

CODE ENFORCEMENT BOARD MINUTES
2:00 P.M. THURSDAY, AUGUST 17, 2006
AT THE TOWN COUNCIL CHAMBERS, 360 SO. COUNTY ROAD

I Call to Order: The meeting was called to order at 2:00 p.m. by Chairman Timothy Hoffman.

II Roll Call:

Present:	Timothy Hoffman, Chairman Richard A. Raffo, Vice-chairman Joel P. Koeppel, Member Larry Ochstein, Member Catherine M. Duemler, Member Martin I. Klein, Member Harris S. Fried, Member Madelyn Greenberg, Alternate Member Stirling E. Clarke, Acting Town Attorney
Absent:	None
Staff:	Robert S. Walton, Chief Code Compliance Officer Deborah A. Morakis, Recording Secretary

III Administration of the Oath to all persons who wish to testify:
Let the record show that all persons testifying were sworn in at this time by Recording Secretary Debby Morakis.

IV Approval of the Minutes of July 20, 2006:
MOTION BY MR. KLEIN FOR APPROVAL OF THE MINUTES.
MOTION SECONDED BY MR. FRIED.
MOTION PASSED UNANIMOUSLY.

V Public Hearings:

A Case #06-2011, 516 South Ocean Blvd., 516 South Ocean Holdings, Inc.
Violation of Chapter 42, Sections 42-86 and 42-87 of the Town of Palm Beach Code of Ordinances: properties shall be maintained, grass shall not grow to a height greater than 8" and debris shall not be allowed to accumulate.

After testimony was heard from Chief Code Compliance Officer Walton regarding the facts in this case, the following motion was made:

MOTION BY MR. OCHSTEIN THAT THE DEFENDANT IS FOUND IN NON COMPLIANCE AND ORDERED TO PAY COSTS IN THE AMOUNT OF \$150.00. IT IS FURTHER ORDERED THAT THIS CASE IS DISMISSED.
MOTION SECONDED BY MR. RAFFO.
MOTION CARRIED UNANIMOUSLY.

- B Case #06-2012, 221 Oleander Avenue, Marina Petrou
Violation of Chapter 42, Sections 42-86 and 42-87 of the Town of Palm Beach Code of Ordinances: requires buildings be maintained in a good condition and not to show decay or dangerous condition.
Violation of Chapter 18, Section 18-964 of the Town of Palm Beach Code of Ordinances: street numbers must be located on the building visible from the street.

Chief Code Compliance Officer Walton reported the facts in this case and photographs were shared with the Board.

MOTION BY MR. KOEPPEL THAT THE DEFENDANT IS FOUND IN NON COMPLIANCE, ORDERED TO PAY COSTS IN THE AMOUNT OF \$150.00 AND GRANTED UNTIL SEPTEMBER 15, 2006 TO COMPLY WITH TOWN ORDINANCES BY COMPLETING ALL THE REPAIRS.

MOTION SECONDED BY MR. RAFFO.

MOTION CARRIED UNANIMOUSLY.

- C Case #06-2013, 158 Dunbar Road, Jay A. Johnson
Violation of Chapter 42, Section 42-87 of the Town of Palm Beach Code of Ordinances: all exterior walls shall be reasonably free of cracks, painted and shall be kept in sound condition and good repair, doors and windows must be maintained in a condition to exclude weather elements and roofs must be maintained in a leak free condition.
Violation of Chapter 42, Section 42-86 of the Town of Palm Beach Code of Ordinances: debris shall not be allowed to accumulate on property in the Town of Palm Beach.

John Terrell of Nick Raich Builders testified that a permit application has been submitted. Demolition would take place within three weeks of permit issuance. Chief Code Compliance Officer Walton advised that he would support this request with the condition that the exterior landscape be maintained and all windows be boarded and the property secured.

MOTION BY MR. KLEIN THAT THE DEFENDANT IS FOUND IN NON COMPLIANCE AND ORDERED TO PAY COSTS IN THE AMOUNT OF \$150.00. THE DEFENDANT IS ORDERED TO SECURE THE PROPERTY, MAINTAIN THE LANDSCAPE AND IS GRANTED THREE (3) WEEKS FROM PERMIT ISSUANCE TO DEMOLISH THE PROPERTY.

MOTION SECONDED BY MS. DUEMLER.

MOTION CARRIED UNANIMOUSLY.

