

BOARD OF COUNTY COMMISSIONERS OF CITRUS COUNTY, FLORIDA
Lecanto Government Building Room 166
3600 W. Sovereign Path, Room 166, Lecanto, FL 34461

AGENDA

March 16, 2022 9:00 AM

Angela Vick, Clerk of the Circuit Court Charles R. Oliver, County Administrator Denise A. Dymond Lyn, County Attorney

MISSION

Citrus County Government is a value-driven organization dedicated to responsive citizen service by providing quality programs, services and facilities to build a strong community and promote the best quality of life for our citizens.

All persons desiring to address the County Commission will be asked to limit their comments to the specific subject being discussed.

The Board gives citizens multiple opportunities for **PUBLIC INPUT**. All members of the public wishing to speak at the "Open To The Public" portion of a meeting will have three (3) minutes per person to make their request or presentation or five (5) minutes if they represent an organization with the appropriate documentation on file with the Clerk of Courts. If the request or presentation deals with a matter that requires investigation by County Staff, the Chairman will refer it to the County Administrator to follow-up with the person making the request.

Any person who decides to appeal any decision of the Governing Body with respect to any matter considered at this meeting will need a record of the proceedings and for such purpose may need to provide that a verbatim record of proceeding is made which record includes testimony and evidence upon which the appeal is to be based. (Section 286.0105 Florida Statutes)

Any person requiring reasonable accommodation at this meeting because of a disability or physical impairment should contact the County Administrator's Office, Lecanto Government Bldg., 3600 W. Sovereign Path, Suite 267, Lecanto, FL 34461 (352) 527-5210, TTY (352) 527-5312 at least two days before the meeting.

A. CALL TO ORDER

B. PLEDGE TO FLAG

C. NOTE: IF ANY PERSON DECIDES TO APPEAL ANY DECISION MADE BY THE CODE COMPLIANCE SPECIAL MASTER WITH RESPECT TO ANY MATTER CONSIDERED AT THIS PUBLIC HEARING HE/SHE WILL NEED TO ENSURE

**THAT A VERBATIM RECORD OF THE PROCEEDINGS IS MADE WHICH
RECORD SHALL INCLUDE THE TESTIMONY AND EVIDENCE UPON WHICH
THE APPEAL IS TO BE BASED**

D. APPROVE MINUTES

E. STAFF UPDATE

F. OLD AND NEW CASES

F.1. Meeting 3-16-2022

Special Magistrate Master Agenda 3-16-2022

G. OTHER BUSINESS

H. ADJOURN



AGENDA MEMORANDUM

FROM:	Scott Mckinney,				
SUBJECT:	Meeting 3-16-2022				
AGENDA DATE:	March 16, 2022				
<u>BRIEF OVERVIEW:</u>					
<< BRIEF OVERVIEW HERE >>					
<u>BUDGET IMPACT/FUNDING SOURCE:</u>					
Account No.	Account Title	Current Budget	YTD Expenditures	Encumbrances	Available Balance
					\$0
<u>RECOMMENDED ACTION:</u>					
Special Magistrate Master Agenda 3-16-2022					

**CITRUS COUNTY
CODE COMPLIANCE HEARING
Lecanto Government Building
Multi-Purpose Room 166
AGENDA**

**Wednesday, March 16, 2022 @ 9:00AM
3600 W. Sovereign Path
Lecanto, Florida 34461**

Christian W. Waugh, Special Master

A. Call to Order

B. Pledge to Flag

C. NOTE: If any person decides to appeal any decision made by the Code Compliance Special Master with respect to any matter considered at this public hearing, he/she will need to ensure that a verbatim record of the proceedings is made which record shall include the testimony and evidence upon which the appeal is to be based.

D. Approve minutes from January 19, 2022

E. Staff Update (Abated & Continued)

F. Old & New Cases (Listed in Alphabetical order)

G. Other Business

<u>Name</u>	<u>Case #</u>	<u>Officer</u>	<u>Experts on Case</u>
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H. Adjourn

Attachment: March 2022 Final Agenda (20176 : Meeting 3-16-2022)

E. Abated & Continued Cases**Abated Cases:**

<u>Name</u>	<u>Case #</u>
ALLSTATE SERVICING INC	2140842
BLAIR LEESA M AND GAYLORD JULIE	2156555
CHIANG TI LIN	2152952
CMP CAPITAL INVESTMENTS LLC	2157628
CMP CAPITAL INVESTMENTS LLC	2157627
DRIGGERS DANIEL AND DRIGGERS STEPHANIE	2157559
ESPOSITO SAMUEL	2157095
ESPOSITO SAMUEL	2157180
FIGUEREDO RANDALL	2150028
FLANARY MARK AND FANARY LORI	2156192
HART KEVIN M AND HART VICKIE L	2159029
HEAD JAMES	2149812
HEAD JAMES	2149881
ISAMAN CHERYL ANN	2156542
JULMISTE PIERRE AND GILMONIO BARBARA	2157078
MARSH DEBORAH E	2150750
MME FUTURES LLC	2158030
MOORE DARREN	2156885
MORTENSEN CARL C	2155342
NEILSON EVAN R	2157681
SONES MICHAEL RONALD JR	2152185
VANNESS THOMAS M	2158380
WHITING IVAN N	2155172

