



CODE COMPLIANCE
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 07, 2024 9:00 AM

Special Magistrate: Christy L Goddeau
Contested

Special Magistrate: Natalie Green-Moore
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:** Active
Respondent: Crichlow, Rita; Rowe, David **CEO:** Jen L Batchelor
13573 Orange Grove Blvd, Royal Palm Beach, FL 33411
Situs Address: 13573 Orange Grove Blvd, West Palm Beach, FL **Case No:** C-2023-04120002
PCN: 00-41-43-09-00-000-3490 **Zoned:** AR

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, multiple semi trucks and trailers parked on the property.
Code: Unified Land Development Code - 6.A.1.B.2.a
Issued: 04/12/2023 **Status:** SIT

Agenda No.: 002 **Complexity Level:** 1 **Status:** Active
Respondent: De Los Angeles Del Rio, Maria **CEO:** Jen L Batchelor
17379 37th Pl N, Loxahatchee, FL 33470-5409
Situs Address: 17379 37th Pl N, Loxahatchee, FL **Case No:** C-2023-03220038
PCN: 00-40-43-14-00-000-1640 **Zoned:** AR

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, semi trucks and trailers being parked on the property.
Code: Unified Land Development Code - 6.A.1.B.2.a
Issued: 03/23/2023 **Status:** SIT

Agenda No.: 003 **Complexity Level:** 3 **Status:** Removed
Respondent: Garcia, Nelson E Jam; Lozano, Cindy **CEO:** Jen L Batchelor
701 S Olive Ave, Ste 105, West Palm Beach, FL 33401 **Type:** Repeat
Situs Address: 15036 89th Pl N, Loxahatchee, FL **Case No:** C-2024-05060005
PCN: 00-41-42-19-00-000-1230 **Zoned:** AR

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: 05/09/2024 **Status:** SIT

**CODE COMPLIANCE
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 07, 2024 9:00 AM**

Issued: 01/24/2024 **Status:** CLS
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: All Fence(s) has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 01/24/2024 **Status:** CLS

Agenda No.: 011 **Complexity Level:** 1 **Status:** Active
Respondent: Heyne-Benton, Susan H **CEO:** Maggie Bernal
4610 Fern St, Lake Worth Beach, FL 33461-2728
Situs Address: 4610 Fern St, Lake Worth, FL **Case No:** C-2024-01040010
PCN: 00-42-44-24-17-000-0030 **Zoned:** RM

Violations:

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.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (b)
Issued: 01/04/2024 **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: Storage Container has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 01/04/2024 **Status:** CLS

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: Fence has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 01/04/2024 **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: Shed/ Accessory Building has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 01/04/2024 **Status:** CEH

Agenda No.: 012 **Complexity Level:** 1 **Status:** Active
Respondent: LA PERLA PROPERTIES LLC **CEO:** Maggie Bernal
7707 E Elwood Dr, Lake Worth, FL 33467
Situs Address: 4168 Sanders Dr, Lake Worth, FL **Case No:** C-2024-01120017
PCN: 00-42-44-25-00-000-1800 **Zoned:** RM

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: Fence 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:** CEH

Agenda No.: 013 **Complexity Level:** 1 **Status:** Active
Respondent: Morales, Jorge Luis **CEO:** Maggie Bernal
2910 Via Del Lago, Lake Worth Beach, FL 33461-1743
Situs Address: 2910 Via Del Lago, Lake Worth, FL **Case No:** C-2023-11020005
PCN: 00-42-44-13-28-000-0080 **Zoned:** RM

**CODE COMPLIANCE
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 07, 2024 9:00 AM**

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: Fence 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
	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; Attached roofed structure 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

Agenda No.: 014	Complexity Level: 1	Status: Removed		
Respondent: SOFEM CAPITAL LLC 4300 S Jog Rd, Unit 541481, Greenacres, FL 33454		CEO: Maggie Bernal		
Situs Address: 2078 Bonnie Dr, West Palm Beach, FL		Case No: C-2023-12060015		
PCN: 00-42-44-14-07-000-0130		Zoned: RM		
Violations:	<table border="1"> <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: attached roofed structure 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</td> </tr> </table>		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: attached roofed structure 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
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: attached roofed structure 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.: 015	Complexity Level: -	Status: Removed				
Respondent: Pierre, Mignonne Jean 22183 SW 62nd Ave, Boca Raton, FL 33428-4411		CEO: Steve G Bisch				
Situs Address: 22183 SW 62nd Ave, Boca Raton, FL		Case No: C-2023-12280006				
PCN: 00-42-47-30-07-022-0030		Zoned: RM				
Violations:	<table border="1"> <tr> <td>1</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, the garage has been built out to include a bedroom, bathroom and kitchen without a valid building permit. Code: PBC Amendments to FBC 7th Edition (2020) - 105.1 Issued: 01/16/2024 Status: CLS</td> </tr> <tr> <td>2</td> <td>Details: No building or structure shall be used or occupied, and no change in the existing occupancy classification of a building or structure or portion thereof shall be made, until the building official has issued a certificate of occupancy therefor as provided herein. Issuance of a certificate of occupancy shall not be construed as an approval of a violation of the provisions of this code or of other ordinances of the jurisdiction. More specifically, There is a non permitted buildout of living space in the garage area at this property . Code: PBC Amendments to FBC 7th Edition (2020) - 111.1 Issued: 01/16/2024 Status: CLS</td> </tr> </table>		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 garage has been built out to include a bedroom, bathroom and kitchen without a valid building permit. Code: PBC Amendments to FBC 7th Edition (2020) - 105.1 Issued: 01/16/2024 Status: CLS	2	Details: No building or structure shall be used or occupied, and no change in the existing occupancy classification of a building or structure or portion thereof shall be made, until the building official has issued a certificate of occupancy therefor as provided herein. Issuance of a certificate of occupancy shall not be construed as an approval of a violation of the provisions of this code or of other ordinances of the jurisdiction. More specifically, There is a non permitted buildout of living space in the garage area at this property . Code: PBC Amendments to FBC 7th Edition (2020) - 111.1 Issued: 01/16/2024 Status: CLS
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 garage has been built out to include a bedroom, bathroom and kitchen without a valid building permit. Code: PBC Amendments to FBC 7th Edition (2020) - 105.1 Issued: 01/16/2024 Status: CLS					
2	Details: No building or structure shall be used or occupied, and no change in the existing occupancy classification of a building or structure or portion thereof shall be made, until the building official has issued a certificate of occupancy therefor as provided herein. Issuance of a certificate of occupancy shall not be construed as an approval of a violation of the provisions of this code or of other ordinances of the jurisdiction. More specifically, There is a non permitted buildout of living space in the garage area at this property . Code: PBC Amendments to FBC 7th Edition (2020) - 111.1 Issued: 01/16/2024 Status: CLS					

Agenda No.: 016	Complexity Level: -	Status: Removed
Respondent: Brick, Larry E 17812 67th Ct N, Loxahatchee, FL 33470-3275		CEO: Brian Burdett
Situs Address: 17812 67th Ct N, Loxahatchee, FL		Case No: C-2023-02270042
PCN: 00-40-42-35-00-000-3730		Zoned: AR

CODE COMPLIANCE
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 07, 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, wood/ wire, chain link, gate and wood fence sections has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 03/17/2023 **Status:** CLS

Agenda No.: 017

Complexity Level: -

Status: Active

Respondent: Herrera, Jorge L; Herrera, Jacqueline R
 17269 87th Ln N, Loxahatchee, FL 33470-2766

CEO: Brian Burdett

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

Case No: C-2023-07200001

PCN: 00-40-42-23-00-000-1670

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, electrical, plumbing and sewer hook-up no Permit 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:** CEH
- 2** **Details:** Recreational vehicles, boats, sports vehicles and trailers shall not be used for living, sleeping or housekeeping purposes. More specifically: Living in camper trailers on vacant lot.
Code: Unified Land Development Code - 6.D.1.A.1.d
Issued: 07/28/2023 **Status:** CLS
- 3** **Details:** All plumbing fixtures shall be properly connected to either a public sewer system or to an approved private sewage disposal system. More specifically: camper trailer draining sewage on vacant lot.
Code: Palm Beach County Property Maintenance Code - Section 14-45 (e) (1)
Issued: 07/28/2023 **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, wood fence and metal gate 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:** REO
- 5** **Details:** Parking shall be prohibited on all vacant properties in residential districts. More specifically: parking campers and semi-tractor trailers on vacant lot.
Code: Unified Land Development Code - 6.D.1.A.4.a.3
Issued: 07/28/2023 **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. More specifically: semi-tractor trailer parked/ stored on vacant lot.
Code: Unified Land Development Code - 6.A.1.B.2.a
Issued: 07/28/2023 **Status:** CLS
- 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, several concrete slabs 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:** 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, pole barn structure has been erected or installed without a valid building permit.

CODE COMPLIANCE
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 07, 2024 9:00 AM

Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 07/28/2023 **Status:** CEH

Agenda No.: 018 **Complexity Level:** - **Status:** Active
Respondent: LaBella, Joseph F; LaBella, Antoinette M; LaBella, Franci M **CEO:** Brian Burdett
13501 72nd Ct N, West Palm Beach, FL 33412-2109
Situs Address: 13501 72nd Ct N, West Palm Beach, FL **Case No.:** C-2024-01020004
PCN: 00-41-42-28-00-000-5780 **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 in roadway and neighboring properties.
Code: Unified Land Development Code - 5.E.4.E.2.c.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, exterior LED lighting 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
 - 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, small shed structure 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:** 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, large shed structure 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:** SIT

Agenda No.: 019 **Complexity Level:** - **Status:** Active
Respondent: Santoiemma, Joseph John; Santiago, Ariana Elizebeth **CEO:** Brian Burdett
12211 75th Ln N, West Palm Beach, FL 33412-2222
Situs Address: 12211 75th Ln N, West Palm Beach, FL **Case No.:** C-2023-05310015
PCN: 00-41-42-27-00-000-2160 **Zoned:** AR

- Violations:**
- 5 **Details:** All structural members shall be maintained structurally sound, and be capable of supporting the imposed loads.
All interior surfaces, including windows and doors, shall be maintained in good, clean and sanitary condition. Peeling paint, cracked or loose plaster, decayed wood, and other defective surface conditions shall be corrected. More Specifically fire damaged home.
Code: Palm Beach County Property Maintenance Code - Section 14-34 (b)
Palm Beach County Property Maintenance Code - Section 14-34 (c)
Issued: 06/15/2023 **Status:** CLS
 - 6 **Details:** All exterior walls shall be free from holes, breaks, loose or rotting materials; and maintained weatherproof and properly surface coated where required to prevent deterioration. More specifically fire damage exterior.
Code: Palm Beach County Property Maintenance Code - Section 14-33 (f)
Issued: 06/15/2023 **Status:** CLS

**CODE COMPLIANCE
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 07, 2024 9:00 AM**

- 7 Details:** No building or structure shall be used or occupied, and no change in the existing occupancy classification of a building or structure or portion thereof shall be made, until the building official has issued a certificate of occupancy therefor as provided herein. Issuance of a certificate of occupancy shall not be construed as an approval of a violation of the provisions of this code or of other ordinances of the jurisdiction. More specifically, fire damaged structure.
- 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, fire damaged structure.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 111.1
PBC Amendments to FBC 7th Edition (2020) - 111.5
- Issued:** 06/15/2023 **Status:** SIT
- 8 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, boarding of dogs are not allowed in zoning district.
- Code:** Unified Land Development Code - 4.A.7.C.6
- Issued:** 06/15/2023 **Status:** CLS

cc: Pbso

Agenda No.: 020 **Complexity Level:** - **Status:** Removed
Respondent: 7714 Solimar Circle LLC **CEO:** Richard F Cataldo
 200 E Broward Blvd, Ste 1800, Fort Lauderdale, FL 33301
Situs Address: 7714 Solimar Cir, Boca Raton, FL **Case No:** C-2024-02050001
PCN: 00-42-47-21-16-000-0010 **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 window on right/west wall of residence has been installed without a valid building permit.

Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 02/06/2024 **Status:** CLS

cc: 7714 Solimar Circle Llc
7714 Solimar Circle Llc

Agenda No.: 021 **Complexity Level:** - **Status:** Removed
Respondent: Carvalho, Adao M **CEO:** Richard F Cataldo
 9390 SW 2nd St, Boca Raton, FL 33428-4512
Situs Address: 9390 SW 2nd St, Boca Raton, FL **Case No:** C-2024-01120028
PCN: 00-42-47-30-07-025-0270 **Zoned:** RM

Violations:

1 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. Specifically, the boat parked in the front driveway.

Code: Unified Land Development Code - 6.D.1.A.1.b
Issued: 01/12/2024 **Status:** CLS

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. Specifically, the boat parked in the front driveway.

