



**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JULY 10, 2024 9:00 AM**

**Special Magistrate: Earl K Mallory
Contested**

**Special Magistrate: William Toohey
Non-Contested**

A. WELCOME

B. STAFF ANNOUNCEMENTS / REMARKS

C. DIVIDING THE HEARING - CONTESTED AND NON-CONTESTED

D. SCHEDULED CASES

Agenda No.: 001	Complexity Level: -	Status: Postponed
Respondent: Cammarata, Judith A 300 S Pine Island Rd, Plantation, FL 33324		CEO: Jen L Batchelor
Situs Address: Antoinette St, Loxahatchee,, FL		Case No: C-2024-03050026
PCN: 00-40-42-32-00-000-3460		Zoned: AR

Violations:	<p>1 Details: Uses identified with a dash "-", in a zoning districts column of the Use Matrix, are prohibited in that zoning district, unless otherwise expressly stated under the Supplementary Use Standards for the use, or within any applicable Zoning Overlays. More specifically, a Towing Service and Storage Yard is prohibited in the AR Zoning District. Code: Unified Land Development Code - 4.A.7.C.6 Unified Land Development Code - 4.B.5.A Issued: 03/07/2024 Status: CEH</p> <p>2 Details: Parking shall be prohibited on all vacant properties in residential districts. More specifically, but not limited to, numerous cars and trucks, RV's, boats on trailers, semi-trailers, and box trucks being parked on the vacant lot. Code: Unified Land Development Code - 6.D.1.A.4.a.3 Issued: 03/07/2024 Status: CEH</p> <p>3 Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, a fence and gates have been erected or installed without a valid building permit. Code: PBC Amendments to FBC 7th Edition (2020) - 105.1 Issued: 03/07/2024 Status: CEH</p> <p>4 Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, a shipping container has been erected or installed without a valid building permit. Code: PBC Amendments to FBC 7th Edition (2020) - 105.1 Issued: 03/07/2024 Status: CEH</p>
--------------------	--

cc: Cammarata, Judith A
Code Enforcement

Agenda No.: 002	Complexity Level: -	Status: Active
Respondent: Ebanks, Yasmeeen I 6676 Houlton Cir, Lake Worth, FL 33467-8736		CEO: Jen L Batchelor
Situs Address: 13255 67th St N, West Palm Beach, FL		Case No: C-2023-07260015
PCN: 00-41-42-33-00-000-1410		Zoned: AR

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JULY 10, 2024 9:00 AM**

Violations:

- 1 **Details:** It shall be unlawful for any owner of land in any residential district to park on, cause to be parked on, or allow to be parked on residentially zoned land any unlicensed or unregistered vehicle, or equipment commercial vehicle, sports vehicle, recreational vehicle, marine vessel or trailer for a period exceeding one hour in any 24 hour period, each such period commencing at the time of first stopping or parking.
Code: Unified Land Development Code - 6.D.1.A.4.a.2.a
Issued: 10/13/2023 **Status:** SIT
- 2 **Details:** One commercial vehicle of not over one ton rated capacity may be parked per dwelling unit, providing all of the following conditions are met: vehicle is registered or licensed; used by a resident of the premises; gross vehicle weight rating (gvwr) does not exceed 12,500 pounds; height does not exceed nine feet, including any load, bed, or box; and total vehicle length does not exceed 26 feet.
Code: Unified Land Development Code - 6.A.1.B.2.a
Issued: 10/13/2023 **Status:** CLS
- 3 **Details:** It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items. More specifically, but not limited to, auto parts, piles of pavers, and various debris on the east side of the property.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 10/13/2023 **Status:** SIT
- 5 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, entry columns & gates have been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 10/13/2023 **Status:** SIT

Agenda No.: 003 **Complexity Level:** - **Status:** Active
Respondent: Louine, Marie I **CEO:** Jen L Batchelor
 15665 97th Rd N, West Palm Beach, FL 33412-1762
Situs Address: 15665 97th Rd N, West Palm Beach, FL **Case No.:** C-2023-07120021
PCN: 00-41-42-18-00-000-3360 **Zoned:** AR

Violations:

- 2 **Details:** A maximum of one recreational vehicle and any two or a maximum of three of the following, may be parked outdoors on a residential parcel with a residential unit: sports vehicle or marine vessel with accompanying trailers; and trailers may be parked outdoors in a residential district.
Code: Unified Land Development Code - 6.D.1.A.1
Issued: 07/13/2023 **Status:** CLS
- 4 **Details:** One commercial vehicle of not over one ton rated capacity may be parked per dwelling unit, providing all of the following conditions are met: vehicle is registered or licensed; used by a resident of the premises; gross vehicle weight rating (gvwr) does not exceed 12,500 pounds; height does not exceed nine feet, including any load, bed, or box; and total vehicle length does not exceed 26 feet. More specifically there is semi tractor parked on the property
Code: Unified Land Development Code - 6.A.1.B.2.a
Issued: 07/13/2023 **Status:** SIT
- 5 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, there are fence columns have been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 07/13/2023 **Status:** SIT
- 6 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, electrical work for the fence columns has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 07/13/2023 **Status:** CLS

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JULY 10, 2024 9:00 AM**

8 **Details:** It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 07/13/2023 **Status:** CLS

cc: Code Enforcement

Agenda No.: 004	Complexity Level: -	Status: Active
Respondent: Nayeem, Mohammed A 9216 Equus Cir, Boynton Beach, FL 33472-4318		CEO: Jen L Batchelor
Situs Address: 20773 Antoinette St, Loxahatchee, FL		Case No: C-2024-02060014
PCN: 00-40-42-32-00-000-3660		Zoned: AR

Violations:

- 1** **Details:** Parking shall be prohibited on all vacant properties in residential districts. More specifically, but not limited to, trucks, semi-trucks and trailers, and RV's parked on the vacant lot.
Code: Unified Land Development Code - 6.D.1.A.4.a.3
Issued: 02/06/2024 **Status:** SIT
- 2** **Details:** Recreational vehicles, boats, sports vehicles and trailers shall not be used for living, sleeping or housekeeping purposes.
Code: Unified Land Development Code - 6.D.1.A.1.d
Issued: 02/06/2024 **Status:** SIT
- 3** **Details:** One commercial vehicle of not over one ton rated capacity may be parked per dwelling unit, providing all of the following conditions are met: vehicle is registered or licensed; used by a resident of the premises; gross vehicle weight rating (gvwr) does not exceed 12,500 pounds; height does not exceed nine feet, including any load, bed, or box; and total vehicle length does not exceed 26 feet. More specifically, semi-trucks and trailers and dump trucks.
Code: Unified Land Development Code - 6.A.1.B.2.a
Issued: 02/06/2024 **Status:** SIT
- 4** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, all interior and exterior wood and wire fencing and gates have been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 02/06/2024 **Status:** SIT
- 5** **Details:** It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 02/06/2024 **Status:** SIT

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JULY 10, 2024 9:00 AM**

- 6 Details:** All construction activity regulated by this code shall be performed in a manner so as not to adversely impact the condition of adjacent property, unless such activity is permitted to affect said property pursuant to a consent granted by the applicable property owner, under terms or conditions agreeable to the applicable property owner. This includes, but is not limited to, the control of dust, noise, water or drainage runoffs, debris, and the storage of construction materials. New construction activity shall not adversely impact legal historic surface water drainage flows serving adjacent properties, and may require special drainage design complying with engineering standards to preserve the positive drainage patterns of the affected sites. Accordingly, developers, contractors and owners of all new residential development, including additions, pools, patios, driveways, decks or similar items, on existing properties resulting in a significant decrease of permeable land area on any parcel or has altered the drainage flow on the developed property shall, as a permit condition, provide a professionally prepared drainage plan clearly indicating compliance with this paragraph. Upon completion of the improvement, a certification from a licensed professional, as appropriate under Florida law, shall be submitted to the inspector in order to receive approval of the final inspection.
- Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, loads of fill being brought in to the vacant lot and excavating ponds without a valid building permit.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1
PBC Amendments to FBC 7th Edition (2020) - 110.9
Issued: 02/06/2024 **Status:** SIT
- 7 Details:** Fences or walls in any zoning district, shall not be electrified or contain any substance such as broken glass, spikes, nails, barbed wire, razors, or any other dangerous material designed to inflict discomfort, pain, or injury to a person or animal, except as allowed below. More specifically, barbed wire fencing is prohibited.
- Code:** Unified Land Development Code - 5.B.1.A.2.b.5.e. Dangerous Material
Issued: 02/06/2024 **Status:** SIT
- 8 Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, a roofed structure/animal shelter to the northeast of the property has been erected or installed without a valid building permit.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 02/06/2024 **Status:** SIT
- 9 Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, a shipping container has been erected or installed without a valid building permit.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 02/06/2024 **Status:** SIT

Agenda No.: 005 **Complexity Level:** - **Status:** Active
Respondent: Rahman, Shiekh N **CEO:** Jen L Batchelor
 1295 Longlea Ter, Wellington, FL 33414-9061
Situs Address: Antoinette St, Loxahatchee,, FL **Case No:** C-2024-02060013
PCN: 00-40-42-32-00-000-3650 **Zoned:** AR

- Violations:**
- 1 Details:** Parking shall be prohibited on all vacant properties in residential districts. More specifically, trucks, RV's and cars parked on the vacant lot.
- Code:** Unified Land Development Code - 6.D.1.A.4.a.3
Issued: 02/07/2024 **Status:** SIT

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JULY 10, 2024 9:00 AM**

- 2** **Details:** All construction activity regulated by this code shall be performed in a manner so as not to adversely impact the condition of adjacent property, unless such activity is permitted to affect said property pursuant to a consent granted by the applicable property owner, under terms or conditions agreeable to the applicable property owner. This includes, but is not limited to, the control of dust, noise, water or drainage runoffs, debris, and the storage of construction materials. New construction activity shall not adversely impact legal historic surface water drainage flows serving adjacent properties, and may require special drainage design complying with engineering standards to preserve the positive drainage patterns of the affected sites. Accordingly, developers, contractors and owners of all new residential development, including additions, pools, patios, driveways, decks or similar items, on existing properties resulting in a significant decrease of permeable land area on any parcel or has altered the drainage flow on the developed property shall, as a permit condition, provide a professionally prepared drainage plan clearly indicating compliance with this paragraph. Upon completion of the improvement, a certification from a licensed professional, as appropriate under Florida law, shall be submitted to the inspector in order to receive approval of the final inspection.
- Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, loads of roofing tiles used as fill have been erected or installed without a valid building permit.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1
PBC Amendments to FBC 7th Edition (2020) - 110.9
Issued: 02/07/2024 **Status:** SIT
- 3** **Details:** One commercial vehicle of not over one ton rated capacity may be parked per dwelling unit, providing all of the following conditions are met: vehicle is registered or licensed; used by a resident of the premises; gross vehicle weight rating (gvwr) does not exceed 12,500 pounds; height does not exceed nine feet, including any load, bed, or box; and total vehicle length does not exceed 26 feet. More specifically, but not limited to, semi-trucks and trailers parked at the vacant lot.
- Code:** Unified Land Development Code - 6.A.1.B.2.a
Issued: 02/07/2024 **Status:** SIT
- 4** **Details:** It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items. More specifically, but not limited to, ladders, tires and auto parts kept on the vacant lot.
- Code:** Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 02/07/2024 **Status:** SIT
- 5** **Details:** Recreational vehicles, boats, sports vehicles and trailers shall not be used for living, sleeping or housekeeping purposes.
- Code:** Unified Land Development Code - 6.D.1.A.1.d
Issued: 02/07/2024 **Status:** SIT
- 6** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, wood posts for fencing have been erected or installed without a valid building permit.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 02/07/2024 **Status:** SIT

Agenda No.: 006

Complexity Level: 1

Status: Active

Respondent: Alvarez, Manuel

CEO: Maggie Bernal

8301 Wilton Dr, West Palm Beach, FL 33406-8640

Situs Address: 2609 Havenwood Rd, West Palm Beach, FL

Case No.: C-2023-10130006

PCN: 00-42-44-13-12-002-0050

Zoned: RM

Violations:

- 4** **Details:** Vehicles shall only be parked on an improved surface in the Urban Suburban Tier. More Specifically: No vehicle is permitted to park on grass and/or unimproved surface area in a residential zoning district
- Code:** Unified Land Development Code - 6.D.1.A.4.a.2.b
Issued: 10/23/2023 **Status:** CLS

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JULY 10, 2024 9:00 AM**

- 5 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically: Shed(s) has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 10/23/2023 **Status:** CLS

- 6 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically: Attached roof structure has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 10/23/2023 **Status:** CEH

Agenda No.: 007 **Complexity Level:** - **Status:** Active
Respondent: De La Cruz, Altagracia **CEO:** Maggie Bernal
 4202 Urquhart St, Lake Worth Beach, FL 33461-4369
Situs Address: 4202 Urquhart St, Lake Worth, FL **Case No:** C-2024-01190020
PCN: 00-42-44-25-08-001-0260 **Zoned:** RM

- Violations:**
- 1 **Details:** One commercial vehicle of not over one ton rated capacity may be parked per dwelling unit, providing all of the following conditions are met: vehicle is registered or licensed; used by a resident of the premises; gross vehicle weight rating (gvwr) does not exceed 12,500 pounds; height does not exceed nine feet, including any load, bed, or box; and total vehicle length does not exceed 26 feet.
More Specifically: Parking/storing of a commercial vehicle(s) in a residential zoning district is prohibited.
Code: Unified Land Development Code - 6.A.1.B.2.a
Issued: 01/23/2024 **Status:** CLS

 - 2 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More Specifically: Shed/Accessory Building has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 01/23/2024 **Status:** CEH

Agenda No.: 008 **Complexity Level:** 1 **Status:** Active
Respondent: Espino, Idalia Yohana **CEO:** Maggie Bernal
 4615 Kelly Dr, West Palm Beach, FL 33415-9219
Situs Address: 4615 Kelly Dr, West Palm Beach, FL **Case No:** C-2024-01180015
PCN: 00-42-44-13-07-000-0070 **Zoned:** RM

- Violations:**
- 1 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More Specifically: New Accessory Building has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 01/19/2024 **Status:** CLS

 - 2 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More Specifically; Shed/ Accessory Building has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 01/19/2024 **Status:** CEH

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JULY 10, 2024 9:00 AM**

3 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More Specifically: Fence has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 01/19/2024 **Status:** CEH

Agenda No.: 009 **Complexity Level:** 1 **Status:** Removed
Respondent: Franco, Tania Margarita; Gonzalez, Clara Eugenia **CEO:** Maggie Bernal
305 Seminole Palms Dr, Lake Worth, FL 33463-4214
Situs Address: 4297 Kirk Rd, Lake Worth, FL **Case No:** C-2023-11080017
PCN: 00-42-44-25-01-000-0010 **Zoned:** RM

Violations:

5 **Details:** Recreational vehicles, boats, sports vehicles and trailers shall be located in the side or rear yard and screened from surrounding property and streets with an opaque wall, fence or hedge a minimum of six feet in height.
Code: Unified Land Development Code - 6.D.1.A.1.c
Issued: 11/15/2023 **Status:** CLS

6 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically: Outside lighting has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 11/15/2023 **Status:** CLS

8 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More Specifically: 2nd paved driveway has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 11/15/2023 **Status:** CLS

Agenda No.: 010 **Complexity Level:** 1 **Status:** Active
Respondent: M & D PROPERTIES OF WPB INC **CEO:** Maggie Bernal
600 S Dixie Hwy, Unit 631, West Palm Bch, FL 33401-584
Situs Address: 4560 Kelly Dr, West Palm Beach, FL **Case No:** C-2024-01180004
PCN: 00-42-44-13-07-000-0225 **Zoned:** RM

Violations:

2 **Details:** Vehicles shall only be parked on an improved surface in the Urban Suburban Tier. More Specifically: No vehicle is permitted to park on grass and/or unimproved surface area in a residential zoning district
Code: Unified Land Development Code - 6.D.1.A.4.a.2.b
Issued: 01/19/2024 **Status:** CLS

3 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More Specifically: All fencing (chain-link / privacy plywood) has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 01/19/2024 **Status:** CEH

Agenda No.: 011 **Complexity Level:** 1 **Status:** Active
Respondent: Sanchez, Tatiana Daza; Velasquez, Edin **CEO:** Maggie Bernal
4138 Kirk Rd, Lake Worth Beach, FL 33461-4317
Situs Address: 4138 Kirk Rd, Lake Worth, FL **Case No:** C-2023-09260024
PCN: 00-43-44-30-01-017-0010 **Zoned:** RM

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JULY 10, 2024 9:00 AM**

4	Issued: 01/05/2024	Status: CLS	<p>Details: A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced.</p> <p>More Specifically, permit # B2002-014613 (Accessory Bldg/Shed) has become inactive or expired.</p> <p>Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1</p> <p>Issued: 01/05/2024</p>
5	Status: CLS		<p>Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit.</p> <p>More Specifically: Fence has been erected or installed without a valid building permit.</p> <p>Code: PBC Amendments to FBC 7th Edition (2020) - 105.1</p> <p>Issued: 01/05/2024</p>
		Status: CLS	

Agenda No.: 013

Complexity Level: 1

Status: Active

Respondent: WEST PALM BEACH MANAGEMENT LLC
317 71st, Miami, FL 33141

CEO: Maggie Bernal

Situs Address: 2601 S Military Trl, West Palm Beach, FL

Case No: C-2023-12130010

PCN: 00-42-44-13-41-002-0010

Zoned: UC

Violations:

1	Issued: 01/10/2024	Status: CEH	<p>Details: A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced.</p> <p>More Specifically: permit # B2022-047324 (interior Improvement and All sub permits) has become inactive or expired.</p> <p>Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1</p>
2	Status: CEH		<p>Details: A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced.</p> <p>More Specifically: permit # P2022-026636 (Fire Sprinkler) has become inactive or expired.</p> <p>Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1</p> <p>Issued: 01/10/2024</p>
3	Status: CEH		<p>Details: A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced.</p> <p>More Specifically: permit # B2022-022613 (Alterations) has become inactive or expired.</p> <p>Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1</p> <p>Issued: 01/10/2024</p>
4	Status: CEH		<p>Details: A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced.</p> <p>More Specifically: permit #B2022-022595 (Alterations and all the Sub permits) has become inactive or expired.</p> <p>Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1</p> <p>Issued: 01/10/2024</p>

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JULY 10, 2024 9:00 AM**

- 5 **Details:** A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced.
More Specifically: permit #B2022-022521 (Alterations) has become inactive or expired.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1
Issued: 01/10/2024 **Status:** CEH
- 6 **Details:** A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced.
More Specifically: permit # E2020-005415 (Electrical change of Service) has become inactive or expired.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1
Issued: 01/10/2024 **Status:** CEH
- 7 **Details:** A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced.
More Specifically: permit #E2018-016327 (Electrical Fire Alarm) has become inactive or expired.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1
Issued: 01/10/2024 **Status:** CEH
- 8 **Details:** A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced.
More Specifically: permit # 2018-010582 (Sign Face Change) has become inactive or expired.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1
Issued: 01/10/2024 **Status:** CEH
- 9 **Details:** A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced.
More Specifically: permit # B2018-010577 (Sign - Wall Supported and Electrical sub) has become inactive or expired.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1
Issued: 01/10/2024 **Status:** CEH
- 10 **Details:** A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced.
More Specifically: permit # B2018-010574 (Sign - Wall Supported and Electrical sub) has become inactive or expired.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1
Issued: 01/10/2024 **Status:** CEH

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JULY 10, 2024 9:00 AM**

- 11 Details:** A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced.
More Specifically: permit # B2018-010572 (Sign - Wall Supported and Electrical sub) has become inactive or expired.

Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1
Issued: 01/10/2024 **Status:** CEH
- 12 Details:** A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced.
More Specifically: permit # B2017-000496 (Demolition Interior Removal/Non-Structural) has become inactive or expired.

Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1
Issued: 01/10/2024 **Status:** CEH
- 13 Details:** A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced.
More Specifically: permit # B2016-013060 (Alterations) has become inactive or expired.

Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1
Issued: 01/10/2024 **Status:** CEH

cc: West Palm Beach Management Llc

Agenda No.: 014	Complexity Level: 1	Status: Removed
Respondent: Ferreira Jacob, Douglas Moreira Moraes; Noschese, Marina 13845 87th St N, West Palm Beach, FL 33412-2390		CEO: Brian Burdett
Situs Address: 13845 87th St N, West Palm Beach, FL		Case No: C-2023-08250022
PCN: 00-41-42-21-00-000-3580		Zoned: AR
Violations:	<ul style="list-style-type: none"> <p>1 Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, wood post wire fence with gate has been erected or installed without a valid building permit.</p> <p>Code: PBC Amendments to FBC 7th Edition (2020) - 105.1 Issued: 09/06/2023 Status: CLS</p> <p>2 Details: It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items. Open storage including but no limited to buckets, fencing, wood piping and saw horses.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-35 (a) Issued: 09/06/2023 Status: CLS</p> <p>3 Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, shed structure has been erected or installed without a valid building permit.</p> <p>Code: PBC Amendments to FBC 7th Edition (2020) - 105.1 Issued: 09/06/2023 Status: CLS</p> 	

Agenda No.: 015 **Complexity Level:** 1 **Status:** Active
Respondent: Jones-Katz, Myranda A M **CEO:** Brian Burdett

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JULY 10, 2024 9:00 AM**

17185 87th Ln N, Loxahatchee, FL 33470-2766

Situs Address: 17185 87th Ln N, Loxahatchee, FL

Case No: C-2023-07200002

PCN: 00-40-42-23-00-000-1680

Zoned: AR

Violations:

- 3** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, fencing has been erected or installed without a valid building permit.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 07/28/2023 **Status:** SIT

Agenda No.: 016

Complexity Level: 1

Status: Removed

Respondent: Pappas, Nicholas

CEO: Brian Burdett

15583 83rd Ln N, Loxahatchee, FL 33470-4639

Situs Address: 15583 83rd Ln N, Loxahatchee, FL

Case No: C-2023-03210033

PCN: 00-41-42-19-00-000-7220

Zoned: AR

Violations:

- 2** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, fence/ gate with columns has been erected or installed without a valid building permit.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 06/09/2023 **Status:** CLS
- 3** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, pole barn structure has been erected or installed without a valid building permit.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 06/09/2023 **Status:** CLS

Agenda No.: 017

Complexity Level: 1

Status: Active

Respondent: Summers, Jennifer; Rivera Also known as, Jennifer L

CEO: Brian Burdett

11547 Tangerine Blvd, West Palm Beach, FL 33412-1863

Situs Address: 11547 Tangerine Blvd, West Palm Beach, FL

Case No: C-2023-04030031

PCN: 00-41-42-35-00-000-3480

Zoned: AR

Violations:

- 1** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, roofed structure pole barn has been erected or installed without a valid building permit.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 04/18/2023 **Status:** SIT
- 2** **Details:** It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items. More specifically: Open storage including but not limited to brick pavers and containers.
- Code:** Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 04/18/2023 **Status:** CLS
- 3** **Details:** Recreational vehicles, boats, sports vehicles and/or trailers are not to be parked in a required front setback or other area between the structure and the street, or on street except for the purpose of loading or unloading during a period not to exceed two hours in any 24 hour period.
- Code:** Unified Land Development Code - 6.D.1.A.1.b
Issued: 04/18/2023 **Status:** CLS
- 4** **Details:** A maximum of one recreational vehicle and any two or a maximum of three of the following, may be parked outdoors on a residential parcel with a residential unit: sports vehicle or marine vessel with accompanying trailers; and trailers may be parked outdoors in a residential district. More specifically: No more than three recreational vehicles (trailers included) allowed on property.

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JULY 10, 2024 9:00 AM**

Code: Unified Land Development Code - 6.D.1.A.1
Issued: 04/18/2023 **Status:** CLS

Agenda No.: 018 **Complexity Level:** 1 **Status:** Removed
Respondent: Sabol, Phillip; Sabol, Linda M **CEO:** Brian Burdett
12567 61st St N, West Palm Beach, FL 33412-2029
Situs Address: 12567 61st St N, West Palm Beach, FL **Case No:** C-2023-03210037
PCN: 00-41-42-34-00-000-7400 **Zoned:** AR

- Violations:**
- 2** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, wood plank and wire fence with metal gate has been erected or installed without a valid building permit.

Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 04/10/2023 **Status:** CLS
 - 3** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, two prefab sheds has been erected or installed without a valid building permit.

Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 04/10/2023 **Status:** CLS
 - 4** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, chicken coop has been erected or installed without a valid building permit.

Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 04/10/2023 **Status:** CLS
 - 8** **Details:** Floodplain Development Permits or Approvals shall be issued pursuant to this Article for any Development activities exempt from the Florida Building Code, as listed in Art. 18.A.4.C. Depending on the nature and extent of proposed Development that includes a Building or Structure, the Floodplain Administrator may determine that a Floodplain Development Permit or Approval is required in addition to a building permit.

Pursuant to the requirements of federal regulation for participation in the National Flood Insurance Program (44 CFR, Sections 59 and 60), Floodplain Development Permits or Approvals shall be required for the following Buildings, Structures and facilities that are exempt from the Florida Building Code and any further exemptions provided by law, which are subject to the requirements of this Article. Specifically, Fencing, two prefab sheds, chicken coop, two pole barn in rear of property.

Code: Unified Land Development Code - 18.A.4.B & 18.A.4.C
Issued: 04/10/2023 **Status:** CLS

Agenda No.: 019 **Complexity Level:** - **Status:** Active
Respondent: GOLDSCHHEIN, AKIVA; GOLDSCHHEIN, ESTHER **CEO:** Richard F Cataldo
6785 Villas Dr, Boca Raton, FL 33433-5040
Situs Address: 6785 Villas Dr E, Boca Raton, FL **Case No:** C-2024-02220018
PCN: 00-42-47-27-20-000-0560 **Zoned:** AR

- Violations:**
- 1** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, altered screened in patio at rear of residence. Walls and windows have been erected or installed without a valid building permit.

Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 03/11/2024 **Status:** CEH

Agenda No.: 020 **Complexity Level:** 1 **Status:** Active
Respondent: FALCON, LUIS **CEO:** Frank A Davis
4225 Chukker Dr, West Palm Beach, FL 33406-4805

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JULY 10, 2024 9:00 AM**

Situs Address: 4225 Chukker Dr, West Palm Beach, FL
PCN: 00-42-44-12-15-001-0040

Case No: C-2023-12120031
Zoned: RM

Violations:

- 1** **Details:** Any person placing or maintaining any facility in the Right-of-Way shall have a permit. "Facility" shall mean any permanent or temporary plant, property, structure, or equipment, including but not limited to, sewer, gas, water, electric, drainage, communications facility, and any type of cable, conduit, duct, fiber optic, pole, antenna, converter, splice box, cabinet, hand hole, manhole, vault, surface location marker, or appurtenance, landscape material, access drive, road connection, pathway, signage, curbing, marking or pavement. More specifically, Truck and equipment located along Right of Way.
Code: Palm Beach County Codes & Ordinances - Ordinance 2019-030
Issued: 12/13/2023 **Status:** CLS
- 2** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, 6' PVC and Wood Gate/ Fence has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 12/13/2023 **Status:** SIT

cc: Code Enforcement

Agenda No.: 021

Complexity Level: 1

Status: Active

Respondent: JONATHAN ETTMAN; LAURA ETTMAN JONATHAN ETTMAN REVOCABLE LIVING TRUST; Unknown Personal Representative, Spouse, Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees and All Other Parties Claiming By, Through, Under or Against the Estate of Jonathan Ettman and Laura Ettman Revocable Trust and All Other Unknown Persons or Parties Having or Claiming to Have Any Right, Title or Interest in the Property Located at 849 W Dolphin Ridge Rd. West Palm Beach Fl. 33406 (00-43-44-05-16-000-0070)
1823 Antigua Rd, West Palm Beach, FL 33406-6776

CEO: Frank A Davis

Situs Address: 849 W Dolphin Ridge Rd, West Palm Beach, FL
PCN: 00-43-44-05-16-000-0070

Case No: C-2023-10270007
Zoned: RS

Violations:

- 2** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, Paver Driveway Addition as been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 11/14/2023 **Status:** CLS
- 3** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, Garage Conversion has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 11/14/2023 **Status:** CEH

cc: Jonathan Ettman; Laura Ettman

Agenda No.: 022

Complexity Level: 1

Status: Active

Respondent: TVR 2 LLC
1150 NW 72nd Ave, Ste 455 Tower 1, MIAMI, FL 33126

CEO: Frank A Davis

Situs Address: 1171 Jason Way, West Palm Beach, FL
PCN: 00-43-44-08-25-000-0140

Case No: C-2023-11020018
Zoned: RS

CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JULY 10, 2024 9:00 AM

Violations:

- | | |
|-----------|---|
| 1 | <p>Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, 6' Wood Fence/ Gate has been erected or installed without a valid building permit.</p> <p>Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
 Issued: 11/07/2023 Status: SIT</p> |
| 2 | <p>Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, 2nd Paver Driveway has been erected or installed without a valid building permit.</p> <p>Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
 Issued: 11/07/2023 Status: SIT</p> |
| 5 | <p>Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, Spa has been erected or installed without a valid building permit.</p> <p>Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
 Issued: 11/07/2023 Status: SIT</p> |
| 6 | <p>Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, Posts and Lights has been erected or installed without a valid building permit.</p> <p>Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
 Issued: 11/07/2023 Status: SIT</p> |
| 7 | <p>Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, 6' PVC Fence A/C Enclosure has been erected or installed without a valid building permit.</p> <p>Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
 Issued: 11/07/2023 Status: SIT</p> |
| 9 | <p>Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, Pool Deck Extended into Easement has been erected or installed without a valid building permit.</p> <p>Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
 Issued: 11/07/2023 Status: SIT</p> |
| 10 | <p>Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, Garage Conversion has been erected or installed without a valid building permit.</p> <p>Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
 Issued: 11/07/2023 Status: SIT</p> |

cc: Tvr 2 Llc
Tvr 2 Llc

Agenda No.: 023	Complexity Level: 1	Status: Active
Respondent: Camli, Eyup; Zozan, Berivan A 18389 Orange Grove Blvd, Loxahatchee, FL 33470-2399		CEO: Darrin L Emmons
Situs Address: 18389 Orange Grove Blvd, Loxahatchee, FL		Case No.: C-2023-11080016

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JULY 10, 2024 9:00 AM**

PCN: 00-40-43-10-00-000-2110

Zoned: AR

Violations:

3 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, a roofed appendage structure has been erected or installed next to this residential property without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 11/08/2023 **Status:** SIT

Agenda No.: 024

Complexity Level: -

Status: Active

Respondent: Excellent, Marie A

CEO: Darrin L Emmons

7086 Hall Blvd, Loxahatchee, FL 33470-4478

Situs Address: 16883 W Aquaduct Dr, Loxahatchee, FL

Case No: C-2023-11080006

PCN: 00-40-43-13-00-000-7350

Zoned: AR

Violations:

2 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, a shed has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 11/08/2023 **Status:** SIT

4 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, a gravel driveway has been erected or installed without a valid building permit.

All construction activity regulated by this code shall be performed in a manner so as not to adversely impact the condition of adjacent property, unless such activity is permitted to affect said property pursuant to a consent granted by the applicable property owner, under terms or conditions agreeable to the applicable property owner. This includes, but is not limited to, the control of dust, noise, water or drainage runoffs, debris, and the storage of construction materials. New construction activity shall not adversely impact legal historic surface water drainage flows serving adjacent properties, and may require special drainage design complying with engineering standards to preserve the positive drainage patterns of the affected sites. Accordingly, developers, contractors and owners of all new residential development, including additions, pools, patios, driveways, decks or similar items, on existing properties resulting in a significant decrease of permeable land area on any parcel or has altered the drainage flow on the developed property shall, as a permit condition, provide a professionally prepared drainage plan clearly indicating compliance with this paragraph. Upon completion of the improvement, a certification from a licensed professional, as appropriate under Florida law, shall be submitted to the inspector in order to receive approval of the final inspection. More specifically, a gravel driveway is being installed without a site development permit.

Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
PBC Amendments to FBC 7th Edition (2020) - 110.9

Issued: 11/08/2023

Status: SIT

cc: Excellent, Marie A

Agenda No.: 025

Complexity Level: 1

Status: Active

Respondent: Moynihan, John P Jr; Oberholzer, Clarissa
17713 35th Pl N, Loxahatchee, FL 33470-0517

CEO: Darrin L Emmons

Situs Address: 17713 35th Pl N, Loxahatchee, FL

Case No: C-2024-01050018

PCN: 00-40-43-14-00-000-4160

Zoned: AR

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JULY 10, 2024 9:00 AM**

Violations:

- 1** **Details:** One commercial vehicle of not over one ton rated capacity may be parked per dwelling unit, providing all of the following conditions are met: vehicle is registered or licensed; used by a resident of the premises; gross vehicle weight rating (gvwr) does not exceed 12,500 pounds; height does not exceed nine feet, including any load, bed, or box; and total vehicle length does not exceed 26 feet. More specifically but not limited to, there is a semi-trailer and six wheeled commercial truck parked in the roadway. There are also (2) Bulldozers, (1) Forklift, (1) Semi-trailer, (1) Bus and (1) Red Dump truck seen from the roadway and parked on the property.
Code: Unified Land Development Code - 6.A.1.B.2.a
Issued: 01/05/2024 **Status:** SIT
- 5** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, two membrane (canopy) type structures have been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 01/05/2024 **Status:** SIT
- 6** **Details:** It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items. More specifically but not limited to, there are tires, buckets and other misc. items being stored openly on this residential property.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 01/05/2024 **Status:** SIT
- 7** **Details:** A maximum of one recreational vehicle and any two or a maximum of three of the following, may be parked outdoors on a residential parcel with a residential unit: sports vehicle or marine vessel with accompanying trailers; and trailers may be parked outdoors in a residential district. More specifically but not limited to, there is one recreational vehicle, (6) all terrain type vehicles and a box trailer seen from the roadway on this residential property.
Code: Unified Land Development Code - 6.D.1.A.1
Issued: 01/05/2024 **Status:** SIT

Agenda No.: 026 **Complexity Level:** 1 **Status:** Active
Respondent: Swimer, Selwyn; Swimer, Channa **CEO:** John Gannotti
 1517 49th St, Brooklyn, NY 11219-3212
Situs Address: 129 Wellington G, West Palm Beach, FL **Case No:** C-2023-12280003
PCN: 00-42-43-23-22-007-1290 **Zoned:** RH

Violations:

- 2** **Details:** A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced. More specifically, permit # B-2022-051732-0000 4 Alterations - Multi-family has become inactive or expired.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1
Issued: 12/28/2023 **Status:** CEH
- 3** **Details:** A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced. More specifically, permit # E-2022-051732-0001 0 E General Electrical has become inactive or expired.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1
Issued: 12/28/2023 **Status:** CEH
- 4** **Details:** A certificate of completion is proof that a structure or system is complete and for certain types of permits is released for use and may be connected to a utility system. This certificate does not grant authority to occupy a building, such as shell building, prior to the issuance of a certificate of occupancy. More specifically, B-2022-051732-0000.
Code: PBC Amendments to FBC 7th Edition (2020) - 111.5
Issued: 12/28/2023 **Status:** CEH
- 5** **Details:** A certificate of completion is proof that a structure or system is complete and for certain types of permits is released for use and may be connected to a utility system. This certificate does not grant authority to occupy a building, such as shell building, prior to the issuance of a certificate of occupancy. More specifically, E-2022-051732-0001.
Code: PBC Amendments to FBC 7th Edition (2020) - 111.5

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JULY 10, 2024 9:00 AM**

Issued: 12/28/2023

Status: CEH

cc: Swimer, Channa
Swimer, Selwyn

Agenda No.: 027

Complexity Level: 1

Status: Active

Respondent: VAD PBI RETAIL 2 LLC

CEO: John Gannotti

38 Grant St NE, St. Augustine, FL 32084

Situs Address: 2695 N Military Trl, West Palm Beach, FL

Case No.: C-2024-01310006

PCN: 00-42-43-24-05-000-0070

Zoned: CG

Violations:

1 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, Parking lot paving has been erected or installed without a valid building permit.