- D Case #06-2014, 314 Dunbar Road, Burton & Marilyn Sultan
Violation of Chapter 42, Section 42-86 of the Town of Palm Beach Code of Ordinances: It shall be considered a nuisance for any property owner in the Town to allow dead or dying trees to remain on their property.

Chief Code Officer Walton reported that notification was mailed but legal service has not been obtained so this property will be posted. Chief Walton requested that this case be postponed until the September 21, 2006 Code Enforcement Board Hearing.

MOTION BY MR. KOEPPEL TO POSTPONE CASE #06-2014 UNTIL THE SEPTEMBER 21, 2006 CODE ENFORCEMENT BOARD HEARING.

MOTION SECONDED BY MR. KLEIN.

MOTION CARRIED UNANIMOUSLY.

- E Case #06-2015, 302 Eden Road, Macari Building & Design, Inc., & William & Lisa Kaye
Violation of Chapter 18, Section 18-242, Subsection 104.5.1.6, of the Town of Palm Beach Code of Ordinances: Medium Projects, all new or remodel construction projects of 4,000 sq. ft. to 8,999 sq. ft. under roof be allowed 22 months.

Chief Code Compliance Officer Walton advised the Board of the facts in this case. The contractor has resigned from this job therefore Macari Building & Design, Inc. is no longer party to this action. This project has been ongoing for thirty-six months.

William Kaye, owner of 302 Eden Road addressed the Board explained the delays encountered with his project resulting in the termination of his contractor with his contractor. He is in negotiations with Greg Batten of Batten Construction to complete the project. Greg Batten of Batten Construction addressed the Board, explained the scope of the project and provided the Board with a completion schedule indicating a completion date of June 11, 2007.

Chief Walton advised that this schedule would be void should a change in contractor take place and fines could be considered by the Board. After further discussion, the following motion was made:

**MOTION BY MR. KLEIN THAT THE DEFENDANT IS FOUND IN NON COMPLIANCE AND IS ORDERED TO PAY COSTS IN THE AMOUNT OF \$150.00. THE DEFENDANT IS GRANTED UNTIL JUNE 11, 2007 TO COMPLY WITH TOWN ORDINANCES BY COMPLETING THE PROJECT. BIMONTHLY PROGRESS REPORTS MUST BE MADE TO THE CODE ENFORCEMENT BOARD WITH REGULAR CONTACT WITH CODE COMPLIANCE. THE EXTERIOR OF THE BUILDING, INCLUDING THE LANDSCAPING AND DRIVEWAY MUST BE ESCALATED.
MOTION SECONDED BY MR. KOEPEL.
MOTION CARRIED UNANIMOUSLY.**

- F Case #06-2016, 141 Australian Avenue, Gregory & Esther Pamel
Violation of Chapter 42, Section 42-87 of the Town of Palm Beach Code of Ordinances: requires exterior surfaces be maintained in good repair and painted.

Chief Code Compliance Officer Walton requested that this case be postponed for lack of service.

**MOTION BY MR. OCHSTEIN TO POSTPONE CASE #06-2016 UNTIL THE SEPTEMBER 21, 2006 CODE ENFORCEMENT BOARD HEARING.
MOTION SECONDED BY MR. KLEIN.
MOTION CARRIED UNANIMOUSLY.**

- G Case #06-2017, 225 Plantation Road, Margaret Dyer
Violation of Chapter 42, Section 42-86 of the Town of Palm Beach Code of Ordinances: yard landscape is to be maintained in a neat appearance and not to exceed eight inches in height. Violation of Chapter 18, Section 18-241 of the Town of Palm beach Code of Ordinances and Florida Building Code, 424.2.17.1 requires approved barrier and access gates at least forty-eight inches in height with self closing and latching devices for all outdoor swimming pool gates.

Chief Code Compliance Officer Walton advised the Board of the facts in this case. The following motion was made:

MOTION BY MR. KOEPEL THAT THE DEFENDANT IS FOUND IN NON COMPLIANCE, ISSUED A WRITTEN WARNING AND ORDERED TO PAY COSTS IN THE AMOUNT OF \$150.00.

MOTION SECONDED BY MR. OCHSTEIN.

MOTION CARRIED UNANIMOUSLY.

