

**CITY OF FRUITLAND PARK
CODE ENFORCEMENT-SPECIAL MAGISTRATE
HEARING AGENDA**

April 5, 2018

City Hall Commission Chambers
506 W. Berckman Street
Fruitland Park, FL 34731
9:00 a.m.

1. **CALL TO ORDER**
2. **APPROVAL OF MINUTES**
December 14, 2018
3. **ADMINISTRATION OF OATH TO DEFENDANTS/WITNESSES**
4. **ATTORNEY PRESENTATIONS**
Affidavit of Non-Compliance
Case # CE2017-003
Property Address: 3131 US Hwy. 27/441, Fruitland Park, FL 34731
Property Owner: Florida Medical Industries Inc., C/O Stephen Angelillo
Violation(s): City Code, Chapter 97: Property Maintenance
Section 97.03-Excessive or Untended Growth of Vegetation Prohibited.
Section 97.04-Accumulation of Junk Prohibited.
International Property Maintenance Code:
Section 108.1-Unsafe Structures.
Section 108.1.3-Structures unfit for human occupancy.
5. **REQUEST FOR HEARINGS**
6. **OLD AND NEW BUSINESS**
Affidavit of Compliance – Release of Property and Acknowledgement of Compliance
Case # CE2016-004
Property Address: 412 Sunny Court, Fruitland Park, FL 34731
Property Owner: Robert T. Moore
Violation(s): City Code, Chapter 97: Property Maintenance
Section 97.04-Accumulation of Junk Prohibited.
Grace period for compliance expired July 11, 2017.
6. **NEW BUSINESS**

7. PUBLIC COMMENTS

Note: Pursuant to F.S. 286.0114 and the City of Fruitland Park's Public Participation Policy adopted by Resolution 2013-023, members of the public shall be given a reasonable opportunity to be heard on propositions before the Code Enforcement-Special Magistrate. Accordingly, comments, questions, and concerns regarding items listed on this agenda shall be received at the time the Code Enforcement-Special Magistrate addresses such items during this meeting. Pursuant to Resolution 2013-023, public comments are limited to three minutes.

8. OTHER BUSINESS

9. ADJOURNMENT

Any person requiring a special accommodation at this meeting because of disability or physical impairment should contact the City Clerk's Office at City Hall (352) 360-6727 at least forty-eight (48) hours prior to the meeting. (§286.26 F.S.)

If a person decides to appeal any decision made by the City of Fruitland Park Code Enforcement-Special Magistrate with respect to any matter considered at such meeting or hearing, he or she will need a record of the proceedings, and ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based. The city does not provide verbatim records. (§286.0105, F.S.)

Pursuant to FSS 162.11, all Code Enforcement-Special Magistrate cases that are appealed are appealed to Circuit Court. The appeals must be filed no later than 30 days from the date of the execution or signing date of the written Order that is to be appealed. Any Order issued by the City of Fruitland Park's Code Enforcement-Special Magistrate may be appealed, including the original order, any subsequent orders, an extension order, or a reduction order.

PLEASE TURN OFF ELECTRONIC DEVICES OR PLACE IN VIBRATE MODE.

CITY OF FRUITLAND PARK
CODE ENFORCEMENT-SPECIAL MAGISTRATE
December 14, 2017 Meeting Minutes

A hearing of the Fruitland Park Code Enforcement Special Magistrate was held at 506 W Berckman Street, Fruitland Park, Florida 34731 on Wednesday, December 14, 2017 at 9:00 a.m.

Present: Mr. Ashley Hunt, Attorney-at-law, Special Magistrate; Mses. Anita-Geraci-Carver, City Attorney; Lori Davis, Code Enforcement Officer; Mr. Joshua Bills, Hunt Law Firm, and Ms. Tracy Kelley, Administrative Assistant.

1. CALL TO ORDER

The meeting came to order at 9:00 a.m.

2. ROLL CALL

3. ADMINISTRATION OF OATH TO DEFENDANTS/WITNESSES

Special Magistrate Hunt administered the oath to Ms. Davis and those present who intended to testify at this morning's hearing.

4. APPROVE AUGUST 3, 2017 AND NOVEMBER 8, 2017 CODE ENFORCEMENT SPECIAL MAGISTRATE MEETING MINUTES

Special magistrate approved the August 3, and November 8, 2017 hearings as submitted as they conform to what took place at.

5. ATTORNEY PRESENTATIONS - HEARINGS

a) CASE # CE2016-004 – Robert T. Moore, Property Owner (Respondent)– 412 Sunny Court, Fruitland Park, Florida 34731

Ms. Davis presented testimony concerning violations of the city's codes by the respondent, Mr. Robert T. Moore on Case Number CE2016-004.

Since receiving a complaint and reviewing the form regarding a residential home at the subject address, Ms. Davis gave the following report:

- her subsequent visit and review of the subject property which displayed junk items; namely, an inoperable vehicle in the driveway with an expired tag and construction debris visible from the street;
- confirmation of the subject address as Mr. Robert T. Moore through property records search at the Lake County Property Appraiser's Office (PAO) and the Lake County Tax Collector's Office (copies of the respective documents are filed with the supplemental papers to the minutes of this hearing);
- photographs taken on November 30, 2017 of the perimeter of the subject property on showing the cleaned-up carport and existing construction debris;

- her code enforcement's December 20, 2016 courtesy letter to Mr. Moore regarding the violation; recognized the small cleanup which was not up to the standards required by the city's ordinance, and
- after the January 17, 2017 notice of violation was sent to Mr. Moore, as his attempts were insufficient to comply with the subject ordinances; Operation Bless Fruitland Park (local community support program), extended assistance by providing a large construction dumpster and loading debris from his property; however, a large amount of construction debris still remain.

Ms. Davis explained that the subject property, in the city's opinion, is still in violation which needs to be cleaned-up and confirmed that the property notice of violation, the request for hearing, and notice of hearing was sent to the homeowner. She acknowledged Mr. Moore's presence at this morning's hearing.

Special Magistrate Hunt called for Mr. Moore, who was previously sworn, to be heard.

Mr. Moore indicated that he was guilty and addressed his attempts to clear the property. He explained that he had been taking care of his elderly father who was in poor health and in hospital; assisting his brother with his home and preparing it for the family, and he had been working extended hours. Mr. Moore explained that he fell ill in June; made efforts to seek medical attention, and cleared a portion of his property. He explained that although his vehicle broke down last May and upon Ms. Davis' visit, his vehicle had a current tag and was insured which he used to travel to and from work.

In response to the extension granted by Special Magistrate Hunt, Mr. Moore confirmed, in the affirmative, his anticipation to meet compliance until the end of January 2018 and his understanding of the legal ramifications if the property is not brought into compliance whereby a fine per day will be assessed against his property.

Special Magistrate Hunt explained that he will take into consideration, Mr. Moore's previous statements regarding his involvement in a local hoarding life coach therapy program.

Ms. Kimberly Moore, who was sworn in to give testimony by Special Magistrate Hunt, addressed her attempts in making an effort in working with Mr. Moore on the clearing of his property along the fence line.

After Mr. Moore reported on the weekly placement of about four dumpsters he paid for on his property, Ms. Davis noted the plans for Bless Fruitland Park to return to his property on February 10, 2018 with community service volunteers to assist him in cleaning up the property, if there are any remaining items left.

