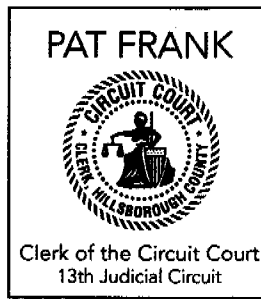


# **ORDINANCE**

**09-59**



September 11, 2009

Norma J. Wise, Director  
Hillsborough County Law Library  
501 E. Kennedy Boulevard Ste. 100  
Tampa, Florida 33602-5027

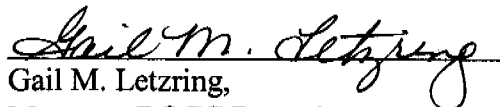
Re: Ordinance #09-59  
Establishing Within the Unincorporated Areas of Hillsborough County an  
Abandoned Real Property Registration System

Dear Ms. Wise:

Attached please find a copy of Hillsborough County Ordinance #09-59 which was adopted by the Board of County Commissioners on September 2, 2009. We are also forwarding acknowledgment received from the Secretary of State. This ordinance has an effective date of November 2, 2009.

If I can provide additional information or be of further assistance, please do not hesitate to contact me.

Sincerely,

  
Gail M. Letzring,  
Manager, BOCC Records

md

Attachments

cc: Evelyn Jefferson, Municipal Code Corporation  
Debra A. Cole, Hillsborough County Sheriff's Office  
Rachael L. Greenstein, Assistant County Attorney  
Dexter Barge, Director, Code Enforcement  
Page Ward, County Attorney's Office  
Sandra Davidson, County Attorney's Office  
Nancy Milam, County Attorney's Office



# Agenda Item Cover Sheet

Agenda Item N<sup>o</sup> D-3

Meeting Date September 02, 2009

- Consent Section     
  Regular Section     
  Public Hearing

Subject:  
 Public Hearing on an Ordinance relating to the registration of abandoned properties in unincorporated Hillsborough County, Florida.

Department Name: County Attorney's Office/County Attorney's Office

Contact Person: Rachael L. Greenstein      Contact Phone: 272-5670

Sign-Off Approvals:	
NA <small>County Attorney</small> _____ <b>Eric Johnson</b> <small>Date</small> 08/20/2009	Susan Fernandez      08/19/2009 <small>Managing County Attorney</small> <small>Date</small>
NA <small>Joint Department Director</small> _____ <b>Rachael Greenstein</b> <small>Date</small> 08/19/2009	_____ <small>Assistant County Attorney</small> <small>Date</small>

Management and Budget - Approved as to Financial Impact Accuracy      Date

Staff's Recommended Board Motion:  
 Conduct a public hearing and consider enactment of a proposed Ordinance relating to the registration of abandoned properties in unincorporated Hillsborough County, Florida.

Financial impact:  
 The Code Enforcement Department anticipates all costs incurred to implement this ordinance can be absorbed within the FY 09 budget if properties are identified in the normal course of code enforcement activity. However, if the Department is requested to be proactive in the identification of these properties, the financial impact will have to be re-evaluated.

Financial Impact Statement:  
 The Code Enforcement Department anticipates all costs incurred to implement this ordinance can be absorbed within the FY 09 budget if properties are identified in the normal course of code enforcement activity. However, if the Department is requested to be proactive in the identification of these properties, the financial impact will have to be re-evaluated.

Background:  
 At the Board of County Commissioners' Regular Meeting on August 5, 2009, the Board directed the County Attorney's Office to set a public hearing on the proposed ordinance relating to the registration of

Hagan/Higginbotham 6 to 1      ORD # 09-59  
 Sharpe NO

properties in unincorporated Hillsborough County, Florida for September 2, 2009. The proposed ordinance required mortgagees to register abandoned properties upon the filing of a lis pendens or the initiation of a foreclosure action. Registrations shall include information regarding the property, the property owner, the mortgagee and the local agent. Properties subject to this ordinance are required to be inspected on a monthly basis, maintained in compliance with all Hillsborough County codes and ordinances and properly secured.

List Attachments:

Draft Ordinance

**ORDINANCE NO. 09-59**

**AN ORDINANCE ESTABLISHING WITHIN THE UNINCORPORATED AREAS OF HILLSBOROUGH COUNTY AN ABANDONED REAL PROPERTY REGISTRATION SYSTEM; PROVIDING FOR PURPOSE AND INTENT; PROVIDING FOR DEFINITIONS; PROVIDING REGISTRATION OF ABANDONED PROPERTIES; PROVIDING STANDARDS FOR MAINTENANCE OF ABANDONED PROPERTIES; PROVIDING FOR INSPECTIONS; PROVIDING FOR EXEMPTIONS AND WAIVER; PROVIDING FOR ENFORCEMENT AND PENALTIES; PROVIDING FOR THE REPEAL OF ORDINANCES OR PARTS OF ORDINANCES IN CONFLICT HEREWITH; PROVIDING FOR SEVERABILITY; PROVIDING FOR AN EFFECTIVE DATE.**