Code: PBC Amendments to FBC 7th Edition (2020) - 105.1

Issued: 01/31/2024

Status: CEH

cc: Vad Pbi Retail 2 Llc
Vad Pbi Retail 2 Llc

Agenda No.: 028

Complexity Level: 1

Status: Removed

Respondent: 5784 DEWITT PL LLC

CEO: Dennis A Hamburger

2071 Cezanne Rd, West Palm Beach, FL 33409-7532

Situs Address: 5784 Dewitt Pl, Lake Worth, FL

Case No.: C-2024-02120016

PCN: 00-42-44-35-03-000-6490

Zoned: RS

Violations:

1 **Details:** Domesticated livestock shall be allowed accessory to a Single Family residential use on lots a minimum of one acre.

Code: Unified Land Development Code - 5.B.1.A.21.a

Issued: 02/14/2024

Status: CLS

2 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, a wood fence has been erected or installed without a valid building permit.

Code: PBC Amendments to FBC 7th Edition (2020) - 105.1

Issued: 02/14/2024

Status: CLS

Agenda No.: 029

Complexity Level: 1

Status: Active

Respondent: Blanc, Jean; Blanc, Erna

CEO: Dennis A Hamburger

3921 Chickasha Rd, Lake Worth, FL 33462-2207

Situs Address: 3921 Chickasha Rd, Lake Worth, FL

Case No.: C-2023-07210021

PCN: 00-43-45-06-04-022-0210

Zoned: RM

Violations:

1 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, the right side of the vinyl fence has been erected or installed without a valid building permit.

Code: PBC Amendments to FBC 7th Edition (2020) - 105.1

Issued: 07/25/2023

Status: CEH

Agenda No.: 030

Complexity Level: 1

Status: Active

Respondent: Bromley, Flora

CEO: Dennis A Hamburger

1134 Calle Ensenada, Marathon, FL 33050-2511

Situs Address: 4222 88th Pl S, Boynton Beach, FL

Case No.: C-2023-08240008

PCN: 00-42-45-13-01-000-0770

Zoned: AR

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JULY 10, 2024 9:00 AM**

Violations:

- 1** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, exterior and interior work has been erected or installed without a valid building permit.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 09/14/2023 **Status:** CEH

cc: Bromley, Flora

Agenda No.: 031

Complexity Level: 1

Status: Removed

Respondent: Luberisse, Dieugrand

CEO: Dennis A Hamburger

7456 Palmdale Dr, Boynton Beach, FL 33436-9424

Situs Address: 7456 Palmdale Dr, Boynton Beach, FL

Case No.: C-2023-12050003

PCN: 00-42-45-12-15-000-2120

Zoned: RS

Violations:

- 1** **Details:** It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items.
- Code:** Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 12/06/2023 **Status:** CLS
- 2** **Details:** Vehicles shall only be parked on an improved surface in the Urban Suburban Tier.
- Code:** Unified Land Development Code - 6.D.1.A.4.a.2.b
Issued: 12/06/2023 **Status:** CLS
- 3** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, a chain linked fence has been erected or installed without a valid building permit.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 12/06/2023 **Status:** CLS
- 4** **Details:** All accessory structures, including detached garages, fences, walls, and swimming pools shall be maintained structurally sound and in good repair.
- Code:** Palm Beach County Property Maintenance Code - Section 14-32 (e)
Issued: 12/06/2023 **Status:** CLS

Agenda No.: 032

Complexity Level: -

Status: Active

Respondent: Hupe, Herbert; Rodrigue, Emily S
401 Erie Dr, Jupiter, FL 33458-4210

CEO: Jamie G Illicete

Situs Address: 401 Erie Dr, Jupiter, FL

Case No.: C-2023-06280030

PCN: 00-42-41-01-05-004-0010

Zoned: RM

Violations:

- 3** **Details:** A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced.
- A certificate of completion is proof that a structure or system is complete and for certain types of permits is released for use and may be connected to a utility system. This certificate does not grant authority to occupy a building, such as shell building, prior to the issuance of a certificate of occupancy.
- More specifically, permit # E-2021-013883-0000 for Electrical Change Of Service-Going from overhead to underground electric power has become inactive or expired and a Certificate of Completion was never obtained.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.4.1
PBC Amendments to FBC 7th Edition (2020) - 111.5
Issued: 06/30/2023 **Status:** CEH
- 5** **Details:** All sidewalks, walkways, stairs, driveways, parking lots, parking spaces and similar areas shall be kept in a proper state of repair, and maintained free from hazardous conditions. More specifically, concrete driveway in front of side garage is in disrepair.
- Code:** Palm Beach County Property Maintenance Code - Section 14-32 (b)

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JULY 10, 2024 9:00 AM**

Code: Unified Land Development Code - 6.D.1.A.4.a.2.a
Issued: 10/26/2023 **Status:** CEH

cc: Amb4614 Llc
Code Enforcement

Agenda No.: 035 **Complexity Level:** 1 **Status:** Active
Respondent: Clad Properties LLC **CEO:** Michael L Jordan
15581 Citrus Grove Blvd, Loxahatchee, FL 33470
Situs Address: 4462 Kirk Rd, Lake Worth, FL **Case No:** C-2024-02200005
PCN: 00-43-44-30-01-049-0043 **Zoned:** RM

- Violations:**
- 1 **Details:** One commercial vehicle of not over one ton rated capacity may be parked per dwelling unit, providing all of the following conditions are met: vehicle is registered or licensed; used by a resident of the premises; gross vehicle weight rating (gvwr) does not exceed 12,500 pounds; height does not exceed nine feet, including any load, bed, or box; and total vehicle length does not exceed 26 feet.
Code: Unified Land Development Code - 6.A.1.B.2.a
Issued: 03/06/2024 **Status:** CEH
 - 2 **Details:** It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 03/06/2024 **Status:** CEH
 - 3 **Details:** Recreational vehicles, boats, sports vehicles and/or trailers are not to be parked in a required front setback or other area between the structure and the street, or on street except for the purpose of loading or unloading during a period not to exceed two hours in any 24 hour period.
Code: Unified Land Development Code - 6.D.1.A.1.b
Issued: 03/06/2024 **Status:** CEH
 - 4 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, fence columns and gates have been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 03/06/2024 **Status:** CEH
 - 5 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, perimeter fencing has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 03/06/2024 **Status:** CEH
 - 6 **Details:** All accessory structures, including detached garages, fences, walls, and swimming pools shall be maintained structurally sound and in good repair. More specifically the fencing on this property is in poor condition
Code: Palm Beach County Property Maintenance Code - Section 14-32 (e)
Issued: 03/06/2024 **Status:** CEH
 - 7 **Details:** Every window, other than a fixed window, shall be easily openable and capable of being held in position by window hardware. More specifically there are shutters on windows.
Code: Palm Beach County Property Maintenance Code - Section 14-33 (m) (2)
Issued: 03/06/2024 **Status:** CEH

Agenda No.: 036 **Complexity Level:** 1 **Status:** Active
Respondent: Columbie, Jose C Prieto; Terrero, Llanaria D **CEO:** Michael L Jordan
4221 Foss Rd, Lake Worth Beach, FL 33461-4407
Situs Address: 4221 Foss Rd, Lake Worth, FL **Case No:** C-2023-09260002
PCN: 00-43-44-30-04-000-0311 **Zoned:** RM

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JULY 10, 2024 9:00 AM**

Violations:

- 1 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, a shed or roof structure in the rear yard has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 09/26/2023 **Status:** CEH
- 7 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, a lean to type roof or storage structure on the south side of the house has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 09/26/2023 **Status:** CEH
- 8 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, a storage type shed roof on the north side of the property has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 09/26/2023 **Status:** CEH
- 9 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, a metal front porch roof structure has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 09/26/2023 **Status:** CEH

cc: Code Enforcement

Agenda No.: 037 **Complexity Level:** 1 **Status:** Removed
Respondent: Perez, Alejandro; Ferrer, Jienlys Reyes **CEO:** Michael L Jordan
 2706 Bahia Rd, West Palm Beach, FL 33406-7737
Situs Address: 2706 Bahia Rd, West Palm Beach, FL **Case No:** C-2024-03010026
PCN: 00-43-44-17-01-002-0030 **Zoned:** RS

Violations:

- 2 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, a metal roof structure in the rear yard has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 03/07/2024 **Status:** CLS
- 3 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, replacement windows and doors have been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 03/07/2024 **Status:** CLS
- 4 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, an asphalt driveway with turnout has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1

CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JULY 10, 2024 9:00 AM

Issued: 03/07/2024

Status: CEH

cc: Ferrer, Jienlys Reyes

Agenda No.: 038	Complexity Level: 1	Status: Active
Respondent: PK Properties II Inc 14371 Halter Rd, Wellington, FL 33414		CEO: Michael L Jordan
Situs Address: 4277 Wilkinson Dr, Lake Worth, FL		Case No: C-2024-03010004
PCN: 00-43-44-30-01-044-0013		Zoned: RM

Violations:

1	Details: It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items.	
	Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)	
	Issued: 03/21/2024	Status: CLS
2	Details: All exterior premises shall be maintained in a clean, safe and sanitary condition. The occupant shall keep that part of the exterior premises which such occupant occupies or controls in a clean and sanitary condition. More specifically, washing machine waste water being discharged onto the swale on the north side of the property.	
	Code: Palm Beach County Property Maintenance Code - Section 14-32 (a)	
	Issued: 03/21/2024	Status: CLS
3	Details: It shall be unlawful for any owner of land in any residential district to park on, cause to be parked on, or allow to be parked on residentially zoned land any unlicensed or unregistered vehicle, or equipment commercial vehicle, sports vehicle, recreational vehicle, marine vessel or trailer for a period exceeding one hour in any 24 hour period, each such period commencing at the time of first stopping or parking. More specifically there is a white van with no tag parked on the property.	
	Code: Unified Land Development Code - 6.D.1.A.4.a.2.a	
	Issued: 03/21/2024	Status: CEH
4	Details: Vehicles shall only be parked on an improved surface in the Urban Suburban Tier.	
	Code: Unified Land Development Code - 6.D.1.A.4.a.2.b	
	Issued: 03/21/2024	Status: CLS
5	Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, perimeter fencing and gates have been erected or installed without a valid building permit.	
	Code: PBC Amendments to FBC 7th Edition (2020) - 105.1	
	Issued: 03/21/2024	Status: CEH

Agenda No.: 039	Complexity Level: 1	Status: Active
Respondent: Routhier, Anthony R 4213 Foss Rd, Lake Worth Beach, FL 33461-4407		CEO: Michael L Jordan
Situs Address: 4213 Foss Rd, Lake Worth, FL		Case No: C-2023-09260001
PCN: 00-43-44-30-04-000-0291		Zoned: RM

Violations:

1	Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, an addition (peaked roof) to connect the main house to the accessory structure has been erected or installed without a valid building permit.	
	Code: PBC Amendments to FBC 7th Edition (2020) - 105.1	
	Issued: 10/03/2023	Status: CEH
2	Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, an addition to the west side of the accessory structure has been erected or installed without a valid building permit.	
	Code: PBC Amendments to FBC 7th Edition (2020) - 105.1	
	Issued: 10/03/2023	Status: CEH

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JULY 10, 2024 9:00 AM**

- 3** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, a gazebo type structure in the rear yard has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 10/03/2023 **Status:** CLS
- 4** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, an addition to the main house on the northwest side has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 10/03/2023 **Status:** CEH
- 5** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, perimeter fencing and gates have been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 10/03/2023 **Status:** CLS

cc: Code Enforcement

Agenda No.: 040 **Complexity Level:** - **Status:** Active
Respondent: GROSS, Michael; GROSS, Arleen **CEO:** Ozmer M Kosal
 9293 Quail Rd, Jupiter, FL 33478-6369
Situs Address: Patricia Ln, FL **Case No:** C-2023-12120038
PCN: 00-42-41-07-00-000-5280 **Zoned:** AR

Violations:

- 1** **Details:** All construction activity regulated by this code shall be performed in a manner so as not to adversely impact the condition of adjacent property, unless such activity is permitted to affect said property pursuant to a consent granted by the applicable property owner, under terms or conditions agreeable to the applicable property owner. This includes, but is not limited to, the control of dust, noise, water or drainage runoffs, debris, and the storage of construction materials. New construction activity shall not adversely impact legal historic surface water drainage flows serving adjacent properties, and may require special drainage design complying with engineering standards to preserve the positive drainage patterns of the affected sites. Accordingly, developers, contractors and owners of all new residential development, including additions, pools, patios, driveways, decks or similar items, on existing properties resulting in a significant decrease of permeable land area on any parcel or has altered the drainage flow on the developed property shall, as a permit condition, provide a professionally prepared drainage plan clearly indicating compliance with this paragraph. Upon completion of the improvement, a certification from a licensed professional, as appropriate under Florida law, shall be submitted to the inspector in order to receive approval of the final inspection. More specifically, fill dirt appearing brought onto your property is in requirement of an approved valid site development fill permit issued from the County Building Department.
Code: PBC Amendments to FBC 7th Edition (2020) - 110.9
Issued: 12/18/2023 **Status:** CEH
- 2** **Details:** Uses identified with a dash "-", in a zoning districts column of the Use Matrix, are prohibited in that zoning district, unless otherwise expressly stated under the Supplementary Use Standards for the use, or within any applicable Zoning Overlays. More specifically, a contractor's storage yard is prohibited in your zoning district.
Code: Unified Land Development Code - 4.A.7.C.6
Issued: 12/18/2023 **Status:** CLS

CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JULY 10, 2024 9:00 AM

3	<p>Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, the fence and gates have been erected or installed without a valid building permit.</p> <p>Code: PBC Amendments to FBC 7th Edition (2020) - 105.1 Issued: 12/18/2023 Status: CEH</p>
4	<p>Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, the appearance of a platform deck and membrane canopy on your property has been erected or installed without a valid building permit.</p> <p>Code: PBC Amendments to FBC 7th Edition (2020) - 105.1 Issued: 12/18/2023 Status: CLS</p>
7	<p>Details: Parking shall be prohibited on all vacant properties in residential districts.</p> <p>Code: Unified Land Development Code - 6.D.1.A.4.a.3 Issued: 12/18/2023 Status: CLS</p>

Agenda No.: 041 **Complexity Level:** 1 **Status:** Active
Respondent: Grosso, Anthony **CEO:** Ray F Leighton
600 S Ridgeley Dr, Unit 110, Los Angeles, CA 90036-4293
Situs Address: 2424 Nokomis Ave, West Palm Beach, FL **Case No.:** C-2024-01180026
PCN: 00-43-43-30-03-042-0190 **Zoned:** RH

Violations:	<p>3 Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, fences have been erected or installed without a valid building permit.</p> <p>Code: PBC Amendments to FBC 7th Edition (2020) - 105.1 Issued: 02/02/2024 Status: SIT</p>
--------------------	--

Agenda No.: 042 **Complexity Level:** 1 **Status:** Active
Respondent: Meklir, Katie C **CEO:** Ray F Leighton
1188 Marine Dr, West Palm Bch, FL 33409-6240
Situs Address: 1188 Marine Dr, West Palm Beach, FL **Case No.:** C-2024-02070018
PCN: 00-43-43-30-00-000-5260 **Zoned:** IL

