

NOTICE OF HEARING
MUNICIPAL CODE ENFORCEMENT BOARD
CITY OF CLEARWATER, FLORIDA
Case 117-18

Certified Mail
July 17, 2018

Owner: Surf Style Clearwater Beach Condo Assn Inc
315 S Gulfveiw Blvd.
Clearwater, FL 33767-2445

Violation Address: 311 S Gulfview Blvd., Clearwater
Surf Style Clearwater Beach Condo Common Elements

Dear Sir/Madam:

You are hereby formally notified that on **Wednesday, August 22, 2018, at 1:30 p.m.** there will be a public hearing before the Municipal Code Enforcement Board in the Council Chambers, 3rd floor, City Hall at 112 South Osceola Avenue, Clearwater, Florida, concerning violation of Section **4-1002 & 4-1008.E** of the Clearwater City Code. (See attached Affidavit(s) of Violation).

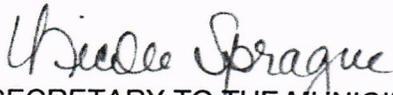
You are hereby ordered to appear before the Municipal Code Enforcement Board on the hearing date to answer these charges and to present your side of the case. Failure to appear may result in the Board proceeding in your absence. You have the right to obtain an attorney, at your own expense, to represent you before the Board. If you are absent but represented at the hearing, your representative must present to the Board your letter authorizing your representative to speak on your behalf. You will have the opportunity to present witnesses as well as question witnesses against you prior to the Board making a determination. Please be prepared to present evidence at the hearing concerning the amount of time necessary to correct the alleged violations should you be found to be in violation of the City Code.

The case shall be presented to the Board even if the violations described in the attached Affidavit(s) of Violation are corrected prior to the Board hearing.

Should you be found in violation of the City Code, the Municipal Code Enforcement Board has the power by law to levy fines of up to \$250 a day per violation against you and your property for every day each violation continues beyond the date set for compliance in an Order of the Board.

If you wish to have any witnesses subpoenaed, please contact the Secretary of the Municipal Code Enforcement Board within five (5) days at 727-562-4097. If you have any questions regarding the cited violations or if the violations are corrected prior to the hearing, please contact the Inspector whose name appears on the Affidavit(s) of Violation.

Sincerely,


SECRETARY TO THE MUNICIPAL CODE ENFORCEMENT BOARD

The Municipal Code Enforcement Board was created pursuant to General Act 80-300, General Laws of Florida, 1979, and Ordinance 2169-80 of the City of Clearwater. The purpose of this quasi-judicial Board of seven citizens is to quickly and fairly render decisions and facilitate enforcement of certain codes of the City of Clearwater.

The City of Clearwater strongly supports and fully complies with the Americans with Disabilities Act (ADA). Please advise us at least 48 hours prior to the hearing if you require special accommodations at 727-562-4090. Assisted Listening Devices are available. Kindly silence electronic devices during the hearings.

FLORIDA STATUTE 286.0105 STATES THAT ANY PERSON APPEALING A DECISION OF THIS BOARD WILL NEED A RECORD OF THE PROCEEDINGS.

MUNICIPAL CODE ENFORCEMENT BOARD OF THE CITY OF CLEARWATER, FLORIDA
AFFIDAVIT OF VIOLATION AND REQUEST FOR HEARING

NAME OF VIOLATOR: SURF STYLE CLEARWATER BEACH CONDO
MAILING ADDRESS: ASSN INC CITY CASE#: BIZ2018-00146
315 S GULFVIEW BLVD
CLEARWATER, FL 33767-2445

VIOLATION ADDRESS: 311 S GULFVIEW BLVD
CLEARWATER, FL

DATE OF OFFICIAL NOTICE OF VIOLATION: 3/7/2018

LEGAL DESCRIPTION OF PROPERTY: SURF STYLE CLEARWATER BEACH CONDO COMMON ELEMENTS

PARCEL #: 07-29-15-88463-000-0001

DATE OF INSPECTION: 6/12/2018 2:17:00 PM

SECTION(S) OF THE CITY CODE WHICH HAVE BEEN VIOLATED: CODE SECTION VIOLATED

4-1002. - ****SIGNAGE WITHOUT PERMITS**** Signage has been located, placed, erected, constructed, altered or extended without a permit.

4-1008.E. **** EFFECT OF COMPREHENSIVE SIGN APPROVAL **** Comprehensive Sign Program approval authorizes only the particular signs approved and entitles the recipient to apply for a building (sign) permit. Such approval shall be evidenced by a written development order issued by the community development coordinator and shall be effective upon the date the development order is issued. Unless otherwise specified in the Comprehensive Sign Program approval, an application for a building (sign) permit shall be made within one year of the date of the Comprehensive Sign approval, and all signs shall be installed and any conditions met within six months of issuance of a permit.