Code: Unified Land Development Code - 6.D.1.A.1.c
Issued: 01/12/2024 **Status:** CLS

Agenda No.: 022 **Complexity Level:** - **Status:** Removed
Respondent: GEBAUER, ROBERT; GEBAUER, GIOVANNA **CEO:** Richard F Cataldo
 9051 SW 7th St, Boca Raton, FL 33433-4647
Situs Address: 9051 SW 7th St, Boca Raton, FL **Case No:** C-2023-12080015
PCN: 00-42-47-29-03-032-0330 **Zoned:** RM

**CODE COMPLIANCE
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 07, 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, rock at left side of driveway has been installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 12/08/2023 **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, pavers in front of residence and to the left of residence have been installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 12/08/2023 **Status:** CLS

- 5 **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.
 More specifically, the fence that is acting as the swimming pool barrier does not meet the minimum requirements of the Florida Building Code.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (e) (2)
Issued: 12/08/2023 **Status:** CLS

cc: Code Enforcement

Agenda No.: 023 **Complexity Level:** - **Status:** Active
Respondent: Jean Pierre, Isabelle; Jean Pierre, Peguy **CEO:** Richard F Cataldo
 9392 Lake Serena Dr, Boca Raton, FL 33496-6510
Situs Address: 9392 Lake Serena Dr, Boca Raton, FL **Case No:** C-2024-01040019
PCN: 00-42-47-06-12-000-1510 **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 #B-2023-028760-0000 (shutters) has become inactive or expired.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1
Issued: 01/30/2024 **Status:** CEH

- 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. Specifically, B-2023-028760-0000 (shutters).
Code: PBC Amendments to FBC 7th Edition (2020) - 111.5
Issued: 01/30/2024 **Status:** CEH

Agenda No.: 024 **Complexity Level:** - **Status:** Removed
Respondent: Ross, Selma; Kerstein, Karen **CEO:** Richard F Cataldo
 3 Jade Meadow Dr, Springfield, NJ 07081-3026
Situs Address: 1038 Lincoln B, Boca Raton, FL **Case No:** C-2023-11270013
PCN: 00-42-47-08-14-002-1038 **Zoned:** AR

**CODE COMPLIANCE
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 07, 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. Specifically, the construction work being done on the rear patio.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 12/04/2023 **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-2023-035441-0000 has become inactive or expired.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1
Issued: 12/04/2023 **Status:** CLS
- 3 **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, permit # B-2023-035441-0000 requires a certificate of completion.
Code: PBC Amendments to FBC 7th Edition (2020) - 111.5
Issued: 12/04/2023 **Status:** CLS

cc: Selma Ross, Karen Kerstein

Agenda No.: 025 **Complexity Level:** - **Status:** Removed
Respondent: MILLS, KATHLEEN **CEO:** Richard F Cataldo
 8887 SW 8th St, Boca Raton, FL 33433-6209
Situs Address: 8887 SW 8th St, Boca Raton, FL **Case No:** C-2024-02090034
PCN: 00-42-47-29-03-033-0220 **Zoned:** RM

Violations:

- 1 **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. More specifically, a wave runner/trailer parked in the front setback.
Code: Unified Land Development Code - 6.D.1.A.1.b
Issued: 02/09/2024 **Status:** CLS
- 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, the wave runner/trailer.
Code: Unified Land Development Code - 6.D.1.A.1.c
Issued: 02/09/2024 **Status:** CLS
- 3 **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, the boat/trailer.
Code: Unified Land Development Code - 6.D.1.A.1.c
Issued: 02/09/2024 **Status:** CLS

cc: Code Enforcement

Agenda No.: 026 **Complexity Level:** - **Status:** Removed
Respondent: SAWATIS-PELLETIERE, KAREN; PAPAYANOPOLUS, GAIL **CEO:** Richard F Cataldo
 11865 Watergate Cir, Boca Raton, FL 33428-5683
Situs Address: 11865 Watergate Cir, Boca Raton, FL **Case No:** C-2023-12280021
PCN: 00-41-47-36-03-000-6370 **Zoned:** AR

Violations:

- 3 **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 screened porch roof is missing.
Code: Palm Beach County Property Maintenance Code - Section 14-33 (g)
Issued: 03/11/2024 **Status:** CLS

**CODE COMPLIANCE
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 07, 2024 9:00 AM**

- 4 **Details:** All exterior walls shall be free from holes, breaks, loose or rotting materials; and maintained weatherproof and properly surface coated where required to prevent deterioration. More specifically, the exterior wall where screened porch is located has large hole in it.
Code: Palm Beach County Property Maintenance Code - Section 14-33 (f)
Issued: 03/11/2024 **Status:** CLS
- 5 **Details:** All foundation walls shall be maintained plumb and free from open cracks and breaks and shall be kept in such condition so as to prevent the entry of vermin. More specifically, the foundation exterior skirting is broken and missing in some places.
Code: Palm Beach County Property Maintenance Code - Section 14-33 (e)
Issued: 03/11/2024 **Status:** CLS
- 6 **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.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (2)
Issued: 03/11/2024 **Status:** CLS
- 7 **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: 03/11/2024 **Status:** CLS

cc: Papayanopolus, Gail
Sawatis-Pelletiere, Karen

Agenda No.: 027 **Complexity Level:** 1 **Status:** Active
Respondent: BARAJAS, MARIA DEL CARMEN LARA; RIVERA, JO **CEO:** Frank A Davis
A
2874 Creek Rd, West Palm Beach, FL 33406-5925

Situs Address: 2874 Creek Rd, West Palm Beach, FL 33406 **Case No:** C-2024-04150027
PCN: 00-43-44-08-15-003-0061 **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, Storage Trailer (Shipping Container) has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 04/15/2024 **Status:** CEH
 - 2 **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. More specifically, a Trailer.
Code: Unified Land Development Code - 6.D.1.A.1.b
Issued: 04/15/2024 **Status:** CLS

Agenda No.: 028 **Complexity Level:** 1 **Status:** Active
Respondent: CAMEJO, MARLON A **CEO:** Frank A Davis
2848 Ohio St, West Palm Beach, FL 33406-3146

Situs Address: 2848 Ohio St, West Palm Beach, FL **Case No:** C-2023-09120001
PCN: 00-43-44-05-08-006-0030 **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 has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 09/12/2023 **Status:** SIT
 - 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' Metal Fence/ Gate has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1

CODE COMPLIANCE
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 07, 2024 9:00 AM

Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 09/29/2023 **Status:** CLS

cc: Code Enforcement

Agenda No.: 033 **Complexity Level:** 1 **Status:** Active
Respondent: Cotner, Robert; Cotner, Kimberly **CEO:** Darrin L Emmons
16789 E Aquaduct Dr, Loxahatchee, FL 33470-3700 **Type:** Repeat
Situs Address: 16789 E Aquaduct Dr, Loxahatchee, FL **Case No.:** C-2024-06030027
PCN: 00-40-43-13-00-000-7360 **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.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 06/05/2024 **Status:** SIT

Agenda No.: 034 **Complexity Level:** 1 **Status:** Active
Respondent: Di Mola, Philip; Di Mola, Barbara J **CEO:** Darrin L Emmons
16934 W Goldcup Dr, Loxahatchee, FL 33470-4134
Situs Address: 16934 W Goldcup Dr, Loxahatchee, FL **Case No.:** C-2024-01080025
PCN: 00-40-43-25-00-000-3820 **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 Tan shed has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 01/10/2024 **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, a wooden pole barn canopy type structure has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 01/10/2024 **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, garage permit # B-1993-009309-0000 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, the garage permit #B-1993-009309-0000 has become inactive.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1
PBC Amendments to FBC 7th Edition (2020) - 111.5
Issued: 01/10/2024 **Status:** CLS

Agenda No.: 035 **Complexity Level:** 1 **Status:** Removed
Respondent: Fila LLC **CEO:** Darrin L Emmons
18268 43rd Rd N, Loxahatchee Groves, FL 33470
Situs Address: 18268 43rd Rd N, Loxahatchee, FL **Case No.:** C-2023-11090017
PCN: 00-40-43-10-00-000-5420 **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 but not limited to, there are two trailers and a shipping container being stored on this vacant property.

CODE COMPLIANCE
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 07, 2024 9:00 AM

Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 11/09/2023 **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, it appears that a large amount of fill dirt has been placed on this vacant lot without a site survey permit from the building department.

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, there has been fill dirt placed on this vacant property without a site survey permit from the building department.

Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
PBC Amendments to FBC 7th Edition (2020) - 110.9
Issued: 11/09/2023 **Status:** CLS

cc: Fila Llc

Agenda No.: 036 **Complexity Level:** 1 **Status:** Active
Respondent: Garcia, Lisset Reyes **CEO:** Darrin L Emmons
15505 SW 57th Ter, Miami, FL 33193-2521
Situs Address: 13176 40th Ln N, West Palm Beach, FL **Case No:** C-2023-11060001
PCN: 00-41-43-09-00-000-5420 **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 wooden fence on the southeast corner of the property has been erected or installed without a valid building permit.

Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 11/07/2023 **Status:** SIT

cc: Garcia, Lisset R

Agenda No.: 037 **Complexity Level:** 2 **Status:** Active
Respondent: Martinez, Youre; Sosa, Julia Martinez **CEO:** Darrin L Emmons
12437 54th St N, Royal Palm Beach, FL 33411-8511 **Type:** Repeat
Situs Address: 12437 54th St N, West Palm Beach, FL **Case No:** C-2024-04250005
PCN: 00-41-43-03-00-000-6040 **Zoned:** AR

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, semi-trucks and trailers, dump trucks, and commercial trailers.

Code: Unified Land Development Code - 6.A.1.B.2.a
Issued: 04/25/2024 **Status:** SIT

**CODE COMPLIANCE
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 07, 2024 9:00 AM**

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 Storage Yard is prohibited in the AR Zoning District Pursuant to Table 4.B.5.A Industrial Use Matrix..
Code: Unified Land Development Code - 4.A.7.C.6
Unified Land Development Code - 4.B.5.A
Issued: 04/25/2024 **Status:** SIT

Agenda No.: 038 **Complexity Level:** 1 **Status:** Removed
Respondent: Raschke LLC **CEO:** Darrin L Emmons
12440 Sunnydale Dr, Wellington, FL 33414
Situs Address: 2680 Buck Ridge Trl, Loxahatchee, FL **Case No:** C-2023-11130006
PCN: 00-40-43-21-01-000-1070 **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 covered arena building type structure is being constructed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 11/14/2023 **Status:** CLS

cc: Raschke Llc

Agenda No.: 039 **Complexity Level:** 1 **Status:** Active
Respondent: Sterk, Neil W **CEO:** Darrin L Emmons
4421 129th Ave N, West Palm Beach, FL 33411-8950
Situs Address: 4421 129th Ave N, West Palm Beach, FL **Case No:** C-2023-10240016
PCN: 00-41-43-10-00-000-8360 **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, two shipping containers have been placed on this residential property without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 10/24/2023 **Status:** SIT

Agenda No.: 040 **Complexity Level:** 1 **Status:** Removed
Respondent: Cothes, Linda M **CEO:** Jose Feliciano
4341 Lisa Dr, Lake Worth, FL 33467-3901
Situs Address: 4341 Lisa Dr, Lake Worth, FL **Case No:** C-2024-01310039
PCN: 00-42-44-28-10-001-0040 **Zoned:** RM

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. More Specifically; unlicensed motor vehicle parked at property front.
Code: Unified Land Development Code - 6.D.1.A.4.a.2.a
Issued: 02/06/2024 **Status:** CLS

Agenda No.: 041 **Complexity Level:** 1 **Status:** Active
Respondent: Zelaya Navarro, Joel A; Hernandez, Marlen C **CEO:** Jose Feliciano
3709 Brooklyn Ln, Lake Worth Beach, FL 33461-5426
Situs Address: 3709 Brooklyn Ln, Lake Worth, FL **Case No:** C-2024-01020011
PCN: 00-43-44-30-01-117-0041 **Zoned:** RM

CODE COMPLIANCE
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 07, 2024 9:00 AM

Violations: 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, fences at property front and rear have been erected or installed without a valid building permit. More Specifically; fences and gates installed throughout property perimeter.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 01/05/2024 **Status:** CEH

Agenda No.: 042 **Complexity Level:** 1 **Status:** Active
Respondent: KAPALUA BAY LLC ROYAL PACIFIC GROUP C/O **CEO:** Jose Feliciano
 421 Cypress Ln, Palm Springs, FL 33461
Situs Address: 4781 Davis Rd, Lake Worth, FL **Case No:** C-2024-01030007
PCN: 00-43-44-30-01-105-0012 **Zoned:** RM

Violations:

1 **Details:** All mechanical equipment, fireplaces and solid fuel-burning appliances shall be properly installed and maintained in a safe working condition and shall be capable of performing the intended function. More Specifically; dwelling unit A/C unit not providing heat to dwelling unit # 4781 interior.
 All cooking and heating equipment, components and accessories in every heating, cooking and water-heating device shall be maintained in good repair, free from leaks and obstructions.
Code: Palm Beach County Property Maintenance Code - Section 14-46 (b) (1)
 Palm Beach County Property Maintenance Code - Section 14-46 (b) (2)
Issued: 01/08/2024 **Status:** CEH

2 **Details:** All structures shall be kept free from insect and vermin infestation. All structures in which insects or vermin are found shall be promptly exterminated by approved processes that will not be injurious to human health. After extermination, proper precautions shall be taken to prevent re-infestation. More Specifically; dwelling unit # 4781 is infested with vermin roaches throughout dwelling interior.
Code: Palm Beach County Property Maintenance Code - Section 14-36
Issued: 01/08/2024 **Status:** CEH

3 **Details:** All spaces to be occupied for food preparation purposes shall contain suitable space and equipment to store, prepare and serve foods in a sanitary manner. There shall be adequate facilities and services for the sanitary disposal of food wastes and refuse, including facilities for temporary storage. More Specifically; Kitchen cabinets are in a state of disrepair with broken cabinet draws and deteriorated bases of cabinets at dwelling unit #4781.
Code: Palm Beach County Property Maintenance Code - Section 14-44 (h)
Issued: 01/08/2024 **Status:** CEH

