

**Special Magistrate for the  
City of Haines City**

**CITY OF HAINES CITY,**  
*Petitioner,*

Violation No:37692

vs.

**PENNYMAC LOAN SERVICES LLC**  
**DAVID W. WOODWARD**  
*Respondent(s),*

**NOTICE OF HEARING**

**NOTICE: A FINE AND COSTS MAY BE IMPOSED AT THIS HEARING  
PLEASE GOVERN YOURSELF ACCORDINGLY**

Pursuant to Section 2.40 of the Code of Ordinances and Section 162.06 Florida Statutes, you are hereby called upon to take notice that a Public Hearing will be conducted in the above-styled cause, by the Special Magistrate, on **06/25/2025 at 8:45 a.m.** or as soon after as may be heard, in the Commission Chambers, City Hall, 620 E. Main St. Haines City, Florida. The Special Magistrate will receive testimony and evidence at said Public Hearing and shall make such findings of fact and conclusions of law as are supported by the testimony and evidence pertaining to the matters alleged in the attached Affidavit of Violation(s) and may issue a Final Order affording the proper relief. A certified copy of the Final Order may be recoded in public records of the county and shall constitute notice to any subsequent purchasers, successors in interest, or assigns if the violation concerns real property, and the findings therein shall be binding upon the violator and, if the violation concerns real property, upon any subsequent purchasers, successors in interest, or assigns. If you fail to appear at the Hearing, the Special Magistrate may base any findings solely on the testimony and evidence presented by The Code Compliance Officer. Please govern yourself accordingly.

DATED: this 05/17/2025

SPECIAL MAGISTRATE OF THE  
CITY OF HAINES CITY, FLORIDA

By:



Michelle Escribano Code Compliance Specialist

I HEREBY CERTIFY that a true and correct copy of the above and foregoing Notice of Hearing has been furnished by Certified Mail/Personal Service to Respondent, PENNYMAC LOAN SERVICES LLC, PO BOX 30597, LOS ANGELES, CA 90030. DAVID W. WOODWARD 316 TENNESSEE ST HAINES CITY FL 33844

Return Receipt Number: **9489009000276687336834** & **9489009000276687336841** &  
**9489009000276687336858**

By:



Michelle Escribano Code Compliance Specialist

IF A PERSON DESIRES TO APPEAL ANY DECISION WITH RESPECT TO ANY MATTER CONSIDERED AT THESE PROCEEDINGS, SUCH PERSON WILL NEED A RECORD OF THE PROCEEDINGS AND THAT, FOR THIS PURPOSE, SUCH PERSON MAY NEED TO ENSURE THAT A VERBATIM RECORD OF THE PROCEEDINGS IS MADE WHICH INCLUDES THE TESTIMONY AND EVIDENCE UPON WHICH THE APPEAL IS TO BE BASED.

If You Have Any Questions Please call 863-421-9937

# Special Magistrate for the City of Haines City

**CITY OF HAINES CITY,**

*Petitioner,*

**vs.**

**PENNYMAC LOAN SERVICES LLC**

**DAVID W. WOODWARD**

*Respondent(s),*

Violation No:37692

**STATE OF FLORIDA**

**COUNTY OF POLK**

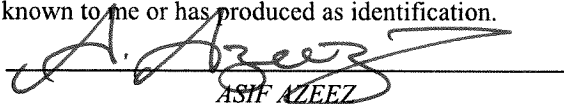
## AFFIDAVIT OF VIOLATION

BEFORE ME, the undersigned authority, personally appeared ASIF AZEEZ, Code Officer for the City of Haines City, Florida, who after being duly sworn, deposes and states:

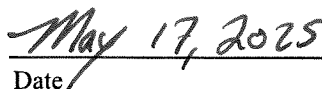
1. That PENNYMAC LOAN SERVICES LLC of PO BOX 30597, LOS ANGELES , CA 90030, DAVID W. WOODWARD 316 TENNESSEE ST HAINES CITY FL 33844 hereinafter referred to as "RESPONDENT", is the owner and/or responsible party of the real property located at 316 TENNESSEE ST , Haines City, FL the legal description of which is fully set forth on Exhibit A attached hereto.
2. That the described property is in violation of the Ordinance as shown in the Violation Details set forth in Exhibit A attached hereto.
3. That a true copy of the Violation Notice(s) previously provided to RESPONDENT is attached hereto.
4. That said violation(s) has/have not been corrected.
5. That a true copy of the Notice of Hearing to be served upon the RESPONDENT in conjunction with this Affidavit of Violation is attached hereto.

## AFFIRMATION UNDER OATH

The foregoing instrument was sworn to (or affirmed), subscribed, and acknowledged before me **by means of** ☒ **physical presence or** ☐ **online notarization**, this 17TH day of MAY, 2025, by ASIF AZEEZ , who is personally known to me or has produced as identification.