**WHEREAS**, pursuant to Section 125.01, Florida Statutes, the Board of County Commissioners of Hillsborough County has the power to adopt ordinances necessary for the exercise of its powers and prescribe fines and penalties for the violation of ordinances in accordance with law; and

**WHEREAS**, recent events in the housing market have led to a drastic rise in the number of foreclosed properties in unincorporated Hillsborough County, Florida; and

**WHEREAS**, many of these properties are vacated prior to the conclusion of the foreclosure process, leaving the properties unoccupied for extended periods of time awaiting foreclosure sale, often creating an attractive public nuisance; and

**WHEREAS**, many of these vacant and abandoned properties are in violation of multiple aspects of state law and local ordinances, including among other violations, unoccupied buildings susceptible to vandalism and/or open structures rendering them unsafe and dangerous, yards full of litter and trash, unlocked houses, overgrown grass and bushes, and unsecured swimming pools that are not only a threat to children but become breeding grounds for infectious insects such as mosquitoes; and

**WHEREAS**, the Board of County Commissioners of Hillsborough County finds that mortgagees have an interest in maintaining vacant and abandoned real property subject to the terms of each mortgage; and

**WHEREAS**, these mortgagees are often located out of state, making it difficult to notify the mortgagees of violations of the codes and ordinances of unincorporated Hillsborough County; and

**WHEREAS**, the Board of County Commissioners of Hillsborough County desires to

protect the public health, safety and welfare of the citizens of Hillsborough County and maintain a high quality of life for the citizens of Hillsborough County; and

**WHEREAS**, the Board of County Commissioners of Hillsborough County finds that the registration of vacant and abandoned real properties that have been foreclosed upon or are the subject of foreclosure actions will protect against devaluation caused by vacant and abandoned properties, and is in the best interest of the public health, safety and welfare.

**NOW THEREFORE, BE IT ORDAINED** by the Board of County Commissioners of Hillsborough County, Florida:

**SECTION 1. Legislative Findings, Intent and Purpose.**

- (a) The Board of County Commissioners of Hillsborough County hereby adopts and incorporates into this Ordinance the above recitals, as if fully restated herein.
- (b) The Board of County Commissioners of Hillsborough County finds that abandoned real property is unsightly, unsafe and has a negative impact on the community. The Board of County Commissioners of Hillsborough County hereby declares that all abandoned real property in unincorporated Hillsborough County that has been foreclosed upon or is the subject of foreclosure actions or proceedings is a public nuisance, the abatement of which, pursuant to the County's police power, is hereby declared to be necessary for the health, safety and welfare of the citizens of Hillsborough County.
- (c) It is the intent and purpose of this Ordinance to protect and preserve public safety, security, and quiet enjoyment of occupants, abutters, and neighborhoods by (i) identifying vacant properties; (ii) requiring all mortgagees, including lenders, trustees, and service companies, to register abandoned properties that have been foreclosed upon or are the subject of foreclosure actions or proceedings; and (iii) regulating the maintenance of abandoned properties that have been foreclosed upon or are the subject of foreclosure actions or proceedings, to prevent blighted and unsecured residences.

**SECTION 2. Definitions.**

For the purpose of this Ordinance, the following definitions shall apply unless the context clearly indicates and requires a different meaning.

**ABANDONED REAL PROPERTY** means any real property in unincorporated Hillsborough County that is vacant and is under a current Notice of Default and is the subject of a foreclosure action or proceeding, is the subject of a foreclosure sale where the title was retained by the mortgagee involved in the foreclosure, and/or has been transferred under a deed in lieu of foreclosure or sale to the mortgagee.

**CODE ENFORCEMENT OFFICER OR INSPECTOR** means any authorized agent or employee of Hillsborough County whose duty it is to assure code compliance.

**COUNTY** means Hillsborough County, Florida.

**DAYS** means consecutive calendar days.

**FORECLOSURE** means the legal process by which a parcel, tract, lot or other defined area of real property, placed as security for a real estate loan, is prepared for sale by the lender/mortgagee to satisfy the debt if the borrower/mortgagor defaults. This definition shall include all processes, activities and actions, by whatever name, associated with the described process.

**LOCAL** means within the boundaries of Hillsborough County, Florida.

**LOCAL AGENT** means the agent designated by the mortgagee upon registration as required under this Ordinance.

**MORTGAGEE** means the creditor, including but not limited to, trustees; service companies; lenders in a mortgage agreement; any agent, servant, or employee of the creditor; any successor in interest; or any assignee of the creditor's rights, interests or obligations under the mortgage agreement. For purposes of this Ordinance only, the term Mortgagee does not apply to governmental entities.