4 **Details:** All plumbing fixtures shall be properly installed and maintained in working order, and shall be kept free from obstructions, leaks and defects and be capable of performing the function for which such plumbing fixtures are designed. All plumbing fixtures shall be maintained in a safe, sanitary and functional condition. More Specifically: Kitchen sink faucet pressure and Bathroom toilet flushing mechanism are defective and not operating as intended. Kitchen and bathroom of dwelling unit #4781.
Code: Palm Beach County Property Maintenance Code - Section 14-45 (c) (1)
Issued: 01/08/2024 **Status:** CEH

5 **Details:** Recreational vehicles (RV), boats, sports vehicles and trailers shall not be used for living, sleeping or housekeeping purposes. More Specifically; RV Camper trailer being used for living purposes behind the parking lot area of South 5-unit dwelling structure.
Code: Unified Land Development Code - 6.D.1.A.1.d
Issued: 01/08/2024 **Status:** CLS

6 **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 lot concrete surfaces is in a state of disrepair with multiple broken areas throughout parking lot surfaces of dwelling structures. NOTE: Permit Required for this repair to parking lot surface areas.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (b)
Issued: 01/08/2024 **Status:** CEH

7 **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; wrecked motor vehicle parked at 5-unit dwelling structure parking lot.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 01/08/2024 **Status:** CLS

**CODE COMPLIANCE
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 07, 2024 9:00 AM**

- 8 **Details:** All accessory structures, including detached garages, fences, walls, and swimming pools shall be maintained structurally sound and in good repair. More Specifically; Brick columns of fence structures facing Melaleuca Ln are broken and in disrepair.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (e)
Issued: 01/08/2024 **Status:** CEH
- 9 **Details:** All exterior walls shall be free from holes, breaks, loose or rotting materials; and maintained weatherproof and properly surface coated where required to prevent deterioration. More Specifically; paint peeling at fascia boards and gable ends of roof of duplex dwelling structure at 3520-3522 Melaleuca Ln.
Code: Palm Beach County Property Maintenance Code - Section 14-33 (f)
Issued: 01/08/2024 **Status:** CEH
- 10 **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, hurricane shutters and tracks has been erected or installed without a valid building permit throughout dwelling structures.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 01/08/2024 **Status:** CEH
- 11 **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, trash and vegetative debris present along South property line of 5-Unit Dwelling structure parking lot.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 01/08/2024 **Status:** CEH

cc: Kapalua Bay Llc

Agenda No.: 043 **Complexity Level:** 1 **Status:** Removed
Respondent: Savidge, Michael W **CEO:** Jose Feliciano
453 Glenbrook Dr, Lake Worth, FL 33462-1007

Situs Address: 7843 Terrace Rd, Lake Worth, FL **Case No:** C-2024-01160034
PCN: 00-43-45-10-07-000-0850 **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: 02/08/2024 **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. More Specifically; landscape hedges & bushes are overgrown and not being maintained.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (2)
Issued: 02/08/2024 **Status:** CLS

Agenda No.: 044 **Complexity Level:** 1 **Status:** Removed
Respondent: King, Curtis F **CEO:** Caroline Foulke
1286 W Frangipani Cir, Lake Worth, FL 33462-5108

Situs Address: 1286 Frangipani Cir, Lake Worth, FL **Case No:** C-2023-08030005
PCN: 00-43-45-09-11-014-0260 **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 # B2020-017232-0000 Alterations has become inactive or expired.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1
Issued: 09/05/2023 **Status:** CEH
 - 2 **Details:** The final inspection shall be made after all work required by the building permit is completed. More Specifically, _B-2020-017232-0000 Alterations .
Code: PBC Amendments to FBC 7th Edition (2020) - 110.3.10
Issued: 09/05/2023 **Status:** CEH

CODE COMPLIANCE
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 07, 2024 9:00 AM

Agenda No.: 045	Complexity Level: 1	Status: Active
Respondent: ROWE, MICHAEL 3821 Edgar Ave, Boynton Beach, FL 33436-2777		CEO: Caroline Foulke
Situs Address: 3821 Edgar Ave, Boynton Beach, FL		Case No.: C-2023-08150029
PCN: 00-43-45-19-01-009-0361		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, fence has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 08/17/2023 **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, ac unit has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 08/17/2023 **Status:** CEH

Agenda No.: 046	Complexity Level: 1	Status: Removed
Respondent: ANDERSON PROPERTIES, INC. 603 Cindy Cir, Wellington, FL 33414		CEO: John Gannotti
Situs Address: 2790 N Military Trl, 1, West Palm Beach, FL		Case No.: C-2024-04110028
PCN: 00-42-43-24-00-000-1042		Zoned: CS

Violations:

- 1 **Details:** Banners, streamers, pennants, balloons and other signs made of lightweight fabric, plastic or similar material, are prohibited. More specifically the feather flag.
Code: Unified Land Development Code - 8.C.1
Issued: 04/11/2024 **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-1988-027068-0000 Sign wall supported has become inactive or expired.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1
Issued: 04/11/2024 **Status:** CLS

- 3 **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-1988-027068-0000 Sign wall supported .
Code: PBC Amendments to FBC 7th Edition (2020) - 111.5
Issued: 04/11/2024 **Status:** CLS

- 4 **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-1984-037373-0000 Interior Partitions has become inactive or expired.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1
Issued: 04/11/2024 **Status:** CLS

- 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, B-1984-037373-0000 Interior Partitions.
Code: PBC Amendments to FBC 7th Edition (2020) - 111.5
Issued: 04/11/2024 **Status:** CLS

CODE COMPLIANCE
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 07, 2024 9:00 AM

- 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 # B-1988-027068-0000 Sign wall supported has become inactive or expired.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1
Issued: 04/11/2024 **Status:** CLS
- 7 **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-1988-027068-0000 Sign wall supported.
Code: PBC Amendments to FBC 7th Edition (2020) - 111.5
Issued: 04/11/2024 **Status:** CLS

cc: Anderson Properties, Inc.

Agenda No.: 047 **Complexity Level:** 1 **Status:** Active
Respondent: CHATHAM L CONDOMINIUM ASSOCIATION, INC. **CEO:** John Gannotti
625 N Flagler Dr, Fl 7, West Palm Beach, FL 33401
Situs Address: Chatham L, West Palm Beach, FL **Case No:** C-2024-04120003
PCN: **Zoned:** RH

- Violations:**
- 1 **Details:** Every exterior stairway, deck, porch, balcony, railings and all other appurtenances attached thereto, shall be maintained structurally sound, in good repair, with proper anchorage and capable of supporting the imposed loads. More specifically the stairways, decks, porches, balcony's, railings, soffits and all other appurtenances.
Code: Palm Beach County Property Maintenance Code - Section 14-33 (j)
Issued: 04/17/2024 **Status:** CEH

cc: Chatham L Condominium Association, Inc.

Agenda No.: 048 **Complexity Level:** 1 **Status:** Active
Respondent: Echeverria, Roberto; Ycaza, Teresita D **CEO:** John Gannotti
36 Norwich B, West Palm Beach, FL 33417-7934
Situs Address: 36 Norwich B, West Palm Beach, FL 33417 **Case No:** C-2021-09290001
PCN: 00-42-43-23-14-002-0360 **Zoned:** RH

- 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 # B-2020-039468-0000 4 Alterations - Residential has become inactive or expired.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1
Issued: 09/30/2021 **Status:** CEH
 - 3 **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-2020-039468-0000 is inactive and must be reactivated and obtain a CC.
Code: PBC Amendments to FBC 7th Edition (2020) - 111.5
Issued: 09/30/2021 **Status:** CEH

Agenda No.: 049 **Complexity Level:** 1 **Status:** Active
Respondent: Melendrez, Jorge Alberto Jr; Melendrez, Leidy **CEO:** John Gannotti
4938 22 St N, West Palm Beach, FL 33417
Situs Address: 4938 22nd St N, West Palm Beach, FL **Case No:** C-2024-02200011
PCN: 00-42-43-24-00-000-7120 **Zoned:** RH

CODE COMPLIANCE
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 07, 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 wood porch 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

Agenda No.: 050 **Complexity Level:** 1 **Status:** Active
Respondent: Singer, David; Singer, Naomi **CEO:** John Gannotti
1328 45th St, Brooklyn, NY 11219-2101
Situs Address: 127 Southampton B, West Palm Beach, FL **Case No:** C-2024-01310024
PCN: 00-42-43-23-41-002-1270 **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. More specifically, permit # M-2023-020327-0000 1 HVAC - Eqpmt C/O has become inactive or expired.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1
Issued: 02/15/2024 **Status:** CEH
- 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, # M-2023-020327-0000 1 HVAC - Eqpmt C/O.
Code: PBC Amendments to FBC 7th Edition (2020) - 111.5
Issued: 02/15/2024 **Status:** CEH

cc: Singer, David
Singer, Naomi

Agenda No.: 051 **Complexity Level:** 1 **Status:** Active
Respondent: Sullivan, Caetherine T **CEO:** John Gannotti
175 Andover G, West Palm Beach, FL 33417-2628
Situs Address: 175 Andover G, West Palm Beach, FL **Case No:** C-2024-02090019
PCN: 00-42-43-23-21-007-1750 **Zoned:** RH

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 # B-2022-012077-0000 3 Interior Improvement has become inactive or expired.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1
Issued: 02/09/2024 **Status:** CEH
- 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-2022-012077-0000 3 Interior Improvement.
Code: PBC Amendments to FBC 7th Edition (2020) - 111.5
Issued: 02/09/2024 **Status:** CEH

Agenda No.: 052 **Complexity Level:** 1 **Status:** Active
Respondent: THE STRATFORD "H" CONDOMINIUM ASSOCIATION **CEO:** John Gannotti
AT CENTURY VILLAGE, INC.
106 Stratford H, West Palm Beach, FL 33417
Situs Address: Stratford H, West Palm Beach, FL **Case No:** C-2024-03280001
PCN: **Zoned:** RH

CODE COMPLIANCE
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 07, 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, plumbing repairs has been erected or installed without a valid building permit.</p> <p>Code: PBC Amendments to FBC 7th Edition (2020) - 105.1 Issued: 03/28/2024 Status: CEH</p>
----------	---

cc: The Stratford "H" Condominium Association At Century Village, Inc.

Agenda No.: 053	Complexity Level: 1	Status: Removed
Respondent: VAD PBI RETAIL, LLC 38 Grant St, ST. AUGUSTINE, FL 32084		CEO: John Gannotti
Situs Address: 3897 N Haverhill Rd, E, West Palm Beach, FL		Case No.: C-2024-04120012
PCN: 00-42-43-14-00-000-1030		Zoned: RS

Violations:

1	<p>Details: Banners, streamers, pennants, balloons and other signs made of lightweight fabric, plastic or similar material, are prohibited. More specifically the feather flags and banners.</p> <p>Code: Unified Land Development Code - 8.C.1 Issued: 04/12/2024 Status: CLS</p>
2	<p>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 the snipe signs.</p> <p>Code: Unified Land Development Code - 8.C.13 Issued: 04/12/2024 Status: CLS</p>
3	<p>Details: Any sign not permanently attached to a wall or the ground or any other approved supporting structure, or a sign designed to be transported, such as signs transported by wheels, mobile billboards, "A-frame" or sandwich type, sidewalk or curb signs, blank copy signs, and unanchored signs is prohibited. More specifically the "A" frame signs.</p> <p>Code: Unified Land Development Code - 8.C.4 Issued: 04/12/2024 Status: CLS</p>

cc: Vad Pbi Retail, Llc
Vad Pbi Retail, Llc

Agenda No.: 054	Complexity Level: 1	Status: Removed
Respondent: Merane, Marie M; Pierre, Soliny 5864 Westfall Rd, Lake Worth, FL 33463-6731		CEO: Dennis A Hamburger
Situs Address: 5864 Westfall Rd, Lake Worth, FL		Case No.: C-2024-04150018
PCN: 00-42-44-34-26-000-4970		Zoned: RS

Violations:

2	<p>Details: Vehicles shall only be parked on an improved surface in the Urban Suburban Tier.</p> <p>Code: Unified Land Development Code - 6.D.1.A.4.a.2.b Issued: 04/18/2024 Status: CLS</p>
----------	--

Agenda No.: 055	Complexity Level: 1	Status: Removed
Respondent: Fermin Marcos of Trust No.3566-UC dated January 10, 202 2900 Floral Rd, Lake Worth, FL 33462-3823		CEO: Dennis A Hamburger
Situs Address: 3566 Ute Cir, Lake Worth, FL		Case No.: C-2024-03270006
PCN: 00-43-45-06-003-0040		Zoned: RM

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, 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: 03/29/2024 Status: CLS</p>
2	<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. More specifically, permit # B-2021-023398-0000 has become inactive or expired.</p>

CODE COMPLIANCE
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 07, 2024 9:00 AM

Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1
Issued: 03/29/2024 **Status:** CLS

Agenda No.: 056 **Complexity Level:** - **Status:** Active
Respondent: Davison, William J; Davison, Laura; Smozanek, Wendy **CEO:** Jamie G Illicete
18158 Jupiter Landings Dr, Jupiter, FL 33458-3355
Situs Address: 9431 Sunrise Dr, West Palm Beach, FL **Case No:** C-2024-04240015
PCN: 00-43-42-18-00-000-7170 **Zoned:** RM

- 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.
All wood and metal surfaces including but not limited to, window frames, doors, door frames, cornices, porches and trim shall be maintained in good condition. Peeling, flaking and chipped paint shall be eliminated and surfaces repainted.