  
ASIF AZEEZ

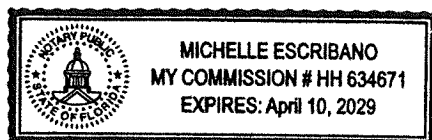
as the Code Officer for Haines City


  
Date

STATE OF FLORIDA  
COUNTY OF POLK

BEFORE ME the undersigned authority personally appeared ASIF AZEEZ, who is personally known to me and after being first duly sworn, deposes and says that affiant is the Code Inspector for the City of Haines City, and that the above Affidavit is true and correct to the best of affiant's knowledge and belief.

SWORN TO AND SUBSCRIBED before me, on  
(AFFIX NOTARY STAMP)



  
Notary Public, State of Florida

  
Printed/Typed Name

If You Have Any Questions Please call 863-421-9937

# **Special Magistrate for the City of Haines City**

## **Exhibit A**

Legal description of property owned by RESPONDENT, PENNYMAC LOAN SERVICES LLC located at PO BOX 30597, LOS ANGELES, CA 90030, DAVID W. WOODWARD 316 TENNESSEE ST HAINES CITY FL 33844 and is described as: PINEHURST SUB PB 5 PG 25 BLK 1 LOT 1, Sub.: and further described as: 316 TENNESSEE ST , HAINES CITY, FL, 33844.

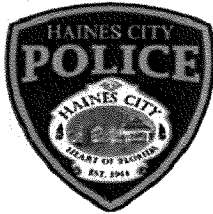
### **Violation:**

PARKING OF CERTAIN OTHER VEHICLES /LDR SEC. 11.4.2 (A):	TRAILERS OF LESS THAN ONE TON CAPACITY, INCLUDING CARGO TRAILERS, MAY BE PARKED ON NONPUBLIC RESIDENTIALLY ZONED PROPERTY; PROVIDED THAT SUCH VEHICLES ARE NOT TO BE PARKED OR STORED WITHIN ANY REQUIRED FRONT YARD. SUCH EQUIPMENT MAY BE PARKED ANYWHERE ON RESIDENTIAL PREMISES FOR NOT TO EXCEED 48 HOURS DURING LOADING OR UNLOADING.
SWIMMING POOL ENCLOSURES/HCPMC SEC. 303.2:	PRIVATE SWIMMING POOLS, HOT TUBS AND SPAS, CONTAINING WATER MORE THAN 24 INCHES (610 mm) IN DEPTH SHALL BE COMPLETELY SURROUNDED BY A FENCE OR BARRIER AT LEAST 48 INCHES (1219 mm) IN HEIGHT ABOVE THE FINISHED GROUND LEVEL MEASURED ON THE SIDE OF THE BARRIER AWAY FROM THE POOL. GATES AND DOORS IN SUCH BARRIERS SHALL BE SELF-CLOSING AND SELF LATCHING. WHERE THE SELF-LATCHING DEVICE IS LESS THAN 54 INCHES (1372 mm) ABOVE THE BOTTOM OF THE GATE, THE RELEASE MECHANISM SHALL BE LOCATED ON THE POOL SIDE OF THE GATE. SELF-CLOSING AND SELF-LATCHING GATES SHALL BE MAINTAINED SUCH THAT THE GATE WILL POSITIVELY CLOSE AND LATCH WHEN RELEASED FROM AN OPEN POSITION OF 6 INCHES (152 mm) FROM THE GATE POST. NO EXISTING POOL ENCLOSURE SHALL BE REMOVED, REPLACED OR CHANGED IN A MANNER THAT REDUCES ITS EFFECTIVENESS AS A SAFETY BARRIER.
SWIMMING POOLS/HCPMC 303.1:	SWIMMING POOLS SHALL BE MAINTAINED IN A CLEAN AND SANITARY CONDITION, AND GOOD REPAIR.

Mailed to:

PENNYMAC LOAN SERVICES LLC  
PO BOX 30597  
LOS ANGELES, CA 90030

DAVID W. WOODWARD  
316 TENNESSEE ST  
HAINES CITY FL 33844



## CITY OF HAINES CITY VIOLATION NOTICE

<b>Case Number:</b> 37692	<b>Date of Violation:</b> 05/02/2025	<b>Property Address:</b> 316 TENNESSEE ST
<b>Property Owner(s):</b> PENNYMAC LOAN SERVICES LLC	<b>Property Owner(s) Address:</b> PO BOX 30597 LOS ANGELES , CA 90030	<b>Bank/Occupant Name &amp; Address:</b> DAVID W. WOODWARD 316 TENNESSEE ST HAINES CITY FL 33844
<b>Parcel Number:</b> 27-27-30-793000-001010		
<b>Property Description:</b> PINEHURST SUB PB 5 PG 25 BLK 1 LOT 1		

