



A NEW DAY.

City of Jacksonville, Florida

Donna Deegan, Mayor

Office of Administrative Services
Environmental Quality Division
214 N. Hogan Street, 5th Floor
Jacksonville, Florida 32202
(904) 255-7100
www.jacksonville.gov

E-mail: michael.house@fsresidential.com

Montreux at Deerwood Lake
Condominium Association, Inc.
8550 Touchton Rd.
Jacksonville, FL 32216

RE: Cease and Desist Citation NP-24-04

Montreux at Deerwood Lake LLC (the "Business") located at Real Estate ID154166-5002, 8550 Touchton Rd, Jacksonville, Florida (the "Property")
Causing, allowing, or permitting emission of sound to Class B receiving land in exceedance of noise limits

Consent Order

The purpose of this letter is to complete the resolution of violations of the City of Jacksonville Environmental Protection Board (JEPB) Rule 4 as identified by the City of Jacksonville, Office of Administrative Services in Cease and Desist Citation NP-24-04 (the "Citation"). The corrective action was completed by the condominium association with additional noise mitigation on the trash compactor. To complete the resolution of this case, the payment of a civil penalty of **\$500.00** is required. The check shall be made payable to the City of Jacksonville **Environmental Protection Trust Fund** and shall be mailed to the Department's Environmental Quality Division at **214 N. Hogan Street, Fifth Floor, Jacksonville, FL 32202** to the **Reference NP-24-04** within 30 days after approval of this agreement by the JEPB. *EQD cannot accept this payment until after JEPB approval. Do not submit payment until receipt of a fully executed Consent Order with the JEPB Chair signature.*

Payment of such amount does not constitute, nor shall it be construed as, an admission of liability or wrongdoing for any allegations in the Citation.

Your signing of this letter constitutes your agreement to the terms of the letter. After this letter has been countersigned by the Department and approved by the JEPB, this letter shall constitute a consent order and final action on behalf of the Department and full satisfaction of the Citation and the matters alleged in the Citation. The terms of the consent order may be enforced in a court of competent jurisdiction, pursuant to Jacksonville Ordinance Code Chapter 360. Failure to comply with the terms of this consent order may constitute a violation of Jacksonville Ordinance Code Section 362.110.

The Department for, and in consideration of, the timely performance by the Respondent of the obligation agreed to in this consent order, hereby waives any rights to seek administrative or judicial imposition of civil and administrative action, complaints, citations, causes of action, and claims arising from the Citation. The Respondent waives its right to an administrative hearing on, or judicial review of, the terms of this consent order.

Consent Order NP-24-04

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Failure to sign and return this document to the Department on or before **April 18, 2025**, will be assumed to be a rejection of the settlement agreement contained herein. This matter will then be referred to the City's Office of General Counsel for further action.

**CITY OF JACKSONVILLE
OFFICE OF ADMINISTRATIVE SERVICES**

4/14/2025

Date

Signed by:
Richard Reichard

Richard A. Reichard
Office of Administrative Services

Montreux at Deerwood Lake Condominium

4/14/2025

Date

Signed by:
Michael House

Print Name: Michael House

Print Title: Manager

ORDER

I hereby certify that the foregoing document was adopted by order of the Environmental Protection Board of the City of Jacksonville this 21 day of April, 2025.

Signed by:
Thomas Deck

Thomas Deck, Chair
Environmental Protection Board