

**Special Magistrate Code Enforcement Minutes
March 3, 2009**

The one hundred and first regularly scheduled meeting of the Special Magistrate was held on March 3, 2009, in the City Hall Commission Chamber. The meeting began at 2:00 p.m., with the Special Magistrate noting that the Minutes of the February 3, 2009 meeting had been read and approved.

Present: Archie O. Lowry, Jr., Special Magistrate, Cindy Jones, Recording Secretary and respondents were present.

Cindy Jones as a representative of the City was sworn in by the Special Magistrate.

SM-044-08 Robert Pharis, 200 Pennsylvania Street. Cindy Jones gave a history of the file noting that the property was in compliance at the present time. Mr. Pharis was present and sworn in. Mr. Pharis indicated that his son was living there and, once Mr. Pharis received the violation notice, he had asked his son to leave.

Order for Reduction of Fine: Respondents shall pay a reduced fine of \$149.66 representing costs associated with the file within sixty days of the date of this hearing.

SM-012-07 Lawrence Lee & Joanne Stephens, 703 Pleasantdale Drive. Cindy Jones gave a history of the file involving an excessively fire-damaged structure and trash and debris. Mr. Stephens was present and testified that it had taken him so long to clean the property because he was not sure if he still owned it.

Order for Reduction of Fine: Respondents shall pay a reduced fine of \$11,720.00 (56 days x \$100.00 = \$5,600.00 plus 558 days x \$200.00 = \$111,600.00, totaling \$117,200.00. 10% of \$117,200.00 = \$11,720.00) together with costs associated with the file in the amount of \$1,753.23, for a total amount due of \$13,473.23 to the City of Wildwood, Building Services Department, 100 North Main Street, Wildwood, FL 34785.

SM-056-08 Walter X & Norma G Novillo, 4989 SR 44, Lots 14 and 25. Cindy Jones gave a history of the file involving violations of building codes in two rental mobile homes. Cindy Jones informed the Special Master that no permits had been issued for repair of Mr. Novillo's mobile homes. Walter Novillo was present and sworn in. Mr. Noville stated that he had contacted Kiley and Sons Plumbing to connect the water heater. Cindy Jones explained that that company had been in the office and refused to get a permit for the work (which they considered maintenance) because the water heater had already been moved and they just connected it.

Don Dixon was present and sworn in. Mr. Dixon, as the Building Official for the City of Wildwood, explained that, had the plumber moved the water heater they would have place a pan under it. Because the company was not sure that all codes were complied with, they had refused to get a permit.

Order of Enforcement: Respondent shall provide the City with a copy of the bill for electrical repair concerning the necessary repairs on the mobile homes. Respondent shall also contact the plumbing company and have them check the water heater installation and obtain a permit for the work that was performed as soon as possible.

Respondent shall contact the City of Wildwood, Building Services Department at 352/330-1330 extensions 119, 120 or 160 to request an inspection.

This matter shall come back at the April 7, 2009 Special Magistrate hearing. Costs associated with the file shall be ruled on at that time.

With no further business to discuss, the meeting was adjourned at 3:00 p.m.

CITY OF WILDWOOD SPECIAL MAGISTRATE

Archie O. Lowry, Jr.