

July 24, 2018 - Regular Meeting
Agenda Item #16

Approved in Open Session 7/24/18,
Manatee County
Board of County Commissioners

Subject

Reduction of Code Enforcement Fines for Christine Crawford, Code Enforcement Case #CE2000060435

Briefings

None

Contact and/or Presenter Information

Jeff Bowman, Division Chief, Ext. 6854

Action Requested

Motion to reduce the fines for this case to \$355.00 plus \$16.00 recording fees, as previously recommended by the Special Magistrate on June 27, 2018, subject to the following conditions:

1. The reduced fine will be paid within 90 days or will revert to the original fine amount of \$19,535.00 for CE2000060435.
2. Recording fees shall be paid, which total \$16.00.
3. Building and Development Services Department Director is authorized to sign Satisfaction of Liens if the reduced fines are paid.

Enabling/Regulating Authority

Section 162.09 Florida Statutes
Section 12-7-27, Code of Ordinances

Background Discussion

The owner, Christine Crawford, was cited for having a junk vehicle as well as trash and debris on the property. A justification letter respectfully requesting a lien reduction was submitted and indicated that Mrs. Crawford, at the time, was suffering from a disability and was/is mentally incapable of responding to the notices of violation back in 2000. In 2002, it was determined by a Circuit Judge that Mrs. Crawford was totally incapacitated.

Herbert Crawford (son), obtained the property through probate in 2007 and was unaware of the outstanding lien on the property until he was notified by Code Enforcement. Mr. Crawford is respectfully requesting that the County Commission accept his offer.

Violation: 703.2.23 of the County Code of Ordinances

History:

1. Notice of Violation was issued June 26, 2000.
2. The Special Magistrate Hearing was held on September 27, 2000. The property owner was ordered to comply on or before October 20, 2000, or a minimum fine of \$75 plus \$70 per day, for each violation, would be imposed.
3. Complied July 25, 2001.
4. Fines for this case total \$19,551.00 which includes \$16.00 recording fees.
5. Special Magistrate Mitigation Hearing was held June 27, 2018. The Magistrate determined that justification exists to reduce the total fine amount and to forward the request to the Board of County Commissioners with a recommendation to reduce the fine amount, which totals \$19,551.00, to \$355.00 plus \$16.00 recording fees for a total of \$371.00 to settle this case. Staff recommends approval.

County Attorney Review

Not Reviewed (No apparent legal issues)

Explanation of Other

Reviewing Attorney

N/A

Instructions to Board Records

N/A **Stamped agenda pkt emailed to Jeff Bowman 7/26/18, RT**

Cost and Funds Source Account Number and Name

N/A

Amount and Frequency of Recurring Costs

N/A

Attachment: [BOCC Attachments Christine Crawford CE2000060435.pdf](#)

Application for Relief - Code Enforcement Liens

Manatee County Code Enforcement Division

1112 Manatee Avenue West
Bradenton, FL 34205
Tel: (941) 748-2071 Fax: (941) 749-3094

Notice: This application is available as a WORD document for your convenience.

Manatee County accepts applications for Code Enforcement Lien relief from owners of properties that have corrected ALL of the violations on the subject property. Please complete the form in its entirety. Incomplete applications will not be accepted.

Case #CE 2000060435 Manatee County - vs - (Respondent)
Property Information

Parcel Identification Number: <u>61083000051</u>		
Lot:	Block:	Subdivision:
Address: <u>2615 56th AVE W</u>		
City: <u>BRADENTON</u>		Zip Code: <u>34207</u>

Property Owner Information

Current property owner: <u>Herbert Crawford</u>		
Address: <u>P.O. Box 5</u>		
City: <u>Cortez</u>	State: <u>FL</u>	Zip: <u>34210</u>
Phone #: <u>(941) 545-0502</u>	Email address: <u>islandstrider@yahoo.com</u>	
Representative/Agent: <u>M. Brandon Robinson, Esq.</u>		
Address: <u>3119 Manatee Avenue West</u>		
City: <u>Bradenton</u>	State: <u>FL</u>	Zip: <u>34205</u>
Phone #: <u>(941) 741-8224</u>	Email address: <u>brobinson@barneswalker.com</u>	

Lien Information

Amount of lien: <u>19,535⁰⁰ + \$20</u>	Amount of offer: <u>\$355.00 + \$ recording fees</u>
Date lien was recorded:	Number of days the property was in Violation: <u>violation</u>
Date of Compliance: <u>22 AUG 2003</u>	How much money was spent to abate the Violation:

The following documentation (when applicable) SHALL be submitted with the application:

(Reference any supporting documentation as Exhibit 1, Exhibit 2, and so forth.)