SPECIFICALLY,

Some signage erected at the property has not been approved through an amendment of the Comprehensive Sign Program (CSP), CSP2011-04010, in place at the property. At the property multiple parking rate signs have been attached to the parking sign structure that goes over the parking ramp on the southeast corner of the property. Also a large "Lowest Price Parking" sign has been attached to the parking ramp wall on the southeast corner of the property. On the east side of the property above the entrance/exit a projecting sign advertising "Beach access" has been added. All of the before mentioned signs have been added to the property without a prior amendment to the CSP in place at the property. Compliance can be met by either removing ALL signage not already approved through the current CPS in place at the property or requesting and obtaining an amendment to the current CSP to allow the signage to stay at the property. To avoid fines starting at \$143.00 or having this case brought in front of the Municipal Code Enforcement Board please meet compliance by the compliance date. If more time is required to meet compliance or if you have any questions please contact me directly. Thank you. *** Please review the enclosed copy of the current CSP development order placed on the property, and use this copy as a guideline to meet compliance. ***

A violation exists and a request for hearing is being made.


Daniel Knight

SWORN AND SUBSCRIBED before me on this 28th day of June, 2018, by Daniel Knight.

STATE OF FLORIDA
COUNTY OF PINELLAS



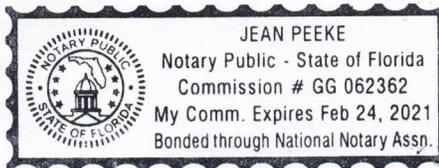
PERSONALLY KNOWN TO ME

PRODUCED AS IDENTIFICATION

W/A
Type of Identification

Jean Peeke
(Notary Signature)

JEAN PEEKE
Name of Notary (typed, printed, stamped)



FILED THIS 16th DAY OF July, 20 18

MCEB CASE NO. 117-18

Heide Spragne
Secretary, Municipal Code Enforcement Board



CITY OF CLEARWATER

PLANNING & DEVELOPMENT DEPARTMENT
POST OFFICE BOX 4748, CLEARWATER, FLORIDA 33758-4748
MUNICIPAL SERVICES BUILDING, 100 SOUTH MYRTLE AVENUE, CLEARWATER, FLORIDA 33756
TELEPHONE (727) 562-4720 FAX (727) 562-4735

Notice of Violation

SURF STYLE CLEARWATER BEACH CONDO
ASSN INC
315 S GULFVIEW BLVD
CLEARWATER, FL 33767-2445

BIZ2018-00146

ADDRESS OR LOCATION OF VIOLATION: 311 S GULFVIEW BLVD

LEGAL DESCRIPTION: SURF STYLE CLEARWATER BEACH CONDO COMMON
ELEMENTS

DATE OF INSPECTION: 3/1/2018

PARCEL: 07-29-15-88463-000-0001

Section of City Code Violated:

4-1002. - ****SIGNAGE WITHOUT PERMITS**** Signage has been located, placed, erected, constructed, altered or extended without a permit.

4-1008.E. **** EFFECT OF COMPREHENSIVE SIGN APPROVAL **** Comprehensive Sign Program approval authorizes only the particular signs approved and entitles the recipient to apply for a building (sign) permit. Such approval shall be evidenced by a written development order issued by the community development coordinator and shall be effective upon the date the development order is issued. Unless otherwise specified in the Comprehensive Sign Program approval, an application for a building (sign) permit shall be made within one year of the date of the Comprehensive Sign approval, and all signs shall be installed and any conditions met within six months of issuance of a permit.

Specifically: Some signage erected at the property has not been approved through an amendment of the Comprehensive Sign Program (CSP), CSP2011-04010, in place at the property. At the property multiple parking rate signs have been attached to the parking sign structure that goes over the parking ramp on the southeast corner of the property. Also a large "Lowest Price Parking" sign has been attached to the parking ramp wall on the southeast corner of the property. On the east side of the property above the entrance/exit a projecting sign advertising "Beach access" has been added. All of the before mentioned signs have been added to the property without a prior amendment to the CSP in place at the property. Compliance can be met by either removing ALL signage not already approved through the current CSP in place at the property or requesting and obtaining an amendment to the current CSP to allow the signage to stay at the property. To avoid fines starting at \$143.00 or having this case brought in front of the Municipal Code Enforcement Board please meet compliance by the compliance date. If more time is required to meet compliance or if you have any questions please contact me directly. Thank you. *** Please review the enclosed copy of the current CSP development order placed on the property, and use this copy as a guideline to meet compliance. ***

