Magistrate having heard testimony under oath and duly considered the evidence presented and being otherwise fully advised in the premises, does hereupon render the following Findings of Fact, Conclusions of Law and Order as follows:

FINDINGS OF FACT

1. Appearing before the Hearing Officer was the City's Code Enforcement Officer Greg Whinn
2. Respondent was  was not ( ) properly served notice of the subject hearing.
3. The following were present on behalf of the Respondent: NO ONE
4. The Respondent was cited by way of a Violation Notice for maintaining or creating a condition generally described as 2 Broken Windows
5. The condition, generally as described above, violates the following of the City's Ordinance(s): 14-116
6. The Code Enforcement Officer for the City of Avon Park reported that, based on a re-inspection of the property conducted on Feb. 26, 2014, the above described condition has ( )/has not ( ) been remedied.

CONCLUSIONS OF LAW

7. Due and proper notice has  has not ( ) been afforded Respondent.
8. The violation(s) as described in paragraphs 4 and 5 above did  do exist  at the subject property.
9. The Special Magistrate has jurisdiction over the subject matter and of Respondent.

ORDER

Based upon the foregoing Findings of Fact and Conclusions of Law, and upon consideration of the gravity of the violation, actions taken by the Respondent to correct the violation(s), any previous violations committed by the Respondent, it is hereby ORDERED that:

( ) Summary Disposition. Respondent admits to the violation(s) and requests additional time to comply. Respondent waives any defenses to the violation(s). Respondent shall have until \_\_\_\_\_, 2 \_\_\_\_\_ comply or a \$ \_\_\_\_\_ fine in total ( )/per day ( ) will be imposed after a finding of non-compliance at a subsequent hearing.

( ) Respondent shall secure subject property within \_\_\_\_\_ days or a fine of \$ \_\_\_\_\_ in total ( )/per day ( ) will be imposed after a finding of non-compliance at a subsequent hearing.

( ) Respondent shall have \_\_\_\_\_ days, or until \_\_\_\_\_, 2 \_\_\_\_\_, to bring the subject property into total compliance or a fine of \$ \_\_\_\_\_ in total ( )/per day ( ) will be imposed after a finding of non-compliance at a subsequent hearing.

( ) Respondent shall have \_\_\_\_\_ days, or until \_\_\_\_\_, 2 \_\_\_\_\_, for total compliance or the City of Avon Park is hereby authorized to \_\_\_\_\_ assessing costs incurred as a lien against all property owned by the Respondent as provided by law.

( ) The City of Avon Park is hereby authorized to take the steps necessary to bring the property into total compliance, which may include demolition, with the costs thereof assessed as a lien against all property owned by the Respondent as provided by law.

( ) Respondent is a repeat offender, as defined by Florida Statutes, having previously been found in violation in Case(s) \_\_\_\_\_;

( ) Respondent is fined as a repeat offender a fine of \$ \_\_\_\_\_ per day each and every day until the property is brought into compliance.

( ) The subject property is now in compliance. This case is dismissed upon payment of a fine of \$ \_\_\_\_\_, within \_\_\_\_\_ days of the date of the entry of this order.

( ) The evidence does not support the violation cited. This case is hereby dismissed.

( ) Violation(s) described above did exist at subject property but have been remedied. This case shall be dismissed with no fine; however, future violation(s) of the same nature as cited in this case will be considered repeat offenses and subject to fine as such.

Other: Matter reset to 4/16/14 @ 3pm Code Enforcement to provide documentation regarding other lien issued

THIS ORDER may be appealed to the Circuit Court in and for Highlands County, Florida. An appeal shall be filed within thirty (30) days of the date of the entry of this Order.

DONE AND ORDERED this 20 day of FEB, 2014 in Avon Park, Highlands County, Florida.  
By: [Signature]  
Special Magistrate

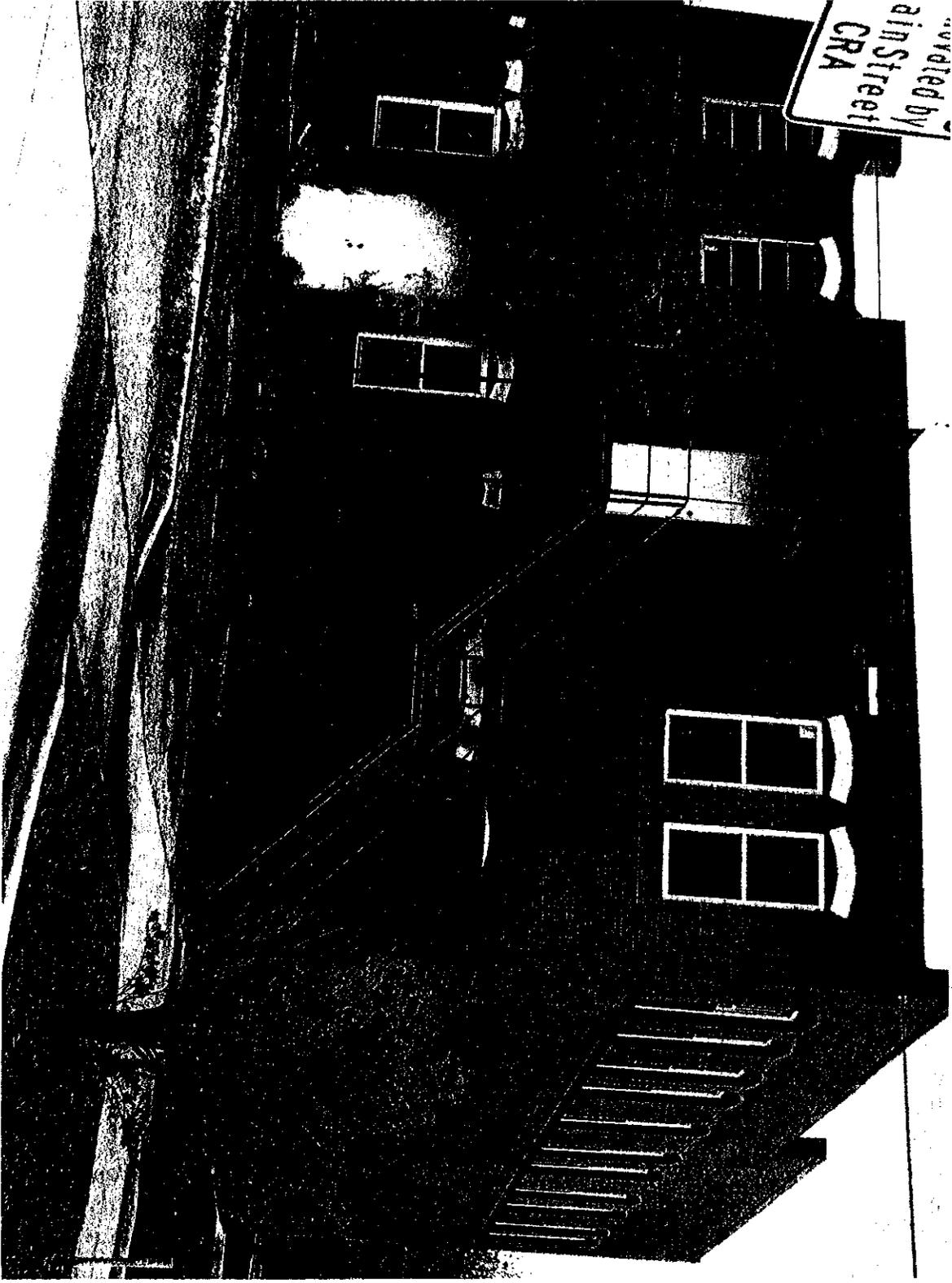
THE BURDEN IS UPON THE RESPONDENT TO REQUEST A REINSPECTION TO DETERMINE IF THE PROPERTY HAS BEEN BROUGHT INTO COMPLIANCE.



101 W MAIN ST

ALBUQUERQUE

N.M.



Approved by  
ain Street  
CRA

101 in main st

Area

< 2007



City of Avon Park  
 1535 SR 64 W. Ste. 4  
 Avon Park, FL 33825  
 863-453-3565

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 Street, Apt. No., or PO Box No.  
 City, State, ZIP+4

PS Form 3800, August 2009 See Reverse for Instructions

7012 3050 0000 0969 4071

## NOTICE TO APPEAR BEFORE THE CODE ENFORCEMENT SPECIAL MAGISTRATE

Case Number: 14-00000140

Manner of Service: CERTIFIED MAIL

CATALINA TAX CO LLC  
 PO BOX 399  
 MORRISTOWN, NJ 07963

Violation Location: 101 W MAIN STREET

Tax ID# A22332801007000010

You are hereby **NOTIFIED TO APPEAR** before the Code Enforcement Special Magistrate on **FEBRUARY 26, 2014 at 3:00 PM**. The hearing will be held in the City Council Chamber located at **123 E. Pine Street**. Your case may be decided even if you fail to appear without a continuance, so if you have valid cause not to appear, you must contact the Code Enforcement Division below, and seek a continuance of your case.

**Violation:** ORDINANCE NO. 74-106 CRA REQUIREMENTS; STRUCTURE HAS TWO BROKEN WINDOWS. WINDOWS PREVIOUSLY BOARDED BY COURT ORDER DUE TO UNSECURED BUILDING. FRONT WINDOWS HAVE SOME TYPE OF TORN PAPERS TAPED TO INSIDE OF WINDOWS.

**Date of Notice of Violation:** DECEMBER 10, 2013

If a person decides to appeal any decision made by the Special Magistrate with respect to the violation discussed at this hearing, he or she must appear at the hearing to discuss the appeal. The City will ensure that a verbatim recording of the hearing is made which the appeal would be based on. The appeal must be filed by the City. Any person wishing to appeal must appear in this meeting, or if you have a valid cause not to appear, call (863) 453-3565.

Sincerely,

Greg Warner

SENDER: COMPLETE THIS SECTION	COMPLETE THIS SECTION ON DELIVERY
<ul style="list-style-type: none"> <li>■ Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.</li> <li>■ Print your name and address on the reverse so that we can return the card to you.</li> <li>■ Attach this card to the back of the mailpiece, or on the front if space permits.</li> </ul>	<p>A. Signature <input checked="" type="checkbox"/> Agent <input type="checkbox"/> Addressee</p> <p><u>Greg Warner</u></p> <p>B. Received by (Printed Name) C. Date of Delivery</p> <p>D. Is delivery address different from item 1? <input type="checkbox"/> Yes <input type="checkbox"/> No          If Yes, enter delivery address below:</p>
1. Article Addressed to:	
<p style="text-align: center;"><b>CATALINA TAX CO LLC</b>  <b>PO BOX 399</b>  <b>MORRISTOWN, NJ 07963</b></p>	
2. Article Number (Transfer from service label)	<p>3. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes <input type="checkbox"/> No</p> <p>4. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes <input type="checkbox"/> No</p>

7012 3050 0000 0969 4071



# Eric T. Zwyer Highlands County Tax Collector

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## 2013 Roll Details — Real Estate Account At 101 MAIN, AVON PARK

Real Estate Account #A223328-01007000010

[Parcel details](#) [Latest bill](#) [Full bill history](#)

2013	2012	2011	2010	...	1997
Paid	Paid	Paid	Paid		Paid

Owner: CATALINA TAX CO LLC  
 P O BOX 399  
 MORRISTOWN, NJ 07963-0399  
 Situs: 101 MAIN  
 AVON PARK

Account number: **A223328-01007000010**  
 Alternate Key: 1002369  
 Millage code: 11  
 Millage rate: 15.0468  
 Assessed value: 220,629  
 School assessed value: 220,629

*Location is not guaranteed to be accurate*

**Property Appraiser**

**2013 annual bill**

Ad valorem: **\$3,319.77**  
 Non-ad valorem: **\$1,330.00**  
 Total Discountable: **4649.77**  
 No Discount NAVA: **0.00**  
 Total tax:

View

Legal description  
 TOWN OF AVON PARK IN 20-33-28 LOTS  
 1 + 4 BLK 70

Location

Book, page, item: 2393-0968-  
 Property class:  
 Range: 28E  
 Township: 33S  
 Section: 022  
 Block: 0700  
 Lot: 0010  
 Value code: 12  
 Use code: 12  
 Total acres: 0.00

**Paid 2013-11-14 \$4,463.78**  
**Receipt #000-13-00007813**

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Tracking Number: 7012305000009694071

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DATE & TIME	STATUS OF ITEM	LOCATION
February 20, 2014 , 1:44 pm	Delivered	MORRISTOWN, NJ 07963
February 18, 2014 , 11:14 am	Available for Pickup	MORRISTOWN, NJ 07963
February 18, 2014	Depart USPS Sort Facility	KEARNY, NJ 07099
February 17, 2014 , 8:26 pm	Processed through USPS Sort Facility	KEARNY, NJ 07099
February 15, 2014	Depart USPS Sort Facility	TAMPA, FL 33630
February 15, 2014 , 9:36 pm	Processed at USPS Origin Sort Facility	TAMPA, FL 33630
February 15, 2014 , 4:54 pm	Dispatched to Sort Facility	AVON PARK, FL 33825
February 15, 2014 , 1:49 pm	Acceptance	AVON PARK, FL 33825

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CITY OF AVON PARK, FLORIDA

Petitioner,

v

Case No.:

14-140

Property Address:

101 W Main St

Strap No.:

A2233960100700010

Respondent

Catalina Tex Co

AFFIDAVIT OF POSTING AND OF MAILING

BEFORE ME, the undersigned authority, personally appeared Seth Henderson who, after being by me duly sworn stated the following under oath:

1. My name is Seth Henderson, I am over the age of eighteen (18) years old, and I otherwise sui juris. I have direct knowledge of the facts set forth below.

2. I am a Code Enforcement Officer for the City of Avon Park, Highlands County, Florida.

3. On the \_\_\_ day of \_\_\_\_\_, 20\_\_\_, a Notice of Violation was issued to the above Respondent for an alleged violation of the Code of Ordinances of the City of Avon Park. Pursuant to section 162.12, Florida Statutes, a notice of this alleged violation and hearing thereon was provided to the Respondent by certified mail, return receipt requested, to the Respondent at the address listed in the tax collector's office for tax purposes and at any other address provided to the City of Avon Park by the Respondent which was/were returned as unclaimed or refused.

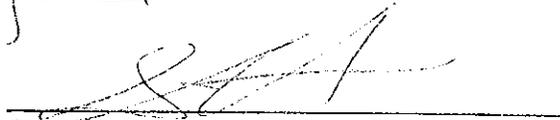
4. On the 14 day of February, 2014, I posted notice of the alleged violation and hearing thereon at the property upon which the violation is alleged to exist and at the primary municipal government office. A copy of the notice posted, stamped with the date of posting, is attached hereto.

5. On the 15 day of February, 2014, I mailed, via first class mail, a

notice of the alleged violation and hearing thereon, to the Respondent at the address listed in the tax collector's office for tax purposes and at any other address provided to the City of Avon Park by the Respondent.

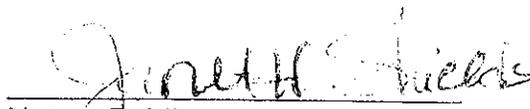
**FURTHER AFFIANT SAYETH NOT.**

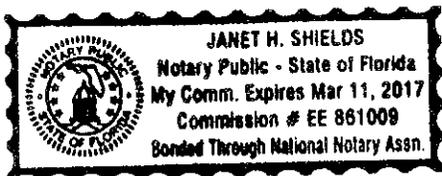
Dated this 21 day of February 2014

  
Code Enforcement Officer

**STATE OF FLORIDA  
COUNTY OF HIGHLANDS**

The foregoing instrument was acknowledged before me this 21 day of February 2014, by Seth Knudsen, Code Enforcement Officer for the City of Avon Park, who is personally known to me or who provided \_\_\_\_\_ as identification.

  
Notary Public  
My Commission Expires: 3/11/17



# NOTICE OF POSTING

**DATE: FEBRUARY 14, 2013**  
**CASE# 14-00000140**  
**ADDRESS: 101 W MAIN ST**  
**AVON PARK, FL 33825**  
**A-22-33-28-010-0070-0010**

**THIS PROPERTY IS IN VIOLATION OF THE CITY  
OF AVON PARK CODE OF ORDINANCE AND/OR  
MINIMUM MAINTENANCE STANDARDS AND  
GUIDELINES FOR THE COMMUNITY  
REDEVELOPMENT AREA  
AND/OR NUISANCE , OVERGROWN PROPERTY**

**Failure to respond or comply will result in the City of Avon Park  
taking action(s) to remedy the violation up to and including  
demolition.**

**As per Avon Park City Code of Ordinance 22-608**

**ALL INTERESTED PARTIES CONTACT  
THE CODE ENFORCEMENT OFFICE AT  
(863) 453-3565**

  
**Code Enforcement Officer**

POSTED ON  
OFFICIAL BULLETIN BOARD  
AT 10:10 AM  
ON 2/14/14  
BY: K. Wheeler

-----  
 CASE TYPE: PARCEL ID# ADDRESS  
 DATE ESTABLISHED: 5/17/02  
 INSPECTOR: C.E.O. DONALD SIMMONS  
 STATUS: CASE CLOSED  
 TENANT NAME: C.E.O. DONALD SIMMONS  
 TENANT NBR: 6/21/02  
 STATUS DATE: 6/21/02  
 -----

CRA REQUIREMENTS: A-22-33-28-010-0700-0010-  
 101 W MAIN ST  
 AVON PARK FL 32825

CASE DATA: CERTIFIED MAIL NUMBER+  
 CRA MAIN STREET  
 CITATION NUMBER

NARRATIVE: ORDINANCE #08-02-BROKEN WINDOW (CRA STRUCTURE) 5/20/02

NOTICE NAMES: MASON, HENRY LAWRENCE III OWNER

HISTORY: SCHEDULED ACTION STATUS REQUIRED INSPECTOR TIME  
 5/17/02 INITIAL INSPECTION COMPLETED 5/17/02 C.E.O. DONALD SIMMONS  
 5/17/02 CITATION ISSUED COMPLETED 5/17/02  
 NARRATIVE: UPDATING SYSTEM TO 6.0 COULD USE SYSTEM-LETTER DONE  
 MANUALLY. 6/19/02  
 6/19/02 COURTESY LETTER ISSUED 6/19/02  
 Respond to: OWNER  
 Date: 0/00/00

Send to: MASON, HENRY LAWRENCE III  
 Mail tracking #: 7001 9254 7227  
 Name/address: MASON, HENRY LAWRENCE III  
 432 ST JOHNS DRIVE  
 PO BOX 372356  
 SATELLITE BEACH, FL 32937  
 Telephone:  
 Fax:  
 Email:

6/30/02 RECEIVE CERTIFIED RECEIPT COMPLETED 6/30/02  
 NARRATIVE: RETURN RECEIPT RETURNED TO CODE ENFORCEMENT OFFICE 6/30/02. 6/19/02  
 6/17/02 VOID CITATION COMPLETED 6/17/02  
 NARRATIVE: VOID CITATION 2/28/03

TOTAL TIME: 2/28/03

-----  
 CASE TYPE: PARCEL ID# ADDRESS: INSPECTOR: DATE ESTABLISHED: TENANT NAME: STATUS: JUDGEMENT LIEN: TENANT NBR: STATUS DATE:  
 CRA REQUIREMENTS A-22-33-28-010-0700-0010- 8/26/02  
 101 W MAIN ST C.E.O. DONALD SIMMONS  
 AVON PARK FL 33825

CASE DATA: CERTIFIED MAIL NUMBER+  
 CRA MAIN STREET  
 CITATION NUMBER

NOTICE NAMES: PAYCHECKER, HUMPHRIES OWNER

HISTORY:	SCHEDULED ACTION	STATUS	RESULTED	INSPECTOR	TIME
8/26/02	INITIAL INSPECTION ROST TEXT: ADDRESSES 101,105,107,109,111 W. MAIN STREET, MAIN STREET CRA/STRUCTURE REQUIREMENT FOR STRUCTURES, SECTION A/#3. SECTION 08-02-CITY ORDINANCE, BOARDED UP WINDOWS. CITATION #2941	COMPLETED	8/26/02	C.E.O. DONALD SIMMONS	7/11/03 7/11/03 7/11/03 7/11/03
8/26/02	COURTESY LETTER Respond to: 7001 2510 0003 8276 9278 Send to: OWNER	ISSUED	8/26/02		
	Mail tracking #: PAYCHECKER, HUMPHRIES Name/address: 2470 NW 102 PLACE, SUITE 201 MIAMI, FL 33172				
Telephone:					
Fax:					
Email:					
8/26/02	CITATION ISSUED NARRATIVE: CITATION # 2941, ORIGINAL CITATION STATED PAYMENT AMOUNT DUE IMMEDIATELY.	COMPLETED	8/26/02		2/28/03 2/28/03
9/19/02	RECEIVE CERTIFIED RECEIPT NARRATIVE: 9-19-02 CERTIFIED LETTER RETURNED, UNABLE TO FORWARD. LETTER SENT TO NEW ADDRESS	COMPLETED	9/19/02		9/25/02 9/25/02
9/25/02	COURTESY LETTER Respond to: 7001 2510 0003 8276 8905 Send to: OWNER	ISSUED	9/25/02		
	Mail tracking #: PAYCHECKER, HUMPHRIES Name/address: 11890 SW 8TH STREET STE 500 MIAMI, FL 33184				
Telephone:					
Fax:					
Email:					
10/01/02	RECEIVE CERTIFIED RECEIPT	COMPLETED	10/01/02		
10/14/02	ADDITIONAL NOTES	COMPLETED	10/14/02		

CRA REQUIREMENTS  
 A-22-33-28-010-0700-0010-  
 101 W MAIN ST  
 AVON PARK

FL 33825  
 10/14/02  
 ADDITIONAL NOTES  
 10-14-02-TODAY C.B.O HANK EURES SENT A CERTIFIED LETTER TO MR. PAYCHECKER REQUESTING THAT NO MORE DEMOLITION OR ALTERATION BE MADE ON THE INTERIOR OF THE BUILDING UNTIL SEALED PLANS BY A REGISTERED FL ENGINEER IS SUBMITTED AND

10/28/02  
 ADDITIONAL NOTES  
 10-28-02-MR PAYCHECKER FAXED COPY OF A LETTER TO THE C.B.O. HANK EURES THAT HE SENT TO TIM MARINE (ENGINEER).