Special Magistrate Hunt found that Mr. Moore violated Subsection 97.04, Chapter 97, Accumulation of Junk Prohibited and Property Maintenance Ordinance 90-019 and confirmed that he was properly served with the notice of violation; thus, his presence at this morning's hearing.

Based on Mr. Moore's testimony on his efforts to clean up the property and with respect to the additional assistance he received in February 2018, Special Magistrate Hunt ordered that he be given until March 1, 2018 for the property to meet compliance; otherwise, a fifty dollar (\$50.00) per day fine will be issued from that date forward and all associated costs of fifty-one dollars and fifty-four cents (\$51.54) would be required to be made payable to *The City of Fruitland Park*.

b) CASE # CE2017-003 – Florida Medical Industries Inc., c/o Stephen Angelillo, Property Owner (Respondent)– 3131 US Hwy 27/441, Fruitland Park, Florida 34731

Ms. Davis presented testimony concerning violations of the city's codes by the respondent, Florida Medical Industries Inc., c/o Stephen Angelillo, Property Owner (Respondent) on Case Number CE2017-003.

Ms. Davis described the subject abandoned commercial property located on US Highway 27/CR 441 encompassing four different parcels; the illegal dumping and type of thefts, and complaints received on the overgrowth of vegetation. Upon inspection of the property, she gave an overview of:

- aerial view obtained, photographs taken, and video made displaying the different parcels showing evidence of:
 - o accumulated junk and illegal dumping in the rear and along the side of the building and the parking lot;
 - o trash in the vacant building;
 - o broken glass doors and attempted break-in to gain access at the metal warehouse building, almost in good condition, on the north side abutting Lake Griffin State Park, and
 - o large overgrown trees, weeds, shrubs, and bushes covering the boarded-up buildings, knocked-out door openings and part of the roof caving in (noting the exception of mowing by the state in their jurisdiction) at the front main driveway.

- Vagrants trespassed and gained access to the buildings;

Ms. Davis explained that the property owner was found to be in violation of the city's property maintenance codes (which encompass the high grass, weed and vegetation) and unsafe structures (unfit for human occupancy) where the owner was found to be at-fault for illegal dumping.

Ms. Davis pointed out the letter dated January 23, 2017 from Mr. Jeff Gerling, Building Official, on his opinion regarding the condition of the subject building and his recommendation that the site be cleaned up of all dumped debris and fenced off to prohibit unauthorized entry; individual buildings be boarded up to prevent pedestrians and other unauthorized individuals from entry, and the partially collapsed building should be demolished to prevent further damage to the surrounding buildings.

Ms. Davis addressed the following attempts to contact Mr. Angelillo, Florida Medical Industries Inc. at the time of receiving the complaint:

- no response was received from paperwork sent to the address listed with the PAO, tax collector's office, and his incorporation documents list his address as Palm Beach, Florida and mail was returned;
- the lack of response to the courtesy letter and notice of violation, no contact was made to the city, and mail was returned;
- the location of an address in Colorado where additional paperwork was sent;
- the ability to reach Mr. Angelillo in the Town of Lady Lake, the ability to re-notice the violations regarding the property, and the telephone call received from him in June 2017 where he advised that he was obtaining demolition prices the property;
- despite the emails from Mr. Angelillo, the lack of action taken by him to cleanup, board up or erecting fencing around the property, and
- Mr. Angelillo's email response to the notice of hearing he received and his inability to attend this morning's hearing;

Ms. Davis noted that the subject property has been a true eyesore and safety hazard to the city; individuals on the property continue to destroy whatever was left of the building, and neither the property owner nor his company have made no efforts to cleanup the property. She indicated that the eyesore is bringing down the standards of the area; recognized the number of businesses coming into the city, and noted the number of complaints from the community whereby the building is in violation of city ordinances.

Special Magistrate Hunt recognized, in response to Ms. Davis' comments, that Mr. Angelillo is not present at this morning's hearing; pointed out from the documents that the property is in violation of Subsection 97.03, Chapter 97 of the city's code.

After Ms. Davis identified, as of this day, the costs of sixty-five dollars and ninety cents (\$65.90) due to continuous mailings and attempts to locate the property

owner, Special Magistrate Hunt ordered said costs associated with the fine to be paid to *The City of Fruitland Park* and from the time of bringing the subject property into compliance within thirty (30) days and if not, there will be a \$50.00 per day fine assessed.

Special Magistrate Hunt accepted Ms. Davis' recommendation to increase the fine to one hundred dollars per day (\$100.00) due to the extreme nature of the respective problem, the size of the violations, and the building in disrepair.

6. ATTORNEY PRESENTATIONS (Request for Hearings)

There was no attorney presentation to be submitted at this time.

7. OTHER BUSINESS

There was no other cases business to come before the special magistrate at this time.

8. ADJOURNMENT

The meeting adjourned at 9:34 a.m.

**BEFORE THE SPECIAL MAGISTRATE
CITY OF FRUITLAND PARK**

City of Fruitland Park,

Petitioner,

v

CASE NUMBER: CE2017-003

Florida Medical Industries, Inc.,

Respondent,

_____ /

ORDER OF ENFORCEMENT

This cause came on for hearing on the 14th day of December, 2017, before the Special Magistrate of the City of Fruitland Park, Florida upon the petition of the City of Fruitland Park Code Enforcement Department, and the Special Magistrate having heard the testimony of the respective parties present and the evidence presented, the following Findings of Fact and Conclusions of Law are made:

FINDINGS OF FACT

1. That Respondent, Florida Medical Industries Inc., c/o Stephen Angelillo, 423 Highway 466, Apt. 23306, Lady Lake, FL 32159 was properly served with notice of these proceedings at least ten (10) days prior to the hearing herein.
2. The violation which is the subject of this proceeding occurred on real property located in the City of Fruitland Park, Lake County, Florida, described as: Property Address: 3131 US Hwy. 27/441, Fruitland Park, FL 34731; Parcel Number: 10-19-24-000200002800, 10-19-24-000200003007, 10-19-24-000200003011, 10-19-24-0002000075001; Alternate Key: 1204101, 1170559, 1170541, 2898119 (the "Property").
3. Since on or before January 19, 2017, the Property has been in violation of City of Fruitland Park Code of Ordinances, Sections: 97.03 (Excessive or Untended Growth of Vegetation Prohibited), 97.04 (Accumulation of Junk Prohibited), and Section 108.1.1 (Unsafe Structures), 108.1.3 (Structure unfit for human occupancy), Property Maintenance Code, as well as any other codes that may apply.
4. That the Respondent, Florida Medical Industries, Inc., did not appear through any officer, director, or agent at the proceeding on December 14, 2017.

CONCLUSIONS OF LAW

1. The Respondent has violated the provisions of City of Fruitland Park Code of Ordinances, Sections: 97.03 (Excessive or Untended Growth of Vegetation Prohibited), 97.04 (Accumulation of Junk Prohibited), and Section 108.1.1 (Unsafe Structures), 108.1.3 (Structure unfit for human occupancy), Property Maintenance Code, as well as any other codes that may apply.
2. Based on the information provided through the evidence and testimony in this case, an Order of Fine is warranted.