Continued Cases:

<u>Name</u>	<u>Case #</u>	<u>Continued Until</u>
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Attachment: March 2022 Final Agenda (20176 : Meeting 3-16-2022)

F. Old & New Cases (Alphabetical Order)**Cases to be Heard:**

<u>Name</u>	<u>Case #</u>	<u>Officer</u>	<u>Page</u>	<u>Experts on Case</u>
BLAKE RODNEY R	2155852	J. Charlton		
BREEDEN KYLE D AND BREEDEN MALERIE R	2144283	J. Charlton		Joanna Coutu
COOPER CAROLYN AND BUCK DANIEL, BUCK PATSY	2156465	J. Charlton		
CORBITT ROBERT A	2156393	M. Hampton		
ESPOSITO SAMUEL	2157083	J. Charlton		
ESPOSITO SAMUEL	2157082	J. Charlton		
FALAGAN MARK ANTHONY AND FALAGAN BRANDY NICOLE	2154483	G. Pierson		Joanna Coutu
FITCH DONALD A AND RILEY JANELLE, JOHNSON KENT C	2158044	A. Becker		
HEAFNER BRENDA AND FROCK AMANDA	2157773	A. Becker		
HOMOSASSA PRESERVE LLC	2144316	M. Hampton		Joanna Coutu
IRWIN VIRGINIA L, WICHERSHAM BETTY JOAN, ONEAL CAROLYN S., FOUST JAMES L, FOST ROGER K, FOUST MARK	2152183	G. Pierson		
IRWIN VIRGINIA L, WICHERSHAM BETTY JOAN, ONEAL CAROLYN S., FOUST JAMES L, FOST ROGER K, FOUST MARK	2152186	G. Pierson		
IRWIN VIRGINIA L, WICHERSHAM BETTY JOAN, ONEAL CAROLYN S., FOUST JAMES L, FOST ROGER K, FOUST MARK	2152187	G. Pierson		
ISAMAN CHERYL ANN	2156543	J. Charlton		
JOHNSON JIM RAY	2153591	A. Becker		
JOHNSON JIM RAY	2153704	A. Becker		
LAMOREE THOMAS E	2155148	A. Jonason		
LAMOREE THOMAS E	2155283	A. Jonason		
LUTTRELL JERRY DALE	2151389	G. Pierson		
LUTTRELL JERRY DALE	2151390	G. Pierson		

Attachment: March 2022 Final Agenda (20176 : Meeting 3-16-2022)

F. Old & New Cases (Alphabetical Order)**Cases to be Heard:**

<u>Name</u>	<u>Case #</u>	<u>Officer</u>	<u>Page</u>	<u>Experts on Case</u>
MARR TRENT AND MARR MARY N	2155732	J. Charlton		Joanna Coutu
MONEY JASON T & SHALAN L	242914	J. Charlton		Debra Burns
PATTERSON JANE ELLEN AND PATTERSON MICHAEL ARLEN	2157963	A. Becker		
SCHWEIGHART GREGORY S	2130762	M. Hampton		
SMAIL TAMMY	2153436	G. Pierson		
SORRELL ROBERT L AND SORRELL SHARON D	2158310	A. Becker		
SPEAKMAN ROBERT H	2149020	J. Charlton		

To Be Heard	Case #	Service Type	Officer
BLAKE RODNEY R	2155852	Posted property & LGB	J Charlton
Violation Address	# of Times on Agenda	Advertised	Original Hearing Date
7488 W COWHIDE COVE PATH CRYSTAL RIVER, FL 34428-	1	3/6/22	3/16/22
Experts			

Nature of Violation

It shall be unlawful for the owner or tenant of any land to permit, cause or have thereon any accumulation of junk, debris, rubbish and vegetative matter except for junk stored in enclosed litter receptacles or completely enclosed buildings; except for junk which will not fit into standard sized litter receptacles and which is set out for no more than 48 hours for pick up and removal; except for recyclable material stored in receptacles provided for recycling such materials; except junk stored in a lawfully established and maintained junk yard, garbage or waste disposal site or sanitary landfill; and except for accumulations of vegetative waste on agricultural lands on the above property, pursuant to Chapter 20, Article III, Section 20-31(a) of the Citrus County Code of Ordinances. TO WIT: DISCARDED FURNITURE; LOOSE TRASH AND DEBRIS; MISCELLANEOUS JUNK AND DEBRIS

1st Time Heard

1st Time Action

2nd Time Heard

2nd Time Action

3rd Time Heard

3rd Time Action

4th Time Heard

4th Time Action

5th Time Heard

5th Time Action

To Be Heard	Case #	Service Type	Officer
BREEDEN KYLE D AND BREEDEN MALERIE R	2144283	Certified Mail	J Charlton
Violation Address	# of Times on Agenda	Advertised	Original Hearing Date
8646 W ADMIRAL BYRD LN CRYSTAL RIVER, FL 34429-	2	3/6/22	1/19/22
Experts			
Joanna Coutu			

Nature of Violation

Violation of Land Development Code Section 3102(A): Special Requirements for all Accessory Uses: All accessory uses, regardless of location, shall be allowed once a permit is issued and meets the following requirements:

A. Accessory uses or structures may not be placed on residentially zoned property prior to the establishment of the principal use.