12/19/02  
 ADDITIONAL NOTES  
 02-19-02-DELINQUENT NOTICE SENT TO HUMPHRIES PAYCHECKER REMINDING HIM THAT THE PAST FINE REQUIRED HIS IMMEDIATE ATTENTION IN ORDER TO AVOID NOTICE TO APPEAR.

12/19/02  
 RECEIVE CERTIFIED RECEIPT  
 COMPLETED 12/19/02

VIOLATIONS:  
 DATE 8/26/02  
 DESCRIPTION CRA'S MAIN STREET & SOUTHSIDE LOCATION:  
 QTY CODE 1 09-99  
 STATUS INACTIVE  
 RESOLVED 6/21/06

FINES:  
 DESCRIPTION REPEAT  
 CHARGE 507.00  
 PAID .00  
 BILLED 507.00  
 LIEN AMT .00  
 LIEN PAID .00

TOTAL TIME:

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 CASE TYPE: PARCEL ID# ADDRESS  
 CRA REQUIREMENTS A-22-33-28-010-0700-0010-  
 101 W MAIN ST AVON PARK FL 33825  
 DATE ESTABLISHED: 8/26/02  
 INSPECTOR: C.E.O. DONALD SIMMONS  
 TENANT NAME: JUDGEMENT LIEN  
 STATUS: TENANT NBR 11/21/06  
 STATUS DATE

CASE DATA: CERTIFIED MAIL NUMBER+  
 CRA MAIN STREET  
 CITATION NUMBER

NOTICE NAMES: PAYCHECKER, HUMPHRIES OWNER

HISTORY: SCHEDULED ACTION STATUS RESULTED INSPECTOR TIME

8/26/02 INITIAL INSPECTION COMPLETED 8/26/02 C.E.O. DONALD SIMMONS  
 ROST TEXT: 101, 103, 105, 107, 109, 111 W. MAIN STREET 5/28/03  
 MAIN STREET CRA REQUIREMENTS FOR STRUCTURES #08-02, SECTION 5/28/03  
 A #5-BUILDING NEEDS PAINTING. 5/28/03  
 CITATION #2942  
 8/26/02 COURTESY LETTER ISSUED 8/26/02  
 Respond to: 7001 2510 0003 8276 9278 Date: 0/00/00  
 Send to: OWNER  
 Mail tracking #:  
 Name/address: PAYCHECKER, HUMPHRIES  
 2470 NW 102 PLACE, SUITE 201  
 MIAMI, FL 33172

Telephone:  
 Fax:  
 Email:

8/26/02 CITATION ISSUED COMPLETED 8/26/02  
 9/19/02 RECIEVE CERTIFIED RECEIPT COMPLETED 9/19/02  
 NARRATIVE: 9-19-02-CERTIFIED LETTER RETURNED, UNABLE TO FORWARD, 1/27/03  
 LETTER SENT NEW ADDRESS GIVEN BY OWNER 1/27/03

9/25/02 COURTESY LETTER ISSUED 9/25/02  
 Respond to: 7001 2510 0003 8276 8905 Date: 0/00/00  
 Send to: OWNER  
 Mail tracking #:  
 Name/address: PAYCHECKER, HUMPHRIES  
 11890 SW 8TH STREET STE 5001  
 MIAMI, FL 33184

Telephone:  
 Fax:  
 Email:  
 10/01/02 RECIIVE CERTIFIED RECEIPT COMPLETED 10/01/02  
 NARRATIVE: 10-01-02-PAYMENT IN THE AMOUNT OF \$600 DUE IMMEDIATELY. 2/28/03  
 10/01/02 RE-INSPECTION COMPLETED 10/01/02 C.E.O. DONALD SIMMONS  
 ROST TEXT: 10-1-02-DID NOT COMPLY, FINE IN THE AMT OF \$600 ASSESSED. 2/28/03

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 CASE TYPE  
 PARCEL ID#  
 ADDRESS  
 CRA REQUIREMENTS  
 A-22-33-28-010-0700-0010-  
 101 W MAIN ST  
 AVON PARK

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 DATE ESTABLISHED 8/26/02  
 INSPECTOR C.E.O. DONALD SIMMONS  
 TENANT NAME  
 JUDGEMENT LIEN  
 STATUS  
 TENANT NBR  
 STATUS DATE  
 11/21/06

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 10/01/02 FL 33925  
 RE-INSPECTION  
 ROST TEXT: DELINQUENT NOTICE SENT CERTIFIED MAIL.  
 RSLT TEXT: DID NOT COMPLY.  
 C.E.O. DONALD SIMMONS  
 2/28/03

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 10/01/02 FINE ASSESSED  
 NARRATIVE: 10-1-02-FINE IN THE AMOUNT OF \$600 ASSESSED.  
 2/28/03

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 12/30/02 RE-INSPECTION  
 ROST TEXT: 12-30-02-DID COMPLY WITH PAINTING, FINE REMAIN OUTSTANDING.  
 C.E.O. DONALD SIMMONS  
 2/28/03

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 12/30/02 NOTICE TO APPEAR POLICE DEPT  
 COMPLETED 12/30/02  
 TOTAL TIME:

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 VIOLATIONS:  
 DATE 8/26/02  
 DESCRIPTION CRA'S MAIN STREET & SOUTHSIDE  
 LOCATION:  
 QTY 1  
 CODE 09-99  
 STATUS INACTIVE  
 RESOLVED 8/25/06

FINES:

DESCRIPTION	CHARGE	PAID	BILLED	LIEN AMT	LIEN PAID
REPEAT	500.00	.00	500.00	.00	.00

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 CASE TYPE: PARCEL ID# ADDRESS  
 CRA REQUIREMENTS A-22-33-28-010-0700-0010-101 W MAIN ST AVON PARK FL 33825  
 DATE ESTABLISHED: 8/26/02  
 INSPECTOR: C.E.O. DONALD SIMMONS  
 TENANT NAME: C.E.O. DONALD SIMMONS  
 STATUS: JUDGEMENT LIEN  
 TENANT NBR: 11/21/06  
 STATUS DATE: 11/21/06  
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CASE DATA: CERTIFIED MAIL NUMBER+  
 CRA MAIN STREET  
 CITATION NUMBER

NOTICE NAMES: PAYCHECKER, HUMPHRIES OWNER

HISTORY: SCHEDULED ACTION STATUS RESULTED INSPECTOR TIME

8/26/02 INITIAL INSPECTION COMPLETED 8/26/02 C.E.O. DONALD SIMMONS  
 ROST TEXT: 107 W. MAIN STREET, MAIN STREET CRA REQUIREMENTS FOR 5/28/03  
 STRUCTURES SECTIN 08-02, SECTION A-#2-FRONT WINDOW CRACKED, 5/28/03  
 3RD PANEL, (CRACKED WINDOW PANEL) ISSUED 8/26/02  
 Respond to: 7001 2510 0003 8276 9278 Date: 0/00/00  
 Send to: OWNER  
 Mail tracking #: PAYCHECKER, HUMPHRIES  
 Name/address: 2470 NW 102 PLACE, SUITE 201  
 MIAMI, FL 33172  
 Telephone:  
 Fax:  
 Email:

8/26/02 CITATION ISSUED COMPLETED 8/26/02  
 NARRATIVE: CITATION #2943 12/19/02

9/19/02 RECEIVE CERTIFIED RECEIPT COMPLETED 9/19/02  
 NARRATIVE: 9-19-02-CERTIFIED LETTER RETURNED UNABLE TO FORWARD, LETTER 9/25/02  
 SENT TO NEW ADDRESS 9/25/02

9/25/02 COURTESY LETTER ISSUED 9/25/02  
 Respond to: 7001 2510 0003 8276 8905 Date: 0/00/00  
 Send to: OWNER  
 Mail tracking #: PAYCHECKER, HUMPHRIES  
 Name/address: 11890 S.W. 8TH STREET STE #500  
 MIAMI, FL 33184  
 Telephone:  
 Fax:  
 Email:

10/01/02 RECEIVE CERTIFIED RECEIPT COMPLETED 10/01/02  
 FINE ASSESSED COMPLETED 12/19/02  
 NARRATIVE: 12-19-02-FINE IN THE AMOUNT OF \$107 ASSESSED AS STATED ON 2/28/03  
 ORIGINAL CITATION. DELINQUENT NOTICE SENT CERTIFIED MAIL. 2/28/03

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 CASE TYPE PARCEL ID# ADDRESS  
 CRA REQUIREMENTS  
 A-22-33-28-010-0700-0010-  
 101 W MAIN ST  
 AVON PARK FL 33825  
 DATE ESTABLISHED 8/26/02  
 INSPECTOR C.E.O. DONALD SIMMONS  
 STATUS JUDGEMENT LIEN  
 TENANT NAME  
 TENANT NBR 11/21/06  
 STATUS DATE

TOTAL TIME:

VIOLATIONS: DATE DESCRIPTION QTY CODE STATUS RESOLVED  
 8/26/02 CRA'S MAIN STREET & SOUTHSIDE 1 09-99 INACTIVE 8/25/06  
 LOCATION:

FINES: DESCRIPTION CHARGE PAID BILLED LIEN AMT LIEN PAID  
 MISC FEE 7.00 .00 7.00 .00  
 III - 200.00 (INITIAL) 100.00 .00 100.00 .00

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 CASE TYPE: PARCEL ID# ADDRESS: DATE ESTABLISHED: TENANT NAME: STATUS: STATUS DATE:  
 NUISANCES: A-22-33-28-010-0700-0010- INSPECTOR: 2/20/03 TENANT NBR: STATUS DATE:  
 101 W MAIN ST C.F.O. DONALD SIMMONS IN COMPLIANCE 4/25/03  
 AVON PARK FL 33925

CASE DATA: CERTIFIED MAIL NUMBER+ 7002 0510 0001 6034 0304  
 NOTICE TO APPEAR NUMBER  
 CRA MAIN STREET  
 CITATION NUMBER  
 REPEAT OFFENDER  
 HEIGHT  
 VIOLATION AREA

NOTICE NAMES: GIL SANTOS PRODUCTION INC OWNER

HISTORY:	SCHEDULED	ACTION	STATUS	RESULTED	INSPECTOR	TIME
	2/20/03	INITIAL INSPECTION	COMPLETED	2/20/03	C.F.O. DONALD SIMMONS	
		ROST TEXT: 170-1-NUISANCE, GENERAL PROPERTY CLEA UP, TRIM TREES, CUT LAWN AREA, WEEDS, ETC.				3/27/03
	2/21/03	COURTESY LETTER	ISSUED	2/21/03		3/27/03
		Respond to: OWNER		Date: 0/00/00		
		Send to: GIL SANTOS PRODUCTION INC				
		Mail tracking #: C/O DIANNE MASON REG AGT				
		Name/address: 46 SW 1ST ST STE 202				
		MIAMI, FL 33133				
		Telephone:				
		Fax:				
		Email:				
	2/20/03	CITATION ISSUED	COMPLETED	2/20/03		
	3/08/03	RECEIVE CERTIFIED RECEIPT	COMPLETED	3/08/03		
		NARRATIVE: 3-8-03-LETTER RETURNED FORWARDING ORDER EXPIRED.				3/19/03
	3/19/03	ADDITIONAL NOTES	COMPLETED	3/19/03		
		NARRATIVE: 3-19-03-CALLED POST OFFICE TO SEE WHAT CAN BE DONE WHEN FORWARDING ORDER HAS EXPIRED.LETTER SENT AGAIN STATING"ADDRESS SERVICE REQUESTED".				3/19/03
	3/19/03	COURTESY LETTER	ISSUED	3/19/03		
		Respond to: OWNER		Date: 0/00/00		
		Send to: GIL SANTOS PRODUCTION INC				
		Mail tracking #: C/O DIANNE MASON REG AGT				
		Name/address: 46 SW 1ST ST STE 202				
		MIAMI, FL 33133				
		Telephone:				

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 CASE TYPE: PARCEL ID# ADDRESS NUISANCES  
 A-22-33-28-010-0700-0010-  
 101 W MAIN ST  
 AVON PARK  
 INSPECTOR: C.E.O. DONALD SIMMONS  
 DATE ESTABLISHED: 2/20/03  
 STATUS: IN COMPLIANCE  
 TENANT NAME: C.E.O. DONALD SIMMONS  
 TENANT NBR: 4/25/03  
 STATUS DATE: 4/25/03  
 -----

Email: 3/24/03  
 ADDITIONAL NOTES  
 NARRATIVE: 3-24-03-CEO DONALD SIMMONS SPOKE WITH DIANE SANTOS THIS MORNING, ALL NOTICES ARE TO BE MAILED TO:  
 GIL SANTOS PRODUCTION INC 5415 COLLINS AVE SUITE 706  
 MIAMI BEACH, FL 33140 PH# 305 358-6200 (W)  
 305-861-9317 (R)  
 3/27/03  
 3/27/03  
 3/27/03  
 3/27/03

4/15/03 RECEIVE CERTIFIED RECEIPT COMPLETED 4/15/03  
 NARRATIVE: 4-15-03-LETTER RETURNED UNABLE TO FORWARD.  
 4/16/03  
 4/16/03  
 4/16/03

4/16/03 ADDITIONAL NOTES COMPLETED 4/16/03  
 NARRATIVE: 4-16-03-LETTER SENT TO NEW ADDRESS GIVEN BY DIANNE MASON SANTOS.  
 4/16/03  
 4/16/03  
 4/16/03

4/16/03 COURTESY LETTER ISSUED 4/16/03  
 Respond to: OWNER Date: 0/00/00  
 Send to: GIL SANTOS PRODUCTION INC  
 Mail tracking #: 5415 COLLINS AVE STE 706  
 Name/address: MIAMI BEACH, FL 33140  
 Telephone:  
 Fax:  
 Email:

4/25/03 RECEIVE CERTIFIED RECEIPT COMPLETED 4/25/03  
 NARRATIVE: 4-25-03-CEO DONALD SIMMONS SPOKE WITH DIANNE SANTOS, PROPERTY BELONGS TO PAYCHECKER (OLD SUNTRUST BANK) SANTOS NOT RESPONSIBLE.  
 4/25/03  
 4/25/03  
 4/25/03

4/25/03 RE-INSPECTION COMPLETED 4/25/03  
 ROST TEXT: 4-25-03-CONFORMED C.E.O. DONALD SIMMONS  
 RSLT TEXT: CONFORMED 4/25/03  
 4/25/03  
 4/25/03  
 4/25/03  
 TOTAL TIME:

VIOLATIONS:	DATE	DESCRIPTION	QTY	CODE	STATUS	INACTIVE	RESOLVED
	2/21/03	NUISANCE, WEEDS, VEGETATION, ETC LOCATION:	1	170-1	INACTIVE		4/25/03

CASE TYPE: PARCEL ID# ADDRESS  
 CRA REQUIREMENTS: A-22-33-28-010-0700-0010-101 W MAIN ST AVON PARK FL 33825  
 DATE ESTABLISHED: 2/25/03  
 INSPECTOR: C.E.O. DONALD SIMMONS  
 STATUS: CASE CLOSED  
 TENANT NAME: C.E.O. DONALD SIMMONS  
 TENANT NBR: 10/31/08

CASE DATA: CERTIFIED MAIL NUMBER+  
 CRA MAIN STREET  
 CITATION NUMBER

NOTICE NAMES: GIL SANTOS PRODUCTION INC OWNER

HISTORY:	SCHEDULED	ACTION	STATUS	RESULTED	INSPECTOR	TIME
	2/25/03	INITIAL INSPECTION RQST TEXT: ORDINANCE #08-02-CRA VIOLATION "STRUCTURE DAMAGE". CRACKED WINDOWS, SAFETY HAZARD "PUBLIC" POOL ROOM. CITATION ISSUED	COMPLETED	2/25/03	C.E.O. DONALD SIMMONS	3/06/03
	2/25/03	NARRATIVE: 2-25-03-HAND DELIVER BY CEO DONALD SIMMONS, NO COURTESY LETTER REQUIRED.MUST COMPLY WITHIN 48 HRS OR BUSINESS WILL BE CLOSED.	COMPLETED	2/25/03		3/06/03
	2/28/03	EXTENSION OF TIME NARRATIVE: 2-28-03-WINDOW BOARDED UP, GIVEN 30 DAYS FROM TODAY TO REPLACE WINDOW (DUE MARCH 30TH).	COMPLETED	2/28/03		4/28/03
	3/24/03	ADDITIONAL NOTES NARRATIVE: 3-24-03-DIANE MASON SANTOS REQUEST ALL NOTICES BE SENT TO: GIL SANTOS PRODUCTION INC 5415 COLLINS AVE STE #706 MIAMI BEACH, FL 33140. (PH) 305 358 6200 (W) OR 305 861 9317 (H).	COMPLETED	3/24/03		4/28/03
	4/28/03	EXTENSION OF TIME NARRATIVE: 4-28-03-ONE WEEK EXTENSION GRANTED PER CEO DONALD SIMMONS. (DUE MAY 5, 2003).	COMPLETED	4/28/03		4/28/03
	7/23/03	RE-INSPECTION RQST TEXT: 7-23-03-DID NOT COMPLY, FINE IN THE AMOUNT OF \$207 ASSESSED. RSLT TEXT: DID NOT COMPLY	COMPLETED	7/23/03	C.E.O. DONALD SIMMONS	7/29/03
	7/23/03	FINE ASSESSED NARRATIVE: 7-23-03-FINE IN THE AMOUNT OF \$207 ASSESSED, DELINQUENT NOTICE SENT CERTIFIED MAIL.	COMPLETED	7/23/03		7/29/03
	8/13/03	RECEIVE CERTIFIED RECEIPT NARRATIVE: 8-13-03-DELINQUENT NOTICE RETURNED FORWARDING ORDER EXPIRED. NOTICE SENT TO DIFFERENT ADDRESS: 5415 COLLINS AVE STE 706 MIAMI, FL 33140.	COMPLETED	8/13/03		8/18/03

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 CASE TYPE  
 PARCEL ID#  
 ADDRESS  
 CRA REQUIREMENTS  
 A-22-33-28-010-0700-0010-  
 101 W MAIN ST  
 AVON PARK FL 33825

DATE ESTABLISHED 2/25/03  
 INSPECTOR C.E.O. DONALD SIMMONS  
 STATUS  
 TENANT NAME  
 CASE CLOSED  
 TENANT NBR 10/31/08  
 STATUS DATE

HISTORY: SCHEDULED ACTION STATUS RESULTED INSPECTOR TIME

8/18/03 ADDITIONAL NOTES COMPLETED 8/18/03  
 NARRATIVE: 8-18-03-DELINQUENT NOTICE SENT TO DIFFERENT MAILING ADDRESS 8/18/03  
 (2ND ATTEMPT TO DELIVER).