THIS VIOLATION CITED ABOVE MUST BE CORRECTED PRIOR TO 4/9/2018. FAILURE TO CORRECT THE ABOVE LISTED VIOLATION BY THE DATE INDICATED, OR RECURRENCE OF THE VIOLATION AFTER CORRECTION, WILL RESULT IN A LEGAL ACTION BY THE CODE ENFORCEMENT BOARD OF THE CITY OF CLEARWATER OR BY THE PINELLAS COUNTY COURT. SUCH ACTION MAY RESULT IN A FINE. THE ALLEGED VIOLATOR MAY BE LIABLE FOR THE REASONABLE COSTS OF THE INVESTIGATION, PROSECUTION AND THE ADMINISTRATIVE HEARING SHOULD THIS PERSON BE FOUND GUILTY OF THE VIOLATION.

NOV_PropOwn



CITY OF CLEARWATER

PLANNING & DEVELOPMENT DEPARTMENT

POST OFFICE BOX 4748, CLEARWATER, FLORIDA 33758-4748

MUNICIPAL SERVICES BUILDING, 100 SOUTH MYRTLE AVENUE, CLEARWATER, FLORIDA 33756

TELEPHONE (727) 562-4720 FAX (727) 562-4735

Inspector: Daniel Knight

Inspector Phone: 727-562-4732

Date Printed: 3/8/2018

CC: 311 S. Gulfview Blvd.

- 5. Multi-modal impact fees collected on the state road network within the city may be made available for construction of improvements on the state road network within the city.
- 6. Multi-modal impact fee funds shall be administered as an independent component of the capital improvement element of the Clearwater Comprehensive Plan, as required by F.S. Chapter 163. Each fiscal year, the city manager or his or her designee shall present to city council the district improvement programs for transportation expenditures. These programs shall assign transportation improvement costs and related expenses to the trust account for specific transportation improvement projects. Monies, including any accrued interest not assigned in any fiscal year, shall be retained in the same impact fee trust account until the next fiscal year, except as provided by the refund provisions of this section. The city shall retain four percent of the fees collected for administrative costs.

G. *Refund of fee paid.* Any funds not expended or encumbered by the end of the calendar quarter immediately following ten years from the date that the multi-modal impact fee was paid, upon application of the feepayer, within 180 days of that date, be returned to the feepayer with interest at a yearly rate to be determined by the Consumer Price Index effective January 1, which is to be applied to the preceding year for each year the deposit is held.

H. *Exemptions.* The following shall be exempted from payment of the multi-modal impact fee:

- 1. Alteration or expansion of an existing building where no additional units or floor area are created, use is not changed, and where no additional vehicular trips will be produced over and above that produced by the existing use;
- 2. The construction of accessory buildings or structures which will not produce

additional vehicular trips over and above that produced by the principal building or use of the land;

- 3. The replacement of a building or structure with a new building or structure of the same use provided that no additional trips will be produced over and above those produced by the original building or structure; and
- 4. The construction of publicly-owned facilities used primarily for traditional government uses.

(Ord. No. 8806-16, § 8, 5-5-16)

DIVISION 10. SIGN PERMIT

Section 4-1001. Purpose.

It is the purpose of this division to establish procedures for the review and approval of signs, and signs as part of a Comprehensive Sign Program, in accordance with the standards of Article 3, Division 18.

(Ord. No. 7835-07, § 25, 1-17-08)

Editor's note—Pursuant to § 34 of Ord. No. 7835-07, the provisions of this section shall take effect March 1, 2008.

Section 4-1002. Permit required.

No sign shall be located, placed, erected, constructed, altered or extended without first obtaining a sign permit, except for signs listed in Section 3-1806.

(Ord. No. 8654-15, § 27, 2-5-15)

Section 4-1003. Application.

In addition to the basic information required by Section 4-202(A), where applicable, and the fee required by Section 4-202(E), an application for approval of a sign shall be treated as a Level One approval in accordance with the provision of Article 4, Division 3 and shall be accompanied by plans and specifications, drawn to scale and including the following:

- A. Legal description of the property where the sign is proposed to be located;
- B. Name, address and telephone number of the owner of the property where the sign is proposed to be located;

4-1008

E.

Effect of Comprehensive Sign Approval. Comprehensive Sign Program approval authorizes only the particular signs approved and entitles the recipient to apply for a building (sign) permit. Such approval shall be evidenced by a written development order issued by the community development coordinator and shall be effective upon the date the development order is issued. Unless otherwise specified in the Comprehensive Sign Program approval, an application for a building (sign) permit shall be made within one year of the date of the Comprehensive Sign approval, and all signs shall be installed and any conditions met within six months of issuance of a permit.