1. Boat docks may not be installed on lots of record which do not contain a principal use or structure unless the owners can demonstrate that the lot of record is undevelopable due to the presence of wetlands or the lack or inability to provide required infrastructure such as potable water or sewage disposal; the proposed dock has access control; and the proposed dock complies with all other applicable LDC standards.

B. Accessory structures shall not be occupied as a residence, with the exception of guest cottages/garage apartments as outlined herein. NOV GENERATED

1st Time Heard

1/24/22

1st Time Action

Special Master granted a continuance to allow property owners time for agricultural exemption to be approved. Continuation letter sent via certified mail advising of 3/16/2022 hearing date.

2nd Time Heard

2nd Time Action

3rd Time Heard

3rd Time Action

4th Time Heard

4th Time Action

5th Time Heard

5th Time Action

To Be Heard	Case #	Service Type	Officer
COOPER CAROLYN AND BUCK DANIEL, BUCK PATSY	2156465	Posted property & LGB	J Charlton
Violation Address	# of Times on Agenda	Advertised	Original Hearing Date
3426 N HOLIDAY DR CRYSTAL RIVER, FL 34428-	1	3/6/22	3/16/22
Experts			

Nature of Violation

It shall be unlawful for the owner or tenant of any land to permit, cause or have thereon any accumulation of junk, debris, rubbish and vegetative matter except for junk stored in enclosed litter receptacles or completely enclosed buildings; except for junk which will not fit into standard sized litter receptacles and which is set out for no more than 48 hours for pick up and removal; except for recyclable material stored in receptacles provided for recycling such materials; except junk stored in a lawfully established and maintained junk yard, garbage or waste disposal site or sanitary landfill; and except for accumulations of vegetative waste on agricultural lands on the above property, pursuant to Chapter 20, Article III, Section 20-31(a) of the Citrus County Code of Ordinances. TO WIT: DISCARDED FURNITURE; HOUSEHOLD GARBAGE; LOOSE TRASH AND DEBRIS; MISCELLANEOUS JUNK AND DEBRIS

1st Time Heard

1st Time Action

2nd Time Heard

2nd Time Action

3rd Time Heard

3rd Time Action

4th Time Heard

4th Time Action

5th Time Heard

5th Time Action

To Be Heard	Case #	Service Type	Officer
CORBITT ROBERT A	2156393	Certified Mail	Matthew Hampton
Violation Address	# of Times on Agenda	Advertised	Original Hearing Date
7058 W JACKSON LN HOMOSASSA, FL 34448-	1	3/6/22	3/16/22
Experts			

Nature of Violation

It shall be unlawful for the owner or tenant of any land to permit, cause or have thereon any accumulation of junk, debris, rubbish and vegetative matter except for junk stored in enclosed litter receptacles or completely enclosed buildings; except for junk which will not fit into standard sized litter receptacles and which is set out for no more than 48 hours for pick up and removal; except for recyclable material stored in receptacles provided for recycling such materials; except junk stored in a lawfully established and maintained junk yard, garbage or waste disposal site or sanitary landfill; and except for accumulations of vegetative waste on agricultural lands on the above property, pursuant to Chapter 20, Article III, Section 20-31(a) of the Citrus County Code of Ordinances. TO WIT: APPLIANCES; AUTO PARTS; DISCARDED FURNITURE; HOUSEHOLD GARBAGE; LOOSE TRASH AND DEBRIS; MISCELLANEOUS JUNK AND DEBRIS

1st Time Heard

1st Time Action

2nd Time Heard

2nd Time Action

3rd Time Heard

3rd Time Action

4th Time Heard

4th Time Action

5th Time Heard

5th Time Action

To Be Heard	Case #	Service Type	Officer
ESPOSITO SAMUEL	2157083	Posted property & LGB	J Charlton
Violation Address	# of Times on Agenda	Advertised	Original Hearing Date
6605 N MARYLOIS PT CRYSTAL RIVER, FL 34428-	1	3/6/22	3/16/22
Experts			

Nature of Violation

It shall be a violation of this article for any person, firm or corporation to keep, dump, store, place or deposit abandoned, unlicensed, inoperable, junked, disabled, wrecked, discarded or otherwise unused vehicles on any property, street, or highway; pursuant to Chapter 20, Article IV Section 20-41 of the Citrus County Code of Ordinances. TO WIT: Any and all unlicensed, unserviceable, or inoperable vehicles, vessels, or trailers.

1st Time Heard

1st Time Action

2nd Time Heard

2nd Time Action

3rd Time Heard

3rd Time Action

4th Time Heard

4th Time Action

5th Time Heard

5th Time Action

To Be Heard	Case #	Service Type	Officer
ESPOSITO SAMUEL	2157082	Posted property & LGB	J Charlton
Violation Address	# of Times on Agenda	Advertised	Original Hearing Date
6605 N MARYLOIS PT CRYSTAL RIVER, FL 34428-	1	3/6/22	3/16/22
Experts			