10/13/03 RE-INSPECTION COMPLETED 10/13/03 C.E.O. DONALD SIMMONS  
 ROST TEXT: 10-13-03-DID NOT COMPLY, FINE IN THE AMOUNT OF \$207 STILL 10/14/03  
 OUTSTANDING. 10/14/03  
 RSLT TEXT: CONFORME, FINE STILL OUTSTANDING 10/14/03

2/03/04 NOTICE TO APPEAR COMPLETED 2/03/04  
 NARRATIVE: 2-3-04-NOTICE TO APPEAR SCHEDULED FOR TODAY. (DEPENDANT NOT 2/10/04  
 PRESENT, PLEA ENTERED CONTINUED AND COMPLY WITHIN 90 DAYS 2/10/04  
 DUE-5-5-04) 2/10/04

10/02/06 JUDGEMENT LIEN OPEN 0/00/00  
 LIEN INFO: 000000274 MASON BUILDING (G.SANTOS) TOTAL TIME:

VIOLATIONS: DATE DESCRIPTION QTY CODE STATUS INACTIVE RESOLVED

2/26/03 CRA'S MAIN STREET & SOUTHSIDE 1 09-99 INACTIVE 8/21/06  
 LOCATION:

FINES: DESCRIPTION CHARGE PAID BILLED LIEN AMT LIEN PAID

TV - 250.00 (INITIAL) 207.00 .00 207.00 200.00 .00

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CASE TYPE	DATE ESTABLISHED	STATUS	STATUS DATE
PARCEL ID#	INSPECTOR	TENANT NAME	TENANT NBR
ADDRESS	2/25/03	CASE CLOSED	10/31/08

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CRA REQUIREMENTS  
 A-22-33-28-010-0700-0010 -  
 101 W MAIN ST  
 AVON PARK FL 33825

C.E.O. DONALD SIMMONS

CASE DATA: CERTIFIED MAIL NUMBER+  
 CRA MAIN STREET MAIN STREET CRA  
 CITATION NUMBER

NOTICE NAMES: GIL SANTOS PRODUCTION INC OWNER

HISTORY:	SCHEDULED	ACTION	STATUS	RESULTED	INSPECTOR	TIME
	2/25/03	INITIAL INSPECTION	COMPLETED	2/25/03	C.E.O. DONALD SIMMONS	
		ROST TEXT: ORDINANCE #08-02-CRA VIOLATION "STRUCTURAL DAMAGE". PLEASE SEE ATTACHED. CRACKED WINDOW SAFETY HAZARD BARBER SHOP.		4/25/03		
	2/25/03	CITATION ISSUED	COMPLETED	2/25/03		
		NARRATIVE: 2-25-03-HAND DELIVERED BY CEO DONALD SIMMONS, NO COURTESY LETTER REQUIRED. MUST COMPLY WITHIN 48 HRS OR BUSINESS WILL BE CLOSED.		4/25/03		
	2/28/03	EXTENSION OF TIME	COMPLETED	2/28/03		
		NARRATIVE: 2-28-03-WINDOW BOARDED UP, GIVEN 30 DAYS FROM TODAY TO COMPLY (DUE MARCH 30TH).		4/28/03		
	3/24/03	ADDITIONAL NOTES	COMPLETED	3/24/03		
		NARRATIVE: 3-24-03-BY REQUEST OF DIANE MASON SANTOS, ALL NOTICES ARE TO BE SENT TO : GIL SANTOS PRODUCTION INC, 5415 COLLINS AVE STE 706 MIAMI BEACH, FL 33140 PH# 305 358 6200 (W) OR 305 861-9317 (H).		4/28/03		
	4/28/03	EXTENSION OF TIME	COMPLETED	4/28/03		
		NARRATIVE: 4-28-03-ONE WEEK EXTENSION GRANTED PER CEO DONALD SIMMONS (DUE MAY 5, 2003).		4/28/03		
	7/23/03	RE-INSPECTION	COMPLETED	7/23/03	C.E.O. DONALD SIMMONS	
		ROST TEXT: 7-23-03-DID NOT COMPLY, FINE IN THE AMOUNT OF \$207 ASSESSED		7/29/03		
	7/23/03	FINE ASSESSED	COMPLETED	7/23/03		
		NARRATIVE: 7-23-03-FINE IN THE AMOUNT OF \$207 ASSESSED. DELINQUENT NOTICE SENT CERTIFIED MAIL.		7/29/03		
	8/13/03	RECEIVE CERTIFIED RECEIPT	COMPLETED	8/13/03		
		NARRATIVE: 8-13-03-LETTER RETURNED FORWARDING ORDER EXPIRED.		8/18/03		
	8/18/03	ADDITIONAL NOTES	COMPLETED	8/18/03		
		NARRATIVE: 8-18-03-DELINQUENT NOTICE SENT TO DIFFERENT ADDRESS: 5415 COLLINS AVE, STE 706 MIAMI BEACH, FL 33140 (2ND ATTEMPT TO DELIVER).		8/18/03		

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 CASE TYPE: RE-INSPECTION  
 PARCEL ID#: 10-13-03  
 ADDRESS: 101 W MAIN ST  
 AVON PARK FL 33825  
 DATE ESTABLISHED: 2/25/03  
 INSPECTOR: C.E.O. DONALD SIMMONS  
 STATUS: CASE CLOSED  
 TENANT NAME: C.E.O. DONALD SIMMONS  
 TENANT NBR: 10/31/08  
 STATUS DATE: 10/31/08  
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HISTORY: SCHEDULED ACTION STATUS RESULTED INSPECTOR TIME

10/13/03 RE-INSPECTION COMPLETED 10/14/03 C.E.O. DONALD SIMMONS  
 ROST TEXT: 10-13-03-DID NOT COMPLY, FINE IN THE AMOUNT OF \$207  
 10/14/03  
 10/14/03  
 RSLT TEXT: CONFORMED  
 10/14/03

2/03/04 NOTICE TO APPEAR COMPLETED 2/03/04  
 NARRATIVE: 2-3-04-NOTICE TO APPEAR SCHEDULED FOR TODAY. DEFENDANT NOT  
 PRESENT- PLEA ENTERED CONTINUED/TO COMPLY WITHIN 90 DAYS  
 (DUE 5-5-04)  
 2/10/04  
 2/10/04  
 2/10/04

10/02/06 JUDGEMENT LIEN OPEN  
 LIEN INFO: 000000273 MASON BUILDING (G.SANTOS)  
 0/00/00  
 TOTAL TIME:

VIOLATIONS:

DATE	DESCRIPTION	QTY	CODE	STATUS	RESOLVED
2/26/03	CRA'S MAIN STREET & SOUTHSIDE LOCATION:	1	09-99	INACTIVE	8/21/05

FINES:

DESCRIPTION	CHARGE	PAID	BILLED	LIEN AMT	LIEN PAID
IV - 250.00 (INITIAL)	207.00	.00	207.00	200.00	.00

PREPARED 2/22/14, 8:46:10  
PROGRAM CE200L  
Avon Park

CASE HISTORY REPORT  
CASE NUMBER 05-00000435

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CASE TYPE  
PARCEL ID#  
ADDRESS  
CRA REQUIREMENTS  
A-22-33-28-010-0700-0010-  
101 W MAIN ST  
AVON PARK FL 33825  
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DATE ESTABLISHED 7/22/05  
INSPECTOR  
TENANT NAME  
STATUS  
STATUTS DATE  
TENANT NBR  
IN COMPLIANCE  
10/31/08  
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CASE DATA: CERTIFIED MAIL NUMBER+  
CRA MAIN STREET  
CITATION NUMBER  
MAIN STREET CRA

NARRATIVE: PAID \$2731.28 CHECK #1100 8/08/06  
08/08/2006 08:38 AM JMCNEILLY ----- 8/08/06

NOTICE NAMES: BARRERA, TERESITA DJ OWNER

HISTORY: SCHEDULED ACTION STATUS RESULTED INSPECTOR TIME

7/22/05 INITIAL INSPECTION COMPLETED 7/22/05 C.E.O. DONALD SIMMONS  
RQST TEXT: CRA ORDINANCE NO 08-02 STRUCTURAL VIOLATION CRA PLEASE SEE 7/22/05

7/22/05 COURTESY LETTER ISSUED 7/22/05  
Respond to: OWNER  
Date: 0/00/00

Send to:  
Mail tracking #: BARRERA, TERESITA DJ  
Name/address: 10008 W. FLAGLER ST.  
NO 126  
MIAMI, FL 33174

Telephone:  
Fax:  
Email:

7/22/05 CITATION ISSUED COMPLETED 7/22/05  
NARRATIVE: CITATION #4471 7/22/05

7/22/05 ADDITIONAL NOTES COMPLETED 7/22/05  
NARRATIVE: 7-22-05-LETTER SENT CERTIFIED AND REGULAR MAIL. 7/22/05

10/06/05 COURTESY LETTER ISSUED 10/06/05  
Respond to: OWNER  
Date: 0/00/00

Mail tracking #: BARRERA, TERESITA DJ  
Name/address: 10008 W. FLAGLER ST. # 126  
MIAMI, FL 33174

Telephone:  
Fax:  
Email:  
10/06/05 ADDITIONAL NOTES COMPLETED 10/06/05  
NARRATIVE: SECOND ATTEMPT TO DELIVER CERTIFIED MAIL 10/07/05

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 CASE TYPE  
 PARCEL ID#  
 ADDRESS  
 CRA REQUIREMENTS  
 A-22-33-28-010-0700-0010-  
 101 W MAIN ST  
 AVON PARK  
 DATE ESTABLISHED 7/22/05  
 INSPECTOR C.E.O. DONALD SIMMONS  
 TENANT NAME  
 STATUS IN COMPLIANCE  
 TENANT NBR 10/31/08  
 STATUS DATE

10/06/05 FL 33825  
 ADDITIONAL NOTES  
 NARRATIVE: #7004 1350 0001 5621 9411  
 COMPLETED 10/06/05  
 10/07/05

10/11/05 RECEIVE CERTIFIED RECEIPT  
 NARRATIVE: RECEIVED RETURN RECEIPT ON 10/11/05  
 COMPLETED 10/11/05  
 10/27/05

10/27/05 ADDITIONAL NOTES  
 NARRATIVE: RE-INSPECTION GIVE TO C.E.OFFICER ON 10/27/05 FOR REINSPECT.  
 COMPLETED 10/27/05  
 10/27/05

10/18/05 RE-INSPECTION  
 ROST TEXT: DID NOT COMPLY PER D. SIMMONS  
 01/23/2006 09:06 AM TFEICKERT  
 COMPLETED 10/18/05  
 C.E.O. DONALD SIMMONS  
 1/23/06

1/23/06 ADDITIONAL NOTES  
 NARRATIVE: WINDOW DEEMED TO BE A SAFETY AND HEALTH CONCERN BY D. SIMMONS.  
 WINDOWS SECURED BY CITY PERSONNEL AT CITY EXPENSE.  
 LIEN TO FILED WITH CLERK OF COURTS.  
 01/23/2006 09:19 AM TFEICKERT  
 COMPLETED 1/23/06  
 1/23/06

1/23/06 FINE ASSESSED  
 NARRATIVE: ASSESSED FINES IN THE AMOUNT OF \$207.00 DUE 2/20/06  
 14 DAYS TO COMPLY ON OR BEFORE 2/20/05  
 01/23/2006 10:58 AM TFEICKERT  
 COMPLETED 1/23/06  
 1/23/06

1/26/06 RECEIVE CERTIFIED RECEIPT  
 NARRATIVE: RETURN RECEIPT RETURNED WITH SIGNATURE - UNABLE TO READ  
 NAME 1/26/06  
 01/31/2006 10:20 AM TFEICKERT  
 COMPLETED 1/26/06  
 1/31/06

1/30/06 ASSESSED LIENS  
 ROST TEXT: LIENS IN THE AMOUNT OF \$2,731.28 HAVE BEEN ASSESSED TO THE C.E.O. DONALD SIMMONS  
 PROPERTY FOR NON COMPLIANCE. PUBLIC WORKS SUPPORTING DOCUMENTATION FOR SUPPLIES & LABOR TO BOARD-UP AND MAINTAIN THE BUILDING FOR SAFETY AND SECURITY.  
 05/26/2006 10:10 AM TACKLIN  
 ASSESSED AMOUNT \$2,588.07  
 05/26/2006 10:13 AM TACKLIN  
 COMPLETED 5/26/06  
 5/26/06

4/13/07 NOTICE TO APPEAR  
 NARRATIVE: COURT DATE RESCHEDULED  
 COMPLETED 4/13/07  
 4/16/07

FINES:  
 DESCRIPTION DEMOLITION CHARGES 2731.28  
 CHARGE 2731.28  
 PAID 2731.28  
 BILLED .00  
 LIEN AMT .00  
 LIEN PAID .00  
 TOTAL TIME:

PREPARED 2/22/14, 8:46:10  
PROGRAM CE200L  
AVON PARK

CASE HISTORY REPORT  
CASE NUMBER 05-00000435

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CASE TYPE  
PARCEL ID#  
ADDRESS  
CRA REQUIREMENTS  
A-22-33-28-010-0700-0010-  
101 W MAIN ST  
AVON PARK FL 33825  
INSPECTOR  
C.E.O. DONALD SIMMONS  
DATE ESTABLISHED  
7/22/05  
STATUS  
IN COMPLIANCE  
TENANT NBR  
10/31/08  
-----

FINES:  
DESCRIPTION  
III - 206.00 (INITIAL)  
CHARGE  
207.00  
PAID  
.00  
BILLED  
207.00  
LIEN AMT  
.00  
LIEN PAID  
.00

PREPARED 2/22/14, 8:45:10  
PROGRAM CE200L  
AVON PARK

CASE HISTORY REPORT  
CASE NUMBER 06-00001107

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-----  
CASE TYPE  
PARCEL ID#  
ADDRESS  
INSIDENCES  
A-22-33-28-010-0700-0010-  
101 W MAIN ST  
AVON PARK FL 33825  
C.E.O. DONALD SIMMONS  
-----  
DATE ESTABLISHED  
10/03/06  
TENANT NAME  
C.E.O. DONALD SIMMONS  
STATUS  
C.E.O. DONALD SIMMONS  
CASE CLOSED  
STATUS DATE  
4/15/09  
TENANT NBR  
-----

CASE DATA: CERTIFIED MAIL NUMBER+  
NOTICE TO APPEAR NUMBER  
CRA MAIN STREET  
CITATION NUMBER  
REPEAT OFFENDER  
HEIGHT  
VIOLATION AREA

NOTICE NAMES: TERESITA BARRERA C/O GIL SANTO OWNER

HISTORY: SCHEDULED ACTION STATUS RESULTED INSPECTOR TIME

10/03/06 INITIAL INSPECTION COMPLETED 10/03/06 C.E.O. DONALD SIMMONS 1.75  
RST TEXT: CITY ORDINANCE # 170-1 NUISANCE.  
RSLT TEXT: CITATION ISSUED FOR PROPERTY OVERGROWN, VERMIN, MOLD ECT.  
10/04/2006 12:27 PM JMCNEILLY ----- 10/04/06

10/04/06 COURTESY LETTER ISSUED 10/04/06  
Respond to: OWNER Date: 0/00/00

Send to: OWNER  
Mail tracking #: TERESITA BARRERA C/O GIL SANTOS  
Name/address: 5600 COLLINS AVE. APT. 9H  
MIAMI BEACH, FL 33140

Telephone:  
Fax:  
Email:

10/11/06 RECEIVE CERTIFIED RECEIPT COMPLETED 10/11/06 10/17/06  
NARRATIVE: REC'D CERT REC'T - SIGNED BY SERGIO MALDONADO.  
10/17/2006 02:02 PM JMCNEILLY ----- 10/17/06

10/26/06 RE-INSPECTION COMPLETED 11/27/06 C.E.O. DONALD SIMMONS  
RST TEXT: NUISANCE PROPERTY, VERMIN, MOLD ETC.. REPEAT OFFENDER.  
10/17/2006 02:03 PM JMCNEILLY ----- 10/17/06  
RSLT TEXT: DID NOT COMPLY. ----- 11/27/06

11/27/06 DELINQUENT NOTICE ISSUED 11/27/06  
Respond to: OWNER Date: 0/00/00

Send to: OWNER  
Mail tracking #: TERESITA BARRERA C/O GIL SANTOS  
Name/address: 5600 COLLINS AVE. APT. 9H  
MIAMI BEACH, FL 33140  
Telephone:

-----  
 CASE TYPE  
 PARCEL ID#  
 ADDRESS  
 NUISANCES  
 A-22-33-28-010-0700-0010-  
 101 W MAIN ST  
 AVON PARK  
 FAX:  
 Email:

-----  
 DATE ESTABLISHED  
 10/03/06  
 INSPECTOR  
 C.E.O. DONALD SIMMONS  
 FL 33825  
 STATUS  
 CASE CLOSED  
 TENANT NAME  
 TENANT NBR  
 STATUS DATE  
 4/15/09

-----  
 VIOLATIONS:  
 DATE 10/03/06  
 DESCRIPTION NUISANCE, WEEDS VEGETATION, ETC  
 LOCATION: MASON BUILDING  
 NARRATIVE: OVERGROWTH, VERMIN, MOLD ECT.....  
 10/04/2006 12:29 PM JMCNEILLY

-----  
 QTY CODE 1 170-1  
 STATUS  
 COMPLETED  
 10/04/06  
 10/04/06

-----  
 DESCRIPTION WEEDS/GRASS FINE REPEAT  
 CHARGE 407.00  
 PAID .00  
 BILLED 407.00  
 LIEN AMT .00  
 LIEN PAID .00

-----  
 FINES:  
 TOTAL TIME: 1.75  
 RESOLVED  
 4/15/09

-----  
 CASE TYPE: DELINQUENT NOTICE  
 PARCEL ID#: OWNER  
 ADDRESS: TERESITA BARRERA C/O GIL SANTO  
 CRA REQUIREMENTS: 10/03/06  
 A-22-33-28-010-0700-0010- C.E.O. DONALD SIMMONS  
 101 W MAIN ST  
 AVON PARK FL 33825  
 -----

CASE DATA: CERTIFIED MAIL NUMBER-  
 CRA MAIN STREET  
 CITATION NUMBER

NOTICE NAMES: TERESITA BARRERA C/O GIL SANTO OWNER

HISTORY:	SCHEDULED ACTION	STATUS	RESULTED	INSPECTOR	TIME
10/03/06	INITIAL INSPECTION RST TEXT: CITY ORDINANCE # 08-02 CRA REQUIREMENTS. RSLT TEXT: CITATION ISSUED FOR MAIN STREET CRA REQUIREMENT VIOLATIONS.	COMPLETED	10/03/06	C.E.O. DONALD SIMMONS	2.15
10/04/06	COURTESY LETTER	ISSUED	10/04/06		
10/11/06	RECEIVE CERTIFIED RECEIPT NARRATIVE: REC'D CERT REC'T - SIGNED BY SERGIO MALDONADO. 10/17/2006 01:51 PM JMCNFTLLY	COMPLETED	10/11/06		
10/26/06	RE-INSPECTION RST TEXT: BUILDING NOT IN COMPLIANCE. REPEAT OFFENDER. RSLT TEXT: DID NOT COMPLY.	COMPLETED	11/27/06	C.E.O. DONALD SIMMONS	
11/27/06	DELINQUENT NOTICE	ISSUED	11/27/06		
3/31/09	ADDITIONAL NOTES NARRATIVE: HUMPHREY PAYCHECKER HAS FILED FOR BANKRUPTCY AND BUILDING HAS BEEN BROUGHT INTO COMPLIANCE.	COMPLETED	3/31/09		

Respond to: OWNER  
 Send to: OWNER  
 Mail tracking #: TERESITA BARRERA C/O GIL SANTO  
 Name/address: 5600 COLLINS AVE. APT. 9H  
 MIAMI BEACH, FL 33140  
 Telephone:  
 Fax:  
 Email:

10/03/06  
 10/04/06  
 10/11/06  
 10/26/06  
 11/27/06  
 3/31/09

PREPARED 2/22/14, 8:46:10  
PROGRAM CE200L  
AVON PARK

CASE HISTORY REPORT  
CASE NUMBER 06-00001108

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-----  
CASE TYPE  
PARCEL ID#  
ADDRESS  
CRA REQUIREMENTS  
A-22-33-28-010-0700-0010-  
101 W MAIN ST  
AVON PARK  
FL 31825  
-----

TOTAL TIME: 2.15

-----  
DATE ESTABLISHED 10/03/06  
INSPECTOR C.E.O. DONALD SIMMONS  
TENANT NAME  
CASE CLOSED  
TENANT NBR 3/31/09  
STATUS  
STATUS DATE  
-----

VIOLATIONS:  
10/03/06 DESCRIPTION MINIMUM MAINTENANCE STANDARDS QTY CODE STATUS COMPLIED RESOLVED  
LOCATION: MASON BUILDING 1 08-02 CRA'S 10/04/06 3/31/09  
NARRATIVE: BUILDING NOT IN COMPLIANCE. REPEAT OFFENDER. 10/04/06  
10/04/2006 01:58 PM JMCNEILLY -----

FINES:  
DESCRIPTION III - 400.00 (REPEAT) CHARGE 407.00 PAID .00 BILLED 407.00 LIEN AMT .00 LIEN PAID .00

PREPARED 2/22/14, 8:46:10  
PROGRAM CE200L  
Avon Park

CASE HISTORY REPORT  
CASE NUMBER 08-00002529

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CASE TYPE: PARCEL ID# ADDRESS  
-----  
NUISANCES  
A-22-33-28-010-0700-0010-  
101 W MAIN ST  
AVON PARK FL 33825  
-----  
DATE ESTABLISHED: 10/19/07  
INSPECTOR: C.E.O. DONALD SIMMONS  
-----  
STATUS: CASE CLOSED  
TENANT NBR: 3/13/09  
-----  
STATUS DATE

CASE DATA: CERTIFIED MAIL NUMBER+  
NOTICE TO APPEAR NUMBER  
CRA MAIN STREET mh  
CITATION NUMBER  
REPEAT OFFENDER  
HEIGHT  
VIOLATION AREA

NARRATIVE: 11111111

10/19/07

NOTICE NAMES: MMMM

OWNER

HISTORY:	SCHEDULED ACTION	STATUS	RESULTED	INSPECTOR	TIME
	10/19/07 INITIAL INSPECTION	COMPLETED	10/19/07	C.E.O. DONALD SIMMONS	1.20
	RSLT TEXT: October 19, 2007 11:35:50 AM	avpkdjs			

TOTAL TIME: 1.20

PREPARED 2/22/14, 8:46:10  
PROGRAM CE200L  
Avon Park

CASE HISTORY REPORT  
CASE NUMBER 11-00006208

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-----  
CASE TYPE: PARCEL\_ID# ADDRESS: DATE ESTABLISHED: 1/07/11  
INSPECTOR: TENANT NAME: STATUS: SPECIAL MAGISTRATE: TENANT NBR: STATUS DATE: 10/13/11  
-----  
NUISANCES: A-22-33-28-010-0700-0010- C.E.O. MARNITA ENGLISH  
101 W MAIN ST FL 33825  
AVON PARK

CASE DATA: CERTIFIED MAIL NUMBER+  
NOTICE TO APPEAR NUMBER  
CRA MAIN STREET  
CITATION NUMBER  
REPEAT OFFENDER  
HEIGHT  
VIOLATION AREA

NARRATIVE: NUISANCE GRASS TO HIGH

1/07/11

NOTICE NAMES: BARRERA, TERESITA D OWNER

HISTORY: SCHEDULED ACTION STATUS RESULTED INSPECTOR TIME

1/07/11 INITIAL INSPECTION COMPLETED 1/07/11 C.E.O. MARNITA ENGLISH

RESULT TEXT: #42-31 NUISANCE WEEDS ARE HIGH IN REAR OF BUILDING 1/07/11

1/07/11 COURTESY LETTER ISSUED 1/07/11

Respond to: OWNER Date: 0/00/00

Send to: MAIL TRACKING #: 7009 1410 0001 4614 3388

Name/address: BARRERA, TERESITA D

HUMPHREY H PAYCHECKER

10008 W FLAGLER ST #B126

MIAMI, FL 33174

Telephone:

Fax:

Email:

1/12/11 RECIEVE CERTIFIED RECEIPT COMPLETED 1/12/11 1/25/11

NARRATIVE: SIGNED BY MARY MOATEZ

2/12/11 RE-INSPECTION COMPLETED 10/31/11 C.E.O. MARNITA ENGLISH

ROST TEXT: WEEDS IN REAR OF BLDG. 1/25/11

RESULT TEXT: THIS PROPERTY IS NO LONGER OWNED BY HUMPHREY PAYCHECKER. 10/31/11

THE OWNER IS GIL SANTOS 10/31/11

11/30/11 ADDITIONAL NOTES COMPLETED 11/30/11

NARRATIVE: THE PAPERWORK FOR THIS CASE IS IN 10/26/11 SPEC MAG. FILE. 10/31/11

GIL SANTOS C/O SCOTT LEGONEY HAS BEEN CONTACTED RE: BROKEN 10/31/11

WINDOW AND STATED THAT IT WOULD BE REPAIRED ASAP. 10/31/11

NOTICE TO APPEAR PENDING

RE-INSPECTION PENDING

PREPARED 2/22/14, 8:46:10  
PROGRAM CE200L  
Avon Park

CASE HISTORY REPORT  
CASE NUMBER 11-00006208

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-----  
CASE TYPE  
PARCEL ID#  
ADDRESS  
-----  
NOISANCES  
A-22-33-28-010-0700-0010-  
101 W MAIN ST  
AVON PARK FL 32825  
-----  
DATE ESTABLISHED 1/07/11  
INSPECTOR C.E.O. MARNITA ENGLISH  
TENANT NAME  
TENANT NBR  
STATUS  
SPECIAL MAGISTRATE 10/13/11  
-----

HISTORY: SCHEDULED ACTION SPECIAL MAGISTRATE STATUS RESULTED INSPECTOR TIME  
CLOSE CASE PENDING  
PENDING

VIOLATIONS: DATE DESCRIPTION QTY CODE STATUS  
1/07/11 Sec. 42-31 1 Weeds, Vegetation ACTIVE  
LOCATION: REAR

TOTAL TIME:

RESOLVED

-----  
 CASE TYPE: SCHEDULED ACTION  
 PARCEL ID#: 4/12/12  
 ADDRESS: INITIAL INSPECTION  
 CRA REQUIREMENTS: 4/12/12  
 A-22-33-28-010-0700-0010-  
 101 W MAIN ST  
 AVON PARK FL 33825 C.E.O. GREG WARNER  
 -----

CASE DATA: CERTIFIED MAIL NUMBER+  
 CRA MAIN STREET  
 CITATION NUMBER

NOTICE NAMES: GIL SANTOS PRODUCTIONS INC OWNER

HISTORY: SCHEDULED ACTION STATUS RESULTED INSPECTOR TIME  
 4/12/12 INITIAL INSPECTION COMPLETED 4/12/12 C.E.O. GREG WARNER 4/12/12  
 RSLT TEXT: CRA REQUIREMENTS

Respond to: 4/12/12 COURTESY LETTER ISSUED 4/12/12  
 Send to: OWNER Date: 0/00/00

Mail tracking #: GIL SANTOS PRODUCTIONS INC  
 Name/address: 3405 RIVERDALE AVE APT 3  
 BRONX, NY 10463  
 Telephone:  
 Fax:  
 Email:

4/27/12 RECEIVE CERTIFIED RECEIPT COMPLETED 4/27/12  
 NARRATIVE: SIGNATURE RECD - TALKED TO CHIP BORING RE: BROKEN WINDOWS 4/26/12  
 ON 4/12/2012 HE STATED THAT HE WOULD CONTACT THE OWNER. 4/26/12

4/27/12 RE-INSPECTION COMPLETED 10/16/12 C.E.O. GREG WARNER  
 ROST TEXT: OVERGROWN PROPERTY. 4/26/12  
 RSLT TEXT: BROKEN WINDOW IN REAR OF STRUCTURE. 4/26/12  
 did not comply 10/16/12

7/23/13 DELINQUENT NOTICE ISSUED 7/23/13  
 Respond to: OWNER Date: 8/23/13  
 Send to:  
 Mail tracking #:  
 Name/address: GIL SANTOS PRODUCTIONS INC  
 3405 RIVERDALE AVE APT 3  
 BRONX, NY 10463  
 Telephone:  
 Fax:  
 Email:

NOTICE TO APPEAR PENDING

TOTAL TIME:

VIOLATIONS:	DATE	DESCRIPTION	QTY	CODE	STATUS	RESOLVED
	4/12/12	Sec. 42-31	1	Weeds, Vegetation	ACTIVE	

-----

CASE TYPE	DATE ESTABLISHED	TENANT NAME	STATUS	TENANT NBR	STATUS DATE
PARCEL ID#					
ADDRESS					
CRA REQUIREMENTS					
A-22-33-28-010-0700-0010-	4/12/12		ACTIVE		4/12/12
101 W MAIN ST					
AVON PARK					

FL 33825  
 LOCATION: EXTERIOR  
 NARRATIVE: OVERGROWN PROPERTY

4/12/12 Sec. 74-106 1 CRA Requirements  
 LOCATION: STRUCTURE  
 NARRATIVE: BROKEN WINDOW REAR OF STRUCTURE

4/12/12  
 ACTIVE  
 4/12/12

PREPARED 2/22/14, 8:46:10  
PROGRAM CE200L  
Avon Park

CASE HISTORY REPORT  
CASE NUMBER 12-00000294

-----  
CASE TYPE: DATE ESTABLISHED: STATUS: TENANT NAME: STATUS DATE: TENANT NBR:  
PARCEL ID#: INSPECTOR: 8/01/12 SPECIAL MAGISTRATE 2/26/13  
ADDRESS: DIRECTOR JASON LISTER  
CRA REQUIREMENTS: A-22-33-28-010-0700-0010-  
101 W MAIN ST  
AVON PARK FL 33825

CASE DATA: CERTIFIED MAIL NUMBER+  
CRA MAIN STREET  
CITATION NUMBER

NOTICE NAMES: GIL SANTOS PRODUCTIONS INC OWNER

HISTORY: SCHEDULED ACTION STATUS RESULTED INSPECTOR TIME

8/01/12 INITIAL INSPECTION COMPLETED 8/01/12 DIRECTOR JASON LISTER  
RSLT TEXT: THIS PROPERTY HAS BROKEN WINDOWS, OVERGROWN, NEEDS  
MAINTENANCE. 8/16/12

8/16/12 COURTESY LETTER ISSUED 8/16/12  
Respond to: OWNER Date: 0/00/00

Send to: GIL SANTOS PRODUCTIONS INC  
Mail tracking #: 3405 RIVERDALE AVE APT 3  
Name/address: BRONX, NY 10463

Telephone:  
Fax:  
Email:

9/05/12 RECEIVE CERTIFIED RECEIPT COMPLETED 9/05/12 9/05/12  
NARRATIVE: SIGNATURE NOT LEGIBLE

10/05/12 RE-INSPECTION COMPLETED 10/16/12 DIRECTOR JASON LISTER  
RSLT TEXT: CRA 9/05/12  
RSLT TEXT: did not comply 10/16/12

10/31/12 SPECIAL MAGISTRATE COMPLETED 10/31/12 2/26/13  
NARRATIVE: ORDER ISSUED - PROPERTY TO BE BROUGHT INTO COMPLIANCE BY  
11/7/12 OR A FINE OF \$250 PER DAY @ SUBSEQUENT HEARING. 2/26/13

2/27/13 SPECIAL MAGISTRATE COMPLETED 2/27/13 3/06/13  
NARRATIVE: LIEN WILL BE IMPOSED

2/27/13 ASSESSED LIENS SCHEDULED DIRECTOR JASON LISTER  
RSLT TEXT: \$250 per day starting on 11/7/2012 4/19/13  
4/19/13 JUDGEMENT LIEN PENDING

TOTAL TIME:

VIOLATIONS: DATE DESCRIPTION QTY CODE STATUS ACTIVE RESOLVED  
8/16/12 Sec. 42-31 1 Weeds, Vegetation

CASE TYPE: PARCEL ID# ADDRESS  
 CRA REQUIREMENTS: A-22-33-28-010-0700-0010-101 W MAIN ST AVON PARK FL 33825  
 INSPECTOR: DATE ESTABLISHED: 12/10/13  
 TENANT NAME: ACTIVE  
 STATUS DATE: 12/10/13  
 TENANT NBR:

CASE DATA: CERTIFIED MAIL NUMBER+  
 CRA MAIN STREET  
 CITATION NUMBER

NOTICE NAMES: CATALINA TAX CO LLC OWNER

HISTORY:	SCHEDULED	ACTION	STATUS	RESULTED	INSPECTOR	TIME
	12/10/13	INITIAL INSPECTION	COMPLETED	12/10/13	C.E.O. GREG WARNER	12/10/13
		RSLT TEXT: 08-02 cra requirements				

12/10/13 COURTESY LETTER  
 Respond to: OWNER  
 Date: 0/00/00

Send to: MAIL TRACKING #: 7012305000009693333  
 Name/address: CATALINA TAX CO LLC  
 P O BOX 399  
 MORRISTOWN, NJ 07963

Telephone:  
 Fax:  
 Email:

12/23/13	RECEIVE CERTIFIED RECEIPT	COMPLETED	12/23/13			12/23/13
	NARRATIVE: signature not legible					
1/23/14	RE-INSPECTION	COMPLETED	2/03/14		C.E.O. GREG WARNER	12/23/13
	RQST TEXT: Cra Requirements					12/23/13
	RSLT TEXT: did not comply					2/03/14
2/26/14	SPECIAL MAGISTRATE	PENDING				

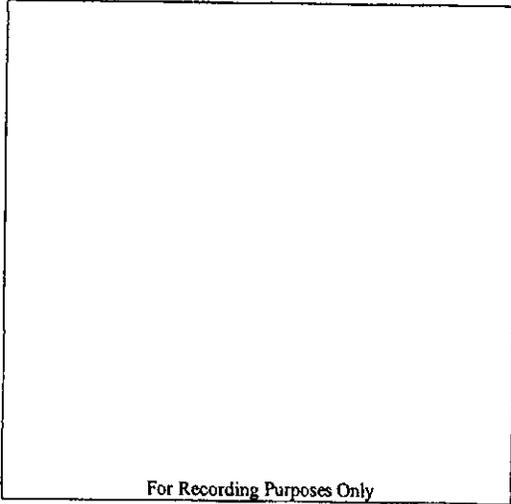
TOTAL TIME:

VIOLATIONS:	DATE	DESCRIPTION	QTY	CODE	STATUS	RESOLVED
	12/10/13	Sec. 74-106 STRUCTURE	1	CRA Requirements	ACTIVE	12/10/13
		NARRATIVE: structure has two broken windows. windows previously boarded by court order due to unsecured building. front windows have some type of torn papers taped to inside of windows.				12/10/13

Sd  
18.50  
A/R

**THIS INSTRUMENT  
SHOULD BE RETURNED TO:**

Janet Shields  
City of Avon Park  
Code Enforcement  
1535 SR 64 West Suite 104  
Avon Park, FL 33825  
Work: (863) 452-4401  
Work 2: (863) 453-3565



For Recording Purposes Only

**BEFORE THE CODE ENFORCEMENT SPECIAL MAGISTRATE  
OF THE CITY OF AVON PARK, FLORIDA**

CITY OF AVON PARK, a Florida  
Municipal Corporation

Petitioner,

Vs

Gil Santos Productions

and all unknown parties claiming  
by, through, under or against the  
said named respondents, whether  
living or not, and whether said  
unknown parties claims as heirs,  
devisees, grantees, assignees,  
lienors, creditors, trustees, parties  
in possession, or in any other  
capacity claiming by, through or  
under, or against the said named  
respondents.

CE CASE 12-294

ADDRESS 101 W main St.  
Avon Park, FL 33825

Respondent.

**ORDER IMPOSING ADMINISTRATIVE FINE / LIEN**

1. This case came on for hearing before the Code Enforcement Special Magistrate on 10/31/12, after due notice to the Respondent(s) at which time the Special Magistrate heard testimony under oath, received evidence, and issued an Order which was reduced to writing and furnished to the Respondent(s).

2. Said Order required the Respondent(s) to take certain corrective action by a Compliance Deadline date of 11/4/12, and assessed a fine in the event that corrective action was not be taken by the Respondent(s) by that compliance deadline.

3. On 2/18/13, the property was re-inspected and found to remain noncompliant. An Affidavit of Noncompliance bearing the date of 2/18/13 has been filed with the Special Magistrate by the Code Enforcement Supervisor, which Affidavit certified under oath that the corrective action has not been taken as ordered. After due notice to the Respondent(s), a hearing was held on 2/27/2013 regarding the continued noncompliance.

4. Accordingly, it having been brought to the Special Magistrate's attention that the Respondent(s) has\have not complied with the aforementioned Order, and having received evidence regarding continued noncompliance has ratified its initial fine, it is hereby:

**ORDERED THAT:**

An administrative fine in the amount of — 0 — DOLLARS (\$—) for noncompliance from the Compliance Deadline to —, and an additional two hundred Fifty dollars (\$250.00) per day for each and every day the aforementioned violation exists beyond 4/17/2013. This Order supersedes all orders imposing administrative fines and liens herein, and may be recorded in the public records of Highland County or any other county pursuant to the law, and when so recorded shall constitute a lien against any and all real and personal property of the Respondent pursuant to Chapter 162, Florida Statutes, Section 162.09. The recording of this Order is for the following described land located within Avon Park, Highlands County, Florida, to wit:

**LEGAL DESCRIPTION:**

DONE AND ORDERED this 17 day of April, 2013 at Avon Park, Highlands County Florida.

**CITY OF AVON PARK, FLORIDA**

By: [Signature]  
Michael D. Durham, Special Magistrate

STATE OF FLORIDA  
COUNTY OF HIGHLANDS

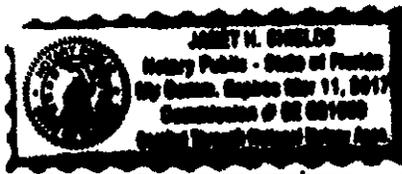
This forgoing instrument was acknowledged before me this 17 day of April 2013 by Michael D. Durham as City of Avon Park Code Enforcement Special Magistrate, who is personally known to me.

City Clerk/ Notary at large

Notary Expires March 11, 2017

[Signature]  
Janet Shields

This instrument prepared by Janet Shields, Code Enforcement Secretary, City of Avon Park, Florida





# Eric T. Zwyer Highlands County Tax Collector

[Tax Collector Home](#) [Search](#) [Reports](#) [Shopping Cart](#)

## 2013 Roll Details — Real Estate Account At 101 MAIN, AVON PARK

Real Estate Account #A223328-01007000010

[Parcel details](#) [Latest bill](#) [Full bill history](#)

2013	2012	2011	2010	...	1997
Paid	Paid	Paid	Paid		Paid

Owner: CATALINA TAX CO LLC  
 P O BOX 399  
 MORRISTOWN, NJ 07963-0399  
 Situs: 101 MAIN  
 AVON PARK

Account number: **A223328-01007000010**  
 Alternate Key: 1002369  
 Millage code: 11  
 Millage rate: 15.0468

Assessed value: 220,629  
 School assessed value: 220,629

*Location is not guaranteed to be accurate.*

**Property Appraiser**

2013 annual bill	<a href="#">View</a>	Legal description	Location
Ad valorem:	\$3,319.77	TOWN OF AVON PARK IN 22-33-28 LOTS	Book, page, item: 2393-0968-
Non-ad valorem:	\$1,330.00	L P 4 BLK 70	Property class:
Total Discountable:	4649.77		Range: 28E
No Discount NAVA:	0.00		Township: 33S
Total tax:			Section: 022
			Block: 0700
			Lot: 0010
			Value code: 12
			Use code: 12
			Total acres: 0.00

Paid 2013-11-14 \$4,463.78  
 Receipt #000-13-00007813

Code Enforcement Division  
 Avon Park Police Department  
 304 West Pleasant Street  
 Avon Park, FL 33825



CODE ENFORCEMENT

CODE ENFORCEMENT NOTICE

Date: December 10, 2013

Certified Mail Number: 7012 3050 0000 0969 3333

Dear: CATALINA TAX CO LLC  
 P O BOX 399

MORRISTOWN NJ 07963

Case # 14-00000140

During a recent inspection of your property located at 101 W MAIN ST on December 10, 2013. It was discovered that the property is in violation of the Code of Ordinances of the City of Avon Park. SEE ATTACHED NOTICE OF VIOLATION.

The Code Enforcement Office requests that you correct this violation. If you have any questions you may visit our office or contact us by calling 863-452-4401 or 863-452-4402 within the next thirty (30) days after the receipt of this letter.

Failure to correct this violation or contact this office may require other course of actions pursuant to section 162.12 Florida Statutes and the Code of Ordinances of the City of Avon Park.

*G.A. Warner*  
 C.E.O. GREG WARNER

SENDER: COMPLETE THIS SECTION		COMPLETE THIS SECTION ON DELIVERY	
<ul style="list-style-type: none"> <li>Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.</li> <li>Print your name and address on the reverse so that we can return the card to you.</li> <li>Attach this card to the back of the mailpiece, or on the front if space permits.</li> </ul>		A. Signature <input type="checkbox"/> Agent <input checked="" type="checkbox"/> Addressee	
1. Article Addressed to: CATALINA TAX CO LLC P O BOX 399 MORRISTOWN NJ 07963-0599		B. Received by (Printed Name) _____ Date of Delivery _____	
2. Article Number (Transfer from service label)		D. Is delivery address different from item address above? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	
3. Service Type <input type="checkbox"/> Certified Mail <input type="checkbox"/> Express Mail <input type="checkbox"/> Registered <input type="checkbox"/> Return Receipt for Merchandise <input type="checkbox"/> Insured Mail <input type="checkbox"/> C.O.D.		4. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes	

**CERTIFIED MAIL RECEIPT**  
 (Domestic Mail Only; No Insurance Coverage Provided)

For delivery information, visit our website at [www.usps.com](http://www.usps.com)

Postage	\$	Postmark Here
Certified Fee		
Return Receipt Fee (Endorsement Required)		
Restricted Delivery Fee (Endorsement Required)		
Total Postage & Fees	\$ 6.11	

Sent To: *Catalina Tax Co*

Street, Apt. No., or PO Box No. \_\_\_\_\_

City, State, ZIP+4 \_\_\_\_\_

PS Form 3800, August 2006 See Reverse for Instructions

Violation Detail

00010 CRA Requirements Sec. 74-106

Date Est: December 10, 2013 Location: STRUCTURE Qty: 001

Violation Description

Sec. 74-106. Requirements for all structures.

(a) All deteriorated or damaged structural and decorative elements, including signage, shall be repaired, altered, removed, or replaced to match closely as possible the design guidelines adopted by the CRA's. If such action requires a building permit, then that building permit application shall be reviewed for consistency with this division.

(b) All parts of a structure must be maintained to be made structurally sound based on the codes adopted by the city and shall be in compliance with the additional standards set forth in this division.

(c) Broken or missing windows shall be replaced or repaired as soon as possible and within 30 days. Windows or openings shall not be boarded or covered with materials not normally used in construction except on a temporary basis until repaired or replaced. Single-family homes may have additional time granted by the CRA's.

(d) Rotten or weakened portions of structures shall be removed, repaired, or replaced in such a manner as to be compatible with the structure and the CRA standards.

(e) Structures and exposed materials shall be stained, painted, or preserved. All painted surfaces must be maintained without peeling and chalking.

(f) Existing miscellaneous elements on the building, such as empty electrical conduits, unused brackets, and so forth, shall be removed. The underlying surface shall be restored to the as new condition.

(g) Wires and conduits shall be secured and located as inconspicuously as possible.

(h) All windows and openings shall be kept clean and neat. Temporary notices and flyers shall only be allowed on doors of ingress and egress and only on the lower half of the entryway so as to not obstruct vision and for a period of not more than 30 days. All notices and flyers shall face the street.

(i) All buildings shall be kept clean and neat both on the exterior and the visible interior, and shall be kept free of graffiti.

(j) Insulating glass or glass covering is allowed, however, reflective glass or reflective glass covering is

not permitted (this provision is not retroactive).

(k) Main Street CRA: All TV, satellite dishes, television and radio antennas, pipes, ductwork, or any rooftop attachment needs to be at the rear of the building. (For height restrictions, refer to the land development regulations). Mechanical equipment, auxiliary enclosures or sheds, and/or similar uses shall be located as to be inconspicuous as possible. Southside CRA: All television and radio antennas, pipes, ductwork, mechanical equipment, auxiliary enclosures or sheds, and/or similar uses shall be located as to be inconspicuous as possible.

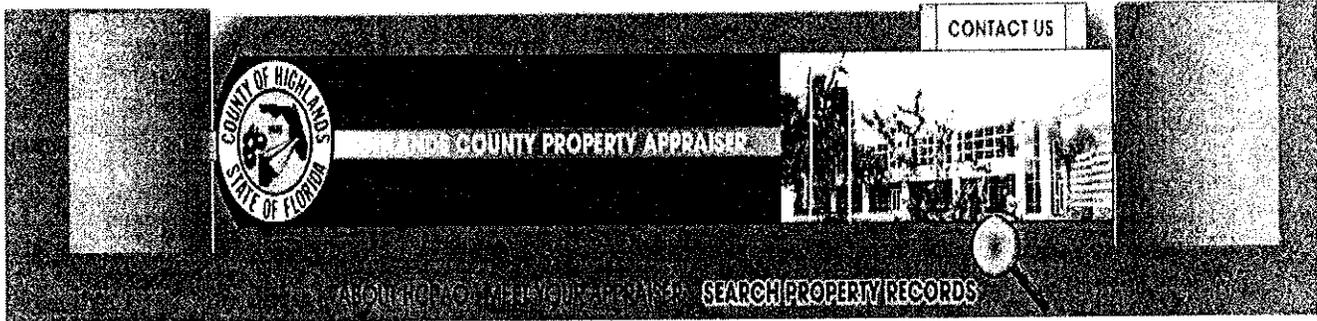
(l) All structures and land shall be maintained to prevent damage or injury to the public or surrounding area.