ORDER

Respondent shall pay costs associated with the file in the amount of \$65.90. All fines and costs shall be paid to the City of Fruitland Park, 506 W. Berckman Street, Fruitland Park, FL 34731.

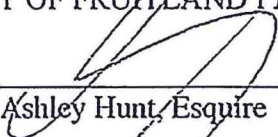
Respondent shall remove all excess growth of vegetation, accumulated junk and repair and remove all safety hazards on the Property and bring the Property into compliance with the City's codes and ordinances within 30 days from the date of this order.

Failure to bring the Property into compliance with the City of Fruitland Park codes shall result in an Order of Fine being issued at the rate of \$100.00 per day to commence 30 days from the date this order is signed for each day the Property is not in compliance and continue to accrue at the daily rate of \$100.00 until such time as the Property comes into compliance.

Respondent shall contact the Code Enforcement Officer at 352-360-6727 to advise that the Property has been brought into compliance and request an inspection to verify same.

DONE and ORDERED at City of Fruitland Park, Lake County, Florida, this 9 day of February, 2018.

SPECIAL MAGISTRATE OF THE
CITY OF FRUITLAND PARK

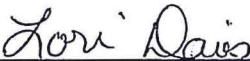
By: 
Ashley Hunt, Esquire

PURSUANT TO SECTION 286.0105, FLORIDA STATUTES, IF ANY PERSON DESIRES TO APPEAL ANY DECISION WITH RESPECT TO A MATTER CONSIDERED AT A PUBLIC MEETING OR HEARING OF THE SPECIAL MASTER, CITY OF FRUITLAND PARK, FLORIDA, SUCH PERSON WILL NEED A RECORD OF THE PROCEEDINGS, AND SUCH PERSON MAY NEED TO ENSURE THAT A VERBATIM RECORD FOR SUCH PURPOSE IS MADE, WHICH RECORD INCLUDES THE TESTIMONY AND EVIDENCE UPON WHICH THE APPEAL IS BASED.

PURSUANT TO SECTION 162.11, FLORIDA STATUTES, EITHER THE CITY OF FRUITLAND PARK OR THE RESPONDENT MAY APPEAL A FINAL ADMINISTRATIVE ORDER OF THE SPECIAL MASTER TO THE CIRCUIT COURT IN SUMTER COUNTY, FLORIDA. SUCH AN APPEAL SHALL BE FILED WITHIN THIRTY (30) DAYS OF THE EXECUTION OF THE ORDER TO BE APPEALED.

CERTIFICATE OF SERVICE

I HEREBY CERTIFY that a true and correct copy of the foregoing Order of Fine was forwarded by regular United States mail to Florida Medical Industries Inc., c/o Stephen Angelillo, 423 Highway 466, Apt. 23306, Lady Lake, FL 32159 this 9 day of February, 2018.



Lori Davis, Code Enforcement Officer

A-1

Order of Enforcement

BEFORE THE SPECIAL MAGISTRATE CITY OF FRUITLAND PARK

City of Fruitland Park,

Petitioner,

v

Florida Medical Industries, Inc.,

Respondent,

ORDER OF

This cause came on for hearing on Magistrate of the City of Fruitland Park, FL Code Enforcement Department, and the respective parties present and the evidentiary conclusions of Law are made:

FINDINGS

1. That Respondent, Florida Medical Industries, Inc., these proceedings at least ten (10) days before the hearing.
2. The violation which is the subject of this order is located in the City of Fruitland Park, Florida, at the address: 3131 US Highway 27/44, Suite 24-000200002800, 10-19-24-0002000075001; Alternate Key: "Property").
3. Since on or before January 19, 2018, the Respondent violated the City of Fruitland Park Code of Ordinances (Chapter 97.108.1.1 (Unsafe Structures), Property Maintenance Code, as amended).
4. That the Respondent, Florida Medical Industries, Inc., is the officer, director, or agent at the time of the violation.



U.S. Postal Service
CERTIFIED MAIL® RECEIPT
Domestic Mail Only

For delivery information, visit our website at www.usps.com

OFFICIAL USE

Certified Mail Fee \$ 3.45

Extra Services & Fees (check box, add fee as applicable)