Nature of Violation

It shall be unlawful for the owner or tenant of any land to permit, cause or have thereon any accumulation of junk, debris, rubbish and vegetative matter except for junk stored in enclosed litter receptacles or completely enclosed buildings; except for junk which will not fit into standard sized litter receptacles and which is set out for no more than 48 hours for pick up and removal; except for recyclable material stored in receptacles provided for recycling such materials; except junk stored in a lawfully established and maintained junk yard, garbage or waste disposal site or sanitary landfill; and except for accumulations of vegetative waste on agricultural lands on the above property, pursuant to Chapter 20, Article III, Section 20-31(a) of the Citrus County Code of Ordinances. TO WIT: APPLIANCES; DISCARDED FURNITURE; HOUSEHOLD GARBAGE; LOOSE TRASH AND DEBRIS; MISCELLANEOUS JUNK AND DEBRIS

1st Time Heard

1st Time Action

2nd Time Heard

2nd Time Action

3rd Time Heard

3rd Time Action

4th Time Heard

4th Time Action

5th Time Heard

5th Time Action

To Be Heard	Case #	Service Type	Officer
FALAGAN MARK ANTHONY AND FALAGAN BRANDY NICOLE	2154483	Posted property & LGB	George Pierson
Violation Address	# of Times on Agenda	Advertised	Original Hearing Date

2453 N JUNGLE CAMP RD
INVERNESS, FL 34453-

1

3/6/22

3/16/22

Experts

Joanna Coutu

Nature of Violation

Violation of Land Development Code Section 3102(A): Special Requirements for all Accessory Uses: All accessory uses, regardless of location, shall be allowed once a permit is issued and meets the following requirements:

A. Accessory uses or structures may not be placed on residentially zoned property prior to the establishment of the principal use.

1. Boat docks may not be installed on lots of record which do not contain a principal use or structure unless the owners can demonstrate that the lot of record is undevelopable due to the presence of wetlands or the lack or inability to provide required infrastructure such as potable water or sewage disposal; the proposed dock has access control; and the proposed dock complies with all other applicable LDC standards.

B. Accessory structures shall not be occupied as a residence, with the exception of guest cottages/garage apartments as outlined herein. NOV GENERATED

1st Time Heard

1st Time Action

2nd Time Heard

2nd Time Action

3rd Time Heard

3rd Time Action

4th Time Heard

4th Time Action

5th Time Heard

5th Time Action

To Be Heard	Case #	Service Type	Officer
FITCH DONALD A AND RILEY JANELLE, JOHNSON KENT C	2158044	Posted Property & LGB	Amy Becker
Violation Address	# of Times on Agenda	Advertised	Original Hearing Date

455 S THOMPSON AVE
LECANTO, FL 34461-

1

3/6/22

3/16/22

Experts

Nature of Violation

It shall be unlawful for the owner or tenant of any land to permit, cause or have thereon any accumulation of junk, debris, rubbish and vegetative matter except for junk stored in enclosed litter receptacles or completely enclosed buildings; except for junk which will not fit into standard sized litter receptacles and which is set out for no more than 48 hours for pick up and removal; except for recyclable material stored in receptacles provided for recycling such materials; except junk stored in a lawfully established and maintained junk yard, garbage or waste disposal site or sanitary landfill; and except for accumulations of vegetative waste on agricultural lands on the above property, pursuant to Chapter 20, Article III, Section 20-31(a) of the Citrus County Code of Ordinances.

1st Time Heard

1st Time Action

2nd Time Heard

2nd Time Action

3rd Time Heard

3rd Time Action

4th Time Heard

4th Time Action

5th Time Heard

5th Time Action

To Be Heard	Case #	Service Type	Officer
HEAFNER BRENDA AND FROCK AMANDA	2157773	Certified Mail & Posted Property & LGB	Amy Becker
Violation Address	# of Times on Agenda	Advertised	Original Hearing Date
38 ROOSEVELT BLVD BEVERLY HILLS, FL 34465-	1	3/6/22	3/16/22
Experts			

Nature of Violation

It shall be unlawful for the owner or tenant of any land to permit, cause or have thereon any accumulation of junk, debris, rubbish and vegetative matter except for junk stored in enclosed litter receptacles or completely enclosed buildings; except for junk which will not fit into standard sized litter receptacles and which is set out for no more than 48 hours for pick up and removal; except for recyclable material stored in receptacles provided for recycling such materials; except junk stored in a lawfully established and maintained junk yard, garbage or waste disposal site or sanitary landfill; and except for accumulations of vegetative waste on agricultural lands on the above property, pursuant to Chapter 20, Article III, Section 20-31(a) of the Citrus County Code of Ordinances.

1st Time Heard

1st Time Action

2nd Time Heard

2nd Time Action

3rd Time Heard

3rd Time Action

4th Time Heard

4th Time Action

5th Time Heard

5th Time Action

To Be Heard	Case #	Service Type	Officer
HOMOSASSA PRESERVE LLC	2144316	Posted Property & LGB	Matthew Hampton
Violation Address	# of Times on Agenda	Advertised	Original Hearing Date
11265 W SPRING PARK CT HOMOSASSA, FL 34448-	1	3/6/22	3/16/22
Experts			
Joanna Coutu			

Nature of Violation

Violation of Land Development Code Section 3102(A): Special Requirements for all Accessory Uses: All accessory uses, regardless of location, shall be allowed once a permit is issued and meets the following requirements:

A. Accessory uses or structures may not be placed on residentially zoned property prior to the establishment of the principal use.