All exterior walls shall be free from holes, breaks, loose or rotting materials; and maintained weatherproof and properly surface coated where required to prevent deterioration. Every window, door and frame shall be kept in sound condition, good repair and weather tight.

More specifically, the exterior of the structure is in disrepair. Roof soffits and fascia are rotten, deteriorated and coming off the structure. The exterior paint and stucco are chipped and peeling. The windows are boarded up and not being maintained.
Code: Palm Beach County Property Maintenance Code - Section 14-33 (a)
Palm Beach County Property Maintenance Code - Section 14-33 (b)
Palm Beach County Property Maintenance Code - Section 14-33 (f)
Palm Beach County Property Maintenance Code - Section 14-33 (m)
Issued: 04/24/2024 **Status:** CEH
 - 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. More specifically, vegetation, grass and/or weeds are overgrown and not being maintained.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (2)
Issued: 04/24/2024 **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. More specifically, lumber, vegetative debris, garbage, trash or similar items on the property.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 04/24/2024 **Status:** CLS

cc: Davison, Laura
Davison, William J

Agenda No.: 057 **Complexity Level:** - **Status:** Removed
Respondent: E & D Acquisitions, LLC **CEO:** Jamie G Illicete
8656 Wendy Ln E, West Palm Beach, FL 33411-6515
Situs Address: 6682 4th St, Jupiter, FL **Case No:** C-2024-04260013
PCN: 00-42-41-03-01-000-0790 **Zoned:** RH

- Violations:**
- 1** **Details:** Vehicles shall only be parked on an improved surface in the Urban Suburban Tier. More specifically, parking vehicle(s) on grass and not on an improved surface.
Code: Unified Land Development Code - 6.D.1.A.4.a.2.b
Issued: 05/01/2024 **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. More specifically, commercial vehicle parked at property does not meet the criteria to be parked at this single family dwelling.
Code: Unified Land Development Code - 6.A.1.B.2.a
Issued: 05/01/2024 **Status:** CLS

cc: Occupant, Tenant Or

Agenda No.: 058 **Complexity Level:** 3 **Status:** Removed
Respondent: Jupiter Vacation Rentals 5861 LLC **CEO:** Jamie G Illicete
110 Front St, Ste 300, Jupiter, FL 33477-5095
Situs Address: 5861 Roebuck Rd, Jupiter, FL **Case No:** C-2023-10300016

CODE COMPLIANCE
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 07, 2024 9:00 AM

PCN: 00-42-40-35-00-000-3150

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, six (6) foot wood fence with metal electronic gates 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:** CEH

cc: Caldera Law

Agenda No.: 059

Complexity Level: -

Status: Removed

Respondent: Turecki, John A

CEO: Jamie G Illicete

14138 Leeward Way, Palm Beach Gardens, FL 33410-1126

Situs Address: 14138 Leeward Way, Palm Beach Gardens, FL

Case No: C-2023-11290011

PCN: 00-43-41-20-02-000-0330

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, wood fence/gate on the north side has been erected or installed without a valid building permit.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 12/04/2023 **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. More specifically, garbage can not screened from view.
- Code:** Palm Beach County Codes & Ordinances - Chapter 25-1(c)(1)g.
Issued: 12/04/2023 **Status:** CEH

Agenda No.: 060

Complexity Level: -

Status: Removed

Respondent: Jones, Robert Donald

CEO: Dwayne E Johnson

716 SW 2nd Ct, Delray Beach, FL 33436

Situs Address: 12-43-46-17-31-000-0150

Case No: C-2024-04010005

716 SW 2nd Ct

Delray Beach, FL 33444

PCN:

Zoned: RS

Violations:

- 1** **Details:** Failure to complete the required annual report. The owner must fill out and sign the WHP For-Sale Annual Report Form and provide two of the following pertinent documents: Copy of the Owners Drivers Driver's last month's utility bill, and/or the first page of the most recent W-2.
- Code:** Unified Land Development Code - 5.G.1.D.1.d
Issued: 04/01/2024 **Status:** CLS

Agenda No.: 061

Complexity Level: -

Status: Removed

Respondent: Laster, Torami

CEO: Dwayne E Johnson

12854 Anthorne Ln, Boynton Beach, FL 33436-2204

Situs Address: 12854 Anthorne Ln, Boynton Beach, FL

Case No: C-2024-04010010

PCN: 00-42-46-02-28-000-0360

Zoned: PUD

Violations:

- 1** **Details:** Failure to complete the required annual report. The owner must fill out and sign the WHP For-Sale Annual Report Form and provide two of the following pertinent documents: Copy of the Owners Drivers Driver's last month's utility bill, and/or the first page of the most recent W-2.
- Code:** Unified Land Development Code - 5.G.1.D.1.d
Issued: 04/01/2024 **Status:** CLS

Agenda No.: 062

Complexity Level: 1

Status: Active

Respondent: ADT Ventures LLC

CEO: Michael L Jordan

7901 4th St N, Ste 300, StPetersburg, FL 33702 United Stat

Situs Address: 4661 Gulfstream Rd, Lake Worth, FL

Case No: C-2023-10300011

**CODE COMPLIANCE
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 07, 2024 9:00 AM**

PCN: 00-43-44-30-13-084-0022

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: 10/31/2023 **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 wooden fence panels on this property are broken, missing fence pickets and in disrepair
Code: Palm Beach County Property Maintenance Code - Section 14-32 (e)
Issued: 10/31/2023 **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, there multiple structures that have been added to the rear of both buildings and have been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 10/31/2023 **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, wooden fence enclosures on the rear of both buildings have been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 10/31/2023 **Status:** CEH

cc: Adt Ventures Llc
Adt Ventures Llc

Agenda No.: 063

Complexity Level: 1

Status: Active

Respondent: ADT Ventures LLC

CEO: Michael L Jordan

7401 4th St, Coral Gables, FL 33702-3318 United States

Situs Address: 4691 Gulfstream Rd, Lake Worth, FL

Case No: C-2023-11140014

PCN: 00-43-44-30-13-084-0032

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, there are roof, shade or storage type structure attached to the rear of the buildings that have 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
- 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: 11/15/2023 **Status:** CLS
- 3** **Details:** All accessory structures, including detached garages, fences, walls, and swimming pools shall be maintained structurally sound and in good repair. More specifically there are wooden fence panels that are missing pickets, are broken and in disrepair
Code: Palm Beach County Property Maintenance Code - Section 14-32 (e)
Issued: 11/15/2023 **Status:** CLS

cc: Adt Ventures Llc

Agenda No.: 064

Complexity Level: -

Status: Removed

Respondent: ADT Ventures LLC

CEO: Michael L Jordan

7401 4th St N, St.Petersburg, FL 33702

Situs Address: 4711 Gulfstream Rd, Lake Worth, FL

Case No: C-2023-11140015

PCN: 00-43-44-30-13-084-0042

Zoned: RM

**CODE COMPLIANCE
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 07, 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. More specifically there are piles of trash and debris as well as household items stored outdoors on this property
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 11/15/2023 **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 there are wooden fence panels that are missing pickets, are broken and in disrepair
Code: Palm Beach County Property Maintenance Code - Section 14-32 (e)
Issued: 11/15/2023 **Status:** CLS

cc: Adt Ventures Llc
Code Enforcement

Agenda No.: 065 **Complexity Level:** 1 **Status:** Removed
Respondent: Gulfstream North LLC **CEO:** Michael L Jordan
 7901 4TH St N, Ste 300, ST PETERSBURG, FL 33702-331
Situs Address: 4479 Gulfstream Rd, Lake Worth, FL **Case No:** C-2023-09110043
PCN: 00-43-44-30-01-052-0050 **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. More specifically there are items on the ground near the dumpster.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 09/12/2023 **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 there are items stored outdoors near the dwelling units
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 09/12/2023 **Status:** CLS

cc: Code Enforcement
Gulfstream North Llc

Agenda No.: 066 **Complexity Level:** 1 **Status:** Removed
Respondent: Gulfstream North LLC **CEO:** Michael L Jordan
 7901 4th St N, Ste 300, St Petersburg, FL 33146
Situs Address: 4457 Gulfstream Rd, Lake Worth, FL **Case No:** C-2023-09110044
PCN: 00-43-44-30-01-052-0040 **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. More specifically there are items on the ground outside the dumpster on this property.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 09/12/2023 **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 there are items stored outside near the dwelling units
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 09/12/2023 **Status:** CLS
- 3 **Details:** All accessory structures, including detached garages, fences, walls, and swimming pools shall be maintained structurally sound and in good repair. More specifically the wooden fences are broken and in disrepair
Code: Palm Beach County Property Maintenance Code - Section 14-32 (e)
Issued: 09/12/2023 **Status:** CLS

cc: Code Enforcement
Gulfstream North Llc

**CODE COMPLIANCE
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 07, 2024 9:00 AM**

Agenda No.: 067 **Complexity Level:** 1 **Status:** Removed
Respondent: Gulfstream North LLC **CEO:** Michael L Jordan
7901 4th St N, St Petersburg, FL 33702
Situs Address: 4431 Gulfstream Rd, Lake Worth, FL **Case No:** C-2023-09110045
PCN: 00-43-44-30-01-052-0030 **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. More specifically there are items on the ground outside of the dumpster.
 Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
 Issued: 09/12/2023 **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 wooden fences are broken and in disrepair.
 Code: Palm Beach County Property Maintenance Code - Section 14-33 (a)
 Issued: 09/12/2023 **Status:** CLS
 - 4** **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 that appears to be inoperative
 Code: Unified Land Development Code - 6.D.1.A.4.a.2.a
 Issued: 09/12/2023 **Status:** CLS
 - 5** **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. There is a black car that appears to be inoperative and / or unlicensed.
 Code: Unified Land Development Code - 6.D.1.A.4.a.2.a
 Issued: 09/12/2023 **Status:** CLS

cc: Code Enforcement
Gulfstream North Llc

Agenda No.: 068 **Complexity Level:** 1 **Status:** Removed
Respondent: Gulfstream North LLC **CEO:** Michael L Jordan
7901 4th St N, Ste 300, St Petersburg, FL 33702
Situs Address: 4405 Gulfstream Rd, Lake Worth, FL **Case No:** C-2023-09110046
PCN: 00-43-44-30-01-052-0020 **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. More specifically there are items all around the dumpster on this property.
 Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
 Issued: 09/12/2023 **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 there are items stored outdoors around the dwelling units.
 Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
 Issued: 09/12/2023 **Status:** CLS
 - 4** **Details:** All accessory structures, including detached garages, fences, walls, and swimming pools shall be maintained structurally sound and in good repair. More specifically the wooden fencing on this property is broken and in poor condition.
 Code: Palm Beach County Property Maintenance Code - Section 14-32 (e)
 Issued: 09/12/2023 **Status:** CLS
 - 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 Northern most wooden fence is broken and in disrepair
 Code: Palm Beach County Property Maintenance Code - Section 14-32 (e)
 Issued: 09/12/2023 **Status:** CLS

cc: Gulfstream North Llc

**CODE COMPLIANCE
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 07, 2024 9:00 AM**

Agenda No.: 069 **Complexity Level:** - **Status:** Active
Respondent: HOLZER, Eric A **CEO:** Ozmer M Kosal
15668 Haynie Ln, Jupiter, FL 33478-6778
Situs Address: 15668 Haynie Ln, Jupiter, FL **Case No:** C-2024-03050024
PCN: 00-41-41-14-00-000-3750 **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, all openly stored items appearing on your property is prohibited.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 03/08/2024 **Status:** CEH
 - 2 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, all unlicensed/unregistered vehicles appearing on the residential property are prohibited.
Code: Unified Land Development Code - 6.D.1.A.4.a.2.a
Issued: 03/08/2024 **Status:** CEH
 - 3 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, the recreational vehicle appearing on your property is required to be parked within the allowable area of the residential property.
Code: Unified Land Development Code - 6.D.1.A.1.c
Issued: 03/08/2024 **Status:** CEH

Agenda No.: 070 **Complexity Level:** 1 **Status:** Removed
Respondent: Ochoa, Hamilton E **CEO:** Ray F Leighton
4594 Hibiscus Ave, West Palm Beach, FL 33417-3022
Situs Address: 2410 Cecelia St, West Palm Beach, FL **Case No:** C-2024-04050014
PCN: 00-42-43-24-00-000-7430 **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, dirt and fill 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, _____.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
PBC Amendments to FBC 7th Edition (2020) - 110.9
Issued: 04/08/2024 **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.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)

**CODE COMPLIANCE
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 07, 2024 9:00 AM**

Issued: 04/08/2024

Status: CLS

Agenda No.: 071 **Complexity Level:** 1 **Status:** Active
Respondent: Inostroza, Jorge L; Houston, Elizabeth; Inostroza, George **CEO:** Timothy M Madu
L; Inostroza, Randy; Inostroza, George
5101 Ferndale Dr, Delray Beach, FL 33484-1715
Situs Address: 5101 Ferndale Dr, Delray Beach, FL **Case No:** C-2024-01220004
PCN: 00-42-46-11-05-000-0100 **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, the open storage of multiple items as listed in the above code.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 01/24/2024 **Status:** CEH
 - 3 Details:** Vehicles shall only be parked on an improved surface in the Urban Suburban Tier.

More specifically, the vehicle parked on the grass.
Code: Unified Land Development Code - 6.D.1.A.4.a.2.b
Issued: 01/24/2024 **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.