Violations:	<p>1 Details: All accessory structures, including detached garages, fences, walls, and swimming pools shall be maintained structurally sound and in good repair. More specifically the chain link fence is in disrepair.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-32 (e) Issued: 02/07/2024 Status: SIT</p>
	<p>2 Details: A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced. More specifically, permit # E-2021-027625-0000 for electrical work has become inactive or expired.</p> <p>Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1 Issued: 02/07/2024 Status: SIT</p>
	<p>3 Details: The final inspection shall be made after all work required by the building permit is completed. More Specifically, permit E-2021-027625-0000 needs to be completed .</p> <p>Code: PBC Amendments to FBC 7th Edition (2020) - 110.3.10 Issued: 02/07/2024 Status: SIT</p>

Agenda No.: 043 **Complexity Level:** - **Status:** Removed
Respondent: Jabouin, Jean R; Jean, Vanette **CEO:** Timothy M Madu
5372 Woodland Dr, Delray Beach, FL 33484-1124
Situs Address: 5372 Woodland Dr, Delray Beach, FL **Case No.:** C-2024-02060007
PCN: 00-42-46-11-04-000-1800 **Zoned:** AR

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JULY 10, 2024 9:00 AM**

Violations:

- 3 Details:** Vehicles shall only be parked on an improved surface in the Urban Suburban Tier.
- Please park vehicles on an improved surface or remove the vehicle(s). More specifically, included but not limited to vehicles parked on the grass. Parking on the grass is prohibited at all time. Please relocate the vehicle to a paved surface and refrain from parking on the lawn
- Code:** Unified Land Development Code - 6.D.1.A.4.a.2.b
Issued: 06/29/2023 **Status:** SIT
- 4 Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, fence has been erected or installed without a valid building permit.
- Obtain required building permits for the fence or remove the fence.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 06/29/2023 **Status:** SIT
- 5 Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, driveway has been erected or installed without a valid building permit.
- Obtain required building permits for the driveway or remove the driveway.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 06/29/2023 **Status:** SIT
- 6 Details:** Garbage Carts and Yard Waste Containers shall be placed at the Collection Point no earlier than 3:00 p.m. on the day preceding the day upon which collection is customarily made. Garbage Carts and Yard Waste Containers shall be removed from the Collection Point on the same day collection is scheduled to occur.
- Except when placed for collection service in accordance with subsection 25-1(c)(1)a.-f., Garbage Carts and Yard Waste Containers shall be placed in a storage location within, adjacent to, or behind a structure, building, fence, landscaping, or other barrier which substantially screens the view of the Garbage Carts and Yard Waste Containers from the street or public right-of-way.
- Store garbage containers so that they are screened from view from streets or public right-of-way. More specifically, included but not limited to garbage containers (trashcan) need to be removed from the public right-of-way: swale, public view, sidewalks, and streets after pickup no later than the same day collection is scheduled to occur.
- Code:** Palm Beach County Codes & Ordinances - Chapter 25-1(c)(1)a. & b.
Palm Beach County Codes & Ordinances - Chapter 25-1(c)(1)g.
Issued: 06/29/2023 **Status:** SIT
- 8 Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, shed/structure has been erected or installed without a valid building permit.
- Obtain required building permits for the shed/structure or remove the shed/structure.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 06/29/2023 **Status:** SIT

Agenda No.: 047

Complexity Level: -

Status: Active

Respondent: CARBALLO, JUAN JOSE

CEO: Nedssa Miranda

5329 Marcia Pl, West Palm Beach, FL 33407-1664

Situs Address: 5329 Marcia Pl, West Palm Beach, FL

Case No.: C-2024-03180016

PCN: 00-42-43-02-01-006-0210

Zoned: RM

Violations:

- 1 Details:** One commercial vehicle of not over one ton rated capacity may be parked per dwelling unit, providing all of the following conditions are met: vehicle is registered or licensed; used by a resident of the premises; gross vehicle weight rating (gvwr) does not exceed 12,500 pounds; height does not exceed nine feet, including any load, bed, or box; and total vehicle length does not exceed 26 feet.
- Please discontinue parking any vehicles that do not meet the above criteria.
- Code:** Unified Land Development Code - 6.A.1.B.2.a

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JULY 10, 2024 9:00 AM**

- Issued:** 03/19/2024 **Status:** CLS
- 2 Details:** Grass, weeds and low-growing vegetation shall be maintained as follows: Developed or Partially Developed Residential and Non-Residential lots one-half acre or less: 7 inches in height on the entire lot.
- Please cut the grass, weeds and low growing vegetation and maintain at or below 7 inches in height.
- Code:** Palm Beach County Property Maintenance Code - Section 14-32 (c) (1)Table 14-32 (c)
- Issued:** 03/19/2024 **Status:** SIT
- 3 Details:** It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items.
- Remove all open/outdoor storage of inoperable vehicles, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items on the property. More specifically, open storage including not limited any items storage on public view at the rear of yard.
- Code:** Palm Beach County Property Maintenance Code - Section 14-35 (a)
- Issued:** 03/19/2024 **Status:** CLS
- 4 Details:** Garbage Carts and Yard Waste Containers shall be placed at the Collection Point no earlier than 3:00 p.m. on the day preceding the day upon which collection is customarily made. Garbage Carts and Yard Waste Containers shall be removed from the Collection Point on the same day collection is scheduled to occur.
- Except when placed for collection service in accordance with subsection 25-1(c)(1)a.-f., Garbage Carts and Yard Waste Containers shall be placed in a storage location within, adjacent to, or behind a structure, building, fence, landscaping, or other barrier which substantially screens the view of the Garbage Carts and Yard Waste Containers from the street or public right-of-way.
- Store garbage containers so that they are screened from view from streets or public right-of-way. More specifically, included but not limited to garbage containers (trashcan) need to be removed from the public right-of-way: swale, public view, sidewalks, and streets after pickup no later than the same day collection is scheduled to occur.
- Code:** Palm Beach County Codes & Ordinances - Chapter 25-1(c)(1)a. & b.
Palm Beach County Codes & Ordinances - Chapter 25-1(c)(1)g.
- Issued:** 03/19/2024 **Status:** CLS
- 5 Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, Window installation has been erected or installed without a valid building permit.
- Obtain required building permits for the Window installation or remove the Window installation.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1
- Issued:** 03/19/2024 **Status:** SIT
- 6 Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, driveway has been erected or installed without a valid building permit.
- Obtain required building permits for the driveway or remove the driveway.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1
- Issued:** 03/19/2024 **Status:** SIT

Agenda No.: 048	Complexity Level: -	Status: Active
Respondent: COFFINDAFFER, CHELSEA LEE; EVANS, NELSON EI III 9471 Roan Ln, West Palm Beach, FL 33403-1035		CEO: Nedssa Miranda
Situs Address: 9471 Roan Ln, West Palm Beach, FL 33403		Case No: C-2023-08090030
PCN: 00-43-42-18-00-000-7200		Zoned: RM

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JULY 10, 2024 9:00 AM**

- 7** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, shed/structure has been erected or installed without a valid building permit.

Obtain required building permits for the shed/structure or remove the shed/structure.

Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 12/08/2023 **Status:** CLS

Agenda No.: 050	Complexity Level: -	Status: Active
Respondent: MARICHA REALTY GROUP LLC		CEO: Nedssa Miranda
	9145 Green Meadows Way, Palm Beach Gardens, FL 33418	
Situs Address: 8698 Uranus Ter, West Palm Beach, FL		Case No: C-2024-01310011
PCN: 00-43-42-19-04-000-0122		Zoned: RM
Violations:	<p>1 Details: It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items.</p> <p>More specifically, including but not limited to the tires, buckets, containers or any items storage in the view of the public.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-35 (a) Issued: 02/05/2024 Status: SIT</p>	

Agenda No.: 051	Complexity Level: -	Status: Active
Respondent: MCDONALD, OSBORNE; MCDONALD, TABITHANETHA		CEO: Nedssa Miranda
	5387 45th St, West Palm Beach, FL 33407-1607	
Situs Address: 5387 45th St, West Palm Beach, FL		Case No: C-2023-08100024
PCN: 00-42-43-02-01-002-0251		Zoned: RM
Violations:	<p>1 Details: Garbage Carts and Yard Waste Containers shall be placed at the Collection Point no earlier than 3:00 p.m. on the day preceding the day upon which collection is customarily made. Garbage Carts and Yard Waste Containers shall be removed from the Collection Point on the same day collection is scheduled to occur.</p> <p>Except when placed for collection service in accordance with subsection 25-1(c)(1)a.-f., Garbage Carts and Yard Waste Containers shall be placed in a storage location within, adjacent to, or behind a structure, building, fence, landscaping, or other barrier which substantially screens the view of the Garbage Carts and Yard Waste Containers from the street or public right-of-way.</p> <p>Store garbage containers so that they are screened from view from streets or public right-of-way. More specifically, included but not limited to garbage containers (trashcan) need to be removed from the public right-of-way: swale, public view, sidewalks, and streets after pickup no later than the same day collection is scheduled to occur.</p> <p>Code: Palm Beach County Codes & Ordinances - Chapter 25-1(c)(1)a. & b. Palm Beach County Codes & Ordinances - Chapter 25-1(c)(1)g. Issued: 08/11/2023 Status: SIT</p> <p>2 Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, fence has been erected or installed without a valid building permit.</p> <p>Obtain required building permits for the fence or remove the fence.</p> <p>Code: PBC Amendments to FBC 7th Edition (2020) - 105.1 Issued: 08/11/2023 Status: SIT</p>	

Agenda No.: 052	Complexity Level: -	Status: Removed
Respondent: NGUYEN, ERIC N		CEO: Nedssa Miranda
	5353 Helene Pl, West Palm Beach, FL 33407-1635	
Situs Address: 5353 Helene Pl, West Palm Beach, FL		Case No: C-2024-02280010
PCN: 00-42-43-02-01-009-0230		Zoned: RM

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JULY 10, 2024 9:00 AM**

Violations:

- 1 Details:** It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items.
- Remove all open/outdoor storage of inoperable vehicles, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items on the property.
- Code:** Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 03/04/2024 **Status:** CLS
- 2 Details:** Garbage Carts and Yard Waste Containers shall be placed at the Collection Point no earlier than 3:00 p.m. on the day preceding the day upon which collection is customarily made. Garbage Carts and Yard Waste Containers shall be removed from the Collection Point on the same day collection is scheduled to occur.
- Except when placed for collection service in accordance with subsection 25-1(c)(1)a.-f., Garbage Carts and Yard Waste Containers shall be placed in a storage location within, adjacent to, or behind a structure, building, fence, landscaping, or other barrier which substantially screens the view of the Garbage Carts and Yard Waste Containers from the street or public right-of-way.
- Store garbage containers so that they are screened from view from streets or public right-of-way. More specifically, included but not limited to garbage containers (trashcan) need to be removed from the public right-of-way: swale, public view, sidewalks, and streets after pickup no later than the same day collection is scheduled to occur.
- Code:** Palm Beach County Codes & Ordinances - Chapter 25-1(c)(1)a. & b.
Palm Beach County Codes & Ordinances - Chapter 25-1(c)(1)g.
Issued: 03/04/2024 **Status:** CLS
- 3 Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, shed/structure has been erected or installed without a valid building permit.
- Obtain required building permits for the shed/structure or remove the shed/structure.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 03/04/2024 **Status:** CLS

cc: Pbs0

Agenda No.: 053

Complexity Level: -

Status: Active

Respondent: ROSS, JAMES; ROSS, CORA

CEO: Nedssa Miranda

5319 Helene Pl, West Palm Beach, FL 33407-1635

Situs Address: 5319 Helene Pl, West Palm Beach, FL

Case No: C-2023-03200011

PCN: 00-42-43-02-01-009-0200

Zoned: RM

Violations:

- 1 Details:** It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items.
- Remove all open/outdoor storage of inoperable vehicles, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items on the property. More specifically, open storage including but not limited to cooler, containers, construction materials bricks, tires, pipe, metal post, bottles, trash or any items storage in public view.
- Code:** Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 03/21/2023 **Status:** SIT

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JULY 10, 2024 9:00 AM**

Agenda No.: 058	Complexity Level: 1	Status: Active
Respondent: Redlefsen, Frieda; Redlefsen, Nahmen 8971 Lawrence Rd, Boynton Beach, FL 33436-2330		CEO: Adam F Moulton
Situs Address: 8971 Lawrence Rd, Boynton Beach, FL		Case No: C-2023-07260006
PCN: 00-42-45-13-02-000-0020		Zoned: AR
Violations:	<p>3 Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, an aluminum carport has been erected or installed without a valid building permit.</p> <p>Code: PBC Amendments to FBC 7th Edition (2020) - 105.1 Issued: 08/02/2023 Status: CEH</p> <p>4 Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, a shed has been erected or installed without a valid building permit.</p> <p>Code: PBC Amendments to FBC 7th Edition (2020) - 105.1 Issued: 08/02/2023 Status: CEH</p>	

Agenda No.: 059	Complexity Level: 1	Status: Active
Respondent: Rocha, Eric; Rocha, Maria 3954 Edgar Ave, Boynton Beach, FL 33436-2728		CEO: Adam F Moulton
Situs Address: 3954 Edgar Ave, Boynton Beach, FL		Case No: C-2023-06200006
PCN: 00-43-45-19-01-005-0081		Zoned: RS
Violations:	<p>1 Details: A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced. More specifically, permit # B-2005-035053-0000 has become inactive or expired.</p> <p>Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1 Issued: 07/24/2023 Status: CEH</p> <p>2 Details: A certificate of completion is proof that a structure or system is complete and for certain types of permits is released for use and may be connected to a utility system. This certificate does not grant authority to occupy a building, such as shell building, prior to the issuance of a certificate of occupancy. More specifically, B-2005-035053-0000 needs a certificate of completion.</p> <p>Code: PBC Amendments to FBC 7th Edition (2020) - 111.5 Issued: 07/24/2023 Status: CEH</p>	

Agenda No.: 060	Complexity Level: -	Status: Active
Respondent: Da Silva, Dyanne Queiroz; Burmann, Felipe Garcia 7430 Ashley Shores Cir, Lake Worth, FL 33467-7618		CEO: Steve R Newell
Situs Address: 6563 Sleepy Willow Way, Delray Beach, FL		Case No: C-2023-11290006
PCN: 00-42-46-15-09-000-0260		Zoned: RH
Violations:	<p>2 Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. Specifically, a wood fence has been erected or installed without a valid building permit.</p> <p>Code: PBC Amendments to FBC 7th Edition (2020) - 105.1 Issued: 12/06/2023 Status: CEH</p>	

Agenda No.: 061	Complexity Level: -	Status: Active
Respondent: Calbrese, Anthony 11900 Flotilla Pl, Boca Raton, FL 33428-5652		CEO: Steve R Newell
Situs Address: 11900 Flotilla Pl, Boca Raton, FL		Case No: C-2024-02070017
PCN: 00-41-47-36-03-000-4930		Zoned: AR

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JULY 10, 2024 9:00 AM**

Violations:

- 1 **Details:** It shall be unlawful for any owner of land in any residential district to park on, cause to be parked on, or allow to be parked on residentially zoned land any unlicensed or unregistered vehicle, or equipment commercial vehicle, sports vehicle, recreational vehicle, marine vessel or trailer for a period exceeding one hour in any 24 hour period, each such period commencing at the time of first stopping or parking.
Code: Unified Land Development Code - 6.D.1.A.4.a.2.a
Issued: 02/07/2024 **Status:** CEH
- 2 **Details:** Vehicles shall only be parked on an improved surface in the Urban Suburban Tier.
Code: Unified Land Development Code - 6.D.1.A.4.a.2.b
Issued: 02/07/2024 **Status:** CEH
- 3 **Details:** It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 02/07/2024 **Status:** CLS

cc: Code Enforcement

Agenda No.: 062 **Complexity Level:** - **Status:** Active
Respondent: Madruga, Ashley; Carrillo, Edward; Medrano, Marvin **CEO:** Steve R Newell
 22069 Flanders Ct, Boca Raton, FL 33428-4212
Situs Address: 22069 Flanders Ct, Boca Raton, FL **Case No:** C-2024-03040003
PCN: 00-41-47-25-04-004-0070 **Zoned:** RS

Violations:

- 1 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. Specifically, a shed has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 03/12/2024 **Status:** CEH

Agenda No.: 063 **Complexity Level:** - **Status:** Active
Respondent: Ecchio, Michael John **CEO:** Steve R Newell
 19496 Liberty Rd, Boca Raton, FL 33434-2639
Situs Address: 19496 Liberty Rd, Boca Raton, FL **Case No:** C-2024-01310012
PCN: 00-42-47-07-05-013-0010 **Zoned:** RS

Violations:

- 1 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. Specifically, an enclosed porch has been erected or installed to the rear of the house without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 03/06/2024 **Status:** CEH
- 2 **Details:** It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 03/06/2024 **Status:** CLS

Agenda No.: 064 **Complexity Level:** - **Status:** Removed
Respondent: James J. Salvato Trustee of the James J. Salvato Living **CEO:** Steve R Newell
 Trust Agreement dated September 17, 2008
 11158 Delta Cir, Boca Raton, FL 33428-3974
Situs Address: 11158 Delta Cir, Boca Raton, FL **Case No:** C-2024-02060009
PCN: 00-41-47-26-03-029-0280 **Zoned:** RS