1. Boat docks may not be installed on lots of record which do not contain a principal use or structure unless the owners can demonstrate that the lot of record is undevelopable due to the presence of wetlands or the lack or inability to provide required infrastructure such as potable water or sewage disposal; the proposed dock has access control; and the proposed dock complies with all other applicable LDC standards.

B. Accessory structures shall not be occupied as a residence, with the exception of guest cottages/garage apartments as outlined herein. TO WIT: TRAVEL TRAILER, FURNITURE AND ANY AND ALL OTHER ITEMS BEING KEPT ON PROPERTY WITHOUT A PRINCIPLE UJSE STRUCTURE

1st Time Heard

1st Time Action

2nd Time Heard

2nd Time Action

3rd Time Heard

3rd Time Action

4th Time Heard

4th Time Action

5th Time Heard

5th Time Action

To Be Heard	Case #	Service Type	Officer
IRWIN VIRGINIA L, WICHERSHAM BETTY JOAN, ONEAL CAROLYN S., FOUST JAMES L, FOUST ROGER K. FOUST MARK	2152183	Posted property & LGB	George Pierson
Violation Address	# of Times on Agenda	Advertised	Original Hearing Date
8435 E JEFFERSON ST FLORAL CITY, FL 34436-	1	3/6/22	3/16/22

Experts

Nature of Violation

It shall be unlawful for the owner or tenant of any land to permit, cause or have thereon any accumulation of junk, debris, rubbish and vegetative matter except for junk stored in enclosed litter receptacles or completely enclosed buildings; except for junk which will not fit into standard sized litter receptacles and which is set out for no more than 48 hours for pick up and removal; except for recyclable material stored in receptacles provided for recycling such materials; except junk stored in a lawfully established and maintained junk yard, garbage or waste disposal site or sanitary landfill; and except for accumulations of vegetative waste on agricultural lands on the above property, pursuant to Chapter 20, Article III, Section 20-31(a) of the Citrus County Code of Ordinances. TO WIT: LOOSE TRASH AND DEBRIS; MISCELLANEOUS JUNK AND DEBRIS

1st Time Heard

1st Time Action

2nd Time Heard

2nd Time Action

3rd Time Heard

3rd Time Action

4th Time Heard

4th Time Action

5th Time Heard

5th Time Action

To Be Heard	Case #	Service Type	Officer
IRWIN VIRGINIA L, WICHERSHAM BETTY JOAN, ONEAL CAROLYN S., FOUST JAMES L, FOUST ROGER K. FOUST MARK	2152186	Posted property & LGB	George Pierson
Violation Address	# of Times on Agenda	Advertised	Original Hearing Date
8435 E JEFFERSON ST FLORAL CITY, FL 34436-	1	3/6/22	3/16/22

Experts

Nature of Violation

It shall be unlawful for any person owning, leasing, occupying or having control of any property subject to the provisions of this section to permit or maintain grass, weeds, brush and undergrowth in excess of 18" in height, or an accumulation of vegetative matter pursuant to Chapter 20, Article VI Section 20-61 of the Citrus County Code of Ordinances. NOV GENERATED

1st Time Heard

1st Time Action

2nd Time Heard

2nd Time Action

3rd Time Heard

3rd Time Action

4th Time Heard

4th Time Action

5th Time Heard

5th Time Action

To Be Heard	Case #	Service Type	Officer
IRWIN VIRGINIA L, WICHERSHAM BETTY JOAN, ONEAL CAROLYN S., FOUST JAMES L, FOUST ROGER K. FOUST MARK	2152187	Posted property & LGB	George Pierson
Violation Address	# of Times on Agenda	Advertised	Original Hearing Date
8435 E JEFFERSON ST FLORAL CITY, FL 34436-	1	3/6/22	3/16/22

Experts

Nature of Violation

It shall be a violation of this article for any person, firm or corporation to keep, dump, store, place or deposit abandoned, unlicensed, inoperable, junked, disabled, wrecked, discarded or otherwise unused vehicles on any property, street, or highway; pursuant to Chapter 20, Article IV Section 20-41 of the Citrus County Code of Ordinances. NOV GENERATED

1st Time Heard

1st Time Action

2nd Time Heard

2nd Time Action

3rd Time Heard

3rd Time Action

4th Time Heard

4th Time Action

5th Time Heard

5th Time Action

To Be Heard	Case #	Service Type	Officer
ISAMAN CHERYL ANN	2156543	Certified Mail	J Charlton
Violation Address	# of Times on Agenda	Advertised	Original Hearing Date
11794 N RIVERBEND RD DUNNELLON, FL 34433-	1	3/6/22	3/16/22
Experts			

Nature of Violation

It shall be unlawful for the owner or tenant of any land to permit, cause or have thereon any accumulation of junk, debris, rubbish and vegetative matter except for junk stored in enclosed litter receptacles or completely enclosed buildings; except for junk which will not fit into standard sized litter receptacles and which is set out for no more than 48 hours for pick up and removal; except for recyclable material stored in receptacles provided for recycling such materials; except junk stored in a lawfully established and maintained junk yard, garbage or waste disposal site or sanitary landfill; and except for accumulations of vegetative waste on agricultural lands on the above property, pursuant to Chapter 20, Article III, Section 20-31(a) of the Citrus County Code of Ordinances. TO WIT: LOOSE TRASH AND DEBRIS; AUTO PARTS; DISCARDED FURNITURE; MISCELLANEOUS JUNK AND DEBRIS