Return Receipt (hardcopy) \$ 2.15

Return Receipt (electronic) \$

Certified Mail Restricted Delivery \$

Adult Signature Required \$

Adult Signature Restricted Delivery \$

Postage \$.47

Total Postage and Fees \$ 6.67

Sent To FL Med. Industries Stephen Angelillo

Street and Apt. No., or PO Box No. 423 Hwy 466, Apt. 23306

City, State, ZIP+4® Lady Lake, FL 32159

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions



7669 7109



UNITED STATES POSTAGE
02 1P
0001954848 FEB 09 2018
MAILED FROM ZIP CODE 32731
\$ 006.67
PRIMEY BOWES

6012 6992 0000 0990 2102

1: 93270895261824

UNC BC: 34731320699 *1401-02311-09-45

RETURN TO SENDER UNCLAIMED UNABLE TO FORWARD

NIXIE 339 CE 1 0203/02/18

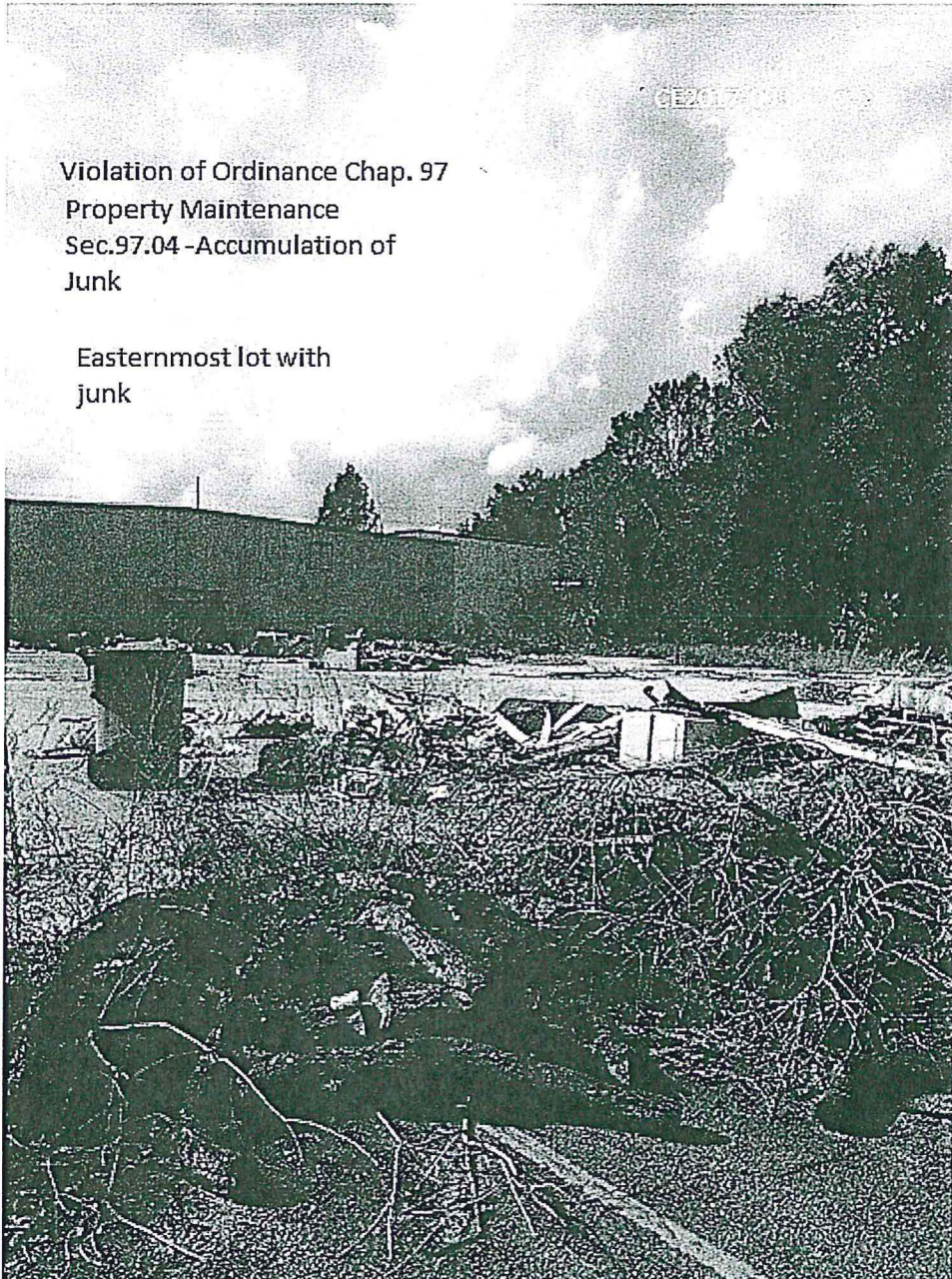
1st NOTICE 2-9-18

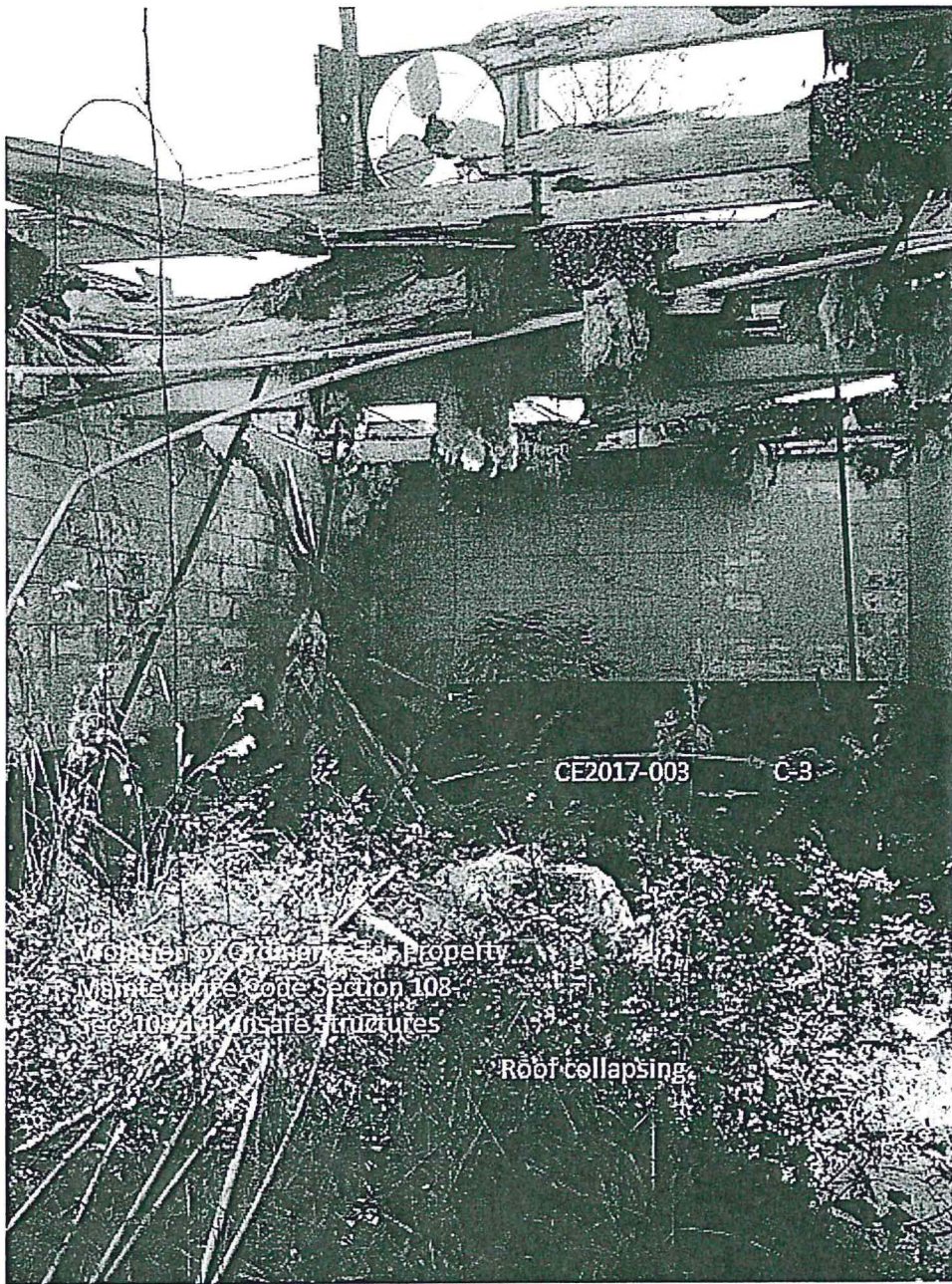
FL Med. Industries Inc. Stephen Angelillo 466, Apt 23306 Lady Lake, FL 32159



Violation of Ordinance Chap. 97
Property Maintenance
Sec.97.04 -Accumulation of
Junk

Easternmost lot with
junk





CE2017-003 C-3

Violation of Ordinance of Property
Maintenance Code Section 108
Sec. 108.21 Unsafe Structures

Roof collapsing



GE2017-003 C-3

Violation of ordinance to Property
Maintenance Code Section 108-
Sec 108.1.1 unsafe structures

Evidence of fire in
building

C

**CODE ENFORCEMENT
CITY OF FRUITLAND PARK**

CITY OF FRUITLAND PARK,

v.

CASE NO.: CE2017-0003

Florida Medical Industries, Inc., Respondent
C/O Stephen Angelillo
423 Hwy 466, Apt. 23306
Lady Lake, FL 32159

AFFIDAVIT OF NON-COMPLIANCE

Re: 3131 US Hwy. 441/27, Fruitland Park, FL 34731
Parcel Identification Number(s):10-19-24-000200002800,
10-19-24-00200003007, 10-19-24-000200003011, 10-19-24-000200007500

BEFORE ME, the undersigned authority, personally appeared Lori Davis, Code Enforcement Officer of the City of Fruitland Park, Florida, who, after being first duly sworn, states upon oath and affirms as follows:

1. I am over the age of eighteen (18) and competent to testify.
2. I have personal knowledge of the facts contained in this affidavit, and those set forth in the case file referenced above.
3. On **December 14, 2017**, the Code Enforcement Special Magistrate of the City of Fruitland Park held a public hearing and issued its Findings of Fact, Conclusions of Law.
4. Pursuant to the Findings of Fact, Conclusions of Law, Respondent was to have taken certain corrective actions on or before **March 9, 2018**.
5. On **March 12, 2018**, I re-inspected the Property which is the subject of the violation and the re-inspection revealed that the corrective action ordered by the Special Magistrate had not taken place.