Violations:

- 1 **Details:** The exterior of a structure shall be maintained in good repair, structurally sound and sanitary so as not to pose a threat to the public health, safety or welfare. Specifically, the garage door is in disrepair.
Code: Palm Beach County Property Maintenance Code - Section 14-33 (a)
Issued: 02/09/2024 **Status:** CLS

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JULY 10, 2024 9:00 AM**

- 2** **Details:** Garbage Carts and Yard Waste Containers shall be placed at the Collection Point no earlier than 3:00 p.m. on the day preceding the day upon which collection is customarily made. Garbage Carts and Yard Waste Containers shall be removed from the Collection Point on the same day collection is scheduled to occur.
Code: Palm Beach County Codes & Ordinances - Chapter 25-1(c)(1)a. & b.
Issued: 02/09/2024 **Status:** CLS
- 3** **Details:** It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items. Specifically, the brick pavers in the front yard.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 02/09/2024 **Status:** CLS

Agenda No.: 065 **Complexity Level:-** **Status:** Active
Respondent: Lopes Dias, Layla; Vieira Faria, Leandro **CEO:** Steve R Newell
22329 SW 65th Ave, Boca Raton, FL 33428-6010
Situs Address: 22329 SW 65th Ave, Boca Raton, FL **Case No:** C-2023-08290022
PCN: 00-42-47-30-04-010-0710 **Zoned:** RM

Violations:

- 1** **Details:** Uncultivated vegetation when 1) greater than 18 inches in height located on vacant lots, or 2) greater than 7 inches in height when located on developed residential or developed non-residential lots shall be considered a nuisance.
Code: Palm Beach County Property Maintenance Code - Section 14-62 (3) (a) and (b)
Issued: 08/29/2023 **Status:** CLS
- 2** **Details:** Maintenance of grassed areas and low-growing vegetation shall include weeding, watering, fertilizing, pruning, mowing, edging or any other actions needed consistent with acceptable horticultural practices. Specifically, the grass is growing over the sidewalk and needs to be trimmed to allow pedestrians to walk unimpeded.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (2)
Issued: 08/29/2023 **Status:** CLS
- 3** **Details:** All sidewalks, walkways, stairs, driveways, parking lots, parking spaces and similar areas shall be kept in a proper state of repair, and maintained free from hazardous conditions. Specifically, the asphalt driveway is in a state of disrepair and is in need of maintenance.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (b)
Issued: 08/29/2023 **Status:** CLS
- 4** **Details:** Garbage Carts and Yard Waste Containers shall be placed at the Collection Point no earlier than 3:00 p.m. on the day preceding the day upon which collection is customarily made. Garbage Carts and Yard Waste Containers shall be removed from the Collection Point on the same day collection is scheduled to occur.
Code: Palm Beach County Codes & Ordinances - Chapter 25-1(c)(1)a. & b.
Issued: 08/29/2023 **Status:** CLS
- 5** **Details:** Except when placed for collection service in accordance with subsection 25-1(c)(1)a.-f., Garbage Carts and Yard Waste Containers shall be placed in a storage location within, adjacent to, or behind a structure, building, fence, landscaping, or other barrier which substantially screens the view of the Garbage Carts and Yard Waste Containers from the street or public right-of-way.
Code: Palm Beach County Codes & Ordinances - Chapter 25-1(c)(1)g.
Issued: 08/29/2023 **Status:** CLS
- 6** **Details:** A swimming pool shall have a pool barrier that meets the requirements of the Florida Building Code pool barrier requirements in effect at the time of construction of the pool, or, if constructed before such requirements went into effect, shall have a barrier that meets all of the following minimum requirements:
- a. The barrier must be at least four (4) feet high on the outside.
 - b. The barrier may not have any gaps, openings, indentations, protrusions, or structural components that could allow a young child to crawl under, squeeze through, or climb over the barrier.
 - c. The barrier must be placed around the perimeter of the pool and must be separate from any fence, wall, or other enclosure surrounding the yard unless the fence, wall, or other enclosure or portion thereof is situated on the perimeter of the pool, is being used as part of the barrier, and meets the barrier requirements of this section. A wall of a dwelling may serve as part of the barrier if it does not contain any door.
- Code:** Palm Beach County Property Maintenance Code - Section 14-32 (e) (2)
Issued: 08/29/2023 **Status:** CLS

CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JULY 10, 2024 9:00 AM

- 7** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. Specifically, a six-foot wood privacy fence has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 08/29/2023 **Status:** CEH
- 8** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. Specifically, an accessory structure has been erected or installed in the southwest corner of the backyard without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 08/29/2023 **Status:** CLS

Agenda No.: 066 **Complexity Level:** - **Status:** Active
Respondent: Negrelli, Nayara; Negrelli, Rosaine **CEO:** Steve R Newell
8462 Dynasty Dr, Boca Raton, FL 33433-6818
Situs Address: 11913 Anchorage Way, Boca Raton, FL **Case No:** C-2024-01220032
PCN: 00-41-47-36-03-000-7350 **Zoned:** AR

- Violations:**
- 1** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. Specifically, windows and doors are being installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 02/13/2024 **Status:** CEH

cc: Negrelli, Rosiane

Agenda No.: 067 **Complexity Level:** - **Status:** Active
Respondent: NORTON FAMILY PROPERTIES & INVESTMENTS LLC **CEO:** Steve R Newell
Marafioti, Sandra
4929 SW 74th Ct, Miami, FL 33155
Situs Address: 9205 Pecky Cypress Ln, 8A, Boca Raton, FL **Case No:** C-2024-01240011
PCN: 00-42-47-19-04-000-0801 **Zoned:** RS

- Violations:**
- 1** **Details:** A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced. Specifically, permit # B2020-006305 (install new impact windows & doors, patio enclosure) has become inactive or expired.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1
Issued: 01/29/2024 **Status:** CLS
- 2** **Details:** The final inspection shall be made after all work required by the building permit is complete. Specifically, B2020-006305 (new impact windows & doors, patio enclosure)
Code: PBC Amendments to FBC 7th Edition (2020) - 110.3.10
Issued: 01/29/2024 **Status:** CEH
- 3** **Details:** A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced. Specifically, permit # B-2019-024184 (Raise Patio Slab at Non-habitable Porch) has become inactive or expired.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1
Issued: 01/29/2024 **Status:** CEH
- 4** **Details:** The final inspection shall be made after all work required by the building permit is completed. Specifically, B-2019-024184 (Raise Patio Slab at Non-habitable Porch)
Code: PBC Amendments to FBC 7th Edition (2020) - 110.3.10

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JULY 10, 2024 9:00 AM**

Issued: 01/29/2024

Status: CEH

cc: Marafioti, Sandra
Norton Family Properties & Investments Llc

Agenda No.: 068 **Complexity Level:** - **Status:** Active
Respondent: Zena Investments LLC **CEO:** Steve R Newell
 10957 Ravel Ct, Boca Raton, FL 33498-6761
Situs Address: 22867 Cascade Rd, Boca Raton, FL **Case No:** C-2024-02280002
PCN: 00-41-47-25-02-000-0600 **Zoned:** AR

- Violations:**
- 1 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. Specifically, a porch has been erected or installed without a valid building permit.
 Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
 Issued: 03/15/2024 **Status:** CEH
 - 2 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. Specifically, hurricane shutters have been erected or installed without a valid building permit.
 Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
 Issued: 03/15/2024 **Status:** CEH
 - 3 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. Specifically, a wood fence has been erected or installed without a valid building permit.
 Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
 Issued: 03/15/2024 **Status:** CEH

Agenda No.: 069 **Complexity Level:** 1 **Status:** Removed
Respondent: BOONPHUN OF ATLANTICE LLC; BOONPHUN OF **CEO:** Debbie N Plaud
 ATLANTIC LLC
 511 S Olive Ave, West Palm Beach, FL 33401-5907
Situs Address: 10775 61st St S, Lake Worth, FL **Case No:** C-2023-09140005
PCN: 00-41-45-01-00-000-3440 **Zoned:** AR

- Violations:**
- 1 **Details:** No equipment or materials used in the home occupation shall be stored or displayed outside of the dwelling, including driveways.
 Code: Unified Land Development Code - 4.B.1.E.10.k
 Issued: 12/11/2023 **Status:** CLS
 - 2 **Details:** One commercial vehicle of not over one ton rated capacity may be parked per dwelling unit, providing all of the following conditions are met: vehicle is registered or licensed; used by a resident of the premises; gross vehicle weight rating (gvwr) does not exceed 12,500 pounds; height does not exceed nine feet, including any load, bed, or box; and total vehicle length does not exceed 26 feet.
 Code: Unified Land Development Code - 6.A.1.B.2.a
 Issued: 12/11/2023 **Status:** CLS
 - 3 **Details:** One business related vehicle per dwelling unit not over one ton rated capacity may be parked at the home, provided the vehicle is registered to a resident of the dwelling, commercial vehicles are prohibited.
 Code: Unified Land Development Code - 4.B.1.E.10.n
 Issued: 12/11/2023 **Status:** CLS
 - 4 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, an accessory structure (carport) has been erected or installed without a valid building permit.
 Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
 Issued: 12/11/2023 **Status:** CLS

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JULY 10, 2024 9:00 AM**

- 5 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, a storage container has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 12/11/2023 **Status:** CLS

Agenda No.: 070	Complexity Level: 1	Status: Active
Respondent: Calixte, Nixon; Placide, Beatrice 7312 Palmdale Dr, Boynton Beach, FL 33436-9411		CEO: Debbie N Plaud
Situs Address: 7312 Palmdale Dr, Boynton Beach, FL		Case No: C-2023-11090032
PCN: 00-42-45-12-11-000-0630		Zoned: RS

Violations:

- 1 **Details:** It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items.

More specifically, open storage of the above mentioned items in the backyard.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 11/15/2023 **Status:** CLS
- 2 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, wood and chain link fence has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 11/15/2023 **Status:** CEH
- 4 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, an addition in the rear/ enclosed patio has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 11/15/2023 **Status:** CLS

Agenda No.: 071	Complexity Level: 1	Status: Removed
Respondent: Hanson, Michael 1303 Mathis St, Lake Worth Beach, FL 33461-5413		CEO: Debbie N Plaud
Situs Address: 1303 Mathis St, Lake Worth, FL		Case No: C-2023-08280005
PCN: 00-43-44-30-01-114-0040		Zoned: RM

Violations:

- 2 **Details:** It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 02/20/2024 **Status:** CLS
- 3 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, a membrane structure has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 02/20/2024 **Status:** CLS
- 4 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, a six foot fence has been erected or installed without a valid building permit.

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JULY 10, 2024 9:00 AM**

	Code: PBC Amendments to FBC 7th Edition (2020) - 105.1	
	Issued: 02/20/2024	Status: CLS
6	Details: One commercial vehicle of not over one ton rated capacity may be parked per dwelling unit, providing all of the following conditions are met: vehicle is registered or licensed; used by a resident of the premises; gross vehicle weight rating (gvwr) does not exceed 12,500 pounds; height does not exceed nine feet, including any load, bed, or box; and total vehicle length does not exceed 26 feet.	
	Code: Unified Land Development Code - 6.A.1.B.2.a	
	Issued: 02/20/2024	Status: CLS
7	Details: No equipment or materials used in the home occupation shall be stored or displayed outside of the dwelling, including driveways.	
	Code: Unified Land Development Code - 4.B.1.E.10.k	
	Issued: 02/20/2024	Status: CLS
8	Details: One business related vehicle per dwelling unit not over one ton rated capacity may be parked at the home, provided the vehicle is registered to a resident of the dwelling, commercial vehicles are prohibited.	
	Code: Unified Land Development Code - 4.B.1.E.10.n	
	Issued: 02/20/2024	Status: CLS

cc: Frogner Consulting Llc

Agenda No.: 072	Complexity Level: 1	Status: Active																																							
Respondent: Lopez, Gerardo M; Lopez, Ciria M 5102 2nd Rd, Lake Worth, FL 33467-5616		CEO: Debbie N Plaud																																							
Situs Address: 5102 2nd Rd, Lake Worth, FL		Case No: C-2023-10120001																																							
PCN: 00-42-43-27-05-032-8010		Zoned: AR																																							
Violations:	<table border="1"> <tr> <td>1</td> <td>Details: One commercial vehicle of not over one ton rated capacity may be parked per dwelling unit, providing all of the following conditions are met: vehicle is registered or licensed; used by a resident of the premises; gross vehicle weight rating (gvwr) does not exceed 12,500 pounds; height does not exceed nine feet, including any load, bed, or box; and total vehicle length does not exceed 26 feet.</td> <td></td> </tr> <tr> <td></td> <td>Code: Unified Land Development Code - 6.A.1.B.2.a</td> <td></td> </tr> <tr> <td></td> <td>Issued: 12/06/2023</td> <td>Status: CLS</td> </tr> <tr> <td>2</td> <td>Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, wood and metal fence with gates and columns has been erected or installed without a valid building permit.</td> <td></td> </tr> <tr> <td></td> <td>Code: PBC Amendments to FBC 7th Edition (2020) - 105.1</td> <td></td> </tr> <tr> <td></td> <td>Issued: 12/06/2023</td> <td>Status: CEH</td> </tr> <tr> <td>3</td> <td>Details: A swimming pool shall have a pool barrier that meets the requirements of the Florida Building Code pool barrier requirements in effect at the time of construction of the pool, or, if constructed before such requirements went into effect, shall have a barrier that meets all of the following minimum requirements: a. The barrier must be at least four (4) feet high on the outside. b. The barrier may not have any gaps, openings, indentations, protrusions, or structural components that could allow a young child to crawl under, squeeze through, or climb over the barrier. c. The barrier must be placed around the perimeter of the pool and must be separate from any fence, wall, or other enclosure surrounding the yard unless the fence, wall, or other enclosure or portion thereof is situated on the perimeter of the pool, is being used as part of the barrier, and meets the barrier requirements of this section. A wall of a dwelling may serve as part of the barrier if it does not contain any door</td> <td></td> </tr> <tr> <td></td> <td>Code: Palm Beach County Property Maintenance Code - Section 14-32 (e) (2)</td> <td></td> </tr> <tr> <td></td> <td>Issued: 12/06/2023</td> <td>Status: CEH</td> </tr> <tr> <td>4</td> <td>Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, brick paver driveway has been erected or installed without a valid building permit.</td> <td></td> </tr> <tr> <td></td> <td>Code: PBC Amendments to FBC 7th Edition (2020) - 105.1</td> <td></td> </tr> <tr> <td></td> <td>Issued: 12/06/2023</td> <td>Status: CLS</td> </tr> <tr> <td>5</td> <td>Details: One business related vehicle per dwelling unit not over one ton rated capacity may be parked at the home, provided the vehicle is registered to a resident of the dwelling, commercial vehicles are prohibited.</td> <td></td> </tr> </table>		1	Details: One commercial vehicle of not over one ton rated capacity may be parked per dwelling unit, providing all of the following conditions are met: vehicle is registered or licensed; used by a resident of the premises; gross vehicle weight rating (gvwr) does not exceed 12,500 pounds; height does not exceed nine feet, including any load, bed, or box; and total vehicle length does not exceed 26 feet.			Code: Unified Land Development Code - 6.A.1.B.2.a			Issued: 12/06/2023	Status: CLS	2	Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, wood and metal fence with gates and columns has been erected or installed without a valid building permit.			Code: PBC Amendments to FBC 7th Edition (2020) - 105.1			Issued: 12/06/2023	Status: CEH	3	Details: A swimming pool shall have a pool barrier that meets the requirements of the Florida Building Code pool barrier requirements in effect at the time of construction of the pool, or, if constructed before such requirements went into effect, shall have a barrier that meets all of the following minimum requirements: a. The barrier must be at least four (4) feet high on the outside. b. The barrier may not have any gaps, openings, indentations, protrusions, or structural components that could allow a young child to crawl under, squeeze through, or climb over the barrier. c. The barrier must be placed around the perimeter of the pool and must be separate from any fence, wall, or other enclosure surrounding the yard unless the fence, wall, or other enclosure or portion thereof is situated on the perimeter of the pool, is being used as part of the barrier, and meets the barrier requirements of this section. A wall of a dwelling may serve as part of the barrier if it does not contain any door			Code: Palm Beach County Property Maintenance Code - Section 14-32 (e) (2)			Issued: 12/06/2023	Status: CEH	4	Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, brick paver driveway has been erected or installed without a valid building permit.			Code: PBC Amendments to FBC 7th Edition (2020) - 105.1			Issued: 12/06/2023	Status: CLS	5	Details: One business related vehicle per dwelling unit not over one ton rated capacity may be parked at the home, provided the vehicle is registered to a resident of the dwelling, commercial vehicles are prohibited.	
1	Details: One commercial vehicle of not over one ton rated capacity may be parked per dwelling unit, providing all of the following conditions are met: vehicle is registered or licensed; used by a resident of the premises; gross vehicle weight rating (gvwr) does not exceed 12,500 pounds; height does not exceed nine feet, including any load, bed, or box; and total vehicle length does not exceed 26 feet.																																								
	Code: Unified Land Development Code - 6.A.1.B.2.a																																								
	Issued: 12/06/2023	Status: CLS																																							
2	Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, wood and metal fence with gates and columns has been erected or installed without a valid building permit.																																								
	Code: PBC Amendments to FBC 7th Edition (2020) - 105.1																																								
	Issued: 12/06/2023	Status: CEH																																							
3	Details: A swimming pool shall have a pool barrier that meets the requirements of the Florida Building Code pool barrier requirements in effect at the time of construction of the pool, or, if constructed before such requirements went into effect, shall have a barrier that meets all of the following minimum requirements: a. The barrier must be at least four (4) feet high on the outside. b. The barrier may not have any gaps, openings, indentations, protrusions, or structural components that could allow a young child to crawl under, squeeze through, or climb over the barrier. c. The barrier must be placed around the perimeter of the pool and must be separate from any fence, wall, or other enclosure surrounding the yard unless the fence, wall, or other enclosure or portion thereof is situated on the perimeter of the pool, is being used as part of the barrier, and meets the barrier requirements of this section. A wall of a dwelling may serve as part of the barrier if it does not contain any door																																								
	Code: Palm Beach County Property Maintenance Code - Section 14-32 (e) (2)																																								
	Issued: 12/06/2023	Status: CEH																																							
4	Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, brick paver driveway has been erected or installed without a valid building permit.																																								
	Code: PBC Amendments to FBC 7th Edition (2020) - 105.1																																								
	Issued: 12/06/2023	Status: CLS																																							
5	Details: One business related vehicle per dwelling unit not over one ton rated capacity may be parked at the home, provided the vehicle is registered to a resident of the dwelling, commercial vehicles are prohibited.																																								