1st Time Heard

1st Time Action

2nd Time Heard

2nd Time Action

3rd Time Heard

3rd Time Action

4th Time Heard

4th Time Action

5th Time Heard

5th Time Action

To Be Heard	Case #	Service Type	Officer
JOHNSON JIM RAY	2153591	Posted Property & LGB	Amy Becker
Violation Address	# of Times on Agenda	Advertised	Original Hearing Date
48 S LINCOLN AVE BEVERLY HILLS, FL 34465-	1	3/6/22	3/16/22
Experts			

Nature of Violation

It shall be unlawful for the owner or tenant of any land to permit, cause or have thereon any accumulation of junk, debris, rubbish and vegetative matter except for junk stored in enclosed litter receptacles or completely enclosed buildings; except for junk which will not fit into standard sized litter receptacles and which is set out for no more than 48 hours for pick up and removal; except for recyclable material stored in receptacles provided for recycling such materials; except junk stored in a lawfully established and maintained junk yard, garbage or waste disposal site or sanitary landfill; and except for accumulations of vegetative waste on agricultural lands on the above property, pursuant to Chapter 20, Article III, Section 20-31(a) of the Citrus County Code of Ordinances. TO WIT:
MISCELLANEOUS JUNK AND DEBRIS; DISCARDED FURNITURE

1st Time Heard

1st Time Action

2nd Time Heard

2nd Time Action

3rd Time Heard

3rd Time Action

4th Time Heard

4th Time Action

5th Time Heard

5th Time Action

To Be Heard	Case #	Service Type	Officer
JOHNSON JIM RAY	2153704	Posted Property & LGB	Amy Becker
Violation Address	# of Times on Agenda	Advertised	Original Hearing Date
48 S LINCOLN AVE BEVERLY HILLS, FL 34465-	1	3/6/22	3/16/22
Experts			

Nature of Violation

It shall be unlawful for any person owning, leasing, occupying or having control of any property subject to the provisions of this section to permit or maintain grass, weeds, brush and undergrowth in excess of 18" in height, or an accumulation of vegetative matter pursuant to Chapter 20, Article VI Section 20-61 of the Citrus County Code of Ordinances. NOV GENERATED

1st Time Heard

1st Time Action

2nd Time Heard

2nd Time Action

3rd Time Heard

3rd Time Action

4th Time Heard

4th Time Action

5th Time Heard

5th Time Action

To Be Heard	Case #	Service Type	Officer
LAMOREE THOMAS E	2155148	Certified Mail	Alan Jonason
Violation Address	# of Times on Agenda	Advertised	Original Hearing Date
7245 N PARADISE PT HERNANDO, FL 34442-	1	3/6/22	3/16/22
Experts			

Nature of Violation

It shall be unlawful for the owner or tenant of any land to permit, cause or have thereon any accumulation of junk, debris, rubbish and vegetative matter except for junk stored in enclosed litter receptacles or completely enclosed buildings; except for junk which will not fit into standard sized litter receptacles and which is set out for no more than 48 hours for pick up and removal; except for recyclable material stored in receptacles provided for recycling such materials; except junk stored in a lawfully established and maintained junk yard, garbage or waste disposal site or sanitary landfill; and except for accumulations of vegetative waste on agricultural lands on the above property, pursuant to Chapter 20, Article III, Section 20-31(a) of the Citrus County Code of Ordinances. TO WIT: APPLIANCES; DISCARDED FURNITURE; HOUSEHOLD GARBAGE; LOOSE TRASH AND DEBRIS; MISCELLANEOUS JUNK AND DEBRIS

1st Time Heard

1st Time Action

2nd Time Heard

2nd Time Action

3rd Time Heard

3rd Time Action

4th Time Heard

4th Time Action

5th Time Heard

5th Time Action

To Be Heard	Case #	Service Type	Officer
LAMOREE THOMAS E	2155283	Certified Mail	Alan Jonason
Violation Address	# of Times on Agenda	Advertised	Original Hearing Date
7245 N PARADISE PT HERNANDO, FL 34442-	1	3/6/22	3/16/22
Experts			

Nature of Violation

It shall be a violation of this article for any person, firm or corporation to keep, dump, store, place or deposit abandoned, unlicensed, inoperable, junked, disabled, wrecked, discarded or otherwise unused vehicles on any property, street, or highway; pursuant to Chapter 20, Article IV Section 20-41 of the Citrus County Code of Ordinances. TO WIT: Any and all unlicensed, unserviceable, or inoperable vehicles, vessels, or trailers.