**OWNER** means every person, entity, or service company, who alone or severally with others:

- 1) has legal or equitable title to any dwelling, dwelling unit, mobile dwelling unit, building, structure, or parcel of land, vacant or otherwise, including a mobile home park; or
- 2) has care, charge or control of any dwelling, dwelling unit, mobile dwelling unit, building, structure or parcel of land, vacant or otherwise, including a mobile home park, in any capacity including but not limited to agent, executor, executrix, administrator, administratrix, trustee or guardian of the estate of the holder of legal title; or
- 3) is a mortgagee in possession of any such property; or
- 4) is an agent, trustee or other person appointed by the courts and vested with possession or control of any such property; or
- 5) is a person who operates a rooming house.

**PROPERTY** means any real property, or portion thereof, located in unincorporated Hillsborough County, including building or structures situated on the property. For purposes of this Ordinance only, property does not include property owned or subject to the control of the County or any of its governmental bodies.

**SECURING** means any measures that assist in making the property inaccessible to unauthorized persons.

**VACANT** means any building, structure or property that is not legally occupied for more than thirty (30) days.

**SECTION 3. Registration of Abandoned Properties; Duty to Provide Written Notice of Abandoned Property.**

A. Upon the filing of a lis pendens and/or an action to foreclose upon a mortgage or similar instrument, all mortgagees must register with the Hillsborough County Code Enforcement Department, on forms provided by the Department or, when available, electronically, all abandoned real property within ten (10) days after the mortgagee determines the property is abandoned. The mortgagee must designate and retain a local individual or local property management company as the local agent responsible for the security and maintenance of the property. All registrations must state the property address; the owner's name, mailing address, and telephone number; the mortgagee's name, mailing address, and telephone number; and the local agent's name, mailing address, telephone number and email address. Mailing addresses may not be a post office box. This registration must also certify that the property was inspected and is abandoned.

B. All property registrations are valid for one (1) calendar year. An annual registration fee of One Hundred Dollars (\$100.00), or such other amount established by the Board of County Commissioners of Hillsborough County by adoption of a resolution, shall accompany each registration form. Subsequent annual registrations and fees are due within thirty (30) days of the expiration of the previous registration.

C. Once the property is no longer abandoned or is sold, the mortgagee must provide proof of sale or written notice and proof of occupancy to the Hillsborough County Code Enforcement Department.

D. Any mortgagee that has registered a property under this Ordinance must report any change of information contained in the registration within ten (10) days of the change. The County will not charge an additional fee for modifications to registrations.

**SECTION 4. Maintenance Requirements.**

A. All owners are responsible for maintaining their abandoned properties in accordance with the provisions of this Ordinance and all other applicable Hillsborough County codes and ordinances.

B. If the owner of the property is a company and/or mortgagee, the owner shall contract with the owner's local agent to perform monthly inspections on the property, as required by Section 6(A) of this Ordinance, to verify compliance with the requirements of this Ordinance, and any other applicable laws, for the duration of the abandonment.

C. Properties subject to this Ordinance must be maintained in accordance with the relevant sanitary codes, building codes, and local regulations concerning external and/or visible maintenance.

D. Adherence to this Ordinance does not relieve the owner of any applicable obligations set forth elsewhere in the Hillsborough County Code of Ordinances or within any covenants, conditions and restrictions and/or homeowner's association rules and regulations.

**SECTION 5. Security Requirements.**

A. All owners are responsible for maintaining their abandoned properties in a secure manner so as not to be accessible to unauthorized persons.

B. A "secure manner" shall include, but not be limited to, the closure and locking of windows, doors, gates and other openings of such size that may allow a child to access the interior of the property and/or structure. Broken windows shall be secured by reglazing or replacing of the window.

C. Any excavations, swimming pools or other attractive nuisances must be filled in with dirt or properly closed.

D. If the owner of the property is a company and/or mortgagee, the property shall be posted with the name and twenty-four (24) hour contact telephone number of the owner's local agent. The posting shall be no less than 18" x 24", and shall be clearly visible from the street but not readily accessible to vandals. The posting shall contain the following language:

THIS PROPERTY IS MANAGED BY:

TO REPORT ANY PROBLEMS OR CONCERNS CALL:

**SECTION 6. Inspections.**

A. The owner's local agent shall inspect the property on a monthly basis to ensure that the property is in compliance with this Ordinance.

B. The Hillsborough County Code Enforcement Department shall have the authority to inspect properties subject to this Ordinance for compliance and to issue notices for any violations. The Hillsborough County Code Enforcement Department shall have the discretion to determine when and how such inspections are to be made, provided that its policies are reasonably calculated to ensure that this Ordinance is enforced.

**SECTION 7. Enforcement and Penalties.**

A. The County may enforce the provisions of this Ordinance by any means available to the County under the Hillsborough County Code of Ordinances or as may be available under State law, including but not limited to, Hillsborough County Ordinance #05-5, as amended, Chapter 162, Florida Statutes and Section 125.69, Florida Statutes.

B. The penalties for violation of this Ordinance shall be as set forth in the code enforcement method asserted by the County under the Hillsborough County Code of Ordinances or as may be available under State law, including but not limited to, Hillsborough County Ordinance #05-5, as amended, Chapter 162, Florida Statutes and Section 125.69, Florida Statutes.