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JULY 10, 2024 9:00 AM**

Code: Unified Land Development Code - 4.B.1.E.10.n
Issued: 12/06/2023 **Status:** CLS
6 **Details:** No equipment or materials used in the home occupation shall be stored or displayed outside of the dwelling, including driveways.
Code: Unified Land Development Code - 4.B.1.E.10.k
Issued: 12/06/2023 **Status:** CLS

Agenda No.: 073 **Complexity Level:** 1 **Status:** Active
Respondent: Plumeri, Dianne E **CEO:** Debbie N Plaud
5190 3rd Rd, Lake Worth, FL 33467-5628
Situs Address: 5204 3rd Rd, Lake Worth, FL **Case No:** C-2023-07180017
PCN: 00-42-43-27-05-032-0670 **Zoned:** AR

Violations:

1 **Details:** Grass, weeds and low-growing vegetation shall be maintained as follows: Developed or Partially Developed Residential and Non-Residential lots greater than one-half acre: 7 inches on the first 25 feet measuring from property line or pod line of the lot on any side of the lot adjacent to a developed lot.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (1)Table 14-32 (c)
Issued: 10/11/2023 **Status:** CLS

3 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, a fence has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 10/11/2023 **Status:** CEH

4 **Details:** The maximum height for a fence or wall on or adjacent to a residential lot line or in a landscape buffer shall be as follows: Within required front setback: four feet. Within required side, side street, and rear setback: six feet
Code: Unified Land Development Code - 5.B.1.A.2.B.1
Issued: 10/11/2023 **Status:** CEH

Agenda No.: 074 **Complexity Level:** 1 **Status:** Active
Respondent: SOUTHERN FARM SERVICES LLC **CEO:** Debbie N Plaud
1201 S Dixie Hwy, Delray Beach, FL 33483-3473
Situs Address: Park Ln W, FL **Case No:** C-2024-02010021
PCN: 00-41-45-01-00-000-3210 **Zoned:** AR

Violations:

1 **Details:** Parking shall be prohibited on all vacant properties in residential districts.
Code: Unified Land Development Code - 6.D.1.A.4.a.3
Issued: 02/08/2024 **Status:** CLS

2 **Details:** It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 02/08/2024 **Status:** CEH

3 **Details:** Grass, weeds and low-growing vegetation shall be maintained as follows: Vacant - Residential and Non-Residential lots greater than one-half acre: 18 inches on the first 25 feet measuring from property line or pod line of the lot on any side of the lot adjacent to a developed lot.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (1) Table 14-32(c)
Issued: 02/08/2024 **Status:** CEH

Agenda No.: 075 **Complexity Level:** - **Status:** Removed
Respondent: Boca Chase Property Owners' Association, Incorporated **CEO:** Patrick L Prentice
301 Yamato Rd, Ste 2199, Boca Raton, FL 33431
Situs Address: Boca Chase Dr, Boca Raton, FL **Case No:** C-2024-03040034
PCN: 00-41-47-01-19-016-0000 **Zoned:** RS

Violations:

1 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. Specifically, new drainage culverts have been installed along the canal behind 18250 Covina Wy, Boca Raton, without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JULY 10, 2024 9:00 AM**

Issued: 03/12/2024

Status: CLS

cc: Boca Chase Property Owners' Association, Incorporated
Boca Chase Property Owners' Association, Incorporated
Boca Chase Property Owners' Association, Incorporated

Agenda No.: 076

Complexity Level: -

Status: Active

Respondent: Boca Landings Homeowners Association, INC.
2 S University Dr, Unit 329, Plantation, FL 33324

CEO: Patrick L Prentice

Situs Address: 9400 Lakeridge Blvd, Boca Raton, FL

Case No: C-2024-01170011

PCN: 00-42-47-06-09-004-0000

Zoned: RS

Violations:

- 1** **Details:** Hedges may be planted and maintained along or adjacent to a residential lot line, as follows:

1) Hedges shall not exceed four feet in height when located within the required front setback.
2) Hedges shall not exceed eight feet in height when located on or adjacent to the side, side street, or rear property lines.

Specifically, the hedges located along Lakeridge Blvd leading to 441 are overgrown and need to be trimmed to the proper height.

Code: Unified Land Development Code - 7.D.4.A.1.a
Issued: 01/24/2024 **Status:** CLS
- 2** **Details:** Maintenance of grassed areas and low-growing vegetation shall include weeding, watering, fertilizing, pruning, mowing, edging or any other actions needed consistent with acceptable horticultural practices. Specifically, the hedges located along Lakeridge Blvd leading to 441 are overgrown and impeding pedestrian traffic along the walkways.

Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (2)
Issued: 01/24/2024 **Status:** CLS
- 3** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. Specifically, electric lights have been erected or installed along Lakeridge Blvd heading towards 441 without a valid building permit.

Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 01/24/2024 **Status:** SIT
- 4** **Details:** Any person placing or maintaining any facility in the Right-of-Way shall have a permit. "Facility" shall mean any permanent or temporary plant, property, structure, or equipment, including but not limited to, sewer, gas, water, electric, drainage, communications facility, and any type of cable, conduit, duct, fiber optic, pole, antenna, converter, splice box, cabinet, hand hole, manhole, vault, surface location marker, or appurtenance, landscape material, access drive, road connection, pathway, signage, curbing, marking or pavement. Specifically, the electric lights located in the right-of-way.

Code: Palm Beach County Codes & Ordinances - Ordinance 2019-030
Issued: 01/24/2024 **Status:** SIT
- 5** **Details:** A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced. Specifically, permit #E-2020-007098-0000 (electrical) has become inactive or expired.

Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1
Issued: 01/24/2024 **Status:** SIT
- 6** **Details:** A certificate of completion is proof that a structure or system is complete and for certain types of permits is released for use and may be connected to a utility system. This certificate does not grant authority to occupy a building, such as shell building, prior to the issuance of a certificate of occupancy. Specifically, permit #E-2020-007098-0000 (electrical).

Code: PBC Amendments to FBC 7th Edition (2020) - 111.5
Issued: 01/24/2024 **Status:** SIT
- 7** **Details:** A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced. Specifically, permit #B-2018-035667-0000 (Parking Lot Repaving) has become inactive or expired.

Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JULY 10, 2024 9:00 AM**

- | | | |
|----------|--|--------------------|
| 8 | Issued: 01/24/2024 | Status: SIT |
| | Details: A certificate of completion is proof that a structure or system is complete and for certain types of permits is released for use and may be connected to a utility system. This certificate does not grant authority to occupy a building, such as shell building, prior to the issuance of a certificate of occupancy. Specifically, B-2018-035667-0000 (Parking Lot Repaving). | |
| | Code: PBC Amendments to FBC 7th Edition (2020) - 111.5 | |
| | Issued: 01/24/2024 | Status: SIT |
| 9 | Details: The Site Plan shall be the controlling plan for Conditional Uses or PDDs listed below. All development site elements including, but not limited to: ingress and egress, density, and intensity in the proposed application shall be consistent with the Site Plan. All plats shall be consistent with the Site Plan. In cases of conflict between plans, the most recently approved BCC Preliminary Plan(s) for those DOs that have no Final Plan(s) shall prevail. Specifically, parking layout does not match approved site plan. Need to amend site plan or stripe according to approved site plan. | |
| | Code: Unified Land Development Code - 2.A.6.B.4 | |
| | Issued: 01/24/2024 | Status: SIT |

cc: Boca Landings Homeowners Association, Inc.
Boca Landings Homeowners Association, Inc.

Agenda No.: 077	Complexity Level: 3	Status: Postponed
Respondent: Bridgewood Mid-Rise Condominium I Association, INC. 980 N Federal Hwy, Ste 440, Boca Raton, FL 33432		CEO: Patrick L Prentice
Situs Address: 1700 Bridgewood Dr, Boca Raton, FL		Case No: C-2023-09180013
PCN:		Zoned:

- | | | |
|----------|--|--------------------|
| 1 | Issued: 09/26/2023 | Status: CEH |
| | Details: The exterior of a structure shall be maintained in good repair, structurally sound and sanitary so as not to pose a threat to the public health, safety or welfare. Specifically, water is leaking into 1766 Bridgewood Dr from the exterior of the residence. | |
| | Code: Palm Beach County Property Maintenance Code - Section 14-33 (a) | |

cc: Bridgewood Mid-Rise Condominium I Association, Inc.
Bridgewood Mid-Rise Condominium I Association, Inc.

Agenda No.: 078	Complexity Level: -	Status: Removed
Respondent: Steven Metzger, as Trustee of the Steven Metzger Revocable Trust Agreement dated November 16, 2021; Debra W. Rosen, as Trustee of the Debra W. Rosen Revocable Trust Agreement dated November 16, 2021 8187 Stage Coach Ln, Boca Raton, FL 33496-1219		CEO: Patrick L Prentice
Situs Address: 8187 Stage Coach Ln, Boca Raton, FL		Case No: C-2023-11150023
PCN: 00-42-43-27-05-071-0922		Zoned: AGR

- | | | |
|----------|--|--------------------|
| 1 | Issued: 11/16/2023 | Status: CLS |
| | Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. Specifically, two metal gates have been erected or installed on the southern side of the property without a valid building permit. | |
| | Code: PBC Amendments to FBC 7th Edition (2020) - 105.1 | |

Agenda No.: 079	Complexity Level: 3	Status: Postponed
Respondent: Flinkman, Dolores 1771 Bridgewood Dr, Boca Raton, FL 33434-4141		CEO: Patrick L Prentice
Situs Address: 1771 Bridgewood Dr, Boca Raton, FL		Case No: C-2024-02070015
PCN: 00-42-47-16-03-000-1771		Zoned: AR

- | | | |
|----------|---|--------------------|
| 1 | Issued: 02/07/2024 | Status: CEH |
| | Details: The exterior of a structure shall be maintained in good repair, structurally sound and sanitary so as not to pose a threat to the public health, safety or welfare. | |
| | Code: Palm Beach County Property Maintenance Code - Section 14-33 (a) | |

cc: Bloom & Freeling Attorneys At Law

Agenda No.: 080	Complexity Level: -	Status: Removed
Respondent: Oliveira, Lincon F; Guelere, Raquel		CEO: Patrick L Prentice

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JULY 10, 2024 9:00 AM**

18228 Clear Brook Cir, Boca Raton, FL 33498-1945

Situs Address: 18228 Clear Brook Cir, Boca Raton, FL

Case No: C-2023-10110014

PCN: 00-41-47-02-06-005-0190

Zoned: RS

Violations:

1 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. Specifically, a large wood pergola has been erected or installed on the back side of the residence without a valid building permit.

Code: PBC Amendments to FBC 7th Edition (2020) - 105.1

Issued: 10/19/2023

Status: CLS

2 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. Specifically, a six-foot privacy fence/barrier has been erected or installed on the southeast corner of the property without a valid building permit.

Code: PBC Amendments to FBC 7th Edition (2020) - 105.1

Issued: 10/19/2023

Status: CLS

Agenda No.: 081

Complexity Level: -

Status: Active

Respondent: Mohamed, Shane T; Mohamed, Courtney J
22639 SW 8th Ct, Boca Raton, FL 33433-6276

CEO: Patrick L Prentice

Situs Address: 22639 SW 8th Ct, Boca Raton, FL

Case No: C-2023-10160001

PCN: 00-42-47-29-05-006-0010

Zoned: RS

Violations:

1 **Details:** Any person placing or maintaining any facility in the Right-of-Way shall have a permit. "Facility" shall mean any permanent or temporary plant, property, structure, or equipment, including but not limited to, sewer, gas, water, electric, drainage, communications facility, and any type of cable, conduit, duct, fiber optic, pole, antenna, converter, splice box, cabinet, hand hole, manhole, vault, surface location marker, or appurtenance, landscape material, access drive, road connection, pathway, signage, curbing, marking or pavement. Specifically, the Palm Trees located in the right-of-way on the east and south sides of the residence.

Code: Palm Beach County Codes & Ordinances - Ordinance 2019-030

Issued: 10/16/2023

Status: SIT

5 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. Specifically, the screened porch on the back of the property has been enclosed without a valid building permit.

Code: PBC Amendments to FBC 7th Edition (2020) - 105.1

Issued: 10/16/2023

Status: SIT

Agenda No.: 082

Complexity Level: -

Status: Removed

Respondent: PRCP-Boca Raton, LLC
1200 S Pine Island Rd, Plantation, FL 33324

CEO: Patrick L Prentice

Situs Address: 22309 SW 66th Ave, 2503 Building 309, Boca Raton, FL

Case No: C-2024-03140007

PCN: 00-42-43-27-05-081-0420

Zoned: RH

Violations:

1 **Details:** The interior of a structure and equipment therein shall be maintained in good repair, structurally sound and in a sanitary condition. Every occupant shall keep that part of the structure which such occupant occupies or controls in a clean and sanitary condition. Every owner of a structure containing a rooming house, a hotel, a dormitory, two (2) or more dwelling units or two (2) or more nonresidential occupancies, shall maintain, in a clean and sanitary condition, the shared or public areas of the structure and exterior property. Specifically, the interior ceilings have water damage and are in need of repair/maintenance.

Code: Palm Beach County Property Maintenance Code - Section 14-34 (a)

Issued: 03/17/2024

Status: CLS

2 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. Specifically, if the repairs to the apartment cost over \$1,000, a permit will be required.

Code: PBC Amendments to FBC 7th Edition (2020) - 105.1

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JULY 10, 2024 9:00 AM**

Issued: 03/17/2024

Status: CLS

cc: Prcp-Boca Raton, Llc
Prcp-Boca Raton, Llc
Prcp-Boca Raton, Llc
Prcp-Boca Raton, Llc
Prcp-Boca Raton, Llc

Agenda No.: 083

Complexity Level: -

Status: Active

Respondent: Rail, Dana; Shafran, Paul

CEO: Patrick L Prentice

8184 Stagecoach Ln, Boca Raton, FL 33496-1220

Situs Address: 8184 Stage Coach Ln, Boca Raton, FL

Case No: C-2023-11020028

PCN: 00-42-43-27-05-071-0921

Zoned: AGR

Violations:

6 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. Specifically, an electrical iron gate has been erected or installed on the property without a valid building permit.

Code: PBC Amendments to FBC 7th Edition (2020) - 105.1

Issued: 11/15/2023

Status: SIT

7 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. Specifically, two metal gates have been erected or installed on the north side of the property without a valid building permit.

Code: PBC Amendments to FBC 7th Edition (2020) - 105.1

Issued: 11/15/2023

Status: SIT

Agenda No.: 084

Complexity Level: -

Status: Removed

Respondent: Weizman-Herskowitz, Tzachi; Weizman, Sheery Esther

CEO: Patrick L Prentice

9525 Denver Ct, Boca Raton, FL 33434-2848

Situs Address: 9525 Denver Ct, Boca Raton, FL

Case No: C-2024-01180013

PCN: 00-42-47-07-12-020-0230

Zoned: AR

Violations:

1 **Details:** A swimming pool shall have a pool barrier that meets the requirements of the Florida Building Code pool barrier requirements in effect at the time of construction of the pool, or, if constructed before such requirements went into effect, shall have a barrier that meets all of the following minimum requirements:

a. The barrier must be at least four (4) feet high on the outside.

b. The barrier may not have any gaps, openings, indentations, protrusions, or structural components that could allow a young child to crawl under, squeeze through, or climb over the barrier.

c. The barrier must be placed around the perimeter of the pool and must be separate from any fence, wall, or other enclosure surrounding the yard unless the fence, wall, or other enclosure or portion thereof is situated on the perimeter of the pool, is being used as part of the barrier, and meets the barrier requirements of this section. A wall of a dwelling may serve as part of the barrier if it does not contain any door.