(Ord. No. 08-02, att. A(A), 2-11-2002)

#### Violation Text

structure has two broken windows. windows previously boarded by court order due to unsecured building. front windows have some type of torn papers taped to inside of windows.

#### Violation Corrective Action



[PREVIOUS ACCOUNT](#)

[NEXT ACCOUNT](#)

- [VIEW MAP](#)
- [VALUE SUMMARY](#)
- [SALES HISTORY](#)
- [BUILDINGS](#)
- [LAND LINES](#)
- [EXTRA FEATURES](#)
- [QUERY LIST](#)

**A-22-33-28-010-0700-0010**

**11 Avon Park Redevelopment Dist  
Inside City Limits**

Owners

Name 1 : CATALINA TAX CO LLC  
Name 2 :

SITE ADDRESS

101 W MAIN ST  
AVON PARK , FL 33825

MAILING ADDRESS

Addr 1 : P O BOX 399  
Addr 2 :  
City : MORRISTOWN  
State : NJ  
Country:  
Zip : 07963-0399

Legal Description

TOWN OF AVON PARK IN  
22-33-28  
LOTS 1 + 4 BLK 70

[VIEW GIS MAP](#)

DOR Code : 12  
[CLICK FOR CODE DESCRIPTION](#)

Neighborhood Code: 5011.00  
AVON PARK MAIN STREET

*CRA*

Map Id : 23D  
[CLICK TO DOWNLOAD](#)  
\*Map is in PDF format and file size is large

[TAX COLLECTOR WEB SITE FOR THIS PARCEL.](#)

Please note that property values on this site are continuously being updated and are a work in progress throughout the year. The final values are certified in October of each year.

**VALUE SUMMARY**

**TAXABLE VALUE SUMMARY**

Total Building Value	\$194,007
Total OB/XF Value	\$0
Total Land Value	\$26,622
Total Land Value - Agri.	\$0
Income	NA
Total Classified Use Value	\$0
Total Just Value	\$220,629

Total Assessed Value	\$220,629
Total Exemptions	\$0
Total Taxable Value	\$220,629

Please note that property values in this office are being updated throughout the year. The final values are certified in October.

E.9

## Suggested Fees per Event

- |  |                                 |
|--|---------------------------------|
| 1. Two Police Officers   | \$400/day                       |
| 2. One Firefighter/EMT   | \$200/day                       |
| 3. Two MOT certified Public Works employees close off and re-open roads<br>\$200/2-hours |                                 |
| 4. Sanitation Services<br>(garbage carts)  | \$200/day (tipping fees for 20) |
| 5. Public Works for clean up/setup   | \$800/day                       |
| 7. Event Coordinator Contractor  | \$1,000 per event               |

January 28, 2015

Dear Member of the City Council,

On January 17th, Champions Elite and Champions Club are heading a joint venture titled "The 1st Annual Peace 5k/fun Run" held in Avon Park, Florida. This event being held in memory of one of our very own, Dwayne Council that was lost due to Gun violence and support of the community against Violence in America. We are expecting up to 100 + participants/runners/walkers.

Youth violence results in considerable physical, emotional, social, and economic consequences. Homicide remains a leading cause of death among youth aged 10–24 years in the United States. Violence is also a major cause of nonfatal injuries among youth. Together, I know we can make a difference!

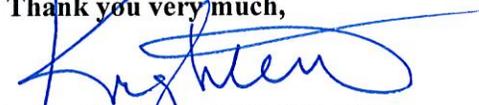
➔ This letter is to request Council approval for the 1<sup>st</sup> Annual Peacewalk to take place Saturday February 28, 2015 at 8:30 am. On behalf of Champions Elite and Champions Club I would request permission to use law enforcement to monitor intersections at the end of South Delaney and Main Street for this event. A copy of the course map is attached.

Additionally, I request if the town can grant us a police officer with vehicle to be stationed at the intersection of South Delaney and Main Street for safety enforcement. This would be very helpful for the race at 8:30 and to continue until 10am or as available.

We would also request the use of cones (at least 30 to 40) for the use of barriers during the race which would be dropped off at Martin Luther King Field clubhouse. The cones will be used for safety reasons and during the race. We will also need about 10 additional garbage cans

If you could make sure this request gets on the agenda for the next Council meeting, it would be much appreciated.

Thank you very much,

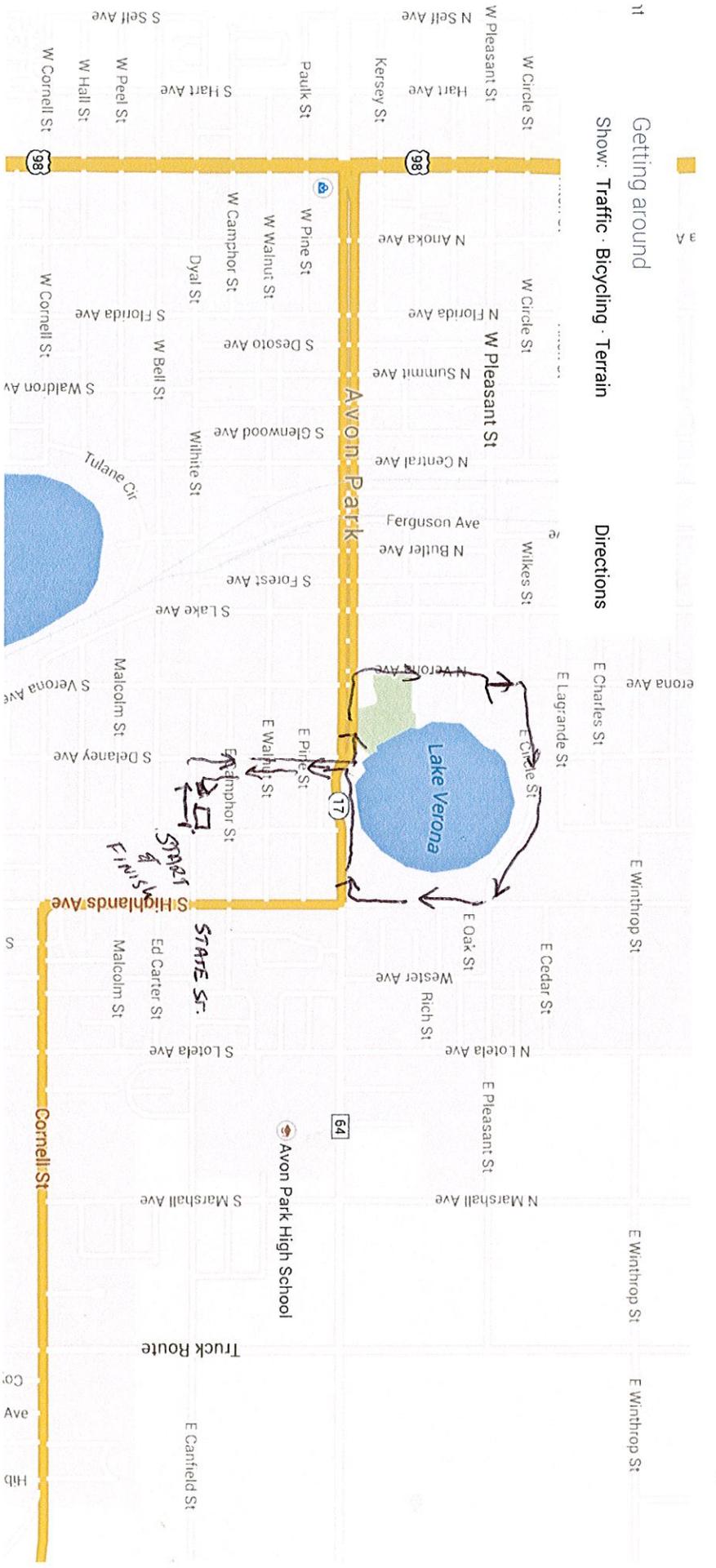


Felita Knighten (863) 873-1262

Champions Elite Vice President (felitaknighten@yahoo.com)

Peacewalk Committee Member

Also need the wood stage.





**1ST ANNUAL  
DWAYNE COUNCIL  
5K  
PEACEWALK/RUN  
FEBRUARY 28<sup>TH</sup>  
AT 8 A.M.**

This event is in memory of Dwayne Council whose life was lost due to senseless gun violence. Let's show unity in our community by taking a stand against this type of violence and work together to stand for peace! I know we can make a difference!

\$20.00 entry fee and participants will receive T-shirt and refreshments.

---

Proceeds go to the Dwayne Council Scholarship and Champions Elite Track Club.

---

Awards ceremony and fun activities after.

**Contact Information:**

Register at:  
[www.champions-elite.com](http://www.champions-elite.com)

Mail form and checks to:  
Champions Elite  
C/O Dwayne Council  
P. O. Box 1072  
Avon Park, FL 33826

Online Donations  
[www.peacewalk2015.myevent.com](http://www.peacewalk2015.myevent.com)

E-10

**ORDINANCE 13-15**

**AN ORDINANCE TO ANNEX APPROXIMATELY 7 ACRES OF LAND OWNED BY BEN HILL GRIFFIN, INC., LOCATED AT 2840 MARTEN RD, SEBRING, FL INTO THE CITY OF AVON PARK, HIGHLANDS COUNTY, FLORIDA, PROVIDING FOR FINDINGS OF APPROPRIATENESS OF THE ANNEXATION, AND PROVIDING FOR AN EFFECTIVE DATE.**

**WHEREAS**, the City of Avon Park, Florida is a duly incorporated municipality under the laws of the State of Florida; and

**WHEREAS**, BEN HILL GRIFFIN INC, is the owner as shown by the legal description attached hereto as Exhibit "B"; and

**WHEREAS**, the City of Avon Park, would like to incorporate the property, described in Exhibit "B" into the City limits of the City of Avon Park, Florida, as shown by the map, Exhibit "A", attached hereto and incorporated herein; and

**WHEREAS**, the City has an Annexation Agreement signed by BEN HILL GRIFFIN INC, attached hereto and incorporated herein as Exhibit "C"; and

**WHEREAS**, the City of Avon Park, Florida, finds that the property is contiguous to the existing City Limits as required by Florida Statutes Section 171.044, and has the authority to annex this property; and,

**WHEREAS**, the City of Avon Park, Florida deems it to be in the best interest of the citizens of the City of Avon Park, Florida, and those entitled to its services, that an Ordinance be passed for the purposes of annexing the said property; and

**NOW, THEREFORE, BE IT ENACTED BY THE CITY COUNCIL OF THE CITY OF AVON PARK, FLORIDA;**

**Section 1. Property Suitable for Annexation.** The City Council finds that the property is substantially contiguous to the existing city limits, and is otherwise capable of being lawfully annexed into the City.

**Section 2. Property Annexed.** That the parcel of land with the legal description identified in Exhibit "B" attached hereto and incorporated herein, is hereby voluntarily annexed into the City of Avon Park, Florida, pursuant to Statute 171.044 F.S. The property being annexed is shown on the map attached as Exhibit "A". The City boundaries are hereby redefined so as to include the said described parcel of land.

**Section 3. Effective Date.** This ordinance shall take effect immediately after passage.

**INTRODUCED AND PASSED on First Reading the 26th day of January, 2015.**

**PASSED, ADOPTED AND APPROVED BY THE CITY COUNCIL OF THE CITY OF AVON PARK, FLORIDA ON THE 9th DAY OF February, 2015.**

**CITY OF AVON PARK, FLORIDA**

\_\_\_\_\_  
**Sharon Schuler, Mayor**

**ATTEST:**

\_\_\_\_\_  
**Maria Sutherland, Adm. Services Director & City Clerk**

**Approved as to form:**

\_\_\_\_\_  
**Gerald T. Buhr, City Attorney**

EID



**CITY OF AVON PARK  
SMALL SCALE FUTURE LAND USE MAP AMENDMENT  
OVERVIEW REPORT  
February 9, 2015**

---

**TO:** City of Avon Park City Council

**FROM:** Jeff Schmucker, Senior Planner, Central Florida Regional Planning Council

**SUBJECT:** **Ordinance No. 11-15**  
**Small Scale Future Land Use Map Amendment:**

A City-initiated request to change the Future Land Use designation of approximately 18.0 acres of land located north of Little Red Water Lake between Red Water Drive and E. Claradge Road from County Medium Density Residential to City Medium Density Residential. The proposed Future Land Use Map amendment consists of parcel ID number C1234280500000010.

**AGENDA & HEARING DATE:**

January 13, 2015: Planning & Zoning Board Meeting (Public Hearing)

January 26, 2015: City Council Meeting (First Reading)

**February 9, 2015: City Council Meeting (Adoption Public Hearing)**

**PLANNING & ZONING BOARD ACTION:**

On Tuesday, January 13, 2015, the City of Avon Park Planning & Zoning Board voted unanimously to forward the proposed City-initiated Small Scale Future Land Use Map Amendment to the City Council **with a recommendation of approval.**

**CITY COUNCIL ACTION:**

On Monday, January 26, 2015, the City of Avon Park City Council voted unanimously to **approve** the First Reading of Ordinance No. 11-15.

**ATTACHMENTS:**

- Ordinance No. 11-15
- Aerial Photo Map
- Existing Future Land Use Map
- Proposed Future Land Use Map

**OVERVIEW:**

<b>Applicant</b>	City of Avon Park
<b>Property Owner</b>	Red Water Investments, LLC
<b>Parcel ID</b>	C1234280500000010
<b>Acreage (Total)</b>	18.0 acres
<b>Existing Future Land Use</b>	County Medium Density Residential
<b>Proposed Future Land Use</b>	City Medium Density Residential
<b>Previous Hearings</b>	None

The City of Avon Park (applicant) is requesting a Small Scale Future Land Use Map Amendment to change the Future Land Use designation of one (1) parcel of land consisting of approximately 18.0 acres from the Future Land Use of County Medium Density Residential to City Medium Density Residential. The subject parcel is located north of Little Red Water Lake between Red Water Dive and E. Claradge Road (see attached Aerial Photo Map).

**REASON FOR REQUEST:**

The purpose of the request is to update the City’s Future Land Use Map to reflect a Future Land Use designation of City Medium Density Residential in order to facilitate the development of a mobile home park on the subject parcel. The City is also seeking a concurrent request to rezone the property from County M-1-S Mobile Home and Residential Subdivisions District to City High Density Multi-Family Residential R-3 (MH Park) to ensure consistency with the proposed Future Land Use change.

**STANDARDS FOR EVALUATION OF PROPOSED PLAN AMENDMENTS**

The City Council shall consider and evaluate the proposed amendments against the following:

- *Consistency with the Comprehensive Plan*
- *Land Use Analysis*
- *Public Facilities and Services Analysis*

**Consistency with the Comprehensive Plan:**

The request is to change the Future Land Use designation of the subject parcels from County Medium Density Residential to City Medium Density Residential. Descriptions for both the existing and proposed Future Land Use designations are provided as follows:

***Existing – Future Land Use***

**County Future Land Use Element, Policy 1.2.D.3. – Medium Density Residential:**

The development pattern for this residential category begins with the traditional development density for single-family lots on unincorporated properties in the County. Generally subdivided into quarter-acre lots, which established the starting density this land use category constituted the primary residential environment for County residents comprising both site-built and mobile homes. Historic development patterns for this land use category favor commuter linkages from satellite subdivisions around municipalities and along arterial corridors. Housing service ranges from single-family detached neighborhoods to attached housing complexes, such as duplexes, which offer both ownership and rental opportunities. Vacant

infill properties are prime candidates for this land use category. Future projects should emphasize a traditional preference for privacy, visual amenity, and low profile development: one and two story construction, ample separation between buildings, off-street parking, landscape treatments, etc. The upper end of this density range, which includes the Mobile Home Park (max. 8 dus/ac), may be achieved where existing infrastructure and paved roads exist to serve the development site or whenever special taxing districts are created to provide such infrastructure.

- a. Starting Density: 4.00 units per acre.
- b. Maximum Density: 8.00 units per acre
- c. Additional Allowable Uses: Public schools (Elementary, Middle, & High); collocated with the following public facilities to the extent possible: public recreational facilities; community centers; public library; museum and gallery.
- d. Permitted Supporting Uses: include potable water and wastewater treatment plants.

### ***Proposed – Future Land Use***

#### **City Future Land Use Element, Policy 1.5 – Medium Density Residential:**

The Medium Density Residential designation shall meet Avon Park's housing demand for this range of density, promote efficient use of existing infrastructure and promote affordable housing. Multi-family housing units are permissible at a maximum density of 16 units per gross acre. Mobile home parks are permissible at a maximum density of 8 mobile homes per gross acre. Public schools shall be a permitted use in this classification.

The proposed Future Land Use change targets the City's need to provide decent, safe and sanitary housing in suitable neighborhoods at affordable costs to meet the needs of the present and future residents of the City, in accordance with the goals, objectives, and policies of the Housing Element of the City's Comprehensive Plan.

### **Land Use Analysis**

Lands surrounding the subject parcels are generally classified by a mix of County Agriculture to the north and County Medium Density Residential to the east and west, with Little Red Water Lake to the south. The Land Use matrix below outlines the existing and proposed Future Land Use of the subject parcels and the existing Future Land Use of surrounding parcels (Existing and Proposed Future Land Use maps are attached for reference).

**Land Use Matrix**

<b>Northwest</b>	<b>North</b>	<b>Northeast</b>
<b>FLU:</b> County Agriculture	<b>FLU:</b> County Agriculture	<b>FLU:</b> County Agriculture
<b>West</b>	<b>Subject Property</b>	<b>East</b>
<b>FLU:</b> County Medium Density Residential	<b>FLU:</b> <u>Existing:</u> County Medium Density Residential  <u>Proposed:</u> City Medium Density Residential	<b>FLU:</b> County Medium Density Residential
<b>Southwest</b>	<b>South</b>	<b>Southeast</b>
<b>FLU:</b> None (Little Red Water Lake)	<b>FLU:</b> None (Little Red Water Lake)	<b>FLU:</b> None (Little Red Water Lake)

The maximum residential density permitted under the current County Medium Density Residential designation is 8 dwelling units per acre. The total acreage of the subject parcel is 18.0 acres. Currently the property would permit a maximum build-out of 144 total residential dwellings.

Under the proposed Future Land Use of City Medium Density Residential, the maximum residential density permitted is also 8 dwelling units per acre for mobile home parks. The proposed Future Land Use is equal to that of the current Future Land Use, thus the potential development intensity of the subject parcel remains unchanged. Based on this finding, no negative land use impacts are anticipated by the proposed change.

**Public Facilities and Services Analysis:**

The following is a summary analysis of the potential impacts on existing public facilities and services.

**Potable Water, Sanitary Sewer and Solid Waste:**

The City will provide potable water, sanitary sewer, and solid waste collection for the subject parcel. Capacity exists within the City’s system to provide these services. Additional analysis and facility improvements may be required prior to receiving any building permits for development on the subject parcel.

**Transportation/Traffic:**

The property is accessed from East Claradge Avenue via State Road 17. East Claradge Avenue is a paved local road maintained by Highlands County. Based on a preliminary review of the existing Highlands County Concurrency Management System and functionally classified roads within the vicinity of the subject parcels, and considering that there is no increase in the potential development intensity on the subject parcel, sufficient capacity appears to exist to support the proposed Future Land Use change. At the time of consideration of development approval, a traffic analysis will be required to ensure concurrency for any proposed development.

**Public Schools:**

Notification has been provided to the Highlands County School Board. Considering that there is no increase in the potential development intensity as a result of the proposed Future Land Use change, no negative impacts on the Highlands County public school system are anticipated.

**Recreation/Open Space:**

Based on the City's level of service standard for recreation and open space facilities, which requires 3 acres/1,000 persons and the City's current operating standard of 6.54 acres/1,000 persons, no negative impacts are anticipated with the proposed Future Land Use change.

At this time, there are no negative impacts anticipated on existing City services and facilities. Any facility improvements needed to service the subject parcels will be addressed prior to any development on the subject parcels.

**CITY COUNCIL MOTION OPTIONS:**

1. I move the City Council **approve** Ordinance No. 11-15, a City-initiated Small Scale Future Land Use Map Amendment.
2. I move the City Council **approve** with changes Ordinance No. 11-15, a City-initiated Small Scale Future Land Use Map Amendment.
3. I move the City Council **deny** Ordinance No. 11-15, a City-initiated Small Scale Future Land Use Map Amendment.

**ORDINANCE NO. 11-15**

**AN ORDINANCE AMENDING THE FUTURE LAND USE MAP OF THE CITY OF AVON PARK, FLORIDA, AMENDING ONE (1) PARCEL (C1234280500000010) CONSISTING OF APPROXIMATELY 18-ACRES GENERALLY LOCATED NORTH OF LITTLE RED WATER LAKE BETWEEN RED WATER DRIVE AND E. CLARADGE ROAD FROM COUNTY MEDIUM DENSITY RESIDENTIAL TO CITY MEDIUM DENSITY RESIDENTIAL; TRANSMITTING SAID AMENDMENT TO THE FLORIDA DEPARTMENT OF ECONOMIC OPPORTUNITY FOR NOTIFICATION; PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE.**

**WHEREAS**, Sections 163.3161 through 163.3215, Florida Statutes, the Community Planning Act, empowers and mandates the City of Avon Park, Florida, to plan for future development and growth and to adopt and amend comprehensive plans, or elements or portions thereof, to guide the future growth and development of the City; and

**WHEREAS**, pursuant to Section 163.3187, Florida Statutes, the City Council held meetings and hearings on Future Land Use Map Amendment as shown in Exhibit "A", with due public notice having been provided, to obtain public comment, and considered all written and oral comments received during public hearings, including support documents; and

**WHEREAS**, in exercise of its authority the City Council has determined it necessary to adopt this Map Amendment to the Comprehensive Plan, which is marked as Exhibit "A" and attached and made a part hereof, to ensure that the Plan is in full compliance with the Laws of the State of Florida; to preserve and enhance present advantages; encourage the most appropriate use of land, water and resources consistent with the public interest; and deal effectively with future problems that may result from the use and development of land within the City of Avon Park; and

**WHEREAS**, in exercise of its authority the City Council has determined that the parcel, as marked on Exhibit "A", consists of approximately 18-acres and is the subject of this ordinance (a Small Scale Future Land Use Map Amendment) and represents a change to the Future Land Use Map by changing the Future Land Use designation from County Medium Density Residential to City Medium Density Residential;

**NOW, THEREFORE**, be it enacted by the City Council of the City of Avon Park, Florida, as follows:

**Section 1.** The Future Land Use Map is hereby amended to include the map amendment set forth in Exhibit "A," attached hereto and incorporated herein by reference, which applies the Future Land Use designation of "City Medium Density Residential" to the parcel designated on such Exhibit.