C. Each day a violation continues shall be considered a separate offense.

**SECTION 8. Conflicts.**

All ordinances or parts of ordinances in conflict herewith are hereby repealed and all ordinances or parts of ordinances not in conflict herewith are hereby continued in full force and effect.

**SECTION 9. Severability.**

If any section, phrase, sentence, or portion of this Ordinance is for any reason held to be invalid or unconstitutional by any court of competent jurisdiction, such section, phrase, sentence, or portion shall be deemed to be a separate, distinct, and independent provision and such holding shall not affect the validity of the remaining portions hereof.

**SECTION 10. Effective Date.**

This Ordinance shall take effect on November 2, 2009. .

**STATE OF FLORIDA  
COUNTY OF HILLSBOROUGH**

I, PAT FRANK, Clerk of the Circuit Court and Ex Officio Clerk of the Board of County Commissioners of Hillsborough County, Florida, do hereby certify that the above and foregoing is a true and corrected copy of an ordinance adopted by the Board of County Commissioners at its meeting of September 2, 2009, as the same appears of record in Minute Book 400, of the Public Records of Hillsborough County Florida.

WITNESS my hand and official seal this 3rd day of Sept. 2009.

PAT FRANK, CLERK OF CIRCUIT COURT

By: Beverly Anne Miller  
Deputy Clerk

Approved By County Attorney  
As To Form and Legal Sufficiency

By: Rachael L. Greenstein  
Rachael L. Greenstein  
Assistant County Attorney





# FLORIDA DEPARTMENT of STATE

**CHARLIE CRIST**  
Governor

STATE LIBRARY AND ARCHIVES OF FLORIDA

**KURT S. BROWNING**  
Secretary of State

September 8, 2009

Ms. Gail M. Letzring  
Manager BOCC Records  
Clerk of the Circuit Court  
Hillsborough County  
P. O. Box 1110  
12th Floor  
Tampa, Florida 33601-1110

Dear Ms. Letzring:

Pursuant to the provisions of Section 125.66, Florida Statutes, this will acknowledge receipt of your letters dated September 3, 2009 and certified copy of Hillsborough County Ordinance No. 09-59, which was filed in this office on September 4, 2009.

Sincerely,

Liz Cloud  
Program Administrator

LC/srd

DIRECTOR'S OFFICE

R.A. Gray Building • 500 South Bronough Street • Tallahassee, Florida 32399-0250  
850.245.6600 • FAX: 850.245.6735 • TDD: 850.922.4085 • <http://dlis.dos.state.fl.us>

COMMUNITY DEVELOPMENT  
850.245.6600 • FAX: 850.245.6643

STATE LIBRARY OF FLORIDA  
850.245.6600 • FAX: 850.245.6744

STATE ARCHIVES OF FLORIDA  
850.245.6700 • FAX: 850.488.4894

LEGISLATIVE LIBRARY SERVICE  
850.488.2812 • FAX: 850.488.9879

RECORDS MANAGEMENT SERVICES  
850.245.6750 • FAX: 850.245.6795

ADMINISTRATIVE CODE AND WEEKLY  
850.245.6270 • FAX: 850.245.6282

2009 SEP 11 PM 2:54  
RECEIVED  
CLERK OF THE BOARD  
THE BOARD

# The Tampa Tribune

Published Daily

Tampa, Hillsborough County, Florida

### NOTICE OF INTENT TO CONSIDER COUNTY ORDINANCE

NOTICE IS HEREBY GIVEN TO WHOM IT MAY CONCERN:

NOTICE is hereby given that the Board of County Commissioners of Hillsborough County, Florida, intends to consider for the purpose of enactment, the following ordinance at a public hearing to be held on ~~September 2, 2009~~ at 2:00 p.m. in the Board of County Commissioners Board Room, County Center, Second Floor, 601 East Kennedy Boulevard, Tampa, Florida:

**AN ORDINANCE ESTABLISHING WITHIN THE UNINCORPORATED AREAS OF HILLSBOROUGH COUNTY AN ABANDONED REAL PROPERTY REGISTRATION SYSTEM; PROVIDING FOR PURPOSE AND INTENT; PROVIDING FOR DEFINITIONS; PROVIDING REGISTRATION OF ABANDONED PROPERTIES; PROVIDING STANDARDS FOR MAINTENANCE OF ABANDONED PROPERTIES; PROVIDING FOR INSPECTIONS; PROVIDING FOR EXEMPTIONS AND WAIVER; PROVIDING FOR ENFORCEMENT AND PENALTIES; PROVIDING FOR THE REPEAL OF ORDINANCES OR PARTS OF ORDINANCES IN CONFLICT HEREWITH; PROVIDING FOR SEVERABILITY; PROVIDING FOR AN EFFECTIVE DATE.**

State of Florida }  
County of Hillsborough } SS.