More specifically, the multiple garbage cans that are visible to the public street.
Code: Palm Beach County Codes & Ordinances - Chapter 25-1(c)(1)g.
Issued: 01/24/2024 **Status:** CLS

Agenda No.: 072 **Complexity Level:** - **Status:** Removed
Respondent: AZAGOURY LUTWAK, DOROTHY A; BESPALCO, **CEO:** Nedssa Miranda
ALEJANDRO
3991 Laurel Oak Way, Fort Lauderdale, FL 33312-6265
Situs Address: 5167 Pat Pl, West Palm Beach, FL **Case No:** C-2024-05020014
PCN: 00-42-43-02-02-008-0370 **Zoned:** RM

- Violations:**
- 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.
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: 05/06/2024 **Status:** CLS
 - 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.

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 not limited to remove tree branches and all yard debris.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 05/06/2024 **Status:** CLS

CODE COMPLIANCE
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 07, 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, fence ("4 feet fence) has been erected or installed without a valid building permit.

Obtain required building permits for the ("4 feet fence) or remove the ("4 feet fence).

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

Issued: 05/06/2024

Status: CLS

Agenda No.: 073

Complexity Level: -

Status: Removed

Respondent: BARAN, JASON; BARAN, DANIELLA
5051 Marion Pl, West Palm Beach, FL 33407-1639

CEO: Nedssa Miranda

Situs Address: 5051 Marion Pl, West Palm Beach, FL

Case No.: C-2024-02210034

PCN: 00-42-43-02-02-004-0180

Zoned: RM

Violations:

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.
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: 02/26/2024

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.

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: 02/26/2024

Status: CLS

Agenda No.: 074

Complexity Level: -

Status: Active

Respondent: BLACK, JAMES DERRICK
5039 Marion Pl, West Palm Beach, FL 33407-1639

CEO: Nedssa Miranda

Situs Address: 5039 Marion Pl, West Palm Beach, FL

Case No.: C-2024-02210035

PCN: 00-42-43-02-02-004-0170

Zoned: RM

Violations:

7 **Details:** All exterior walls shall be free from holes, breaks, loose or rotting materials; and maintained weatherproof and properly surface coated where required to prevent deterioration.

Repair/maintain exterior walls in disrepair, free from holes, breaks, loose or rotting materials; and maintain weatherproofing and properly surface coating where required to prevent deterioration. More specifically, make repair to the front door ceiling soffit that is disrepair.

Code: Palm Beach County Property Maintenance Code - Section 14-33 (f)

Issued: 02/27/2024

Status: SIT

8 **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.

Post the numerical address on the premises.

Code: Palm Beach County Property Maintenance Code - Section 14-33 (c)

Issued: 02/27/2024

Status: CLS

**CODE COMPLIANCE
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 07, 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.
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.
- 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: 04/09/2024 **Status:** SIT
- 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). Remove the vehicle to a paved surface refrain from parking on the lawn.
- Code:** Unified Land Development Code - 6.D.1.A.4.a.2.b
Issued: 04/09/2024 **Status:** SIT

cc: Fyr Sfr Borrower Llc

Agenda No.: 077 **Complexity Level:** - **Status:** Active
Respondent: GABRIEL, JEAN A; GABRIEL, ROSITA **CEO:** Nedssa Miranda
 5043 Marcia Pl, West Palm Beach, FL 33407-1662
Situs Address: 5043 Marcia Pl, West Palm Beach, FL **Case No:** C-2024-02270037
PCN: 00-42-43-02-02-007-0170 **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 all item's storage on property in public view.
- Code:** Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 02/28/2024 **Status:** SIT
- 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: 02/28/2024 **Status:** SIT

Agenda No.: 078 **Complexity Level:** - **Status:** Active
Respondent: SRP SUB LLC **CEO:** Nedssa Miranda
 251 LITTLE FALLS Dr, WILMINGTON, DE 19808
Situs Address: 5077 Marion Pl, West Palm Beach, FL **Case No:** C-2024-02210032
PCN: 00-42-43-02-02-004-0200 **Zoned:** RM

**CODE COMPLIANCE
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 07, 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. More specifically, open storage including but not limited to any item's storage in public view.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 02/26/2024 **Status:** SIT
- 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.

Park the trailer in the side or rear yard and screen the trailer from surrounding properties 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: 02/26/2024 **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.

Remove trailer from the front setback or other area between the structure and street. Park trailer in the side or rear yard.
Code: Unified Land Development Code - 6.D.1.A.1.b
Issued: 02/26/2024 **Status:** CLS

cc: Srp Sub Llc

Agenda No.: 079 **Complexity Level:** - **Status:** Removed
Respondent: VOLTAIRE, HERMAN **CEO:** Nedssa Miranda
 5696 MARY Ln, West Palm Beach, FL 33407
Situs Address: 5696 Mary Ln, West Palm Beach, FL **Case No:** C-2024-02210027
PCN: 00-42-43-02-02-004-0280 **Zoned:** RM

Violations:

- 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, additional fence on the east side has been erected or installed without a valid building permit.

Obtain required building permits for the additional fence on the east side or remove the additional fence on the east side.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 02/28/2024 **Status:** CLS

Agenda No.: 080 **Complexity Level:** 1 **Status:** Active
Respondent: BARKLEY MASTER ASSOCIATION, INC. **CEO:** Joanna Mirodias
 2605 Barkley Dr W, West Palm Beach, FL 33415
Situs Address: Drainage Ditch between Dudley Drive East and Barkley Drive West **Case No:** C-2023-08110016
PCN: **Zoned:** RH

Violations:

- 1 **Details:** Section 23-38 - Permit Required.
 1. Any Person Placing or Maintaining any Facility in the Right-of-Way shall have a Permit. More specifically, placing or maintaining a facility (culverts) in the Right-of Way (drainage ditch between Dudley Drive East and Barkley Drive West) without the required permit from Land Development/ Engineering.
 "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.
Code: Palm Beach County Codes & Ordinances - Ordinance 2019-030

**CODE COMPLIANCE
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 07, 2024 9:00 AM**

Issued: 08/31/2023

Status: CEH

cc: Barkley Master Association, Inc.
Barkley Master Association, Inc.

Agenda No.: 081

Complexity Level: 1

Status: Removed

Respondent: Diaz, Nicholas Martin

CEO: Joanna Mirodias

1520 NW 31st Ave, Miami, FL 33125-1941

Situs Address: 4909 Gun Club Rd, West Palm Beach, FL

Case No: C-2024-01180007

PCN: 00-42-44-01-14-006-0190

Zoned: RH

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: 02/22/2024 **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: 02/22/2024 **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. More specifically, the rear patio enclosure / conversion 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

cc: Diaz, Nicholas Martin

Agenda No.: 082

Complexity Level: 1

Status: Active

Respondent: Dorsey, Timothy L

CEO: Joanna Mirodias

924 Burch Dr, West Palm Beach, FL 33415-3920

Situs Address: 924 Burch Dr, West Palm Beach, FL

Case No: C-2024-01050022

PCN: 00-42-44-01-02-000-0240

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: 01/31/2024 **Status:** SIT
- 3** **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: 01/31/2024 **Status:** SIT
- 4** **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. 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.b
Unified Land Development Code - 6.D.1.A.1.c
Issued: 01/31/2024 **Status:** SIT
- 5** **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: 01/31/2024 **Status:** SIT

**CODE COMPLIANCE
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 07, 2024 9:00 AM**

- 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, the accessory structures (sheds, membrane covered structures, structures) has been erected or installed without a valid building permit. The utility building is permitted under permit #B-1970-020297-0000.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 01/31/2024 **Status:** SIT
- 7** **Details:** Each Use Matrix identifies all zoning districts, uses, and approval process, except as indicated otherwise. The Use Matrix indicates the approval process for each Use Type in standard Zoning Districts, PDDs, TDDs, URAO, and IRO. A number in the column under the "Supplementary Use Standard" of the Use Matrix refers to the Definition and Supplementary Use Standards applicable to each use.
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 Storage Yard is prohibited in your Zoning district.
Code: Unified Land Development Code - 4.A.7.C
Unified Land Development Code - 4.A.7.C.6
Issued: 01/31/2024 **Status:** SIT
- 8** **Details:** All accessory structures, including detached garages, fences, walls, and swimming pools shall be maintained structurally sound and in good repair. More specifically, the fence is in disrepair.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (e)
Issued: 01/31/2024 **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, the fence 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:** SIT
- 10** **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 attached rear porch located on the northeast side of the duplex 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:** SIT

Agenda No.: 083 **Complexity Level:** 1 **Status:** Postponed
Respondent: DUDLEY MASTER ASSOCIATION, INC. **CEO:** Joanna Mirodias
 2625 Dudley Dr E, West Palm Beach, FL 33415
Situs Address: Drainage Ditch between Dudley Drive East and Barkley Drive West **Case No.:** C-2023-08310004
PCN: **Zoned:** RH

Violations:

1 **Details:** Section 23-38 - Permit Required.
 1. Any Person Placing or Maintaining any Facility in the Right-of-Way shall have a Permit. More specifically, placing or maintaining a facility (culverts) in the Right-of Way (drainage ditch between Dudley Drive East and Barkley Drive West) without the required permit from Land Development/ Engineering.
 "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.
Code: Palm Beach County Codes & Ordinances - Ordinance 2019-030
Issued: 08/31/2023 **Status:** CEH

cc: Dudley Master Association, Inc.

Agenda No.: 084 **Complexity Level:** - **Status:** Active
Respondent: Martinez, Miguel Andres **CEO:** Joanna Mirodias
 8572 Wendy Ln E, Royal Palm Beach, FL 33411-6504

CODE COMPLIANCE
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 07, 2024 9:00 AM

Situs Address: 8572 Wendy Ln E, West Palm Beach, FL
PCN: 00-42-44-08-02-003-0040

Case No: C-2023-11030026
Zoned: RE

Violations:

- | | |
|----------|--|
| 1 | <p>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:</p> <ul style="list-style-type: none"> 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 or window that opens to provide direct access from the home to the swimming pool. d. The barrier must be placed sufficiently away from the water's edge to prevent a young child or medically frail person who may have managed to penetrate the barrier from immediately falling into the water. Sufficiently away from the water's edge shall mean no less than twenty (20) inches from the barrier to the water's edge. <p>Code: Palm Beach County Property Maintenance Code - Section 14-32 (e) (2)
 Issued: 11/09/2023 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, the canopy/ pergola has been erected or installed without a valid building permit.</p> <p>Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
 Issued: 11/09/2023 Status: SIT</p> |
| 4 | <p>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 brought to rear of property.</p> <p>Code: PBC Amendments to FBC 7th Edition (2020) - 110.9
 Issued: 11/09/2023 Status: SIT</p> |

Agenda No.: 085

Complexity Level: 1

Status: Active

Respondent: OLIBRICE ST LOT LLC; Stlot, Mary L
 1100 N Main St, Ste 103, Belle Glade, FL 33430-2340 Unit
 States

CEO: Joanna Mirodias

Situs Address: 12044 Lakeshore Dr, FL
PCN: 00-37-41-33-03-012-0024

Case No: C-2023-11210018
Zoned: IL

Violations:

- | | |
|----------|--|
| 1 | <p>Details: Each Use Matrix identifies all zoning districts, uses, and approval process, except as indicated otherwise. The Use Matrix indicates the approval process for each Use Type in standard Zoning Districts, PDDs, TDDs, URAO, and IRO. A number in the column under the "Supplementary Use Standard" of the Use Matrix refers to the Definition and Supplementary Use Standards applicable to each use. More Specifically, Contractor Storage Yard is subject to DRO approval.</p> <p>Uses identified with a "D" or exceeding the thresholds of Table 4.A.9.A, Thresholds for Projects Requiring DRO Approval, are allowed subject to approval by the DRO in accordance with Art. 2.C, Administrative Processes. More specifically, Contractor Storage Yard is subject to DRO approval.</p> |
|----------|--|

CODE COMPLIANCE
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 07, 2024 9:00 AM

Code: Unified Land Development Code - 4.A.7.C
Unified Land Development Code - 4.A.7.C.2
Issued: 11/22/2023 **Status:** SIT

cc: Olibrice St Lot Llc
Stlot, Mary L

Agenda No.: 086 **Complexity Level:** 2 **Status:** Removed
Respondent: Sapphire Belle Llc **CEO:** Joanna Mirodias
1201 HAYS St, TALLAHASSEE, FL 32301-2525
Situs Address: 101 Pelican Lake Vlg, Pahokee, FL **Case No:** C-2023-01260010
PCN: 00-37-42-23-00-000-3010 **Zoned:** AP

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, the accessory structures (sheds, membrane covered structures, coop, structures) have been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 02/28/2023 **Status:** CLS

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, the decks have been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 02/28/2023 **Status:** CLS

cc: Sapphire Belle Llc

Agenda No.: 087 **Complexity Level:** - **Status:** Active
Respondent: SAPPHIRE BELLE LLC **CEO:** Joanna Mirodias
1201 Hays St, Tallahassee, FL 32301
Situs Address: 3405 State Road 15, Belle Glade, FL **Case No:** C-2023-02140007
PCN: 00-37-43-17-00-000-3030 **Zoned:** AP

Violations:

11 **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, plumbing work at buildings 501 and 504 have been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 03/20/2023 **Status:** CEH

cc: Sapphire Belle Llc
Sapphire Belle Llc

Agenda No.: 088 **Complexity Level:** 2 **Status:** Active
Respondent: SAPPHIRE BELLE LLC **CEO:** Joanna Mirodias
1201 Hays St, Tallahassee, FL 32301
Situs Address: 609 Runyon Vlg, A, Belle Glade, FL **Case No:** C-2023-04190032
PCN: 00-37-43-17-00-000-3030 **Zoned:** AP