**Section 2.** If any provision or portion of this Ordinance is declared by any court of competent jurisdiction to be void, unconstitutional, or unenforceable, then all remaining provisions and portions of this Ordinance shall remain in full force and effect.

**Section 3.** A certified copy of this enacting ordinance and certified copy of the City of Avon Park Comprehensive Plan shall be located in the Office of the City Clerk of Avon Park. The City Clerk shall also make copies available to the public for a reasonable publication charge.

**Section 4.** The effective date of the plan amendment adopted by this Ordinance shall be thirty-one (31) days after the Florida Department of Economic Opportunity notifies the City of Mulberry that the plan amendment package is complete, or, if the plan amendment is timely challenged, the date on which the Florida Department of Economic Opportunity or the Administration Commission, whichever is applicable, enters a final order finding the amendment to be in compliance in accordance with Section 163.3187(5)(c), *Florida Statutes*.

**INTRODUCED AND PASSED** on First Reading at the regular meeting of the Avon Park City Council held on the 26<sup>th</sup> day of January, 2015.

**PASSED AND DULY ADOPTED**, on second reading at the meeting of the Avon Park City Council duly assembled on the 9<sup>th</sup> day of February, 2015.

**CITY OF AVON PARK, FLORIDA**

\_\_\_\_\_  
**Sharon Schuler, Mayor**

**ATTEST:**

\_\_\_\_\_  
**Maria Sutherland, City Clerk**

**Approved as to form:**

\_\_\_\_\_  
**Gerald T. Buhr, City Attorney**

**Motion made by** \_\_\_\_\_ **seconded by** \_\_\_\_\_.

**The vote was** \_\_\_\_ **for** \_\_\_\_ **against with** \_\_\_\_ **abstentions and** \_\_\_\_ **absent**



# CITY OF AVON PARK AERIAL PHOTO MAP

## Legend

-  Avon Park City Boundary
-  Subject Property

Property Owner: Red Water Investments, LLC  
Area: 18.0 acres  
Parcel ID: C1234280500000010

Lake Letta

17



Little Red Water Lake

0 500 1,000  
Feet

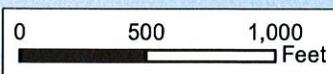
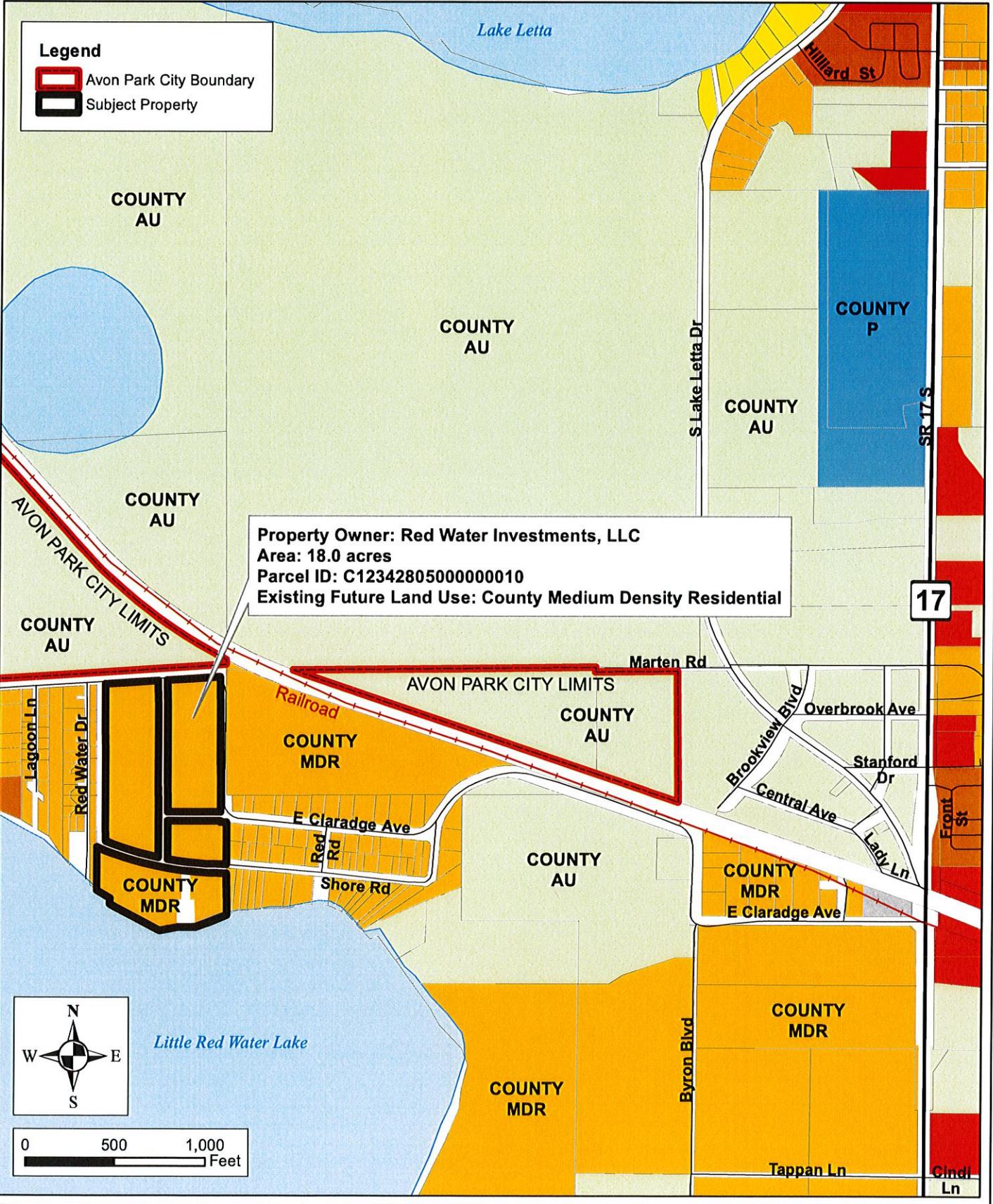
Source: Esri, DigitalGlobe, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AEX, Getmapping, Aerogrid, IGN, IGP, swisstopo, and the GIS User Community

# CITY OF AVON PARK EXISTING FUTURE LAND USE MAP ORDINANCE NO. 11-15

**Legend**

- Avon Park City Boundary
- Subject Property

Property Owner: Red Water Investments, LLC  
 Area: 18.0 acres  
 Parcel ID: C1234280500000010  
 Existing Future Land Use: County Medium Density Residential

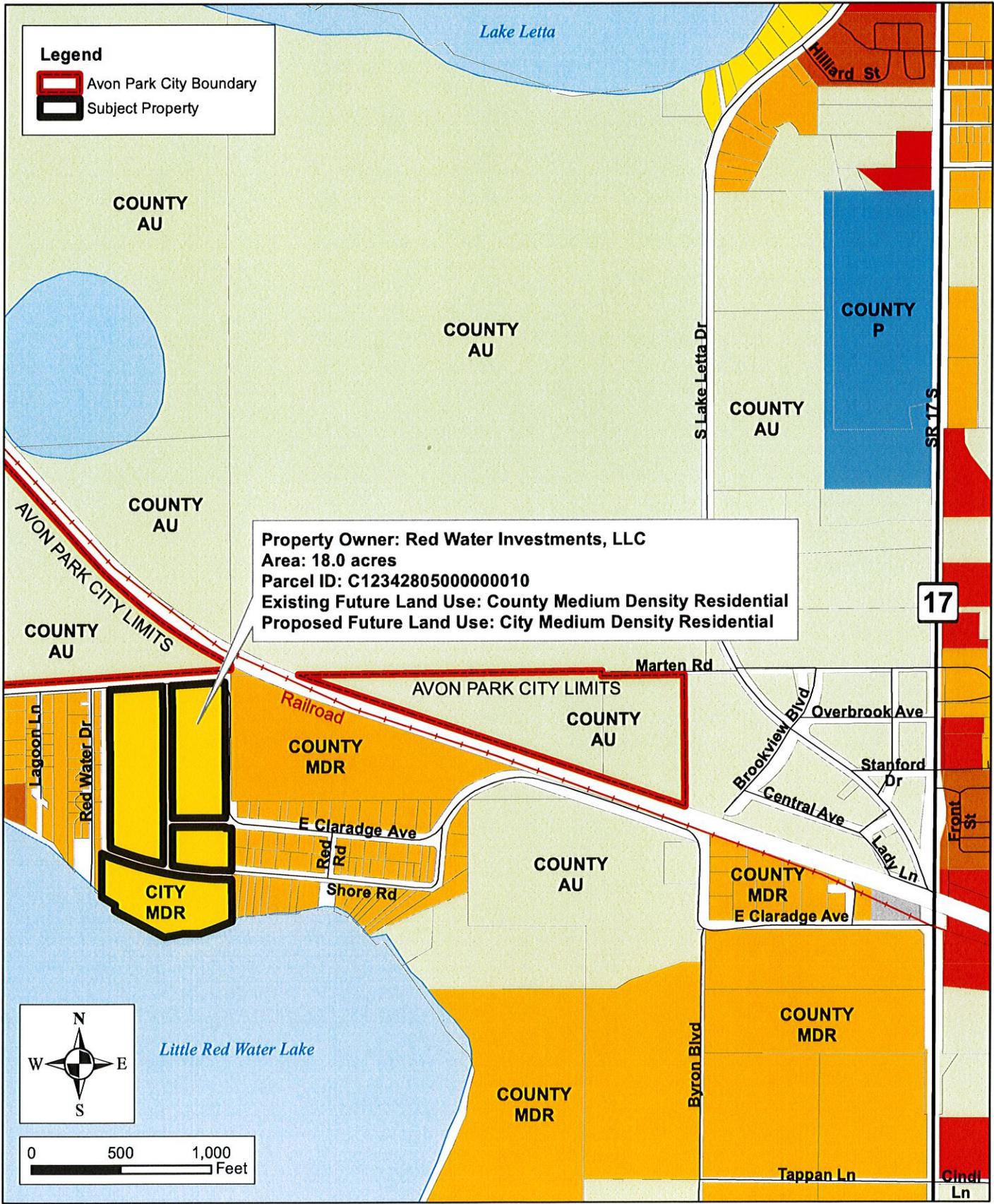


# CITY OF AVON PARK PROPOSED FUTURE LAND USE MAP ORDINANCE NO. 11-15

**Legend**

-  Avon Park City Boundary
-  Subject Property

Property Owner: Red Water Investments, LLC  
 Area: 18.0 acres  
 Parcel ID: C1234280500000010  
 Existing Future Land Use: County Medium Density Residential  
 Proposed Future Land Use: City Medium Density Residential



E 12



**CITY OF AVON PARK  
ZONING AMENDMENT  
OVERVIEW REPORT  
February 9, 2015**

**TO:** City of Avon Park City Council  
**FROM:** Jeff Schmucker, Senior Planner, Central Florida Regional Planning Council  
**SUBJECT:** **Ordinance No. 12-15**

**Zoning Amendment:**  
A City-initiated request to change the Zoning designation of approximately 18.0 acres of land located north of Little Red Water Lake between Red Water Drive and E. Claradge Road from County M-1-S Mobile Home and Residential Subdivisions District to City High Density Multi-Family Residential R-3 (MH Park). The proposed rezoning consists of parcel ID number C1234280500000010.

**AGENDA & HEARING DATE:**  
January 13, 2015: Planning & Zoning Board Meeting (Public Hearing)  
January 26, 2015: City Council Meeting (First Reading)  
**February 9, 2015: City Council Meeting (Adoption Public Hearing)**

**PLANNING & ZONING BOARD ACTION:**  
On Tuesday, January 13, 2015, the City of Avon Park Planning & Zoning Board voted unanimously to forward the proposed Zoning Map Amendment to the City Council **with a recommendation of denial.**

**CITY COUNCIL ACTION:**  
On Monday, January 26, 2015, the City of Avon Park City Council voted 3-1 to **approve** the First Reading of Ordinance No. 12-15.

**ADDITIONAL INFORMATION PROVIDED IN THIS PACKAGE:**

- 1) "Plat – Little Red Water Shores"
  - There was discussion of a possible easement along the western boundary of the property. The attached plat indicates existing right-of-way along the western property boundary.

2) "Zoning Comparison Table"

- City Council requested that a zoning Comparison Table be provided with the 2<sup>nd</sup> reading agenda package. The attached table provides a comparison of the exiting County M-1-S zoning to the City's R-3 MHP Zoning.

**ATTACHMENTS:**

- Ordinance No. 12-15
- Aerial Photo Map
- Proposed Future Land Use Map (Ordinance No. 11-15)
- Existing Zoning Map
- Proposed Zoning Map
- Plat – Little Red Water Shores
- Zoning Comparison Table

**OVERVIEW:**

<b>Applicant</b>	City of Avon Park
<b>Property Owner</b>	Red Water Investments, LLC
<b>Parcel ID</b>	C1234280500000010
<b>Acreage (Total)</b>	18.0 acres
<b>Proposed Future Land Use</b>	City Medium Density Residential
<b>Existing Zoning</b>	County M-1-S (Mobile Home and Residential Subdivisions District)
<b>Proposed Zoning</b>	City R-3 (High Density Multi-Family Residential - MH Park)
<b>Previous Hearings</b>	None

The City of Avon Park (applicant) is requesting a Zoning Amendment to change the zoning of one (1) parcel of land consisting of approximately 18.0 acres from the zoning of County M-1-S Mobile Home and Residential Subdivisions District to City High Density Multi-Family Residential R-3 (MH Park). The subject parcel is located north of Little Red Water Lake between Red Water Dive and E. Claradge Road (see attached Aerial Photo Map).

**REASON FOR REQUEST:**

The purpose of the request is to update the City's Official Zoning Map to reflect a zoning designation of City High Density Multi-Family Residential R-3 (MH Park) in order to facilitate the development of a mobile home park on the subject parcel. The City is also seeking a concurrent request to change the Future Land Use of the property from County Medium Density Residential to City Medium Density Residential to ensure consistency with the proposed zoning change.

**STANDARDS FOR EVALUATION OF PROPOSED ZONING AMENDMENTS**

The Planning and Zoning Board shall review every Zoning Amendment. In reviewing and formulating recommendations to the City Council, the Planning and Zoning Board shall specifically consider and evaluate the proposed amendments against the following:

- *Consistency with the Comprehensive Plan*
- *Land Use Analysis*

- *Public Facilities and Services Analysis*

**Consistency with the Comprehensive Plan:**

The request is to change the zoning of the subject parcels from County M-1-S Mobile Home and Residential Subdivisions District to City High Density Multi-Family Residential R-3 (MH Park). The proposed Future Land Use of the subject parcel is City Medium Density Residential. Descriptions for both the existing and proposed zoning designations and the proposed Future Land Use are provided as follows:

***Proposed – Future Land Use***

**City Future Land Use Element, Policy 1.5 – Medium Density Residential:**

The Medium Density Residential designation shall meet Avon Park's housing demand for this range of density, promote efficient use of existing infrastructure and promote affordable housing. Multi-family housing units are permissible at a maximum density of 16 units per gross acre. Mobile home parks are permissible at a maximum density of 8 mobile homes per gross acre. Public schools shall be a permitted use in this classification.

***Existing – Zoning***

**County Unified Land Development Code, Section 2.04.02.05 – R-3 High Density Multi-Family Residential:**

The M-1-S mobile home and residential subdivisions district is intended to encumber certain existing recorded and unrecorded subdivisions in which residential use is accomplished by conventional construction and mobile homes. These areas are to remain in mixed residential use as a choice of the individual ownerships.

***Proposed – Zoning***

**City Unified Land Development Code, Section 2.04.02.05 – R-3 High Density Multi-Family Residential:**

To establish locations suitable for high density residential development with a maximum of eight units per acre (8 du/ac) for mobile home parks, to designate those uses and activities that are appropriate for and compatible with such areas; and to establish standards and provisions necessary to ensure proper development in a high density residential environment.

The proposed zoning in conjunction with the proposed Future Land Use change targets the City's need to provide decent, safe and sanitary housing in suitable neighborhoods at affordable costs to meet the needs of the present and future residents of the City, in accordance with the goals, objectives, and policies of the Housing Element of the City's Comprehensive Plan.

**Land Use Analysis**

Lands surrounding the subject parcels are generally classified by a mix of County Agriculture to the north and M-1-S Mobile Home and Residential Subdivisions Districts to the east and west, with Little Red Water Lake to the south. The Land Use matrix below outlines the proposed Future Land Use of the subject parcel, the existing and proposed zoning of the subject parcel, and the existing zoning of surrounding parcels (Existing and Proposed Zoning maps and Proposed Future Land Use Map are attached for reference).

**Land Use Matrix**

<b>Northwest</b>	<b>North</b>	<b>Northeast</b>
<b>Existing FLU:</b> County Agriculture  <b>Existing Zoning:</b> County Agriculture	<b>Existing FLU:</b> County Agriculture  <b>Existing Zoning:</b> County Agriculture	<b>Existing FLU:</b> County Agriculture  <b>Existing Zoning:</b> County Agriculture
<b>West</b>	<b>Subject Property</b>	<b>East</b>
<b>Existing FLU:</b> County Medium Density Residential  <b>Existing Zoning:</b> County M-1-S	<b>Proposed FLU:</b> County Medium Density Residential ----- <b>Zoning:</b> <u>Existing:</u> County M-1-S  <u>Proposed:</u> City R-3	<b>Existing FLU:</b> County Medium Density Residential  <b>Existing Zoning:</b> County M-1-S
<b>Southwest</b>	<b>South</b>	<b>Southeast</b>
<b>Existing FLU and Zoning:</b> None (Little Red Water Lake)	<b>Existing FLU and Zoning:</b> None (Little Red Water Lake)	<b>Existing FLU and Zoning:</b> None (Little Red Water Lake)

The maximum residential density of the subject parcel is governed by the current County Medium Density Residential designation, which allow for 8 dwelling units per acre. The total acreage of the subject parcel is 18.0 acres. Currently the property would permit a maximum build-out of 144 total residential dwellings.

Under the proposed Future Land Use of City Medium Density Residential and the zoning of City High Density Multi-Family Residential R-3 (MH Park), the maximum residential density permitted is also 8 dwelling units per acre. The proposed Future Land Use and zoning are equal to that of the current Future Land Use and zoning, thus the potential development intensity of the subject parcel remains unchanged. Based on this finding, no negative land use impacts are anticipated by the proposed change.

**Public Facilities and Services Analysis:**

The following is a summary analysis of the potential impacts on existing public facilities and services.

**Potable Water, Sanitary Sewer and Solid Waste:**

The City will provide potable water, sanitary sewer, and solid waste collection for the subject parcel. However, capacity exists within the City’s system to provide these services. Additional analysis and facility improvements may be required prior to receiving any building permits for development on the subject parcel.

**Transportation/Traffic:**

The property is accessed from East Claradge Avenue via State Road 17. East Claradge Avenue is a paved local road maintained by Highlands County. Based on a preliminary review of the existing Highlands County Concurrency Management System and functionally classified roads within the vicinity of the subject parcels, and considering that there is no increase in the potential development

intensity on the subject parcel, sufficient capacity appears to exist to support the proposed Future Land Use change. At the time of consideration of development approval, a traffic analysis will be required to ensure concurrency for any proposed development.

**Public Schools:**

Notification has been provided to the Highlands County School Board. Considering that there is no increase in the potential development intensity as a result of the proposed zoning change, no negative impacts on the Highlands County public school system are anticipated.

**Recreation/Open Space:**

Based on the City's level of service standard for recreation and open space facilities, which requires 3 acres/1,000 persons and the City's current operating standard of 6.54 acres/1,000 persons, no negative impacts are anticipated with the proposed zoning change.

At this time, there are no negative impacts anticipated on existing City services and facilities. Any facility improvements needed to service the subject parcels will be addressed prior to any development on the subject parcels.

**CITY COUNCIL MOTION OPTIONS:**

1. I move the City Council **approve** Ordinance No. 12-15, a City-initiated Zoning Amendment.
2. I move the City Council **approve** with changes Ordinance No. 12-15, a City-initiated Zoning Amendment.
3. I move the City Council **deny** Ordinance No. 12-15, a City-initiated Zoning Amendment.

**ORDINANCE NO. 12-15**

**AN ORDINANCE AMENDING THE OFFICIAL ZONING MAP OF THE CITY OF AVON PARK, FLORIDA, AMENDING ONE (1) PARCEL (C1234280500000010) CONSISTING OF APPROXIMATELY 18-ACRES GENERALLY LOCATED NORTH OF LITTLE RED WATER LAKE BETWEEN RED WATER DRIVE AND E. CLARADGE ROAD FROM COUNTY M-1-S (MOBILE HOME AND RESIDENTIAL SUBDIVISIONS DISTRICT) TO CITY R-3 (HIGH DENSITY MULTI-FAMILY RESIDENTIAL – MOBILE HOME PARK); PROVIDING FOR SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE.**

WHEREAS, the City Council of the City of Avon Park held meetings and hearings regarding the parcel show on Exhibit “A”, with due public notice having been provided, to obtain public comment, and considered all written and oral comments received during public hearings, including supporting documents; and

WHEREAS, in exercise of its authority, the City Council of the City of Avon Park has determined it necessary to amend the Official Zoning Map to change the City zoning classification assigned to this parcel.