1. Notice of Lis Pendens recorded with Manatee County Clerk of Courts with the date, book and page shown;
2. Foreclosure Order, with the recording date, book and page shown;
3. Final Summary Judgment of Foreclosure, with the recording date, book and page shown;

Case #CE

Respondent)

Address:

- 4. New Certificate of Title, with the recording date, book and page shown;
- 5. County's Final Order of Imposition of Fine; and
- 6. Claim of Lien(s) with the recording date, book and page shown.

FACTORS RELEVANT TO APPLICATIONS FOR RELIEF:

- 1. The nature and gravity of the violation(s);
- 2. Any actions you have taken to correct the violation(s);
- 3. The length of time between the previously ordered compliance date and the date the violation(s) was brought into compliance;
- 4. Any actual costs you expended to cure the violation(s), if supported by documentation;
- 5. Any other prior or current violations you committed on the subject property or upon any other property you own within the County; and
- 6. Equitable considerations.
 - i. Whether there was any extraordinary hardship which existed or currently exists;
 - ii. Whether the applicant was the property owner when the fine or lien was imposed;
 - iii. Whether the property is homestead or non-homestead property;
 - iv. Whether the County lien is interfering with the sale or restoration of the property or will prevent the property from being conveyed to a new owner.

Please provide written justification as to why relief should be granted: (When you complete this section, at a minimum, address the above factors and reference any supporting documentation as Exhibit 1, Exhibit 2, and so forth.)

PROPERTY LITIGATION: (If applicable give detail here if this property is involved in litigation.)

I certify that I am: (Include documentation of the below)



the owner of the subject property;

an Attorney representing the owner,



the legal representative for the property, or



otherwise authorized to act on behalf of the property owner in this matter.



Signature of Owner/Authorized Representative

Michael Brandon Robinson, Esq.
Print Name

May 4, 2018
Date

Note: County code section 2-36-8(f) allows the Board of County Commissioners to execute a satisfaction or release of lien. The application process requires two (2) public meetings. Once the application and documentation is found to be complete it will be scheduled and presented before a Special Magistrate. The findings of the Special Magistrate along with the application will be forwarded to the Board of County Commissioners for final approval or denial. All payments will need to be mailed to Manatee County, Attention Code Enforcement, P.O. Box 1000, Bradenton, FL 34206-1000 and payable to Manatee County, and include the Case Number. Once payment is received a Satisfaction of Lien will be prepared and recorded.

Revised 3/20/15

Garret T. Barnes
Jeffrey S. Goethe*
Robert A. Hoonhout*
Andre R. Perron*
John J. Shea, Jr.

**BARNES WALKER
GOETHE, HOONHOUT,
PERRON, & SHEA, PLLC**
ATTORNEYS AT LAW

Adron H. Walker
Stephanie M. Cua
Kristina Hager Snyderman
Jeffrey A. Canup
M. Brandon Robinson
Of Counsel:
Lawrence W. Thomas
Telephone (941) 741-8224
General Facsimile (941) 708-3225
Real Estate Facsimile (941) 741-8225

*Also admitted in NJ
*Also admitted in NH and MA
*Florida Bar Board Certified in Business Litigation
*Fellow, American College of Trust and Estate Counsel
*Florida Bar Board Certified in Wills, Trusts and Estates Law

May 4, 2018

Please Reply to Bradenton Office

Manatee County
Attn: Code Enforcement
P.O. Box 1000
Bradenton, FL 34206-1000

Re: Code Enforcement Lien – 2615 56th Avenue West, Bradenton, FL 34207

To Whom it May Concern:

The owner of the above referenced property, Mr. Herbert Crawford, does hereby through his undersigned counsel request relief from the Code Enforcement Lien held against the real property located at 2615 56th Avenue West in the amount of \$19,535.00. Mr. Crawford makes the following assertions in support of his request for relief:

The owner of the property at the time of the violation, Mrs. Christine Crawford, was mentally incapacitated, and was incapable of properly responding to the notice of violation or orders of the Special Magistrate.