### NOTICE:

You have been issued a Notice of Violation for violating the City of Haines City Codes and/or Regulations. You have been given reasonable time to correct the violation(s), and a re-inspection of the above property will be performed on the date indicated below. Your failure to correct the violation within the time period specified may result in a complaint being filed against the above property owner(s) with the Special Magistrate. Any action taken by the City of Haines City, the authority having jurisdiction, could result in a fine that will be charged against the real estate upon which the violation(s) are located and shall be a lien upon such real estate and all other real property owned. If you are unsure about any requirements necessary to correct this violation(s), please contact the City of Haines City Code Compliance Division at 35400 U.S. Highway 27 Haines City, FL 33844 or call 863-421-9937 between the hours of 8:30 AM and 4:30 PM Monday through Friday.

<b>Violation(s):</b> PARKING OF CERTAIN OTHER VEHICLES /LDR SEC. 11.4.2 (A)
<b>Violation(s) Description:</b> TRAILERS OF LESS THAN ONE TON CAPACITY, INCLUDING CARGO TRAILERS, MAY BE PARKED ON NONPUBLIC RESIDENTIALLY ZONED PROPERTY; PROVIDED THAT SUCH VEHICLES ARE NOT TO BE PARKED OR STORED WITHIN ANY REQUIRED FRONT YARD. SUCH EQUIPMENT MAY BE PARKED ANYWHERE ON RESIDENTIAL PREMISES FOR NOT TO EXCEED 48 HOURS DURING LOADING OR UNLOADING.
<b>Violation(s):</b> SWIMMING POOL ENCLOSURES/HCPMC SEC. 303.2
<b>Violation(s) Description:</b> PRIVATE SWIMMING POOLS, HOT TUBS AND SPAS, CONTAINING WATER MORE THAN 24 INCHES (610 mm) IN DEPTH SHALL BE COMPLETELY SURROUNDED BY A FENCE OR BARRIER AT LEAST 48 INCHES (1219 mm) IN HEIGHT ABOVE THE FINISHED GROUND LEVEL MEASURED ON THE SIDE OF THE BARRIER AWAY FROM THE POOL. GATES AND DOORS IN SUCH BARRIERS SHALL BE SELF-CLOSING AND SELF LATCHING. WHERE THE SELF-LATCHING DEVICE IS LESS THAN 54 INCHES (1372 mm) ABOVE THE BOTTOM OF THE GATE, THE RELEASE MECHANISM SHALL BE LOCATED ON THE POOL SIDE OF THE GATE. SELF-CLOSING AND SELF-LATCHING GATES SHALL BE MAINTAINED SUCH THAT THE GATE WILL POSITIVELY CLOSE AND LATCH WHEN RELEASED FROM AN OPEN POSITION OF 6 INCHES (152 mm) FROM THE GATE POST. NO EXISTING POOL ENCLOSURE SHALL BE REMOVED, REPLACED OR CHANGED IN A MANNER THAT REDUCES ITS EFFECTIVENESS AS A SAFETY BARRIER.
<b>Violation(s):</b> SWIMMING POOLS/HCPMC 303.1
<b>Violation(s) Description:</b> SWIMMING POOLS SHALL BE MAINTAINED IN A CLEAN AND SANITARY CONDITION, AND GOOD REPAIR.

**Narrative:**

THERE ARE MULTIPLE VIOLATIONS ON THIS PROPERTY: 1. THE POOL IS DIRTY AND UNSANITARY. 2. THE POOL ENCLOSURE HAS MISSING SCREENS. 3. THERE IS A TRAILER BEING PARKED/STORED IN THE FRONT YARD OF THE PROPERTY.

**Recommended Corrective Action:**

1. CLEAN OR DRAIN POOL COMPLETELY. 2. REPLACE MISSING SCREENS. 3. THE PROPERTY IS A CORNER LOT, WHICH MEANS THE PROPERTY HAS TWO FRONT YARDS. REMOVE TRAILER FROM FRONT YARD AND PARK/STORE IN REAR OF THE PROPERTY ONLY IF IT MEETS SET BACK REQUIREMENTS. THE TRAILER MUST BE PARKED FIVE FEET FROM THE HOUSE OR ANY STRUCTURE AND FIVE FEET FROM THE PROPERTY LINE.

**To Be Corrected By:** 05/16/2025**Code Compliance Officer:** ASIF AZEEZ**Certified Mail #:** 9489009000276687337626 &  
9489009000276687337633 &  
9489009000276687337640