6. The property remains in violation of Section(s) 97.03, (Excessive or Untended Growth), 97.04 (Accumulation of Junk Prohibited), of the Code of Ordinances and 108.1.1 (Unsafe Structures), 108.1.3 (Structure unfit for human occupancy), of the Property Maintenance Code, for the City of Fruitland Park.

FURTHER AFFIANT SAITH NOT.

Dated this 12th day of March, 2018

Lori Davis
Code Enforcement Officer
City of Fruitland Park

SWORN TO AND SUBSCRIBED before me this 12th day of March, 2018, by Lori Davis, Code Enforcement Officer of the City of Fruitland Park, who is personally known to me and who did take an oath.



Dana M Coleman
NOTARY PUBLIC
Print Name: DANA M COLEMAN
My Commission Expires: 7/12/2021

CERTIFICATE OF NOTICE

I HEREBY CERTIFY that the foregoing Affidavit of Non-Compliance has been furnished this 12th day of March, 2018 via Certified U. S. Mail Return Receipt Requested, and Regular U.S. Mail to Florida Medical Industries, Inc. C/O Stephen Angelillo (owner/s) at 423 Hwy 466, Apt. 23306, Lady Lake, FL 32159. Additionally, on March 12, 2018 I posted the foregoing Affidavit of Non-Compliance on the Property and at City Hall.

Lori Davis
Code Enforcement Officer
City of Fruitland Park

Affidavit of Non-Compliance

C-1

CODE ENFORCEMENT CITY OF FRUITLAND PARK

CITY OF FRUITLAND PARK,

**U.S. Postal Service™
CERTIFIED MAIL® RECEIPT**
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For delivery information, visit our website at www.usps.com

OFFICIAL USE

Certified Mail Fee \$ 3.45

Extra Services & Fees (check box, add fee as appropriate)

Return Receipt (hardcopy) \$ 2.75

Return Receipt (electronic) \$ _____

Certified Mail Restricted Delivery \$ _____

Adult Signature Required \$ _____

Adult Signature Restricted Delivery \$ _____

Postage \$.47

Total Postage and Fees \$ 6.67

Sent To FL Med. Industries/CO Stephen Argethlo
Street and Apt. No., or PO Box No. 423 Hwy 466, Apt. 23306
City, State, ZIP+4® Lady Lake, FL 32159

PS Form 3800, April 2015 PSN 7530-02-000-9063 See Reverse for Instructions



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OFFICIAL USE

Certified Mail Fee \$ 3.45

Extra Services & Fees (check box, add fee as appropriate)

Return Receipt (hardcopy) \$ 2.75

Return Receipt (electronic) \$ _____

Certified Mail Restricted Delivery \$ _____

Adult Signature Required \$ _____

Adult Signature Restricted Delivery \$ _____

Postage \$ _____

Total Postage and Fees \$ _____

Sent To _____
Street and Apt. No., or PO Box No. _____
City, State, ZIP+4® _____

PS Form 3800, April 2015 PSN 7530-02-000-9063 See Reverse for Instructions



ident
T OF NON-COM
Park, FL 34731
10-19-24-00020C
24-000200003011
ed authority, pe
land Park, Florida

SENDER: COMPLETE THIS SECTION

1. Article Addressed to:
Ashley Hunt, Special Magistrate
101 9th Street
Leesburg, FL 34748

2. Article Number (Transfer from service label)
7017 0660 0000 7669 7130

9590 9402 2871 7069 7319 77

PS Form 3811, July 2015 PSN 7530-02-000-9063

upon oath and affirms as follows:

1. I am over the age of eighteen (18) and comp
2. I have personal knowledge of the facts cor
forth in the case file referenced above.
3. On December 14, 2017, the Code Enforce
- Fruitland Park held a public hearing and issued its Finding;
4. Pursuant to the Findings of Fact, Conclusi
taken certain corrective actions on or before March 9, 201
5. On March 12, 2018, I re-inspected the Prop
and the re-inspection revealed that the corrective action or
taken place.

COMPLETE THIS SECTION ON DELIVERY

3. Service Type

Adult Signature

Adult Signature Restricted Delivery

Certified Mail®

Certified Mail Restricted Delivery

Collect on Delivery

Collect on Delivery Restricted Delivery

Insured Mail

Insured Mail Restricted Delivery (over \$500)

Priority Mail Express®

Registered Mail™

Return Receipt for Merchandise

Signature Confirmation™

Signature Confirmation Restricted Delivery

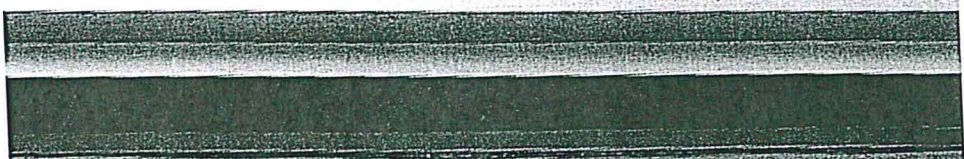
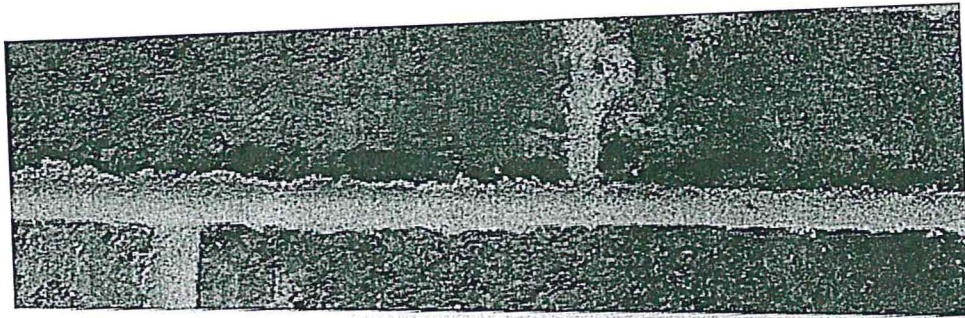
A. Signature Lisa Liver

B. Received by (Printed Name)

C. Date of Delivery 3-15-18

D. Is delivery address different from item 1? Yes No

If YES, enter delivery address below:



Posted 3/12/18
11:30 AM

Post City

CODE ENFORCEMENT
CITY OF FRUITLAND PARK

CITY OF FRUITLAND PARK,

v.

CASE NO.: CE2017-0003

Florida Medical Industries, Inc., Respondent
C/O Stephen Angelillo
423 Hwy 466, Apt. 23306
Lady Lake, FL 32159

AFFIDAVIT OF NON-COMPLIANCE

Re: 3131 US Hwy. 441/27, Fruitland Park, FL 34731
Parcel Identification Number(s): 10-19-24-000200002800.

Post City

Posted

DRUG SCREENING IS CONDUCTED
AT THIS FACILITY.
EMPLOYMENT IS CONTINGENT
ON RESULTS OF DRUG TESTS.