- H Case #06-2018, 2320 S Old Ocean Blvd., 2320 Investors Inc.
Violation of Chapter 74, Section 74-223 of the Town of Palm Beach Code of Ordinances: all ocean front property owners must ensure that no artificial light shall illuminate any area of beach or water that may be used by nesting sea turtles and hatchlings anytime from March 1st until October 31st.
MOTION BY MR. KLEIN THAT THE DEFENDANT IS FOUND IN NON COMPLIANCE, ISSUED A WRITTEN WARNING AND ORDERED TO PAY COSTS IN THE AMOUNT OF \$150.00.
MOTION SECONDED BY MR. FRIED.
MOTION CARRIED UNANIMOUSLY.
- I Case #06-2019, 2295 S Ocean Blvd., Twenty Two Ninety Five South Ocean Blvd Corp.
Violation of Chapter 74, Section 74-223 of the Town of Palm Beach Code of Ordinances: all ocean front property owners must ensure that no artificial light shall illuminate any area of beach or water that may be used by nesting sea turtles and hatchlings anytime from March 1st until October 31st.
MOTION BY MR. OCHSTEIN THAT THE DEFENDANT IS FOUND IN NON COMPLIANCE, ISSUED A WRITTEN WARNING AND ORDERED TO PAY COSTS IN THE AMOUNT OF \$150.00.
MOTION SECONDED BY MR. KOEPEL.
MOTION CARRIED UNANIMOUSLY.
- J Case #06-2020, 2500 S Ocean Blvd., Twenty Five Hundred Condo Board Association
Violation of Chapter 74, Section 74-223 of the Town of Palm Beach Code of Ordinances: all ocean front property owners must ensure that no artificial light shall illuminate any area of beach or water that may be used by nesting sea turtles and hatchlings anytime from March 1st until October 31st.
MOTION BY MR. KLEIN THAT THE DEFENDANT IS FOUND IN NON COMPLIANCE, ISSUED A WRITTEN WARNING AND ORDERED TO PAY COSTS IN THE AMOUNT OF \$150.00.
MOTION SECONDED BY MR. KOEPEL.
MOTION CARRIED UNANIMOUSLY.
- K Case #06-2021, 2545 S Ocean Blvd., Palm Beach White House Condo Association
Violation of Chapter 74, Section 74-223 of the Town of Palm Beach Code of Ordinances: all ocean front property owners must ensure that no artificial light shall illuminate any area of beach or water that may be used by nesting sea turtles and hatchlings anytime from March 1st until October 31st.
MOTION BY MR. KLEIN THAT THE DEFENDANT IS FOUND IN NON COMPLIANCE, ISSUED A WRITTEN WARNING AND ORDERED TO PAY COSTS IN THE AMOUNT OF \$150.00.
MOTION SECONDED BY MR. RAFFO.
MOTION CARRIED UNANIMOUSLY.

