

134 South Sewall's Point Road

1675

DOG RUN

RECEIVED

1675

Permit No. 1675

FEB 17 1983

Date 2-17-83

APPLICATION FOR A PERMIT TO BUILD A DOCK, FENCE, POOL, SOLAR HEATING DEVICE, SCREENED ENCLOSURE, GARAGE OR ANY OTHER STRUCTURE NOT A HOUSE OR A COMMERCIAL BUILDING

This application must be accompanied by three (3) sets of complete plans, to scale, including a plot plan showing set-backs; plumbing and electrical layouts, if applicable, and at least two (2) elevations, as applicable.

Owner Wick Starn Present Address 134 S. SEWALLS Pt. Rd.

Phone 283-1715

Contractor MARTIN FENCE CO. Address 1125 OLD DIXIE HWY.

Phone 334-0000 LAKE PARK

Where licensed FL License number 0034 ON FILE

Electrical contractor _____ License number _____

Plumbing contractor _____ License number _____

Describe the structure, or addition or alteration to an existing structure, for which this permit is sought: 5 HIGH CHAIN LINK FENCE DOG RUN

SAME. 134 S. SEWALLS Pt. Rd.

State the street address at which the proposed structure will be built: _____

Subdivision ARCHER PARK Lot number 3 Block number _____

Contract price \$ 400. Cost of permit \$ 5.00 PAID cash

Plans approved as submitted _____ Plans approved as marked _____

I understand that this permit is good for 12 months from the date of its issue and that the structure must be completed in accordance with the approved plan. I further understand that approval of these plans in no way relieves me of complying with the Town of Sewall's Point Ordinances and the South Florida Building Code. Moreover, I understand that I am responsible for maintaining the construction site in a neat and orderly fashion, policing the area for trash, scrap building materials and other debris, such debris being gathered in one area and at least once a week, or oftener when necessary, removing same from the area and from the Town of Sewall's Point. Failure to comply may result in a Building Inspector or Town Commissioner "red-tagging" the construction project.

Contractor [Signature]

I understand that this structure must be in accordance with the approved plans and that it must comply with all code requirements of the Town of Sewall's Point before final approval by a Building Inspector will be given.

Owner [Signature]

TOWN RECORD

Date submitted 2/17/83 Approved: [Signature] 2/17/83
Building Inspector Date

Approved: [Signature] 2/18/84 Final Approval given: _____
Commissioner Date Date

Certificate of Occupancy issued (if applicable) _____
Date

SP1282 Fence completed Permit No. _____

Checked Final 3/5/84
Approval of these plans in no way relieves the contractor or builder of complying with the Town of Sewall's Point Ordinances, the South Florida Building Code and the State of Florida Model Energy Efficiency Building Code.

Concrete slab poured without permission and contrary to code.
[Signature]

MARTIN FENCE CO.

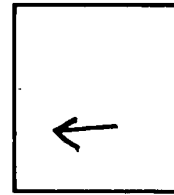
Palm Beach 848-2666
Martin/St. Lucie 334-0000

Serving: Martin, Palm Beach, St. Lucie Counties

1133 OLD DIXIE HWY., LAKE PARK, FLORIDA 33403

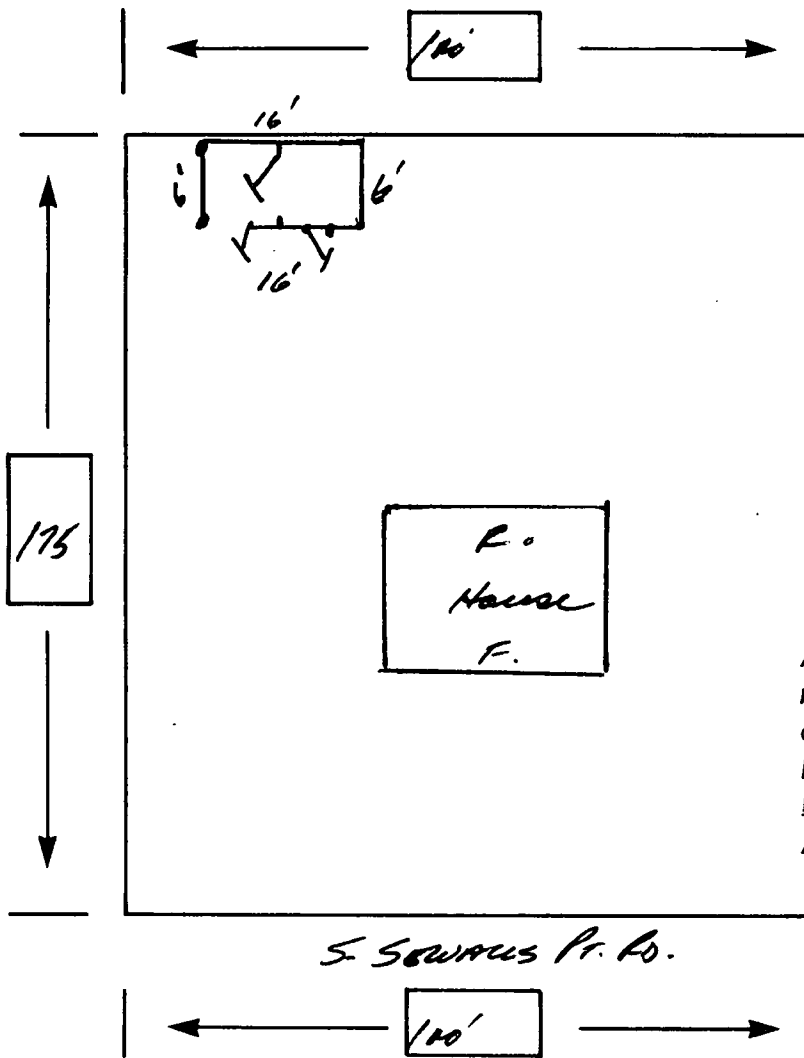
Plans drawn by: C. GREENE

Name of Property Owner: DICK STANER



North Arrow

BUILDING & ZONING ADMINISTRATION Plot Plan



RECEIVED

FEB 17 1984

Aus'd.....

Jan 2/17/84
JS 2/18/84

Approval of these plans in no way
relieves the contractor or builder of
complying with the Town of Seawald
Point's Ordinances, the South Florida
Building Code and the State of Florida
Model Energy Efficiency Building

ST., TERR., AVE., CT., PL.

No Scale

Legal: Lot No. 3 Block No. _____

Subdivision ARCHIPELAGO

Section _____

Plat Book and Page No. _____

- Note:
1. Show existing buildings and additions.
 2. Show distance from property lines to buildings and/or new additions.

MARTIN FENCE CO.

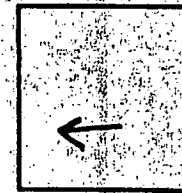
Serving: Martin, Palm Beach, St. Lucie Counties