Violations:

1 **Details:** All structural members shall be maintained free from deterioration, and shall be capable of safely supporting the imposed dead and live loads.
All exterior walls shall be free from holes, breaks, loose or rotting materials; and maintained weatherproof and properly surface coated where required to prevent deterioration. More specifically, the fire damage.
Code: Palm Beach County Property Maintenance Code - Section 14-33 (d)
Palm Beach County Property Maintenance Code - Section 14-33 (f)
Issued: 04/19/2023 **Status:** CEH

cc: Sapphire Belle Llc
Sapphire Belle Llc

**CODE COMPLIANCE
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 07, 2024 9:00 AM**

	Issued: 04/01/2024		Status: SIT
2	Details: Vehicles shall only be parked on an improved surface in the Urban Suburban Tier. More specifically, multiple vehicles observed parked on grass.		
	Code: Unified Land Development Code - 6.D.1.A.4.a.2.b		
	Issued: 04/01/2024		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, a large blue shed with white trim has been erected or installed without a valid building permit.		
	Code: PBC Amendments to FBC 7th Edition (2020) - 105.1		
	Issued: 04/01/2024		Status: SIT

Agenda No.: 092	Complexity Level: 1	Status: Removed																									
Respondent: Darr, Jerry Lee; Darr, Dianne 1209 Highland Rd, Lantana, FL 33462-6115		CEO: Adam F Moulton																									
Situs Address: 1209 Highland Rd, Lake Worth, FL		Case No: C-2024-03130004																									
PCN: 00-43-45-09-08-000-0821		Zoned: RM																									
Violations:	<table style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 5%; text-align: center;">1</td> <td>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.</td> <td></td> <td></td> </tr> <tr> <td></td> <td>Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)</td> <td></td> <td></td> </tr> <tr> <td></td> <td>Issued: 03/14/2024</td> <td></td> <td>Status: CLS</td> </tr> <tr> <td style="text-align: center;">2</td> <td>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.</td> <td></td> <td></td> </tr> <tr> <td></td> <td>Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (2)</td> <td></td> <td></td> </tr> <tr> <td></td> <td>Issued: 03/14/2024</td> <td></td> <td>Status: CLS</td> </tr> </table>			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: 03/14/2024		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.				Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (2)				Issued: 03/14/2024		Status: CLS
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: 03/14/2024		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.																										
	Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (2)																										
	Issued: 03/14/2024		Status: CLS																								

Agenda No.: 093	Complexity Level: -	Status: Active																																					
Respondent: Gonzalez, Agustin 6227 S Joshua Ln, Lake Worth, FL 33462 United States		CEO: Adam F Moulton																																					
Situs Address: 6227 S Joshua Ln, Lake Worth, FL		Case No: C-2024-01300006																																					
PCN:		Zoned:																																					
Violations:	<table style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 5%; text-align: center;">1</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, an extension to the North side of the home has been erected or installed without a valid building permit.</td> <td></td> <td></td> </tr> <tr> <td></td> <td>Code: PBC Amendments to FBC 7th Edition (2020) - 105.1</td> <td></td> <td></td> </tr> <tr> <td></td> <td>Issued: 04/02/2024</td> <td></td> <td>Status: SIT</td> </tr> <tr> <td style="text-align: center;">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, impact windows have been erected or installed without a valid building permit.</td> <td></td> <td></td> </tr> <tr> <td></td> <td>Code: PBC Amendments to FBC 7th Edition (2020) - 105.1</td> <td></td> <td></td> </tr> <tr> <td></td> <td>Issued: 04/02/2024</td> <td></td> <td>Status: SIT</td> </tr> <tr> <td style="text-align: center;">3</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, a paver driveway extension has been erected or installed without a valid building permit.</td> <td></td> <td></td> </tr> <tr> <td></td> <td>Code: PBC Amendments to FBC 7th Edition (2020) - 105.1</td> <td></td> <td></td> </tr> <tr> <td></td> <td>Issued: 04/02/2024</td> <td></td> <td>Status: SIT</td> </tr> </table>			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 extension to the North side of the home has been erected or installed without a valid building permit.				Code: PBC Amendments to FBC 7th Edition (2020) - 105.1				Issued: 04/02/2024		Status: SIT	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, impact windows have been erected or installed without a valid building permit.				Code: PBC Amendments to FBC 7th Edition (2020) - 105.1				Issued: 04/02/2024		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, a paver driveway extension has been erected or installed without a valid building permit.				Code: PBC Amendments to FBC 7th Edition (2020) - 105.1				Issued: 04/02/2024		Status: SIT
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 extension to the North side of the home has been erected or installed without a valid building permit.																																						
	Code: PBC Amendments to FBC 7th Edition (2020) - 105.1																																						
	Issued: 04/02/2024		Status: SIT																																				
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, impact windows have been erected or installed without a valid building permit.																																						
	Code: PBC Amendments to FBC 7th Edition (2020) - 105.1																																						
	Issued: 04/02/2024		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, a paver driveway extension has been erected or installed without a valid building permit.																																						
	Code: PBC Amendments to FBC 7th Edition (2020) - 105.1																																						
	Issued: 04/02/2024		Status: SIT																																				

**CODE COMPLIANCE
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 07, 2024 9:00 AM**

Agenda No.: 094 **Complexity Level:** 1 **Status:** Removed
Respondent: Gonzalez, Sarita **CEO:** Adam F Moulton
1155 S Ridge Rd, Lake Worth, FL 33462-6139
Situs Address: 1155 Ridge Rd, Lake Worth, FL **Case No:** C-2024-04190003
PCN: 00-43-45-09-08-000-1090 **Zoned:** RM

Violations:

1 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.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (2)
Issued: 04/19/2024 **Status:** CLS

Agenda No.: 095 **Complexity Level:** 1 **Status:** Active
Respondent: Thorner, Craig **CEO:** Adam F Moulton
4300 White Feather Trl, Boynton Beach, FL 33436-1710
Situs Address: 4300 White Feather Trl, Boynton Beach, FL **Case No:** C-2024-01240006
PCN: 00-42-45-13-00-000-1027 **Zoned:** AR

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, large semi storage trailer.
Code: Unified Land Development Code - 6.A.1.B.2.a
Issued: 02/16/2024 **Status:** SIT

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, green temporary fencing has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 02/16/2024 **Status:** SIT

Agenda No.: 096 **Complexity Level:** 1 **Status:** Removed
Respondent: CABRERA SOSA, SUSANA M; RAMOS, JOSE **CEO:** Nick N Navarro
5907 Kumquat Rd, West Palm Beach, FL 33413-1117
Situs Address: 5905 Kumquat Rd, West Palm Beach, FL **Case No:** C-2024-03180022
PCN: 00-42-43-35-13-028-0130 **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, multiple structures and membrane canopies built / erected at the residence without valid permits. Remove the unpermitted items or Obtain the proper building permit(s).

Permits Customer Service: 561-233-5119
Permits Apply online: <https://www.pbcgov.org/ePZB.Admin.WebSPA/#/login>
Permits Email: PZB-BLD-PermitAssist@pbcgov.org
Permits Office: 2300 N. Jog Road - W.P.B, FL 33411
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 03/18/2024 **Status:** CLS

2 Details: Kitchens, non-habitable spaces and interior public areas shall not be used for sleeping purposes.

>> It is prohibited for non-habitable spaces to be used for living / sleeping purposes . Cease using the unpermitted structures as habitable space.
Code: Palm Beach County Property Maintenance Code - Section 14-44 (e)
Issued: 03/18/2024 **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.

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

CODE COMPLIANCE
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 07, 2024 9:00 AM

4	<p>Code: Palm Beach County Property Maintenance Code - Section 14-35 (a) Issued: 03/18/2024 Status: CLS</p> <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, 6ft wood fencing has been erected or installed without a valid building permit. Remove the unpermitted wooden fencing or Obtain the proper building permit(s).</p> <p>Permits Customer Service: 561-233-5119 Permits Apply online: https://www.pbcgov.org/ePZB.Admin.WebSPA/#/login Permits Email: PZB-BLD-PermitAssist@pbcgov.org Permits Office: 2300 N. Jog Road - W.P.B, FL 33411</p> <p>Code: PBC Amendments to FBC 7th Edition (2020) - 105.1 Issued: 03/18/2024 Status: CLS</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.</p> <p>>> More specifically, aluminum roofed structures erected at the residence without valid permits. Remove the unpermitted items or Obtain the proper building permit(s).</p> <p>Permits Customer Service: 561-233-5119 Permits Apply online: https://www.pbcgov.org/ePZB.Admin.WebSPA/#/login Permits Email: PZB-BLD-PermitAssist@pbcgov.org Permits Office: 2300 N. Jog Road - W.P.B, FL 33411</p> <p>Code: PBC Amendments to FBC 7th Edition (2020) - 105.1 Issued: 03/18/2024 Status: CLS</p>

cc: Fire Rescue

Agenda No.: 097 **Complexity Level:** - **Status:** Removed
Respondent: Gordon, Craig A; Altz, Barbara G **CEO:** Steve R Newell
14458 Franwood Pl, Delray Beach, FL 33445-3267
Situs Address: 14458 Franwood Pl, Delray Beach, FL **Case No:** C-2024-04220038
PCN: 00-42-46-13-08-003-0010 **Zoned:** RS

Violations:	<p>1 Details: Vegetation, whether or not cultivated, that impedes or obstructs adequate view of intersections, traffic signs, railroad crossings or traffic from any street, road, or highway shall be considered a nuisance. Specifically, cut the tree branches at the south-east corner of the property.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-62 (6) Issued: 04/25/2024 Status: CLS</p>
--------------------	--

Agenda No.: 098 **Complexity Level:** - **Status:** Active
Respondent: Food Point Plaza Llc **CEO:** Steve R Newell
4469 S Congress Ave, Ste 103, Lake Worth Beach, FL
33461-4726
Situs Address: 10114 S Military Trl, Boynton Beach, FL **Case No:** C-2024-04150038
PCN: 00-42-45-25-00-000-3020 **Zoned:** CG

Violations:	<p>1 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.</p> <p>SPECIFICALLY: The accumulation discarded mini refrigerators, barbeque grill, wooden pallets, garbage, trash, debris, or similar items along the rear of the plaza and around the dumpster enclosure creates an unclean, unsafe, and unsanitary condition of the premises. Please remove.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-35 (a) Issued: 04/15/2024 Status: CEH</p>
--------------------	--

CODE COMPLIANCE
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 07, 2024 9:00 AM

- 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. Specifically, permit # B-2022-055049 (unit #113 best message sign) has become inactive or expired.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1
Issued: 04/15/2024 **Status:** CEH
- 3 **Details:** The final inspection shall be made after all work required by the building permit is completed. Specifically, permit B2022-055049 (best message sign).
Code: PBC Amendments to FBC 7th Edition (2020) - 110.3.10
Issued: 04/15/2024 **Status:** CEH
- 4 **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-2021-056504 (Dentist sign, unit #112) has become inactive or expired.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1
Issued: 04/15/2024 **Status:** CEH
- 5 **Details:** The final inspection shall be made after all work required by the building permit is completed. Specifically, permit B-2021-056504. (sign)
Code: PBC Amendments to FBC 7th Edition (2020) - 110.3.10
Issued: 04/15/2024 **Status:** CEH

cc: Food Point Plaza Llc

Agenda No.: 099 **Complexity Level:** - **Status:** Removed
Respondent: KDBUD, LLC **CEO:** Steve R Newell
22240 24th Ave S, DesMoines, WA 98198-1125 United States
Situs Address: 22292 Doran Ave, Boca Raton, FL **Case No:** C-2023-09200003
PCN: 00-41-47-26-03-031-0090 **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 front door and windows have been installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 12/22/2023 **Status:** CEH

cc: Beinars, Vladyslav
Kdbud, Llc
Kdbud Llc

Agenda No.: 100 **Complexity Level:** - **Status:** Active
Respondent: Rocha de Novais, Filomena **CEO:** Steve R Newell
11219 Model Cir W, Boca Raton, FL 33428-3985
Situs Address: 11219 Model Cir W, Boca Raton, FL **Case No:** C-2023-12200006
PCN: 00-41-47-26-11-000-0060 **Zoned:** RS

- Violations:**
- 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. Specifically, the driveway has been enlarged/extended without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 12/20/2023 **Status:** CEH

cc: Code Enforcement

**CODE COMPLIANCE
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 07, 2024 9:00 AM**

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, fill (dirt) and rock 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, _____.