- L Case #06-2022, 2565 S Ocean Blvd., Palm Beach White House Condo Association
Violation of Chapter 74, Section 74-223 of the Town of Palm Beach Code of Ordinances: all ocean front property owners must ensure that no artificial light shall illuminate any area of beach or water that may be used by nesting sea turtles and hatchlings anytime from March 1st until October 31st.
MOTION BY MR. KOEPEL THAT THE DEFENDANT IS FOUND IN NON COMPLIANCE, ISSUED A WRITTEN WARNING AND ORDERED TO PAY COSTS IN THE AMOUNT OF \$150.00.
MOTION SECONDED BY MR. RAFFO.
MOTION CARRIED UNANIMOUSLY.
- M Case #06-2023, 2580 S Ocean Blvd., Palm Beach Stratford Condo Association
Violation of Chapter 74, Section 74-223 of the Town of Palm Beach Code of Ordinances: all ocean front property owners must ensure that no artificial light shall illuminate any area of beach or water that may be used by nesting sea turtles and hatchlings anytime from March 1st until October 31st.
MOTION BY MR. KOEPEL THAT THE DEFENDANT IS FOUND IN NON COMPLIANCE, ISSUED A WRITTEN WARNING AND ORDERED TO PAY COSTS IN THE AMOUNT OF \$150.00.
MOTION SECONDED BY MR. OCHSTEIN.
MOTION CARRIED UNANIMOUSLY.
- N Case #06-2024, 2660 S Ocean Blvd., Beach Point Condo Association
Violation of Chapter 74, Section 74-223 of the Town of Palm Beach Code of Ordinances: all ocean front property owners must ensure that no artificial light shall illuminate any area of beach or water that may be used by nesting sea turtles and hatchlings anytime from March 1st until October 31st.
MOTION BY MR. FRIED THAT THE DEFENDANT IS FOUND IN NON COMPLIANCE, ISSUED A WRITTEN WARNING AND ORDERED TO PAY COSTS IN THE AMOUNT OF \$150.00.
MOTION SECONDED BY MR. KLEIN.
MOTION CARRIED UNANIMOUSLY.
- O Case #06-2025, 2730 S Ocean Blvd., Ambassador Hotel Co-Op Apartments Inc.
Violation of Chapter 74, Section 74-223 of the Town of Palm Beach Code of Ordinances: all ocean front property owners must ensure that no artificial light shall illuminate any area of beach or water that may be used by nesting sea turtles and hatchlings anytime from March 1st until October 31st.
MOTION BY MR. OCHSTEIN THAT THE DEFENDANT IS FOUND IN NON COMPLIANCE, ISSUED A WRITTEN WARNING AND ORDERED TO PAY COSTS IN THE AMOUNT OF \$150.00.
MOTION SECONDED BY MR. KOEPEL.
MOTION CARRIED UNANIMOUSLY.
- P Case #06-2026, 2770 S Ocean Blvd., Twenty Seven Seventy South
Violation of Chapter 74, Section 74-223 of the Town of Palm Beach Code of Ordinances: all ocean front property owners must ensure that no artificial light shall illuminate any area of beach or water that may be used by nesting sea turtles and hatchlings anytime from March 1st until October 31st.
MOTION BY MR. KOEPEL THAT THE DEFENDANT IS FOUND IN NON COMPLIANCE, ISSUED A WRITTEN WARNING AND ORDERED TO PAY COSTS IN THE AMOUNT OF \$150.00.
MOTION SECONDED BY MR. FRIED.
MOTION CARRIED UNANIMOUSLY.

- Q Case #06-2027, 2774 S Ocean Blvd., Ambassador South Development Corp
Violation of Chapter 74, Section 74-223 of the Town of Palm Beach Code of Ordinances: all ocean front property owners must ensure that no artificial light shall illuminate any area of beach or water that may be used by nesting sea turtles and hatchlings anytime from March 1st until October 31st.
MOTION BY MR. KOEPEL THAT THE DEFENDANT IS FOUND IN NON COMPLIANCE, ISSUED A WRITTEN WARNING AND ORDERED TO PAY COSTS IN THE AMOUNT OF \$150.00.
MOTION SECONDED BY MR. FRIED.
MOTION CARRIED UNANIMOUSLY.
- R Case #06-2028, 2842 S Ocean Blvd., 2400 2301 00 Trust
Violation of Chapter 74, Section 74-223 of the Town of Palm Beach Code of Ordinances: all ocean front property owners must ensure that no artificial light shall illuminate any area of beach or water that may be used by nesting sea turtles and hatchlings anytime from March 1st until October 31st.
MOTION BY MR. KOEPEL THAT THE DEFENDANT IS FOUND IN NON COMPLIANCE, ISSUED A WRITTEN WARNING AND ORDERED TO PAY COSTS IN THE AMOUNT OF \$150.00.
MOTION SECONDED BY MR. KLEIN.
MOTION CARRIED UNANIMOUSLY.
- S Case #06-2029, 3200 S Ocean Blvd., Thirty Two Hundred Inc
Violation of Chapter 74, Section 74-223 of the Town of Palm Beach Code of Ordinances: all ocean front property owners must ensure that no artificial light shall illuminate any area of beach or water that may be used by nesting sea turtles and hatchlings anytime from March 1st until October 31st.
MOTION BY MR. KLEIN THAT THE DEFENDANT IS FOUND IN NON COMPLIANCE, ISSUED A WRITTEN WARNING AND ORDERED TO PAY COSTS IN THE AMOUNT OF \$150.00.
MOTION SECONDED BY MR. OCHSTEIN.
MOTION CARRIED UNANIMOUSLY.
- T Case #06-2030, 3230 S Ocean Blvd., La Renaissance Condo Association
Violation of Chapter 74, Section 74-223 of the Town of Palm Beach Code of Ordinances: all ocean front property owners must ensure that no artificial light shall illuminate any area of beach or water that may be used by nesting sea turtles and hatchlings anytime from March 1st until October 31st.
MOTION BY MR. OCHSTEIN TO DISMISS CASE #06-2030.
MOTION SECONDED BY MR. FRIED.
MOTION CARRIED UNANIMOUSLY.
- U Case #06-2031, 3300 S Ocean Blvd., Meridian of Palm Beach Condo Association
Violation of Chapter 74, Section 74-223 of the Town of Palm Beach Code of Ordinances: all ocean front property owners must ensure that no artificial light shall illuminate any area of beach or water that may be used by nesting sea turtles and hatchlings anytime from March 1st until October 31st.
MOTION BY MR. KLEIN THAT THE DEFENDANT IS FOUND IN NON COMPLIANCE, ISSUED A WRITTEN WARNING AND ORDERED TO PAY COSTS IN THE AMOUNT OF \$150.00.
MOTION SECONDED BY MR. RAFFO.
MOTION CARRIED UNANIMOUSLY.

- V Case #2032, 3450 S Ocean Blvd., Patrician of Palm Beach Condo Association
Violation of Chapter 74, Section 74-223 of the Town of Palm Beach Code of Ordinances: all ocean front property owners must ensure that no artificial light shall illuminate any area of beach or water that may be used by nesting sea turtles and hatchlings anytime from March 1st until October 31st.
MOTION BY MR. KLEIN THAT THE DEFENDANT IS FOUND IN NON COMPLIANCE, ISSUED A WRITTEN WARNING AND ORDERED TO PAY COSTS IN THE AMOUNT OF \$150.00.
MOTION SECONDED BY MR. FRIED.
MOTION CARRIED UNANIMOUSLY.

VI **New Business:**

Mr. Raffo raised the question of why the Code Enforcement Board meets at 2:00 on Thursdays. Chairman Hoffman suggested that this discussion take place at the end of the meeting.

VII **Old Business:**

- A Case #06-2003, 2295 So. Ocean Blvd., Harbour House of Palm Beach
Violation of Chapter 42, Section 42-87 of the Town of Palm Beach Code of Ordinances: all exterior walls, doors and windows shall be reasonably free of cracks, painted and shall be kept in sound condition and good repair.

Testimony was heard from Joe Jansen, who addressed the Board on behalf of Harbour House and gave some background of this situation. Harbour House has entered into a letter of intent to proceed with the work. A permit application has been submitted and permit fees have been paid. A proposed construction schedule was supplied to the Board.

David Colston, of Structural Engineering Associates Inc., and Bruce Derkel, General Manager of the Florida branch of Structural Group, Structural Preservation Systems advised the Board that the permit has been applied for. The project is anticipated to begin in mid-October and will take twenty-one months for completion. The project will be done in three phases doing the most critical stacks first. After further discussion, the following motion was made:

MOTION BY MR. KLEIN TO ACCEPT THE COMPLETION SCHEDULE AS SUBMITTED. THE DEFENDANT IS ORDERED TO PROVIDE PROGRESS REPORTS TO THE CODE ENFORCEMENT BOARD ON A BI-MONTHLY BASIS.
MOTION SECONDED BY MR. FRIED.
MOTION CARRIED UNANIMOUSLY.

- B Case #06-1990, 432 Brazilian Avenue, Charles T. Roddy
Violation of Chapter 18, Section 18-242, Subsection 1 104.1.1 of the Town of Palm Beach Code of Ordinances, building permits are required to construct, install, repair, or alter any building or building system. These permits must be obtained prior to the work being commenced.

Mr. Walton requested that Case #'s 06-1990 and 04-1787 be postponed since Mr. Roddy's attorney was unable to reach him.

MOTION BY MR. KLEIN TO POSTPONE CASE #'S 06-1990 AND 04-1787 UNTIL SEPTEMBER 21, 2006.
MOTION SECONDED BY MR. KOEPPPEL.
MOTION CARRIED UNANIMOUSLY.

- C Case #04-1787, 432 Brazilian Avenue, Charles T. Roddy
Violation of Chapter 42, Section 42-86 of the Town of Palm Beach Code of Ordinances: it shall be unlawful and constitute a nuisance for any owner of land within the Town to allow building materials, non-operative boats, automobiles or other such items to accumulate.

MOTION BY MR. KLEIN TO POSTPONE CASE #'S 06-1990 AND 04-1787 UNTIL SEPTEMBER 21, 2006.

MOTION SECONDED BY MR. KOEPPPEL.

MOTION CARRIED UNANIMOUSLY.