1133 OLD DIXIE HWY., LAKE PARK, FLORIDA 33403

Palm Beach 848-2666
Martin/St. Lucie 334-0000

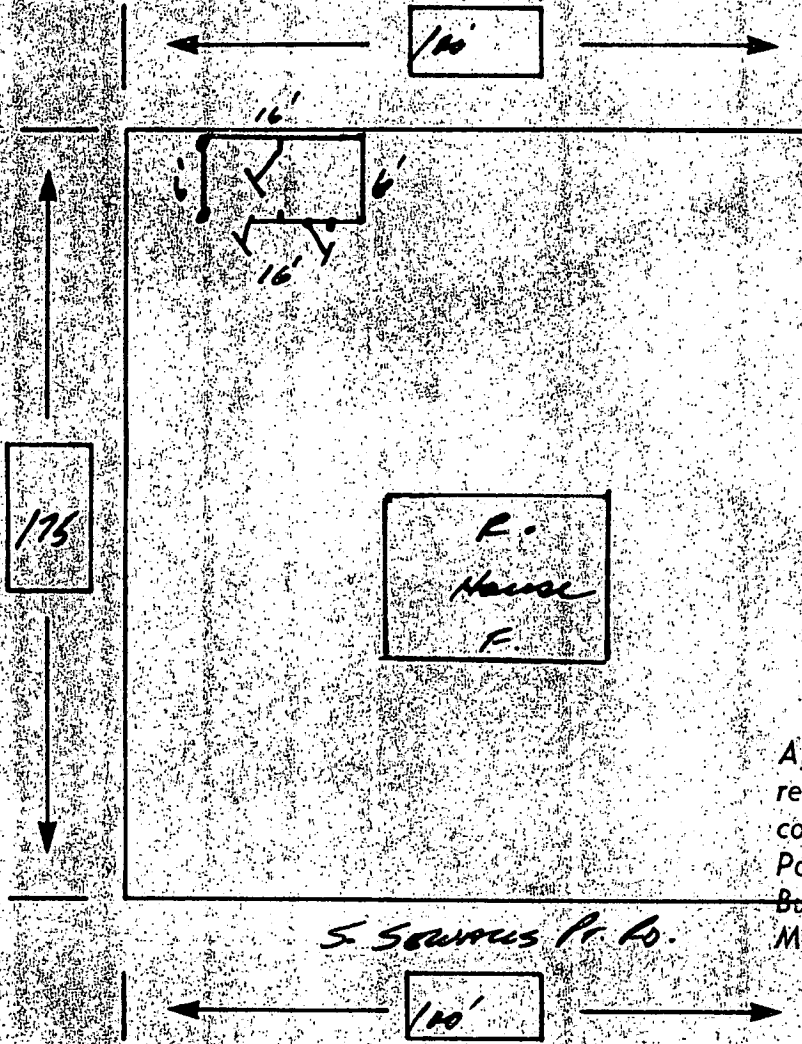
Plans drawn by: C. GREENE

Name of Property Owner: DICK STONER



BUILDING & ZONING ADMINISTRATION Plot Plan

North Arrow



RECEIVED
FEB 17 1984

Ans'd

*John 2/17/84
B. 2/18*

Approval of these plans in no way relieves the contractor or builder of complying with the Town of Sewall Point's Ordinances, the South Florida Building Code and the State of Model Energy Efficiency Building

S. Sewall Pt. Co.

ST. TERR., AVE., CT., PL.

No Scale

Legal: Lot No. 3 Block No. _____

Subdivision ARCHIPELAGO

Section _____

Plat Book and Page No. _____

- Note:
1. Show existing buildings and additions.
 2. Show distance from property lines to buildings and/or new additions.

CORRESPONDENCE

TOWN of SEWALL'S POINT

One South Sewall's Point Road, Sewall's Point, Stuart, Florida 33494

COMMISSIONERS

JOHN C. GUENTHER, Mayor
GILBERT C. STRUBELL, Vice Mayor
MIMI TOWL, Commissioner
CLIFFORD B. DRAKE, Commissioner
ROBERT R. AUNE, Commissioner

TELEPHONE (305) 287-2455

JOAN H. BARROW
Town Clerk
F.J. MATUSZEWSKI
Chief of Police

April 24, 1984

This is to confirm our verbal understanding of April 24.

The slab in your fenced area is non-conforming. You were advised verbally of this about a month ago.

This is a written confirmation. You must either remove the pad or file an application for a zoning variance by May 7. It is understood that the request for variance will include postponement of the hearing until approximately next Thanksgiving.

If you do neither by May 7 we will have to refer this to the Code Enforcement Board.

GC Strubell

PLEASE HAVE MR. STRUBELL CONTACT
MRS STONER IN REGARD TO DOG RUN -
SET BACK REQUIREMENTS - WHETHER DOG RUN
IS A STRUCTURE - CAN TEMPORARY PAVING STONES
OR PATIO CONCRETE BLOCKS BE USED AS FLOOR OF SAME
STONER TELEPHONE # 283-1715

Pete
You better take
care of this.
11-26-85 Joan

CODE ENFORCEMENT BOARD
of the
TOWN OF SEWALL'S POINT, FLORIDA

Report of Violation of Technical
Provisions of the Code of Ordinances

Section I - First Offense

Name(s) of offender(s): MRS DICKINSON STONER

Address: 1 BARK ST.

Address where violation observed if other than above: _____

Violation: Code Section No. Appendix B
4 3 (Give description of violation including date, time and duration of violation):

a concrete slab was laid inside a fenced area
which is on the back property line. No structure is
allowed less than 25 FT from the rear line.
This was originally called to Mr Stoner's attention last
Summer and then after his death to Mrs. Stoner's attention
approve

Date and time violation brought to attention of offender: _____

See above

Action taken by Code Inspector: discussed both Mr & Mrs

Stoner of violation

Response of Offender: filed application for variance with

Bd of zoning adjustments but has taken no action on it

Case No. assigned: _____

(Signature of Code Inspector)

Section II - Second Offense

Any additional names/addresses: _____

Date, time, duration of second offense: _____

continuous from installation of S Lab

Description of second offense: *same as first*

Action taken by Code Inspector and response of alleged offender:

Date and time citation issued (attach copy to this report):

(Signature of Code Inspector)

Section III - Third Offense

Names and addresses if any difference: _____

Date, time and duration of third offense: continuous since installation
of slab last April

Date and time brought to attention of offender: April 24, 1984 AM

Any additional information regarding violation, extenuating circumstances, offender's response:

A certified letter was sent to Mrs. Stoner giving her fourteen days to correct
the violation. Mrs. Stoner signed for the letter on March 5, 1985. She has
not responded.

Action taken by Code Inspector: third violation issued 3/20/85

GC Strubell
(Signature of Code Inspector)

Section IV - Referral to Code Enforcement Board

Sworn affidavit by Code Inspector(s) as to the above report and referral to Code Enforcement Board

AFFIDAVIT

STATE OF FLORIDA, COUNTY OF MARTIN, TOWN OF SEWALL'S POINT

In the name of the Town of Sewall's Point, Florida: The undersigned certifies that he has just and reasonable grounds to believe, and does believe that:

On the 3rd day of April, 1985, at 9:30 a.m.,
Claudia Stoner whose address is 134 South
Sewall's Point Road, at (location) Lot 3 Archipelago,
in the Town of Sewall's Point, Florida, committed the following
offense(s):

1. A concrete slab was laid inside a fenced area which in on the back property line. No structure is allowed less than 25' from the rear line.
2. _____

In violation of Town of Sewall's Point Code of Ordinances Section(s) B, C 3, or in violation of Section(s) _____ of the Ordinances of the Town of Sewall's Point.

Additional information re violation(s):

This was originally called to Mr. Stoner's attention last spring and then, after his death, to Mrs. Stoner's attention.

I swear the above and attached statements are true and correct to the best of my knowledge and belief.

L. Louis J. ...

SWORN TO AND SUBSCRIBED BEFORE ME THIS 3rd DAY OF April,
1985.

John H. ...
Notary Public
State of Florida
My commission expires:

Notary Public, State of Florida
My Commission Expires Nov. 16, 1986
Bonded thru Troy Farm Insurance, Inc.

who acknowledged before me that he executed the foregoing Order for the purposes therein expressed.

IN WITNESS WHEREOF, I have hereunto set my hand and seal on this ____ day of _____, 1985.

(NOTARY SEAL)

Notary Public

My Commission Expires:

CODE ENFORCEMENT BOARD
of the
TOWN OF SEWALL'S POINT, FLORIDA

Report of Violation of Technical
Provisions of the Code of Ordinances

Section I - First Offense

Name(s) of offender(s): Mrs. Dickenson Stoner

Address: 134 South Sewall's Point Road, Stuart, Florida 33494

Address where violation observed if other than above: _____

Violation: Code Section No. Appendix B, G 3 (Give description of violation including date, time and duration of violation):

A concrete slab was laid inside a fenced area which is on the back property line. No structure is allowed less than 25' from the rear line. This was originally called to Mr. Stoner's attention last spring and then, after his death, to Mrs. Stoner's attention.

Date and time violation brought to attention of offender: _____

see above

Action taken by Code Inspector: Advised both Mr. and Mrs. Stoner of violation.