Before the undersigned authority personally appeared J. Rosenthal, who on oath says that she is the Advertising Accounting Manager of The Tampa Tribune, a daily newspaper published at Tampa in Hillsborough County, Florida; that the attached copy

Legal Ads IN THE Tampa Tribune

In the matter of Legal Notices

was published in said newspaper in the issues of

08/19/2009

Affiant further says that the said The Tampa Tribune is a newspaper published at Tampa in said Hillsborough County, Florida, and that the said newspaper has heretofore been continuously published in said Hillsborough County, Florida, each day and has been entered as second class mail matter at the post office in Tampa, in said Hillsborough County, Florida for a period of one year next preceding the first publication of the attached copy of advertisement; and affiant further says that she has neither paid nor promised any person, this advertisement for publication in the said newspaper.

Any person who might wish to appeal any decision made by the Hillsborough County Board of County Commissioners regarding any matter considered at the forthcoming public hearing or meeting is hereby advised that they will need a record of the proceedings, and for such purpose they may need to ensure that a verbatim record of the proceedings is made which will include the testimony and evidence upon which such appeal is to be based. All interested parties may appear at the above referenced hearing and be heard with respect to the proposed ordinance. A copy of the proposed ordinance may be inspected by the public at the Clerk's office on the 12th floor of the County Center at 601 E. Kennedy Blvd., Tampa, FL 33602.

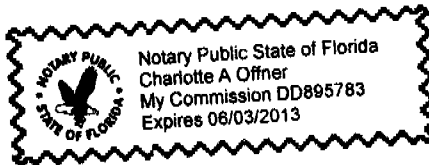
In accordance with the Americans with Disabilities Act (ADA), persons needing special accommodations to participate in these proceedings, and also those seeking an interpreter, should contact the Citizens Action Center at telephone number (813) 272-5900 not later than 48 hours prior to the proceedings.

CHAIRMAN, BOARD OF COUNTY COMMISSIONERS  
Hillsborough County, Florida

#7061 8/19/09

Sworn to and subscribed by me, this 21 day of August, A.D. 2009

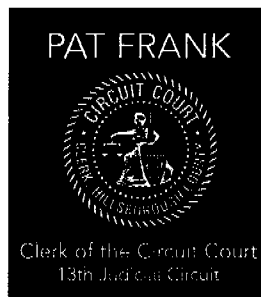
Personally Known  or Produced Identification   
Type of Identification Produced \_\_\_\_\_



RECEIVED BY

AUG 26 2009

COUNTY ATTORNEYS OFFICE  
ACCOUNTANT



September 3, 2009

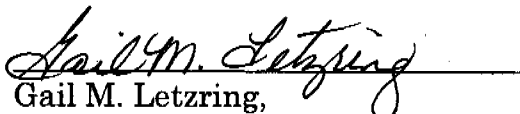
MS LIZ CLOUD CHIEF  
BUREAU OF ADMINISTRATIVE CODE  
DEPARTMENT OF STATE  
500 SOUTH BRONOUGH ST RA GRAY BLDG RM 101  
TALLAHASSEE FL 32399-0250

Re: Ordinance #09-59  
Establishing Within the Unincorporated Areas of Hillsborough County an  
Abandoned Real Property Registration System

Dear Ms. Cloud:

Pursuant to the filing requirements of Florida Statutes 125.66, we are forwarding (by Federal Express) an executed original of Hillsborough County Ordinance #09-59, adopted by the Board of County Commissioners on September 2, 2009. It is respectfully requested that you provide this office with the required official acknowledgment of your receipt and filing of said ordinance.

Sincerely,

  
Gail M. Letzring,  
Manager, BOCC Records

md  
Attachment  
Federal Express AB# 8610 5559 0046

# FedEx® US Airbill

Express

FedEx Tracking Number **86110 5559 0046**

**1 From** *Please print and press hard*  
 Date **9/3/09** Sender's FedEx Account Number **1140-8846-3**

Sender's Name **BOCC RECORDS PROCESSING** **B131276-8100**  
 Company **CLERK CIRCUIT COURT 12<sup>TH</sup> FL**  
 Address **TAMPA FL 33602**  
 City **TAMPA** State **FL** ZIP **33602-3503**  
 Day/Floor/Room

**2 Your Internal Billing Reference** **Ord # 09-59 (180)**  
 Free 24 characters and special characters

**3 To**  
 Recipient's Name **LIZ CLOUD CHIEF**  
 Company **BUREAU ADMINISTRATIVE CODE**  
 Recipient's Address **FLORIDA DEPARTMENT OF STATE**  
**500 S BRONOUGH ST RA GRAY BLDG**  
**TALLAHASSEE FL 32399-0250**  
 We cannot deliver  
 Day/Floor/Room

Address **To require a package be held at a specific FedEx location, print FedEx address here**  
 City \_\_\_\_\_ State \_\_\_\_\_ ZIP \_\_\_\_\_

**0360518281**



For more information on FedEx services, visit [www.fedex.com](http://www.fedex.com). For more information on FedEx services, visit [www.fedex.com](http://www.fedex.com). For more information on FedEx services, visit [www.fedex.com](http://www.fedex.com).