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

Issued: 12/13/2023 **Status:** CEH

Agenda No.: 103 **Complexity Level:** 2 **Status:** Active
Respondent: MONZON, RAUL; DE LEON, ESTHER L **CEO:** Paul Pickett
 481 56th Ter S, West Palm Beach, FL 33415-2520
Situs Address: 481 56th Ter S, West Palm Beach, FL **Case No.:** C-2023-11290004
PCN: 00-42-44-02-01-000-1150 **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, ACCESSORY STRUCTURE (SHED) has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 12/14/2023 **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: 12/14/2023 **Status:** CEH
- 3** **Details:** Domesticated livestock shall be allowed accessory to a single family residential use subject to the following standards:
Shall only be located in the Rural and Exurban Tiers and when not within a PUD.
More specifically: Domesticated livestock (CHICKENS AND ROOSTERS) shall be allowed only when accessory to a single family dwelling that is located within the Rural and Exurban Tiers. The above-cited parcel is not within the Rural or Exurban Tier.
Code: Unified Land Development Code - 5.B.1.A.21.a
Issued: 12/14/2023 **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, Accessory Structure (FENCE) has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 12/14/2023 **Status:** CEH

CODE COMPLIANCE
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 07, 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, ENCLOSED/ ALTERED ACCESSORY STRUCTURE has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 12/14/2023 **Status:** CEH
- 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, 4 A/C UNITS has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 12/14/2023 **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, 4 AIR HANDLERS has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 12/14/2023 **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, WOOD STRUCTURE (ATTACHED TO ACCESSORY STRUCTURE) has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 12/14/2023 **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, INTERIOR ELECTRICAL (ACCESSORY STRUCTURE) has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 12/14/2023 **Status:** CEH
- 10 **Details:** All plumbing fixtures shall be properly connected to either a public sewer system or to an approved private sewage disposal system.
Code: Palm Beach County Property Maintenance Code - Section 14-45 (e) (1)
Issued: 12/14/2023 **Status:** CEH
- 11 **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, SLIDING GLASS DOOR (MAIN HOUSE) has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 12/14/2023 **Status:** CEH
- 12 **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, PORCH ENCLOSED (MAIN HOUSE) has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 12/14/2023 **Status:** CEH

**CODE COMPLIANCE
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 07, 2024 9:00 AM**

13 **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 PANEL (MAIN HOUSE) has been erected or installed without a valid building permit.

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

Issued: 12/14/2023

Status: CEH

cc: Pbs0

Agenda No.: 104

Complexity Level: 1

Status: Active

Respondent: KERR, DALBERT

CEO: Paul Pickett

4430 Weymouth St, Lake Worth Beach, FL 33461-2750

Situs Address: 4430 Weymouth St, Lake Worth, FL

Case No.: C-2024-01290015

PCN: 00-42-44-24-10-099-1102

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: 01/31/2024

Status: CEH

2 **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: 01/31/2024

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. More specifically, permit # P-2017-002097-0000(PLUMBING) 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, P-2017-002097-0000(PLUMBING)

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

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

Issued: 01/31/2024

Status: CEH

4 **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-2017-002191-0000 (ELECTRIC) 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, E-2017-002191-0000 (ELECTRIC).

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

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

Issued: 01/31/2024

Status: CEH

CODE COMPLIANCE
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 07, 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, an above ground pool 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:** CLS

- 6 **Details:** Each Use Matrix identifies all zoning districts, uses, and approval process, except as indicated otherwise. The Use Matrix indicates the approval process for each Use Type in standard Zoning Districts, PDDs, TDDs, URAO, and IRO. A number in the column under the "Supplementary Use Standard" of the Use Matrix refers to the Definition and Supplementary Use Standards applicable to each use.

 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, mechanical equipment used in construction activity, and commercial vehicles are being parked and stored on the property, which are prohibited in the AR Zoning District.
Code: Unified Land Development Code - 4.A.7.C
 Unified Land Development Code - 4.A.7.C.6
 Unified Land Development Code - 4.B.5.A.IndustrialUseMatrixTable
Issued: 03/19/2024 **Status:** CLS

- 7 **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: 03/19/2024 **Status:** CLS

- 8 **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: 03/19/2024 **Status:** CLS

cc: Castro, Michael

Agenda No.: 107 **Complexity Level:** 1 **Status:** Removed
Respondent: Charlot, Hirons; Charlot, Roselaine **CEO:** Debbie N Plaud
 7432 Palmdale Dr, Boynton Beach, FL 33436-9424
Situs Address: 7432 Palmdale Dr, Boynton Beach, FL **Case No:** C-2023-11140020
PCN: 00-42-45-12-15-000-2150 **Zoned:** RS

- 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-2011-011599-0000 Addition - Garage/Porch has become inactive or expired.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1
Issued: 11/28/2023 **Status:** CLS

 - 3 **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-2011-011599-0000 Addition - Garage/Porch.
Code: PBC Amendments to FBC 7th Edition (2020) - 111.5
Issued: 11/28/2023 **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, a PVC fence has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 11/28/2023 **Status:** CLS

CODE COMPLIANCE
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 07, 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 white PVC fence has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 01/24/2024 **Status:** CLS

Agenda No.: 110 **Complexity Level:** 1 **Status:** Removed
Respondent: Ruiz, Jeannette **CEO:** Debbie N Plaud
7841 Loomis St, Lantana, FL 33462-6119
Situs Address: 7841 Loomis St, Lake Worth, FL **Case No:** C-2024-01220027
PCN: 00-43-45-10-07-000-1350 **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: 02/27/2024 **Status:** CLS

2 **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: 02/27/2024 **Status:** CLS

Agenda No.: 111 **Complexity Level:** 1 **Status:** Removed
Respondent: SWAY 2014-1 BORROWER LLC **CEO:** Debbie N Plaud
1201 Hays St, Tallahassee, FL 32301-2525
Situs Address: 3544 Harlowe Ave, Boynton Beach, FL **Case No:** C-2023-10310017
PCN: 00-43-45-19-03-017-0140 **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: 03/13/2024 **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 fence is in disrepair.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (e)
Issued: 03/13/2024 **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: 03/13/2024 **Status:** CLS

4 **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: 03/13/2024 **Status:** CLS

5 **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: 03/13/2024 **Status:** CLS

6 **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

CODE COMPLIANCE
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 07, 2024 9:00 AM

9 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: 09/26/2023 **Status:** CEH

Agenda No.: 114 **Complexity Level:** - **Status:** Removed
Respondent: BLACK, MARIAN C **CEO:** Ronald Ramos
3336 Grove Rd, Palm Beach Gardens, FL 33410-2446
Situs Address: 3336 Grove Rd, Palm Beach Gardens, FL **Case No:** C-2024-01050011
PCN: 00-43-41-31-02-020-0150 **Zoned:** RM

Violations:

1 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.

>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, A TRAVEL TRAILER, PARKED IN THE RIGHT-OF-WAY. > Remove TRAVEL TRAILER, PARKED IN THE RIGHT-OF-WAY, between the structure and street. Park TRAVEL TRAILER WHICH IS PARKED IN THE RIGHT-OF-WAY in the side or rear yard. Park the TRAVEL TRAILER in the side or rear yard and screen the TRAVEL TRAILER from surrounding properties 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.b
Unified Land Development Code - 6.D.1.A.1.c
Issued: 01/08/2024 **Status:** CLS

2 Details: Recreational vehicles, boats, sports vehicles and trailers shall not be used for living, sleeping or housekeeping purposes.

>>>More specifically, A TRAVEL TRAILER, IMPROPERLY PARKED IN THE RIGHT-OF-WAY, WITH WATER HOOK-UP, THE SLIDE SECTION PULLED OUT, UNIT BALANCED AND SET-UP TO OCCUPY, EXISTS AT THE SITUS. Cease allowing recreational vehicles, boats, sports vehicles and/or trailers to be used for living, sleeping or housekeeping purposes.

Code: Unified Land Development Code - 6.D.1.A.1.d
Issued: 01/08/2024 **Status:** CLS

Agenda No.: 115 **Complexity Level:** - **Status:** Active
Respondent: CASE, PATRICIA **CEO:** Ronald Ramos
9426 Sunrise Dr, West Palm Beach, FL 33403-1081
Situs Address: 9426 Sunrise Dr, West Palm Beach, FL **Case No:** C-2023-05310028
PCN: 00-43-42-18-02-000-0130 **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.

>>>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: 06/20/2023 **Status:** SIT

**CODE COMPLIANCE
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 07, 2024 9:00 AM**

- 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.

 >>>More specifically, 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: 06/20/2023 **Status:** SIT

- 3 **Details:** Every window, door and frame shall be kept in sound condition, good repair and weather tight.

 >>>More specifically, remove the storm shutters from the windows (unless there is an impending hurricane).Maintain windows, doors and frames in sound condition, good repair and weather-tight.
Code: Palm Beach County Property Maintenance Code - Section 14-33 (m)
Issued: 06/20/2023 **Status:** SIT

- 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.

 >>>More specifically, 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: 06/20/2023 **Status:** SIT

Agenda No.: 116	Complexity Level: -	Status: Active
Respondent: DEL AMO, CARLOS 15526 69th Dr N, Palm Beach Gardens, FL 33418-7421		CEO: Ronald Ramos
Situs Address: 15526 69th Dr N, Palm Beach Gardens, FL		Case No: C-2024-04080014
PCN: 00-42-41-15-00-000-3540		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, ALL ASPHALTED SURFACES INCLUDING THE 2 DRIVEWAYS LEADING TO THE ROAD, have been erected or installed without a valid building permit. Obtain required building permits for the ALL ASPHALTED SURFACES INCLUDING THE 2 DRIVEWAYS LEADING TO THE ROAD or remove the ALL ASPHALTED SURFACES INCLUDING THE 2 DRIVEWAYS LEADING TO THE ROAD.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 04/11/2024 **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, WITHIN THE SETBACK - ALL WOOD/WIRE FENCING, WOOD POSTS, WOOD POLES AND GATES have been erected or installed without a valid building permit. Obtain required building permits for areas WITHIN THE SETBACK - ALL WOOD/WIRE FENCING, WOOD POSTS, WOOD POLES AND GATES or remove, WITHIN THE SETBACK - ALL WOOD/WIRE FENCING, WOOD POSTS, WOOD POLES AND GATES
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 04/11/2024 **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 WOOD STRUCTURE BEING BUILT IN PLACE, ON A PERMITTED CONCRETE SLAB (LOCATED IN THE S/E QUADRANT) has been erected or installed without a valid building permit. Obtain required building permits for the WOOD STRUCTURE BEING BUILT IN PLACE, ON A PERMITTED CONCRETE SLAB (LOCATED IN THE S/E QUADRANT) or remove the WOOD STRUCTURE BEING BUILT IN PLACE, ON A PERMITTED CONCRETE SLAB (LOCATED IN THE S/E QUADRANT).
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 04/11/2024 **Status:** CEH

CODE COMPLIANCE
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 07, 2024 9:00 AM

11 **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 CHICKEN COUPE has been erected or installed without a valid building permit. Obtain required building permits for the LARGE CHICKEN COUPE or remove the LARGE CHICKEN COUPE.

Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 04/11/2024 **Status:** CEH

Agenda No.: 117 **Complexity Level:** - **Status:** Active
Respondent: PREUSZ, JORDAN; DEWITT, JOSHUA **CEO:** Ronald Ramos
 PO BOX 31261, Palm Beach Gardens, FL 33420-1261
Situs Address: 3760 93rd Ln N, 1, West Palm Beach, FL **Case No:** C-2023-11030003
PCN: 00-43-42-18-00-000-7360 **Zoned:** RM

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.

>>More specifically, the FASCIA AND EXTERIOR WOOD ON THE SFD 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: 01/02/2024 **Status:** SIT

Agenda No.: 118 **Complexity Level:** - **Status:** Removed
Respondent: HANNA, MALKA; HANNA, MICHAEL **CEO:** Ronald Ramos
 3729 Bahama Rd, Palm Beach Gardens, FL 33410-2370
Situs Address: 3729 Bahama Rd, Palm Beach Gardens, FL **Case No:** C-2024-03210040
PCN: 00-43-41-31-01-007-0020 **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, A SHED (LOCATED IN THE N/E QUADRANT) has been erected or installed without a valid building permit. Obtain required building permits for the SHED (LOCATED IN THE N/E QUADRANT) or remove the SHED (LOCATED IN THE N/E QUADRANT). (PERMIT REQUIREMENT - PER ASSISTANT DEPUTY OF PLAN REVIEW MICHAEL SHUBERT).

Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 04/02/2024 **Status:** CLS

Agenda No.: 119 **Complexity Level:** - **Status:** Removed
Respondent: HUANG, RONG; XU XIANG, YING **CEO:** Ronald Ramos
 4611 Brady Ln, Palm Beach Gardens, FL 33418-5703
Situs Address: 4611 Brady Ln, Palm Beach Gardens, FL **Case No:** C-2024-01090016
PCN: 00-42-42-13-08-000-0072 **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.