Response of Offender: Filed application for variance with Board of Zoning Adjustment but has taken no action on it.

Case No. assigned: _____

(Signature of Code Inspector)

DICKENSON STONER
134 SOUTH SEWALLS POINT ROAD
STUART, FLORIDA 33494
PHONE: (305) 283-1715

March 2, 1984

Sewalls Point Building Dept.
Sewalls Point, Fla.

To whom it may concern,
We are hoping to obtain a variance
for concrete pad in dog run.

Enclosed is a site plan showing
our lot, and location of structure.

The concrete pad would be blended
into existing concrete bulkhead, and
because of mangrove is not visible
from the water.

We would greatly appreciate permission
to put a concrete pad as a floor
in our dog run.

Sincerely,

Claudia + Dickenson Stoner

APPLICATION TO
THE TOWN OF SEWALL'S POINT
BOARD OF ZONING ADJUSTMENT

PLEASE TYPE OR PRINT

I, Dickenson Stoner of
Name of Applicant

134 South Sewall's Point Road - Stuart, Florida 33494

City

State

Zip Code

do hereby make application to the Town of Sewall's Point Board of Zoning Adjustment on the following property legally described as:

Lot 3, Block -, Subdivision Archipelago s.d.,
according to map or Plat Book 4, Page 48, Section ,
Township South, Range East, of the public records of
Martin County, Florida, or property otherwise described as metes and bounds.
(Please include current street address) (long legal description may be attached
separately)

134 South Sewall's Point Road

for the purpose of a variance re: a concrete slab that is in the setback area
(indicate the specific section of Zoning Regulations, Zoning
Resolution, Zoning Ordinance)

Section G, page 951; Appendix B, Zoning, G-3

Variances

To authorize upon appeal such variance from the terms of zoning ordinance as will not be contrary to the public interest when, owing to special conditions, a literal enforcement of the provisions of the zoning ordinance would result in unnecessary and undue hardship.

In order to authorize a variance, an application must be submitted which demonstrates:

1. That special conditions and circumstances exist which are peculiar to the land, structure, or building involved and which are not applicable to other lands, structures, or buildings in the same zoning district;
2. That the special conditions and circumstances do not result from the actions of the applicant;
3. That granting the variance requested will not confer on the applicant any special privilege that is denied by this ordinance to other lands, buildings, or structures in the same zoning district;
4. That literal interpretation of the provisions of the ordinance would deprive the applicant of rights commonly enjoyed by other properties in the same zoning district under the terms of the ordinance and would work unnecessary and undue hardship on the applicant;
5. That the variance granted is the minimum variance that will make possible the reasonable use of the land, building or structure;
6. That the grant of the variance will be in harmony with the general intent and purpose of the ordinance and that such variance will not be injurious to the area involved or otherwise detrimental to the public welfare.

In granting any variance, the board of adjustment may prescribe appropriate conditions and safeguards in conformity with this ordinance. Violation of such conditions and safeguards, when made a part of the terms under which the variance is granted, shall be deemed a violation of the ordinance.

The board of adjustment may prescribe a reasonable time limit within which the action for which the variance is required shall be begun or completed or both.

No non-conforming use of the neighboring lands, structures or buildings in the same district and no permitted use of lands, structures or buildings in other districts shall be considered grounds for the issuance of a variance.

Notice of Public Hearing shall be posted on the property for which the variance

is sought and upon the Town Hall bulletin board, Notice shall be published at least eighteen (18) days prior to the public hearing in the Jensen Beach Mirror, or other newspaper of general circulation printed in Martin County, and Notice shall be sent by certified mail, return receipt requested, by applicant and at applicant's expense, to owners of record of real property located within three hundred (300) feet of any part of the real property involved in said request, with the mailing of said notices being at least eighteen (18) days prior to the date of the hearing.

This certifies that the above statement is correct and accurate. It is also certified that existing deed restrictions or covenants on this property will be adhered to and that if this request is granted, all necessary permits will be obtained and that all order, codes, conditions, rules, regulations and ordinances pertaining to the use of the above described property will be complied with. It is further certified that I have read the instructions on the attached sheet and fully understand the conditions set forth and will comply fully with them knowing that failure to comply or omission thereof may result in no action being taken by the Board.

Dick Stov
(Signature of Applicant or Attorney)

April 24, 1984
(Date)

DO NOT WRITE BELOW THIS LINE

Date Application Filed 4-24-84

check # 427
\$ 75.00

Checked for completeness by _____ Date _____

Date copies to Board and Commissioners _____

Date sign posted _____ Checked by _____

Legal Notice published - Date _____ Paper _____

Letters to nearby owners checked - Date _____ By _____

Date of Public Hearing _____

Disposition of Case - Approved _____ Not Approved _____

Resolution Signed - Date _____ Not Required _____

Follow up date if approval was conditional _____

Follow up date entered in Town calendar - Date _____ By _____

Copies of Board Chairman's report to Commissioners - Date _____

Closed File _____

TOWN of SEWALL'S POINT

One South Sewall's Point Road, Sewall's Point, Stuart, Florida 33494

COMMISSIONERS

JOHN C. GUENTHER, Mayor
GILBERT C. STRUBELL, Vice Mayor
MIMI TOWL, Commissioner
CLIFFORD B. DRAKE, Commissioner
ROBERT R. AUNE, Commissioner

TELEPHONE (305) 287-2455

JOAN H. BARROW
Town Clerk
F.J. MATUSZEWSKI
Chief of Police

January 29, 1985

Mrs. Dickenson Stoner
1 Baku Street
Sewall's Point
Stuart, Florida 33494

Dear Mrs. Stoner:

Last fall you said that you intended to petition the Board of Zoning Adjustment for a variance for the slab in the corner of your property. You said you would be down in February to accomplish this. Will you please advise when we can schedule a meeting of the Board.

Sincerely,

G C Strubell

Gilbert C. Strubell,
Building Commissioner,
TOWN OF SEWALL'S POINT

GCS:jb

*As we have had no reply to my letter of Jan 29
I am proceeding with Code enforcement board procedures.
I enclose the written notice of a second violation.*

TOWN of SEWALL'S POINT

One South Sewall's Point Road, Sewall's Point, Stuart, Florida 33494

COMMISSIONERS

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GILBERT C. STRUBELL, Vice Mayor
MIMI TOWL, Commissioner
CLIFFORD B. DRAKE, Commissioner
ROBERT R. AUNE, Commissioner

TELEPHONE (305) 287-2455

JOAN H. BARROW
Town Clerk
F.J. MATUSZEWSKI
Chief of Police

February 19, 1985

Mrs. Dickenson Stoner
80 River Edge Farms Road
Madison, Connecticut 06443

Dear Mrs. Stoner:

As we have had no reply to my letter of January 29, 1985, I am proceeding with Code Enforcement Board procedures. I enclose the written notice of second violation and my affidavit regarding the violation.

Sincerely,



G. C. Strubell, Building Commissioner
TOWN OF SEWALL'S POINT

GCS:jb
Enclosures:

DOUGLAS K. SANDS, P.A.

Attorney at Law

P. O. BOX 287
STUART, FLORIDA 33495
TELEPHONE (305) 287-3930

February 19, 1985

Mrs. Dickenson Stoner
80 River Edge Farms Road
Madison, CT 06443

CERTIFIED MAIL

Dear Mrs. Stoner:

This office represents the Board of Zoning Adjustment for the Town of Sewall's Point. In the Spring of 1984, specifically April 24, 1984, your husband filed an application with the Board for a variance regarding the concrete slab dog run at your home in Sewall's Point. He had been notified that the slab was in violation of the set-back requirements, but requested that Code Enforcement Board action be held in abeyance pending a hearing before the Board of Zoning Adjustment.

At the time he applied for the variance, he indicated he would be gone from the area during the Summer months, and requested that it be reconsidered in the Fall of 1984.

I understand that your husband passed away last Fall, and please accept my sympathies and condolences. We would like to conclude this case, however, and having had no indication from you of your desire as to pursuing the matter before the Board of Zoning Adjustment, it is necessary that some action be taken.

