



# Code Compliance Board Regular Meeting

## Agenda

**January 8, 2026 @ 3:00 PM**

City Hall Commission Chambers  
401 S. Park Avenue

### welcome

Agendas and all backup material supporting each agenda item are accessible via the city's website at [cityofwinterpark.org/meetings](http://cityofwinterpark.org/meetings) and include virtual meeting instructions.

### assistance & appeals

Persons with disabilities needing assistance to participate in any of these proceedings should contact the City Clerk's Office ([407-599-3277](tel:407-599-3277)) at least 48 hours in advance of the meeting.

"If a person decides to appeal any decision made by the Board with respect to any matter considered at this hearing, a record of the proceedings is needed to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based." (F.S. 286.0105).

### please note

Times are projected and subject to change.

- 1. Call to Order**
- 2. Swearing in of Witnesses**
- 3. Consent Agenda**
  - a. Minutes of December 4, 2025 3 Minutes
- 4. Public Comments (for items not on the agenda): Three minutes allowed for each speaker**
- 5. Public Hearings (Public participation and comment on these matters must be in person.)**
  - a. CCB# N-25-0010 455 Huntington Ave., Winter Park, FL 32789 10 Minutes
  - b. Motion for Foreclosure Proceedings - 2661 Via Tuscany, Winter Park, FL 32789
- 6. Non-Action Items**
- 7. Staff Updates**
  - a. None
- 8. City Attorney Reports**
- 9. Board Comments**
- 10. Upcoming Agenda Items**
  - a. LDC-25-0465 2218 Whitehall Dr., Winter Park, FL 32792 1 Minute
  - b. BLDG-25-0024 508 Brechin Dr., Winter Park, FL 32792 1 Minute
  - c. PM-25-0186 508 Brechin Dr., Winter Park, FL 32792 1 Minute
- 11. Adjournment**