## 4a Express Package Service

FedEx Priority Overnight  
 Next business morning, 7<sup>am</sup> - 7<sup>pm</sup> delivery. **Signature required.** **Monday-Friday delivery.** **Not available for Saturday delivery.**

FedEx 2Day  
 Second business day, Thursday through Saturday. **Signature required.** **Monday-Friday delivery.** **Not available for Saturday delivery.**

FedEx Express Saver  
 Third business day, Monday through Saturday. **Signature required.** **Monday-Friday delivery.** **Not available for Saturday delivery.**

FedEx 1Day Freight<sup>SM</sup>  
 Next business day, Monday through Saturday. **Signature required.** **Monday-Friday delivery.** **Not available for Saturday delivery.**

Express Freight Service  
 FedEx 2Day Freight  
 Second business day, Monday through Saturday. **Signature required.** **Monday-Friday delivery.** **Not available for Saturday delivery.**

Packaging  
 FedEx Envelope\*  
 FedEx Pak\*  
 FedEx Small Pak  
 FedEx Tube  
 FedEx Box  
 FedEx Other

Special Handling  
 SATURDAY Delivery  
 NOT Available for FedEx First Overnight, FedEx First Overnight, or FedEx 2Day Freight.  
 Does this shipment contain dangerous goods?  
 No  Yes  (See our Restricted Shipper's Declaration for complete instructions.)  
 Dangerous goods handling of both sender and recipient for FedEx packaging.

Payment  
 Sender  Recipient  Third Party  Credit Card  Cash/Check  
 Enter FedEx Acct. No. or Credit Card No. below.  
 Day/Floor/Room

Total Packages \_\_\_\_\_ Total Weight \_\_\_\_\_ Total Declared Value\* \$ \_\_\_\_\_ .00

**8 Residential Delivery Signature Options**  
 No Signature Required  Direct Signature  Indirect Signature   
 Package may be left without obtaining a signature. **Signature required for delivery.** **Signature required for delivery.** **Signature required for delivery.**

**519**

\*Declared value limit \$500. \*\*To use, see instructions. \*\*\*Signature required for delivery. \*\*\*\*Signature required for delivery. \*\*\*\*\*Signature required for delivery.

PULL AND RETAIN THIS COPY BEFORE AFFIXING TO THE PACKAGE. NO POUCH NEEDED.

**FLORIDA COUNTY ORDINANCE DATA RETRIEVAL SYSTEM  
(CODRS) CODING FORM**

Instructions: Florida's Department of State, Bureau of Administrative Code has developed the County Ordinance Data Retrieval System (CODRS) to facilitate the tracking of County ordinances in Florida's 67 Counties. CODRS' data base is composed of over 25,000 county ordinances enacted since 1974.

We request your cooperation in completing this coding form. It is to be completed whenever your county enacts a new ordinance. Simply complete this form and include it with other pertinent ordinance information that is submitted to the Bureau of Administrative Code.

To code this form properly, please refer to the "keyfields" description sheet that has been given to your County Attorney's Office. If you do not have this sheet please contact the Bureau. We will be happy to fax one to you for referencing purposes. Please fill out this form as completely as is possible.

Thank you for your assistance. Should you need further assistance please contact the Bureau of Administrative Code, Department of State at (850)245-6270 or Suncom 205-6270.

**COUNTY:** Hillsborough                      **COUNTY ORDINANCE #** 09 . 59  
(e.g., 00-001)

**PRIMARY KEYFIELD**  
**DESCRIPTOR:** Code Enforcement

**SECONDARY KEYFIELD**  
**DESCRIPTOR:** Abandoned Real Property Registration System

**OTHER KEYFIELD**  
**DESCRIPTOR:** \_\_\_\_\_

**ORDINANCE DESCRIPTION:** Property Registration  
(25 characters maximum including spaces)

**ORDINANCES AMENDED:** (List below the ordinances that are amended by this legislation. If more than two, list the most recent two.)

**AMENDMENT # 1:** ( \_\_\_\_\_ )                      **AMENDMENT # 2:** ( \_\_\_\_\_ )

**ORDINANCES REPEALED:** (List below the ordinances that are repealed by this legislation.)

**REPEAL # 1:** ( \_\_\_\_\_ )                      **REPEAL # 3:** ( \_\_\_\_\_ )

**REPEAL # 2:** ( \_\_\_\_\_ )                      **REPEAL # 4:** ( \_\_\_\_\_ )

(Others repealed: List all that apply): \_\_\_\_\_

(FOR OFFICE USE ONLY):                      **COUNTY CODE NUMBER:** ( \_\_\_\_\_ )