1st Time Heard

1st Time Action

2nd Time Heard

2nd Time Action

3rd Time Heard

3rd Time Action

4th Time Heard

4th Time Action

5th Time Heard

5th Time Action

To Be Heard	Case #	Service Type	Officer
LUTTRELL JERRY DALE	2151389	Posted property & LGB	George Pierson
Violation Address	# of Times on Agenda	Advertised	Original Hearing Date
9034 S TIMBERLINE TER INVERNESS, FL 34452-	1	3/6/22	3/16/22
Experts			

Nature of Violation

It shall be unlawful for the owner or tenant of any land to permit, cause or have thereon any accumulation of junk, debris, rubbish and vegetative matter except for junk stored in enclosed litter receptacles or completely enclosed buildings; except for junk which will not fit into standard sized litter receptacles and which is set out for no more than 48 hours for pick up and removal; except for recyclable material stored in receptacles provided for recycling such materials; except junk stored in a lawfully established and maintained junk yard, garbage or waste disposal site or sanitary landfill; and except for accumulations of vegetative waste on agricultural lands on the above property, pursuant to Chapter 20, Article III, Section 20-31(a) of the Citrus County Code of Ordinances. TO WIT: DISCARDED FURNITURE; LOOSE TRASH AND DEBRIS; MISCELLANEOUS JUNK AND DEBRIS

1st Time Heard

1st Time Action

2nd Time Heard

2nd Time Action

3rd Time Heard

3rd Time Action

4th Time Heard

4th Time Action

5th Time Heard

5th Time Action

To Be Heard	Case #	Service Type	Officer
LUTTRELL JERRY DALE	2151390	Posted property & LGB	George Pierson
Violation Address	# of Times on Agenda	Advertised	Original Hearing Date
9034 S TIMBERLINE TER INVERNESS, FL 34452-	1	3/6/22	3/16/22
Experts			

Nature of Violation

It shall be unlawful for any person owning, leasing, occupying or having control of any property subject to the provisions of this section to permit or maintain grass, weeds, brush and undergrowth in excess of 18" in height, or an accumulation of vegetative matter pursuant to Chapter 20, Article VI Section 20-61 of the Citrus County Code of Ordinances. NOV GENERATED

1st Time Heard

1st Time Action

2nd Time Heard

2nd Time Action

3rd Time Heard

3rd Time Action

4th Time Heard

4th Time Action

5th Time Heard

5th Time Action

To Be Heard	Case #	Service Type	Officer
MARR TRENT AND MARR MARY N	2155732	Posted property & LGB	J Charlton
Violation Address	# of Times on Agenda	Advertised	Original Hearing Date
823 N APPALACHIAN TER CRYSTAL RIVER, FL 34429-	1	3/6/22	3/16/22
Experts			
Joanna Coutu			

Nature of Violation

Violation of Land Development Code Section 3102(A): Special Requirements for all Accessory Uses: All accessory uses, regardless of location, shall be allowed once a permit is issued and meets the following requirements:

A. Accessory uses or structures may not be placed on residentially zoned property prior to the establishment of the principal use.

1. Boat docks may not be installed on lots of record which do not contain a principal use or structure unless the owners can demonstrate that the lot of record is undevelopable due to the presence of wetlands or the lack or inability to provide required infrastructure such as potable water or sewage disposal; the proposed dock has access control; and the proposed dock complies with all other applicable LDC standards.

B. Accessory structures shall not be occupied as a residence, with the exception of guest cottages/garage apartments as outlined herein. NOV GENERATED

1st Time Heard

1st Time Action

2nd Time Heard

2nd Time Action

3rd Time Heard

3rd Time Action

4th Time Heard

4th Time Action

5th Time Heard

5th Time Action

To Be Heard	Case #	Service Type	Officer
MONEY JASON T & SHALAN L	242914		J Charlton
Violation Address	# of Times on Agenda	Advertised	Original Hearing Date
791 N DUNKENFIELD AVE CRYSTAL RIVER, FL 34429-	2	3/6/22	1/19/22
Experts			
Debra Burns			

Nature of Violation

Chapter 42, Article II, Section 42-39(b): Conflict with Central Water Facilities
All buildings served by on-site potable water systems, except approved community water systems as defined in F.A.C. 62-550.200(7), developed under the provisions of law & administrative rules, must connect to & utilize potable water from a publicly owned or investor owned permitted central water system within 365 days after notification by the publicly owned or investor owned water system that such a system is available. However, a publicly owned or investor owned central water system may, with the approval of the department, waive the requirement of compulsory connection to the system if it determines that such connection is not required in the public interest due to financial or public health considerations.

1st Time Heard

1/31/22

1st Time Action

Special Master granted a continuance to allow respondents to obtain a waiver based on length from home to the road.

2nd Time Heard

2nd Time Action

3rd Time Heard

3rd Time Action

4th Time Heard

4th Time Action

5th Time Heard

5th Time Action

To Be Heard	Case #	Service Type	Officer
PATTERSON JANE ELLEN AND PATTERSON MICHAEL ARLEN	2157963	Certified Mail	Amy Becker
Violation Address	# of Times on Agenda	Advertised	Original Hearing Date
63 S DAVIS ST BEVERLY HILLS, FL 34465-	1	3/6/22	3/16/22
Experts			

Nature of Violation

It shall be unlawful for the owner or tenant of any land to permit, cause or have thereon any accumulation of junk, debris, rubbish and vegetative matter except for junk stored in enclosed litter receptacles or completely enclosed buildings; except for junk which will not fit into standard sized litter receptacles and which is set out for no more than 48 hours for pick up and removal; except for recyclable material stored in receptacles provided for recycling such materials; except junk stored in a lawfully established and maintained junk yard, garbage or waste disposal site or sanitary landfill; and except for accumulations of vegetative waste on agricultural lands on the above property, pursuant to Chapter 20, Article III, Section 20-31(a) of the Citrus County Code of Ordinances. TO WIT: DISCARDED FURNITURE; MISCELLANEOUS JUNK AND DEBRIS; LOOSE TRASH AND DEBRIS; HOUSEHOLD GARBAGE; APPLIANCES