(Ord. No. 7835-07, § 25, 1-17-08)

Editor's note— Pursuant to § 34 of Ord. No. 7835-07, the provisions of this section shall take effect March 1, 2008.

4-1002

[Interactive Map of this parcel](#) [Sales Query](#) [Back to Query Results](#) [New Search](#) [Tax Collector Home Page](#) [Contact Us](#) [WM](#)

07-29-15-88463-000-0001

Compact Property Record Card

Tax Estimator

**Updated June 21,
2018**

[Email](#) [Print](#) [Radius Search](#)

FEMA/WLM

Ownership/Mailing Address Change Mailing Address	Site Address
SURF STYLE CLEARWATER BEACH CONDO ASSN INC 315 S GULFVIEW BLVD CLEARWATER FL 33767-2445	311 S GULFVIEW BLVD CLEARWATER



Property Use: 0904 (Condo Common Area Assn Own - open/green space (939)) Living Units:

[click here to hide] **Legal Description**

SURF STYLE CLEARWATER BEACH CONDO COMMON ELEMENTS

Mortgage Letter	File for Homestead Exemption	2018 Parcel Use
Exemption	2018	2019
Homestead:	No	No
Government:	No	No
Institutional:	No	No
Historic:	No	No
		Homestead Use Percentage: 0.00%
		Non-Homestead Use Percentage: 100.00%
		Classified Agricultural: No

Parcel Information Latest Notice of Proposed Property Taxes (TRIM Notice)

Most Recent Recording	Sales Comparison	Census Tract	Evacuation Zone (NOT the same as a FEMA Flood Zone)	Plat Book/Page
04817/0911	Sales Query	121030260023	A	

2017 Final Value Information

Year	<u>Just/Market Value</u>	<u>Assessed Value/ SOH Cap</u>	<u>County Taxable Value</u>	<u>School Taxable Value</u>	<u>Municipal Taxable Value</u>
2017	\$0	\$0	\$0	\$0	\$0

[click here to hide] **Value History as Certified (yellow indicates correction on file)**

Year	<u>Homestead Exemption</u>	<u>Just/Market Value</u>	<u>Assessed Value/ SOH Cap</u>	<u>County Taxable Value</u>	<u>School Taxable Value</u>	<u>Municipal Taxable Value</u>
2017	No	\$0	\$0	\$0	\$0	\$0

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:
Surf Style Clearwater Beach Condo Assn Inc.
315 S. Gulfview Blvd.
Clearwater, FL 33767
REF: 311 S. Gulfview Blvd.



9590 9402 2656 6336 6305 65

2. Article Number (Transfer from service label)
7016 3010 0000 8831 6541

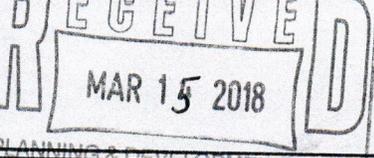
COMPLETE THIS SECTION ON DELIVERY

A. Signature
x [Signature] Agent Addressee

B. Received by (Printed Name)
Terron [Signature]

C. Date of Delivery

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



3. Service Type
- | | |
|--|---|
| <input type="checkbox"/> Adult Signature | <input type="checkbox"/> Priority Mail Express® |
| <input type="checkbox"/> Adult Signature Restricted Delivery | <input type="checkbox"/> Registered Mail™ |
| <input checked="" type="checkbox"/> Certified Mail® | <input type="checkbox"/> Registered Mail Restricted Delivery |
| <input type="checkbox"/> Certified Mail Restricted Delivery | <input type="checkbox"/> Return Receipt for Merchandise |
| <input type="checkbox"/> Collect on Delivery | <input type="checkbox"/> Signature Confirmation™ |
| <input type="checkbox"/> Collect on Delivery Restricted Delivery | <input type="checkbox"/> Signature Confirmation Restricted Delivery |
| <input type="checkbox"/> Insured Mail | |
| <input type="checkbox"/> Insured Mail Restricted Delivery (over \$500) | |

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

Domestic Return Receipt

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

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

OFFICIAL USE

7016 3010 0000 8831 6541

Certified Mail Fee
 \$ _____

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

<input type="checkbox"/> Return Receipt (hardcopy)	\$ _____
<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
 \$ _____

Total Postage and Fees
 \$ _____

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

PS Form 3800, April 2015 PSN 7530-02-000-8047 See Reverse for Instructions