

**ROCKLEDGE CODE ENFORCEMENT BOARD
MEETING MINUTES**

Tuesday, April 22, 2025 - 5:30 p.m.

1. CALL TO ORDER/ROLL CALL

The Rockledge Code Enforcement Board met on April 22, 2025, at 5:30 p.m. in the City Council Chamber at Rockledge City Hall, 1600 Huntington Lane, Rockledge, Florida.

MEMBERS PRESENT: Mark O'Donnell, Chairman
 Jeffrey Fee, Vice Chairman
 Kelly Wentworth
 Bruce Streger

STAFF PRESENT: Brenda Fettrow, City Manager
 Garrett Olsen, Code Enforcement Board
 Attorney
 John Cooper, Community Development
 Director
 Maddie McDonald, Code Enforcement Officer
 Tricia Olsson, Recording Secretary

With a quorum present, the meeting was called to order by Chairman Mark O'Donnell.

2. SALUTE TO THE FLAG AND PLEDGE OF ALLEGIANCE

- o A salute was given to the flag, and the Pledge of Allegiance was recited in unison.

3. APPROVAL OF MINUTES AND ATTENDANCE RECORD

A. Regular Meeting on May 9, 2024

Jeffrey Fee moved to approve the minutes and attendance record from the regular meeting on May 9, 2024; seconded by Kelly Wentworth. The motion carried unanimously.

4. UNFINISHED BUSINESS

A. ECE23-0361 – Grace Herrington – 923 Levitt Parkway – Inoperable vehicle and household items stored in open carport [COMPLIED]

Code Enforcement Officer Maddie McDonald advised that this case was tabled on May 9, 2024 and requested that the Board make a motion to remove ECE23-0361 from the table.

Jeffrey Fee moved to remove item ECE23-0361 from the table; seconded by Bruce Streger. The motion carried unanimously.

Code Enforcement Officer McDonald provided an update of the property located at 923 Levitt Parkway and reported the property is in compliance and that no further action is required.

B. ECE23-0771 – Kenneth Messer, Jessica Messer – 996 Sarazen Drive – Commercial pursuit (vehicle repair) in residentially zoned neighborhood,

housing more than four (4) chickens, housing four (4) ducks, also a dilapidated fence along Fiske Boulevard [COMPLIED]

Code Enforcement Officer Maddie McDonald provided an update of the property located at 996 Sarazen Drive and reported the property is in compliance and that no further action is required.

5. NEW BUSINESS

A. Election of Chair and Vice Chair

Chairman O'Donnell opened the floor for nominations for the Office of Chair.

Jeffrey Fee nominated Mark O'Donnell.

No other nominations were heard. Chairman O'Donnell closed the floor to nominations.

Mark O'Donnell was declared Chair by acclamation.

Chairman O'Donnell opened the floor to nominations for the Office of Vice Chair.

Jeffrey Fee nominated Kelly Wentworth.

No other nominations were heard. Chairman O'Donnell closed the floor to nominations.

Kelly Wentworth was declared Vice Chair by acclamation.

B. ECE20-0911 – Russell Sage Jr. – 1718 Palmer Lane – Reduction of Code Enforcement Administrative Fine/Lien

Code Enforcement Officer Maddie McDonald was sworn in by Attorney Garrett Olsen and reported the property located at 1718 Palmer Lane was owned by Russell Sage Jr. and US Bank NA as co-trustee for Mortgage Equity Conversion Asset Trust 2011-1. Code Enforcement Officer Maddie McDonald stated the property foreclosure was completed on September 10, 2024. It was further reported that the previous owner abandoned the property with an administrative fine/lien. The bank brought the property into compliance and has kept it in compliance.

Staff requested that the lien be waived in its entirety in order for the property to be sold without encumbrances.

Jessica Burgess provided a speaker card with the address, 100 West Cypress Creek Road, Suite 700, Fort Lauderdale, Florida 33309. Jessica Burgess stated she is the attorney representing the bank and was sworn in by Attorney Garrett Olsen. Attorney Jessica Burgess provided some details about the foreclosure and purchase of the property. It was reported that the owner of the property is deceased and there was no surplus of funds from the sale of the property.

Attorney Garrett Olsen gave additional clarification on the foreclosure and stated since there was no surplus of funds from the sale then there would be no recovery funds to be collected by the City of Rockledge.

Jeffrey Fee moved for the lien to be waived in its entirety from the property located at 1718 Palmer Lane; seconded by Bruce Streger. The motion carried unanimously.

- C. ECE25-0025 – Vincent C. Lipscomb – 864 Croton Road – RV/Camper in front setbacks, connected to utilities (occupied)

Code Enforcement Officer Maddie McDonald provided a brief background on case ECE25-0025 for the property located at 864 Croton Road and reported on January 13, 2025 during routine inspections it was noted that there was a camper parked in the front yard on the grass and it appeared to be connected to the utilities. A courtesy notice was mailed to the current resident. It was further reported that the City of Rockledge received numerous reports of complaints from the residents on Croton Road stating the camper was parked in the front yard of the property and that it was connected to the utilities and being occupied. There was no response from the current resident and on February 14, 2025, Code Enforcement Officer Maddie McDonald mailed the notice of violation by certified mail to the owner of record and mailed a copy of the notice of violation to the current tenant. On February 29, 2025, Code Enforcement Officer Maddie McDonald spoke over the phone to, Jeff Wallace, the owner of the camper and informed him that he needed to move the camper due to the violation. Mr. Wallace explained he is living in the camper until his truck gets repaired. On March 25, 2025, Code Enforcement Officer McDonald spoke over the phone with, Vincent Lipscomb, the owner of the property located at 864 Croton Road. Mr. Lipscomb stated he would have the camper removed. No other action or response has been made by the parties involved and the camper remains parked in the front setbacks of the property and connected to utilities.

Staff recommended that the Board grant the property owner twenty (20) days to remove the camper from the front yard. If no action is taken in twenty (20) days, a fine will be assessed in the amount of \$25.00/day for thirty (30) days, with an increase of \$25.00/day every month until the property is brought into compliance.

Jeffrey Fee moved that ECE25-0025 is in violation of the Rockledge Land Development Regulations; seconded by Bruce Streger. The motion carried unanimously.

Jeffrey Fee moved that ECE25-0025 located at 864 Croton Road, Rockledge, Florida is in violation of Section 55.15(D)(5) of the Rockledge Land Development Regulations, of the storage requirements of a RV/Camper; seconded by Bruce Streger. The motion carried unanimously.

Attorney Garrett Olsen provided details of the fine amount and stated that a motion would need to include that the maximum amount of the fine could be up to \$250.00/day.

Jeffrey Fee moved that ECE25-0025 located at 864 Croton Road to be in compliance with Section 55.15(D)(5) of the Rockledge Land Development Regulations within 10 days, or a fine of \$100/day will be

imposed for 30 days with an increase of \$100/day, and up to the maximum amount of \$250/day, every month until the property is brought into compliance; seconded by Bruce Streger. The motion carried unanimously.

Chairman O'Donnell subsequently read the Order.

NOT AN AGENDA ITEM

Community Development Director John Cooper discussed changing the meeting schedule of the Code Enforcement Board to every other month to meet on the second Thursday of the month starting at 6:00 p.m. It was further stated that the new meeting schedule would begin in July 2025.

Jeffrey Fee moved that the Code Enforcement Board meetings be moved to the second Thursday of every other month at 6:00 p.m.; seconded by Kelly Wentworth. The motion carried unanimously.

6. ADJOURN

There being no further business, the meeting was adjourned at 6:00 p.m.

Submitted by:

Tricia T. Olsson
Recording Secretary

Approved by:

Mark O'Donnell
Chairman