Posted 3/12/18 4:00 PM

**STATE EMPLOYMENT
OFFICE OF ILLINOIS**

CITY OF IRRISLAND PARK

1100 S. IRRISLAND PARK
IRRISLAND PARK, ILLINOIS 62451
618-234-4000
www.illinois.gov

STATE EMPLOYMENT OFFICE

RE: IRRISLAND PARK, ILLINOIS
1100 S. IRRISLAND PARK, IRRISLAND PARK, ILLINOIS 62451
618-234-4000
www.illinois.gov

IRRISLAND PARK, ILLINOIS
1100 S. IRRISLAND PARK, IRRISLAND PARK, ILLINOIS 62451
618-234-4000
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1. IRRISLAND PARK, ILLINOIS
2. IRRISLAND PARK, ILLINOIS

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618-234-4000
www.illinois.gov

D

**CODE ENFORCEMENT
CITY OF FRUITLAND PARK**

CITY OF FRUITLAND PARK

v.

CASE NO.: CE2017-0003

Florida Medical Industries, Inc., Respondent
C/O Stephen Angelillo
423 Hwy. 466, Apt. 23306
Lady Lake, FL 32159

NOTICE OF HEARING – AFFIDAVIT OF NON-COMPLIANCE

To: Florida Medical Industries, Inc.
C/O Stephen Angelillo

Re: 3131 US Hwy 441/27, Fruitland Park, FL 34731
Parcel Identification Number(s): 1019-24-000200002800,
10-10-24-0020003007, 10-19-24-00200003011, 10-19-24-000200007500

Please take notice that on the **5th** day of **April, 2018** at **9:00 A.M.** or as soon thereafter as may be heard, the undersigned will bring on to be heard before the Code Enforcement Special Magistrate, the violation of City of Fruitland Park Code, Section(s):

97.03-Excessive or Untended Growth

97.04-Accumulation of Junk Prohibited

And violation of the Property Maintenance Code, Section(s):

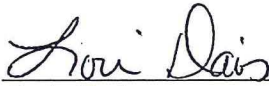
108.1.1-Unsafe Structures

108.1.3-Structure unfit for human occupancy

and the Affidavit of Non-Compliance to the Code Enforcement Special Magistrate's Findings of Fact, Conclusions of Law pronounced on **December 14th, 2017** and entered on **February 9th, 2018**.

Please govern yourself accordingly.

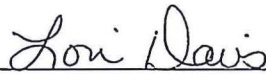
Dated this **16th** day of **March, 2018**.



Code Enforcement Officer
City of Fruitland Park

CERTIFICATE OF NOTICE

I HEREBY CERTIFY that the foregoing Notice of Hearing – Affidavit of Non-Compliance has been furnished this 16th day of March, 2018, via Certified U. S. Mail Return Receipt Requested, and Regular U.S. Mail to **Florida Medical Industries, Inc., C/O Stephen Angelillo (owner/s) at 423 Hwy 466, Apt. 23306, Lady Lake, FL 32159**. Additionally, on **March 16, 2018** I posted the foregoing Notice of Hearing- Affidavit of Non-Compliance on the Property and at City Hall.


Code Enforcement Officer
City of Fruitland Park

Pursuant to F.S. 286.0105, Florida Statutes, if any person desires to appeal any decision with respect to a matter considered at a public hearing or hearing of the Code Enforcement Special Magistrate, such person will need a record of the proceedings, and such person may need to ensure that a verbatim record for such purpose is made, which record includes the testimony and evidence upon which the appeal is based.

Pursuant to F.S. 162.11 Florida, Statutes, either the City of Fruitland Park or a respondent may appeal a final administrative order of the Code Enforcement Special Magistrate to the Circuit Court in Lake County, Florida. Such an appeal shall be filed within thirty (30) days of the execute of the Order to be appealed.

Individuals with disabilities needing assistance to participate in any of these proceedings should contact the City Clerk at least two (2) working days in advance of the hearing date and time at 352-360-6727.

D-1

CODE ENFORCEMENT
CITY OF FRUITLAND PARK

CITY OF FRUITLAND PARK

v.

Florida Medical Industries, Inc., Respondent
C/O Stephen Angelillo
423 Hwy, 466 Apt. 23306
Lady Lake, FL 32159

CASE

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For delivery information, visit our website at www.usps.com	
OFFICIAL USE	
Certified Mail Fee	\$ 3.45
Extra Services & Fees (check box, add fee as appropriate)	
<input type="checkbox"/> Return Receipt (hardcopy)	\$ 2.15
<input type="checkbox"/> Return Receipt (electronic)	\$
<input type="checkbox"/> Certified Mail Restricted Delivery	\$
<input type="checkbox"/> Adult Signature Required	\$
<input type="checkbox"/> Adult Signature Restricted Delivery	\$
Postage	\$ 4.7
Total Postage and Fees	\$ 6.65
Sent To	FL Medical Industries/C/O Stephen Angelillo
Street and Apt. No., or PO Box No.	423 Hwy 466, Apt. 23306
City, State, ZIP+4®	Lady Lake, FL 32159
PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions	

NOTICE OF HEARING – AFFIDAVIT O

To: Florida Medical Industries, Inc.
C/O Stephen Angelillo

Re: 3131 US Hwy 441/27, Fruitland Park, FL 34731
Parcel Identification Number(s): 1019-24-0002000
10-10-24-0020003007, 10-19-24-00200003011, 10-19-24-000200007500

Please take notice that on the **5th** day of **April, 2018** at **9:00 A.M.** or as soon thereafter as may be heard, the undersigned will bring on to be heard before the Code Enforcement Special Magistrate, the violation of City of Fruitland Park Code, Section(s):

- 97.03-Excessive or Untended Growth
- 97.04-Accumulation of Junk Prohibited

And violation of the Property Maintenance Code, Section(s):

- 108.1.1-Unsafe Structures
- 108.1.3-Structure unfit for human occupancy

and the Affidavit of Non-Compliance to the Code Enforcement Special Magistrate's Findings of Fact, Conclusions of Law pronounced on **December 14th, 2017** and entered on **February 9th, 2018**.

Please govern yourself accordingly.

Dated this **16th** day of **March, 2018**.

Louie Davis
Code Enforcement Officer
City of Fruitland Park

CASE NO.: CE2017-0003

Florida Medical Industries, Inc., Respondent
 C/O Stephen Angelillo
 423 Hwy 466, Apt. 23306
 Lady Lake, FL 32159

AFFIDAVIT OF NON-COMPLIANCE

Posted City Hall 3/16/18
11:10AM

CODE ENFORCEMENT
 CITY OF FRUITLAND PARK

CITY OF FRUITLAND PARK
 v.
 CASE NO.: CE2017-0003

Florida Medical Industries, Inc., Respondent
 C/O Stephen Angelillo
 423 Hwy, 466 Apt. 23306
 Lady Lake, FL 32159

NOTICE OF HEARING - AFFIDAVIT OF NON-COMPLIANCE

To: Florida Medical Industries, Inc.
 C/O Stephen Angelillo

Re: 3131 US Hwy 441/27, Fruitland Park, FL 34731
 Parcel Identification Number(s): 1019-24-000200002800,
 10-10-24-0020003007, 10-19-24-00200003011, 10-19-24-000200007500

Please take notice that on the 5th day of April, 2018 at 9:00 A.M. or as soon thereafter as may be heard, the undersigned will bring on to be heard before the Code Enforcement Special Magistrate, the violation of City of Fruitland Park Code, Section(s):
 97.03-Excessive or Untended Growth
 97.04-Accumulation of Junk Prohibited
 And violation of the Property Maintenance Code, Section(s):
 108.1.1-Unsafe Structures
 108.1.3-Structure unfit for human occupancy

and the Affidavit of Non-Compliance to the Code Enforcement Special Magistrate's Findings of Fact, Conclusions of Law pronounced on December 14th, 2017 and entered on February 9th, 2018.