**KEYFIELD 1 CODE:** ( \_\_\_\_\_ )                      **KEYFIELD 2 CODE:** ( \_\_\_\_\_ )

**KEYFIELD 3 CODE:** ( \_\_\_\_\_ )                      Rev. 4/10/01

# Office of the County Attorney

## BOARD OF COUNTY COMMISSIONERS

Kevin Beckner  
Rose V. Ferlita  
Ken Hagan  
Al Higginbotham  
Jim Norman  
Mark Sharpe  
Kevin White




Renée Francis Lee, County Attorney  
Donald R. Odom, Deputy County Attorney

## Managing Attorneys

Christine M. Beck  
Robert E. Brazel  
Hank Ennis  
Mary Helen Farris  
Susan J. Fernandez  
Sheree C. Fish  
Adam J. Gormly  
Jennie Granahan Tarr

## MEMORANDUM

TO: Midge Dixon, BOCC Records

FROM:  Rachael L Greenstein, Assistant County Attorney

DATE: September 3, 2009

RE: **AN ORDINANCE ESTABLISHING WITHIN THE UNINCORPORATED AREAS OF HILLSBOROUGH COUNTY AN ABANDONED REAL PROPERTY REGISTRATION SYSTEM; PROVIDING FOR PURPOSE AND INTENT; PROVIDING FOR DEFINITIONS; PROVIDING REGISTRATION OF ABANDONED PROPERTIES; PROVIDING STANDARDS FOR MAINTENANCE OF ABANDONED PROPERTIES; PROVIDING FOR INSPECTIONS; PROVIDING FOR EXEMPTIONS AND WAIVER; PROVIDING FOR ENFORCEMENT AND PENALTIES; PROVIDING FOR THE REPEAL OF ORDINANCES OR PARTS OF ORDINANCES IN CONFLICT HEREWITH; PROVIDING FOR SEVERABILITY; PROVIDING FOR AN EFFECTIVE DATE.**

---

Attached is an original final of the above-cited Ordinance as adopted by the Board of County Commissioners on September 2, 2009 at a public hearing. Please number and certify the Ordinance and file with the Florida Department of State in accordance with Section 125.66, Florida Statutes.

Please provide this office with a date-stamped copy of the official acknowledgement from the Florida Department of State that the Ordinance has been filed, showing receipt by your office. The original proof of notice which was advertised on August 19, 2009 in the Tampa Tribune was sent to your office on September 1, 2009.

Thank you for your prompt attention to this matter. Please call me if you have any questions.

RLG/pww

Attachments

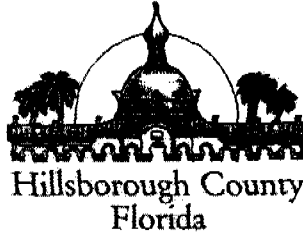
601 E. Kennedy Boulevard, 27th Floor  
Post Office Box 1110 · Tampa, Florida 33601  
(813) 272-5670  
Fax: (813) 272-5231

*An Affirmative Action/Equal Opportunity Employer*

# Office of the County Attorney

## BOARD OF COUNTY COMMISSIONERS

Kevin Beckler  
Rose V. Ferlita  
Ken Higin  
Al Higginbotham  
Jim Norman  
Mark Sharpe  
Kevin White



August 18, 2009

Renée Francis Lee, County Attorney  
Donald R. Odum, Deputy County Attorney

## Missions Attorneys

Christine M. Beck  
Robert E. Brazel  
Hank Ennis  
Mary Helen Farris  
Susan J. Fernandez  
Sheree C. Fish  
Adam J. Gormly  
Jennie Granahan Tarr

**TRANSMITTED BY FACSIMILE  
AND E-MAIL [Dveller@tampatrib.com](mailto:Dveller@tampatrib.com)**

Attn: Donna Veller  
Classified Sales Manager  
Tampa Tribune Legal Advertising  
Post Office Box 191  
Tampa, FL 33601

Re:

**AN ORDINANCE ESTABLISHING WITHIN THE UNINCORPORATED AREAS OF HILLSBOROUGH COUNTY AN ABANDONED REAL PROPERTY REGISTRATION SYSTEM; PROVIDING FOR PURPOSE AND INTENT; PROVIDING FOR DEFINITIONS; PROVIDING REGISTRATION OF ABANDONED PROPERTIES; PROVIDING STANDARDS FOR MAINTENANCE OF ABANDONED PROPERTIES; PROVIDING FOR INSPECTIONS; PROVIDING FOR EXEMPTIONS AND WAIVER; PROVIDING FOR ENFORCEMENT AND PENALTIES; PROVIDING FOR THE REPEAL OF ORDINANCES OR PARTS OF ORDINANCES IN CONFLICT HEREWITH; PROVIDING FOR SEVERABILITY; PROVIDING FOR AN EFFECTIVE DATE.**

Dear Donna:

Enclosed is the above notice which is to run on August 19, 2009 as a legal line ad in the Classified Section of The Tampa Tribune. Our Account Number is: #1013607.