VIII Reports:

- A Case #04-1662, 264/270 Seminole Avenue, Sharon Talbot
REPEAT VIOLATION of Chapter 18, Section 18-242, Subsection 1 104.1.1 of the Town of Palm Beach Code of Ordinances: building permits are required to construct, install, repair or alter any building or building system. These permits must be obtained prior to commencing work.

Chief Code Compliance Officer Walton reminded the Board of its actions at the July Code Enforcement Board Hearing. The permits have been applied for and the fines have been paid. Mr. Walton advised the Board that the schedule, as provided, would be unacceptable. Chief Walton requested that the Board order a better schedule be provided at the September Code Enforcement Board Hearing.

MOTION BY MR. KOEPPPEL THAT THE DEFENDANT IS ORDERED TO SUBMIT A MORE COMPREHENSIVE WRITTEN SCHEDULE TO CHIEF CODE COMPLIANCE OFFICER WALTON BEFORE SEPTEMBER 15, 2006.

MOTION SECONDED BY MR. RAFFO.

MOTION CARRIED UNANIMOUSLY.

- B Case #06-1956, 201 El Vedado (fka 680 So. County Rd.), Daniels Brothers, Inc./True 680
Violation of Chapter 18, Section 18-242, Subsection 104.5.1.6, Large Projects, all new or remodel construction projects of 9,000 sq. ft. or more under roof be allowed 27 months.

Chief Code Compliance Officer Walton reminded the Board that Daniels Brothers Inc. was found in non compliance of Town ordinances on January 19, 2006 and recommended that a daily fine in the amount of \$150.00 per day begin on that date and continue until compliance. The maximum fine for a first offense would be \$250.00 per day.

Ron Daniels of Daniels Brothers, Inc. addressed the Board and gave a status report of outstanding inspections. Four specimen trees will be planted Monday allowing a final landscaping inspection on Tuesday. The building final will be the last inspection.

After further discussion, the following motion was made:

MOTION BY MR. KOEPPPEL TO IMPOSE A FINE IN THE AMOUNT OF \$150.00 PER DAY COMMENCING ON AUGUST 1, 2006 AND CONTINUING UNTIL COMPLETION. IF COMPLIANCE IS NOT OBTAINED BY AUGUST 31, 2006 THIS MATTER WILL BE READDRESSSED AT THE SEPTEMBER 21, 2006 CODE ENFORCEMENT BOARD HEARING.

MOTION SECONDED BY MS. DUEMLER.

After further discussion and a roll call vote, the motion failed.

MOTION BY MR. FRIED TO IMPOSE A FINE IN THE AMOUNT OF \$250.00 PER DAY COMMENCING ON AUGUST 1, 2006 AND CONTINUING UNTIL COMPLETION AND A C.O. IS ISSUED.

MOTION SECONDED BY MR. KLEIN.

After further discussion,

MOTION CARRIED WITH MR. KOEPEL OPPOSED.

Mr. Daniels asked if the fine could stop upon final inspection rather than the C.O. and Chief Code Compliance Officer Walton agreed.

- C Case #06-1957, 143 Clarendon Ave., Elias Mgmt & Const, Inc./Robert C. Echele
Violation of Chapter 18, Section 18-242, Subsection 104.5.1.6, Medium Projects, all new or remodel construction projects of 4,000 sq. ft. to 8,999 sq. ft. under roof be allowed 20 months.

Chief Code Officer Walton reported to the Board that this project is on schedule. No motion needed.

- D Case #06-2002, 710 So. Ocean Blvd., Brookshore Ltd
Violation of Chapter 42, Section 42-87 of the Town of Palm Beach Code of Ordinances: all exterior walls, doors and windows shall be reasonably free of cracks, painted and shall be kept in sound condition and good repair and roofs must be maintained in a leak free condition.

Report by Chief Walton that this project is on schedule. No motion needed.

IX Adjournment:

Further discussion took place regarding Mr. Raffo's suggestion of changing the date and/or time of the Code Enforcement Board Hearings. After polling the Board, it was determined the date and time should remain the same.

Mr. Fried commented about the absence policy and the requirement that notification be made the Friday before the meeting in order to be granted an excused absence and requested that the Town Attorney look into a rewording of the ordinance to address this inconsistency.

The meeting was adjourned at 4:00 p.m. without benefit of a motion.

Respectfully Submitted,

Deborah A. Morakis
Recording Secretary