Rather than schedule this matter for a hearing which is inconvenient for you, or take such further action as you may not wish, it would seem appropriate at this point that you give some indication as to your wishes. Accordingly, to make the matter administratively convenient, we will hold the case open until March 1, 1985. If we have not received some indication from you, either by telephone or mail, that you wish the matter to proceed to hearing, and a convenient time in the not too distant future for such a hearing, we will dismiss the case administratively, and the case file will be closed.

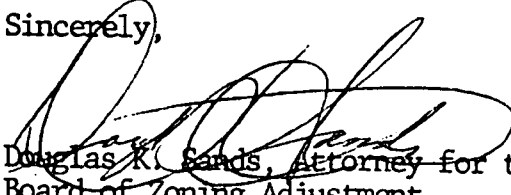
Accordingly, if you wish no further action to occur on this variance request before the Board of Zoning Adjustment, you need not take any action at all, and the matter will be automatically dismissed. On the other hand, if you wish to bring this matter to a hearing before the Board of Zoning Adjustment, please contact this office no later than March 1, 1985.

Mrs. Dickenson Stoner .

February 19, 1985
Page Two

Thank you for your cooperation.

Sincerely,



Douglas K. Sands, Attorney for the
Board of Zoning Adjustment
Town of Sewall's Point

DKS:bah

cc: Joan Barrow, Town Clerk
G. Douglas Reed, Chairman, Board of Zoning Adjustment

Certified No. P 408 686 624

TOWN *of* SEWALL'S POINT

One South Sewall's Point Road, Sewall's Point, Stuart, Florida 33494

COMMISSIONERS

JOHN C. GUENTHER, Mayor
GILBERT C. STRUBELL, Vice Mayor
MIMI TOWL, Commissioner
CLIFFORD B. DRAKE, Commissioner
ROBERT R. AUNE, Commissioner

TELEPHONE (305) 287-2455

JOAN H. BARROW
Town Clerk
F.J. MATUSZEWSKI
Chief of Police

March 20, 1985

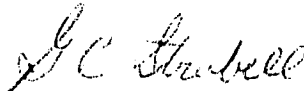
Mrs. Dickenson Stoner
80 River Edge Farms Road
Madison, CT 06443

Dear Mrs. Stoner:

As we have heard nothing from you since the second notice of violation was sent to you, we are now issuing the third notice of violation and referring it to the Code Enforcement Board.

Sincerely,

TOWN OF SEWALL'S POINT



Gilbert C. Strubell, Vice Mayor
Building Commissioner

GCS:jb

Enclosures:

cc: Gary Sweet, Attorney for Code Enforcement Board

BEFORE THE CODE ENFORCEMENT
BOARD OF THE TOWN OF SEWALL'S
POINT, MARTIN COUNTY, FLORIDA

NOTICE OF HEARING

STATE OF FLORIDA, COUNTY OF MARTIN, TOWN OF SEWALL'S POINT

In the name of the Town of Sewall's Point, Florida:

TO: Mrs. Dickenson Stoner

Name
134 South Sewall's Point Road

Street Address

Town of Sewall's Point, Florida 33457

YOU ARE HEREBY NOTIFIED that a hearing will be held before the Code Enforcement Board of the Town of Sewall's Point, Martin County, Florida, at 1 South Sewall's Point Road, Sewall's Point, on the 18th day of April, 1985, at 7:30 P.M., or as soon thereafter as may be heard, to hear the complaint of the Town of Sewall's Point against you as alleged violator of the Town of Sewall's Point Code of Ordinances, as is more particularly described in the copy of the Affidavit attached hereto. You may appear in person, with counsel, should you so desire.

The hearing shall be conducted in accordance with the Rules and Regulations of the Code Enforcement Board, a copy of which is obtainable at the Town Hall, 1 South Sewall's Point Road, Sewall's Point, Florida.

YOU ARE HEREBY ADVISED THAT THE NATURE OF THIS PROCEEDING COULD RESULT IN A LIEN BEING PLACED UPON YOUR PROPERTY WHICH MAY BE FORECLOSED SHOULD THE LIEN NOT BE SATISFIED. PLEASE GOVERN YOURSELF ACCORDINGLY.

Joan Barrow

Joan Barrow, Town Clerk
Town of Sewall's Point, Florida

TOWN of SEWALL'S POINT

One South Sewall's Point Road, Sewall's Point, Stuart, Florida 33494

COMMISSIONERS

JOHN C. GUENTHER, Mayor
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MIMI TOWL, Commissioner
CLIFFORD B. DRAKE, Commissioner
ROBERT R. AUNE, Commissioner

TELEPHONE (305) 287-2455

JOAN H. BARROW
Town Clerk
F.J. MATUSZEWSKI
Chief of Police

April 3, 1985

Code Enforcement Board Members:

Stephen E. Bohner
Earl R. Crawford
Terrence A. Freeman
Harold W. Price
Dorothy D. Roche
Edmond R. Villa

Lady and Gentlemen:

A meeting of the Code Enforcement Board has been scheduled for Thursday, April 18, 1985 at 7:30 PM at the Town Hall. The purpose of this meeting is to consider the case of Mrs. Dickenson Stoner, 134 South Sewall's Point Road.

On February 17, 1984, building permit # 1675 was issued to Dickenson Stoner for a 6' x 16' fenced enclosure on the rear property line of Lot 3 Archipelago. In checking the installation, the building inspector found that a concrete slab had been poured in the fence enclosure area without a permit. The slab is contrary to the Code, Section B, G-3.

Mr. Stoner was notified and on April 24, 1984 he applied to the Board of Zoning Adjustment for a variance. The variance hearing was postponed until fall, at his request, as he was going to his home in Connecticut for the summer. During the summer Mr. Stoner died.

Sometime in the fall of 1984, the building inspector and I talked to Mrs. Stoner. She said she was aware of the violation and intended to proceed to the Board of Zoning Adjustment. She asked that the hearing be postponed as she was only in Sewall's Point for a few days at that time.

On January 29, 1985 I wrote to Mrs. Stoner and asked when we could schedule a meeting of the Board of Zoning Adjustment. I received no reply.

Douglas Sands, attorney for the Board of Zoning Adjustment, notified Mrs. Stoner on February 19, 1985 that he was cancelling the BZA hearing unless he heard from her by March 1. He heard nothing from her.

Since that time we have proceeded with the necessary steps for the Code Enforcement Board. Mrs. Stoner received the second notice of violation on March 5, 1985. On March 30, 1985 she was notified that the violation was being referred to the Code Enforcement Board for action.

Gilbert C. Strubell
to
Code Enforcement Board

-2-

All necessary documents relating to this case are on file at the Town Hall and can be inspected at any time.

Thank you for your cooperation. Kindly notify the Town Clerk if you are unable to be present on the 18th.

Sincerely,

TOWN OF SEWALL'S POINT

Gilbert C. Strubell, Building Commissioner

GCS:jb

cc: Gary Sweet, Code Enforcement Board Attorney

DOUGLAS K. SANDS, P.A.

Attorney at Law

P. O. BOX 287
STUART, FLORIDA 33495
TELEPHONE (305) 287-3930

Vice Mayor
Please return
this to me after
you have read it.
Thanks,
Joan

April 15, 1985

JS
4/22

Lawrence S. Smith, Esq.
Thurlow, Smith & Rutland, P.A.
17 East 7th Street
P.O. Box 106
Stuart, Fla. 33495-0106

Re: Sewall's Point Board of Zoning Adjustment:
Variance Application by Richard Stoner

Dear Larry:

In March, 1984, Mr. Richard Stoner made an application for an after the fact variance for his 8' x 12' concrete dog slab placed on the rear of his home in violation of Sewall's Point set-back ordinances. He requested a deferral of the hearing pending his return to Florida as he was leaving Florida in April of 1984. That request was granted.

I understand that Mr. Stoner died last Fall of 1984, and that you represent his estate. As we had not heard anything on this matter in some time, on February 19th I wrote a letter to his widow, Mrs. Stoner, requesting that she notify me as to whether she wanted any further action taken on the variance application. The idea was to administratively dismiss the application if no further action was to be taken by the Board of Zoning Adjustment. I enclose a copy of that letter for your information.