**NOW, THEREFORE BE IT ENACTED** by the City Council of the City of Avon Park, Florida,

**Section 1.** The official zoning map of the City of Avon Park is amended so as to assign the City zoning classification of City R-3 (High Density Multi-Family Residential – Mobile Home Park) to the parcel located north of Little Red Water Lake between Red Water Drive and E. Claradge Road (Parcel Number being C1234280500000010) with a cumulative total of 18-acres, as shown in Exhibit “A”.

**Section 2.** **Severability:** If any provision or portion of this Ordinance is declared by any court of competent jurisdiction to be void, unconstitutional, or unenforceable, then all remaining provisions and portions of this Ordinance shall remain in full force and effect.

**Section 3.** **Effective Date:** The effective date of this ordinance shall coincide with the effective date of the companion Future Land Use amendment Ordinance 11-15.

This Ordinance shall be codified in the Code of Ordinances of the City of Avon Park, Florida. A certified copy of this enacting ordinance shall be located in the Office of the City Clerk of Avon Park. The City Clerk shall also make copies available to the public for a reasonable publication charge.

**INTRODUCED AND PASSED** on First Reading at the regular meeting of the Avon Park City Council held on the 26<sup>th</sup> day of January, 2015.

**PASSED AND DULY ADOPTED**, on second reading at the meeting of the Avon Park City Council duly assembled on the 9<sup>th</sup> day of February, 2015.

**CITY OF AVON PARK, FLORIDA**

\_\_\_\_\_  
**Sharon Schuler, Mayor**

**ATTEST:**

\_\_\_\_\_  
**Maria Sutherland, City Clerk**

**Approved as to form:**

\_\_\_\_\_  
**Gerald T. Buhr, City Attorney**

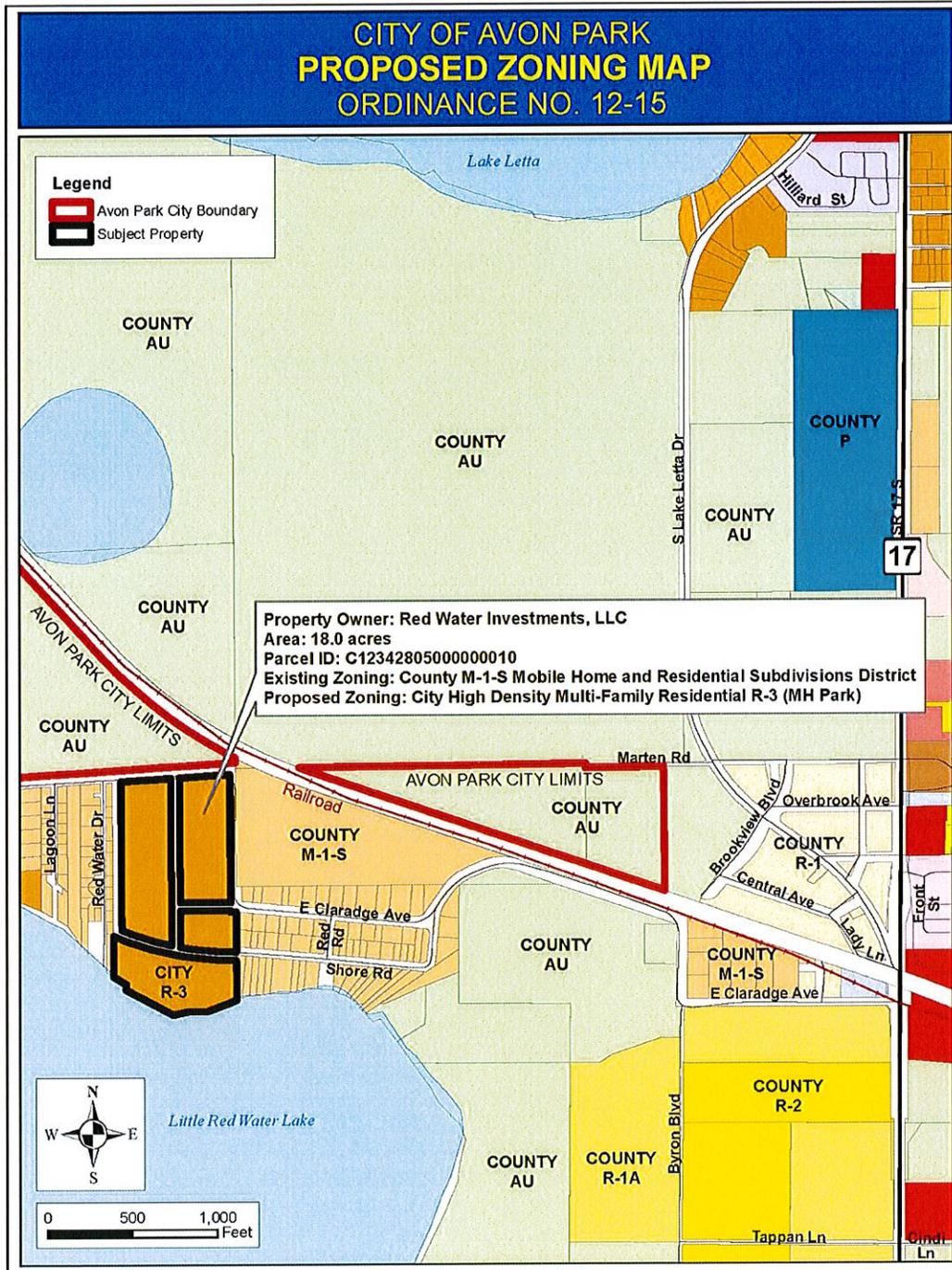
**Motion made by** \_\_\_\_\_ **seconded by** \_\_\_\_\_.

**The vote was** \_\_\_ **for** \_\_\_ **against with** \_\_\_ **abstentions and** \_\_\_ **absent**

# ORDINANCE NO. 12-15

## EXHIBIT "A"

### Proposed Zoning Map



# CITY OF AVON PARK AERIAL PHOTO MAP

## Legend

-  Avon Park City Boundary
-  Subject Property

Property Owner: Red Water Investments, LLC  
Area: 18.0 acres  
Parcel ID: C1234280500000010

Lake Letta

17



Little Red Water Lake



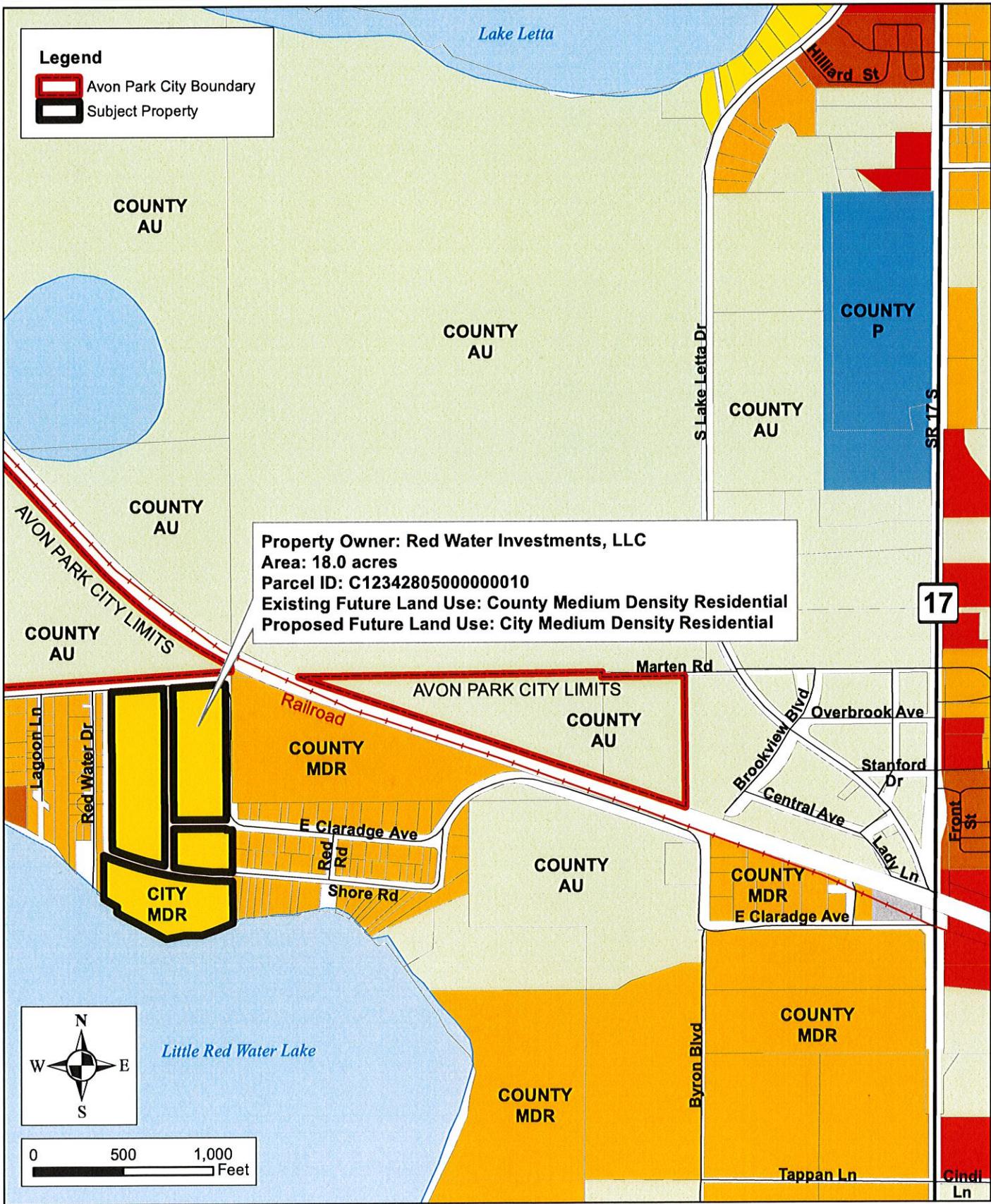
Source: Esri, DigitalGlobe, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AEX, Getmapping, Aerogrid, IGN, IGP, swisstopo, and the GIS User Community

# CITY OF AVON PARK PROPOSED FUTURE LAND USE MAP ORDINANCE NO. 11-15

**Legend**

-  Avon Park City Boundary
-  Subject Property

Property Owner: Red Water Investments, LLC  
 Area: 18.0 acres  
 Parcel ID: C1234280500000010  
 Existing Future Land Use: County Medium Density Residential  
 Proposed Future Land Use: City Medium Density Residential

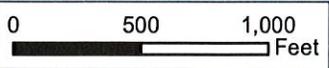
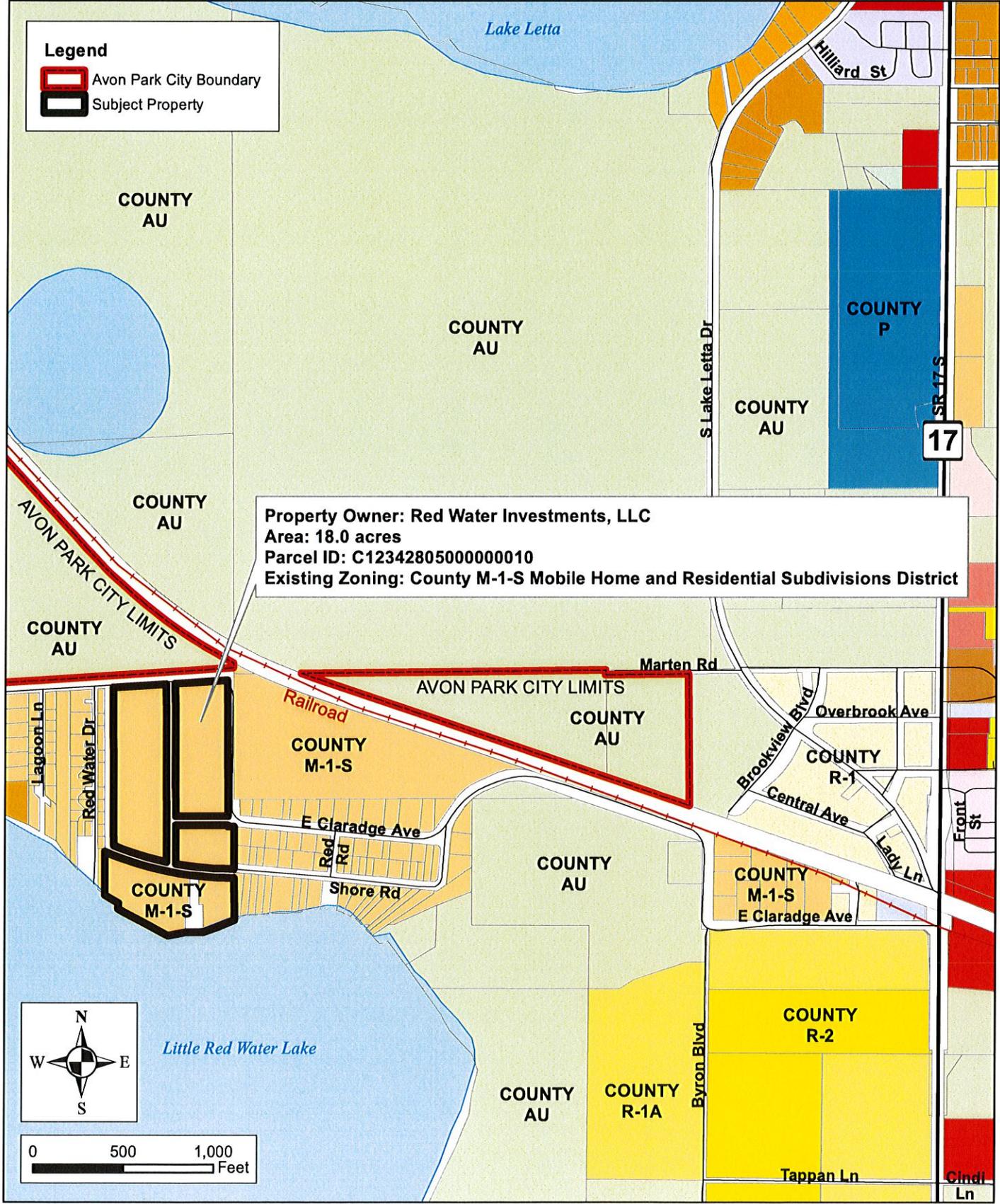


# CITY OF AVON PARK EXISTING ZONING MAP ORDINANCE NO. 12-15

**Legend**

-  Avon Park City Boundary
-  Subject Property

**Property Owner: Red Water Investments, LLC**  
**Area: 18.0 acres**  
**Parcel ID: C1234280500000010**  
**Existing Zoning: County M-1-S Mobile Home and Residential Subdivisions District**

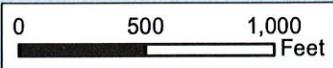
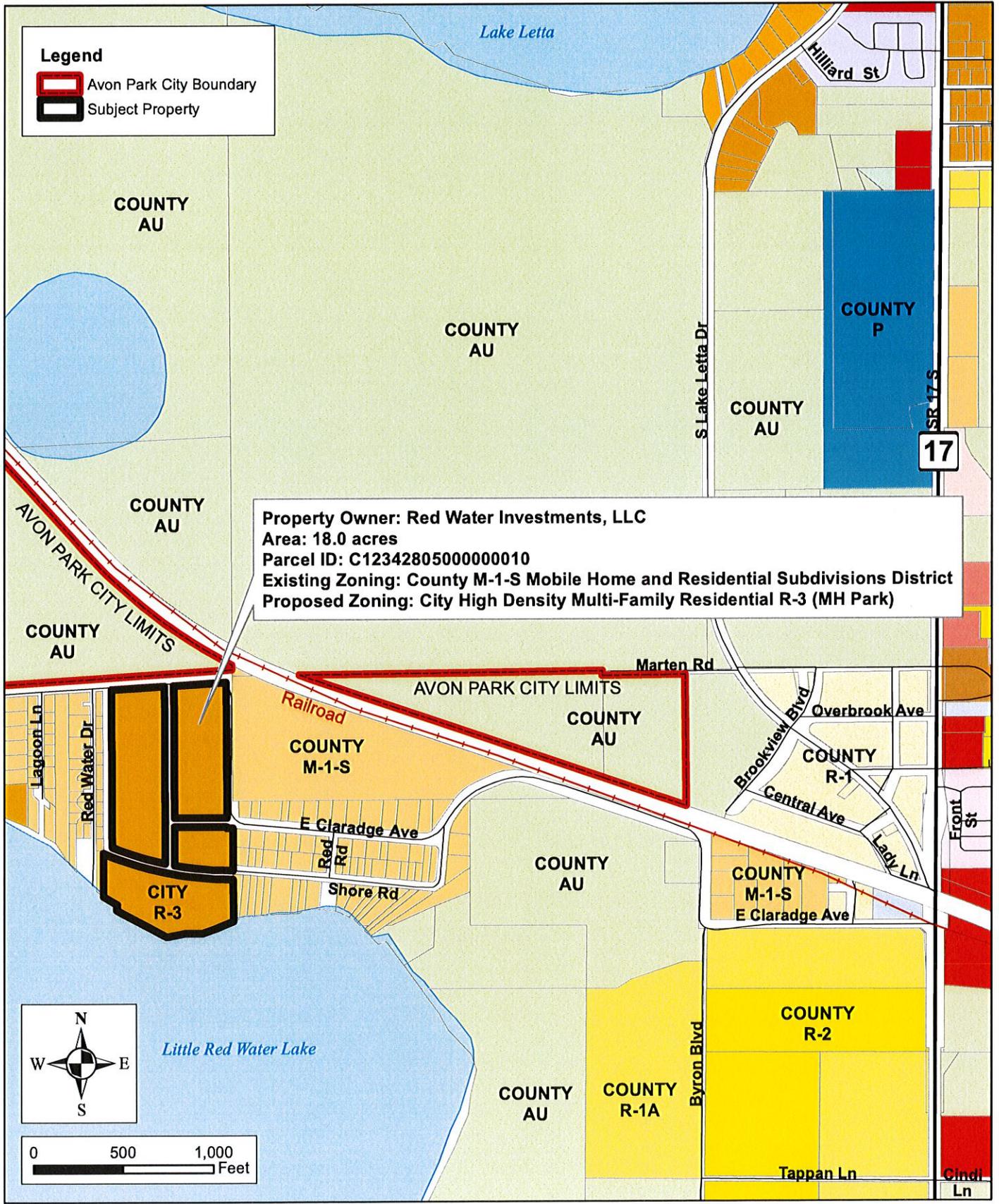


# CITY OF AVON PARK PROPOSED ZONING MAP ORDINANCE NO. 12-15

**Legend**

-  Avon Park City Boundary
-  Subject Property

**Property Owner:** Red Water Investments, LLC  
**Area:** 18.0 acres  
**Parcel ID:** C1234280500000010  
**Existing Zoning:** County M-1-S Mobile Home and Residential Subdivisions District  
**Proposed Zoning:** City High Density Multi-Family Residential R-3 (MH Park)



**Highlands County and City of Avon Park Zoning Comparison Table  
(Table of Development Standards)**

Zoning District	Maximum Density (units/ac)	Minimum Lot Size (sq. feet)	Minimum Lot Width (feet)	Minimum Floor Area (sq. feet)	Setbacks (feet)			Maximum Lot Coverage (%)	Maximum Bldg. Height (feet)
					Front	Rear	Sides		
County M-1-S	Guided by Medium Den. Res. FLU (8 units)	10,000	80 (frontage)	600	Residential 25 Non-Residential 30	Residential 25 Non-Residential 25	Residential 7.5 Non-Residential Min. 10' Max. 20'	40	16
<b>City R-3 (Mobile Home (MH) Park):</b>									
MH Park	8	5 acres	150 - 200	--	50	50	30		
MH Park: SW	8	4,000	40	840 (14 x 60)	20	7.5	7.5	35	35
MH Park: DW	8	5,500	55	1,680 (28 x 60)	20	7.5	7.5		

Abbreviations Key: SW = Single Wide unit; DW = Double Wide unit



## SPECIAL WASTE PROFILE - RECERTIFICATION

Saveable fill-in form. Restricted printing until all required (yellow) fields are completed.