Please send confirmation of your receipt of this request and a copy of your Ad Confirmation to Nancy Y. Takemori ([takemori@hillsboroughcounty.org](mailto:takemori@hillsboroughcounty.org)) and to Kathryn Taylor ([taylork@hillsboroughcounty.org](mailto:taylork@hillsboroughcounty.org)) as soon as possible. Additionally, please mail three (3) original publication affidavits of the legal advertisement as printed in the Tampa Tribune.

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Fax: (813) 272-5231

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Donna Veller  
August 18, 2009  
Page 2

Please call me if you have any questions or if I can assist you in any way. I can be reached at (813) 272-5670. Thank you in advance for your assistance.

Sincerely,



Nancy Y. Takemori  
Assistant County Attorney

NYT/pw  
Enclosure

c: Midge Dixon, BOCC Records (with copy of proposed Ordinance)  
Kathryn Taylor, County Attorney's Office

**NOTICE OF INTENT TO  
CONSIDER COUNTY ORDINANCE**

NOTICE IS HEREBY GIVEN TO WHOM IT MAY CONCERN:

NOTICE is hereby given that the Board of County Commissioners of Hillsborough County, Florida, intends to consider for the purpose of enactment, the following ordinance at a public hearing to be held on **September 2, 2009 at 2:00 p.m.** in the Board of County Commissioners Board Room, County Center, Second Floor, 601 East Kennedy Boulevard, Tampa, Florida:

**AN ORDINANCE ESTABLISHING WITHIN THE UNINCORPORATED AREAS OF HILLSBOROUGH COUNTY AN ABANDONED REAL PROPERTY REGISTRATION SYSTEM; PROVIDING FOR PURPOSE AND INTENT; PROVIDING FOR DEFINITIONS; PROVIDING REGISTRATION OF ABANDONED PROPERTIES; PROVIDING STANDARDS FOR MAINTENANCE OF ABANDONED PROPERTIES; PROVIDING FOR INSPECTIONS; PROVIDING FOR EXEMPTIONS AND WAIVER; PROVIDING FOR ENFORCEMENT AND PENALTIES; PROVIDING FOR THE REPEAL OF ORDINANCES OR PARTS OF ORDINANCES IN CONFLICT HEREWITH; PROVIDING FOR SEVERABILITY; PROVIDING FOR AN EFFECTIVE DATE.**

\*\*\*\*\*  
Any person who might wish to appeal any decision made by the Hillsborough County Board of County Commissioners regarding any matter considered at the forthcoming public hearing or meeting is hereby advised that they will need a record of the proceedings, and for such purpose they may need to ensure that a verbatim record of the proceedings is made which will include the testimony and evidence upon which such appeal is to be based. All interested parties may appear at the above referenced hearing and be heard with respect to the proposed ordinance. A copy of the proposed ordinance may be inspected by the public at the Clerk's office on the 12<sup>th</sup> floor of the County Center at 601 E. Kennedy Blvd., Tampa, FL 33602.

In accordance with the Americans with Disabilities Act (ADA), persons needing special accommodations to participate in these proceedings, and also those seeking an interpreter, should contact the Citizens' Action Center at telephone number (813) 272-5900 not later than 48 hours prior to the proceedings.

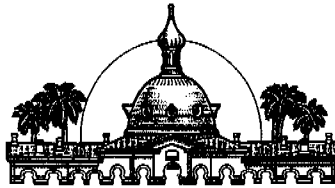
CHAIRMAN, BOARD OF COUNTY COMMISSIONERS  
Hillsborough County, Florida

**Date to Run: August 19, 2009**

# Office of the County Attorney

## BOARD OF COUNTY COMMISSIONERS

Kevin Beckner  
Rose V. Ferlita  
Ken Hagan  
Al Higginbotham  
Jim Norman  
Mark Sharpe  
Kevin White



Hillsborough County  
Florida

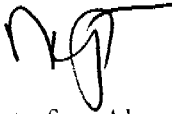
Renée Francis Lee, County Attorney  
Donald R. Odom, Deputy County Attorney

## Managing Attorneys

Christine M. Beck  
Robert E. Brazel  
Hank Ennis  
Mary Helen Farris  
Susan J. Fernandez  
Sheree C. Fish  
Adam J. Gormly  
Jennie Granahan Tarr

## MEMORANDUM

To: Midge Dixon, BOCC Records

From: Nancy Y. Takemori, Assistant County Attorney 

Re: Proposed Ordinance relating to the Establishment of an Abandoned Property Registration System

Date: September 1, 2009

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Attached is a certified copy of the legal advertisement published in the Tampa Tribune. The Notice was advertised in the Tampa Tribune on August 19, 2009 for the September 2, 2009 public hearing.

If you have any questions, please call me at 272-5670 ext. 30159.

NYT/pw

Attachments

c: Rachael L. Greenstein  
Kitty Taylor  
Lori Hudson, Communications

CLERK TO  
THE BOARD (A)

2009 SEP - 1 A 10: 23

RECEIVED

G:\Real Property & Development\Takemori\Code Enforcement Property Registration Ordinance\05) Memo to Midge w copy of legal ad 090109.doc

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