Mrs. Stoner called my office on April 12th, and it was during our conversation that I learned for the first time that you represented the estate of her deceased husband. She indicated that she could not come to Florida at this time, and appeared to be confused as to the item in question. She seemed to feel that it was the fence for which her husband had obtained a permit. I explained to her that, while her husband obtained a permit for the fence, it was the concrete dog run that was in question, not the fence.

I suggested that she contact you for direction in this matter. I also indicated that she could appoint you as her representative to legally appear before the Board of Zoning Adjustment if that was her desire, and not make a personal appearance if she did not wish to do.

Based on my conversation with Mrs. Stoner on April 12th, we will continue to maintain the variance application in an open and pending status for an additional 30 days. If Mrs. Stoner or you as her legal representative have not requested a hearing to be set in this matter within this time, it will be my recommendation that the Board of Zoning Adjustment administratively dismiss the application. It would then be necessary for Mrs. Stoner to file a new application in the future should she desire to pursue the matter further with the Board of Zoning Adjustment. For your information, our lead time for establishing a hearing is normally three to four weeks to allow time for publication of the notice of hearing, and to give the applicant an opportunity to notify the surrounding property owners within 300 feet by registered mail and obtain receipts therefore of the date of hearing. In the event you wish to set this for hearing, contact my office and we will coordinate a mutually convenient date.

Mrs. Stoner's immediate problem, however, appears to lie with the Code Enforcement Board of the Town, rather than the Board of Zoning Adjustment. As you know, the mere filing of an application for a variance with the Board of Zoning Adjustment does not automatically stay the operation of the enforcement arm of the town for violations. As a matter of courtesy to Mr. Stoner last year, the Code Enforcement Board deferred any activity while the application was pending, however, it is my understanding at this time that a hearing has been set before the Code Enforcement Board in the next week coming for purposes of a review of this matter and possibly levying a penalty for the violation. The attorney for the Code Enforcement Board is Gary Sweet with Tom Warner's office, and you may wish to contact him for further information.

When you have had an opportunity to consult with your client, I would appreciate a call, so that we may bring this matter to some resolution.

Sincerely,



Douglas K. Sands

DKS:bah
Encl.

cc: Joan Barrow, Town Clerk ✓
G. Douglas Reed, Chairman, Board of Zoning Adjustment

TOWN of SEWALL'S POINT

One South Sewall's Point Road, Sewall's Point, Stuart, Florida 33494

COMMISSIONERS

JOHN C. GUENTHER, Mayor
GILBERT C. STRUBELL, Vice Mayor
MIMI TOWL, Commissioner
CLIFFORD B. DRAKE, Commissioner
ROBERT R. AUNE, Commissioner

TELEPHONE (305) 287-2455

JOAN H. BARROW
Town Clerk
F.J. MATUSZEWSKI
Chief of Police

April 24, 1984

This is to confirm our verbal understanding of April 24.

The slab in your fenced area is non-conforming. You were advised verbally of this about a month ago.

This is a written confirmation. You must either remove the pad or file an application for a zoning variance by May 7. It is understood that the request for variance will include postponement of the hearing until approximately next Thanksgiving.

If you do neither by May 7 we will have to refer this to the Code Enforcement Board.

G C Strubell

TOWN *of* SEWALL'S POINT

One South Sewall's Point Road, Sewall's Point, Stuart, Florida 33494

COMMISSIONERS

JOHN C. GUENTHER, Mayor
GILBERT C. STRUBELL, Vice Mayor
MIMI TOWL, Commissioner
CLIFFORD B. DRAKE, Commissioner
ROBERT R. AUNE, Commissioner

TELEPHONE (305) 287-2455

JOAN H. BARROW
Town Clerk
F.J. MATUSZEWSKI
Chief of Police

April 15, 1985

Code Enforcement Board Members:

Stephen E. Bohner
Earl R. Crawford
Terrence A. Freeman
Harold W. Price
Dorothy D. Roche
Edmond R. Villa

Lady and Gentlemen:

The Code Enforcement Board meeting scheduled for April 18, has been postponed until Thursday, May 23, 1985. This has been done at the request of Mrs. Stoner's attorney.

Please call the Town Hall if you are unable to attend.

Sincerely,

TOWN OF SEWALL'S POINT

G. C. Strubell, Vice Mayor

GCS:jb

May 1, 1985

Zoning Board of Sewall's Point
1 Sewall's Point Road
Stuart, Florida 33494

Dear Board Members,

My attorney, Lawrence Smith, tells me that you have extended the zoning hearing to May 23rd. Thank you, I do appreciate the consideration. I needed the extra time to give this matter some thought.

As I have told many of you with whom I have talked long distance, I have no money, and no time to take away from business right now. It would help me a great deal if you would allow me to remove the fence by sawing it from the concrete slab and covering the slab with sod. An excellent solution to an otherwise messy & very expensive problem, suggested both by Mr. Crawford & Mr. Strubell. It would save me from having to jackhammer that 4 inches of concrete from the

yard and probably endangering the sea wall and disturbing the mangroves.

The other concession I ask is that you please let me attend to this matter in November of this year. I have the closing on my Connecticut home August 15th, at which time I will, at last, have some money. And I know you can understand my reluctance in having the work done without my being there to oversee it.

Since I normally come to Florida in mid November, I promise to have this matter disposed of as soon as I can get it done after my arrival.

Thank you for any consideration in my behalf. I look forward to hearing of your decision.

Very truly yours,
Claudia Stoner

cc Lawrence Smith
Douglas K. Sands

TOWN *of* SEWALL'S POINT

One South Sewall's Point Road, Sewall's Point, Stuart, Florida 33494

COMMISSIONERS

JOHN C. GUENTHER, Mayor
GILBERT C. STRUBELL, Vice Mayor
MIMI TOWL, Commissioner
CLIFFORD B. DRAKE, Commissioner
ROBERT R. AUNE, Commissioner

TELEPHONE (305) 287-2455

JOAN H. BARROW
Town Clerk
F.J. MATUSZEWSKI
Chief of Police

May 21, 1985

Code Enforcement Board Members:

Stephen E. Bohner
Earl R. Crawford
Terrence A. Freeman
Harold W. Price
Dorothy D. Roche
Edmond R. Villa

Lady and Gentlemen:

This is to remind you of The Code Enforcement Board Meeting--Thursday, May 23, 1985, 7:30 P.M. at the Town Hall--concerning the Variance Application of Richard Stoner. Material concerning this meeting was previously sent to you. If you are unable to attend please call the Town Clerk.

Sincerely,

TOWN OF SEWALL'S POINT

G. C. Strubell, Vice Mayor

GCS:dr

TOWN of SEWALL'S POINT

One South Sewall's Point Road, Sewall's Point, Stuart, Florida 33494

COMMISSIONERS

JOHN C. GUENTHER, Mayor
GILBERT C. STRUBELL, Vice Mayor
MIMI TOWL, Commissioner
CLIFFORD B. DRAKE, Commissioner
ROBERT R. AUNE, Commissioner

TELEPHONE (305) 287-2455

JOAN H. BARROW
Town Clerk
F.J. MATUSZEWSKI
Chief of Police

May 23, 1985

Code Enforcement Bd. met
5 members present

decided

① there was a violation of
Code No - Appendix B G 3
- unanimous decision

② she was given until
July 15th to rectify the
matter
- remove the slab
- unanimous decision

Crawford made chairman
Bohner " vice "

D. R.

WARNER, FOX & SEELEY
ATTORNEYS, P.A.
1000 S. FEDERAL HIGHWAY
P.O. DRAWER 6
STUART, FLORIDA 33495-0006
(305) 287-4444

THOMAS E. WARNER
M. LANNING FOX
ROBERT L. SEELEY
GARY L. SWEET
LYNN F. CHANDLER

PORT ST. LUCIE OFFICE
8507 SOUTH FEDERAL HIGHWAY
PORT ST. LUCIE, FLORIDA 33452
(305) 878-3814

PLEASE REPLY TO: Stuart
Our File: S123-S36

May 24, 1985

Ms. Joan Barrow, Clerk
Town of Sewall's Point
One South Sewall's Point Road
Sewall's Point, Stuart, Florida 33494

RE: Mrs. Dickenson Stoner, a/k/a Claudia Stoner

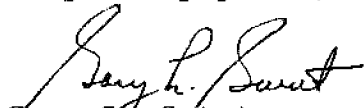
Dear Joan:

Enclosed please find an order reflecting the results of the Code Enforcement Board Meeting held May 23, 1985. Kindly arrange to have Chairman Crawford review it and sign it at his convenience.