1st Time Heard

1st Time Action

2nd Time Heard

2nd Time Action

3rd Time Heard

3rd Time Action

4th Time Heard

4th Time Action

5th Time Heard

5th Time Action

To Be Heard	Case #	Service Type	Officer
SCHWEIGHART GREGORY S	2130762	Certified Mail	Matthew Hampton
Violation Address	# of Times on Agenda	Advertised	Original Hearing Date
9810 S YORK WAY HOMOSASSA, FL 34448-	1	3/6/22	3/16/22
Experts			

Nature of Violation

It shall be a violation of this article for any person, firm or corporation to keep, dump, store, place or deposit abandoned, unlicensed, inoperable, junked, disabled, wrecked, discarded or otherwise unused vehicles on any property, street, or highway; pursuant to Chapter 20, Article IV Section 20-41 of the Citrus County Code of Ordinances. TO WIT: Any and all unlicensed, unserviceable, or inoperable vehicles, vessels, or trailers.

1st Time Heard

1st Time Action

2nd Time Heard

2nd Time Action

3rd Time Heard

3rd Time Action

4th Time Heard

4th Time Action

5th Time Heard

5th Time Action

To Be Heard	Case #	Service Type	Officer
SMAIL TAMMY	2153436	Certified Mail	George Pierson
Violation Address	# of Times on Agenda	Advertised	Original Hearing Date
1651 S SHADY TER INVERNESS, FL 34450-	1	3/6/22	3/16/22
Experts			

Nature of Violation

It shall be unlawful for the owner or tenant of any land to permit, cause or have thereon any accumulation of junk, debris, rubbish and vegetative matter except for junk stored in enclosed litter receptacles or completely enclosed buildings; except for junk which will not fit into standard sized litter receptacles and which is set out for no more than 48 hours for pick up and removal; except for recyclable material stored in receptacles provided for recycling such materials; except junk stored in a lawfully established and maintained junk yard, garbage or waste disposal site or sanitary landfill; and except for accumulations of vegetative waste on agricultural lands on the above property, pursuant to Chapter 20, Article III, Section 20-31(a) of the Citrus County Code of Ordinances. TO WIT: LOOSE TRASH AND DEBRIS; MISCELLANEOUS JUNK AND DEBRIS

1st Time Heard

1st Time Action

2nd Time Heard

2nd Time Action

3rd Time Heard

3rd Time Action

4th Time Heard

4th Time Action

5th Time Heard

5th Time Action

To Be Heard	Case #	Service Type	Officer
SORRELL ROBERT L AND SORRELL SHARON D	2158310	Posted Property & LGB & Certified Mail	Amy Becker
Violation Address	# of Times on Agenda	Advertised	Original Hearing Date
6890 N PRESTON PT CITRUS SPRINGS, FL 34434-	1	3/6/22	3/16/22
Experts			

Nature of Violation

It shall be a violation of this article for any person, firm or corporation to keep, dump, store, place or deposit abandoned, unlicensed, inoperable, junked, disabled, wrecked, discarded or otherwise unused vehicles on any property, street, or highway; pursuant to Chapter 20, Article IV Section 20-41 of the Citrus County Code of Ordinances. TO WIT: Any and all unlicensed, unserviceable, or inoperable vehicles, vessels, or trailers.

1st Time Heard

1st Time Action

2nd Time Heard

2nd Time Action

3rd Time Heard

3rd Time Action

4th Time Heard

4th Time Action

5th Time Heard

5th Time Action

To Be Heard	Case #	Service Type	Officer
SPEAKMAN ROBERT H	2149020	Certified Mail	J Charlton
Violation Address	# of Times on Agenda	Advertised	Original Hearing Date
1167 N RICE TER CRYSTAL RIVER, FL 34429-	1	3/6/22	3/16/22
Experts			

Nature of Violation

On-site sewage treatment and disposal system, hereafter referred to as OSTDS, owners within the service area must connect to the utility within the following time periods: If the OSTDS is properly functioning, the OSTDS owner must connect to the utility within 365 days after receiving notification that the utility is available for connection pursuant to Chapter 42, Article V, Section 42-164 herein and specifically Chapter 42, Article V, Section 42-163(a) (1) of the Citrus County Code of Ordinances.

1st Time Heard

1st Time Action

2nd Time Heard

2nd Time Action

3rd Time Heard

3rd Time Action

4th Time Heard

4th Time Action

5th Time Heard

5th Time Action

G. Other Business

<u>Name</u>	<u>Case #</u>	<u>Officer</u>	<u>Experts on Case</u>
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H. Adjourn

Any person requiring reasonable accommodation at this meeting because of a disability or physical impairment should contact the County Administrator's Office, 110 North Apopka Avenue, Inverness, Florida 34450; (352) 341-6560, at least two days before the meeting. If you are hearing or speech impaired, use the TDD telephor (352) 341-6580.

CHRISTIAN W. WAUGH, SPECIAL MASTER
CITRUS COUNTY
CODE COMPLIANCE HEARING

Attachment: March 2022 Final Agenda (20176 : Meeting 3-16-2022)