

Under old business, Chair Connery advised that Case 19-4542 would be moved to the end of the agenda and that staff will be proceeding with new business.

Under new business, the board considered Case 19-4431, William R. Davis Estate. The property is located at 85487 Ashley Street in Fernandina Beach, Florida.

Officer Favors was sworn in to testify. He presented the case against William R. Davis Estates for violations of Ordinance 2015-10, Section 6.01(3)(7) and (8), general nuisances affecting public health. He stated that the property owner was cited on August 2, 2019; and the notice of violation and public hearing were posted on the property. He noted that the property is zoned Open Rural (OR). Staff is requesting the administrative fees in the amount of \$374.96. He explained that this particular piece of property has been cited for prior violation, but the property was in compliance when it came to the Code Enforcement Board and the property owner was ordered to pay the administrative fees. Officer Favors provided a PowerPoint presentation with pictures of trash, liter and debris; a camper with no septic or electrical hook up; and an old air conditioner unit. He clarified that there has been no communication with the property owner except for a brief conversation with a family member that claimed that the violation will be addressed. Discussion followed.

Ms. Wylie responded to an inquiry by the Board regarding the pending administrative fees. She stated that currently there is a lien on the property and the property appraiser does not have it listed as being homestead. Following discussion, Mr. Mullin clarified that this would be considered a new citation, because there was no adjudication or finding made by the Code Enforcement Board on the previous violation. Ms. Wylie stated that the prior violation was for trash, liter and

debris, noting that it was under a different Ordinance and Section of the code for general nuisance.

Following discussion, it was moved by Board Member Bell that based on competent and substantial evidence and testimony received in the record that William R. Davis Estates is in violation of Ordinance 2015-10, Section 6.01(3)(7) and (8), general nuisances affecting public health. The motion was seconded by Board Member Estep and the vote carried unanimously.

It was moved by Board Member Bell that the respondent shall correct the violation on or before December 10, 2019 and that in the event that the property is not in compliance prior to that date a fine in the amount of \$50.00 per day shall commence and accrue until such time as the property comes into compliance. Administrative fees in the amount of \$374.96 be assessed to cover the administrative cost incurred in prosecuting this case and shall be paid on or before December 10, 2019 and that pursuant to *Florida Statutes Chapter 162.08-09*, this order shall be recorded in the Official Records of Nassau County, Florida and shall constitute a lien against the Respondent(s) in an amount equal to any and all fees and fines hereby imposed. The motion was seconded by Board Member Gladden and the vote carried unanimously.

Next, the board considered Case 19-4373, Circle K Stores, Inc. The property is located at 941268 Old Nassauville Road in Fernandina Beach, Florida.

Officer Favors presented the case against Circle K Stores, Inc., for violations of 2017 Florida Building Code, 6th Edition, Section 105.1, Building Codes, permits required. He advised that the property owner was cited on June 24, 2019; and that the notice of violation and public hearing were mailed certified mail and accepted. He noted that the property is zoned Commercial Neighborhood (CN). He explained that