At that point I would suggest that it be served upon Mrs. Stoner by either Registered Mail or Certified Mail - Return Receipt Requested.

Please call if you have any questions.

Very truly yours,


Gary L. Sweet

GLS/sfm

Enclosure

TOWN *of* SEWALL'S POINT

One South Sewall's Point Road, Sewall's Point, Stuart, Florida 33494

COMMISSIONERS

JOHN C. GUENTHER, Mayor
GILBERT C. STRUBELL, Vice Mayor
MIMI TOWL, Commissioner
CLIFFORD B. DRAKE, Commissioner
ROBERT R. AUNE, Commissioner

TELEPHONE (305) 287-2455

JOAN H. BARROW
Town Clerk
F.J. MATUSZEWSKI
Chief of Police

TO: All Members of Code Enforcement Board

FROM: Earl R. Crawford, Chairman

RE: Claudia Stoner

There will be an emergency meeting of the Code Enforcement Board on Tuesday, July 2, 1985 at 7:30 PM at the Town Hall. Please call Joan at the Town Hall if you are unable to attend.

WARNER, FOX & SEELEY
ATTORNEYS, P.A.
1000 S. FEDERAL HIGHWAY
P.O. DRAWER 6
STUART, FLORIDA 33495-0006
(305) 287-4444

THOMAS E. WARNER
M. LANNING FOX
ROBERT L. SEELEY
GARY L. SWEET
LYNN F. CHANDLER

PORT ST. LUCIE OFFICE
8507 SOUTH FEDERAL HIGHWAY
PORT ST. LUCIE, FLORIDA 33452
(305) 878-3814

PLEASE REPLY TO: Stuart

July 8, 1985

Ms. Joan Barrow, Town Clerk
Town of Sewall's Point
One South Sewall's Point Road
Stuart, Florida 33494

Dear Joan:

Enclosed please find an order reflecting the results of the emergency meeting of the Code Enforcement Board held on July 2, 1985. Kindly arrange to have Chairman Crawford review it and sign it at his convenience.

After it has been signed, I would suggest that it be served upon both Mrs. Stoner and attorney Leonard Rutland by registered or certified mail, return receipt requested.

Please call if you have any questions.

Very truly yours,


Gary L. Sweet

OK 7-16-85

GLS:cst
Enclosure

TOWN OF SEWALL'S POINT
(CODE ENFORCEMENT BOARD)

TOWN OF SEWALL'S POINT)
)
vs.)
)
CLAUDIA STONER,)
)
 Defendant.)
_____)

ORDER EXTENDING TIME FOR COMPLIANCE

THIS CAUSE came on to be heard on an emergency basis before the Town of Sewall's Point Code Enforcement Board (hereafter Board), on Tuesday, July 2, 1985, and the Board having heard the presentation presented on behalf of CLAUDIA STONER, does hereby find and determine as follows:

1. That due to Mrs. Stoner's financial condition and absence from the area, she is apparently unable to comply with the July 15, 1985, deadline previously imposed by this Board in connection with the removal of the concrete slab from the rear set-back area.

2. Mrs. Stoner expects to close the sale of a piece of real estate in Connecticut in mid-August, and she expects to be back in Sewall's Point by mid-November, 1985.

3. Mr. Leonard Rutland, counsel for Mrs. Stoner, represented to the Board that Mrs. Stoner would have the slab removed by the end of November, 1985. Accordingly, it is hereby

ORDERED AND ADJUDGED that the previously imposed deadline of July 15, 1985, is hereby extended to December 1, 1985. It is further

ORDERED AND ADJUDGED that Mrs. Stoner shall have until December 1, 1985, within which to correct the previously determined violation by causing the slab to be removed from the rear yard set-back area.

DONE AND ORDERED this 15th day of July, 1985.

TOWN OF SEWALL'S POINT

BY: Earl R Crawford
Chairman
Code Enforcement Board

STATE OF FLORIDA

COUNTY OF MARTIN

The foregoing instrument was acknowledged before me this 15th day of July, 1985, by EARL R. CRAWFORD, as Chairman of the Code Enforcement Board of the Town of Sewall's Point, Florida, on behalf of the Board.

(NOTARY SEAL)

Joan H. Barrow

I am a Notary Public of the State of Florida and my commission expires:

Notary Public, State of Florida
My Commission Expires Nov. 16, 1986
Bonded thru Troy Fain - Insurance, Inc.

2082

REMODEL

TOWN OF SEWALL'S POINT, FLORIDA
APPLICATION FOR A PERMIT TO BUILD A HOUSE OR COMMERCIAL BUILDING

PERMIT NUMBER 2082 DATE OF APPLICATION 9-3-87

To obtain this permit, the following are required:

1. Florida certification of builder and sub-contractors.
2. Certificate of insurance from contractor or owner/builder re: liability + workers' comp.
3. Two sets of building plans which must include: a) 1/4" scale building drawings, b) plot plan, c) foundation plan, d) floor plans, e) wall + roof cross-sections, e) plumbing, electrical + air conditioning layouts, f) at least two elevations
4. Recorded warranty deed to the property
5. Septic tank permit + one set of plans with Martin Co. Health Dept. seal
6. Energy code calculations
7. Notarized copy of attached affidavit re: removal of nuisance trees
8. Tree removal permit (for trees other than # 7 above)
9. Certificate of elevation from licensed surveyor + determination of flood zone
10. Amount of fill anticipated - rough sketch showing extent of fill on lot
11. Manufacturer's schedule of windows

Owner Jon & Martha Stouky Current Address 134 S. Sewall's Point Road
Telephone 283-6721 Stuart, FL 34994

General Contractor The Seawind Group, Inc. Address 10 Central Park Way, Suite 312
Telephone 288-1770 Stuart, FL 34997

Where Licensed State Certified General Contractor License Number CGC005916

Plumbing Contractor South Park Plumbing License Number 0049

Electrical Contractor Waters Electric License Number ME0028

Roofing Contractor JA Taylor & Associates License Number CCC035624

A/C Contractor Environmental Control Technology License Number CAC016212

Describe the building or alteration to existing building Interior modification & Addition to exterior

Name the street on which the building, its front building line and its front yard will face
134 S. Sewall's Point Road Subdivision Archipelago Lot 3 Block N/A

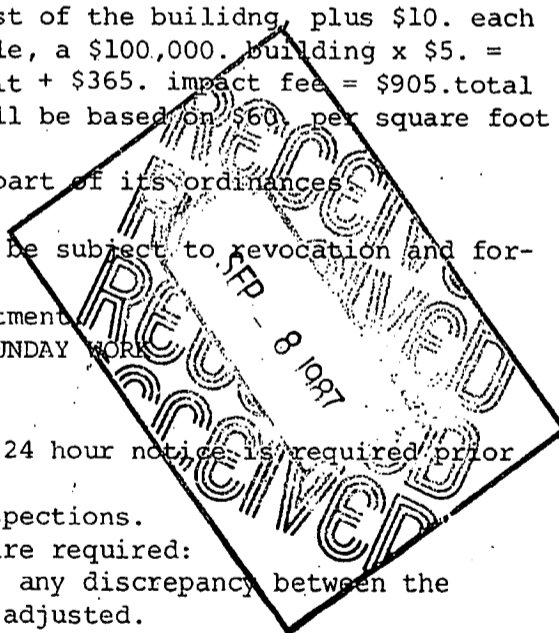
Building area (inside walls) 2,514 SF Garage, carport, porch area 483 SF