Please govern yourself accordingly.

Dated this 16th day of March, 2018.

Lois Davis
 Code Enforcement Officer
 City of Fruitland Park

Page 1 of 2

CONDUCTED
AT THIS FACILITY.
EMPLOYMENT IS CONTINGENT
ON RESULTS OF DRUG TESTS.

Posted 3/16/18 5:00 PM

CODE ENFORCEMENT
CITY OF FRUITLAND PARK

CITY OF FRUITLAND PARK

v.

CASE NO.: CE2017-0003

Florida Medical Industries, Inc., Respondent
C/O Stephen Angillio
423 Hwy, 455 Apt. 23106
Lady Lake, FL 32159

NOTICE OF HEARING - AFFIDAVIT OF NON-COMPLIANCE

To: Florida Medical Industries, Inc.
C/O Stephen Angillio

Re: 3131 US Hwy 941/77, Fruitland Park, FL 34731
Parcel Identification Number(s): 10-19-24-000200002400,
10-10-24-0020001807, 10-17-24-00200001011, 10-19-24-00000007200

Please take notice that on the 5th day of April, 2018 at 9:00 A.M. or as soon thereafter as
may be heard, the undersigned will bring on to be heard before the Code Enforcement Special
Magistrate, the violation of City of Fruitland Park Code, Sections:

- 97.01 Excessive or Unneeded Growth.
- 97.04 Accumulation of Litter Prohibited
- And violation of the Property Maintenance Code, Section(s):
- 108.1.1 Unsafe Structures
- 108.1.3 Structure unfit for human occupancy

and the Affidavit of Non-Compliance to the Code Enforcement Special Magistrate's Findings of
Fact, Conclusion of Law pronounced on December 14th, 2017 and entered on February 9th,
2018.

Please govern yourself accordingly.

Dated this 16th day of March, 2018.

John Davis
Code Enforcement Officer
City of Fruitland Park

A

**BEFORE THE SPECIAL MAGISTRATE
CITY OF FRUITLAND PARK**

City of Fruitland Park,

Petitioner,

v

CASE NUMBER: CE2016-004

Robert T. Moore,

Respondent,

_____ /

INSTRUMENT #2018016413
OR BK 5065 PG 1920 - 1922 (3 PGS)
DATE: 2/12/2018 12:30:20 PM
NEIL KELLY, CLERK OF THE CIRCUIT COURT
LAKE COUNTY
RECORDING FEES \$27.00

ORDER OF ENFORCEMENT

This cause came on for hearing on the 14th day of December, 2017, before the Special Magistrate of the City of Fruitland Park, Florida upon the petition of the City of Fruitland Park Code Enforcement Department, and the Special Magistrate having heard the testimony of the respective parties present and the evidence presented, the following Findings of Fact and Conclusions of Law are made:

FINDINGS OF FACT

1. That Respondent, Robert T. Moore, 412 Sunny Court, Fruitland Park, FL 34731 was properly served with notice of these proceedings at least ten (10) days prior to the hearing herein.
2. The violation which is the subject of this proceeding occurred on real property located in the City of Fruitland Park, Lake County, Florida, Described as 412 Sunny Court, Fruitland Park, Florida, Sunny Park Lot 5 PB 16 PG 27, ORB 1128, PG 0930, Public Records of Lake County, Florida. Parcel Number 04-19-24-140000000500 (the "Property").
3. Since on or before December 20, 2016, the Property has been in violation of City of Fruitland Park Code of Ordinances, Sections: 97.04 (Accumulation of Junk Prohibited), as well as any other codes that may apply.
4. That the Respondent, Robert T. Moore, did appear at the proceeding on December 14, 2017.



**CITY OF FRUITLAND PARK
ATTN LORI DAVIS
506 W MERCKMAN ST
FRUITLAND PARK FL 34731**

CONCLUSIONS OF LAW

1. The Respondent has violated the provisions of City of Fruitland Park Code of Ordinances, Sections: 97.04 (Accumulation of Junk Prohibited), as well as any other codes that may apply.
2. Based on the information provided through the evidence and testimony in this case, an Order of Fine is warranted.

ORDER

Respondent shall pay costs associated with the file in the amount of \$51.54. All fines and costs shall be paid to the City of Fruitland Park, 506 W. Berckman Street, Fruitland Park, FL 34731.

Respondent shall remove all accumulated junk and thereby remove all safety hazards on the Property and bring the Property into compliance with the City's codes and ordinances by March 1, 2018.

Failure to bring the Property into compliance with the City of Fruitland Park codes shall result in an Order of Fine being issued at the rate of \$50.00 per day to commence 30 days from the date this order is signed for each day the Property is not in compliance and continue to accrue at the daily rate of \$50.00 until such time as the Property comes into compliance.

Respondent shall contact the Code Enforcement Officer at 352-360-6727 to advise that the Property has been brought into compliance and request an inspection to verify same.

DONE and ORDERED at City of Fruitland Park, Lake County, Florida, this 9 day of February, 2018.

SPECIAL MAGISTRATE OF THE
CITY OF FRUITLAND PARK

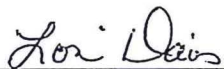
By: _____
Ashley Hunt, Esquire

PURSUANT TO SECTION 286.0105, FLORIDA STATUTES, IF ANY PERSON DESIRES TO APPEAL ANY DECISION WITH RESPECT TO A MATTER CONSIDERED AT A PUBLIC MEETING OR HEARING OF THE SPECIAL MASTER, CITY OF FRUITLAND PARK, FLORIDA, SUCH PERSON WILL NEED A RECORD OF THE PROCEEDINGS, AND SUCH PERSON MAY NEED TO ENSURE THAT A VERBATIM RECORD FOR SUCH PURPOSE IS MADE, WHICH RECORD INCLUDES THE TESTIMONY AND EVIDENCE UPON WHICH THE APPEAL IS BASED.

PURSUANT TO SECTION 162.11, FLORIDA STATUTES, EITHER THE CITY OF FRUITLAND PARK OR THE RESPONDENT MAY APPEAL A FINAL ADMINISTRATIVE ORDER OF THE SPECIAL MASTER TO THE CIRCUIT COURT IN SUMTER COUNTY, FLORIDA. SUCH AN APPEAL SHALL BE FILED WITHIN THIRTY (30) DAYS OF THE EXECUTION OF THE ORDER TO BE APPEALED.

CERTIFICATE OF SERVICE

I HEREBY CERTIFY that a true and correct copy of the foregoing Order of Fine was forwarded by regular United States mail to Robert T. Moore, 412 Sunny Court, Fruitland Park, FL 34731 this 9 day of February, 2018.