Waste Profile #
37791115422

Disposal Facility: 3779 Cedar Trail Class I LF FL

### I. Generator Information

Generator Name: City of Avon Park Airport			
Generator Site Address: 1645 SR 64 W			
City: Avon Park	County: Highlands	State: Florida	Zip: 33825
State ID/Reg No: NA	State Approval/Waste Code: NA		NAICS #: NA
Generator Mailing Address (if different): <input type="checkbox"/> 1645 SR 64 W			
City: Avon Park	County: Highlands	State: Florida	Zip: 33825
Generator Contact Name: Julian DeLeon			Email: jdeleon@avonpark.cc
Phone Number: (863) 443-4884		Fax Number:	

### II. Waste Stream Information

Name of Waste: Aircraft fuel spill with Organic Phosphate seepage	
Check Section 1 OR Section 2 below:	
1. <input type="checkbox"/>	<p>There has been a change in the characteristics of the waste stream due to the following:</p> <ul style="list-style-type: none"> <li>a. Change of a raw material used in the waste generating process.</li> <li>b. Change in the waste generating process itself.</li> <li>c. Change in a physical characteristic of the waste.</li> <li>d. New information has been documented concerning the human health effects of exposure to the waste.</li> </ul> <p><b>If any of these changes have occurred, a new laboratory analysis and profile sheet must be completed. Attach copies of the new chemical analysis and new Special Waste Profile with the appropriate signatures.</b></p>
2. <input checked="" type="checkbox"/>	<p>There have been no changes that would alter the physical characteristics of the special waste stream. Updated analytical may be required.</p>

### III. Representative Sample Certification

Is the representative sample collected to prepare this profile and laboratory analysis, collected in accordance with U.S. EPA 40 CFR 261.20(c) guidelines or equivalent rules?		<input type="checkbox"/> No Sample Taken
		<input checked="" type="checkbox"/> YES or <input type="checkbox"/> NO
Type of Sample: <input type="checkbox"/> COMPOSITE SAMPLE <input checked="" type="checkbox"/> GRAB SAMPLE		
Sample Date: 1/14/2015		
Sample ID Numbers: Lab ID: A500177-01, A500177-02, A500177-03, A500177-04		

### IV. Certification

I hereby certify that to the best of my knowledge and belief, the information contained in the Special Waste Profile - Recertification and the information in the Original Special Waste Profile is true, complete and accurate.	
Authorized Representative Name And Title (Printed)	Company Name
<hr style="width: 80%; margin: 0 auto;"/> Authorized Representative Signature	<hr style="width: 80%; margin: 0 auto;"/> Date



## Agenda Item Summary

**Subject:** Resolution to Implement the Florida Retirement System

**Item No.** E 13

**Placed on Agenda by:** City Manager

**Total Amount of Project:** N/A

**Staff Review:** Yes

**Recommended Motion(s):** Approval

**Background:** Earlier this year, Human resources inquired on options to implement the Florida Retirement System for General employees. The FRS contribution is currently as follows:

- 7.37% employer and 3% employee

This retirement system would be extended to elected officials, and general employees, while excluding police/fire which currently have their own City pension systems.

We are currently paying a fixed 10.78% towards the retirement of employees into a 457K, similar to a 401K in the private sector. The offering of FRS would be a fiscal savings to the City of 3.41% over the eligible payroll for general employees.

Each current employee would have the choice to determine whether to remain in our current retirement system for which the City pays 10.78% of payroll or whether to switch and enroll in FRS where the City would pay 7.37% of payroll. Any new hires would be mandated to participate in the Florida Retirement System.

We are currently spending \$128,688 on retirement for general employees. A possible 3.41% savings over eligible payroll as a result of voluntary participation in FRS would be estimated to save \$40,870 in annual retirement costs, while arguably offering a better benefit to General Employees.

This retirement system is maintained and managed by the State of Florida. The City would be just a participating member.

**RESOLUTION NO. 15-03**

**A RESOLUTION OF THE CITY OF AVON PARK REINSTATING  
MEMBERSHIP IN THE FLORIDA RETIREMENT SYSTEM AND  
PROVIDING AN EFFECTIVE DATE.**

**WHEREAS**, by the adopted resolution on the December 13, 1971 the **City of Avon Park** established membership in the Florida Retirement System; and

**WHEREAS**, by Resolution adopted the July 22 day of 1996 the **City of Avon Park** revoked its membership in the Florida Retirement System; and

**WHEREAS**, the **City of Avon Park** now wishes to reinstate its membership in the Florida Retirement System; and

**WHEREAS**, pursuant to the Laws of Florida, the **City of Avon Park** declares as its policy and purpose, the reinstatement of election to participate in the Florida Retirement System for all employees and officers hired on or after January 1, 1996; and

**WHEREAS**, all employees and officers of the **City of Avon Park** who were participants in the Florida Retirement System before January 1, 1996, remain as participants in the system for as long as they are employees or officers of the **City of Avon Park** and all rights, duties, and obligation of the **City of Avon Park** the system, and the employees and officers remain in effect, and

**WHEREAS**, an employee or officer who is hired or takes office on or after April 1<sup>st</sup>, 2015 shall participate in the Florida Retirement System, and the **City of Avon Park** has obligation to the system with respect to such employees and officers; and

**WHEREAS**, it is the intent of the **City of Avon Park** to reinstate its membership with the retirement plan for all employees or officer hired on or after 1st day of January, 1996, effective by separate resolution.

**NOW, THEREFORE**, be it resolved by the City Council at the regular meeting on the 9<sup>th</sup> day of February, 2015, as follows:

**Section 1.** It is hereby declared to be policy and purpose of the **City of Avon Park** to reinstate its participation in the Florida Retirement System for all employees or officers hired or takes office on or after 1st day of January, 1996 shall participate in the Florida Retirement System, and the **City of Avon Park** has obligation to the system with respect to such employees and officers.

**Section 2.** This Resolution shall remain in full force and effect until supplemented, amended, repealed or otherwise altered.

**Section 3.** This Resolution repeals all other action in conflict herewith.

**Section 4.** This Resolution shall take effect immediately upon its passage and approval.

The vote was: \_\_\_\_\_ Yeas \_\_\_\_\_ Nays \_\_\_\_\_ Absent

IN WITNESS WHEREOF, the City of Avon Park, Florida, has duly adopted this Resolution and caused it to be executed by the officers below on this \_\_\_\_\_ day of \_\_\_\_\_, 2015.

(Seal)

ATTEST:

CITY OF AVON PARK, FLORIDA

By: \_\_\_\_\_  
Maria Sutherland, City Clerk

By: \_\_\_\_\_  
Sharon Schuler, Mayor

APPROVED AS TO FORM:

\_\_\_\_\_  
Gerald Buhr, City Attorney

## Agenda Item Summary

E-14

**Subject:** Resolution to Reduce Residential Garbage Rates

**Item No.** E-14

**Placed on Agenda by:** City Manager

**Total Amount of Project:** N/A

**Staff Review:** Yes

**Recommended Motion(s):** Approval

**Background:** We are saving about \$90K/year in trucking garbage to Okeechobee, additionally we added the Crystal Lake Development with 500+ units, Brentwood Development with 40 units, Banyan Woods Development with 50 units, and Commercial customer Royal Care as new City customers. This is almost 600 new sanitation accounts.

The City's Sanitation Fund has a modern fleet, carries no debt, and has in excess of \$700,000 in reserves. Accordingly, City staff is in a position to recommend the third rate reduction for sanitation services in the last four years. Here is a summary of the changes:

1. Lowering garbage rates for residential accounts from \$16 to \$15 (Previously \$20/month in 2011)
2. Lowering garbage rates for communities designated as "32 gallon cart" community from \$16 to \$14 (less volume). We allow others to use a 96 gallon carts which is 3X the refuse weight.
3. Implements an equivalent dumpster size which allows residential customers in multi-family (5-units or more) to use a dumpster rather than carts without paying more. The equivalent conversion is 0.47 yd<sup>3</sup> per dwelling unit. This is only available to apartment complex of 5-units or more.
4. Implements a delivery charge and retrieval charge for dumpsters, and a charge to exchange dumpsters. The retrieval charge would be imposed when the account is closed.
5. Establishes the costs to replace garbage carts based on what the City pays for carts
6. Establishes the minimum commercial charge of \$25/month for garbage as long as the business has a water meter. If customer opts for dumpster, then this charge is not applicable, only to customers who do not have a dumpster.
7. Dumpster shared billing by the City stops, but does not prevent customers who want to share dumpster billing (outside the city) to implement their own collection system. The City only bills one designated business for each dumpster, however \$25 minimum charge is still applicable to accounts without dumpsters.

**RESOLUTION NO. 15-04**

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF AVON PARK, HIGHLANDS COUNTY, FLORIDA, REVISING RESOLUTION 13-01 SECTION 1, APPLYING TO CHARGES FOR SOLID WASTE AND RECYCLING, AND PROVIDING FOR AN EFFECTIVE DATE.**

**WHEREAS**, Subsection 82-34 of the Code of Ordinances, City of Avon Park, Florida, provides for solid waste collection and disposal rates to be set by resolution of the City Council; and,

**WHEREAS**, the City Council of the City of Avon Park has adopted a solid waste collection and disposal ordinance which provides for the establishment of rates by resolution; and,

**WHEREAS**, the City Council has reviewed staff reports, budgetary and such other information as needed to ensure that the rates adopted herein are fair and equitable to all citizens.

**NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF AVON PARK, HIGHLANDS COUNTY, FLORIDA:**

**Section 1.** The City of Avon Park shall collect or franchise a service for collection and disposal of garbage, and yard waste as prescribed by Section 82-34 of the Code of Ordinances, and all persons, firms or corporations whose premises are serviced thereby shall pay the following rates:

- A. RESIDENTIAL SINGLE-FAMILY UNIT  
Garbage and Recycle Cart Provided by the City  
 Occupied or Unoccupied Single-Family Unit  
 Includes Excess Yard Waste put in Plastic Bags  
 and excess yard waste bundled, boxed and  
 tied; *Weight not to exceed 40 Pounds per Bundle*

Garbage and recycle collection will be once per week.  
 Monthly charge for both carts \$15.00

- B. RESIDENTIAL MULTIPLE DWELLING UNIT  
Garbage and Recycle Cart Will be Provided by the City  
 To each unit occupied or unoccupied-served by one (1)  
 Water Meter or by Individual Water Meter. Monthly fee will  
 Be based on the number of units.

Garbage and recycle collection will be once per week.  
 Monthly charge for both carts per unit \$15.00

C. MOBILE HOME/MANUFACTURED HOME PARK WITH HOA/MGMT POLICY AND RULES ONLY ALLOWING FOR ONE 32 GALLON CART

Garbage and Recycle Cart Will be Provided by the City

To each home, occupied or unoccupied-Served by One (1) Water Meter or by Individual Water Meters. Monthly fee will be based on the number of lots.

Garbage and recycle collection will be once per week.

Monthly charge for both carts per unit \$15.00

D. GARBAGE AND RECYCLING CART COSTS: All Carts are the property of the City, they are assigned to each property owner. Newly annexed areas will be provided carts at no cost to the property owner. In the case of new development, the developer will purchase the carts and the City will assume ownership and perpetual maintenance. Lost carts or new development carts can be purchased at the following rates:

95 gallon - \$47

65 gallon - \$40

32 gallon - \$35

Commercial Containers

See Section 1.G

D. TRAVEL TRAILER PARK

Garbage and Recycle Cart Provided by the City

Occupied lot for any portion of a month –

Served by one (1)

Individual Water Meter

Garbage and recycle collection will be once per week.

Monthly charge for both carts per lot \$15.00

Commercial Containers

See Section 1.G

E. EQUIVALENT RESIDENTIAL UNIT FOR DUMPSTER ALTERNATIVE INSTEAD OF GARBAGE CARTS: For cases where a property owner owns more than 5-units, the City Manager may authorize the use of a dumpster by computing the tipping frequency and dumpster size using the equivalent unit method of 0.47 cubic yards per unit is authorized, as long as each unit is paying the residential rate as specified in (A) through (D) in this resolution.

In all cases, any business

F. BUSINESS OR COMMERCIAL ACCOUNT: In all cases, any business with an individual water meter will pay a minimum monthly fee of \$25 for garbage

and Recycle Cart Provided by the City at any commercial property that can be serviced by not more than 1-96 gallon garbage cart or equivalent volume of domestic solid waste. This \$25 minimum charge will not be applied to customer accounts where the customer elected to upsize to a 2-yd dumpster or larger container.

G. **COMMERCIAL BUSINESS SHARING OF DUMPSTER ALLOWED:**  
 Commercial customers may share (internally-outside of City involvement), the cost for a large (2-yd or more) container, regardless of cost sharing, the City will still charge a \$25 monthly minimum charge per water meter. The City shall not be a part to any dumpster sharing agreement between the business community.

Garbage and recycle collection will be once per week.  
 Monthly charge for both 96 gallon carts \$25.00

Commercial Containers                      See Section 1.G

H. COMMERCIAL OR RESIDENTIAL ACCOUNTS WITH DUMPSTER CONTAINERS

A Recycle cart can be requested in addition to the container,  
 to be collected once per week.

Monthly charge for recycling cart \$1.84

I. CONTAINERS (FOR RESIDENTIAL MULTIPLE DWELLINGS, MOBILE HOME PARKS, TRAVEL TRAILER PARKS, AND BUSINESS OR COMMERCIAL PROPERTY)

2 Cubic Yard

1 pick up per week	\$	49.70
2 pick ups per week		78.60
3 pick ups per week		109.15
4 pick ups per week		138.05
5 pick ups per week		167.00

4 Cubic Yard

1 pick up per week	\$	91.40
2 pick ups per week		146.00
3 pick ups per week		199.00
4 pick ups per week		252.00
5 pick ups per week		306.50

6 Cubic Yard

1 pick up per week	\$	149.20
2 pick ups per week		237.60
3 pick ups per week		326.00
4 pick ups per week		414.20
5 pick ups per week		502.40

8 Cubic Yard

1 pick up per week	\$	205.50
2 pick ups per week		329.05
3 pick ups per week		452.75
4 pick ups per week		576.15
5 pick ups per week		700.00

Additional Pick up upon request                      \$20.00 Per cubic yd.

J. SPECIAL PICK UP per week

Excess Yard Waste – On request  
Loose piles - in excess of four cubic                      \$10.00 per cubic yard

K. COMMERCIAL CONTAINERS DELIVERY/RETRIEVAL CHARGES

The cost to either deliver or retrieve a dumpster container for either a new account, a closed account or a change in Dumpster size:

New Account Dumpster delivery:	\$50.00
Closed account Dumpster retrieval:	\$50.00
Customer initiated Dumpster exchange:	\$75.00

Special Event Dumpster delivery/retrieval:                      \$200.00

- Includes the tipping cost up to a 6-yd Dumpster three times

L. TIRES AND WHITE GOODS – ON REQUEST

There will be no charge for the pick up of tires, stoves, refrigerators, furniture, etc. for residential customers unless deemed to be excessive in nature. The City or its duly authorized representative shall determine what is excessive and the charges for such.

L. COMPACTOR RATES (BASED ON COMPACTED WEIGHT BEING THREE TIMES HEAVIER USING CURRENT SIZE AND RATE CHART AS BASE RATE) FOR COMMERCIAL PROPERTY

2 Cubic Yard

1 pick up per week	\$	110.55
2 pick ups per week		221.10
3 pick ups per week		331.65
4 pick ups per week		442.20
5 pick ups per week		552.75

4 Cubic Yard

1 pick up per week	\$	197.10
2 pick ups per week		394.20
3 pick ups per week		591.30
4 pick ups per week		788.40
5 pick ups per week		985.50

6 Cubic Yard

1 pick up per week	\$	331.95
2 pick ups per week		663.90
3 pick ups per week		995.85
4 pick ups per week		1,327.80
5 pick ups per week		1,659.75

8 Cubic Yard

1 pick up per week	\$	462.30
2 pick ups per week		924.60
3 pick ups per week		1,386.90
4 pick ups per week		1,849.20
5 pick ups per week		2,311.50

**Section 2.** Except as otherwise provided, the rates listed in Section 1 include collection and transportation to the Highlands County Landfill.

**Section 3.** This Resolution shall become effective May 1st, 2015.

The vote was: \_\_\_\_\_ Yeas \_\_\_\_\_ Nays \_\_\_\_\_ Abstaining

IN WITNESS WHEREOF, the City of Avon Park, Florida, has duly adopted this Resolution and caused it to be executed by the officers below on this \_\_\_\_\_ day of \_\_\_\_\_, 2013.

(Seal)

**ATTEST:**

**CITY OF AVON PARK, FLORIDA**

By: \_\_\_\_\_

Maria Sutherland, City Clerk

By: \_\_\_\_\_

Sharon Schuler, Mayor

**APPROVED AS TO FORM  
AND CONTENT:**

\_\_\_\_\_  
Gerald Buhr, City Attorney

## Agenda Item Summary

**Subject:** Update on Airport Contamination issues

**Item No.** E15

**Placed on Agenda by:** City Manager

**Total Amount of Project:** \$115,000

**Staff Review:** Yes

**Recommended Motion(s):** Pay from General Fund?  
Discussions on Cost Recovery?

**Background:** As you are aware, as required by law, we reported test results for the contaminated area at the City's Airport. Our consultant has recommended removing a 25 ft radius around each of the four contaminated sites and landfilling this material in an approved Class I landfill. This is the initial phase with the expectation that this could resolve and mitigate the entire matter. We shopped pricing with the three local landfills. Republic Services Inc offered the most competitive pricing. The cost for the environmental report, loader, and contingency are estimated, but likely amounts.

Accordingly, I computed the likely waste volumes for this initial remediation as follows, assuming a unit weight for the sandy soil of 103 lbs/ft<sup>3</sup>.

**Table-1**

				Landfill Disposal based on likely tipping fee			
				Republic	Waste Mgmt	Highlands County	
				Exhibit-A	Exhibit-B	Exhibit-C	
FT <sup>3</sup>	YD <sup>3</sup>	weight (Lbs)	Tons	\$24.50	\$32.50	\$45.00	
47,100	1,744.44	4,851,300	2,425.65	\$ 59,428	\$ 78,834	\$ 109,154	
				Trucking	included	included	Not Included
				Loader	\$ 7,000	\$ 7,000	\$ 7,000
				Env Report	\$ 35,000	\$ 35,000	\$ 35,000
				Sub-Totals	\$ 101,428	\$ 120,834	\$ 151,154
				Contingency	\$ 12,000	\$ 12,000	\$ 12,000
				Total	\$ 113,428	\$ 132,834	\$ 163,154

We do not have any airport budget for the \$113,428 in cleanup costs. The Council should discuss whether to fund from the General Fund as a loan, and whether to consider cost recovery.

Figures A through C, provides some research on dust cropping operations are provided below on how to provide for secondary containment.

Figure-A shows trench drain

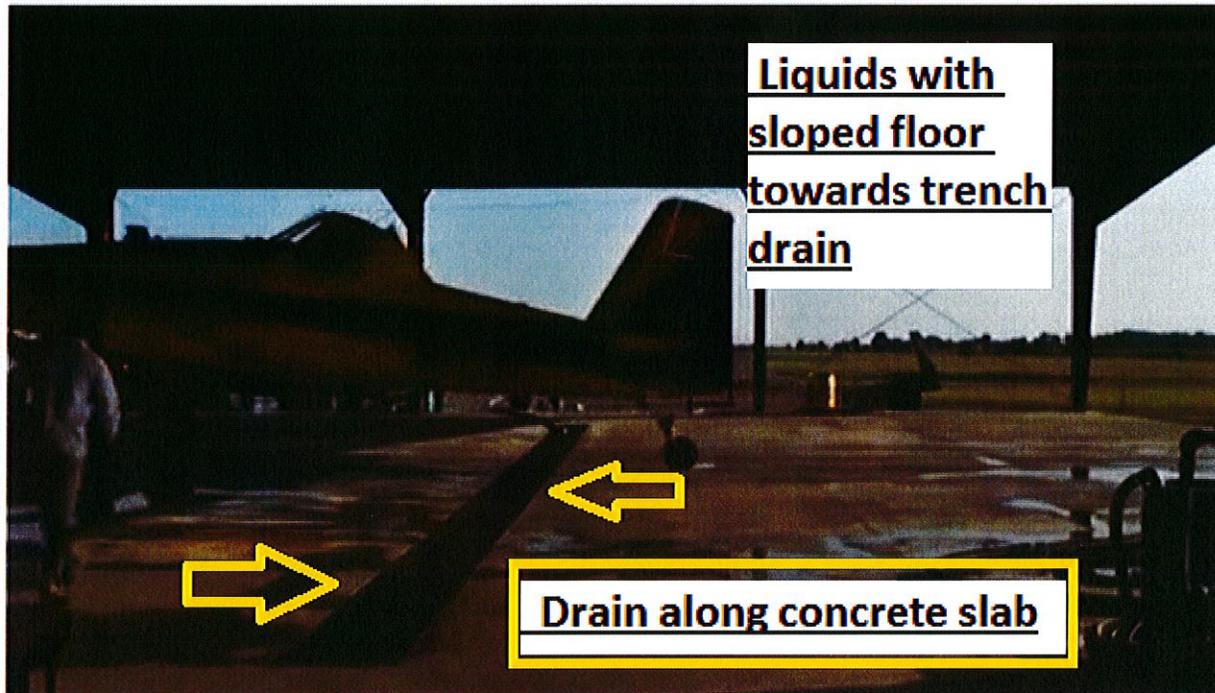


Figure-B, shows operator loading



Figure-C. General View of Dust Crop Hanger



**Exhibit-A**

**From:** Flanagan, Harris [<mailto:HFlanagan@republicservices.com>]

**Sent:** Tuesday, February 03, 2015 1:05 PM

**To:** Julian Deleon

**Cc:** Herman, Jevon; Mullen, Debbie

**Subject:** RE: Airport Soil

Julian, we are unable to accept until we have a completed waste profile and an approval from our compliance department. Rate for disposal will run \$17 per ton, transportation will run \$7.25 per ton if needed. Please reach out to me directly to gain approval. Thank you, Harris

**EXHIBIT-B**

**From:** Sweeney, Steve [<mailto:ssweeney@wm.com>]  
**Sent:** Tuesday, February 03, 2015 4:53 PM  
**To:** Julian Deleon  
**Subject:** Avon Proposal

Hi Julian

We can provide transportation and disposal for \$32.50 per ton. This includes transportation fuel surcharges and misc. fees. Soil will be transported via dump trailers with the ability to haul up to 28 tons per load. These larger capacity trailers will reduce the amount of trucks required to complete the job in a timely manner and cut down on traffic and congestion.

In addition, Waste Management will provide:  
Waste Profiling  
Original preprinted waste manifest per load  
Daily production reporting  
Waste Indemnification

Please call me tomorrow to further discuss.

Thank You

Steve Sweeney  
Industrial Account Manager  
Waste Management, Inc. of Florida  
954-275-6285  
Email: [ssweeney@wm.com](mailto:ssweeney@wm.com)