Code: Palm Beach County Property Maintenance Code - Section 14-32 (e) (2)

Issued: 01/22/2024

Status: CLS

2 **Details:** All accessory structures, including detached garages, fences, walls, and swimming pools shall be maintained structurally sound and in good repair. Specifically, the six-foot wood pool barrier fence.

Code: Palm Beach County Property Maintenance Code - Section 14-32 (e)

Issued: 01/22/2024

Status: CLS

Agenda No.: 085

Complexity Level: -

Status: Removed

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JULY 10, 2024 9:00 AM**

Respondent: Unknown Personal Representative, Spouse, Heirs,
Devises, Grantees, Assignees, Lienors, Creditors, Trustees
and All Other Parties Claiming By, Through and All Other
Unknown Persons or Parties Having or Claiming to Have
Any Right, Title or Interest in the Property Located at
(PCN# 00434219000003070) (3600 BURMA CT. PALM
BEACH GARDENS, FL. 33403)
PO BOX 530214, Lake Park, FL 33403-8902

CEO: Ronald Ramos

Situs Address: 3600 Burma Ct, West Palm Beach, FL
PCN: 00-43-42-19-00-000-3070

Case No: C-2024-01310040
Zoned: RM

Violations:

- 1** **Details:** A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced.

>>>More specifically, permit # E-1988-011901-0000=UPGRADE ELECTRICAL SERVICE has become inactive or expired. Permit # E-1988-011901-0000=UPGRADE ELECTRICAL SERVICE has expired. Obtain a new permit or re-activate permit # E-1988-011901-0000=UPGRADE ELECTRICAL SERVICE
Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1
Issued: 02/13/2024 **Status:** CLS
- 2** **Details:** All accessory structures, including detached garages, fences, walls, and swimming pools shall be maintained structurally sound and in good repair.

>>>More specifically, the metal fence is in disrepair. Repair/maintain roof, flashing, drains, gutters and downspouts as required.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (e)
Issued: 02/13/2024 **Status:** CLS
- 3** **Details:** Grass, weeds and low-growing vegetation shall be maintained as follows: Developed or Partially Developed Residential and Non-Residential lots one-half acre or less: 7 inches in height on the entire lot.

>>>More specifically, THE GRASS IS OVERGROWN. Please cut the grass, weeds and low growing vegetation and maintain at or below 7 inches in height.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (1)Table 14-32 (c)
Issued: 02/13/2024 **Status:** CLS
- 4** **Details:** The exterior of a structure shall be maintained in good repair, structurally sound and sanitary so as not to pose a threat to the public health, safety or welfare.

>>>More specifically, THE FASCIA AND GARAGE DOOR ARE IN DISREPAIR. Maintain exterior of structure in good repair, structurally sound and sanitary.
Code: Palm Beach County Property Maintenance Code - Section 14-33 (a)
Issued: 02/13/2024 **Status:** CLS
- 5** **Details:** The roof and flashing shall be sound, tight and not have defects that admit rain. Roof drainage shall be adequate to prevent dampness or deterioration in the walls or interior portion of the structure. Roof drains, gutters and down spouts shall be maintained in good repair and free from obstructions. Roof water shall not be discharged in a manner that creates an adjacent public nuisance.

>>>More specifically, THE ROOF HAS BEEN IN CONTINUOUS DISREPAIR SINCE AT LEAST 03/08/2014. Repair/maintain roof, flashing, drains, gutters and downspouts as required. Repair/maintain roof, flashing, drains, gutters and downspouts as required.
Code: Palm Beach County Property Maintenance Code - Section 14-33 (g)
Issued: 02/13/2024 **Status:** CLS

Agenda No.: 086	Complexity Level: -	Status: Active
Respondent: BLUEWATER REAL ESTATE INVESTMENTS LLC 21 N Hepburn Ave, Ste 14, Jupiter, FL 33458-3517		CEO: Ronald Ramos
Situs Address: 17295 Lincoln Ln, Jupiter, FL		Case No: C-2023-12270003
PCN: 00-42-41-03-08-000-0240		Zoned: RH

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JULY 10, 2024 9:00 AM**

Violations:	2	<p>Details: It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items.</p> <p>>>>More specifically, remove all open/outdoor storage of inoperable vehicles, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items on the property.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-35 (a) Issued: 01/08/2024 Status: SIT</p>
	3	<p>Details: Vehicles shall only be parked on an improved surface in the Urban Suburban Tier.</p> <p>>>>More specifically, VEHICLES ARE PARKED ON THE GRASS. Please, park vehicles on an improved surface or remove the vehicle(s).</p> <p>Code: Unified Land Development Code - 6.D.1.A.4.a.2.b Issued: 01/08/2024 Status: SIT</p>
	4	<p>Details: Except when placed for collection service in accordance with subsection 25-1(c)(1)a.-f., Garbage Carts and Yard Waste Containers shall be placed in a storage location within, adjacent to, or behind a structure, building, fence, landscaping, or other barrier which substantially screens the view of the Garbage Carts and Yard Waste Containers from the street or public right-of-way.</p> <p>>>>More specifically, THE GARBAGE CANS ARE BEING STORE WHERE THEY ARE VISIBLE FROM THE ROAD. Store garbage containers so that they are screened from view from streets or public right-of-way.</p> <p>Code: Palm Beach County Codes & Ordinances - Chapter 25-1(c)(1)g. Issued: 01/08/2024 Status: CLS</p>

Agenda No.: 087 **Complexity Level:** - **Status:** Active
Respondent: CARROLL, WENDY P **CEO:** Ronald Ramos
 15586 Aron Cir, Port Charlotte, FL 33981-5113
Situs Address: 2443 Edgewater Dr, Palm Beach Gardens, FL **Case No:** C-2024-02120014
PCN: 00-43-41-32-03-000-0250 **Zoned:** RS

Violations:	1	<p>Details: The exterior of a structure shall be maintained in good repair, structurally sound and sanitary so as not to pose a threat to the public health, safety or welfare.</p> <p>>>>More specifically, THE SOFFIT AND FASCIA ON THE SOUTH AND EAST SIDE OF THE SITUS, IS IN DISREPAIR. Maintain exterior of structure in good repair, structurally sound and sanitary.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-33 (a) Issued: 02/15/2024 Status: SIT</p>
	2	<p>Details: It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items.</p> <p>>>>More specifically, remove all open/outdoor storage of inoperable vehicles, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items on the property.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-35 (a) Issued: 02/15/2024 Status: SIT</p>
	3	<p>Details: The exterior of a structure shall be maintained in good repair, structurally sound and sanitary so as not to pose a threat to the public health, safety or welfare.</p> <p>>>>More specifically, THE GARAGE ROLL-UP DOOR IS IN DISREPAIR. Maintain exterior of structure in good repair, structurally sound and sanitary.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-33 (a) Issued: 02/15/2024 Status: CLS</p>
	4	<p>Details: The roof and flashing shall be sound, tight and not have defects that admit rain. Roof drainage shall be adequate to prevent dampness or deterioration in the walls or interior portion of the structure. Roof drains, gutters and down spouts shall be maintained in good repair and free from obstructions. Roof water shall not be discharged in a manner that creates an adjacent public nuisance.</p> <p>>>>More specifically, THE ROOF HAS SAGGING SPOTS(ALONG THE SOUTH SID OF THE SFD). Repair/maintain roof, flashing, drains, gutters and downspouts as required.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-33 (g) Issued: 02/15/2024 Status: SIT</p>

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JULY 10, 2024 9:00 AM**

5 Details: All accessory structures, including detached garages, fences, walls, and swimming pools shall be maintained structurally sound and in good repair.

>>>>More specifically, THE 6' WHITE FENCE IS IN DISREPAIR (ALONG THE SOUTH FACE - EAST AND WEST SIDE). > Repair/maintain all accessory structures in disrepair.

Code: Palm Beach County Property Maintenance Code - Section 14-32 (e)
Issued: 02/15/2024 **Status:** SIT

Agenda No.: 088 **Complexity Level:** - **Status:** Removed
Respondent: COHEN, ISAAC **CEO:** Ronald Ramos
 2465 Shore Dr, Palm Beach Gardens, FL 33410-2053

Situs Address: 2465 Shore Dr, Palm Beach Gardens, FL **Case No:** C-2023-11160023
PCN: 00-43-41-32-01-000-0352 **Zoned:** RS

Violations:

1 Details: Grass, weeds and low-growing vegetation shall be maintained as follows: Vacant - Residential and Non-Residential lots one-half acre or less: 18 inches on the entire lot.

>>>>More specifically, please cut the grass, weeds and low growing vegetation and maintain at or below 18 inches in height.

Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (1) Table 14-32 (c)
Issued: 11/16/2023 **Status:** CLS

Agenda No.: 089 **Complexity Level:** - **Status:** Removed
Respondent: COHEN, ISSAC **CEO:** Ronald Ramos
 2465 Shore Dr, Palm Beach Gardens, FL 33410-2053

Situs Address: Shore Dr, FL **Case No:** C-2023-10120031
PCN: 00-43-41-32-01-000-0353 **Zoned:** RS

Violations:

1 Details: Grass, weeds and low-growing vegetation shall be maintained as follows: Vacant - Residential and Non-Residential lots one-half acre or less: 18 inches on the entire lot.

>>>>More specifically, please cut the grass, weeds and low growing vegetation and maintain at or below 18 inches in height.

Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (1) Table 14-32 (c)
Issued: 11/16/2023 **Status:** CLS

2 Details: It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items.

>>>>More specifically. remove all open/outdoor storage of inoperable vehicles, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items on the property.

Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 11/16/2023 **Status:** CLS

Agenda No.: 090 **Complexity Level:** - **Status:** Active
Respondent: CROSS COMMUNITY CHURCH INC **CEO:** Ronald Ramos
 2575 Lone Pine Rd, Palm Beach Gardens, FL 33410-2447

Situs Address: 2575 Lone Pine Rd, Palm Beach Gardens, FL **Case No:** C-2023-09190028
PCN: 00-43-41-32-00-000-7020 **Zoned:** RT

Violations:

2 Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit.

>>>>More specifically, a SHIPPING CONTAINER (LOCATED IN THE N/W QUADRANT OF THE SITUS) has been erected or installed without a valid building permit. Obtain required building permits for the SHIPPING CONTAINER (LOCATED IN THE N/W QUADRANT OF THE SITUS) or remove the SHIPPING CONTAINER (LOCATED IN THE N/W QUADRANT OF THE SITUS).

Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 10/04/2023 **Status:** SIT

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JULY 10, 2024 9:00 AM**

Violations:

- 2** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit.
- >>>More specifically, a WHITE VINYL FENCE has been erected or installed without a valid building permit. Obtain required building permits for the WHITE VINYL FENCE or remove the WHITE VINYL FENCE.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 07/11/2023 **Status:** SIT
- 3** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit.
- >>>More specifically, a ATTACHED ROOFED SCREEN ENCLOSURE has been erected or installed without a valid building permit. Obtain required building permits for the ATTACHED ROOFED SCREEN ENCLOSURE or remove the ATTACHED ROOFED SCREEN ENCLOSURE.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 07/11/2023 **Status:** SIT

Agenda No.: 094 **Complexity Level:** - **Status:** Active
Respondent: WEAR, CHRISTOPHER A **CEO:** Ronald Ramos
 2885 Tangerine Ln, Lake Park, FL 33403-1330
Situs Address: 2885 Tangerine Ln, West Palm Beach, FL **Case No:** C-2024-01040021
PCN: 00-43-42-17-02-005-0170 **Zoned:** RH

Violations:

- 1** **Details:** Except when placed for collection service in accordance with subsection 25-1(c)(1)a.-f., Garbage Carts and Yard Waste Containers shall be placed in a storage location within, adjacent to, or behind a structure, building, fence, landscaping, or other barrier which substantially screens the view of the Garbage Carts and Yard Waste Containers from the street or public right-of-way.
- >>>More specifically, THE GARBAGE CANS AND RECYCLE BINS ARE IN PLAIN VIEW FROM THE ROAD. > Store garbage containers so that they are screened from view from streets or public right-of-way.
- Code:** Palm Beach County Codes & Ordinances - Chapter 25-1(c)(1)g.
Issued: 01/08/2024 **Status:** CLS
- 2** **Details:** It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items.
- More specifically, OPEN STORAGE EXIST ON THE SITUS. Remove all open/outdoor storage of inoperable vehicles, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items on the property.
- Code:** Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 01/08/2024 **Status:** CLS
- 3** **Details:** The exterior of a structure shall be maintained in good repair, structurally sound and sanitary so as not to pose a threat to the public health, safety or welfare.
- >>>More specifically, THE MOBILE HOME SKIRT ON THE EAST SIDE IS IN DISREPAIR. Maintain exterior of structure in good repair, structurally sound and sanitary.
- Code:** Palm Beach County Property Maintenance Code - Section 14-33 (a)
Issued: 01/08/2024 **Status:** SIT

Agenda No.: 095 **Complexity Level:** 1 **Status:** Active
Respondent: Richard Bolko as Trustee of the Carol Ann Rogers **CEO:** Omar J Sheppard
 Revocable Living Trust dated December 7, 2022
 1825 NW Corporate Blvd, Ste 110, Boca Raton, FL 33431
Situs Address: 1150 Camprock Rd, West Palm Beach, FL **Case No:** C-2023-12280017
PCN: 00-42-43-27-21-003-0230 **Zoned:** RS

Violations:

- 1** **Details:** It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items.
- Code:** Palm Beach County Property Maintenance Code - Section 14-35 (a)

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JULY 10, 2024 9:00 AM**

Issued: 01/19/2024

Status: CEH

cc: Bolko, Richard
Bolko, Richard
Bolko, Richard

Agenda No.: 096 **Complexity Level:** 1 **Status:** Active
Respondent: GUERRA-LOPEZ, ALEYDA A; NUNEZ, WILSON JOVA **CEO:** Omar J Sheppard
5653 Balfrey Dr, West Palm Beach, FL 33413-1271
Situs Address: 5653 Balfrey Dr, West Palm Beach, FL 33413 **Case No:** C-2023-12050022
PCN: 00-42-43-35-06-001-0030 **Zoned:** RM

- Violations:**
- 2** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, A FENCE has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 12/21/2023 **Status:** CLS
 - 4** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, SHED has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 12/21/2023 **Status:** CEH

Agenda No.: 097 **Complexity Level:** 1 **Status:** Active
Respondent: GUTIERREZ, YUSIMIL **CEO:** Omar J Sheppard
6263 Camp Lee Rd, West Palm Beach, FL 33417-5570
Situs Address: 6263 Camp Lee Rd, West Palm Beach, FL **Case No:** C-2024-02200013
PCN: 00-42-43-27-21-005-0370 **Zoned:** RS

- Violations:**
- 1** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, a fence has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 02/22/2024 **Status:** CEH
 - 2** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, a shed has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 02/22/2024 **Status:** CEH

Agenda No.: 098 **Complexity Level:** 1 **Status:** Active
Respondent: Lopez, Salomon **CEO:** Omar J Sheppard
1221 Worthington St, West Palm Beach, FL 33401-6857
Situs Address: 1724 Alison Dr, Lot 209, FL **Case No:** C-2024-02120034
PCN: **Zoned:**

- Violations:**
- 1** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, a rear addition has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 02/23/2024 **Status:** SIT
 - 2** **Details:** All electrical equipment, wiring and appliances shall be properly installed and maintained in a safe and approved manner. The light fixture near the front door is missing and wires are exposed.

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JULY 10, 2024 9:00 AM**

Code: Palm Beach County Property Maintenance Code - Section 14-46 (d) (1)
Issued: 02/23/2024 **Status:** CLS

cc: Lopez, Salomon

Agenda No.: 099 **Complexity Level:** 1 **Status:** Active
Respondent: Urbina Diaz, Lilian **CEO:** David T Snell
4885 Carefree Trl, Lot 48, West Palm Beach, FL 33415
Situs Address: 4885 Carefree Trl, FL **Case No:** C-2024-01080010
PCN: **Zoned:**

- Violations:**
- 2** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit.

Specially: A staircase has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 01/17/2024 **Status:** CEH
 - 3** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit.

Specifically: A door has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 01/17/2024 **Status:** CEH

Agenda No.: 100 **Complexity Level:** 1 **Status:** Removed
Respondent: Marc, Deriles; Estenor, Cilizia; Marc, Deliere; Estenor, **CEO:** Christina G Stodd
Danous; Marc, Delson
1251 Westchester Dr E, West Palm Beach, FL 33417-5716
Situs Address: 1251 Westchester Dr E, West Palm Beach, FL **Case No:** C-2023-12190005
PCN: 00-42-43-26-18-003-0070 **Zoned:** RS

- Violations:**
- 1** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, paver driveway extension has been erected or installed without a valid building permit.

Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 12/21/2023 **Status:** CLS

Agenda No.: 101 **Complexity Level:** 1 **Status:** Removed
Respondent: Gonzalez, Carmen E **CEO:** Christina G Stodd
3690 Orange St, Lake Worth, FL 33462-5132
Situs Address: 3690 Orange St, Lake Worth, FL **Case No:** C-2023-12050015
PCN: 00-43-45-09-10-002-0220 **Zoned:** RM

- Violations:**
- 1** **Details:** Grass, weeds and low-growing vegetation shall be maintained as follows: Developed or Partially Developed Residential and Non-Residential lots one-half acre or less: 7 inches in height on the entire lot.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (1)Table 14-32 (c)
Issued: 12/05/2023 **Status:** CLS
 - 2** **Details:** It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items. More specifically but not limited to, buckets, tires, wood debris and construction debris observed in the front yard and the driveway.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 12/05/2023 **Status:** CLS

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JULY 10, 2024 9:00 AM**

Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1
PBC Amendments to FBC 7th Edition (2020) - 110.3.10
Issued: 01/11/2024 **Status:** CLS

Agenda No.: 108 **Complexity Level:** 1 **Status:** Active
Respondent: Morales-Perez, Alicia Isabel **CEO:** John Gannotti
4773 23 Pl N, West Palm Beach, FL 33417
Situs Address: 4773 23rd Way, West Palm Beach, FL **Case No.:** C-2024-02200012
PCN: **Zoned:** MHPD

Violations: 1 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, an enclosed addition has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 02/23/2024 **Status:** CEH

cc: Morales-Perez, Alicia Isabel

Agenda No.: 109 **Complexity Level:** 1 **Status:** Active
Respondent: Alexandru, Cornelia **CEO:** John Gannotti
4915 21 Ct N, West Palm Beach, FL 33417
Situs Address: 4915 21st Way, West Palm Beach, FL **Case No.:** C-2024-02200008
PCN: **Zoned:** MHPD

Violations: 1 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, a roofed structure has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 02/27/2024 **Status:** CEH

Agenda No.: 110 **Complexity Level:** 1 **Status:** Active
Respondent: Camposeco-Espinoza, Brendy Anabely **CEO:** John Gannotti
4875 21 Rd N, West Palm Beach, FL 33417
Situs Address: 4875 21st Rd N, West Palm Beach, FL **Case No.:** C-2024-02200010
PCN: **Zoned:** MHPD

Violations: 1 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, an enclosed addition has been erected or installed on the north side of the structure, without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 02/27/2024 **Status:** CEH

Agenda No.: 111 **Complexity Level:** 1 **Status:** Removed
Respondent: VAD PBI RETAIL 2, LLC **CEO:** John Gannotti
38 Grant St, St. Augustine, FL 32084
Situs Address: 2695 N Military Trl, West Palm Beach, FL **Case No.:** C-2024-03270001
PCN: 00-42-43-24-05-000-0070 **Zoned:** CG

Violations: 1 **Details:** Banners, streamers, pennants, balloons and other signs made of lightweight fabric, plastic or similar material, are prohibited. More specifically feather flags.
Code: Unified Land Development Code - 8.C.1
Issued: 03/27/2024 **Status:** CLS
2 **Details:** All off-site signs, tacked, nailed, posted, pasted, glued, or otherwise attached to trees, poles, stakes, fences, trailers, or other supporting structures shall be prohibited. More specifically snipe signs.
Code: Unified Land Development Code - 8.C.13

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JULY 10, 2024 9:00 AM**

Violations:

1 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, installed electronic security gate key(s) without a valid building permit on the pools located in the community for the residents use. The final inspection shall be made after all work required by the building permit is completed. More Specifically, No permit/inspections on file for the installation of electronic security gate key(s)
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
PBC Amendments to FBC 7th Edition (2020) - 110.3.10
Issued: 09/11/2023 **Status:** CLS

cc: C/O Anzen Group, Llc

Agenda No.: 114 **Complexity Level:** 1 **Status:** Removed
Respondent: Rodriguez, Yudith **CEO:** Charles Zahn
5767 Papaya Rd, West Palm Beach, FL 33413-1880
Situs Address: 5767 Papaya Rd, West Palm Beach, FL **Case No:** C-2024-01220003
PCN: 00-42-43-35-12-022-0110 **Zoned:** RM

Violations:

1 **Details:** Vehicles shall only be parked on an improved surface in the Urban Suburban Tier. Specifically, vehicle park in the front yard area.
Code: Unified Land Development Code - 6.D.1.A.4.a.2.b
Issued: 01/23/2024 **Status:** CLS

2 **Details:** A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced. More specifically, permit # B-2022-037625 has become inactive or expired.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1
Issued: 01/23/2024 **Status:** CLS

Agenda No.: 115 **Complexity Level:** - **Status:** Removed
Respondent: Held, John **CEO:** Jamie G Illicete
105 Commerce Rd, Boynton Beach, FL 33426-9365
Situs Address: 17297 Roosevelt Rd, Jupiter, FL **Case No:** C-2024-03280023
PCN: 00-42-41-03-08-000-0060 **Zoned:** RH

Violations:

1 **Details:** Recreational vehicles, boats, sports vehicles and trailers shall be located in the side or rear yard and screened from surrounding property and streets with an opaque wall, fence or hedge a minimum of six feet in height. More specifically, utility trailer parked in front yard and not screened from view.
Code: Unified Land Development Code - 6.D.1.A.1.c
Issued: 03/29/2024 **Status:** CLS

2 **Details:** One (1) address sign shall be required for each principal building or use on premises showing the numerical address designation on the premises upon which they are maintained or in multi-unit buildings which utilize a marquee/signboard, the full building address shall be posted on such marquee/signboard. The address shall be posted in a color contrasting that of the marquee/signboard or building a minimum of 4" for residential and 6" for commercial structure, and of sufficient size to be plainly visible and legible from the roadway. More specifically, structure is a duplex and north unit address of 17299 not posted.
Code: Palm Beach County Property Maintenance Code - Section 14-33 (c)
Issued: 03/29/2024 **Status:** CLS

3 **Details:** All sidewalks, walkways, stairs, driveways, parking lots, parking spaces and similar areas shall be kept in a proper state of repair and maintained free from hazardous conditions. More specifically, parking vehicle(s) on sidewalk obstructing sidewalk.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (b)
Issued: 03/29/2024 **Status:** CLS

4 **Details:** All accessory structures, including detached garages, fences, walls, and swimming pools shall be maintained structurally sound and in good repair. More specifically, wood fencing on property not being maintained and in disrepair. Wood picket fence in front yard is in disrepair.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (e)
Issued: 03/29/2024 **Status:** CLS

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JULY 10, 2024 9:00 AM**

	Issued: 07/17/2023	Status: CEH
2	Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, the fence and gate have been erected or installed on your property without a valid building permit issued by the County Building Department, as reflected in Building Permits records.	
	Code: PBC Amendments to FBC 7th Edition (2020) - 105.1	
	Issued: 07/17/2023	Status: CEH

Agenda No.: 126	Complexity Level: -	Status: Active
Respondent: SASSO, Anthony 13215 Running Water Rd, Palm Beach Gardens, FL 33418-7931		CEO: Ozmer M Kosal
Situs Address: 13215 Running Water Rd, Palm Beach Gardens, FL		Case No: C-2023-08140008
PCN: 00-41-41-20-01-003-0490		Zoned: AR
Violations:		
1	Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, the barn structure and additional three (3) standing accessory structures have been erected or installed without a valid building permit issued by the County Building Department.	
	Code: PBC Amendments to FBC 7th Edition (2020) - 105.1	
	Issued: 08/15/2023	Status: CEH
2	Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, the interior fence within the property has been erected or installed without a valid building permit issued by the County Building Department.	
	Code: PBC Amendments to FBC 7th Edition (2020) - 105.1	
	Issued: 08/15/2023	Status: CEH

Agenda No.: 127	Complexity Level: -	Status: Removed
Respondent: SOOY, Karen; SOOY, William 16105 Alexander Run, Jupiter, FL 33478-8281		CEO: Ozmer M Kosal
Situs Address: 16105 Alexander Run, Jupiter, FL		Case No: C-2024-01120024
PCN: 00-41-41-10-00-000-5430		Zoned: AR
Violations:		
1	Details: A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced. More specifically, permits #B-2022-026375-0000 for reroofing, #E-2016-023086-0000 for electrical, #B-2015-022347-0000 for an accessory building, and #B-1987-016678-0000 for a fence have become inactive or expired and require re-activation and or completion.	
	Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1	
	Issued: 01/18/2024	Status: CEH
2	Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, permit application #PR-2018-020619-0000 for an addition-residential have been erected or installed without a valid building permit.	
	Code: PBC Amendments to FBC 7th Edition (2020) - 105.1	
	Issued: 01/18/2024	Status: CEH

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JULY 10, 2024 9:00 AM**

Code: PBC Amendments to FBC 7th Edition (2020) - 110.3.10
Issued: 07/27/2023 **Status:** CEH

Agenda No.: 131 **Complexity Level:** 1 **Status:** Active
Respondent: ST JUSTE, ASTELER; SAINT JUSTE, ADLY **CEO:** Caroline Foulke
5323 Sandhurst Cir N, Lake Worth, FL 33463-5809
Situs Address: 5323 Sandhurst Cir N, Lake Worth, FL 33463 **Case No.:** C-2023-11060002
PCN: 00-42-44-34-01-004-0010 **Zoned:** RS

- Violations:**
- 1** **Details:** A swimming pool shall have a pool barrier that meets the requirements of the Florida Building Code pool barrier requirements in effect at the time of construction of the pool, or, if constructed before such requirements went into effect, shall have a barrier that meets all of the following minimum requirements:
 - a. The barrier must be at least four (4) feet high on the outside.
 - b. The barrier may not have any gaps, openings, indentations, protrusions, or structural components that could allow a young child to crawl under, squeeze through, or climb over the barrier.
 - c. The barrier must be placed around the perimeter of the pool and must be separate from any fence, wall, or other enclosure surrounding the yard unless the fence, wall, or other enclosure or portion thereof is situated on the perimeter of the pool, is being used as part of the barrier, and meets the barrier requirements of this section. A wall of a dwelling may serve as part of the barrier if it does not contain any door

Code: Palm Beach County Property Maintenance Code - Section 14-32 (e) (2)
Issued: 12/20/2023 **Status:** CEH
 - 2** **Details:** All accessory structures, including detached garages, fences, walls, and swimming pools shall be maintained structurally sound and in good repair.

Code: Palm Beach County Property Maintenance Code - Section 14-32 (e)
Issued: 12/20/2023 **Status:** CEH

Agenda No.: 132 **Complexity Level:** 1 **Status:** Active
Respondent: Mariano, Omar **CEO:** Christina G Stodd
6110 Lambeth Cir, Lake Worth, FL 33463-6721
Situs Address: 6110 Lambeth Cir, Lake Worth, FL **Case No.:** C-2024-02280011
PCN: 00-42-44-34-25-000-5800 **Zoned:** RS

- Violations:**
- 1** **Details:** Every window, door and frame shall be kept in sound condition, good repair and weather tight. More specifically the front window needs to be repaired and the plywood removed covering the window.

Code: Palm Beach County Property Maintenance Code - Section 14-33 (m)
Issued: 02/29/2024 **Status:** SIT

Agenda No.: 133 **Complexity Level:** - **Status:** Active
Respondent: NOMIS D LLC **CEO:** Nedssa Miranda
20283 State Road 7, Ste 104, Boca Raton, FL 33498-6903
Situs Address: 5030 Marcia Pl, West Palm Beach, FL **Case No.:** C-2024-03070011
PCN: 00-42-43-02-02-004-0130 **Zoned:** RM

- Violations:**
- 1** **Details:** It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items.

Remove all open/outdoor storage of inoperable vehicles, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items on the property. More specifically, including but not limited to all storage from scrap metal, recycle materials and or any items storage on public view.

Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 03/14/2024 **Status:** SIT

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JULY 10, 2024 9:00 AM**

9 **Details:** A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced. More specifically, Inactive /REROOFING permit # B-2013-015230-0000 has become inactive or expired.

A certificate of completion is proof that a structure or system is complete and for certain types of permits is released for use and may be connected to a utility system. This certificate does not grant authority to occupy a building, such as shell building, prior to the issuance of a certificate of occupancy. More specifically, Inactive /REROOFING permit # B-2013-015230-0000.

Obtain a Certificate of Completion for Inactive /REROOFING permit # B-2013-015230-0000.

Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1
PBC Amendments to FBC 7th Edition (2020) - 111.5

Issued: 03/14/2024 **Status:** CLS

cc: Nomis D Llc

Agenda No.: 134 **Complexity Level:** 1 **Status:** Active
Respondent: Frame, Ronald E Sr; Frame, Ronald E Jr **CEO:** Adam F Moulton
 4833 Nash Trl, Lake Worth, FL 33463-6987
Situs Address: 4833 Nash Trl, Lake Worth, FL **Case No.:** C-2024-03180002
PCN: 00-42-44-36-09-005-0030 **Zoned:** AR

Violations:

1 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, a large roofed structure has been erected or installed without a valid building permit.

Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 03/19/2024 **Status:** CEH

Agenda No.: 135 **Complexity Level:** 1 **Status:** Active
Respondent: Pickrell, Samantha; Pickrell, Alston **CEO:** Adam F Moulton
 7612 Seabreeze Dr, Lake Worth, FL 33467-6454
Situs Address: 7612 Seabreeze Dr, Lake Worth, FL **Case No.:** C-2023-09180004
PCN: 00-42-43-27-05-032-3390 **Zoned:** AR

Violations:

1 **Details:** It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items. More specifically, various objects including wood debris and yellow plastic bucket sitting against fence.

Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 09/19/2023 **Status:** CEH

2 **Details:** Recreational vehicles, boats, sports vehicles and trailers shall be located in the side or rear yard and screened from surrounding property and streets with an opaque wall, fence or hedge a minimum of six feet in height. More specifically, trailer observed from street.

Code: Unified Land Development Code - 6.D.1.A.1.c
Issued: 09/19/2023 **Status:** CEH

3 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, a wood privacy fence has been erected or installed without a valid building permit.

Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 09/19/2023 **Status:** CEH

4 **Details:** Except when placed for collection service in accordance with subsection 25-1(c)(1)a.-f., Garbage Carts and Yard Waste Containers shall be placed in a storage location within, adjacent to, or behind a structure, building, fence, landscaping, or other barrier which substantially screens the view of the Garbage Carts and Yard Waste Containers from the street or public right-of-way.

Code: Palm Beach County Codes & Ordinances - Chapter 25-1(c)(1)g.
Issued: 09/19/2023 **Status:** CEH

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JULY 10, 2024 9:00 AM**

- 4 **Details:** Lots located on local or residential access streets shall have a maximum of two access connections.
Code: Unified Land Development Code - 6.C.1.A.3.a.
Issued: 02/22/2024 **Status:** CEH
- 5 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, a fence has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 02/22/2024 **Status:** CEH

Agenda No.: 139 **Complexity Level:** - **Status:** Active
Respondent: Guerendian, Gabriel Vina **CEO:** Brian Burdett
 7711 Avocado Blvd, West Palm Beach, FL 33412-2723
Situs Address: 7711 Avocado Blvd, West Palm Beach, FL **Case No:** C-2024-01020005
PCN: 00-41-42-28-00-000-3720 **Zoned:** AR

Violations:

- 1 **Details:** Residential - Single Family, Townhouses, and Multifamily with a maximum of two units shall not be subject to the requirements of Art. 5.E.4.E.3, Submittal Requirements and Art. 5.E.4.E.4, Standards. All permitted outdoor lighting shall be oriented and directed away from adjacent residential uses or adjacent streets that are internal or external to the subject property. More specifically: LED Lighting shining on streets and adjacent properties.
Code: Unified Land Development Code - 5.E.4.E.2.c.1
Issued: 01/18/2024 **Status:** SIT
- 2 **Details:** One commercial vehicle of not over one ton rated capacity may be parked per dwelling unit, providing all of the following conditions are met: vehicle is registered or licensed; used by a resident of the premises; gross vehicle weight rating (gvwr) does not exceed 12,500 pounds; height does not exceed nine feet, including any load, bed, or box; and total vehicle length does not exceed 26 feet. More specifically, commercial semi-tractor trailer.
Code: Unified Land Development Code - 6.A.1.B.2.a
Issued: 01/18/2024 **Status:** SIT
- 3 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, shed accessory structure has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 01/18/2024 **Status:** SIT
- 4 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, exterior Led lighting with poles has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 01/18/2024 **Status:** SIT
- 5 **Details:** A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced. More specifically, permit # B-2021-036347 Extending driveway entrance ground gravel has become in-active.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1
Issued: 01/18/2024 **Status:** SIT

Agenda No.: 140 **Complexity Level:** - **Status:** Active
Respondent: ; MITCHELL, MARK; MITCHELL, EMILY ROSE **CEO:** Richard F Cataldo
 CHARETTE
 21659 Abington Ct, Boca Raton, FL 33428-4831 **Type:** Life Safety
Situs Address: 21659 Abington Ct, Boca Raton, FL **Case No:** C-2024-05100024
PCN: 00-41-47-22-11-000-0380
RE: Remove \$500.00 fine from the order.

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JULY 10, 2024 9:00 AM**

E. HOUSE KEEPING ITEMS (CONTESTED HEARING)

F. CLOSING REMARKS

- 1. SPECIAL MAGISTRATE**
- 2. COUNTY ATTORNEY**
- 3. STAFF**

"IF A PERSON DECIDES TO APPEAL ANY DECISION MADE BY THE SPECIAL MAGISTRATE WITH RESPECT TO ANY MATTER CONSIDERED AT THIS MEETING OR HEARING HE WILL NEED A RECORD OF THE PROCEEDINGS, AND THAT, FOR SUCH PURPOSE, HE MAY NEED 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. "