The code violations were first noted on June 23, 2000. The owner at that time was Mrs. Christine Crawford, mother of the current owner, Mr. Herbert Crawford. During the period of time that the code violations occurred, Mrs. Crawford was going through a series of medical issues that left her mentally incapacitated and incapable of responding to the notice of violation, or the orders of the Special Magistrate. As evidence of Mrs. Crawford's disability, please find attached Exhibit A, Letters of Emergency Temporary Guardianship, which were granted on December 4, 2001. Additional, please find attached Exhibit B, Order Determining Total

BRADENTON
3119 Manatee Ave. W.
Bradenton, FL 34205

Telephone (941) 741-8224
Facsimile (941) 708-3225

SARASOTA-RINGLING
1776 Ringling Blvd.
Sarasota, FL 34236

Telephone (941) 556-5999
Facsimile (941) 366-6763

SARASOTA-FRUITVILLE
Foundation Park
2639 Fruitville Rd., #102
Sarasota, FL 34237

Telephone (941) 827-2222
Facsimile (941) 952-3005

ANNA MARIA ISLAND
5914 Marina Dr.
Holmes Beach, FL 34217

Telephone (941) 778-7721
Facsimile (941) 779-2042

STATE ROAD 70 EAST
9020 58th Dr. E.
Suite 103
Bradenton, FL 34202

Telephone (941) 727-8006
Facsimile (941) 727-8228

PARRISH
8405 U.S. Hwy. 301 N.
Suite 103
Parrish, FL 34219

Telephone (941) 778-7721
Facsimile (941) 776-4816

Incapacity, which was entered by the Probate Court of the Twelfth Judicial Circuit on January 2, 2002. While Mrs. Crawford was not deemed legally incapacitated until approximate 15 months after the code violations were first noticed, Mr. Crawford submits that his mother had already began the rapid decline that led to her eventual Guardianship, and prays that the County excuse his Mother's failure to address the code violations in a timely manner as a result of her deteriorating mental status.

The Current Owner was unaware of the code violations, or the subsequent lien of the real property.

Mr. Crawford obtained his interest in the property via an Order Determining Homestead Status in the Probate Administration of his mother's estate in September, 2006. *See Exhibit C.* His two sisters then both executed Quit Claim Deeds in favor of Mr. Crawford, vesting fee simple absolute ownership in the real property in him on November 19, 2015. *See Exhibit D and Exhibit E.* The Order Determining Homestead Status, as well as the Quit Claim Deeds, were executed and entered into the Official Records without the benefit of a title search. Therefore, Mr. Crawford was unaware that the real property had ever been in violation of the Manatee County Code of Ordinances, and was likewise unaware that Manatee County held a lien against his real property until he was contacted by Code Enforcement Officer John Howard on March 5, 2018.

There has never been any other code violations at this property, nor on any property owned by Mr. Crawford in Manatee County.

No property owned by Mr. Crawford in Manatee County has ever been in violation of the Manatee County Code of Ordinances. Additionally, aside from the violations that occurred during the period of Mrs. Christine Crawford's mental incapacity, there have been no previous nor subsequent violations on this particular piece of real property.

The nature and gravity of the violation

The Violations consisted of “numerous piles of tree trimmings and vehicle on trailer that appears inoperable.” *See* Exhibit F, Page 4. Mr. Crawford does not dispute that there were piles of tree trimmings at the time of the initial citation, September 14, 2000, but does dispute that the vehicle was inoperable, or that it was improperly stored. Mr. Crawford submits that the vehicle referenced in the Code Enforcement citation was a race car that the Crawfords would on occasion race at the drag strip. Additionally, the vehicle was stored “in side yard,” as permitted by Section 2-9-108(b)(2) of the Manatee County Code of Ordinances. *See* Exhibit F, Page 4.

Length of time since violation was cured

While it is unclear from the record exactly when the violation was cured, as there were no inspections of the property between July 26, 2001 and August 21, 2003, the Code Enforcement Officer did note on August 21, 2003 that there were no violations found on the real property. *See* Exhibit F, Page 3. Additionally, as noted above, there has not been any subsequent violations found on the property in the nearly 15 years since that time.

The current amount of the fine is excessive, in light of the gravity of the violation that occurred.

While it is undisputed that there were code violations on the real property, Mr. Crawford submits that a fine of nearly \$20,000 is excessive, given the fact that the nature of the violation was a pile of tree trimmings, and a car parked on a trailer in the side yard of the property. The majority of the fine is due to accrual of a daily fine of \$70 per day for each day that the property was in violation. *See* Exhibit H. The Special Magistrate ordered that the fines stop accruing, at the suggestion of the Code Enforcement Chief, on July 25, 2001. *See* Exhibit G, Page 1/649. Additionally, Code Enforcement Officer Larry Storm noted on July 26, 2001 that the Special Magistrate had ordered that the fines “stop and to stop recording due the excessive amounts on

fines.” See Exhibit F, Page 3. Since the violation was not cured do to the original owner’s inability to address the violation, as discussed in more detail above, Mr. Crawford submits that \$20,000 is an excessive fine, given the circumstances.

Offer in compromise.

Mr. Crawford has authorized me to make an initial Offer in Compromise of \$355.00, plus applicable recording cost, to satisfy the current lien held against the real property. This amount represents the initial fine recorded in the Order Imposing Fine dated October 25, 2000, and recorded at Book 1658, Page 2374 of the Official Records of Manatee County, Florida. See Exhibit H.

Sincerely,

Barnes Walker, Goethe, Hoonhout,
Perron & Shea, PLLC

By: 

M. Brandon Robinson, Esq.

The Florida Bar



Member Since

10/02/2015

Michael Brandon Robinson



0119364

BK 1715 PG 5314 DKT # 1551294
FILED AND RECORDED 12/5/01 7:54:33 AM 1 of 1
R.B. SHORE CLERK OF CIRCUIT COURT MANATEE COUNTY FL.

IN THE CIRCUIT COURT FOR
MANATEE COUNTY, FLORIDA

PROBATE DIVISION

File Number 2001 GA 167.1

IN RE: GUARDIANSHIP OF
CHRISTINE I. CRAWFORD

FILED FOR RECORD
R.B. SHORE
CLERK OF THE CIRCUIT COURT
MANATEE CO. FLORIDA

2001 DE -4 AM 10: 03

LETTERS OF EMERGENCY TEMPORARY GUARDIANSHIP

TO ALL WHOM IT MAY CONCERN:

WHEREAS, ANDREA CRAWFORD has been appointed emergency temporary guardian of CHRISTINE I. CRAWFORD, and has taken the prescribed oath and performed all other acts prerequisite to issuance of letters of emergency temporary guardianship of the Ward,

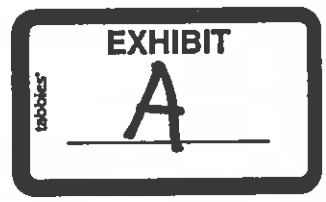
NOW THEREFORE, I the undersigned judge of the above-entitled court, declare ANDREA CRAWFORD duly qualified under the laws of the State of Florida to act as emergency temporary guardian of CHRISTINE I. CRAWFORD, with full power to exercise the following powers and duties:

Make all necessary decisions regarding health, and medical treatment, ~~financial~~ and personal matters including management of ~~all bank accounts and all interests in real and personal property,~~ and securing placement in residential living facility, i.e., an A.C.L.F. or Nursing Center, which ever is deemed appropriate.

The authority of the emergency temporary guardian expires sixty (60) days after the date hereof, unless earlier terminated by the appointment of a guardian or extended by order of this court.

ORDERED ON Dec. 4, 2001.

[Signature]
CIRCUIT JUDGE



IN THE CIRCUIT COURT FOR
MANATEE COUNTY, FLORIDA

PROBATE DIVISION

FILE NO. 2001 MH 001670

IN RE: GUARDIANSHIP OF

CHRISTINE I. CRAWFORD
Incapacitated Person.

FILED FOR RECORD
R.B. SHORE
CLERK CIRCUIT COURT
MANATEE CO. FLORIDA
JAN 2 10 44 AM '02

ORDER DETERMINING TOTAL INCAPACITY

On the Petition to Determine Incapacity filed with respect to CHRISTINE I. CRAWFORD, the Court having taken testimony, having considered the report of the Examining Committee, having considered all alternatives to guardianship and being fully advised in the premises, finds, based on the clear and convincing evidence presented as follows:

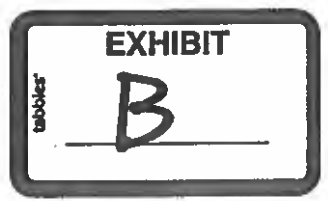
- 1. The nature and scope of the Ward's incapacities are:

SCHIZOAFFECTIVE DISORDER-BI POLAR TYPE

- 2. The following facts demonstrate that the Ward is totally without capacity to care for the Ward's person or property:

Inability to make rational decisions regarding day-to-day personal and financial matters without supervision. Diagnosis of schizophrenia (paranoid type) keeps her from functioning independently.

- 3. The Ward totally lacks capacity to make informed decisions about care and treatment services or to meet the essential requirements for the Ward's physical or mental health or safety; is subject to total legal disability; is incapable of exercising any



rights; and a guardian must exercise all delegable rights of the Ward and have full powers and duties with respect to the Ward and the Ward's person and property.

4. After consideration of reasonable alternatives to guardianship, the Court finds that no alternative will sufficiently address the problems and needs of the Ward.

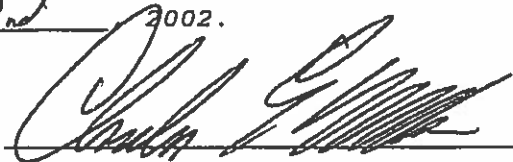
5. Other than those rights set forth in subsection 744.3215(1), Florida Statutes, which are expressly reserved to the Ward, the Ward is not capable of exercising any other rights and all delegable rights of the Ward should be delegated to a plenary guardian. Accordingly, it is

ADJUDGED as follows:

1. CHRISTINE I. CRAWFORD is hereby determined to be totally incapacitated and that a plenary guardian should be appointed to provide for the welfare and safety of the Ward.

2. A copy of this Order shall be served on the Ward by the clerk of this court and a certificate attesting to such service promptly filed in this proceeding.

ORDERED ON January 2nd 2002.



CIRCUIT JUDGE

IMG

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R.S.

2006 SEP 26 AM 9:38

CLERK OF DISTRICT COURT
MANATEE COUNTY

IN THE CIRCUIT COURT FOR
MANATEE COUNTY, FLORIDA

PROBATE DIVISION

File Number 2006-CP-001346

IN RE: ESTATE OF

CHRISTINE I. CRAWFORD,
Deceased.

ORDER DETERMINING HOMESTEAD STATUS OF PROPERTY

On the petition of ANDREA CRAWFORD, HERBERT CRAWFORD, and HEIDI CRAWFORD, for an Order Determining Homestead Status of Property, the court finding that all interested persons have been served proper notice of hearing or have waived notice thereof; that the material allegations of the petition are true; that the decedent was domiciled in Manatee County, Florida, decedent owned the property described in the petition; it is

ADJUDGED as follows:

The following-described property:

Lot 79, Block H, Sunset Acres, Manatee County, Florida
Parcel ID # 6108300051

constituted the homestead property of the decedent within the meaning of Section 4 of Article X of the Constitution of the State of Florida.

Case: 2006 CP 001346
FILED FOR RECORD
Dkt: 001346

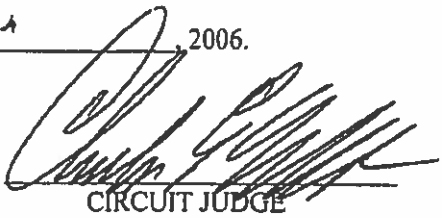


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M
G

2. Title to the above-described property descended to ANDREA CRAWFORD, 2636 El Caminito St, LaCrescenta, CA 91214; HERBERT CRAWFORD, P O Box 5, Cortez, FL 34210; and HEIDI CRAWFORD, P O Box 567, Cortez, FL 34210, decedent's children.

3. Those persons holding the above described homestead property of the decedent are authorized and directed to surrender to ANDREA CRAWFORD, HERBERT CRAWFORD, and HEIDI CRAWFORD, all or any part of the above-described property which may be in the possession or control of the personal representative, and that the personal representative shall have no further responsibility with respect to it.

ORDERED on Sept. 26th, 2006.



CIRCUIT JUDGE

THIS INSTRUMENT WAS PREPARED BY:
James Wm. Knowles, Esq.
2812 Manatee Ave W
Bradenton, FL 34205

PID # 610830051

CORRECTIVE QUIT CLAIM DEED

THIS QUIT CLAIM DEED, executed the 8th day of November, 2007, by ANDREA CRAWFORD, individually, first party, to HERBERT CRAWFORD AND HEIDI CRAWFORD, individually, as tenants in common, whose post office address is Box 5, Cortez Florida 34215, second party.

(Whenever used herein the terms "first party" and "second party" include all the parties to this instrument and the heirs, legal representatives, and assigns of individuals, and the successors and assigns of corporations, wherever the context so admits or requires.)

WITNESSETH, that the first party, for and in consideration of the sum of \$10.00, in hand paid by the said second party, the receipt whereof is hereby acknowledged, does hereby remise, release, and quit-claim unto the second party forever, all the right, title, interest, claim and demand which the said first party has in and to the following described lot, piece or parcel of land, situate, lying and being in the County of Manatee, State of Florida, viz:

Lot 79, Block H, SUNSET ACRES, as per plat thereof recorded in Plat Book 8, Page 97 of the Public Records of Manatee County, Florida.

Subject to easements, reservations, and restrictions of records and taxes for the year 2007.

THIS DEED WAS PREPARED WITHOUT BENEFIT OF A TITLE SEARCH


The Grantor named herein hereby covenants and warrants that the above described property is not grantor's homestead

*****THIS IS A CORRECTIVE DEED CORRECTING LEGAL DESCRIPTION OF DEED RECORDED IN BK 2228, PAGE 3469, PUBLIC RECORDS OF MANATEE COUNTY FLORIDA*****

TO HAVE AND TO HOLD, the same together with all and singular the appurtenances thereunto belonging or in any wise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever of the said first party, either in law or equity, to the only proper use, benefit and behoof of the said second party forever.

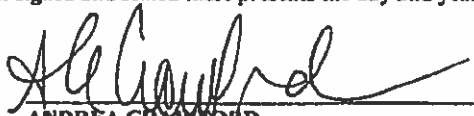
IN WITNESS WHEREOF, the said first party has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in the presence of:




Witness Signature
Bryan S. Choi

Printed Name of Witness

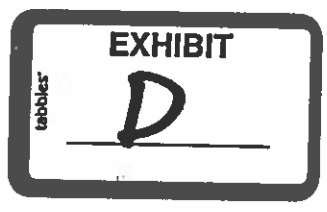


ANDREA CRAWFORD
2636 El Caminito St, La Crescenta, CA 91214



Witness Signature
Robert P. Dedlow

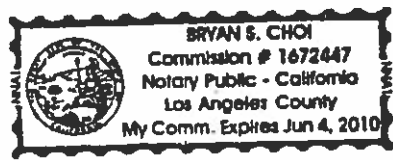
Printed Name of Witness



STATE OF CALIFORNIA
COUNTY OF LOS ANGELES

I HEREBY CERTIFY that on this 8th day of NOV, 2007, before me, an officer duly authorized to administer oaths and take acknowledgments, personally appeared ANDREA CRAWFORD, known to me to be the person described in and who executed the foregoing instrument, who acknowledged before me that she executed the same, and an oath was taken. Said person is personally known to me. Said person provided the following type of identification:
CA Driver's License

WITNESS my hand and official seal in the County and State last aforesaid this 8th day of NOV, 2007.



Bryan S. Choi
NOTARY PUBLIC
Bryan S. Choi
Printed Notary Signature
Commission No. 1672447

THIS INSTRUMENT WAS PREPARED BY:
James Wm. Knowles, Esq.
2812 Manatee Ave W
Bradenton, FL 34205

PID # 610830051
\$19.20

QUIT CLAIM DEED

THIS QUIT CLAIM DEED, executed the 19 day of November, 2015, by HEIDI CRAWFORD, individually, Grantor, to HERBERT CRAWFORD, individually, whose post office address is Box 5 Cortez Florida 34215, Grantee.

(Wherever used herein the terms "first party" and "Grantee" include all the parties to this instrument and the heirs, legal representatives, and assigns of individuals, and the successors and assigns of corporations, wherever the context so admits or requires.)

WITNESSETH, that the first party, for and in consideration of the sum of \$10.00, in hand paid by the said Grantee, the receipt whereof is hereby acknowledged, does hereby remise, release, and quit-claim unto the Grantee forever, all the right, title, interest, claim and demand which the said first party has in and to the following described lot, piece or parcel of land, situate, lying and being in the County of Manatee, State of Florida, viz:

Lot 79, Block H, SUNSET ACRES, as per plat thereof recorded in Plat Book 8, Page 97 of the Public Records of Manatee County, Florida.

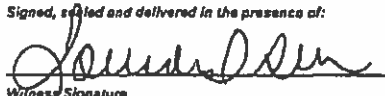
Subject to easements, reservations, and restrictions of records and taxes for the year 2015.

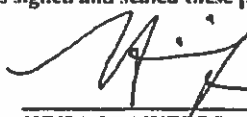
THIS DEED WAS PREPARED WITHOUT BENEFIT OF A TITLE SEARCH

The Grantor named herein hereby covenants and warrants that the above described property is not grantor's homestead

TO HAVE AND TO HOLD, the same together with all and singular the appurtenances thereunto belonging or in any wise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever of the said first party, either in law or equity, to the only proper use, benefit and behoof of the said Grantee forever.

IN WITNESS WHEREOF, the said first party has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in the presence of:

Witness Signature
LOURDES D. SELMAN
Printed Name of Witness


HEIDI CRAWFORD
Address: 4439 124th St W.
Cortez, Fla
34215


Witness Signature
James Wm. Knowles
Printed Name of Witness

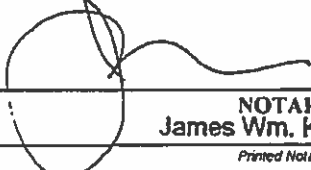


STATE OF FLORIDA
COUNTY OF MANATEE

I HEREBY CERTIFY that on this 19 day of November 2015, before me, an officer duly authorized to administer oaths and take acknowledgments, personally appeared HEIDI CRAWFORD, who has produced a FL D/L as identification, known to me to be the person described in and who executed the foregoing instrument, who acknowledged before me that she executed the same.

WITNESS my hand and official seal.





NOTARY PUBLIC
James Wm. Knowles
Printed Notary Signature

Commission No. _____

BK 1658 PG 2374 DKT # 1422138
FILED AND RECORDED 12/6/00 2:32:01 PM 1 of 1
R.B. SHORE CLERK OF CIRCUIT COURT MANATEE COUNTY FL.

MANATEE COUNTY CODE ENFORCEMENT SPECIAL MASTER
MANATEE COUNTY, FLORIDA

MANATEE COUNTY, a political subdivision
of the State of Florida,
Petitioner,

Case No.: CE2000060435

vs.

Christine I. Crawford,
Respondent(s),

ORDER IMPOSING FINE

By letter dated June 26, 2000, the Special Master informed the Respondent(s), Christine I. Crawford, hereinafter referred to as Respondent(s), of a violation(s) of Section 703.2.22 of the Manatee County Land Development Code.

The Code Inspector advised the Special Master on September 27, 2000, that the Respondent(s) had neither corrected the violation, nor brought the subject of the violation into compliance with the Manatee County Code.

Consequently, by Order dated September 27, 2000, the Special Master assessed a minimum fine of \$75, in addition to a daily fine of \$70 against Respondent(s).

By Affidavit dated October 24, 2000, the Code Inspector advised the Special Master that such directives have not been complied with and IT IS HEREBY ORDERED by the Special Master:

1. That as of this date, Respondent(s) must pay to the County of Manatee, Florida, a fine in the amount of \$355, which includes the minimum fine of \$75.
2. That said sum represents the amount that has accrued since the assessing of a fine of \$70 per day by Order of the Special Master, for the period from October 21, 2000 to October 24, 2000, and that said fine shall continue to be assessed and imposed monthly.
3. That if Respondent(s) do/does not pay the full amount of the fine which has accrued within thirty (30) days from the date of this Order, then this Order will be recorded in the Public Records of Manatee County, Florida.
4. That upon recording in the Public Records of Manatee County, Florida, it shall constitute a lien against the land owned by Respondent(s) on which the violation(s) exist(s) and upon any other real or personal property owned by Respondent(s).
5. That pursuant to Section 305.5.7 of the Land Development Code, should (a) violation(s) exist(s) beyond the date set for compliance, the Special Master shall impose a minimum fine of \$65.

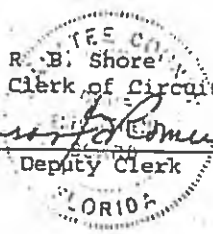
Dated October 25, 2000.

SPECIAL MASTER
OF MANATEE COUNTY, FLORIDA

BY: *[Signature]*
Special Master
STATE OF FLORIDA COUNTY OF MANATEE
This is to certify that the foregoing is a true and correct copy of the documents on file in my office. Witness my hand and official seal this 10 day of November, 2000.
R.B. SHORE
Clerk of Circuit Court
By: *[Signature]* D.C.

ATTEST: R.B. Shore
Clerk of Circuit Court

BY: *[Signature]*
Deputy Clerk



MANATEE COUNTY CODE ENFORCEMENT SPECIAL MASTER
MANATEE COUNTY, FLORIDA

Oct 3 11:21 AM '00
FILED

MANATEE COUNTY, a political :
subdivision of the State of :
Florida, :
:
Petitioner, :
vs. :
CHRISTINE I. CRAWFORD, :
Respondent, :
_____ :

Case No. : CE2000060435

COMPLIANCE ORDER

THIS MATTER came on for public hearing before the undersigned Special Master on September 27, 2000, after due notice to the Respondent, and having considered the testimony and evidence presented, the Manatee County Code Enforcement Special Master finds:

FINDINGS OF FACT

Respondent has trash, debris and a junk vehicle on a trailer on the property.

CONCLUSIONS OF LAW

Based upon the foregoing findings of fact, the Manatee County Code Enforcement Special Master concludes that Respondent is in violation of Manatee County Ordinance No. 90-01 as amended, Section 703.2.22.

WHEREFORE, IT IS HEREBY ORDERED as follows:

1. Respondent shall eliminate the above-described violation, and comply with the cited Ordinance by 5:00 p.m., the 20th day of October, 2000.

2. Failure to obey this Compliance Order may result in the entry of an order imposing a fine of \$70 per day for each day the violation continues past the date and time specified above, in addition to a minimum fine of \$75, which order shall be recorded in the Official Records of the Clerk of the Circuit Court for Manatee County, Florida. Such Order Imposing Fine shall create a lien upon the Respondent's real and personal property as prescribed by Chapter 162, Florida Statutes, and the Manatee County Land Development Code.

[Signature]
Manatee County Code Enforcement
Special Master

CERTIFICATE OF SERVICE

I HEREBY CERTIFY that a true copy of the foregoing Order has been furnished to the Respondent, Christine I. Crawford, 2615 56th Avenue West, Bradenton, Florida 34207, by U.S. mail, and to the Manatee County Code Enforcement Division, this 7th day of October, 2000.

R. B. SHORE
Clerk of Circuit Court
Manatee County, Florida

[Signature]
Deputy Clerk

CODE ENFORCEMENT SPECIAL MAGISTRATE
MANATEE COUNTY, FLORIDA

MANATEE COUNTY, FLORIDA,
Complainant,

CASE NO. CE2000060435

vs.

Christine Crawford,
Respondent.

ORDER OF REFERRAL TO THE BOARD OF COUNTY COMMISSIONERS

THIS CAUSE came on for hearing before the Code Enforcement Special Magistrate of Manatee County, Florida, on June 27, 2018, after due notice to Respondent, and the Special Magistrate having heard testimony under oath, received evidence and heard argument, thereupon issues this Order of Referral Order as follows:

1. The Compliance Orders issued on September 27, 2000 found that the original owner(s) Christine Crawford, was/were the owner(s) or person(s) in charge of the property located at 2615 56th Ave. W., Bradenton and identified in the Manatee County Property Appraiser's records as: PIN#6108300051, and that the property was in violation of Section(s) 703.2.22 of the Manatee County Land Development Code, in that Respondent had an inoperable junk vehicle on a trailer and trash and debris on the property..
2. The Compliance Order imposed a minimum fine of \$75.00 for each violation in addition to a fine of \$70.00 per day for each day each violation continued to exist past the compliance date ordered.
3. As of the date of the hearing, fines imposed against Respondent(s) total \$19,551.00 which includes \$16 recording fees. A certified copy of the Order of Imposing Fine/Lien issued on September 27, 2000 was recorded in the Public Records of Manatee County Book 1688, Page 2339, and thereafter constituted a lien against the above-described property and upon any other real or personal property owned by Respondent(s) pursuant to Section 162.09, Florida Statutes, and Section 2-9-8 of the Manatee County Code of Ordinances.
4. The corrective action ordered in the Compliance Order has been completed and the property is now in compliance with Manatee County Land Development Code.
5. Justification exists to refer this case to the Manatee County Board of County Commissioners with a recommendation to reduce the outstanding fines to \$355.00 plus \$16.00 in recording fees.

DONE AND ORDERED this 27th day of June, 2018.

Manatee County Code Enforcement,
Special Magistrate


Special Magistrate (Signature)

Print Name: Donald Courtney

CASE NO. CE2000060435

CERTIFICATE OF SERVICE

I HEREBY CERTIFY that a true and correct copy of the foregoing Compliance Order has been filed for the record on June 27, 2018 and has been furnished to the Respondent (s).

- Personally, on this 27th day of June, 2018
- By US Mail on this 27th day of June, 2018

Code Enforcement Administrative Specialist
Manatee County

By: 
Administrative Specialist (Signature)

Print Name: Ms. Robin J Dyer

Code Enforcement Division
1112 Manatee Ave West
Bradenton, FL. 34205

Attention: It is your responsibility to notify Code Enforcement at 941-748-2071 to verify that the violation has been brought into compliance and that any fines/liens have been satisfied.