Contract price (excluding carpet, land, appliances, landscaping) \$ 75,000.00

Cost of permit \$ 375.00 Plans approved as submitted or, as marked

In addition, the following are understood by owner and contractor:

1. Building area inside walls must be a minimum of 1,500 square feet.
2. Building permit fees are \$5. per thousand dollars of the cost of the building, plus \$10. each for plumbing, electric, airconditioning and roofing. For example, a \$100,000. building x \$5. = \$500. plus \$40. (a.c., pl., el., and roof) = \$540. cost of permit + \$365. impact fee = \$905. total
3. If no contract is submitted as proof of cost, the permit will be based on \$60. per square foot (inside walls) and \$25. per square foot (other areas).
4. The Town has adopted the South Florida Building Code as a part of its ordinances.
5. Building permits are issued for one year's duration.
6. Construction must be started within 180 days or permit will be subject to revocation and forfeiture of fee.
7. ALL changes in plans must be approved by the Building Department.
8. Work hours are 8: AM to 5 PM Monday through Saturday. NO SUNDAY WORK.
9. Portable toilets must be on all construction sites



10. Inspections are made Monday through Friday, 8: AM to Noon. 24 hour notice is required prior to all inspections.

11. String lines along property lines to facilitate set back inspections.

12. Before a certificate of occupancy is issued, the following are required:

- a. An owner's affidavit of building cost (form available) - any discrepancy between the original fee and final fee (based on affidavit) will be adjusted.
- b. Approval of septic tank installation by Martin Co. Health Dept.
- c. Rough grading and clean up of grounds
- d. Affidavit from licensed surveyor showing slab elevation (if in "A" zone)
Affidavit from licensed surveyor showing elevation of piers or pilings (if in "V" zone)
- e. Certification by a qualified engineer or architect of the structural adequacy of the building.

13. THIS SUMMARY IS NOT A SUBSTITUTE FOR TOWN ORDINANCES. APPROVAL OF THE BUILDING PLANS IN NO WAY RELIEVES THE OWNER OR CONTRACTOR FROM COMPLIANCE WITH TOWN ORDINANCES.

Contractor's Signature [Signature] Owner's Signature [Signature]

Approved by Building Inspector Robert W. Kerner President Date 9/8/87

Approved by Building Commissioner [Signature] Date 9/8/87

Certificate of Occupancy issued [Signature] Date 1/15/88

RECORD OF INSPECTIONS

TOWN OF SEWALL'S POINT, FLORIDA

CERTIFICATE OF APPROVAL FOR OCCUPANCY

Date 11/15/88

This is to request that a Certificate of Approval for Occupancy be issued to Stouky
 For property built under Permit No. 2082 Dated 9/3/87 when completed in
 conformance with the Approved Plans.

Item	
1. LOT STAKES/SET BACKS	
2. TERMITE PROTECTION	
3. FOOTING - SLAB	<u>9/18/87 DB</u>
4. ROUGH PLUMBING	<u>9/18/87</u>
5. ROUGH ELECTRIC	<u>10/30/87 DB</u>
6. LINTEL	
7. ROOF	<u>11/9/87 DB</u>
8. FRAMING	<u>10/30/87 DB</u>
9. INSULATION	<u>11/9/87 DB</u>
10. A/C DUCTS	<u>10/30/87 DB</u>
11. FINAL ELECTRIC	<u>1/14/87 DB</u>
12. FINAL PLUMBING	<u>1/14/87 DB</u>
13. FINAL CONSTRUCTION	<u>1/14/87 DB</u>

Signed _____

Approved by _____

Final Inspection for Issuance of Certificate for Occupancy.

Approved by Building Inspector Dale Brown 1/14/88 date

Approved by Building Commissioner G.C. Strubell 1/14-88 date

Utilities notified _____ date

Original Copy sent to Stouky

(Keep carbon copy for Town files)

ACORD CERTIFICATE OF INSURANCE

ISSUE DATE (MM/DD/YY)

PRODUCER

Frank Warren Insurance
1000 S.W. Martin Downs Blvd.
P.O. Box 1016
Stuart, FL 33495

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW.

COMPANIES AFFORDING COVERAGE

COMPANY LETTER	A	The Fidelity & Casualty Co.
COMPANY LETTER	B	State Farm Fire & Casualty Co.
COMPANY LETTER	C	
COMPANY LETTER	D	
COMPANY LETTER	E	

INSURED

The Seawind Group Inc.
10 Central Park Way
Suite 312
Stuart, FL 33497

COVERAGES

THIS IS TO CERTIFY THAT POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS, AND CONDITIONS OF SUCH POLICIES.

CO LTR	TYPE OF INSURANCE	POLICY NUMBER	POLICY EFFECTIVE DATE (MM/DD/YY)	POLICY EXPIRATION DATE (MM/DD/YY)	LIABILITY LIMITS IN THOUSANDS		
					EACH OCCURRENCE	AGGREGATE	
B	<input checked="" type="checkbox"/> GENERAL LIABILITY	98 34 5366 1	6/1/87	6/1/88	BODY INJURY	\$ 1000	\$ 1000
	<input type="checkbox"/> COMPREHENSIVE FORM				PROPERTY DAMAGE	\$ 300	\$ 300
	<input type="checkbox"/> PREMISES/OPERATIONS				BI & PD COMBINED	\$	\$
	<input type="checkbox"/> UNDERGROUND EXPLOSION & COLLAPSE HAZARD				PERSONAL INJURY	\$	\$
	<input type="checkbox"/> PRODUCTS/COMPLETED OPERATIONS						
	<input type="checkbox"/> CONTRACTUAL						
	<input type="checkbox"/> INDEPENDENT CONTRACTORS						
	<input type="checkbox"/> BROAD FORM PROPERTY DAMAGE						
	<input type="checkbox"/> PERSONAL INJURY						
	<input type="checkbox"/> AUTOMOBILE LIABILITY						
	<input type="checkbox"/> ANY AUTO				BODY INJURY (PER PERSON)	\$	
	<input type="checkbox"/> ALL OWNED AUTOS (PRIV. PASS.)				BODY INJURY (PER ACCIDENT)	\$	
	<input type="checkbox"/> ALL OWNED AUTOS (OTHER THAN PRIV. PASS.)				PROPERTY DAMAGE	\$	
	<input type="checkbox"/> HIRED AUTOS				BI & PD COMBINED	\$	
	<input type="checkbox"/> NON-OWNED AUTOS						
	<input type="checkbox"/> GARAGE LIABILITY						
	<input type="checkbox"/> EXCESS LIABILITY						
	<input type="checkbox"/> UMBRELLA FORM				BI & PD COMBINED	\$	
A	<input type="checkbox"/> OTHER THAN UMBRELLA FORM						
	<input type="checkbox"/> WORKERS' COMPENSATION AND EMPLOYERS' LIABILITY	37W 822 0414	6/25/87	6/25/88	STATUTORY	100,000	
					\$	(EACH ACCIDENT)	
					\$	(DISEASE-POLICY LIMIT)	
					\$	(DISEASE-EACH EMPLOYEE)	
	<input type="checkbox"/> OTHER						

DESCRIPTION OF OPERATIONS/LOCATIONS/VEHICLES/SPECIAL ITEMS

CERTIFICATE HOLDER

Town of Sewall's Point, Florida
Building Division

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, THE ISSUING COMPANY WILL ENDEAVOR TO MAIL DAYS WRITTEN NOTICE TO THE CERTIFICATE HOLDER NAMED TO THE LEFT, BUT FAILURE TO MAIL SUCH NOTICE SHALL IMPOSE NO OBLIGATION OR LIABILITY OF ANY KIND UPON THE COMPANY, ITS AGENTS OR REPRESENTATIVES.

