3120220051027 RECORDED IN THE RECORDS OF JEFFREY R. SMITH, CLERK OF CIRCUIT COURT INDIAN RIVER CO FL BK: 3564 PG: 1099, 8/17/2022 8:06 AM

CODE ENFORCEMENT BOARD
INDIAN RIVER COUNTY, FLORIDA

IN THE MATTER OF **CEB Case No 2022040148**

TWLS 2025 LLC
C/O TRACEY SCARBOROUGH, REGISTERED AGENT
2046 79TH AVE
VERO BEACH, FL 32966

, Respondents

ORDER IMPOSING FINE

THIS MATTER ORIGINALLY CAME BEFORE THE BOARD for a public hearing on June 27, 2022, after due notice to the Respondents, at which time the Board heard testimony under oath and received evidence The Board issued findings of fact, conclusions of law, and an oral order which was reduced to writing and furnished to the Respondents to take corrective action by a certain time, as more specifically set forth in that order

On July 25, 2022, this Board conducted a compliance hearing to determine whether the Board's order of June 27, 2022, had been complied with Respondent was provided proper notice of the compliance hearing, but did not attend the hearing

Based on the evidence and testimony presented at the hearing, this Board finds that the required corrective action has not been taken as ordered and that there does in fact exist storage of commercial material and equipment and vehicles stored outside of an improved driveway, violating the provisions of the Home Occupation Permit that was issued in the RS-6 Zoning District, which constitutes the use of the property in violation of Sections 911 04(2)(C), 911 15(4)B, and 912 05 (6), of the Code of Laws and Ordinances of Indian River County

The Board's previous order, as amended, set forth a compliance date of **July 22, 2022,** and a fine of $250 for each day the violation continues beyond the referenced compliance date

IT IS HEREBY ORDERED THAT THE ABOVE DESCRIBED FINE IS HEREBY IMPOSED AGAINST THE RESPONDENT(S) for each and every day the violation exists upon or adjacent to the following described property, situated in Indian River County, Florida, to wit

Location	2025 79TH AV VERO BEACH
Tax Parcel ID No	33-38-01-00002-0040-00002 0
Legal Description	LOT 3 AND THE N 56 FT OF LOT 2, BLOCK 4, WESTGATE COLONY SUBDIVISION, PBI 4-94

beginning **July 23, 2022 A CERTIFIED COPY OF THIS ORDER SHALL BE RECORDED** in the Official Record Books of Indian River County forthwith **AND SHALL CONSTITUTE A LIEN AGAINST THE HEREIN DESCRIBED PROPERTY, AND UPON ANY OTHER REAL OR PERSONAL PROPERTY OWNED BY THE VIOLATOR,** pursuant to Chapter 162 of the Florida Statutes and Indian River County Ordinance 90-20, as may be amended Further information of this matter may be obtained by contacting the Code Enforcement Section of the Community Development Department of Indian River County, 1801 27th Street, Vero Beach, Florida 32960, (772) 226-1249

DONE AND ORDERED JULY 25, 2022, at Vero Beach, Indian River County, Florida, in accordance with a ruling made by this Board in open session on said date, nunc pro tunc

BK: 3564 PG: 1100

EXECUTED by the Chairman of the Indian River County Code Enforcement Board, and attested and countersigned by the Recording Secretary of such Board this 5th day of August, 2022

CODE ENFORCEMENT BOARD OF
INDIAN RIVER COUNTY, FLORIDA

ATTEST Lisa Plesnarski
Lisa Plesnarski
Recording Secretary

By
Joseph Petrulak, Acting Chairman
Indian River County Code Enforcement Board

CERTIFICATE OF SERVICE

I HEREBY CERTIFY that a true copy of the foregoing Order Imposing Fine was provided to the above-named Respondent(s) by first class U S Mail addressed to the above-specified addresses this 5th day of August, 2022

Lisa Plesnarski
Lisa Plesnarski, Recording Secretary

REVIEWED AS TO LEGAL FORM

Ryne Hartt
Board Advising Attorney

CEB Case No 2022040148
Code Officer VANESSA CARTER SOLOMON

STATE OF FLORIDA
INDIAN RIVER COUNTY

THIS IS TO CERTIFY THAT THIS IS A TRUE AND CORRECT COPY OF THE ORIGINAL ON FILE IN THIS OFFICE.

SECRETARY
CODE ENFORCEMENT BOARD

BY Lisa Plesnarski

DATE: 8-5-22