>>>More specifically, OPEN STORAGE EXISTS IN THE FRONTYARD AND EAST SIDE OF RESIDENCE. >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: 01/26/2024 **Status:** CLS

Agenda No.: 120 **Complexity Level:** - **Status:** Active
Respondent: Jeffrey T Harris, Trustee of the Jeffrey T. Harris Trust dated **CEO:** Ronald Ramos
 February 1, 2019 and Jane E. Harris, Trustee of the Jane E.
 Harris Trust dated February 1, 2019

**CODE COMPLIANCE
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 07, 2024 9:00 AM**

2149 Ardley Rd, North Palm Beach, FL 33408-2164

Situs Address: 2149 Ardley Rd, North Palm Beach, FL

Case No: C-2024-03200029

PCN: 00-43-41-32-08-004-0190

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.
- MORE SPECIFICALLY, A ROOF AUGMENTATION (OF A PREVIOUSLY PERMITTED DOCK) has been erected or installed without a valid building permit. Obtain required building permits for the A ROOF AUGMENTATION (OF A PREVIOUSLY PERMITTED DOCK) or remove the A ROOF AUGMENTATION (OF A PREVIOUSLY PERMITTED DOCK).
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 03/22/2024 **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-2016-012589-0000 AND ALL SUB-PERMITS) has become inactive or expired. Permit # (B-2016-012589-0000 AND ALL SUB-PERMITS) has expired. Obtain a new permit or re-activate permit # (B-2016-012589-0000 AND ALL SUB-PERMITS).
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.4.1
Issued: 03/22/2024 **Status:** CEH

Agenda No.: 121

Complexity Level: -

Status: Active

Respondent: JUBACK, VINCENT M

CEO: Ronald Ramos

9465 Keating Dr, Palm Beach Gardens, FL 33410-5987

Situs Address: 9465 Keating Dr, Palm Beach Gardens, FL

Case No: C-2023-12050012

PCN: 00-42-42-13-01-009-0030

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 ABOVE GROUND POOL has been erected or installed without a valid building permit. Obtain required building permits for the ABOVE GROUND POOL or remove the ABOVE GROUND POOL
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 01/08/2024 **Status:** SIT
- 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
- >>>More specifically, THE POOL HAS NO PERMITTED BARRIER. Supply and maintain a swimming pool barrier in accordance to the Florida Building Code.
- Code:** Palm Beach County Property Maintenance Code - Section 14-32 (e) (2)
Issued: 01/08/2024 **Status:** SIT

**CODE COMPLIANCE
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 07, 2024 9:00 AM**

	Code: Unified Land Development Code - 6.D.1.A.1.b Unified Land Development Code - 6.D.1.A.1.c			
	Issued: 06/13/2023			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, a 6' WOOD FENCE has been erected or installed without a valid building permit. Obtain required building permits for the 6' WOOD FENCE or remove the 6' WOOD FENCE.			
	Code: PBC Amendments to FBC 7th Edition (2020) - 105.1			
	Issued: 06/13/2023			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, a ROOFED STRUCTURE (ATTACHED TO THE EAST SIDE OF THE SFD) has been erected or installed without a valid building permit. Obtain required building permits for the ROOFED STRUCTURE (ATTACHED TO THE EAST SIDE OF THE SFD) or remove the ROOFED STRUCTURE (ATTACHED TO THE EAST SIDE OF THE SFD).			
	Code: PBC Amendments to FBC 7th Edition (2020) - 105.1			
	Issued: 06/13/2023			Status: SIT

Agenda No.: 124	Complexity Level: -	Status: Removed	
Respondent: TITAN BEHAVIORAL HEALTHCARE INC 700 VILLAGE SQUARE Xing, Unit 103, Palm Beach Gardens, FL 33410		CEO: Ronald Ramos	
Situs Address: 2080 Cove Ln, North Palm Beach, FL		Case No.: C-2024-01040003	
PCN: 00-43-42-05-13-002-0051		Zoned: RM	
Violations:	<p>1 Details: Parking shall be prohibited on all vacant properties in residential districts.</p> <p>>>>More specifically, VEHICLES ARE PARKED ON UNDEVELOPED LAND. Cease parking vehicles and equipment including construction equipment on a vacant lot.</p> <p>Code: Unified Land Development Code - 6.D.1.A.4.a.3</p> <p>Issued: 01/17/2024 Status: CLS</p>		

Agenda No.: 125	Complexity Level: -	Status: Removed	
Respondent: TITAN BEHAVIORAL HEALTHCARE INC 700 VILLAGE SQUARE Xing, Unit 103, Palm Beach Gardens, FL 33410		CEO: Ronald Ramos	
Situs Address: 2094 Cove Ln, North Palm Beach, FL		Case No.: C-2024-01170013	
PCN: 00-43-42-05-13-002-0052		Zoned: RM	
Violations:	<p>1 Details: Parking shall be prohibited on all vacant properties in residential districts.</p> <p>>>>More specifically, VEHICLES ARE PARKED ON UNDEVELOPED LAND. Cease parking vehicles and equipment including construction equipment on a vacant lot.</p> <p>Code: Unified Land Development Code - 6.D.1.A.4.a.3</p> <p>Issued: 01/17/2024 Status: CLS</p>		

Agenda No.: 126	Complexity Level: -	Status: Active	
Respondent: WEINBERG, BION S; WEINBERG, CHARMAIN K 2330 Prosperity Bay Ct, Palm Beach Gardens, FL 33410-25		CEO: Ronald Ramos	
Situs Address: 2330 Prosperity Bay Ct, Palm Beach Gardens, FL		Case No.: C-2024-03120008	
PCN: 00-43-42-05-12-000-0210		Zoned: RS	

**CODE COMPLIANCE
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 07, 2024 9:00 AM**

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 # (B-2022-030473-0000 = Seawall or Bulkhead) has become inactive or expired. Permit # (B-2022-030473-0000 = Seawall or Bulkhead) has expired. Obtain a new permit or re-activate permit # (B-2022-030473-0000 = Seawall or Bulkhead).

Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1
Issued: 03/15/2024 **Status:** CEH

Agenda No.: 127 **Complexity Level:** 1 **Status:** Active
Respondent: Charles, Athlere **CEO:** Omar J Sheppard
1378 Westchester Dr W, West Palm Beach, FL 33417-5742
Situs Address: 1378 Westchester Dr W, West Palm Beach, FL **Case No:** C-2023-12010013
PCN: 00-42-43-26-18-004-0110 **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 fence has been erected or installed without a valid building permit.

Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 12/04/2023 **Status:** CEH

Agenda No.: 128 **Complexity Level:** 1 **Status:** Active
Respondent: Owen, Anthony **CEO:** Omar J Sheppard
5801 Coconut Rd, West Palm Beach, FL 33413-1830
Situs Address: 5801 Coconut Rd, West Palm Beach, FL **Case No:** C-2023-08230025
PCN: 00-42-43-35-12-019-0150 **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 driveway extension has been erected or installed without a valid building permit.

Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 08/25/2023 **Status:** CEH

Agenda No.: 129 **Complexity Level:** 1 **Status:** Removed
Respondent: Rubi, Alain Amores **CEO:** Omar J Sheppard
5591 Orange Rd, West Palm Beach, FL 33413-1853
Situs Address: 5591 Orange Rd, Unit A, West Palm Beach, FL **Case No:** C-2023-11090013
PCN: 00-42-43-35-10-004-0090 **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 AWNING TO THE NORTH OF THE PRINCIPAL STRUCTURE has been erected or installed without a valid building permit.

Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 11/22/2023 **Status:** CLS

Agenda No.: 130 **Complexity Level:** 1 **Status:** Active
Respondent: 7601 HAGE PROPERTY LLC **CEO:** David T Snell
1404 SW 33rd Ct, Fort Lauderdale, FL 33315-2838
Situs Address: 7601 Ellen Ln, West Palm Beach, FL **Case No:** C-2023-09110047
PCN: 00-42-43-27-05-006-4408 **Zoned:**

CODE COMPLIANCE
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 07, 2024 9:00 AM

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.

Specifically: An 8ft chain-linked fence has been erected or installed without a valid building permit.

Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 09/13/2023 **Status:** CEH

cc: 7601 Hage Property Llc

Agenda No.: 131 **Complexity Level:** 1 **Status:** Active
Respondent: Bombino, Nerelis Aguila; Aguilaan, Yerelys Lladro **CEO:** David T Snell
6094 Summit Blvd, West Palm Beach, FL 33415-3545
Situs Address: 6094 Summit Blvd, West Palm Beach, FL **Case No.:** C-2024-03180007
PCN: 00-42-44-10-00-000-1310 **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: Wooden privacy fences have been erected or installed without a valid building permit.

Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 03/25/2024 **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: An addition has been erected or installed without a valid building permit.

Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 03/25/2024 **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 chain-linked fence gate has been erected or installed without a valid building permit.

Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 03/25/2024 **Status:** CLS

4 **Details:** Recreational vehicles, boats, sports vehicles, and trailers shall not be used for living, sleeping, or housekeeping purposes.

Specifically: The Fifth wheel in the rear setback is occupied by persons which is a violation of this Section and Code.

Code: Unified Land Development Code - 6.D.1.A.1.d
Issued: 03/25/2024 **Status:** CEH

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.

Specifically: The premises are utilized to openly store an array of items from large tires, cinder blocks, plastic buckets, metal/plastic chairs, other construction debris, PVC piping which are a violation of this Section and Code.

Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 03/25/2024 **Status:** CEH

CODE COMPLIANCE
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 07, 2024 9:00 AM

Situs Address: Marshall Rd, FL **Case No:** C-2023-12290021
PCN: 00-42-43-27-05-012-0342 **Zoned:** AR

Violations: **1** **Details:** Parking shall be prohibited on all vacant properties in residential districts.

Specifically: The vacant parcel is utilized to park and store semi-trailers, commercial box trucks, and other motor vehicles.
Code: Unified Land Development Code - 6.D.1.A.4.a.3
Issued: 01/08/2024 **Status:** CEH

Agenda No.: 133 **Complexity Level:** 1 **Status:** Active
Respondent: Garcia, Jose S **CEO:** Christina G Stodd
3907 Shoma Dr, Royal Palm Beach, FL 33414-4375

Situs Address: 551 Sioux Rd, Lake Worth, FL **Case No:** C-2023-11300010
PCN: 00-43-45-06-04-013-0250 **Zoned:** RM

Violations: **1** **Details:** All wood and metal surfaces including but not limited to, window frames, doors, door frames, cornices, porches and trim shall be maintained in good condition. Peeling, flaking and chipped paint shall be eliminated and surfaces repainted. More specifically but not limited to paint needed on the front of the house.
Code: Palm Beach County Property Maintenance Code - Section 14-33 (b)
Issued: 12/01/2023 **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-2006-002553-0000 for an addition has become inactive or expired.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1
Issued: 12/01/2023 **Status:** SIT

3 **Details:** No building or structure shall be used or occupied, and no change in the existing occupancy classification of a building or structure or portion thereof shall be made, until the building official has issued a certificate of occupancy therefor as provided herein. Issuance of a certificate of occupancy shall not be construed as an approval of a violation of the provisions of this code or of other ordinances of the jurisdiction. More specifically, B-2006-002553-0000 for an addition needs a Certificate of occupancy.
Code: PBC Amendments to FBC 7th Edition (2020) - 111.1
Issued: 12/01/2023 **Status:** SIT

4 **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-2003-022987-0000 for shutters has become inactive or expired.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1
Issued: 12/01/2023 **Status:** SIT

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, B-2003-022987-0000 for shutters needs a Certificate of Completion.
Code: PBC Amendments to FBC 7th Edition (2020) - 111.5
Issued: 12/01/2023 **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, shed in backyard to the east has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 12/01/2023 **Status:** SIT

cc: Garcia, Jose S

**CODE COMPLIANCE
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 07, 2024 9:00 AM**

Agenda No.: 134 **Complexity Level:** 1 **Status:** Removed
Respondent: Sudanagunta, Venkat; Sudanagunta, Vijaya **CEO:** Christina G Stodd
4759 Byron Cir, Irving, TX 75038-6319
Situs Address: 4984 Kirk Rd, Lake Worth, FL **Case No:** C-2023-11160011
PCN: 00-43-44-30-01-113-0050 **Zoned:** RM

- Violations:**
- 1 **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, there are numerous large potholes in the parking lot that are in need of repair.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (b)
Issued: 11/16/2023 **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 a large pile of household items, furniture and debris observed openly stored in the parking area and grass area of the property.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 11/16/2023 **Status:** CLS

cc: Sudanagunta, Vijaya And Vijaya
Sudanagunta, Vijaya And Vijaya

Agenda No.: 135 **Complexity Level:** 1 **Status:** Active
Respondent: William McManus, Trustee of the Quisenberry 2022 **CEO:** Christina G Stodd
Revocable Trust
170 Chilean Ave, Apt 2C, Palm Beach, FL 33480-4401
Situs Address: 6633 Rigger Rd, Lake Worth, FL **Case No:** C-2024-02210017
PCN: 00-43-45-06-02-043-0070 **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, a chain link fence 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

 - 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 privacy fence 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

cc: Quisenberry 2022 Revocable Trust

Agenda No.: 136 **Complexity Level:** 1 **Status:** Removed
Respondent: Archibald, Katrina S; Archibald, Peter G **CEO:** RI Thomas
5998 Plains Dr, Lake Worth, FL 33463-1566
Situs Address: 5998 Plains Dr, Lake Worth, FL **Case No:** C-2023-04100008
PCN: 00-42-44-34-24-000-3100 **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: 04/18/2023 **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: 04/18/2023 **Status:** CLS

CODE COMPLIANCE
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 07, 2024 9:00 AM

Agenda No.: 137 **Complexity Level:** 1 **Status:** Removed
Respondent: Sharon A Watson Sharon Angella Watson as Trustee of the **CEO:** RI Thomas
Sharon Angella Watson Revocable Trust under Agreement
dated June 29, 2022
888 Chase Rd, West Palm Beach, FL 33415-3616

Situs Address: 4701 Summit Blvd, West Palm Beach, FL **Case No:** C-2024-01080002
PCN: 00-42-44-01-02-000-0120 **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: 02/06/2024 **Status:** CLS

Agenda No.: 138 **Complexity Level:** 1 **Status:** Active
Respondent: PACIFICA WEST PALM LLC **CEO:** Charles Zahn
155 Office Plaza Dr, Fl 1, Tallahassee, FL 32301

Situs Address: 1215 N Benoist Farms Rd, Unit 206 Building 7, West Palm Beach, FL **Case No:** C-2024-03070005
PCN: 00-42-43-29-25-007-2060 **Zoned:** RS

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. More specifically, water intrusion into the apartment is causing the interior surfaces, drywall and ceiling to be damaged. All interior surfaces, including windows and doors, shall be maintained in good, clean and sanitary condition. Peeling paint, cracked or loose plaster, decayed wood, and other defective surface conditions shall be corrected.
Code: Palm Beach County Property Maintenance Code - