



HISTORIC TOWN OF EATONVILLE, FLORIDA

CODE ENFORCEMENT BOARD AGENDA

Wednesday, October 2, 2024, at 6:30 PM

Town Hall - 307 E Kennedy Blvd

Please note that the HTML versions of the agenda and agenda packet may not reflect changes or amendments made to the agenda.

I. CALL TO ORDER

II. ROLL CALL

III. INVOCATION AND PLEDGE OF ALLEGIANCE

IV. 1. Code Case No: 23-000277 **Fields Motorcars of Florida, Inc.** **Abdallah-Nosakhere**

REF: PROMO ONLY

Property Address:

257 South Lake Destiny Drive

Parcel ID No:

35-21-29-3854-00-061

Section of the Code:

LDC Part II – Code of Ordinances, Chapter 30 - Solid Waste
Sec. 30-27, Frequency of Collection; Use and Maintenance
Of Container, Tops.

LDC Part II – Code of Ordinances, Chapter 30 – Solid Waste
Sec 30-60, Same Gate Required; Same Existing Enclosure

2. Code Case No: 23-000282 **Mustard Seed of Central Florida, Inc.** **Abdallah-Nosakhere**

REF: MUSTARD SEED OF CENTRAL FL, INC.

Property Address:

12 Mustard Seed Lane

Parcel ID No:

34-21-29-0000-00-027

Section of the Code:

LDC Part II – Code of Ordinances, Chapter 30 - Solid Waste
Sec. 30-27, Frequency of Collection; Use and Maintenance
Of Container, Tops.

LDC Part II – Code of Ordinances, Chapter 30 – Solid Waste
Sec 30-60, Same Gate Required; Same Existing Enclosure

3. Code Case No: 24-000179 **Dontevious A. Haynes** **Abdallah-Nosakhere**

REF: 407 SUNNYVIEW CIRCLE

Property Address:

407 Sunnyview Circle

Parcel ID No:

35-21-29-1228-00-820

Section of the Code:

LDC Part II – Code of Ordinances, Chapter 18 – Environment
Sec. 18-203, Definitions.

LDC Part II – Code of Ordinances, Chapter 18 – Environment

Sec. 18-229, Certain motor vehicles required to be parked in garage.

LDC Part II – Code of Ordinances, Chapter 38 – Traffic and Vehicles
Sec. 38-214, Parking in parkways and grassed right-of-way.

4. Code Case No: 24-000193 Alexander Rentals, LLC. Abdallah-Nosakhere
REF: 532 LIME STREET
Property Address: 532 Lime Street, Eatonville, FL 32751
Parcel ID No: 36-21-29-1128-01-010
Section of the Code: LDC Part II – Code of Ordinances, Chapter 18 – Environment
Sec. 18-229, Certain motor vehicles required to be parked in garage.
LDC Part II – Code of Ordinances, Chapter 18 – Traffic and Vehicles
Sec. 18-231, Visual nuisance declared; abatement required.
LDC Part II – Code of Ordinances, Chapter 18 – Traffic and Vehicles
Sec. 18-232, Responsibility.
LDC Part II – Code of Ordinances, Chapter 18 – Traffic and Vehicles
Sec. 18-233, Parking restrictions for certain vehicles on residential
property.

5. Code Case No: 24-000194 Alexander Rentals, LLC. Abdallah-Nosakhere
REF: 136 TAYLOR AVENUE
Property Address: 136 Taylor Avenue, Eatonville, FL 32751
Parcel ID No: 36-21-29-1128-01-020
Section of the Code: LDC Part II – Code of Ordinances, Chapter 18 – Environment
Sec. 18-229, Certain motor vehicles required to be parked in garage.
LDC Part II – Code of Ordinances, Chapter 18 – Traffic and Vehicles
Sec. 18-231, Visual nuisance declared; abatement required.
LDC Part II – Code of Ordinances, Chapter 18 – Traffic and Vehicles
Sec. 18-232, Responsibility.
LDC Part II – Code of Ordinances, Chapter 18 – Traffic and Vehicles

V. COMMENTS

6. Staff Comments

VI. ADJOURNMENT

The Town of Eatonville is subject to the Public Records Law. Under Florida law, e-mail addresses are public records. If you do not want your e-mail address released in response to a public records request, do not send electronic mail to this entity. Instead, contact this office by phone or in writing.

****PUBLIC NOTICE****

This is a Public Meeting, and the public is invited to attend. This Agenda is subject to change. Please be advised that one (1) or more Members of any of the Town's Advisory Boards/Committees may attend this Meeting and may participate in discussions. Any person who desires to appeal any decision made at this meeting will need a verbatim record of the proceedings and for this purpose may need to ensure that a verbatim record of the proceedings is made which includes the testimony and evidence upon which the appeal is to be based – per Section 286.0105 Florida Statutes. Persons with disabilities needing assistance to participate in any of these proceedings should contact the Town of Eatonville at (407) 623-8910 "at least 48 hours prior to the meeting, a written request by a physically handicapped person to attend the meeting, directed to the chairperson or director of such board, commission, agency, or authority" - per Section 286.26

TOWN OF EATONVILLE

1887



TOWN OF EATONVILLE CODE ENFORCEMENT DIVISION
CODE ENFORCEMENT OFFICER: BARUTI ABDALLAH-NOSAKHERE

CODE CASE#: 23-000277

OWNER: FIELDS MOTORCARS OF FLORIDA, INC.

VIOLATION ADDRESS: 257 SOUTH LAKE DESTINY DRIVE, ORLANDO, FL 32810

PARCEL ID#: 35-21-29-3854-00-061

If you own and occupy property as your primary residence as of January 1, 2025, you may qualify for an exemption. The deadline to file a 2025 exemption application is March 1, 2025.

Section IV. Item #1.

[Click Here To Apply for Homestead and Other Exemptions Online](#)

Print Date: 03/29/2024 System Refresh Date: 03/24/2024

257 S Lake Destiny Dr 35-21-29-3854-00-061

Name(s):

FIELDS MOTORCARS OF
FLORIDA INC

Physical Street Address:

257 S Lake Destiny Dr

Property Use:

1700 - Office One Story

Mailing Address On File:

350 S Lake Destiny Dr
Orlando, FL 32810-6225

[Incorrect Mailing Address?](#)

Postal City and Zip:

Orlando, FL 32810

Municipality:

Eatonville



257 S LAKE DESTINY DR, EATONVILLE, FL 32810 8/11/2023 8:05 AM

[Upload Photos](#)

Property Name:

Promo Only

[View 2023 Property Record Card](#)

[PROPERTY FEATURES](#)

[VALUES, EXEMPTIONS AND TAXES](#)

[SALES](#)

[MARKET STATS](#)

[LOCATION](#)

Historical Value and Tax Benefits

Tax Year Values	Land	Building(s)	Feature(s)	Market Value	%	Assessed Value	%
2023 MKT	\$789,617	\$726,786	\$40,498	\$1,556,901	13.7%	\$1,506,638	10.0%
2022 MKT	\$641,676	\$687,497	\$40,498	\$1,369,671	5.9%	\$1,369,671	5.9%
2021 MKT	\$583,342	\$669,178	\$40,498	\$1,293,018	9.3%	\$1,293,018	9.3%
2020 MKT	\$583,342	\$552,260	\$47,081	\$1,182,683	N/A	\$1,182,683	N/A

Tax Year Benefits	Original Homestead	Additional Hx	Other Exemptions	SOH CAP	Tax Savings
2023 \$			\$0		\$617
2022			\$0		\$0
2021			\$0		\$0
2020			\$0		\$0

2023 Taxable Value and Estimate of Proposed Taxes

Tax Year

2023	2022	2021	2020
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Taxing Authority	Assd Value	Exemption	Tax Value	Millage Rate	%	Taxes	Tax Breakdown
Public Schools: By State Law (Rle)	\$1,556,901	\$0	\$1,556,901	3.1730	-1.3%	\$4,940.05	17%
Public Schools: By Local Board	\$1,556,901	\$0	\$1,556,901	3.2480	0.0%	\$5,056.81	18%
General County	\$1,506,638	\$0	\$1,506,638	4.4347	0.0%	\$6,681.49	23%
Town Of Eatonville	\$1,506,638	\$0	\$1,506,638	7.2938	0.0%	\$10,989.12	39%
Library - Operating Budget	\$1,506,638	\$0	\$1,506,638	0.3748	0.0%	\$564.69	2%
St Johns Water Management District	\$1,506,638	\$0	\$1,506,638	0.1793	-9.2%	\$270.14	1%
Totals				18.7036		\$28,502.30	

Non-Ad Valorem Assessments

2023 Non-Ad Valorem Assessments

Levying Authority	Assessment Description	Units	Rates	Assessment
There are no Non-Ad Valorem Assessments				

2023 Gross Tax Total: \$28,502.30

2023 Tax Savings Tax Savings

Your taxes without exemptions would be: \$29,119.65

Your ad-valorem tax with exemptions is: - \$28,502.30

FIELDS MOTORCARS OF FLORIDA, INC., P-ID: 35-21-29-3854-00-061
257 SOUTH LAKE DESTINY DRIVE, ORLANDO, FL 32810 - (OCPA).....1

Section IV. Item #1.

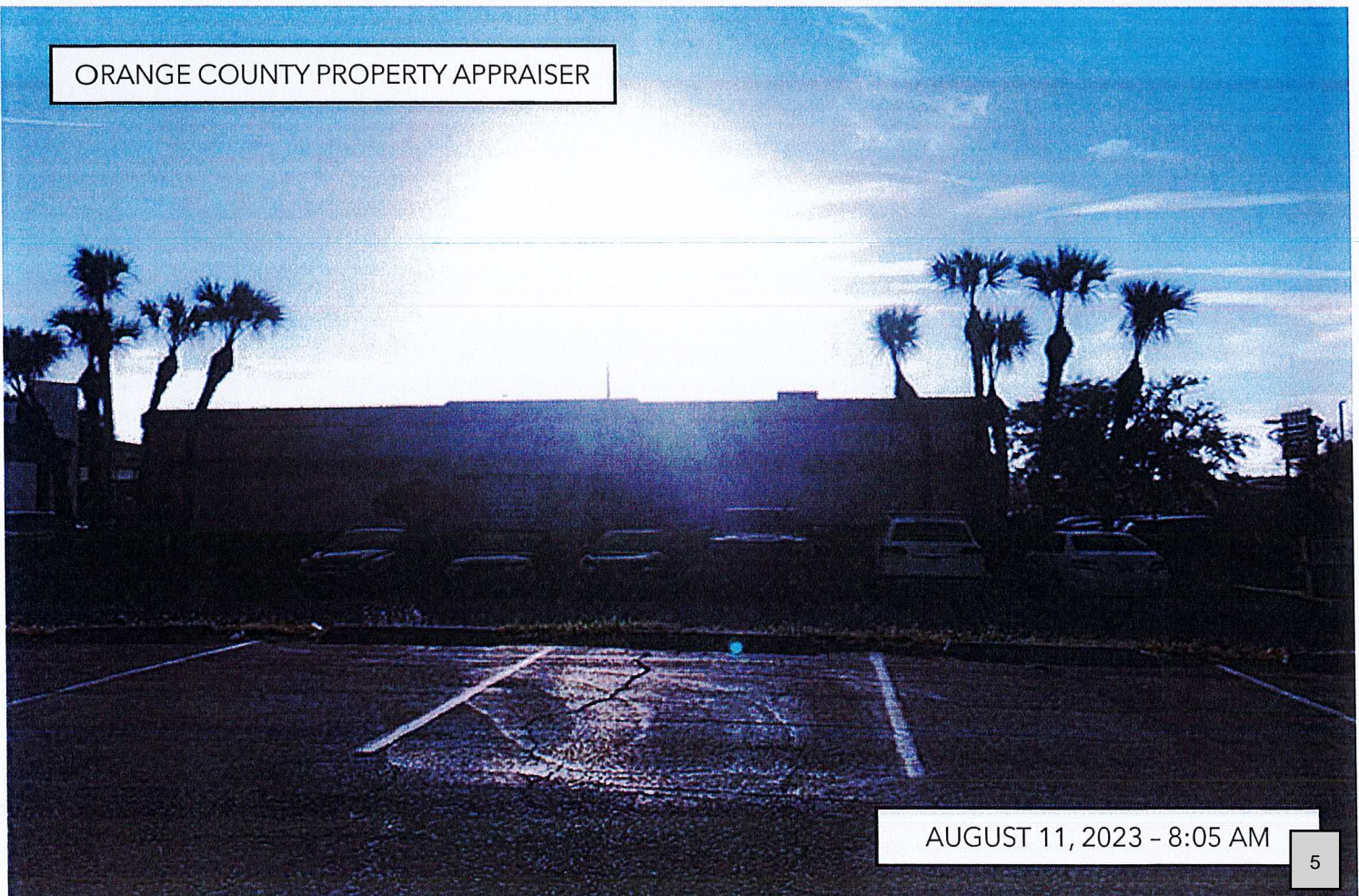
MARCH 2, 2007



ORANGE COUNTY PROPERTY APPRAISER

FIELDS MOTORCARS OF FLORIDA, INC., P-ID: 35-21-29-3854-00-061
257 SOUTH LAKE DESTINY DRIVE, ORLANDO, FL 32810 - (OCPA).....2

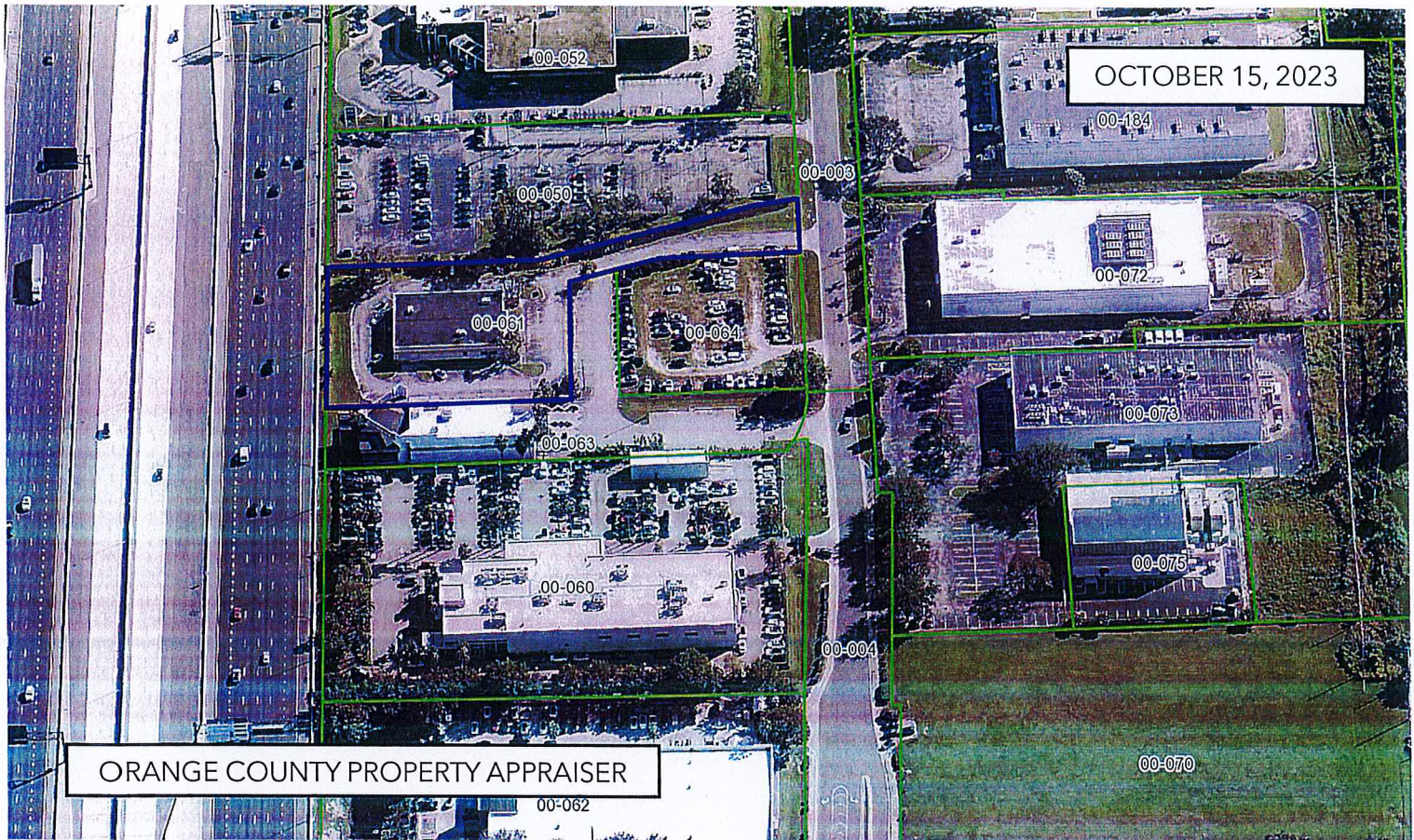
ORANGE COUNTY PROPERTY APPRAISER



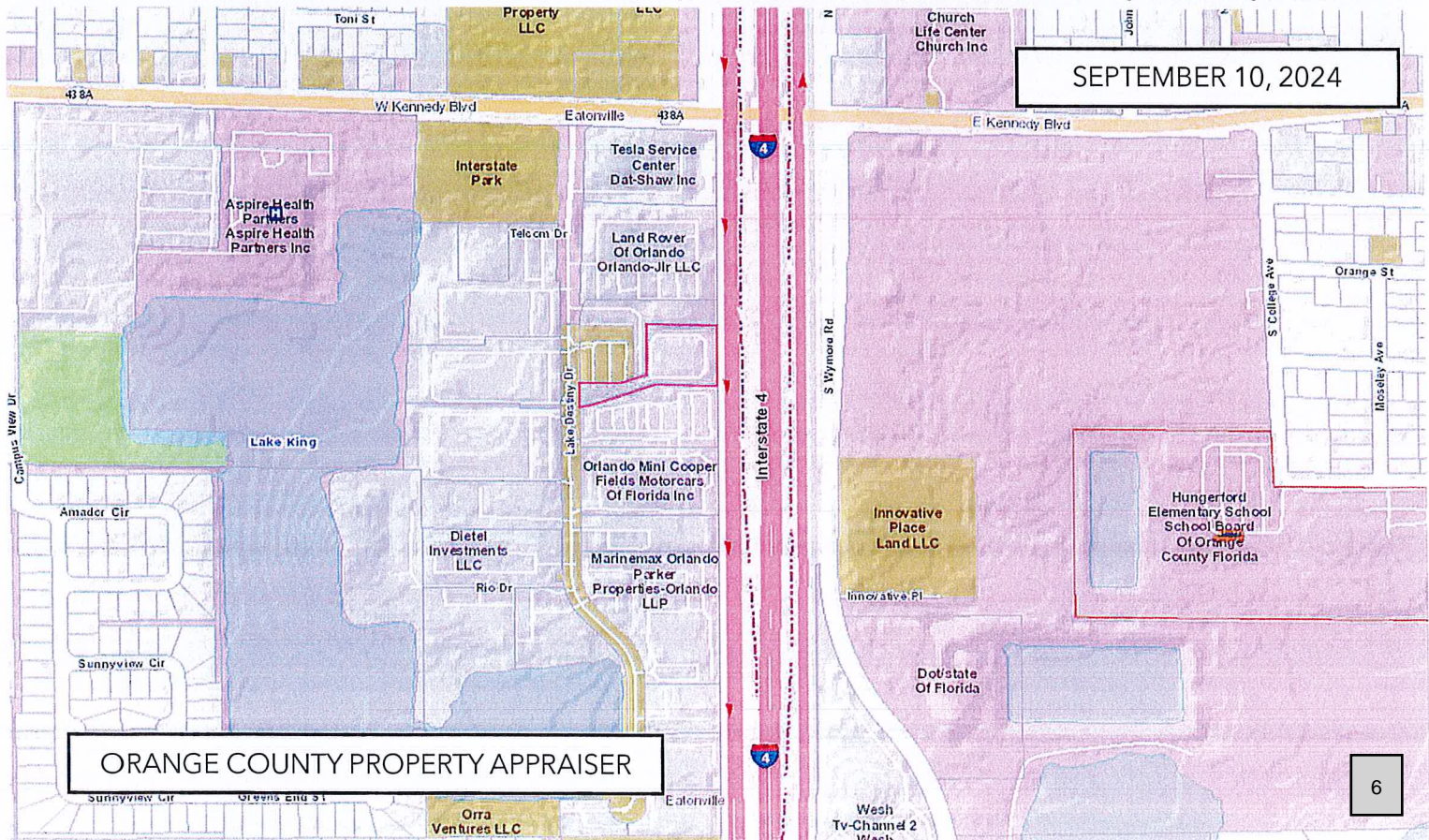
AUGUST 11, 2023 - 8:05 AM

1
FIELDS MOTORCARS OF FLORIDA, INC., P-ID: 35-21-29-3
257 SOUTH LAKE DESTINY DRIVE, ORLANDO, FL 32810 - (OCPA).....3

Section IV. Item #1.



FIELDS MOTORCARS OF FLORIDA, INC., P-ID: 35-21-29-3854-00-061
257 SOUTH LAKE DESTINY DRIVE, ORLANDO, FL 32810 - (OCPA).....4





CODE VIOLATION

Eatonville's Code of Ordinances, PART II - CODE OF ORDINANCES, Chapter 30 - SOLID WASTE, ARTICLE II. - RESIDENTIAL COLLECTION AND DISPOSAL SERVICE, Sec. 30-27. - Frequency of collections; use and maintenance of container tops.

(a) Residential. Refuse accumulated by a residence shall be collected at such times as shall be established by the town. **In all cases where garbage is deposited in refuse carts, the top shall be kept closed at all times except when the container is being filled.** The contractor shall be notified when the top is damaged or inoperable.

(b) Commercial. Hotels, apartments, restaurants and such other establishments or businesses shall be served on the basis of need. A written agreement between the owner of the establishment or business and the department of public works or contractor on the quantity and number of collections per week shall be made prior to commencing service. Where necessary to protect the public health, the director of public works shall have the authority to require more frequent collections. It is the responsibility of the user to keep the area around the container clean and free from loose trash or garbage. The director shall notify the county health department of any violations. **In all cases where garbage is deposited in a container, the container top shall be kept closed at all times except when the container is being filled. All commercial containers must have the lid closed in consideration of public health and sanitation concerns.**

(Ord. No. 2004-2, § 8, 2-17-2004)

Eatonville's Code of Ordinances, PART II - CODE OF ORDINANCES, Chapter 30 - SOLID WASTE, ARTICLE III. - COMMERCIAL COLLECTION AND DISPOSAL, ARTICLE III. - COMMERCIAL COLLECTION AND DISPOSAL, Sec. 30-59. - Commercial containers—Location.

Enclosures for commercial containers will be located on a concrete or asphalt pad in an area measuring 12 feet by 12 feet, enclosed by a concrete masonry wall on three sides

and shall be limited to six feet in height. **The opening of the enclosure should face the most accessible area for waste removal on the commercial property.**

(Ord. No. 2006-5, § 1, 7-11-2006)

**Eatonville's Code of Ordinances, PART II - CODE OF ORDINANCES,
Chapter 30 - SOLID WASTE, ARTICLE III. - COMMERCIAL
COLLECTION AND DISPOSAL, Section 30-60. - Same-Gate required;
Same-Existing enclosers.**

A gate shall be constructed, in the enclosed section, of the commercial container enclosure area. The gating can be constructed of chainlink/vinyl slating, wood, wrought iron or ornamental iron, and must shield the commercial container from visual view. (Ord. No. 2006-5, § 2, 7-11-2006)



Town of Eatonville - Code Enforcement Division
NOTICE OF VIOLATION

Section IV. Item #1.

11/2/2023

Town of Eatonville
Code Enforcement Division
307 East Kennedy Boulevard
Eatonville, FL 32751

<input checked="" type="checkbox"/> 1 st NOTICE	<input type="checkbox"/> 2 nd NOTICE
<input type="checkbox"/> 3 rd NOTICE	<input type="checkbox"/> FINAL NOTICE

FIELDS MOTORCARS OF FLORIDA, INC.
REF: FIELD MOTORCARS OF FLORIDA
350 SOUTH LAKE DESTINY DRIVE
ORLANDO, FL 32810

CODE CASE#: **23-000277**
DATE OF NOTICE: **11/01/2023**
COMPLIANCE DATE: **03/06/2024**

First Notice - This is an OFFICIAL NOTIFICATION of your obligation to bring the property, PROMO ONLY, located at 257 SOUTH LAKE DESTINY DRIVE, ORLANDO, FL 32810, Parcel ID: 35-21-29-3854-00-061 into compliance with **Town of Eatonville's Code of Ordinances, PART II - CODE OF ORDINANCES, Chapter 30 - SOLID WASTE, ARTICLE II. - RESIDENTIAL COLLECTION AND DISPOSAL SERVICE, Sec. 30-27. - Frequency of collections; use and maintenance of container tops. ARTICLE III. - COMMERCIAL COLLECTION AND DISPOSAL, Section 30-60. - Same-Gate required; Same-Existing enclosers.**

TO: FIELDS MOTORCARS OF FLORIDA, INC.,

You are hereby notified, the property located at **257 SOUTH LAKE DESTINY DRIVE, ORLANDO, FL 32810** is in violation of the provision of the Town of Eatonville Code of Ordinances set forth above. Specifically, the commercial container is not located on concrete pad and enclosed. In order to correct this violation. **Sec. 30-27.**, In all cases where garbage is deposited in a container, the container top shall be kept closed at all times except when the container is being filled. **Sec. 30-60.** A gate shall be constructed. In the enclosed section, of the commercial container enclosure area. The gating can be constructed of chain-link/vinyl slating, wood, wrought iron, and must shield the commercial container from visual view.

Please be advised that if the violation is not cured by **[03/06/2024]** this case will be scheduled for a hearing before the Code Enforcement Board or Special Magistrate and a fine of up to \$250.00 per day may be imposed each day the property remains in non-compliance. Upon curing the violation, it is your responsibility to notify the undersigned Code Enforcement Officer, in writing, that the violation has been cured so that a follow-up inspection may be conducted. Please note, if the violation is cured

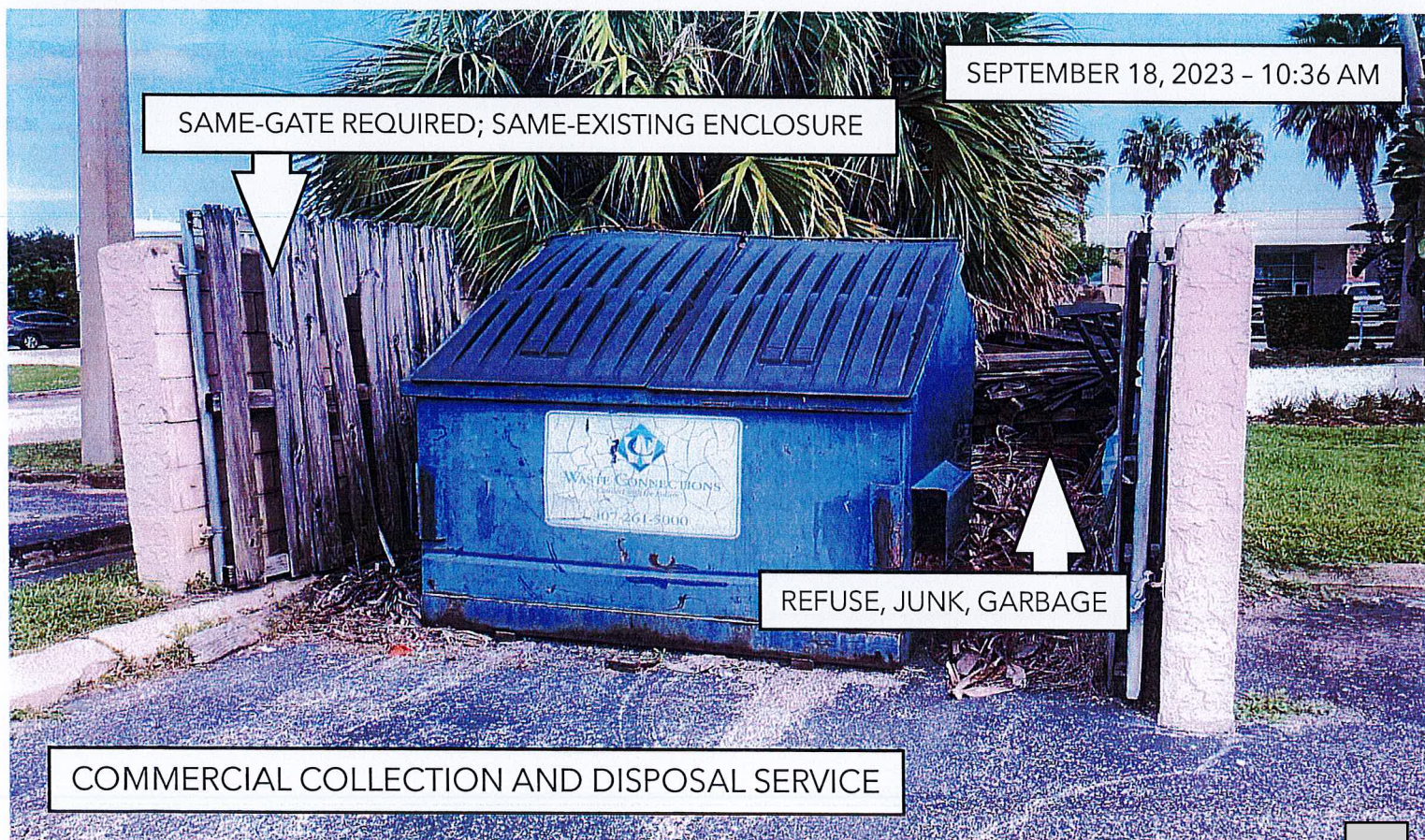
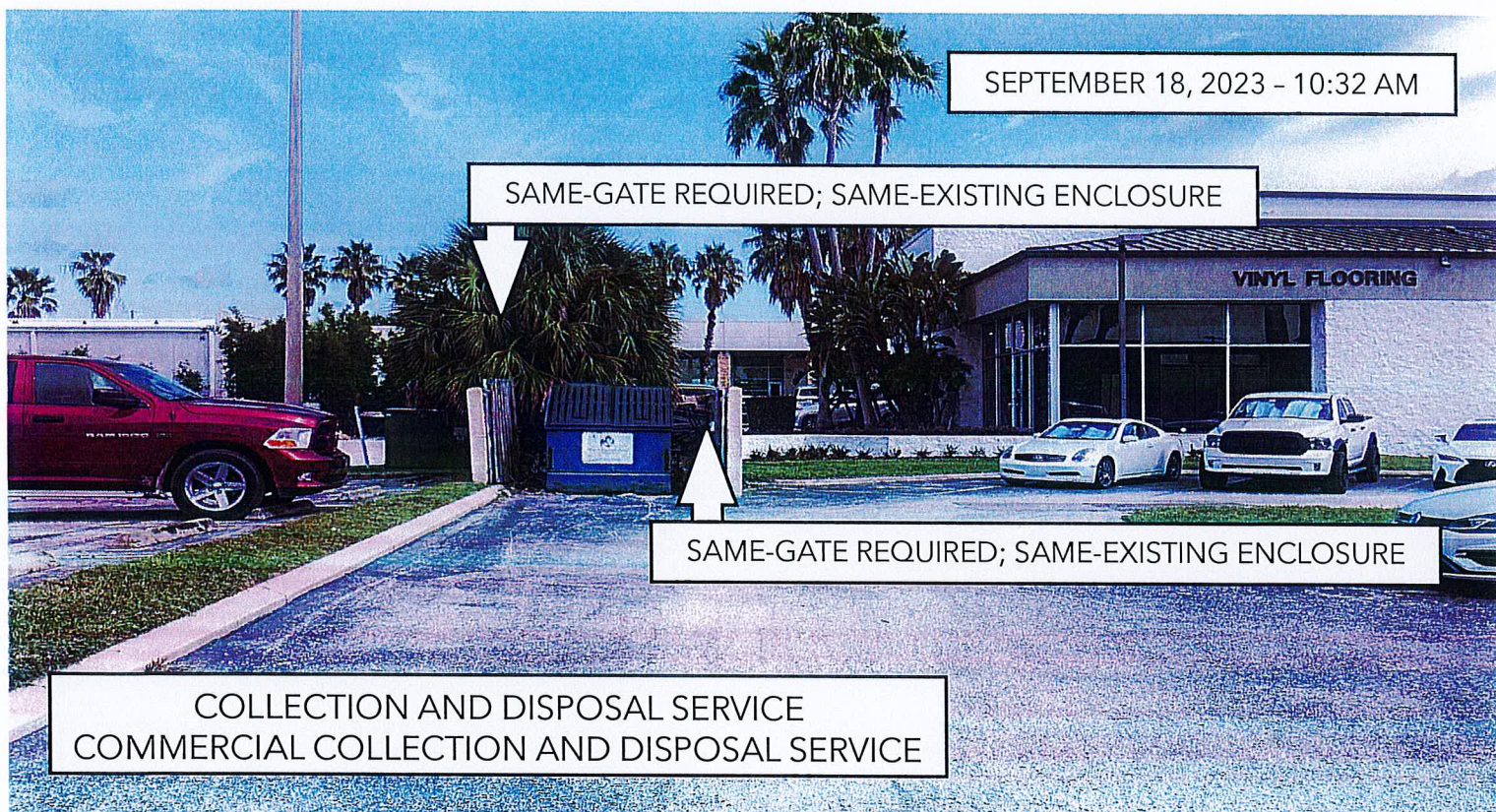
but then allowed to recur, the case may still be presented to the Code Enforcement Board or Special Magistrate.

Pursuant to Chapter 50 of the Town of Eatonville Code of Ordinances, the Town is authorized to remedy the violation described herein and charge any cost incurred, including administrative costs, to you if you fail to cure the violation by the compliance date set forth herein.

Respectfully,

A handwritten signature in blue ink, appearing to read 'Baruti', is enclosed within a hand-drawn oval.

Baruti Abdallah-Nosakhere
Code Enforcement Officer
Town of Eatonville, Eatonville Town Hall
307 East Kennedy Boulevard
Eatonville, FL 32751
Phone: (407) 623-8908 | Fax: (407) 623-8919
E: bnosakhere@townofeatonville.org

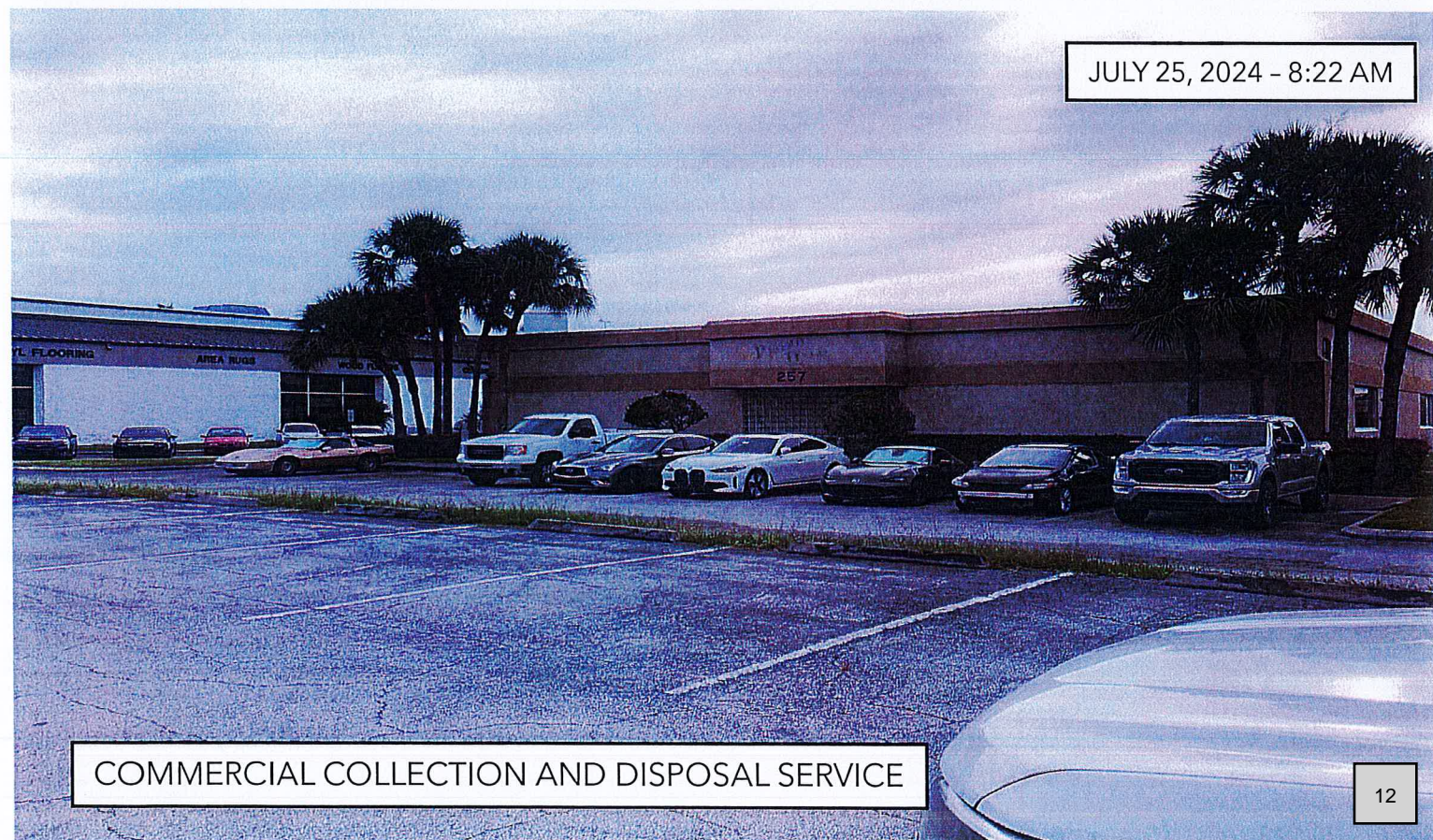




SEPTEMBER 18, 2023 - 10:36 AM

SAME-GATE REQUIRED; SAME-EXISTING ENCLOSURE

COMMERCIAL COLLECTION AND DISPOSAL SERVICE



JULY 25, 2024 - 8:22 AM

COMMERCIAL COLLECTION AND DISPOSAL SERVICE

JULY 25, 2024 - 8:22 AM

SAME-GATE REQUIRED; SAME-EXISTING ENCLOSURE



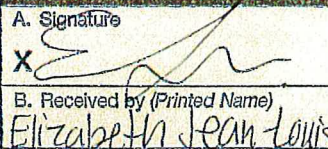
COMMERCIAL COLLECTION AND DISPOSAL SERVICE

JULY 25, 2024 - 8:22 AM

SAME-GATE REQUIRED; SAME-EXISTING ENCLOSURE



COMMERCIAL COLLECTION AND DISPOSAL SERVICE

SEND COMPLETE THIS SECTION	COMPLETE THIS SECTION ON DELIVERY
<p>■ Complete items 1, 2, and 3.</p> <p>■ Print your name and address on the reverse so that we can return the card to you.</p> <p>■ Attach this card to the back of the mailpiece, or on the front if space permits.</p> <p>1. Article Addressed to:</p> <p>FIELDS MOTORCARS OF FLORIDA, INC. REF: PROMO ONLY 350 SOUTHLAKE DESTINY DRIVE ORLANDO, FL 32810</p> <p>9590 9402 2728 6351 3990 09</p> <p>2. Article Number (Transfer from service label) 7016 2710 0000 8673 8570</p>	<p>A. Signature X </p> <p><input type="checkbox"/> Agent <input type="checkbox"/> Addressee</p> <p>B. Received by (Printed Name) Elizabeth Jean-Louis</p> <p>C. Date of Delivery 11.4</p> <p>D. Is delivery address different from item 1? <input type="checkbox"/> Yes If YES, enter delivery address below: <input type="checkbox"/> No</p> <p>3. Service Type <input type="checkbox"/> Adult Signature <input type="checkbox"/> Adult Signature Restricted Delivery <input checked="" type="checkbox"/> Certified Mail® <input type="checkbox"/> Certified Mail Restricted Delivery <input type="checkbox"/> Collect on Delivery <input type="checkbox"/> Collect on Delivery Restricted Delivery <input type="checkbox"/> Mail <input type="checkbox"/> Mail Restricted Delivery (0)</p> <p><input type="checkbox"/> Priority Mail Express® <input type="checkbox"/> Registered Mail™ <input type="checkbox"/> Registered Mail Restricted Delivery <input type="checkbox"/> Return Receipt for Merchandise <input type="checkbox"/> Signature Confirmation™ <input type="checkbox"/> Signature Confirmation Restricted Delivery</p>

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

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

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

Orlando, FL 32810

Certified Mail Fee \$4.35

Extra Services & Fees (check box, add fee \$ (if applicable))

<input type="checkbox"/> Return Receipt (hardcopy)	\$ 0.00
<input type="checkbox"/> Return Receipt (electronic)	\$ 0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$ 0.00
<input type="checkbox"/> Adult Signature Required	\$ 0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$ 0.00

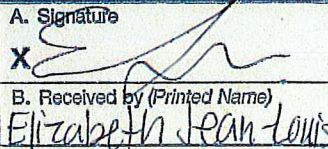
Postage \$0.66

Total Postage and Fees \$8.56

Sent To
 Street and Apt. No.
 City, State, ZIP+4

FIELDS MOTORCARS OF FLORIDA, INC.
REF: PROMO ONLY
350 SOUTHLAKE DESTINY DRIVE
ORLANDO, FL 32810

PS Form 3800, April 2010 PSN 7530-02-000-9053

SEND COMPLETE THIS SECTION	COMPLETE THIS SECTION ON DELIVERY
<p>■ Complete items 1, 2, and 3.</p> <p>■ Print your name and address on the reverse so that we can return the card to you.</p> <p>■ Attach this card to the back of the mailpiece, or on the front if space permits.</p> <p>1. Article Addressed to:</p> <p>FIELDS MOTORCARS OF FLORIDA, INC. REF: PROMO ONLY 350 SOUTHLAKE DESTINY DRIVE ORLANDO, FL 32810</p> <p>9590 9402 2728 6351 3990 09</p> <p>2. Article Number (Transfer from service label) 7016 2710 0000 8673 8570</p>	<p>A. Signature X </p> <p><input type="checkbox"/> Agent <input type="checkbox"/> Addressee</p> <p>B. Received by (Printed Name) Elizabeth Jean-Louis</p> <p>C. Date of Delivery 11.4</p> <p>D. Is delivery address different from item 1? <input type="checkbox"/> Yes If YES, enter delivery address below: <input type="checkbox"/> No</p> <p>3. Service Type <input type="checkbox"/> Adult Signature <input type="checkbox"/> Adult Signature Restricted Delivery <input checked="" type="checkbox"/> Certified Mail® <input type="checkbox"/> Certified Mail Restricted Delivery <input type="checkbox"/> Collect on Delivery <input type="checkbox"/> Collect on Delivery Restricted Delivery <input type="checkbox"/> Mail <input type="checkbox"/> Mail Restricted Delivery (0)</p> <p><input type="checkbox"/> Priority Mail Express® <input type="checkbox"/> Registered Mail™ <input type="checkbox"/> Registered Mail Restricted Delivery <input type="checkbox"/> Return Receipt for Merchandise <input type="checkbox"/> Signature Confirmation™ <input type="checkbox"/> Signature Confirmation Restricted Delivery</p>

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



CODE ENFORCEMENT DIVISION

TOWN OF EATONVILLE, FLORIDA

TOWN OF EATONVILLE, FLORIDA:
A Municipal Corporation

CODE CASE#: 23-000277
CERTIFIED MAIL#: 7016 2710 0000 8673 8570

Vs.

FIELDS MOTORCARS OF FLORIDA, INC.
REF: 257 SOUTH LAKE DESTINY DRIVE (PROMO ONLY)
350 SOUTH LAKE DESTINY DRIVE
ORLANDO, FL 32810

Respondent(s)

RE: 257 SOUTH LAKE DESTINY DRIVE, ORLANDO, FL 32810
Parcel ID: 35-21-29-3854-00-061

NOTICE OF HEARING

TO: MUREX DEVELOPMENT, INC.,

The Code Enforcement Board was created pursuant to **CHAPTER 162, COUNTY OR MUNICIPAL CODE ENFORCEMENT, PART I, LOCAL GOVERNMENT CODE ENFORCEMENT BOARDS (ss. 162.05)** of the Florida Statutes, and **Eatonville, Florida - Code of Ordinances, PART II - CODE OF ORDINANCES, Chapter 2 - ADMINISTRATION, ARTICLE VI. - CODE ENFORCEMENT, Division 2. - Code Enforcement Board, Sec. 2-251. - Board created.** The purpose of the Code Enforcement Board is to conduct hearings and issue orders having the force of law to command necessary steps to bring a violation in compliance. The Code Enforcement Board may impose fines and other noncriminal penalties to provide an equitable, expeditious, effective method of enforcing the Town Code or Ordinance.

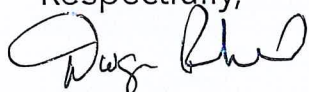
You are hereby notified that a **CODE ENFORCEMENT BOARD HEARING** will be held in Eatonville Town Hall, Town Council Chambers located at 307 East Kennedy Boulevard, Eatonville, FL 32751 regarding the **FIELDS MOTORCARS OF FLORIDA, INC. (PROMO ONLY)**, property located at **257 SOUTH LAKE DESTINY DRIVE, ORLANDO, FL 32810**, in violation of the Town of Eatonville Code of Ordinances.

You are hereby ordered to appear before the Code Enforcement Board on the **2nd** day of **OCTOBER 2024, 6:30 P.M.**, as the Respondent. Failure to appear may result in an order being entered against you.

Please be advised that the Code Enforcement Board or Special Magistrate may impose a fine of up to \$250.00 per day, each day the property remains in non-compliance. Upon curing the violation, it is your responsibility to notify the undersigned Code Enforcement Officer, in writing, that the violation has been cured so that a follow-up inspection may be conducted. Please note, if the violation is cured but then allowed to recur, the case may still be presented to the Code Enforcement Board or Special Magistrate. A repeat violation, pursuant to Florida Statutes 162.06(2)

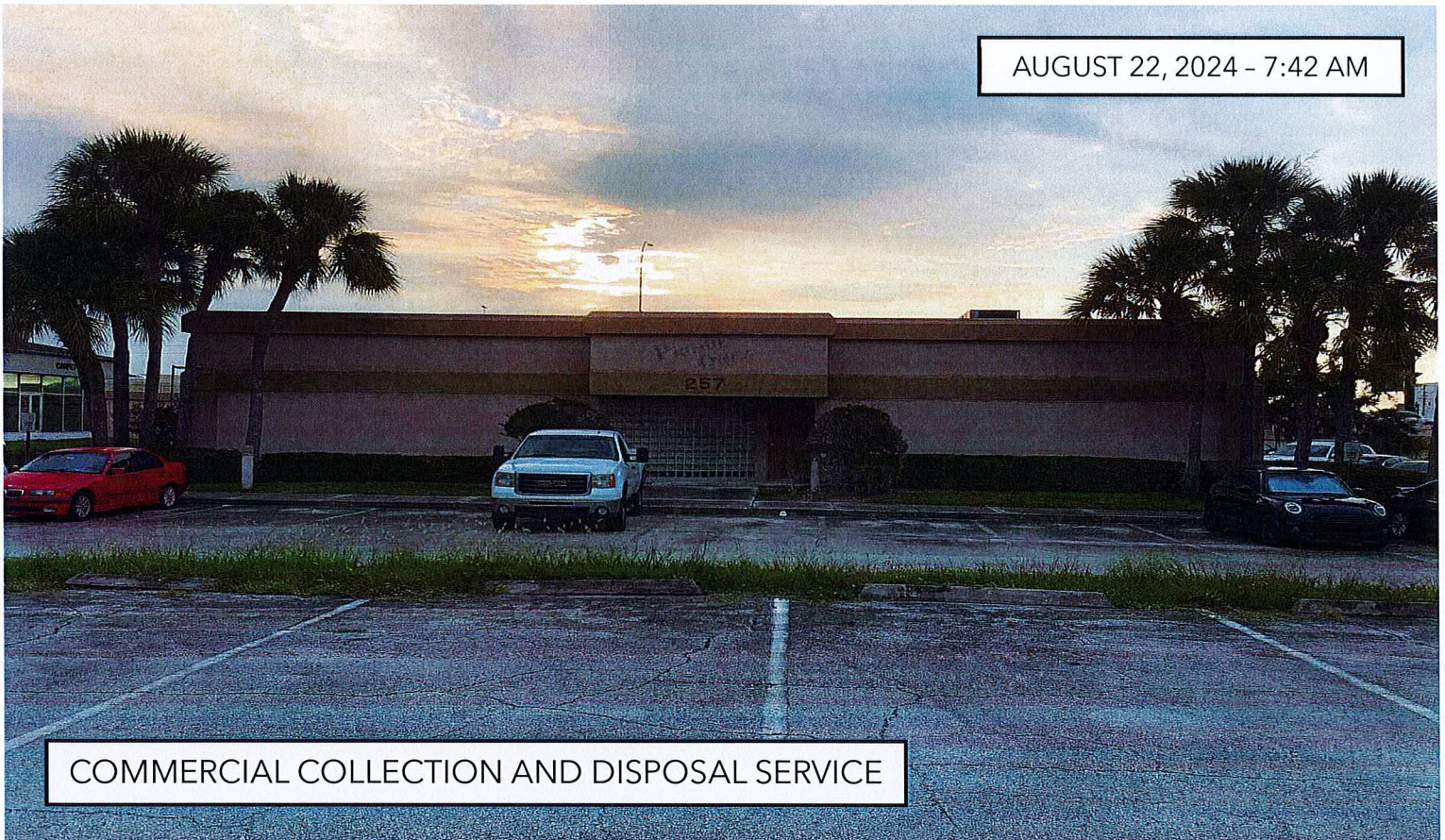
Pursuant to Chapter 2 of the Eatonville Code of Ordinances, the Town is authorized to remedy the violation described herein and charge any cost incurred, including administrative costs, to you if you fail to cure the violation by the compliance date set forth herein.

Respectfully,



DWAYNE RACKARD, Chairman
Code Enforcement Board
Town of Eatonville, Eatonville Town Hall
307 East Kennedy Boulevard
Eatonville, FL 32751
Phone: (407) 623-8908 | Fax: (407) 623-8919
E: code-enforcement@townofeatonville.org

AUGUST 22, 2024 - 7:42 AM



COMMERCIAL COLLECTION AND DISPOSAL SERVICE

AUGUST 22, 2024 - 7:42 AM



SAME-GATE REQUIRED; SAME-EXISTING ENCLOSURE

COMMERCIAL COLLECTION AND DISPOSAL SERVICE

AUGUST 22, 2024 - 7:42 AM

SAME-GATE REQUIRED; SAME-EXISTING ENCLOSURE

COMMERCIAL COLLECTION AND DISPOSAL SERVICE

EATONVILLE

Jennedy Blvd.
Orlando, Florida 32751

NEOPOST

09/19/2024

US POSTAGE

Section IV. Item #1.



ZIP 32751
041M11468919

FIELDS MOTORCARS OF FLORIDA, INC.
REF: 257 SOUTH LAKE DESTINY DRIVE (PROMO ONLY)
350 SOUTH LAKE DESTINY DRIVE
ORLANDO, FL 32810

SENDER: COMPLETE THIS SECTION	COMPLETE THIS SECTION ON DELIVERY																
<p>■ Complete items 1, 2, and 3.</p> <p>■ Print your name and address on the reverse so that we can return the card to you.</p> <p>■ Attach this card to the back of the mailpiece, or on the front if space permits.</p> <p>1. Article Addressed to:</p> <p>FIELDS MOTORCARS OF FLORIDA, INC. REF: 257 SOUTH LAKE DESTINY DRIVE (PROMO ONLY) 350 SOUTH LAKE DESTINY DRIVE ORLANDO, FL 32810</p> <p>2. Article Number (Transfer from service label) 9589 0710 5270 1545 9057</p>	<p>A. Signature X</p> <p>B. Received by (Printed Name)</p> <p>C. Date of Delivery</p> <p>D. Is delivery address different from item 1? <input type="checkbox"/> Yes If YES, enter delivery address below: <input type="checkbox"/> No</p> <p>3. Service Type</p> <table border="0"><tr><td><input type="checkbox"/> Adult Signature</td><td><input type="checkbox"/> Priority Mail Express®</td></tr><tr><td><input type="checkbox"/> Adult Signature Restricted Delivery</td><td><input type="checkbox"/> Registered Mail™</td></tr><tr><td><input checked="" type="checkbox"/> Certified Mail®</td><td><input type="checkbox"/> Registered Mail Restricted Delivery</td></tr><tr><td><input type="checkbox"/> Certified Mail Restricted Delivery</td><td><input type="checkbox"/> Return Receipt for Merchandise</td></tr><tr><td><input type="checkbox"/> Collect on Delivery</td><td><input type="checkbox"/> Signature Confirmation™</td></tr><tr><td><input type="checkbox"/> Collect on Delivery Restricted Delivery</td><td><input type="checkbox"/> Signature Confirmation Restricted Delivery</td></tr><tr><td><input type="checkbox"/> Mail</td><td></td></tr><tr><td><input type="checkbox"/> Mail Restricted Delivery</td><td></td></tr></table>	<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"/> Mail		<input type="checkbox"/> Mail Restricted Delivery	
<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"/> Mail																	
<input type="checkbox"/> Mail Restricted Delivery																	

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	
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	\$
Sent To	FIELDS MOTORCARS OF FLORIDA, INC.
Street and Apt	REF: 257 SOUTH LAKE DESTINY DRIVE (PROMO ONLY)
City, State, Zip	350 SOUTH LAKE DESTINY DRIVE ORLANDO, FL 32810

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:

FIELDS MOTORCARS OF FLORIDA, INC.
 REF: 257 SOUTH LAKE DESTINY DRIVE (PROMO ONLY)
 350 SOUTH LAKE DESTINY DRIVE
 ORLANDO, FL 32810



9590 9402 2728 6351 9541 47

2. Article Number (Transfer from service label)

9589 0710 5270 1545 9057

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

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X

☐ Agent☐ Addressee

B. Received by (Printed Name)

Emma Camy

C. Date of Delivery

9-2-1

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

3. Service Type

☐ Adult Signature☐ Adult Signature Restricted Delivery☒ Certified Mail®☐ Certified Mail Restricted Delivery☐ Collect on Delivery☐ Collect on Delivery Restricted Delivery☐ Mail☐ Mail Restricted Delivery☐ Priority Mail Express®☐ Registered Mail™☐ Registered Mail Restricted Delivery☐ Return Receipt for Merchandise☐ Signature Confirmation™☐ Signature Confirmation Restricted Delivery

Domestic Return Receipt

U.S. Postal Service™

CERTIFIED MAIL® RECEIPT

Domestic Mail Only

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

Certified Mail Fee

\$

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

☐ Return Receipt (hardcopy)☐ Return Receipt (electronic)☐ Certified Mail Restricted Delivery☐ Adult Signature Required☐ Adult Signature Restricted Delivery

Postage

\$

Total Postage

\$

Sent To

Street and Apt

City, State, Zip

FIELDS MOTORCARS OF FLORIDA, INC.
 REF: 257 SOUTH LAKE DESTINY DRIVE (PROMO ONLY)
 350 SOUTH LAKE DESTINY DRIVE
 ORLANDO, FL 32810

PS Form 3800, January 2023 PSN 7530-02-000-9047

See Reverse for Instructions

USPS TRACKING #



9590 9402 2728 6351 9541 47

United States
Postal Service

• Sender: Please print your name, address, and ZIP+4® in this box•

CODE ENFORCEMENT DIVISION
 ATTN: BARUTI ABDALLAH-NOSAKHERE
 307 EAST KENNEDY BOULEVARD
 EATONVILLE, FL 32751

Section IV. Item #1.

First-Class Mail
 Postage & Fees Paid
 USPS
 Permit No. G-10

SEP 28 2024 10:06
 TOWN OF EATONVILLE, FL

TOWN OF EATONVILLE

1887



**TOWN OF EATONVILLE CODE ENFORCEMENT DIVISION
CODE ENFORCEMENT OFFICER: BARUTI ABDALLAH-NOSAKHERE**

CODE CASE#: 23-000282

**OWNER: MUSTARD SEED OF CENTRAL FLORIDA, INC.
VIOLATION ADDRESS: 12 MUSTARD SEED LANE, ORLANDO, FL 32810
PARCEL ID#: 34-21-29-0000-00-027**

If you own and occupy property as your primary residence as of January 1, 2025, you may qualify for an exemption. The deadline to file a 2025 exemption application is March 1, 2025.

Section IV. Item #1.

[Click Here To Apply for Homestead and Other Exemptions Online](#)

Print Date: 03/29/2024 System Refresh Date: 03/24/2024

12 Mustard Seed Ln 34-21-29-0000-00-027

Name(s):
MUSTARD SEED OF CENTRAL
FLORIDA INC

Physical Street Address:
12 Mustard Seed Ln

Property Use:
7500 - Inst-charitable

Mailing Address On File:
12 Mustard Seed Ln
Orlando, FL 32810-6271
[Incorrect Mailing Address?](#)

Postal City and Zip:
Orlando, FL 32810

Municipality:
Eatonville



[Upload Photos](#)

Property Name:
Mustard Seed Of Central Fl Inc

[View 2023 Property Record Card](#)

[PROPERTY FEATURES](#)

[VALUES, EXEMPTIONS AND TAXES](#)

[SALES](#)

[MARKET STATS](#)

[LOCATION](#)

Historical Value and Tax Benefits

Tax Year Values	Land	Building(s)	Feature(s)	Market Value	%	Assessed Value	%
2023	\$132,245	\$1,799,004	\$120,890	\$2,052,139	7.3%	\$1,618,527	10.0%
2022	\$125,997	\$1,665,492	\$120,890	\$1,912,379	39.9%	\$1,471,388	10.0%
2021	\$114,543	\$1,131,726	\$120,890	\$1,367,159	12.4%	\$1,337,625	10.0%
2020	\$114,543	\$980,590	\$120,890	\$1,216,023	N/A	\$1,216,023	N/A

Tax Year Benefits	Original Homestead	Additional Hx	Other Exemptions	SOH CAP	Tax Savings
2023			\$1,618,527		\$38,382
2022			\$1,471,388		\$35,881
2021			\$1,337,625		\$26,057
2020			\$1,216,023		\$23,334

2023 Taxable Value and Certified Taxes

Taxing Authority	Assd Value	Exemption	Tax Value	Millage Rate	%	Taxes	Tax Breakdown
------------------	------------	-----------	-----------	--------------	---	-------	---------------

Non-Ad Valorem Assessments

2023 Non-Ad Valorem Assessments

Levying Authority	Assessment Description	Units	Rates	Assessment
There are no Non-Ad Valorem Assessments				

2023 Gross Tax Total: \$0.00

2023 Tax Savings Tax Savings

Your taxes without exemptions would be: \$38,382.39

Your ad-valorem tax with exemptions is: - \$0.00

Providing You A Savings Of: = \$38,382.39

MUSTARD SEED OF CENTRAL FLORIDA, INC., P-ID: 34-21-29-0000-00-027
12 MUSTARD SEED LANE, ORLANDO, FL 32810 - (OCPA).....1

Section IV. Item #1.

MARCH 2, 2007



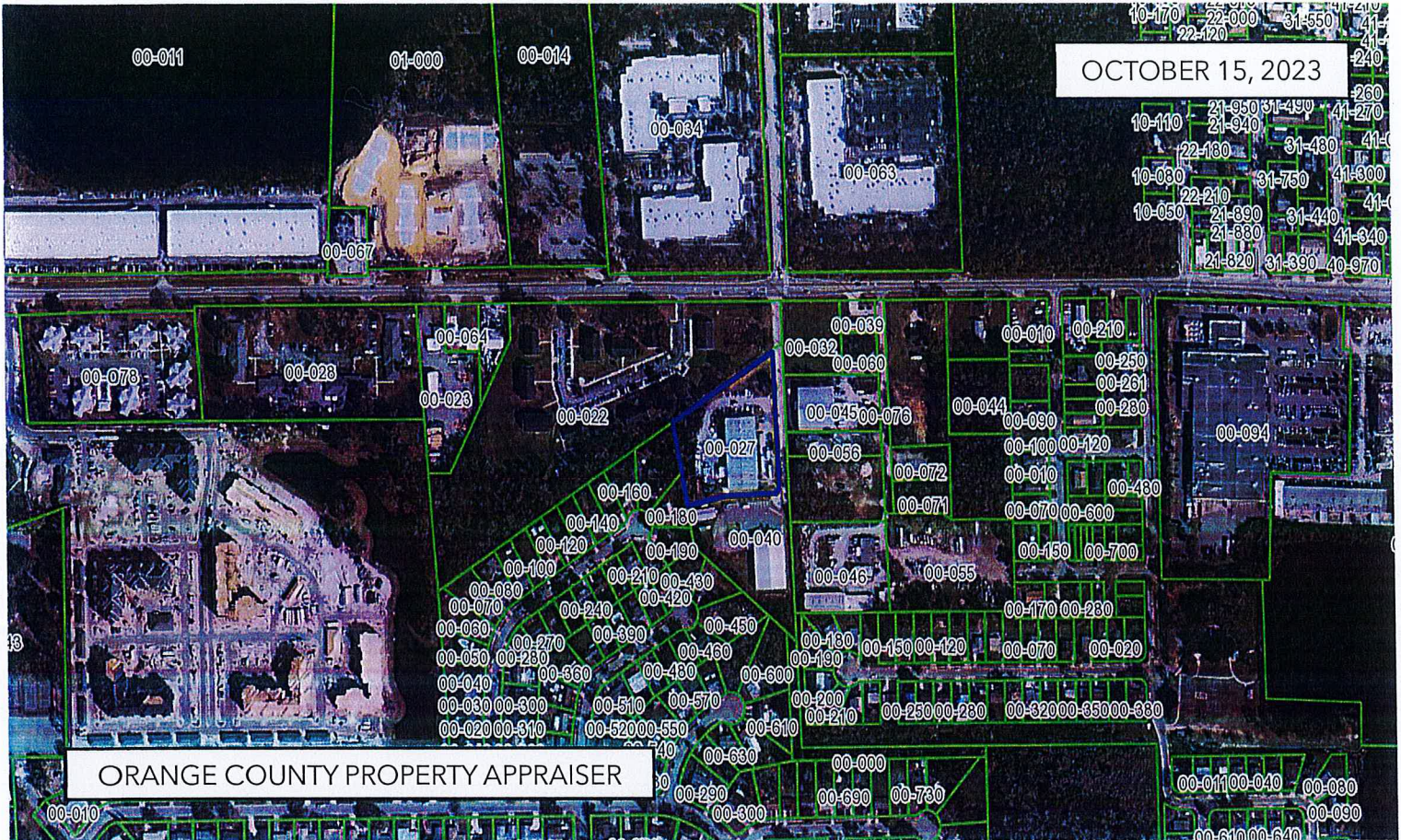
ORANGE COUNTY PROPERTY APPRAISER

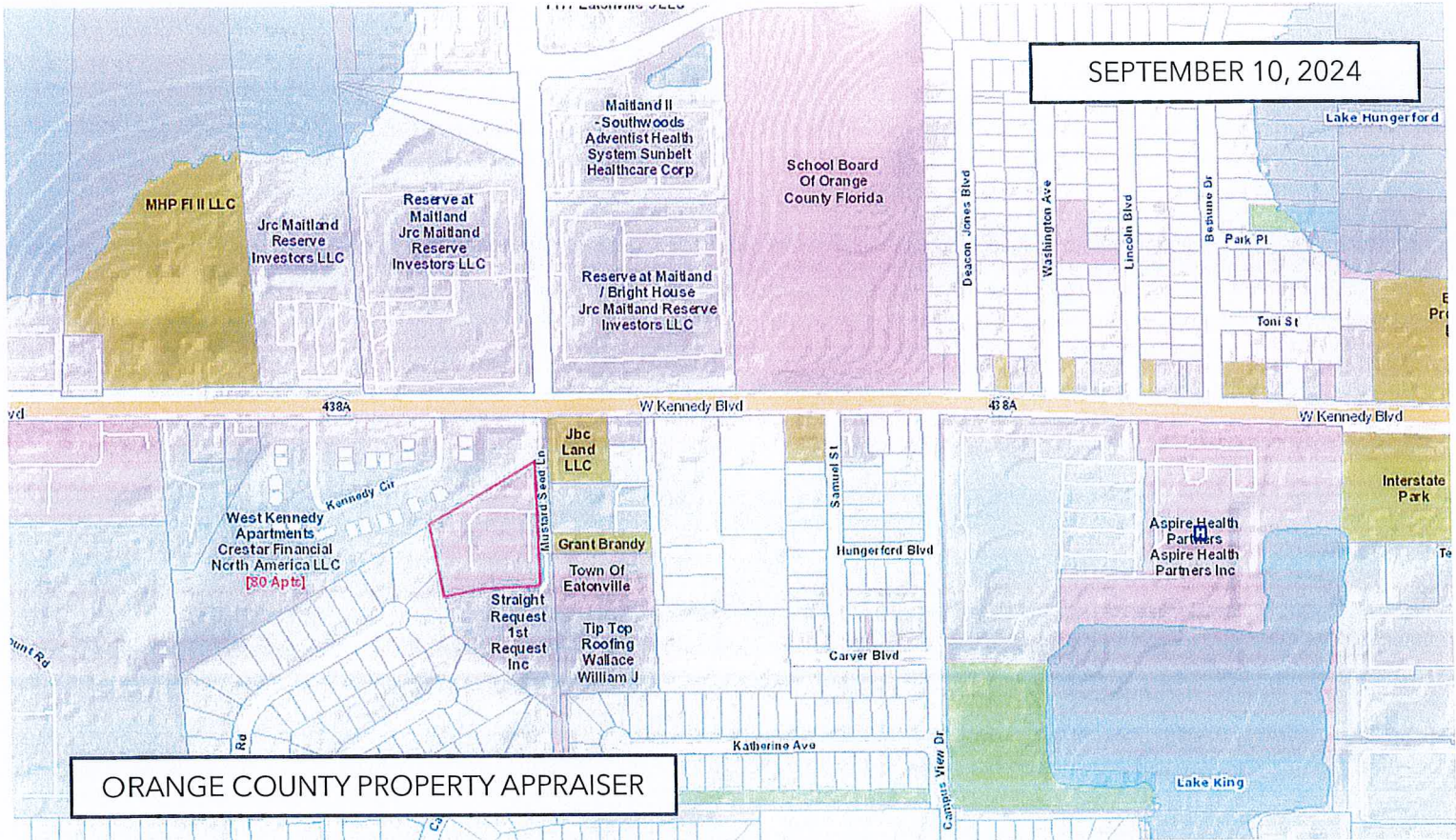
MUSTARD SEED OF CENTRAL FLORIDA, INC., P-ID: 34-21-29-0000-00-027
12 MUSTARD SEED LANE, ORLANDO, FL 32810 - (OCPA).....2

ORANGE COUNTY PROPERTY APPRAISER



AUGUST 11, 2013 - 11:04 AM







CODE VIOLATION

Eatonville's Code of Ordinances, PART II - CODE OF ORDINANCES, Chapter 30 - SOLID WASTE, ARTICLE II. - RESIDENTIAL COLLECTION AND DISPOSAL SERVICES. Section 30-27. - Frequency of collection; use and maintenance of container, tops.

(a) *Residential*. Refuse accumulated by a residence shall be collected at such times as shall be established by the town. **In all cases where garbage is deposited in refuse carts, the top shall be kept closed at all times except when the container is being filled.** The contractor shall be notified when the top is damaged or inoperable.

(b) *Commercial*. Hotels, apartments, restaurants and such other establishments or businesses shall be served on the basis of need. A written agreement between the owner of the establishment or business and the department of public works or contractor on the quantity and number of collections per week shall be made prior to commencing service. Where necessary to protect the public health, the director of public works shall have the authority to require more frequent collections. It is the responsibility of the user to keep the area around the container clean and free from loose trash or garbage. The director shall notify the county health department of any violations. **In all cases where garbage is deposited in a container, the container top shall be kept closed at all times except when the container is being filled. All commercial containers must have the lid closed in consideration of public health and sanitation concerns.** (Ord. No. 2004-2, § 8, 2-17-2004)

Eatonville's Code of Ordinances, PART II - CODE OF ORDINANCES, Chapter 30 - SOLID WASTE, ARTICLE III. - COMMERCIAL COLLECTION AND DISPOSAL, Section 30-60. - Same-Gate required; Same-Existing enclosers.

A gate shall be constructed, in the enclosed section, of the commercial container enclosure area. The gating can be constructed of chainlink/vinyl slating, wood, wrought iron or ornamental iron, **and must shield the commercial container from visual view.** (Ord. No. 2006-5, § 2, 7-11-2006)



Town of Eatonville - Code Enforcement Division

NOTICE OF VIOLATION

Section IV. Item #1.

Town of Eatonville
Code Enforcement Division
307 East Kennedy Boulevard
Eatonville, FL 32751

<input checked="" type="checkbox"/> 1 st NOTICE	<input type="checkbox"/> 2 nd NOTICE
<input type="checkbox"/> 3 rd NOTICE	<input type="checkbox"/> FINAL NOTICE

MUSTARD SEED OF CENTRAL FLORIDA, INC. CODE CASE#: **23-000282**
REF: MUSTARD SEED OF CENTRAL FLORIDA, INC. DATE OF NOTICE: **11/01/2023**
12 MUSTARD SEED LANE COMPLIANCE DATE: **03/06/2024**
ORLANDO, FL 32810

First Notice - This is an OFFICIAL NOTIFICATION of your obligation to bring the property, MUSTARD SEED OF CENTRAL FLORIDA, located at 12 MUSTARD SEED LANE, ORLANDO, FL 32810, Parcel ID: 34-21-29-0000-00-027 into compliance with **Town of Eatonville's Code of Ordinances, PART II - CODE OF ORDINANCES, Chapter 30 - SOLID WASTE, ARTICLE II. - RESIDENTIAL COLLECTION AND DISPOSAL SERVICE, Sec. 30-27. - Frequency of collections; use and maintenance of container tops. ARTICLE III. - COMMERCIAL COLLECTION AND DISPOSAL, Section 30-60. - Same-Gate required; Same-Existing enclosers.**

TO: MUSTARD SEED OF CENTRAL FLORIDA, INC.,

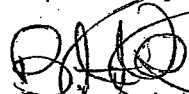
You are hereby notified, the property located at **12 MUSTARD SEED LANE, ORLANDO, FL 32810** is in violation of the provision of the Town of Eatonville Code of Ordinances set forth above. Specifically, the commercial container is not located on concrete pad and enclosed. In order to correct this violation. **Sec. 30-27.**, In all cases where garbage is deposited in a container, the container top shall be kept closed at all times except when the container is being filled. **Sec. 30-60.** A gate shall be constructed. In the enclosed section, of the commercial container enclosure area. The gating can be constructed of chain-link/vinyl slating, wood, wrought iron, and must shield the commercial container from visual view.

Please be advised that if the violation is not cured by **[03/06/2024]** this case will be scheduled for a hearing before the Code Enforcement Board or Special Magistrate and a fine of up to \$250.00 per day may be imposed each day the property remains in non-compliance. Upon curing the violation, it is your responsibility to notify the

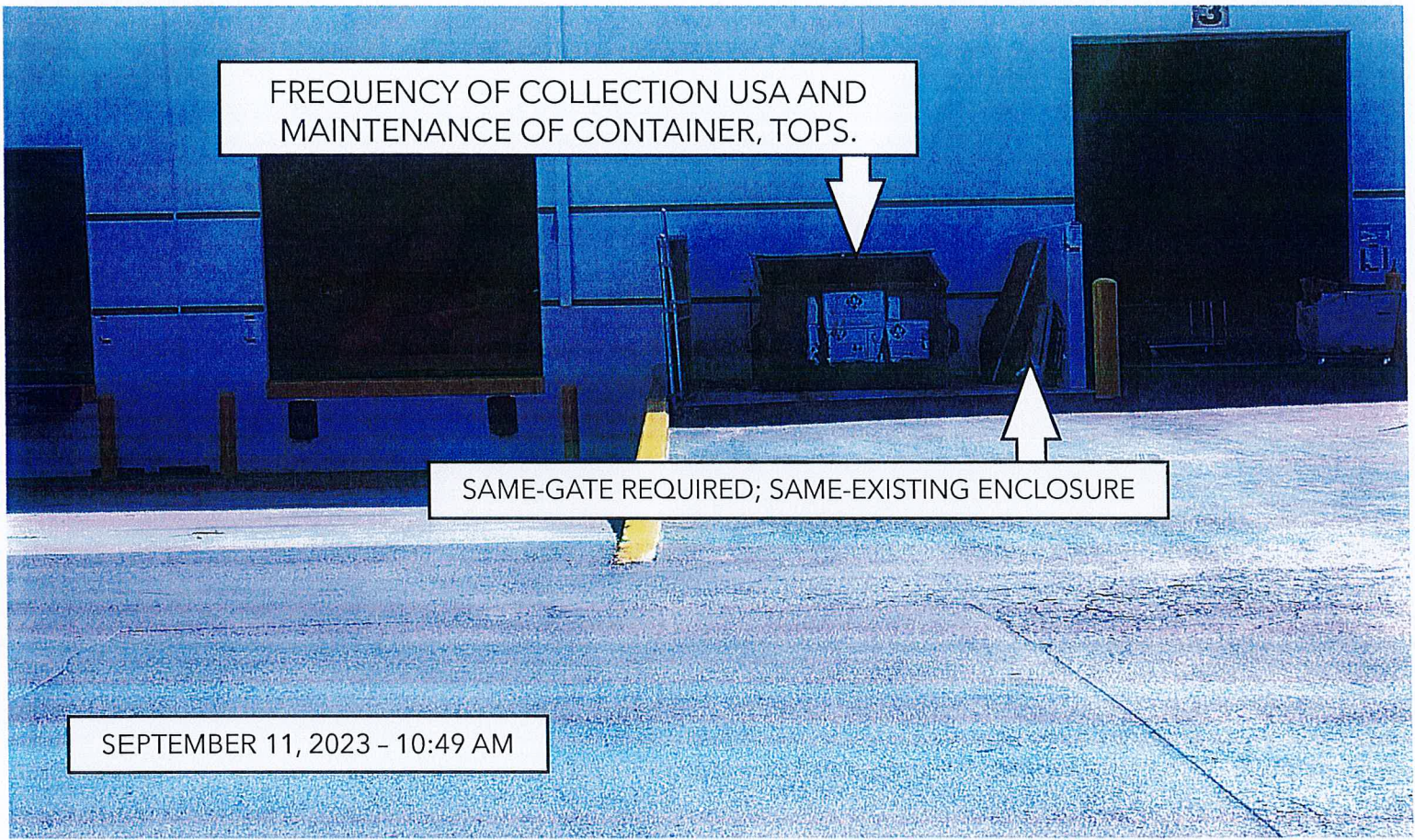
undersigned Code Enforcement Officer, in writing, that the violation has been cured so that a follow-up inspection may be conducted. Please note, if the violation is cured but then allowed to recur, the case may still be presented to the Code Enforcement Board or Special Magistrate.

Pursuant to Chapter 50 of the Town of Eatonville Code of Ordinances, the Town is authorized to remedy the violation described herein and charge any cost incurred, including administrative costs, to you if you fail to cure the violation by the compliance date set forth herein.

Respectfully,



Baruti Abdallah-Nosakhare
Code Enforcement Officer
Town of Eatonville, Eatonville Town Hall
307 East Kennedy Boulevard
Eatonville, FL 32751
Phone: (407) 623-8908 | Fax: (407) 623-8919
E: bnosakhare@townofeatonville.org



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:

MUSTARD SEED OF CENTRAL FLORIDA, INC.
REF: MUSTARD SEED OF CENTRAL FLORIDA, INC.
12 MUSTARD SEED LANE
ORLANDO, FL 32810



9590 9402 2728 6351 3988 80

2. Article Number (Transfer from service label)

9589 0710 5270 1231 9451 98

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

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X *[Signature]*

☐ Agent

☐ Addressee

B. Received by (Printed Name)

Alex Jones

C. Date of Delivery

Nov 6 2023

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

3. Service Type

☐ Adult Signature
☐ Adult Signature Restricted Delivery

☒ Certified Mail®

☐ Certified Mail Restricted Delivery

☐ Collect on Delivery

☐ Collect on Delivery Restricted Delivery

☐ Mail Restricted Delivery

☐ Priority Mail Express®

☐ Registered Mail™

☐ Registered Mail Restricted Delivery

☐ Return Receipt for Merchandise

☐ Signature Confirmation™

☐ Signature Confirmation Restricted Delivery

Domestic Return Receipt

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

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

Orlando, FL 32810

Certified Mail Fee \$4.35

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

☐ Return Receipt (hardcopy) \$

☐ Return Receipt (electronic) \$

☐ Certified Mail Restricted Delivery \$

☐ Adult Signature Required \$

☐ Adult Signature Restricted Delivery \$

Postage

\$0.66

Total Postage and

\$8.56

Sent To

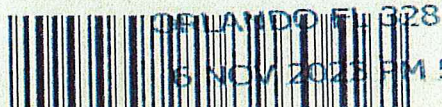
MUSTARD SEED OF CENTRAL FLORIDA, INC.
REF: MUSTARD SEED OF CENTRAL FLORIDA, INC.
12 MUSTARD SEED LANE
ORLANDO, FL 32810

Street and Apt. No.

City, State, ZIP+4®



USPS TRACKING #



9590 9402 2728 6351 3988 80

United States
Postal Service

• Sender: Please print your name, address, and ZIP+4® in this box®

CODE ENFORCEMENT DIVISION
ATTN: BARUTI ABDALLAH-NOSAKHERE
307 EAST KENNEDY BOULEVARD
EATONVILLE, FL 32751

First-Class Mail
Postage & Fees Paid
USPS
Permit No. G-10

Section IV. Item #1.



CODE ENFORCEMENT DIVISION

TOWN OF EATONVILLE, FLORIDA

TOWN OF EATONVILLE, FLORIDA:
A Municipal Corporation

CODE CASE#: 23-000282
CERTIFIED MAIL#: 9589 0710 5270 1231 9451 98

Vs.

MUSTARD SEED OF CENTRAL FLORIDA, INC.
12 MUSTARD SEED LANE
ORLANDO, FL 32810

Respondent(s)

RE: 12 MUSTARD SEED LANE, ORLANDO, FL 32810
Parcel ID: 34-21-29-0000-00-027

NOTICE OF HEARING

TO: MUSTARD SEED OF CENTRAL FLORIDA, INC.,

The Code Enforcement Board was created pursuant to **CHAPTER 162, COUNTY OR MUNICIPAL CODE ENFORCEMENT, PART I, LOCAL GOVERNMENT CODE ENFORCEMENT BOARDS (ss. 162.05)** of the Florida Statutes, and **Eatonville, Florida - Code of Ordinances, PART II - CODE OF ORDINANCES, Chapter 2 - ADMINISTRATION, ARTICLE VI. - CODE ENFORCEMENT, Division 2. - Code Enforcement Board, Sec. 2-251. - Board created.** The purpose of the Code Enforcement Board is to conduct hearings and issue orders having the force of law to command necessary steps to bring a violation in compliance. The Code Enforcement Board may impose fines and other noncriminal penalties to provide an equitable, expeditious, effective method of enforcing the Town Code or Ordinance.

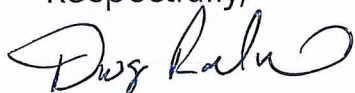
You are hereby notified that a **CODE ENFORCEMENT BOARD HEARING** will be held in Eatonville Town Hall, Town Council Chambers located at 307 East Kennedy Boulevard, Eatonville, FL 32751 regarding the **MUSTARD SEED OF CENTRAL FLORIDA, INC.**, property located at **12 MUSTARD SEED LANE, ORLANDO, FL 32810**, in violation of the Town of Eatonville Code of Ordinances.

You are hereby ordered to appear before the Code Enforcement Board on the **2nd** day of **OCTOBER 2024, 6:30 P. M.**, as the Respondent. Failure to appear may result in an order being entered against you.

Please be advised that the Code Enforcement Board or Special Magistrate may impose a fine of up to \$250.00 per day, each day the property remains in non-compliance. Upon curing the violation, it is your responsibility to notify the undersigned Code Enforcement Officer, in writing, that the violation has been cured so that a follow-up inspection may be conducted. Please note, if the violation is cured but then allowed to recur, the case may still be presented to the Code Enforcement Board or Special Magistrate. A repeat violation, pursuant to Florida Statutes 162.06(2)

Pursuant to Chapter 2 of the Eatonville Code of Ordinances, the Town is authorized to remedy the violation described herein and charge any cost incurred, including administrative costs, to you if you fail to cure the violation by the compliance date set forth herein.

Respectfully,



DWAYNE RACKARD, Chairman

Code Enforcement Board

Town of Eatonville, Eatonville Town Hall

307 East Kennedy Boulevard

Eatonville, FL 32751

Phone: (407) 623-8908 | Fax: (407) 623-8919

E: code-enforcement@townofeatonville.org



EATONVILLE

Kennedy Blvd.
Eatonville, Florida 32751

NEOPOST

09/19/2024

Section IV. Item #1.

US POSTAGE \$000.00



ZIP 32751
041M11468919

MUSTARD SEED OF CENTRAL FLORIDA, INC.
REF: MUSTARD SEED OF CENTRAL FL, INC.
12 MUSTARD SEED LANE
ORLANDO, FL 32810

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:

MUSTARD SEED OF CENTRAL FLORIDA, INC.
REF: MUSTARD SEED OF CENTRAL FL, INC.
12 MUSTARD SEED LANE
ORLANDO, FL 32810



9590 9402 2728 6351 3989 72

2. Article Number (Transfer from sender label)

9589 0710 5270 1545 9057 72

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X

☐ Agent

☐ Addressee

B. Received by (Printed Name)

C. Date of Delivery

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

3. Service Type

☐ Adult Signature

☐ Adult Signature Restricted Delivery

☒ Certified Mail®

☐ Certified Mail Restricted Delivery

☐ Collect on Delivery

☐ Collect on Delivery Restricted Delivery

☐ Insured Mail

☐ Registered Mail Restricted Delivery

(over \$500)

☐ Priority Mail Express®

☐ Registered Mail™

☐ Registered Mail Restricted Delivery

☐ Return Receipt for Merchandise

☐ Signature Confirmation™

☐ Signature Confirmation Restricted Delivery

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

Certified Mail Fee

\$

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

☐ Return Receipt (hardcopy) \$

☐ Return Receipt (electronic) \$

☐ Certified Mail Restricted Delivery \$

☐ Adult Signature Required \$

☐ Adult Signature Restricted Delivery \$

Postage

\$

Total Postage

\$

Sent To

Street and Apt

City, State, Zip

MUSTARD SEED OF CENTRAL FLORIDA, INC.
REF: MUSTARD SEED OF CENTRAL FL, INC.
12 MUSTARD SEED LANE
ORLANDO, FL 32810

Postmark
Here

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.

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MUSTARD SEED OF CENTRAL FLORIDA, INC.
REF: MUSTARD SEED OF CENTRAL FL, INC.
12 MUSTARD SEED LANE
ORLANDO, FL 32810



9590 9402 2728 6351 3989 72

2. Article Number (Transfer from service label)

9589 0710 5270 1545 9057 72

COMPLETE THIS SECTION ON DELIVERY

A. Signature

☐ Agent☐ Addressee

B. Received by (Printed Name)

C. Date of Delivery

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

3. Service Type

☐ Adult Signature☐ Adult Signature Restricted Delivery☒ Certified Mail®☐ Certified Mail Restricted Delivery☐ Collect on Delivery☐ Collect on Delivery Restricted Delivery☐ Mail☐ Mail Restricted Delivery

(over \$500)

☐ Priority Mail Express®☐ Registered Mail™☐ Registered Mail Restricted Delivery☐ Return Receipt for Merchandise☐ Signature Confirmation™☐ Signature Confirmation Restricted Delivery

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®.

Certified Mail Fee

\$

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

☐ Return Receipt (hardcopy)☐ Return Receipt (electronic)☐ Certified Mail Restricted Delivery☐ Adult Signature Required☐ Adult Signature Restricted Delivery

Postage

\$

Total Postage

\$

Sent To

Street and Apt

City, State, Zip

MUSTARD SEED OF CENTRAL FLORIDA, INC.
REF: MUSTARD SEED OF CENTRAL FL, INC.
12 MUSTARD SEED LANE
ORLANDO, FL 32810

PS Form 3800, January 2023 PSN 7530-02-000-9047

See Reverse for Instructions

USPS TRACKING®



9590 9402 2728 6351 3989 72

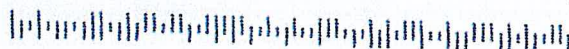
United States
Postal Service

• Sender: Please print your name, address, and ZIP+4® in this box•

CODE ENFORCEMENT DIVISION
ATTN: BARUTI ABDALLAH-NOSAKHERE
307 EAST KENNEDY BOULEVARD
EATONVILLE, FL 32751

TOWN OF EATONVILLE FL
SEP 25 2024 10:32

Section IV. Item #1.



TOWN OF EATONVILLE

1887



**TOWN OF EATONVILLE CODE ENFORCEMENT DIVISION
CODE ENFORCEMENT OFFICER: BARUTI ABDALLAH-NOSAKHERE**

CODE CASE#: 24-000179

**OWNER: DONTEVIOUS A. HAYNES
VIOLATION ADDRESS: 407 SUNNYVIEW CIRCLE, ORLANDO, FL 32810
PARCEL ID#: 35-21-29-1228-00-820**

If you own and occupy property as your primary residence as of January 1, 2025, you may qualify for an exemption. The deadline to file a 2025 exemption application is March 1, 2025.

Section IV. Item #1.

[Click Here To Apply for Homestead and Other Exemptions Online](#)

Print Date: 09/18/2024 System Refresh Date: 09/17/2024

407 Sunnyview Cir 35-21-29-1228-00-820

Name(s):
HAYNES DONTVIOUS A

Physical Street Address:
407 Sunnyview Cir

Property Use:
0103 - Single Fam Class III

Mailing Address On File:
3216 Pell Mell Dr
Orlando, FL 32818-2876
[Incorrect Mailing Address?](#)

Postal City and Zip:
Orlando, FL 32810

Municipality:
Eatonville



407 SUNNYVIEW CIR 06/16/2014

[Upload Photos](#)

[View 2024 Property Record Card](#)

[PROPERTY FEATURES](#)

[VALUES, EXEMPTIONS AND TAXES](#)

[SALES](#)

[MARKET STATS](#)

[LOCATION](#)

Historical Value and Tax Benefits

Tax Year Values	Land	Building(s)	Feature(s)	Market Value	%	Assessed Value	%
2024	\$40,000	\$90,126	\$0	\$130,126	3.2%	\$67,012	10.0%
2023	\$40,000	\$86,055	\$0	\$126,055	25.3%	\$60,920	10.0%
2022	\$32,500	\$68,063	\$0	\$100,563	11.2%	\$55,382	10.0%
2021	\$30,000	\$60,438	\$0	\$90,438	N/A	\$50,347	N/A

Tax Year Benefits	Original Homestead	Additional Hx	Other Exemptions	SOH CAP	Tax Savings
2024			\$0		\$770
2023			\$0		\$800
2022			\$0		\$556
2021			\$0		\$494

2024 Taxable Value and Estimate of Proposed Taxes

Tax Year

2024	2023	2022	2021
------	------	------	------

Taxing Authority	Assd Value	Exemption	Tax Value	Millage Rate	%	Taxes	Tax Breakdown
Public Schools: By State Law (Rle)	\$130,126	\$0	\$130,126	3.2160	1.4%	\$418.49	25%
Public Schools: By Local Board	\$130,126	\$0	\$130,126	3.2480	0.0%	\$422.65	25%
General County	\$67,012	\$0	\$67,012	4.4347	0.0%	\$297.18	18%
Town Of Eatonville	\$67,012	\$0	\$67,012	7.2938	0.0%	\$488.77	29%
Library - Operating Budget	\$67,012	\$0	\$67,012	0.3748	0.0%	\$25.12	2%
St Johns Water Management District	\$67,012	\$0	\$67,012	0.1793	0.0%	\$12.02	1%
Totals				18.7466		\$1,664.23	

Non-Ad Valorem Assessments

2024 Non-Ad Valorem Assessments

Levying Authority	Assessment Description	Units	Rates	Assessment
There are no Non-Ad Valorem Assessments				

2024 Gross Tax Total: \$1,664.23

2024 Tax Savings Tax Savings

Your taxes without exemptions would be: \$2,439.42

Your ad-valorem tax with exemptions is: - \$1,664.23

Providing You A Savings Of: = \$775.19

DONTEVIOUS A. HAYNES, P-ID: 35-21-29-1228-00-820
407 SUNNYVIEW CIRCLE, ORLANDO, FL 32810 - (OCPA).....1

Section IV. Item #1.



ORANGE COUNTY PROPERTY APPRAISER

DONTEVIOUS A. HAYNES, P-ID: 35-21-29-1228-00-820
407 SUNNYVIEW CIRCLE, ORLANDO, FL 32810 - (OCPA).....2

JUNE 16, 2014



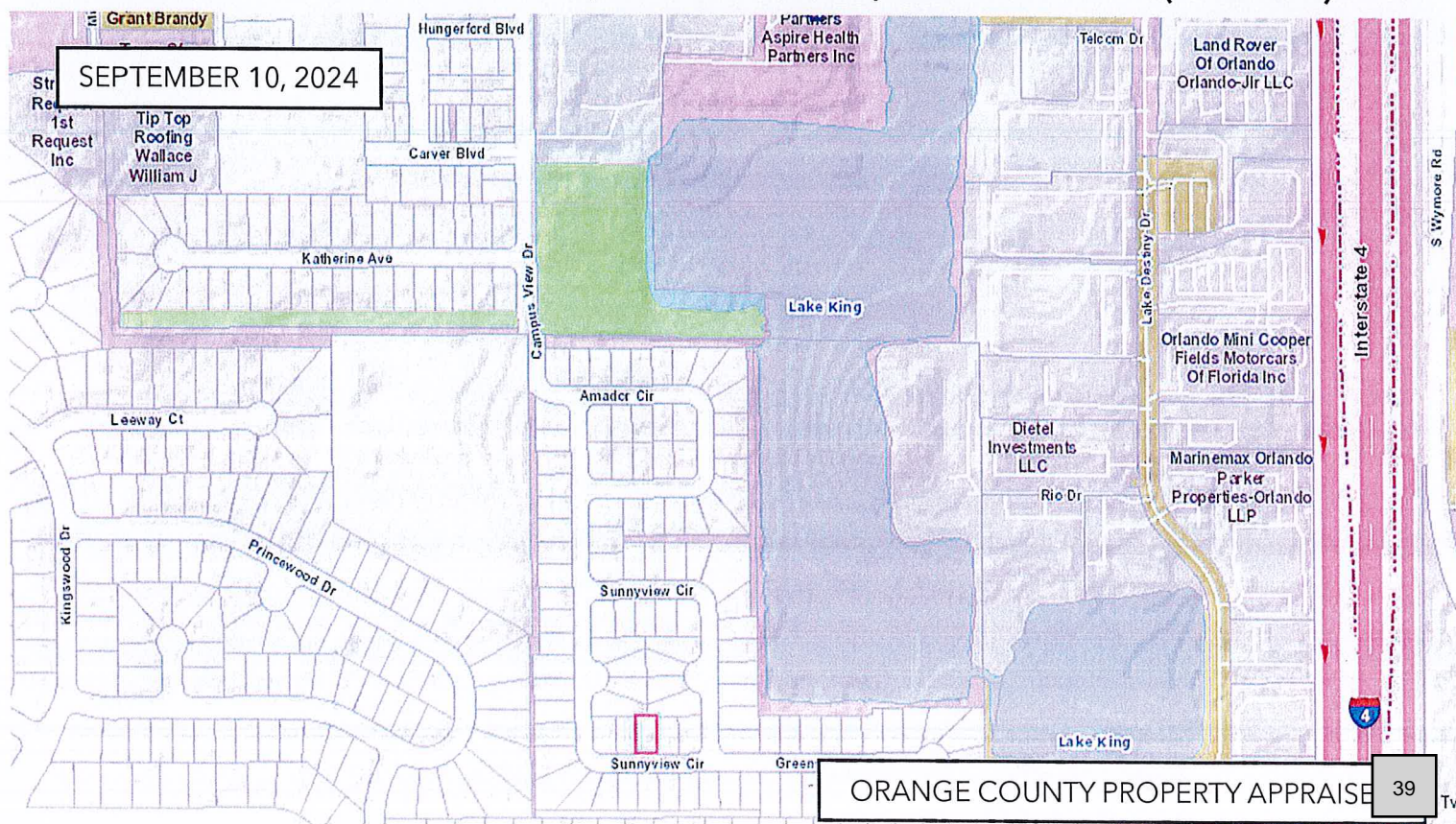
ORANGE COUNTY PROPERTY APPRAISER

DONTEVIOUS A. HAYNES, P-ID: 35-21-29-1228-00-820
407 SUNNYVIEW CIRCLE, ORLANDO, FL 32810 - (OCPA).....3

Section IV. Item #1.



DONTEVIOUS A. HAYNES, P-ID: 35-21-29-1228-00-820
407 SUNNYVIEW CIRCLE, ORLANDO, FL 32810 - (OCPA).....4





CODE VIOLATION

Eatonville Florida, Code of Ordinances, PART II - CODE OF ORDINANCES, Chapter 18 - ENVIRONMENT, ARTICLE V. - JUNKED, WRECKED, ABANDON PROPERTY, DIVISION 2. - ABANDONED VEHICLES, Subdivision I. - In General, Sec. 18-203. - Definitions.

Sec. 18-203. Definitions. The following words, terms and phrases when used in this division shall have the meanings ascribed to them in this section, except where the context clearly indicates a different meaning: **Abandoned, inoperative or discarded motor vehicle** means a motor vehicle which is in a state of disuse, neglect or abandonment. Evidence may include, but is not limited to, factors such as, the vehicle being wrecked and inoperative, inoperative as evidenced by vegetation underneath as high as the vehicle body or frame; refuse or debris collected underneath or the vehicle being used for storage purposes; if it is partially dismantled, having no engine, transmission, or other major and visible parts, having major and visible parts which are dismantled, being jacked up with no tire, and or brake pad/rotor; incapable of functioning as a motor vehicle in its present state; and has only nominal salvage value, does not have current license plate and validation sticker, or being in any physical state rendering it inoperative. **If the primary apparent evidence of neglect, inoperativeness or abandonment is the lack of a valid tag or vegetation growing under the vehicle, then the enforcement officer shall use his training and experience to determine whether, under the totality of the circumstances, the vehicle is in a state of evident disuses, inoperativeness, neglect, or abandonment or derelict if it is in an evident state of extended disuse or neglect.** **Inoperative motor vehicle** means a motor vehicle which has not been operable for a period of at least 30 days. **Parked** means the standing of a motor vehicle, whether occupied or not, otherwise than temporarily for the purpose of, and while actually engaged in, loading or unloading merchandise or embarking or disembarking passengers. (Ord. No. 96-06, § 1, 7-2-1996; Ord. No. 2004-11, § 1, 4-20-2004; Ord. No. 2006-2, § 1, 8-15-2006)

Eatonville Florida, Code of Ordinances, PART II - CODE OF ORDINANCES, Chapter 18 - ENVIRONMENT, ARTICLE V. - JUNKED, WRECKED, ABANDON PROPERTY, DIVISION 2. - ABANDONED VEHICLES, Subdivision I. - In General, Sec. 18-229. - Certain motor vehicles required to be parked in garage.

Sec. 18-229. Certain motor vehicles required to be parked in garage. No wrecked, discarded, dismantled, partly dismantled, **inoperative, abandoned**, or severely rusted motor vehicle may be parked on residentially zoned private property, unless it is either parked inside a completely enclosed garage or parked completely within a carport and cover. (Ord. No. 96-06, § 6, 7-2-1996; Ord. No. 2004-11, § 6, 4-20-2004; Ord. No. 2006-2, § 6, 8-15-2006)

**Eatonville Florida, Code of Ordinances, PART II - CODE OF ORDINANCES,
Chapter 38 - TRAFFIC AND VEHICLES, ARTICLE VI. - STOPPING,
STANDING AND PARKING, Sec. 38-201(a)(16). - Stopping, standing and
parking prohibited in specified places.**

Sec. 38-201- Stopping, standing and parking prohibited in specific places. (a), No person shall stop, stand or park a vehicle, except when necessary to avoid conflict with other traffic or in compliance with the directions of a police officer or traffic control device, in any of the following places: **(16) On parkways, and grassed rights-of-way;.** (Ord. No. 2011-06, div. IV, § 2, 10-4-2011)

**Eatonville Florida, Code of Ordinances, PART II - CODE OF ORDINANCES,
Chapter 38 - TRAFFIC AND VEHICLES, ARTICLE VI. - STOPPING,
STANDING AND PARKING, Sec. 38-214. - Parking in parkways and
grassed right-of-way.**

Sec. 38-214 - Parking in parkways and grassed right-of-way, It shall be unlawful for any person to park any motor vehicle in a parkway. (Ord. No. 2011-06, div. IV, § 15, 10-4-2011)

DONTEVIOUS A. HAYNES, P-ID: 35-21-29-1228-00-820
407 SUNNYVIEW CIRCLE, ORLANDO, FL 32810 - (CODE CASE NO: 24-000177).....1

Section IV. Item #1.

MAY 2, 2024 - 2:17 PM

NO PERSON SHALL STOP, STAND OR PARK A VEHICLE,
ON PARKWAYS, AND GRASSED RIGHT-OF-WAY.



MUST BE PARKED INSIDE A COMPLETELY ENCLOSED GARAGE OR
PARKED OR PARKED COMPLETELY WITHIN A CARPORT AND COVER.

JUNKED, WRECKED, ABANDON PROPERTY

DONTEVIOUS A. HAYNES, P-ID: 35-21-29-1228-00-820
407 SUNNYVIEW CIRCLE, ORLANDO, FL 32810 - (CODE CASE NO: 24-000179).....2

MAY 17, 2024 - 7:09 AM

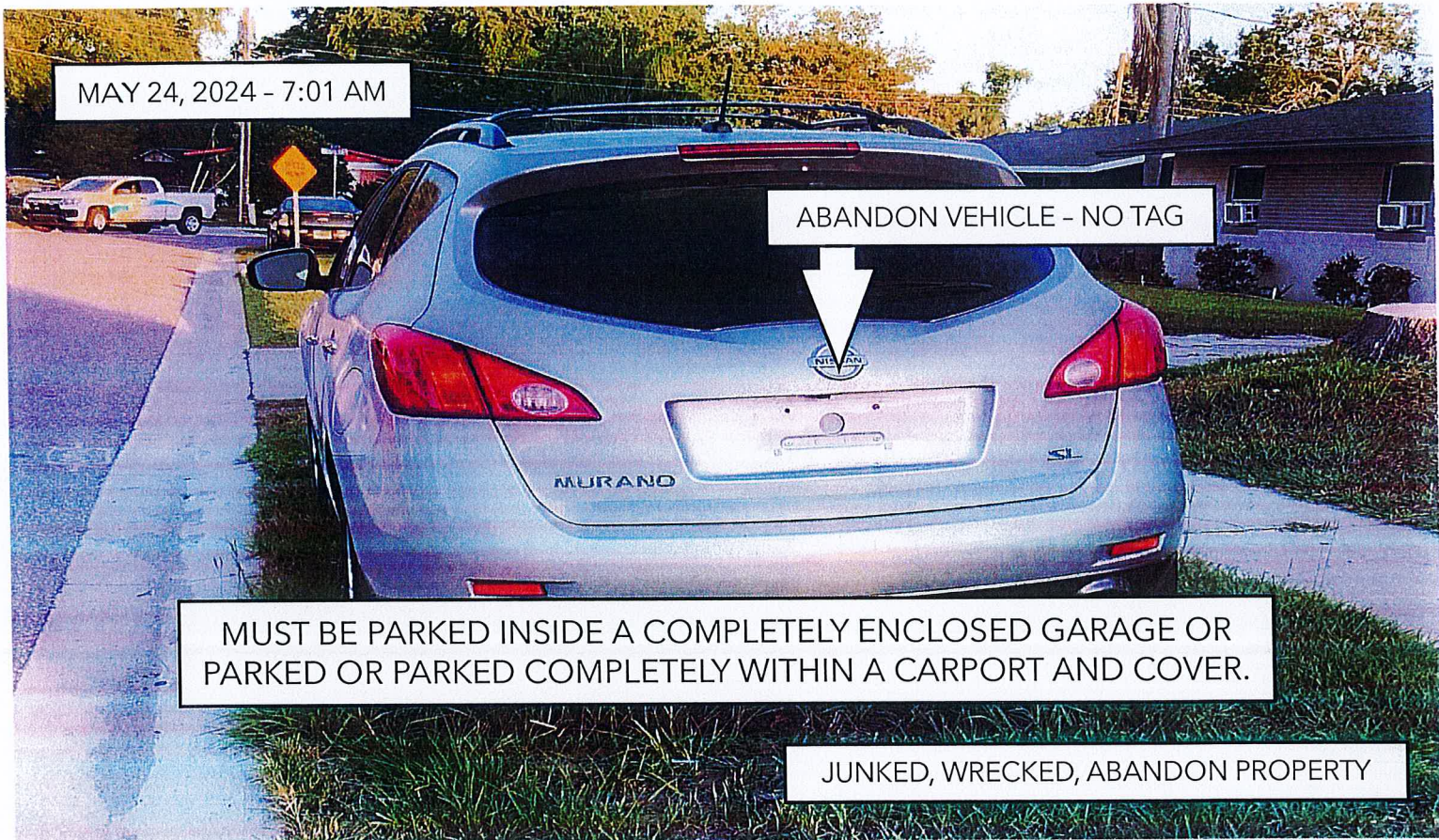
ABANDON VEHICLE - NO TAG

MUST BE PARKED INSIDE A COMPLETELY ENCLOSED GARAGE OR
PARKED OR PARKED COMPLETELY WITHIN A CARPORT AND COVER.

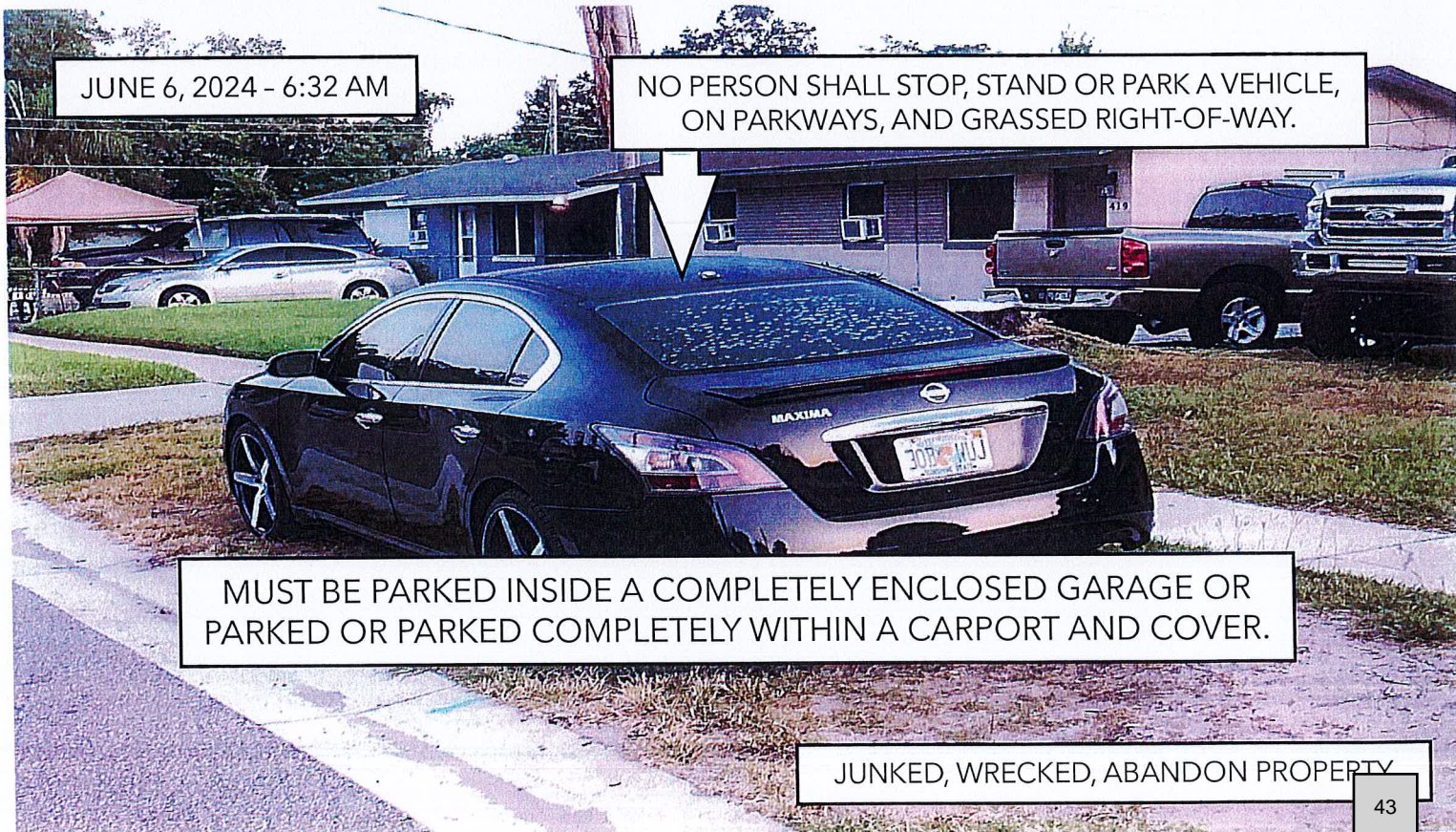
JUNKED, WRECKED, ABANDON PROPERTY

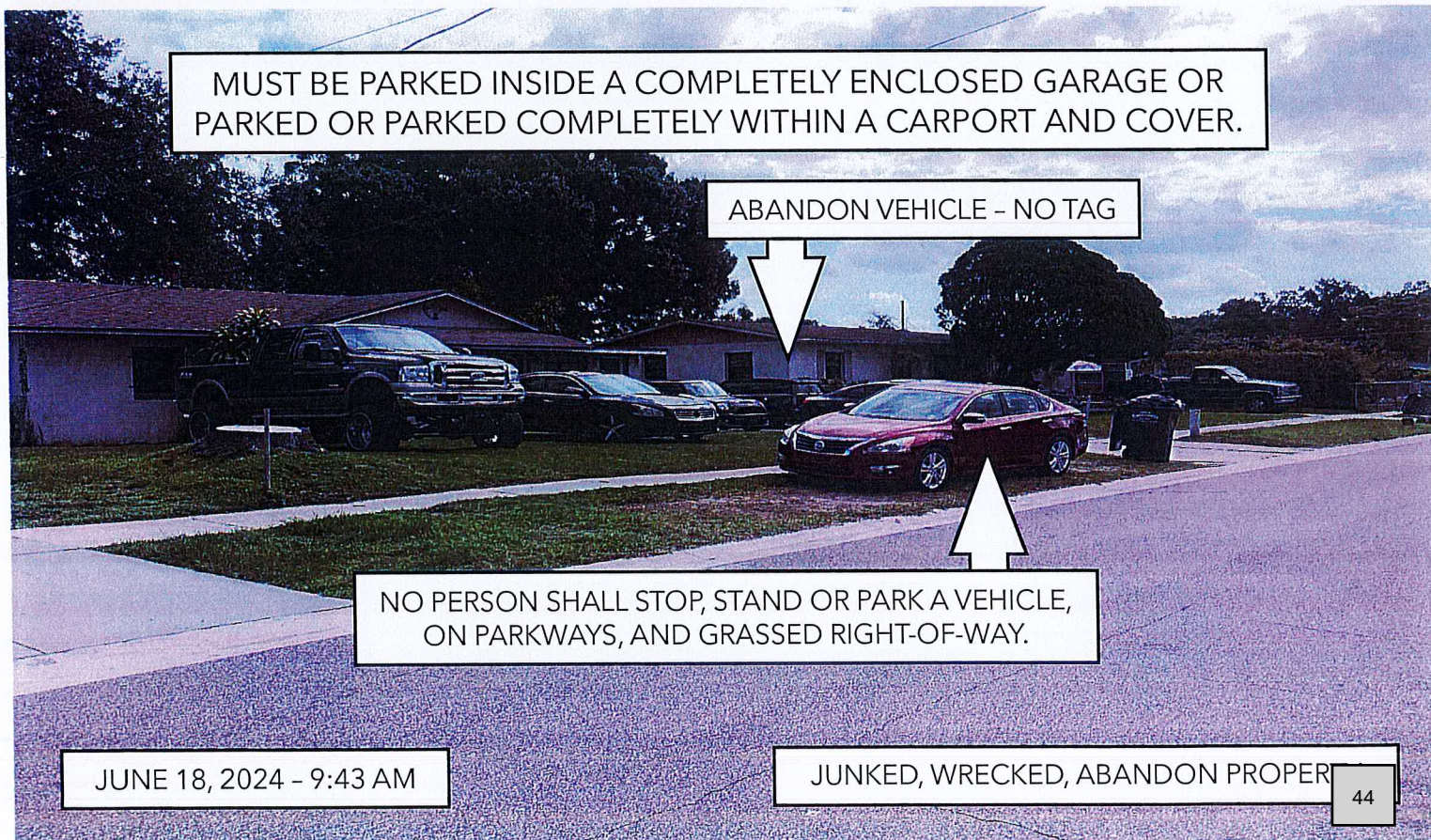
DONTEVIOUS A. HAYNES, P-ID: 35-21-29-1228-00-820
407 SUNNYVIEW CIRCLE, ORLANDO, FL 32810 - (CODE CASE NO: 24-000179).....4

Section IV. Item #1.



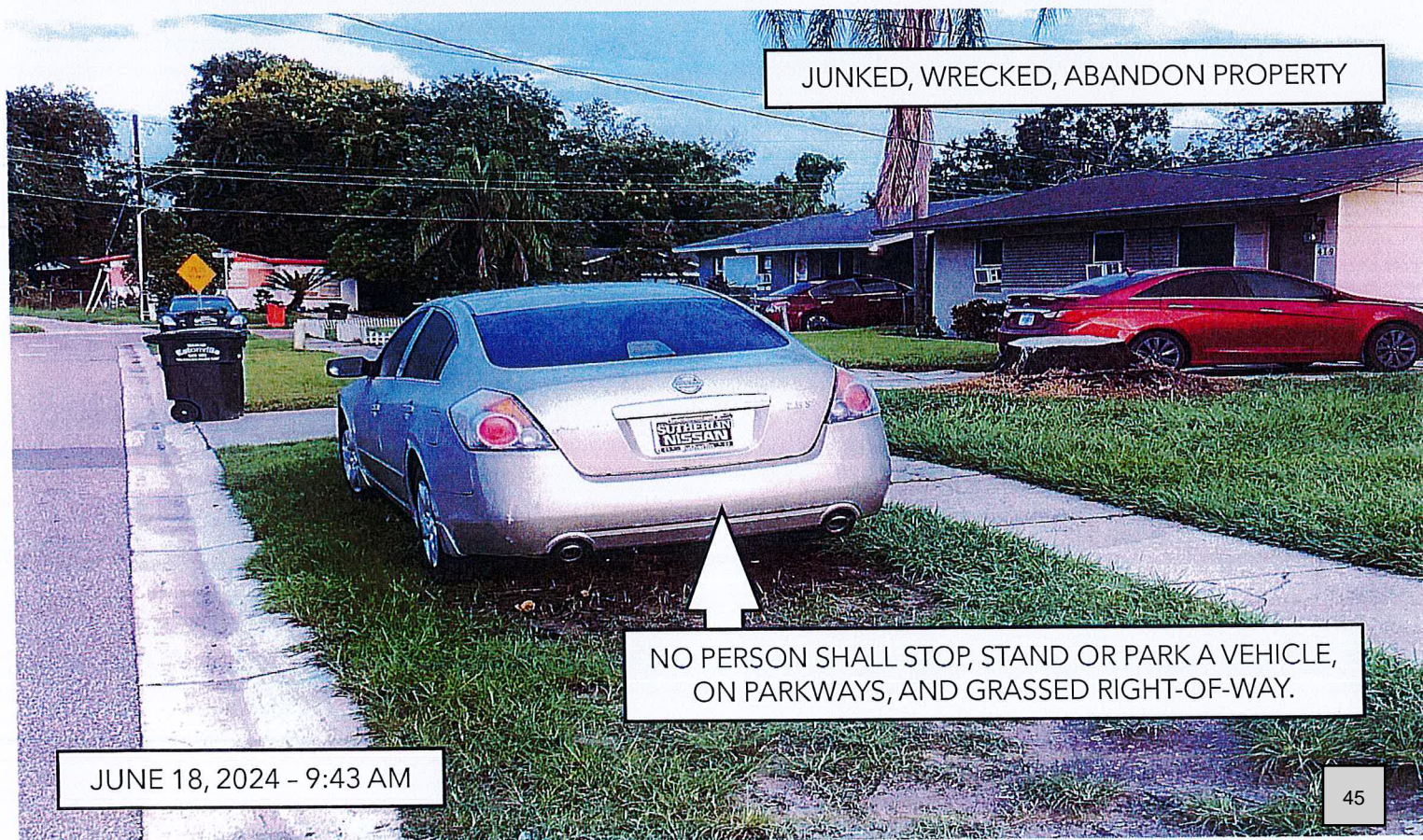
DONTEVIOUS A. HAYNES, P-ID: 35-21-29-1228-00-820
407 SUNNYVIEW CIRCLE, ORLANDO, FL 32810 - (CODE CASE NO: 24-000179).....4







DONTEVIOUS A. HAYNES, P-ID: 35-21-29-1228-00-820
407 SUNNYVIEW CIRCLE, ORLANDO, FL 32810 - (CODE CASE NO: 24-000179).....8





Town of Eatonville - Code Enforcement Division
NOTICE OF VIOLATION

Section IV. Item #1.

Town of Eatonville
Code Enforcement Division
307 East Kennedy Boulevard
Eatonville, FL 32751

<input checked="" type="checkbox"/> 1 st NOTICE	<input type="checkbox"/> 2 nd NOTICE
<input type="checkbox"/> 3 rd NOTICE	<input type="checkbox"/> FINAL NOTICE

DONTEVIOUS A. HAYNES
REF: 407 SUNNYVIEW CIRCLE
407 SUNNYVIEW CIRCLE
ORLANDO, FL 32810

CODE CASE#: **24-000179**
DATE OF NOTICE: **05/21/2024**
COMPLIANCE DATE: **05/31/2024**

First Notice - This is an OFFICIAL NOTIFICATION of your obligation to bring the property located at 407 SUNNYVIEW CIRCLE, ORLANDO, FL 32810, Parcel ID: 35-21-29-1228-00-820 into compliance with Eatonville Florida, Code of Ordinances, **PART II - CODE OF ORDINANCES, Chapter 18 - ENVIRONMENT, ARTICLE V. - JUNKED, WRECKED, ABANDON PROPERTY, DIVISION 2. - ABANDONED VEHICLES, Subdivision I. - In General, Sec. 18-203. - Definitions.**

Eatonville Florida, Code of Ordinances, **PART II - CODE OF ORDINANCES, Chapter 18 - ENVIRONMENT, ARTICLE V. - JUNKED, WRECKED, ABANDON PROPERTY, DIVISION 2. - ABANDONED VEHICLES, Subdivision I. - In General, Sec. 18-229. - Certain motor vehicles required to be parked in garage.**

Eatonville Florida, Code of Ordinances, **PART II - CODE OF ORDINANCES, Chapter 38 - TRAFFIC AND VEHICLES, ARTICLE VI. - STOPPING, STANDING AND PARKING, Sec. 38-201(a)(16). - Stopping, standing and parking prohibited in specified places.**

Eatonville Florida, Code of Ordinances, **PART II - CODE OF ORDINANCES, Chapter 38 - TRAFFIC AND VEHICLES, ARTICLE VI. - STOPPING, STANDING AND PARKING, Sec. 38-214. - Parking in parkways and grassed right-of-way.**

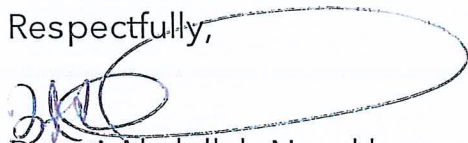
TO: DONTEVIOUS A. HAYNES,

You are hereby notified, the property located at **407 SUNNYVIEW CIRCLE, ORLANDO, FL 32810** is in violation of the provision of the Town of Eatonville Code of Ordinances set forth above. Specifically, **Sec. 18-203. - Definitions.** The following words, terms and phrases when used in this division shall have the meanings ascribed to them in this section, except where the context clearly indicates a different

Please be advised that if the violation is not cured by **[05/31/2024]** this case will be scheduled for a hearing before the Code Enforcement Board or Special Magistrate and a fine of up to \$250.00 per day may be imposed each day the property remains in non-compliance. Upon curing the violation, it is your responsibility to notify the undersigned Code Enforcement Officer, in writing, that the violation has been cured so that a follow-up inspection may be conducted. Please note, if the violation is cured but then allowed to recur, the case may still be presented to the Code Enforcement Board or Special Magistrate.

Pursuant to **Chapter 18 and Chapter 38** of the Town of Eatonville Code of Ordinances, the Town is authorized to remedy the violation described herein and charge any cost incurred, including administrative costs, to you if you fail to cure the violation by the compliance date set forth herein.

Respectfully,



Baruti Abdallah-Nosakhire
Code Enforcement Officer
Town of Eatonville, Eatonville Town Hall
307 East Kennedy Boulevard
Eatonville, FL 32751
Phone: (407) 623-8908 | Fax: (407) 623-8919
E: bnosakhire@townofeatonville.org

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:

DONTEVIOUS A. HAYNES
REF: 407 SUNNYVIEW CIRCLE
407 SUNNYVIEW CIRCLE
ORLANDO, FL 32810
CODE CASE#: 24-000179



9590 9402 7978 2305 3349 71

2. Article Number (Transfer from service label)

9589 0710 5270 1231 9538 58

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X *[Signature]* ☐ Agent ☐ Addressee

B. Received by (Printed Name)

D ELLIS

C. Date of Delivery

6-1

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

3. Service Type

- ☐ Adult Signature
- ☐ Adult Signature Restricted Delivery
- ☒ Certified Mail®
- ☐ Certified Mail Restricted Delivery
- ☐ Collect on Delivery
- ☐ Collect on Delivery Restricted Delivery
- ☐ Priority Mail Express®
- ☐ Registered Mail™
- ☐ Registered Mail Restricted Delivery
- ☐ Signature Confirmation™
- ☐ Signature Confirmation Restricted Delivery

Mail
Restricted Delivery

PS Form 3811, July 2020 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

Certified Mail Fee

\$

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

- ☐ Return Receipt (hardcopy) \$
- ☐ Return Receipt (electronic) \$
- ☐ Certified Mail Restricted Delivery \$
- ☐ Adult Signature Required \$
- ☐ Adult Signature Restricted Delivery \$

Postage

\$

Total Postage

\$

Sent To

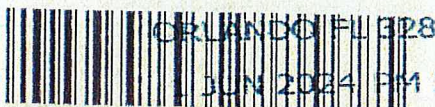
Street and Ap

City, State, Zi

DONTEVIOUS A. HAYNES
REF: 407 SUNNYVIEW CIRCLE
407 SUNNYVIEW CIRCLE
ORLANDO, FL 32810
CODE CASE#: 24-000179



USPS TRACKING#



9590 9402 7978 2305 3349 71

United States
Postal Service

RECEIVED

JUN 03 2024

Initial: _____

* Sender: Please print your name, address, and ZIP+4® in this box *

CODE ENFORCEMENT DIVISION
ATTN: BARUTI ABDALLAH-NOSAKHERE
307 EAST KENNEDY BOULEVARD
EATONVILLE, FL 32751

First-Class Mail
Postage & Fees Paid
USPS
Permit No. G-10



CODE ENFORCEMENT DIVISION

TOWN OF EATONVILLE, FLORIDA

TOWN OF EATONVILLE, FLORIDA:
A Municipal Corporation

CODE CASE#: 24-000179

CERTIFIED MAIL#: 9589 0710 5270 1231 9538 58

Vs.

DONTEVIOUS A. HAYNES
REF: 407 SUNNYVIEW CIRCLE
3216 PELL MELL DRIVE
ORLANDO, FL 32818

Respondent(s)

RE: 407 SUNNYVIEW CIRCLE, ORLANDO FL 32810
Parcel ID: 35-21-29-1228-00-820

NOTICE OF HEARING

TO: DONTEVIOUS A. HAYNES,

The Code Enforcement Board was created pursuant to **CHAPTER 162, COUNTY OR MUNICIPAL CODE ENFORCEMENT, PART I, LOCAL GOVERNMENT CODE ENFORCEMENT BOARDS (ss. 162.05)** of the Florida Statutes, and **Eatonville, Florida - Code of Ordinances, PART II - CODE OF ORDINANCES, Chapter 2 - ADMINISTRATION, ARTICLE VI. - CODE ENFORCEMENT, Division 2. - Code Enforcement Board, Sec. 2-251. - Board created.** The purpose of the Code Enforcement Board is to conduct hearings and issue orders having the force of law to command necessary steps to bring a violation in compliance. The Code Enforcement Board may impose fines and other noncriminal penalties to provide an equitable, expeditious, effective method of enforcing the Town Code or Ordinance.

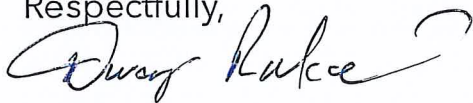
You are hereby notified that a **CODE ENFORCEMENT BOARD HEARING** will be held in Eatonville Town Hall, Town Council Chambers located at 307 East Kennedy Boulevard, Eatonville, FL 32751 regarding the property located at **407 SUNNYVIEW CIRCLE, ORLANDO, FL 32810**, in violation of the Town of Eatonville Code of Ordinances.

You are hereby ordered to appear before the Code Enforcement Board on the **2nd** day of **OCTOBER 2024, 6:30 P. M.**, as the Respondent. Failure to appear may result in an order being entered against you.

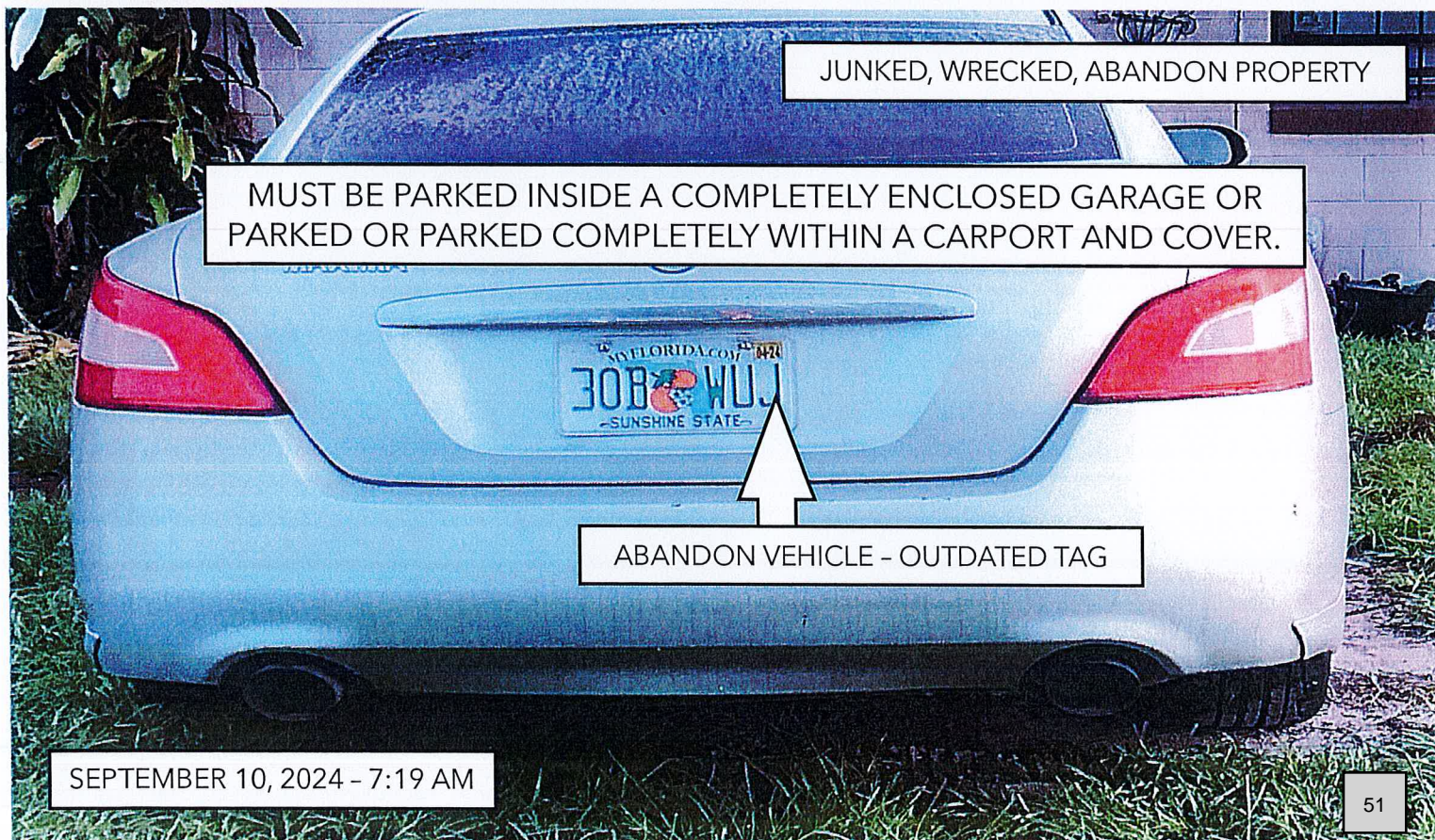
Please be advised that the Code Enforcement Board or Special Magistrate may impose a fine of up to \$250.00 per day, each day the property remains in non-compliance. Upon curing the violation, it is your responsibility to notify the undersigned Code Enforcement Officer, in writing, that the violation has been cured so that a follow-up inspection may be conducted. Please note, if the violation is cured but then allowed to recur, the case may still be presented to the Code Enforcement Board or Special Magistrate. A repeat violation, pursuant to Florida Statutes 162.06(2)

Pursuant to Chapter 2 of the Eatonville Code of Ordinances, the Town is authorized to remedy the violation described herein and charge any cost incurred, including administrative costs, to you if you fail to cure the violation by the compliance date set forth herein.

Respectfully,



DWAYNE RACKARD, Chairman
Code Enforcement Board
Town of Eatonville, Eatonville Town Hall
307 East Kennedy Boulevard
Eatonville, FL 32751
Phone: (407) 623-8908 | Fax: (407) 623-8919
E: code-enforcement@townofeatonville.org



EATONVILLE

Kennedy Blvd.
e, Florida 32751

NEOPOST

Section IV. Item #1.

09/19/2024

US POSTAGE \$009.64



ZIP 32751
041M1146891

DONTEVIOUS A. HAYNES
REF: 407 SUNNYVIEW DRIVE
3216 PELL MELL DRIVE
ORLANDO, FL 32818

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:

DONTEVIOUS A. HAYNES
REF: 407 SUNNYVIEW DRIVE
3216 PELL MELL DRIVE
ORLANDO, FL 32818



9590 9402 2728 6351 3989 96

2. Article Number (Transfer from service label)

9589 0710 5270 1545 9059 18

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X

☐ Agent

☐ Addressee

B. Received by (Printed Name)

C. Date of Delivery

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

3. Service Type

☐ Adult Signature

☐ Adult Signature Restricted Delivery

☒ Certified Mail®

☐ Certified Mail Restricted Delivery

☐ Collect on Delivery

☐ Collect on Delivery Restricted Delivery

☐ Registered Mail Restricted Delivery

☐ Priority Mail Express®

☐ Registered Mail™

☐ Registered Mail Restricted Delivery

☐ Return Receipt for Merchandise

☐ Signature Confirmation™

☐ Signature Confirmation Restricted Delivery

(over \$500)

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

Domestic Return Receipt

PLACE STICKER AT TOP OF ENVELOPE TO THE RIGHT OF THE RETURN ADDRESS, FOLD AT DOTTED LINE

CERTIFIED MAIL®



9589 0710 5270 1545 9059 18
9589 0710 5270 1545 9059 18

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

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

OFFICIAL USE

Certified Mail Fee

\$

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

☐ Return Receipt (hardcopy) \$

☐ Return Receipt (electronic) \$

☐ Certified Mail Restricted Delivery \$

☐ Adult Signature Required \$

☐ Adult Signature Restricted Delivery \$

Postage

\$

Total Postage

\$

Sent To

Street and Apt.

City, State, ZIP

DONTEVIOUS A. HAYNES
REF: 407 SUNNYVIEW DRIVE
3216 PELL MELL DRIVE
ORLANDO, FL 32818

Postmark
Here

PS Form 3800, January 2023 PSN 7530-02-000-9047 See Reverse for Instructions

9856 0710 0225 545T 6506 18

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

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

OFFICIAL USE

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 \$

Sent To **DONTEVIOUS A. HAYNES**

Street and Apt. **REF: 407 SUNNYVIEW DRIVE**

City, State, ZIP **3216 PELL MELL DRIVE**
ORLANDO, FL 32818

PS Form 3800, January 2023 PSN 7530-02-000-9047 See Reverse for Instructions

Postmark
SEP 21 2023
Eatonville, FL
15751
12345678-3037-25262728293031-18202122232425262728293031-12345678

TOWN OF EATONVILLE

1887



**TOWN OF EATONVILLE CODE ENFORCEMENT DIVISION
CODE ENFORCEMENT OFFICER: BARUTI ABDALLAH-NOSAKHERE**

CODE CASE#: 24-000193

**OWNER: ALEXANDER RENTALS, LLC.
VIOLATION ADDRESS: 532 LIME STREET, EATONVILLE, FL 32751
PARCEL ID#: 36-21-29-1128-01-010**

[Click Here To Apply for Homestead and Other Exemptions Online](#)

Print Date: 09/19/2024 System Refresh Date: 09/19/2024

532 Lime St 36-21-29-1128-01-010

Name(s):
ALEXANDER RENTALS LLC

Physical Street Address:
532 Lime St

Property Use:
0100 - Single Family

Mailing Address On File:
6210 Ranier Dr
Orlando, FL 32810-3992
[Incorrect Mailing Address?](#)

Postal City and Zip:
Maitland, FL 32751

Municipality:
Eatonville



292136112801010 04/03/2006

[Upload Photos](#)

[View 2024 Property Record Card](#)

[PROPERTY FEATURES](#)

[VALUES, EXEMPTIONS AND TAXES](#)

[SALES](#)

[MARKET STATS](#)

[LOCATION](#)

Historical Value and Tax Benefits

Tax Year Values	Land	Building(s)	Feature(s)	Market Value	%	Assessed Value	%
2024	\$50,000	\$45,418	\$0	\$95,418	4.1%	\$47,964	10.0%
2023	\$50,000	\$41,669	\$0	\$91,669	49.2%	\$43,604	10.0%
2022	\$30,000	\$31,430	\$0	\$61,430	31.7%	\$39,640	10.0%
2021	\$24,000	\$22,646	\$0	\$46,646	N/A	\$36,036	N/A

Tax Year Benefits	Original Homestead	Additional Hx	Other Exemptions	SOH CAP	Tax Savings
2024			\$0		\$579
2023			\$0		\$590
2022			\$0		\$268
2021			\$0		\$131

2024 Taxable Value and Certified Taxes

Tax Year

2024	2023	2022	2021
------	------	------	------

Taxing Authority	Assd Value	Exemption	Tax Value	Millage Rate	%	Taxes	Tax Breakdown
Public Schools: By State Law (Rle)	\$95,418	\$0	\$95,418	3.2160	1.4%	\$306.86	25%
Public Schools: By Local Board	\$95,418	\$0	\$95,418	3.2480	0.0%	\$309.92	26%
General County	\$47,964	\$0	\$47,964	4.4347	0.0%	\$212.71	18%
Town Of Eatonville	\$47,964	\$0	\$47,964	7.2938	0.0%	\$349.84	29%
Library - Operating Budget	\$47,964	\$0	\$47,964	0.3748	0.0%	\$17.98	1%
St Johns Water Management District	\$47,964	\$0	\$47,964	0.1793	0.0%	\$8.60	1%
Totals				18.7466		\$1,205.91	

Non-Ad Valorem Assessments

2024 Non-Ad Valorem Assessments

Levying Authority	Assessment Description	Units	Rates	Assessment
There are no Non-Ad Valorem Assessments				

2024 Gross Tax Total: \$1,205.91

2024 Tax Savings Tax Savings

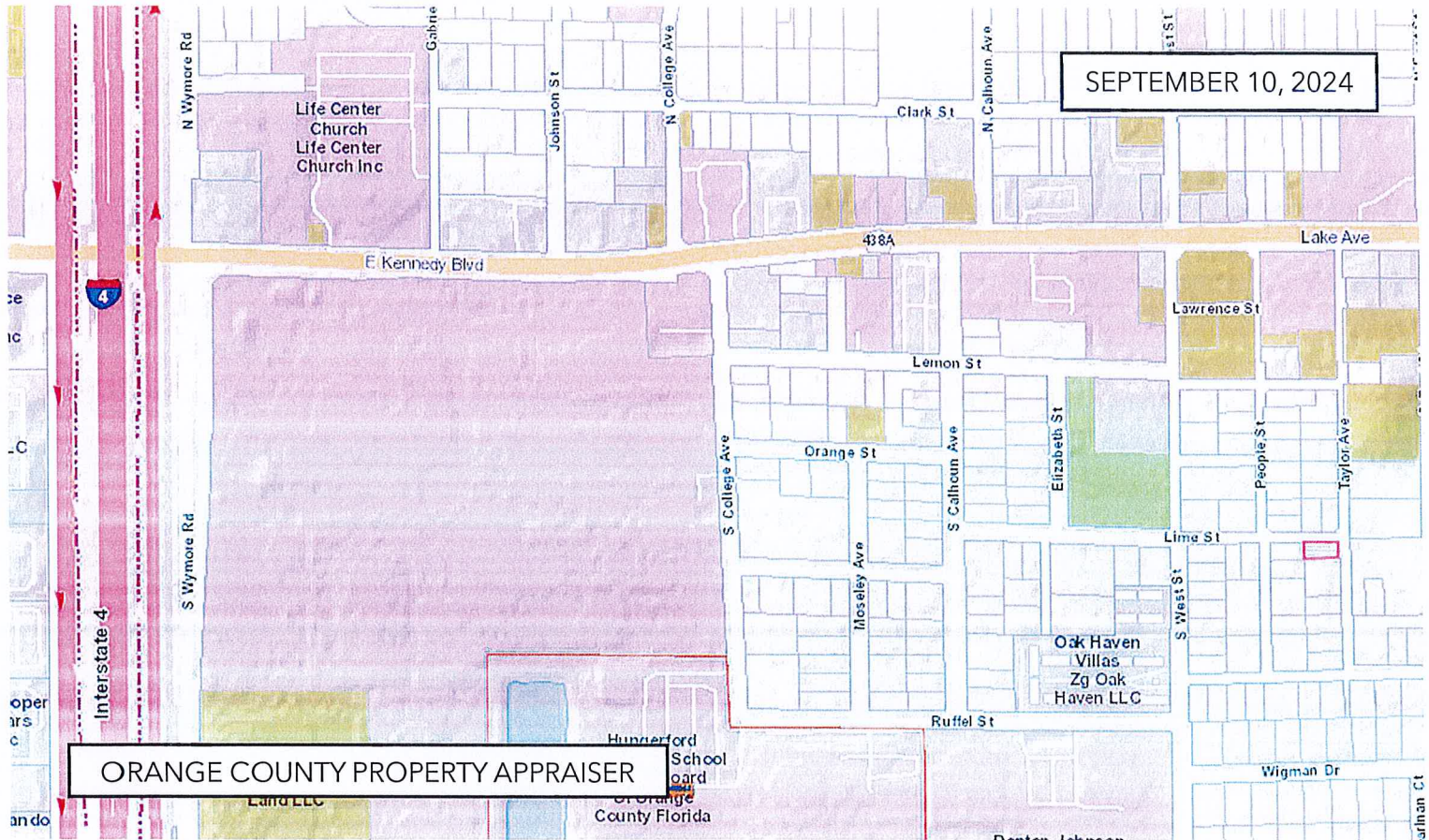
Your taxes without exemptions would be: \$1,788.76

Your ad-valorem tax with exemptions is: - \$1,205.91

Providing You A Savings Of: = \$582.85



SEPTEMBER 10, 2024



ORANGE COUNTY PROPERTY APPRAISER



CODE VIOLATION

Eatonville Florida, Code of Ordinances, PART II - CODE OF ORDINANCES, Chapter 18 - ENVIRONMENT, ARTICLE V. - JUNKED, WRECKED, ABANDON PROPERTY, DIVISION 2. - ABANDONED VEHICLES, Subdivision I. - In General, Sec. 18-229. - Certain motor vehicles required to be parked in garage.

Sec. 18-229. Certain motor vehicles required to be parked in garage. No wrecked, discarded, dismantled, partly dismantled, inoperative, abandoned, or severely rusted motor vehicle may be parked on residentially zoned private property, unless it is either parked inside a completely enclosed garage or parked completely within a carport and cover. (Ord. No. 96-06, § 6, 7-2-1996; Ord. No. 2004-11, § 6, 4-20-2004; Ord. No. 2006-2, § 6, 8-15-2006)

Eatonville Florida, Code of Ordinances, PART II - CODE OF ORDINANCES, Chapter 18 - ENVIRONMENT, ARTICLE V. - JUNKED, WRECKED, ABANDON PROPERTY, DIVISION 2. - ABANDONED VEHICLES, Subdivision I. - In General, Sec. 18-231. - Visual nuisance declared; abatement required.

Sec. 18-231. - Visual nuisance declared; abatement required. Any motor vehicle which is parked on residentially zoned or commercially zoned private property in violation of Ordinance No. 91-06, section 3, is declared to be a visual nuisance which is detrimental to the general welfare of the people of the town and the nuisance shall be abated. (Ord. No. 96-06, § 8, 7-2-1996; Ord. No. 2004-11, § 8, 4-20-2004; Ord. No. 2006-2, § 8, 8-15-2006)

Eatonville Florida, Code of Ordinances, PART II - CODE OF ORDINANCES, Chapter 18 - ENVIRONMENT, ARTICLE V. - JUNKED, WRECKED, ABANDON PROPERTY, DIVISION 2. - ABANDONED VEHICLES, Subdivision I. - In General, Sec. 18-232. - Responsibility.

Sec. 18-232. - Responsibility. The owner, renter, or agent of the residentially zoned or commercially zoned private property upon which a violation occurs and the owner of the motor vehicle which is parked in violation shall be jointly and individually responsible for not complying with Ordinance No. 91-06, section 5. (Ord. No. 96-06, § 9, 7-2-1996; Ord. No. 2004-11, § 9, 4-20-2004; Ord. No. 2006-2, § 9, 8-15-2006)



Town of Eatonville - Code Enforcement Division
NOTICE OF VIOLATION

Section IV. Item #1.

Town of Eatonville
Code Enforcement Division
307 East Kennedy Boulevard
Eatonville, FL 32751

<input checked="checked" type="checkbox"/> 1 st NOTICE	<input type="checkbox"/> 2 nd NOTICE
<input type="checkbox"/> 3 rd NOTICE	<input type="checkbox"/> FINAL NOTICE

ALEXANDER RENTALS, LLC.
REF: 532 LIME STREET
6210 RAINER DRIVE
ORLANDO, FL 32810

CODE CASE#: **24-000193**
DATE OF NOTICE: **06/06/2024**
COMPLIANCE DATE: **06/21/2024**

First Notice - This is an OFFICIAL NOTIFICATION of your obligation to bring the property located at 532 LIME STREET, EATONVILLE, FL 32751, Parcel ID: 36-21-29-1128-01-010 into compliance with

Eatonville Florida, Code of Ordinances, PART II - CODE OF ORDINANCES, Chapter 18 - ENVIRONMENT, ARTICLE V. - JUNKED, WRECKED, ABANDON PROPERTY, DIVISION 2. - ABANDONED VEHICLES, Subdivision I. - In General, Sec. 18-229. - Certain motor vehicles required to be parked in garage.

Eatonville Florida, Code of Ordinances, PART II - CODE OF ORDINANCES, Chapter 18 - ENVIRONMENT, ARTICLE V. - JUNKED, WRECKED, ABANDON PROPERTY, DIVISION 2. - ABANDONED VEHICLES, Subdivision I. - In General, Sec. 18-231. - Visual nuisance declared; abatement required.

Eatonville Florida, Code of Ordinances, PART II - CODE OF ORDINANCES, Chapter 18 - ENVIRONMENT, ARTICLE V. - JUNKED, WRECKED, ABANDON PROPERTY, DIVISION 2. - ABANDONED VEHICLES, Subdivision I. - In General, Sec. 18-232. - Responsibility.

Eatonville Florida, Code of Ordinances, PART II - CODE OF ORDINANCES, Chapter 18 - ENVIRONMENT, ARTICLE V. - JUNKED, WRECKED, ABANDON PROPERTY, DIVISION 2. - ABANDONED VEHICLES, Subdivision I. - In General, Sec. 18-233. - Parking restrictions for certain vehicles on residential property.

TO: ALEXANDER RENTALS, LLC.,

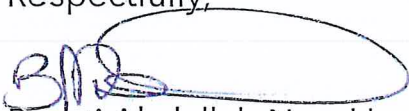
You are hereby notified, the property located at **136 TAYLOR AVENUE, ORLANDO, FL 32810** is in violation of the provision of the Town of Eatonville Code of Ordinances set forth above. Specifically, **Sec. 18-229**, No wrecked, discarded, dismantled, partly

dismantled, inoperative, abandoned, or severely rusted motor vehicle may be parked on residentially zoned private property, unless it is either parked inside a completely enclosed garage or parked completely within a carport and cover. **Sec. 18-231**, Any motor vehicle which is parked on residentially zoned or commercially zoned private property in violation of Ordinance No. 91-06, section 3, is declared to be a visual nuisance which is detrimental to the general welfare of the people of the town and the nuisance shall be abated. **Sec. 18-232**, The owner, renter, or agent of the residentially zoned or commercially zoned private property upon which a violation occurs and the owner of the motor vehicle which is parked in violation shall be jointly and individually responsible for not complying with Ordinance No. 91-06, section 5. **Sec. 18-233**, No motorized and abandoned vehicles shall park on the front, and/or side, and/or rear portion of the lawn area of the residential property.

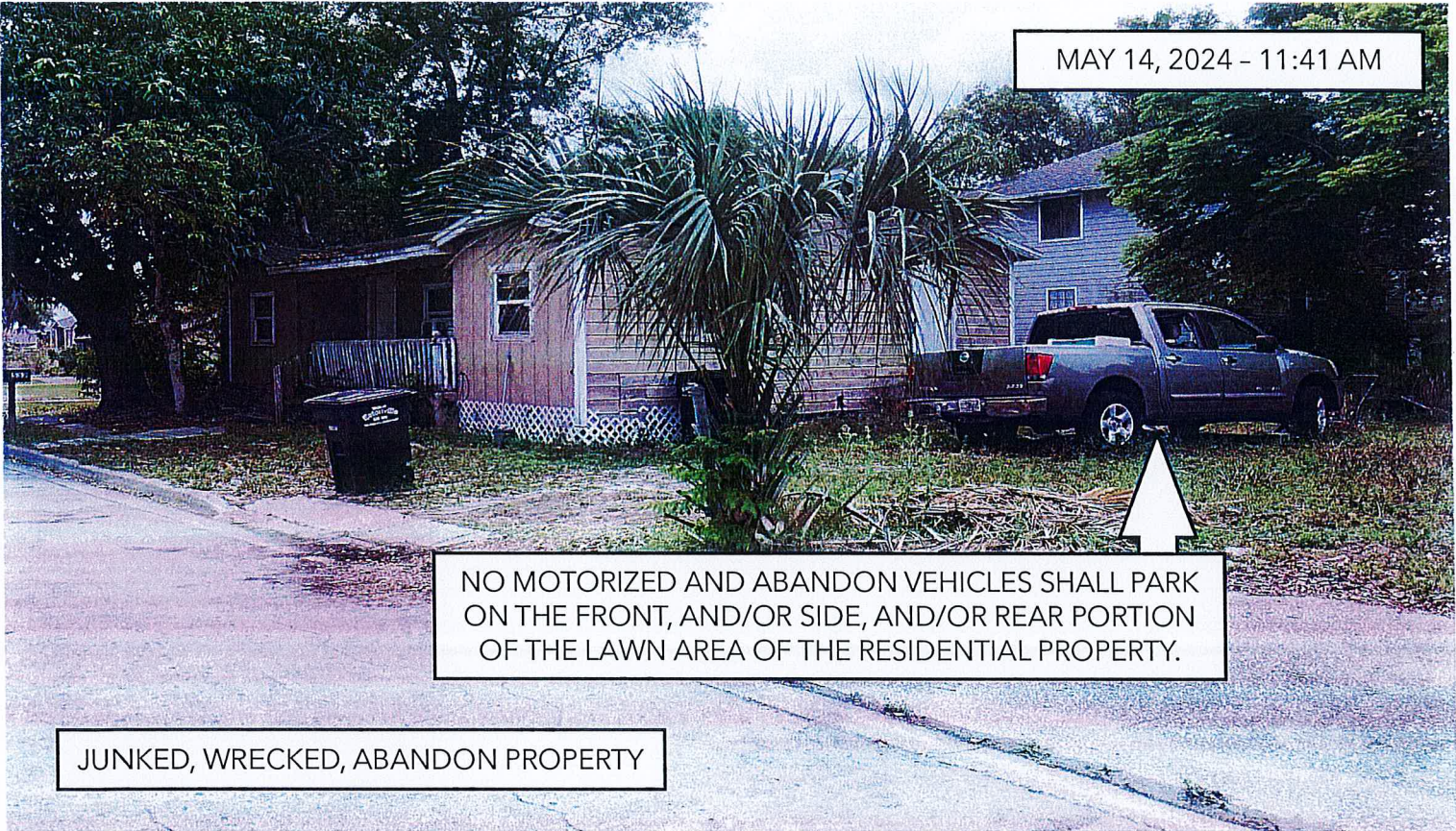
Please be advised that if the violation is not cured by **[06/21/2024]** this case will be scheduled for a hearing before the Code Enforcement Board or Special Magistrate and a fine of up to \$250.00 per day may be imposed each day the property remains in non-compliance. Upon curing the violation, it is your responsibility to notify the undersigned Code Enforcement Officer, in writing, that the violation has been cured so that a follow-up inspection may be conducted. Please note, if the violation is cured but then allowed to recur, the case may still be presented to the Code Enforcement Board or Special Magistrate.

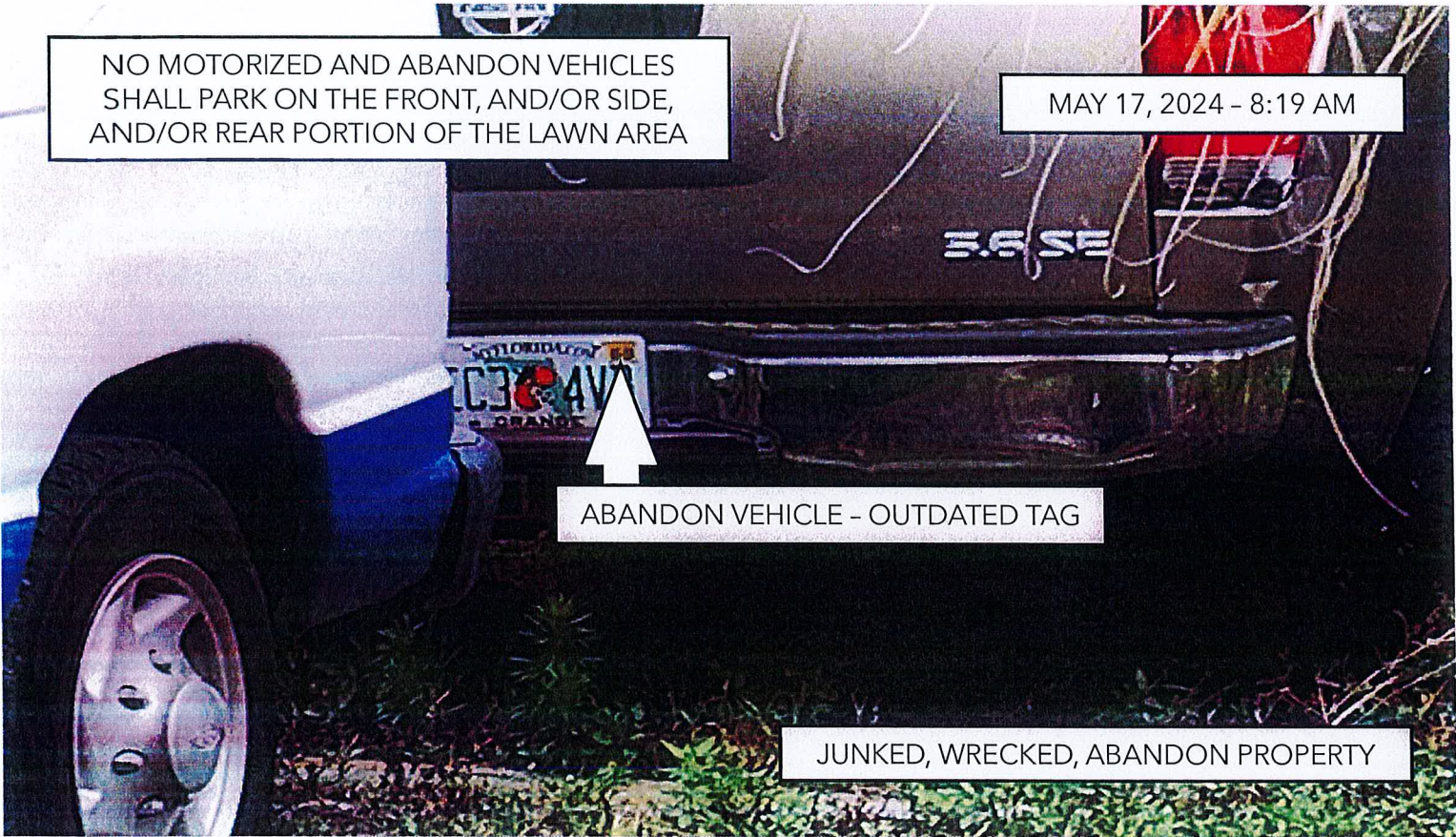
Pursuant to **Chapter 18** of the Town of Eatonville Code of Ordinances, the Town is authorized to remedy the violation described herein and charge any cost incurred, including administrative costs, to you if you fail to cure the violation by the compliance date set forth herein.

Respectfully,



Baruti Abdallah-Nosakhare
Code Enforcement Officer
Town of Eatonville, Eatonville Town Hall
307 East Kennedy Boulevard
Eatonville, FL 32751
Phone: (407) 623-8908 | Fax: (407) 623-8919
E: bnosakhare@townofeatonville.org





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:

ALEXANDER RENTALS, LLC.
REF: 532 LIME STREET
6210 RAINIER DRIVE
ORLANDO, FL 32810
CODE CASE#: 24-000193



9590 9402 7978 2305 3332 33

2. Article Number (Transfer from)

9589 0710 5270 1231 9539 02

PS Form 3811, July 2020 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X

☐ Agent

Section IV. Item #1.

☐ Addressee

B. Received by (Printed Name)

L. Hopkins

C. Date of Delivery

6-8-24

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

3. Service Type

- ☐ Adult Signature
- ☐ Adult Signature Restricted Delivery
- ☒ Certified Mail®
- ☐ Certified Mail Restricted Delivery
- ☐ Collect on Delivery
- ☐ In Delivery Restricted Delivery
- ☐ Mail
- ☐ Mail Restricted Delivery

- ☐ Priority Mail Express®
- ☐ Registered Mail™
- ☐ Registered Mail Restricted Delivery
- ☐ Signature Confirmation™
- ☐ Signature Confirmation Restricted Delivery

(over \$500)

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

Certified Mail Fee

\$

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

- ☐ Return Receipt (hardcopy) \$
- ☐ Return Receipt (electronic) \$
- ☐ Certified Mail Restricted Delivery \$
- ☐ Adult Signature Required \$
- ☐ Adult Signature Restricted Delivery \$

Postage

\$

Total Postage and

\$

Sent To

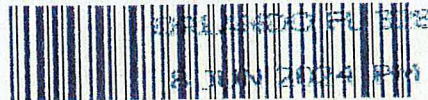
Street and Apt. No.

City, State, ZIP+4®

ALEXANDER RENTALS, LLC.
REF: 532 LIME STREET
6210 RAINIER DRIVE
ORLANDO, FL 32810
CODE CASE#: 24-000193

PS Form 3800, January 2023 PSN 7530-02-000-9047 See Reverse for Instructions

USPS TRACKING#



9590 9402 7978 2305 3332 33

United States
Postal Service

RECEIVED

JUN 11 2024

Initial: _____

• Sender: Please print your name, address, and ZIP+4® in this box•

CODE ENFORCEMENT OFFICER
ATTN: BARUTI ABDALLAH-NOSAKHERE
307 EAST KENNEDY BOULEVARD
EATONVILLE, FL 32751

First-Class Mail
Postage & Fees Paid
USPS
Permit No. G-10

51-680099





CODE ENFORCEMENT DIVISION

TOWN OF EATONVILLE, FLORIDA

TOWN OF EATONVILLE, FLORIDA:
A Municipal Corporation

CODE CASE#: 24-000193

CERTIFIED MAIL#: 9589 0710 5270 1231 9539 02

Vs.

ALEXANDER RENTALS, LLC.
REF: 532 LIME STREET
6210 RAINER DRIVE
ORLANDO, FL 32810

Respondent(s)

RE: 532 LIME STREET, EATONVILLE, FL 32751
Parcel ID: 36-21-29-1128-01-010

NOTICE OF HEARING

TO: ALEXANDER RENTALS, LLC.,

The Code Enforcement Board was created pursuant to **CHAPTER 162, COUNTY OR MUNICIPAL CODE ENFORCEMENT, PART I, LOCAL GOVERNMENT CODE ENFORCEMENT BOARDS (ss. 162.05)** of the Florida Statutes, and **Eatonville, Florida - Code of Ordinances, PART II - CODE OF ORDINANCES, Chapter 2 - ADMINISTRATION, ARTICLE VI. - CODE ENFORCEMENT, Division 2. - Code Enforcement Board, Sec. 2-251. - Board created.** The purpose of the Code Enforcement Board is to conduct hearings and issue orders having the force of law to command necessary steps to bring a violation in compliance. The Code Enforcement Board may impose fines and other noncriminal penalties to provide an equitable, expeditious, effective method of enforcing the Town Code or Ordinance.

You are hereby notified that a **CODE ENFORCEMENT BOARD HEARING** will be held in Eatonville Town Hall, Town Council Chambers located at 307 East Kennedy Boulevard, Eatonville, FL 32751 regarding the **ALEXANDER RENTALS, LLC.**, property located at **532 LIME STREET, EATONVILLE, FL 32751**, in violation of the Town of Eatonville Code of Ordinances.

You are hereby ordered to appear before the Code Enforcement Board on the **2nd** day of **OCTOBER 2024, 6:30 P.M.**, as the Respondent. Failure to appear may result in an order being entered against you.

Please be advised that the Code Enforcement Board or Special Magistrate may impose a fine of up to \$250.00 per day, each day the property remains in non-compliance. Upon curing the violation, it is your responsibility to notify the undersigned Code Enforcement Officer, in writing, that the violation has been cured so that a follow-up inspection may be conducted. Please note, if the violation is cured but then allowed to recur, the case may still be presented to the Code Enforcement Board or Special Magistrate. A repeat violation, pursuant to Florida Statutes 162.06(2)

Pursuant to Chapter 2 of the Eatonville Code of Ordinances, the Town is authorized to remedy the violation described herein and charge any cost incurred, including administrative costs, to you if you fail to cure the violation by the compliance date set forth herein.

Respectfully,



DWAYNE RACKARD, Chairman
Code Enforcement Board
Town of Eatonville, Eatonville Town Hall
307 East Kennedy Boulevard
Eatonville, FL 32751
Phone: (407) 623-8908 | Fax: (407) 623-8919
E: code-enforcement@townofeatonville.org

SEPTEMBER 10, 2024 - 1:06 PM

JUNKED, WRECKED, ABANDON PROPERTY



NO MOTORIZED AND ABANDON VEHICLES SHALL PARK ON THE FRONT, AND/OR SIDE, AND/OR REAR PORTION OF THE LAWN AREA OF THE RESIDENTIAL PROPERTY.

EATONVILLE

Kennedy Blvd.
3, Florida 32751

NEOPOST

09/19/2024

Section IV. Item #1.

US POSTAGE \$009.64



ZIP 32751
041M11468919

ALEXANDER RENTALS, LLC.
REF: 532 LIME STREET
6210 RAINER DRIVE
ORLANDO, DL 32810

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:

ALEXANDER RENTALS, LLC.
REF: 532 LIME STREET
6210 RAINER DRIVE
ORLANDO, DL 32810



9590 9402 2728 6351 9541 30

2. Article Number (Transfer from service label)

9589 0710 5270 1545 9057

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X

☐ Agent

☐ Addressee

B. Received by (Printed Name)

C. Date of Delivery

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

3. Service Type

☐ Adult Signature

☐ Adult Signature Restricted Delivery

☒ Certified Mail®

☐ Certified Mail Restricted Delivery

☐ Collect on Delivery

☐ Collect on Delivery Restricted Delivery

☐ Mail

☐ Mail Restricted Delivery

(over \$500)

☐ Priority Mail Express®

☐ Registered Mail™

☐ Registered Mail Restricted Delivery

☐ Return Receipt for Merchandise

☐ Signature Confirmation™

☐ Signature Confirmation Restricted Delivery

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

Certified Mail Fee

\$

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

☐ Return Receipt (hardcopy) \$

☐ Return Receipt (electronic) \$

☐ Certified Mail Restricted Delivery \$

☐ Adult Signature Required \$

☐ Adult Signature Restricted Delivery \$

Postage

\$

Total Postage and

\$

Sent To

Street and Apt. No.

City, State, ZIP+4

ALEXANDER RENTALS, LLC.
REF: 532 LIME STREET
6210 RAINER DRIVE
ORLANDO, DL 32810

Postmark
Here

PS Form 3800, January 2023 PSN 7530-02-000-5047

See Reverse for Instructions

9589 0710 5270 1545 9057 58

TOWN OF EATONVILLE

1887



**TOWN OF EATONVILLE CODE ENFORCEMENT DIVISION
CODE ENFORCEMENT OFFICER: BARUTI ABDALLAH-NOSAKHERE**

CODE CASE#: 24-000194

**OWNER: ALEXANDER RENTALS, LLC.
VIOLATION ADDRESS: 136 TAYLOR AVENUE, EATONVILLE, FL 32751
PARCEL ID#: 36-21-29-1128-01-020**

If you own and occupy property as your primary residence as of January 1, 2025, you may qualify for an exemption. The deadline to file a 2025 exemption application is March 1, 2025.

Section IV. Item #1.

[Click Here To Apply for Homestead and Other Exemptions Online](#)

Print Date: 09/19/2024 System Refresh Date: 09/19/2024

136 Taylor Ave 36-21-29-1128-01-020

Name(s):
ALEXANDER RENTALS LLC

Physical Street Address:
136 Taylor Ave

Property Use:
0103 - Single Fam Class III

Mailing Address On File:
6210 Ranier Dr
Orlando, FL 32810-3992
[Incorrect Mailing Address?](#)

Postal City and Zip:
Maitland, FL 32751

Municipality:
Eatonville



136 TAYLOR AVE, MAITLAND, FL 32751 10/30/2019 8:13 AM

[Upload Photos](#)

[View 2024 Property Record Card](#)

[PROPERTY FEATURES](#)

[VALUES, EXEMPTIONS AND TAXES](#)

[SALES](#)

[MARKET STATS](#)

[LOCATION](#)

Historical Value and Tax Benefits

Tax Year Values	Land	Building(s)	Feature(s)	Market Value	%	Assessed Value	%
2024	\$60,000	\$225,981	\$0	\$285,981	6.2%	\$192,438	10.0%
2023	\$60,000	\$209,194	\$0	\$269,194	41.7%	\$174,944	10.0%
2022	\$30,000	\$159,990	\$0	\$189,990	30.1%	\$159,040	10.0%
2021	\$30,000	\$115,996	\$0	\$145,996	N/A	\$144,582	N/A

Tax Year Benefits	Original Homestead	Additional Hx	Other Exemptions	SOH CAP	Tax Savings
2024			\$0		\$1,137
2023			\$0		\$1,158
2022			\$0		\$381
2021			\$0		\$17

2024 Taxable Value and Estimate of Proposed Taxes

Tax Year

2024	2023	2022	2021
------	------	------	------

Taxing Authority	Assd Value	Exemption	Tax Value	Millage Rate	%	Taxes	Tax Breakdown
Public Schools: By State Law (Rle)	\$285,981	\$0	\$285,981	3.2160	1.4%	\$919.71	22%
Public Schools: By Local Board	\$285,981	\$0	\$285,981	3.2480	0.0%	\$928.87	22%
General County	\$192,438	\$0	\$192,438	4.4347	0.0%	\$853.40	20%
Town Of Eatonville	\$192,438	\$0	\$192,438	7.2938	0.0%	\$1,403.60	33%
Library - Operating Budget	\$192,438	\$0	\$192,438	0.3748	0.0%	\$72.13	2%
St Johns Water Management District	\$192,438	\$0	\$192,438	0.1793	0.0%	\$34.50	1%
Totals				18.7466		\$4,212.21	

Non-Ad Valorem Assessments

2024 Non-Ad Valorem Assessments

Levying Authority	Assessment Description	Units	Rates	Assessment
There are no Non-Ad Valorem Assessments				

2024 Gross Tax Total: \$4,212.21

2024 Tax Savings Tax Savings

Your taxes without exemptions would be: \$5,361.18

Your ad-valorem tax with exemptions is: - \$4,212.21

Providing You A Savings Of: = \$1,148.97

ALEXANDER RENTALS, LLC., P-ID: 36-21-29-1128 Section IV. Item #1.
136 TAYLOR AVENUE, EATONVILLE, FL 32751 - (OCPA).....1



ALEXANDER RENTALS, LLC., P-ID: 36-21-29-1128-01-020
136 TAYLOR AVENUE, EATONVILLE, FL 32751 - (OCPA).....2



ALEXANDER RENTALS, LLC., P-ID: 36-21-29-1128-01-000
136 TAYLOR AVENUE, EATONVILLE, FL 32751 - (OCPA).....3

Section IV. Item #1.

JULY 23, 2019 - 2:29 PM



ORANGE COUNTY PROPERTY APPRAISER

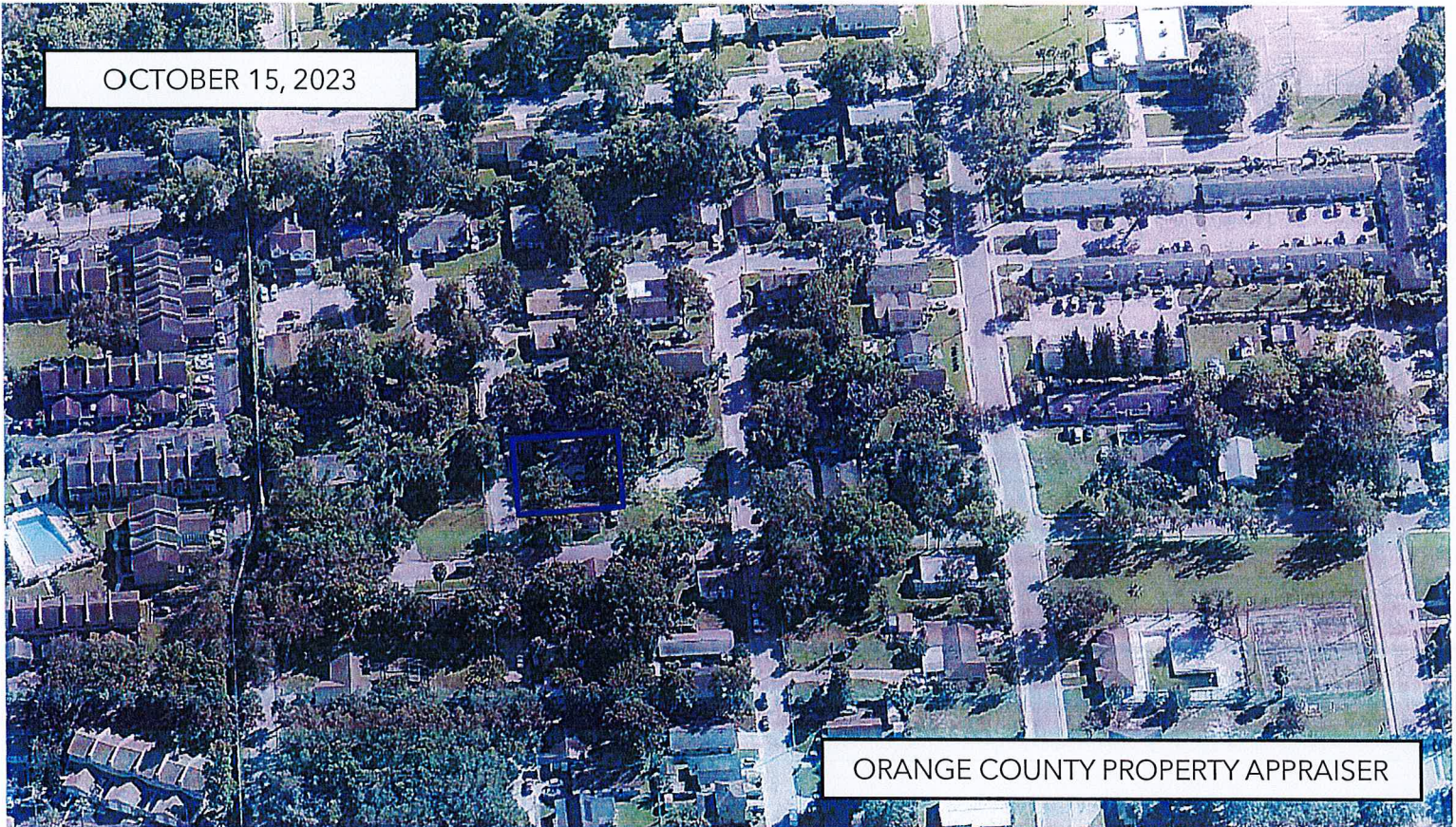
ALEXANDER RENTALS, LLC., P-ID: 36-21-29-1128-01-020
136 TAYLOR AVENUE, EATONVILLE, FL 32751 - (OCPA).....4

OCTOBER 30, 2019 - 8:13 AM



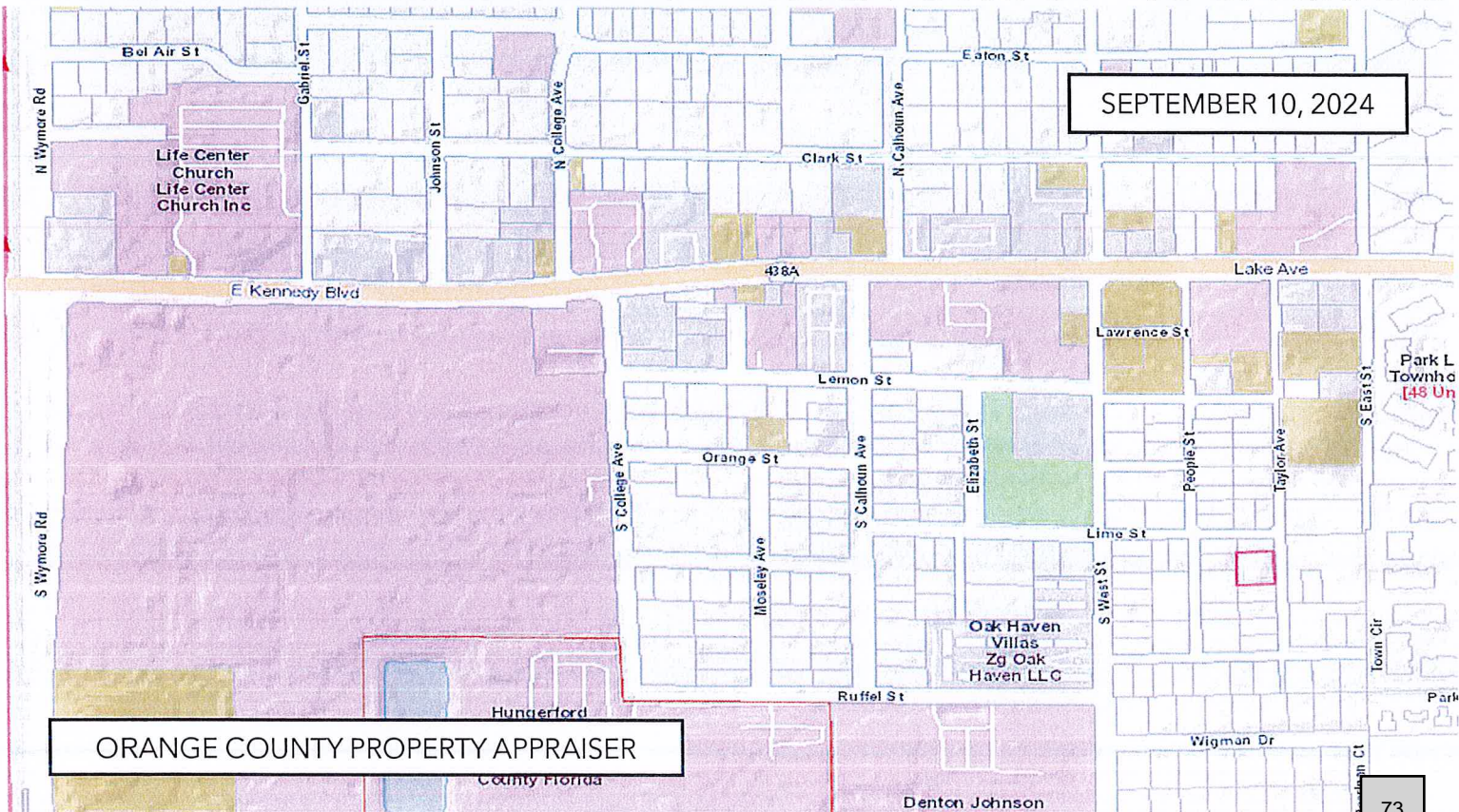
ORANGE COUNTY PROPERTY APPRAISER

OCTOBER 15, 2023



ORANGE COUNTY PROPERTY APPRAISER

SEPTEMBER 10, 2024



ORANGE COUNTY PROPERTY APPRAISER



CODE VIOLATION

Eatonville Florida, Code of Ordinances, PART II - CODE OF ORDINANCES, Chapter 18 - ENVIRONMENT, ARTICLE V. - JUNKED, WRECKED, ABANDON PROPERTY, DIVISION 2. - ABANDONED VEHICLES, Subdivision I. - In General, Sec. 18-229. - Certain motor vehicles required to be parked in garage.

Sec. 18-229. Certain motor vehicles required to be parked in garage. No wrecked, discarded, dismantled, partly dismantled, inoperative, abandoned, or severely rusted motor vehicle may be parked on residentially zoned private property, unless it is either parked inside a completely enclosed garage or parked completely within a carport and cover. (Ord. No. 96-06, § 6, 7-2-1996; Ord. No. 2004-11, § 6, 4-20-2004; Ord. No. 2006-2, § 6, 8-15-2006)

Eatonville Florida, Code of Ordinances, PART II - CODE OF ORDINANCES, Chapter 18 - ENVIRONMENT, ARTICLE V. - JUNKED, WRECKED, ABANDON PROPERTY, DIVISION 2. - ABANDONED VEHICLES, Subdivision I. - In General, Sec. 18-231. - Visual nuisance declared; abatement required.

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Eatonville Florida, Code of Ordinances, PART II - CODE OF ORDINANCES, Chapter 18 - ENVIRONMENT, ARTICLE V. - JUNKED, WRECKED, ABANDON PROPERTY, DIVISION 2. - ABANDONED VEHICLES, Subdivision I. - In General, Sec. 18-232. - Responsibility.

Sec. 18-232. - Responsibility. The owner, renter, or agent of the residentially zoned or commercially zoned private property upon which a violation occurs and the owner of the motor vehicle which is parked in violation shall be jointly and individually responsible for not complying with Ordinance No. 91-06, section 5. (Ord. No. 96-06, § 9, 7-2-1996; Ord. No. 2004-11, § 9, 4-20-2004; Ord. No. 2006-2, § 9, 8-15-2006)



Town of Eatonville - Code Enforcement Division **NOTICE OF VIOLATION**

Town of Eatonville
Code Enforcement Division
307 East Kennedy Boulevard
Eatonville, FL 32751

<input checked="" type="checkbox"/> 1 st NOTICE	<input type="checkbox"/> 2 nd NOTICE
<input type="checkbox"/> 3 rd NOTICE	<input type="checkbox"/> FINAL NOTICE

ALEXANDER RENTALS, LLC.
REF: 136 TAYLOR AVENUE
6210 RAINER DRIVE
ORLANDO, FL 32810

CODE CASE#: **24-000194**
DATE OF NOTICE: **06/06/2024**
COMPLIANCE DATE: **06/21/2024**

First Notice - This is an OFFICIAL NOTIFICATION of your obligation to bring the property located at 136 TAYLOR AVENUE, EATONVILLE, FL 32751, Parcel ID: 36-21-29-1128-01-020 into compliance with

Eatonville Florida, Code of Ordinances, PART II - CODE OF ORDINANCES, Chapter 18 - ENVIRONMENT, ARTICLE V. - JUNKED, WRECKED, ABANDON PROPERTY, DIVISION 2. - ABANDONED VEHICLES, Subdivision I. - In General, Sec. 18-229. - Certain motor vehicles required to be parked in garage.

Eatonville Florida, Code of Ordinances, PART II - CODE OF ORDINANCES, Chapter 18 - ENVIRONMENT, ARTICLE V. - JUNKED, WRECKED, ABANDON PROPERTY, DIVISION 2. - ABANDONED VEHICLES, Subdivision I. - In General, Sec. 18-231. - Visual nuisance declared; abatement required.

Eatonville Florida, Code of Ordinances, PART II - CODE OF ORDINANCES, Chapter 18 - ENVIRONMENT, ARTICLE V. - JUNKED, WRECKED, ABANDON PROPERTY, DIVISION 2. - ABANDONED VEHICLES, Subdivision I. - In General, Sec. 18-232. - Responsibility.

TO: ALEXANDER RENTALS, LLC.,

You are hereby notified, the property located at **136 TAYLOR AVENUE, ORLANDO, FL 32810** is in violation of the provision of the Town of Eatonville Code of Ordinances set forth above. Specifically, **Sec. 18-229**, No wrecked, discarded, dismantled, partly dismantled, inoperative, abandoned, or severely rusted motor vehicle may be parked on residentially zoned private property, unless it is either parked inside a completely enclosed garage or parked completely within a carport and cover. **Sec. 18-231**, Any motor vehicle which is parked on residentially zoned or commercially

zoned private property in violation of Ordinance No. 91-06, section 3, is declared to be a visual nuisance which is detrimental to the general welfare of the people of the town and the nuisance shall be abated. **Sec. 18-232**, The owner, renter, or agent of the residentially zoned or commercially zoned private property upon which a violation occurs and the owner of the motor vehicle which is parked in violation shall be jointly and individually responsible for not complying with Ordinance No. 91-06, section 5.

Please be advised that if the violation is not cured by **[06/21/2024]** this case will be scheduled for a hearing before the Code Enforcement Board or Special Magistrate and a fine of up to \$250.00 per day may be imposed each day the property remains in non-compliance. Upon curing the violation, it is your responsibility to notify the undersigned Code Enforcement Officer, in writing, that the violation has been cured so that a follow-up inspection may be conducted. Please note, if the violation is cured but then allowed to recur, the case may still be presented to the Code Enforcement Board or Special Magistrate.

Pursuant to **Chapter 18** of the Town of Eatonville Code of Ordinances, the Town is authorized to remedy the violation described herein and charge any cost incurred, including administrative costs, to you if you fail to cure the violation by the compliance date set forth herein.

Respectfully,



Baruti Abdallah-Nosakhire
Code Enforcement Officer

Town of Eatonville, Eatonville Town Hall

307 East Kennedy Boulevard

Eatonville, FL 32751

Phone: (407) 623-8908 | Fax: (407) 623-8919

E: bnosakhire@townofeatonville.org

NO MOTORIZED AND ABANDON VEHICLES SHALL PARK ON THE FRONT, AND/OR SIDE, AND/OR REAR PORTION OF THE LAWN AREA OF THE RESIDENTIAL PROPERTY.

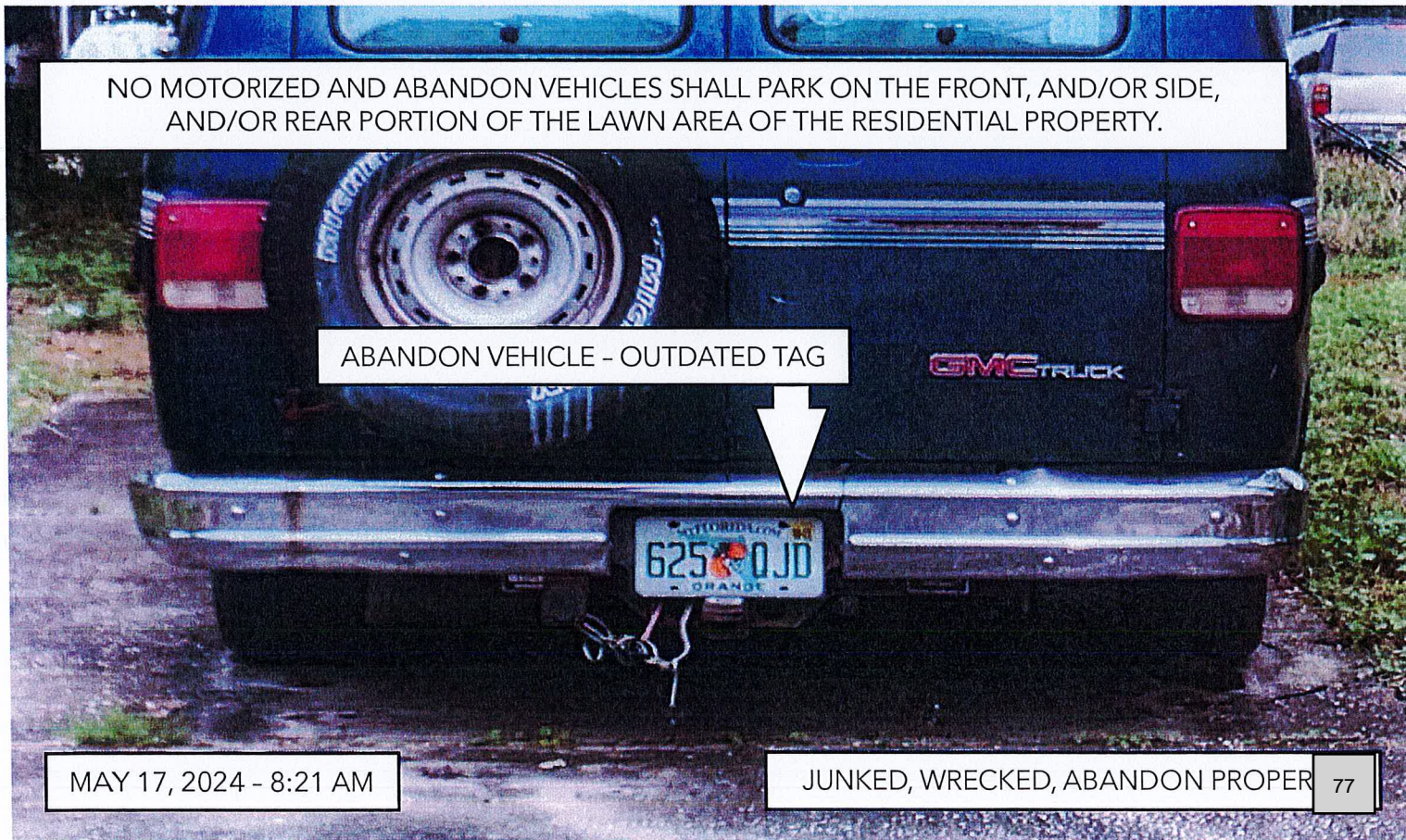


MAY 17, 2024 - 8:20 AM

JUNKED, WRECKED, ABANDON PROPERTY

NO MOTORIZED AND ABANDON VEHICLES SHALL PARK ON THE FRONT, AND/OR SIDE, AND/OR REAR PORTION OF THE LAWN AREA OF THE RESIDENTIAL PROPERTY.

ABANDON VEHICLE - OUTDATED TAG



MAY 17, 2024 - 8:21 AM

JUNKED, WRECKED, ABANDON PROPER

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:

ALEXANDER RENTALS, LLC.
REF: 136 TAYLOR AVENUE
6210 RAINER DRIVE
ORLANDO, FL 32810
CODE CASE#: 24-000194



9590 9402 7978 2305 3332 40

2. Article Number (Transfer from service label)

9589 0710 5270 1231 9539 19

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X

B. Received by (Printed Name)

L. HOPKINS

C. Date of Delivery

6-8-20

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

3. Service Type

- ☐ Adult Signature
- ☐ Adult Signature Restricted Delivery
- ☒ Certified Mail®
- ☐ Certified Mail Restricted Delivery
- ☐ Collect on Delivery
- ☐ Collect on Delivery Restricted Delivery
- ☐ Mail Restricted Delivery (30)

- ☐ Priority Mail Express®
- ☐ Registered Mail™
- ☐ Registered Mail Restricted Delivery
- ☐ Signature Confirmation™
- ☐ Signature Confirmation Restricted Delivery

PS Form 3811, July 2020 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®.

Certified Mail Fee

\$

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

- ☐ Return Receipt (hardcopy) \$
- ☐ Return Receipt (electronic) \$
- ☐ Certified Mail Restricted Delivery \$
- ☐ Adult Signature Required \$
- ☐ Adult Signature Restricted Delivery \$

Postage

\$

Total Postage

\$

Sent To

Street and Apt

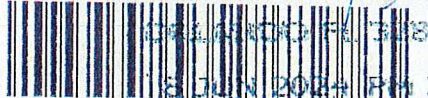
City, State, Zip

ALEXANDER RENTALS, LLC.
REF: 136 TAYLOR AVENUE
6210 RAINER DRIVE
ORLANDO, FL 32810
CODE CASE#: 24-000194

USPS TRACKING#

PS Form 3811, January 2023 PSN 7530-02-000-9047

See Reverse for Instructions



9590 9402 7978 2305 3332 40

United States
Postal Service

RECEIVED

JUN 10 4

Initial: _____

• Sender: Please print your name, address, and ZIP+4® in this box•

CODE ENFORCEMENT OFFICER
ATTN: BARUTI ABDALLAH-NOSAKHERE
307 EAST KENNEDY BOULEVARD
EATONVILLE, FL 32751

First-Class Mail
Postage & Fees Paid
USPS
Permit No. G-10



CODE ENFORCEMENT DIVISION

TOWN OF EATONVILLE, FLORIDA

TOWN OF EATONVILLE, FLORIDA:
A Municipal Corporation

CODE CASE#: 24-000194

CERTIFIED MAIL#: 9589 0710 5270 1231 9539 02

Vs.

ALEXANDER RENTALS, LLC.
REF: 136 TAYLOR AVENUE
6210 RAINER DRIVE
ORLANDO, FL 32810

Respondent(s)

RE: 136 TAYLOR AVENUE, EATONVILLE, FL 32751
Parcel ID: 36-21-29-1128-01-020

NOTICE OF HEARING

TO: ALEXANDER RENTALS, LLC.,

The Code Enforcement Board was created pursuant to **CHAPTER 162, COUNTY OR MUNICIPAL CODE ENFORCEMENT, PART I, LOCAL GOVERNMENT CODE ENFORCEMENT BOARDS (ss. 162.05)** of the Florida Statutes, and **Eatonville, Florida - Code of Ordinances, PART II - CODE OF ORDINANCES, Chapter 2 - ADMINISTRATION, ARTICLE VI. - CODE ENFORCEMENT, Division 2. - Code Enforcement Board, Sec. 2-251. - Board created.** The purpose of the Code Enforcement Board is to conduct hearings and issue orders having the force of law to command necessary steps to bring a violation in compliance. The Code Enforcement Board may impose fines and other noncriminal penalties to provide an equitable, expeditious, effective method of enforcing the Town Code or Ordinance.

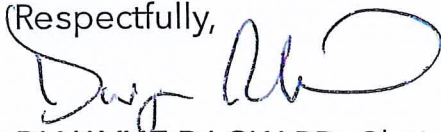
You are hereby notified that a **CODE ENFORCEMENT BOARD HEARING** will be held in Eatonville Town Hall, Town Council Chambers located at 307 East Kennedy Boulevard, Eatonville, FL 32751 regarding the **ALEXANDER RENTALS, LLC.**, property located at **136 TAYLOR AVENUE, EATONVILLE, FL 32751**, in violation of the Town of Eatonville Code of Ordinances.

You are hereby ordered to appear before the Code Enforcement Board on the **2nd** day of **OCTOBER 2024, 6:30 P. M.**, as the Respondent. Failure to appear may result in an order being entered against you.

Please be advised that the Code Enforcement Board or Special Magistrate may impose a fine of up to \$250.00 per day, each day the property remains in non-compliance. Upon curing the violation, it is your responsibility to notify the undersigned Code Enforcement Officer, in writing, that the violation has been cured so that a follow-up inspection may be conducted. Please note, if the violation is cured but then allowed to recur, the case may still be presented to the Code Enforcement Board or Special Magistrate. A repeat violation, pursuant to Florida Statutes 162.06(2)

Pursuant to Chapter 2 of the Eatonville Code of Ordinances, the Town is authorized to remedy the violation described herein and charge any cost incurred, including administrative costs, to you if you fail to cure the violation by the compliance date set forth herein.

(Respectfully,



DWAYNE RACKARD, Chairman
Code Enforcement Board

Town of Eatonville, Eatonville Town Hall
307 East Kennedy Boulevard
Eatonville, FL 32751

Phone: (407) 623-8908 | Fax: (407) 623-8919
E: code-enforcement@townofeatonville.org



EATONVILLE

Kennedy Blvd.
3, Florida 32751

NEOPOST

09/19/2024

US POSTAGE

Section IV. Item #1.

ZIP 32751
041M1146891

ALEXANDER RENTALS, LLC.
REF: 136 TAYOR STREET
6210 RAINER DRIVE
ORLANDO, DL 32810

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:

ALEXANDER RENTALS, LLC.
REF: 136 TAYOR STREET
6210 RAINER DRIVE
ORLANDO, DL 32810



9590 9402 2728 6351 3989 89

2. Article Number (Transfer from service label)

9589 0710 5270 1545 9057 65

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X

☐ Agent

☐ Addressee

B. Received by (Printed Name)

C. Date of Delivery

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

3. Service Type

- ☐ Adult Signature
- ☐ Adult Signature Restricted Delivery
- ☒ Certified Mail®
- ☐ Certified Mail Restricted Delivery
- ☐ Collect on Delivery
- ☐ Collect on Delivery Restricted Delivery
- ☐ Mail Restricted Delivery

- ☐ Priority Mail Express®
- ☐ Registered Mail™
- ☐ Registered Mail Restricted Delivery
- ☐ Return Receipt for Merchandise
- ☐ Signature Confirmation™
- ☐ Signature Confirmation Restricted Delivery

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

Certified Mail Fee

\$

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

- ☐ Return Receipt (hardcopy) \$
- ☐ Return Receipt (electronic) \$
- ☐ Certified Mail Restricted Delivery \$
- ☐ Adult Signature Required \$
- ☐ Adult Signature Restricted Delivery \$

Postage

\$

Total Postage

\$

Sent To

Street and Apt.

City, State, ZIP

ALEXANDER RENTALS, LLC.
REF: 136 TAYOR STREET
6210 RAINER DRIVE
ORLANDO, DL 32810

Postmark
Here

PS Form 3800, January 2023 PSN 7530-02-000-9047 See Reverse for Instructions

RENTALS, LLC.
OR STREET
DRIVE