Lori Davis, Code Enforcement Officer

BEFORE THE SPECIAL MAGISTRATE
CITY OF FRUITLAND PARK

City of Fruitland Park,

Petitioner,

v

Robert T. Moore,

Respondent,

CASE NUMBER: CE2016-004

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FRUITLAND PARK, FL 34731

FEB 09 2018

Post Here

Code SP Enfor

Robert Moore
412 Sunny Ct.
Fruitland Park, FL 34731

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

ORDER OF ENFORCEMENT

This cause came on for hearing on the 14th day of [Month] Magistrate of the City of Fruitland Park, Florida upon the [Code Enforcement Department, and the Special Magistrate] respective parties present and the evidence presented, [the] Conclusions of Law are made:

FINDINGS OF FACT

- That Respondent, Robert T. Moore, 412 Sunny Court, Fruitland Park, FL 34731 was properly served with notice of these proceedings at least ten (10) days prior to the hearing herein.
- The violation was located in the City of Fruitland Park, 140000000500 (1 Court, Fruitland Park, 0930, Public R 140000000500 (1
- Since on or before [Date] (Fruitland Park Prohibited), as well as [Address] (Fruitland Park, FL 34731
- That the Respondent was served on 14, 2017.

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:
Mr. Robert Moore
412 Sunny Ct.
Fruitland Park, FL 34731



2. Article Number (Transfer from service label)
7017 0660 0000 7669 6713

PS Form 3811, July 2015 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

A. Signature
X [Signature]

B. Received by (Printed Name)
Kim Moore

C. Date of Delivery
2/14/18

D. Is delivery address different from item 1? Yes
If YES, enter delivery address below: No

RECEIVED
FEB 14 2018

By: _____

3. Service type

- Adult Signature
- Adult Signature Restricted Delivery
- Certified Mail®
- Certified Mail Restricted Delivery
- Collect on Delivery
- Collect on Delivery Restricted Delivery
- Insured Mail
- Insured Mail Restricted Delivery (over \$500)
- Priority Mail Express®
- Registered Mail™
- Registered Mail Restricted Delivery
- Return Receipt for Merchandise
- Signature Confirmation™
- Signature Confirmation Restricted Delivery

B

**CODE ENFORCEMENT
CITY OF FRUITLAND PARK**

CITY OF FRUITLAND PARK

v.

CASE NO.: **CE2016-004**

Robert T. Moore, Respondent
412 Sunny Court
Fruitland Park, FL 34731

AFFIDAVIT OF COMPLIANCE

Re: 412 Sunny Court, Fruitland Park, FL 34731
Parcel Number: 04-19-24-140000000500

BEFORE ME, the undersigned authority, personally appeared **Lori Davis**, Code Enforcement Officer of the City of Fruitland Park, Florida, who, after being first duly sworn, states upon oath and affirms as follows:

1. I am over the age of eighteen (18) and competent to testify.
2. I have personal knowledge of the facts contained in this affidavit, and those set forth in the case file referenced above.
3. On **December 14, 2017**, the Code Enforcement Special Magistrate of the City of Fruitland Park held a public hearing and issued its Findings of Fact, Conclusions of Law.
4. Pursuant to the Findings of Fact, Conclusions of Law, Respondent was to have taken certain corrective actions on or before **March 1, 2018**.
5. On **March 12, 2018**, I re-inspected the Property which is the subject of the violation and the re-inspection revealed that the corrective action ordered by the Special Magistrate had taken place.
6. The property is now in compliance of **Section 97.04**, Code of Ordinances, City of

Fruitland Park.

FURTHER AFFIANT SAITH NOT.

Dated this 12th day of March, 2018

Lori Davis
Code Enforcement Officer
City of Fruitland Park

SWORN TO AND SUBSCRIBED before me this 12th day of March, 2018, by Lori Davis, Code Enforcement Officer of the City of Fruitland Park, who is personally known to me and who did take an oath.

Dana M Coleman
Notary Public
Print Name: DANA M COLEMAN
My Commission Expires: 7/12/2021



CERTIFICATE OF NOTICE

I HEREBY CERTIFY that the foregoing Affidavit of Compliance has been furnished this 12th day of March, 2018 via Certified U. S. Mail Return Receipt Requested, and Regular U.S. Mail to Robert T. Moore (owner/s) at 412 Sunny Court, Fruitland Park, FL 34731. Additionally, on March 12, 2018 I posted the foregoing Affidavit of Compliance on the Property and at City Hall.

Lori Davis
Code Enforcement Officer
City of Fruitland Park

B-1

CODE ENFORCEMENT
CITY OF FRUITLAND PARK

CITY OF FRUITLAND PARK

v.

Robert T. Moore, Respondent
412 Sunny Court
Fruitland Park, FL 34731

AFFIDAVIT OF COMPL

Re: 412 Sunny Court, Fruitland Park, FL 34731
Parcel Number: 04-19-24-14000000500

BEFORE ME, the undersigned authority, person
Enforcement Officer of the City of Fruitland Park, Florida, v
upon oath and affirms as follows:

1. I am over the age of eighteen (18) and comp
2. I have personal knowledge of the facts con
forth in the case file referenced above.
3. On December 14, 2017, the Code Enforcen
Fruitland Park held a public hearing and issued its Findings
4. Pursuant to the Findings of Fact, Conclusio
taken certain corrective actions on or before March 1, 2018
5. On March 12, 2018, I re-inspected the Proper
and the re-inspection revealed that the corrective action or
taken place.
6. The property is now in compliance of Section

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OFFICIAL USE
FRUITLAND PARK
34731

Certified Mail Fee \$ 2.75
Extra Services & Fees (check box, add fee if appropriate)
 Return Receipt (hardcopy) \$
 Return Receipt (electronic) \$
 Certified Mail Restricted Delivery \$
 Adult Signature Required \$
 Adult Signature Restricted Delivery \$
 Postage \$ 47
 Total Postage and Fees \$ 6.67

Sent To Robert Moore
Street and Apt. No., or PO Box No. 412 Sunny Court
Fruitland Park FL 34731

2 Article Number (Transfer from service label) 9590 9402 2871 7069 7319 84

PS Form 3811, July 2015 PSN 7530-02-000-9053

1. Article Addressed to:
Robert T. Moore
412 Sunny Court
Fruitland Park FL 34731

SENDER: COMPLETE THIS SECTION

■ Complete items 1, 2, and 3.
 ■ Print your name and address on the reverse so that we can return the card to you.
 ■ Attach this card to the back of the mailpiece, or on the front if space permits.

COMPLETE THIS SECTION ON DELIVERY

A. Signature Agent
 B. Received by Printed Name Robert Moore
 C. Date of Delivery 3/28/18
 D. Is delivery address different from item 1? Yes
 If YES, enter delivery address below: No

3. Service Type
 Adult Signature
 Adult Signature Restricted Delivery
 Certified Mail®
 Certified Mail Restricted Delivery
 Collect on Delivery
 Collect on Delivery Restricted Delivery
 Insured Mail
 Insured Mail Restricted Delivery (over \$500)
 Priority Mail Express®
 Registered Mail™
 Registered Mail Restricted Delivery
 Return Receipt for Merchandise
 Signature Confirmation™
 Signature Confirmation Restricted Delivery
 Domestic Return Receipt