

RESOLUTION NUMBER 24-102

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF EUSTIS, FLORIDA; PROVIDING FOR A REDUCTION OF OUTSTANDING CODE ENFORCEMENT FINES AND RELEASE OF A CODE ENFORCEMENT LIEN RECORDED AGAINST 124 EAST WARD AVENUE UPON SATISFACTION OF CONDITIONS AND FULL PAYMENT OF REDUCED FINE.

WHEREAS, the City of Eustis, Florida established code enforcement fines against the following described property under Case Number 21-00185 against Barbara L. Metz and Richard Phillip Metz Estate, previous property owners, for failing to comply with City Ordinances:

EUSTIS LOTS 3, 4 BLK 103 PB 1 PG 79; and

WHEREAS, the City of Eustis, Florida, a Florida Municipal Corporation, has recorded a Code Enforcement Lien against the subject property, totaling \$102,300; and

WHEREAS, on June 24, 2024, a Petition for Summary Administration was filed with Lake County Clerk of Court for the distribution of the Philip Metz's assets, which an Order was approved on July 29, 2024; and

WHEREAS, On August 2, 2024, a Quit Claim Deed was recorded in public records transferring ownership of the property to EstateCo, LLC as Trustee of the 124 E Ward Ave Land Trust dated June 20, 2024; and

WHEREAS, on October 7, 2024, Kathleen Jensen and Patricia Jensen submitted a fine reduction application requesting that fines be reduced to \$2,000; and

WHEREAS, on October 14, 2024, the Code Enforcement Board approved the request and recommended that the City Commission reduce the fines to \$2,000 upon completion of demolition and payment of the reduced fine within 90 days.

NOW, THEREFORE, BE IT RESOLVED by the City Commission of the City of Eustis, Florida, as follows:

SECTION 1

That the code enforcement fine associated with Code Violation Cases 21-00185 totaling \$102,300 shall be reduced to \$2,000 upon sale of the property to Kathleen Jensen and Patricia Jensen.

SECTION 2

That the City Clerk is hereby authorized to execute Release of Lien for Case 21-00185 upon payment of the reduced fine and completion of the demolition:

SECTION 3

That this action shall become null and void if payment of the reduced fine is not received by February 5, 2025.

DONE AND RESOLVED this 7th day of November 2024, in regular session of the City Commission of the City of Eustis, Florida.

**CITY COMMISSION OF THE
CITY OF EUSTIS, FLORIDA**

Michael L. Holland
Mayor/Commissioner

ATTEST:

Christine Halloran, City Clerk

CITY OF EUSTIS CERTIFICATION

**STATE OF FLORIDA
COUNTY OF LAKE**

The foregoing instrument was acknowledged before me, by means of physical presence, this 7th day of November 2024, by Michael L. Holland, Mayor, and Christine Halloran, City Clerk, who are personally known to me.

Notary Public - State of Florida
My Commission Expires:
Notary Serial No:

CITY ATTORNEY'S OFFICE

This document is approved as to form and legal content, but I have not performed an independent Title examination as to the accuracy of the Legal Description.

City Attorney's Office

Date

CERTIFICATE OF POSTING

The foregoing Resolution Number 24-102 is hereby approved, and I certify that I published the same by posting one copy hereof at City Hall, one copy hereof at the Eustis Memorial Library, and one copy hereof at the Eustis Parks and Recreation Office, all within the corporate limits of the City of Eustis, Lake County, Florida.

Christine Halloran, City Clerk