AUTHORIZED REPRESENTATIVE

Frank Warren
Frank Warren / Agent

STATE OF FLORIDA Department of Professional Regulation
CONSTRUCTION INDUSTRY LICENSING BOARD

DATE: 05/20/87 LICENSE NO. CG C005916 BATCH NO. 07967
THE CERTIFIED GENERAL CONTRACTOR
NAMED BELOW IS CERTIFIED
UNDER THE PROVISIONS OF CHAPTER 489 FOR
THE YEAR EXPIRING JUNE 30, 1989

KERNER, ROBERT W
THE SEAWIND GROUP INC
10 CENTRAL PKWY #312
STUART FL 33497

Robert W. Kerner
GOVERNOR

DISPLAY IN A CONSPICUOUS PLACE

091 R Certificate of Registration
CITY OF STUART, FLORIDA
For the Year 1986/87

This certifies that Robert W. Kerner
was on the date of this certificate duly registered
as a General Contractor
in conformity with the regulations noted on the
reverse side hereof, and for the year above stated.

Date issued: 5/20/86

Robert W. Kerner
Signature of Holder
Building Official

CITY OF PORT ST. LUCIE

CITY OF PORT ST. LUCIE
CONTRACTORS
CERTIFICATE OF COMPETENCY
EXPIRES SEPTEMBER 30, 1987

NAME: Robert W. Kerner
FIRM: The Seawind Group Inc.
10 Central Pkwy, Suite 312
Stuart, FL 33497
Cert Gen Cont 87-1299

CONTRACTOR CERTIFICATE NO.

2082

REMODEL

PERMIT NUMBER

DATE OF APPLICATION 9/24/87

To obtain this permit, the following are required:

1. Florida certification of builder and sub-contractors
2. Certificate of insurance from contractor or owner/builder re: liability + workers' comp.
3. Two sets of building plans which must include:
 - 4" scale building drawings; plot plan; foundation plan; floor plans; wall and roof cross-sections; plumbing, electrical + air conditioning layouts; and at least two elevations
4. Recorded warranty deed to the property.
5. Septic tank permit and 1 set of plans with Martin Co. Health Dept. seal
6. Energy code calculations
7. Notarized copy of attached affidavit re: removal of nuisance trees
8. Tree removal permit (for trees other than in #7 above)
9. Certificate of elevation from licensed surveyor and determination of flood zone
10. Manufacturer's schedule of windows

Owner Jon & Martha Stouky Current Address 134 S. Sewall's Point Road

Telephone 283-6721 Stuart, FL 34994

General Contractor The Seawind Group, Inc. Address 10 Central Park Way - Suite 312

Telephone 288-1770 Stuart, FL 34997

Where Licensed State Certified General Contractor License Number CGC 005916

Plumbing Contractor N/A License Number N/A

Electrical Contractor N/A License Number N/A

Roofing Contractor N/A License Number N/A

A/C Contractor N/A License Number N/A

Describe the building or alteration to existing building Construct Privacy Wall

Name the street on which the building, its front building line and its front yard will face

134 S. Sewall's Point Road Subdivision Archipelago Lot 3

Building area (inside walls) N/A Garage, carport, porch area N/A

Contract price (excluding land, carpet, appliances, landscaping) \$ 3,800.00

Cost of permit \$ 19.00 Plans approved as submitted _____ or, as marked _____

In addition, the following are understood by owner and contractor:

1. Building area inside walls must be a minimum of 1,500 square feet.
2. Building permit fees are \$5. per thousand dollars of the cost of the building, plus \$10. each for plumbing, electric, air conditioning and roofing. For example, a \$100,000. building x \$5. = \$500. plus \$40. (a.c., pl., el. and roof) = \$540. cost of permit.
3. If no contract is submitted as proof of cost, the permit will be based on \$60. per square foot (inside walls) and \$25. per square foot (other areas).
4. The Town has adopted the South Florida Building Code as a part of its ordinances.
5. Building permits are issued for one year's duration.
6. Construction must be started within 180 days or the permit will be subject to revocation and forfeiture of fee.
7. ALL changes in plans must be approved by the Building Department.
8. Work hours are 8: AM to 5: PM Monday through Saturday. NO SUNDAY WORK
9. Portable toilets must be on all construction sites.
10. Inspections are made Monday through Friday, 8: AM to Noon. 24 hour notice is required prior to all inspections.
11. String lines along property lines to facilitate set back inspections.
12. Before a certificate of occupancy is issued, the following are required:
 - a. An owner's affidavit of building cost (form available) - any discrepancy between the original fee and the final fee (based on the affidavit) will be adjusted.
 - b. Approval of septic tank installation by Martin Co. Health Dept.
 - c. Rough grading and clean-up of grounds.
 - d. Affidavit from licensed surveyor showing slab elevation (if in "A" flood zone). Affidavit from licensed surveyor showing elevation of piers or pilings (if in "V" zone).
 - e. Certification by a qualified engineer or architect of the structural adequacy of the building.

13. THIS SUMMARY IS NOT A SUBSTITUTE FOR TOWN ORDINANCES. APPROVAL OF THE BUILDING PLANS IN NO WAY RELIEVES THE OWNER OF CONTRACTOR FROM COMPLIANCE WITH TOWN ORDINANCES.

Contractor's Signature Robert W. Kerner Owner's Signature _____

Approved by Building Inspector Robert W. Kerner, President Date 9/25/87

Approved by Commissioner [Signature] Date _____

Certificate of Occupancy Issued _____ Date _____

649611

This instrument was prepared by:
Lawrence S. Smith
THURLOW, SMITH & RUTLAND, P.A.
17 East 7th Street
P.O. Box 106
STUART, FLORIDA 33495

Warranty Deed

(STATUTORY FORM—SECTION 689.02 F.S.)

This Indenture, Made this 6th day of March 19 87, Between

CLAUDIA CLINE STONER, an unremarried widow,

of the County of Martin, State of Florida, grantor*, and

R. JON STOUKY

whose post office address is 134 S. Sewalls Point Road, Stuart,

of the County of Martin, State of Florida 33494, grantee*.

Witnesseth, That said grantor, for and in consideration of the sum of

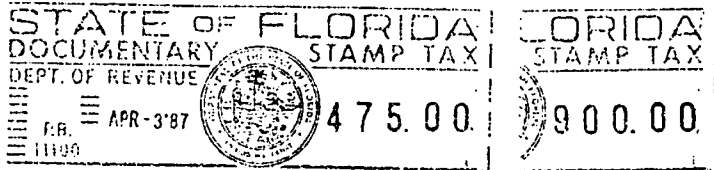
-----TEN----- Dollars,

and other good and valuable considerations to said grantor in hand paid by said grantee, the receipt whereof is hereby acknowledged, has granted, bargained and sold to the said grantee, and grantee's heirs and assigns forever, the following described land, situate, lying and being in Martin County, Florida, to-wit:

Lot 3, THE ARCHIPELAGO, according to the Plat thereof filed February 25, 1966, and recorded in Plat Book 4, Page 48, Martin County, Florida public records.

SUBJECT TO restrictions, reservations, covenants and easements of record; and all applicable zoning.

MARTIN COUNTY
1987 APR 3 11 22 0



BY _____
CLERK OF CIRCUIT COURT
D.C.

87 APR 3 11:40

RECORDED
MARTIN COUNTY, FLA.

and said grantor does hereby fully warrant the title to said land, and will defend the same against the lawful claims of all persons whomsoever.

* "Grantor" and "grantee" are used for singular or plural, as context requires.

In Witness Whereof, Grantor has hereunto set grantor's hand and seal the day and year first above written. Signed, sealed and delivered in our presence:

Melanie Cristarella
Linda M. Pritchell

Claudia Cline Stoner (Seal)
Claudia Cline Stoner

(Seal)

(Seal)

(Seal)

STATE OF FLORIDA
COUNTY OF MARTIN

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I HEREBY CERTIFY that on this day before me, an officer duly qualified to take acknowledgments, personally appeared CLAUDIA CLINE STONER

to me known to be the person described in and who executed the foregoing instrument and acknowledged before me that she executed the same.

WITNESS my hand and official seal in the County and State last aforesaid this 6th day of March, 19 87.

My commission expires:

Linda M. Pritchell
Notary Public

My commission expires:

Notary Public, State of Florida
My Commission Expires Dec. 8, 1987
Bonded Thru Troy Fain - Insurance, Inc.

(Notary Seal)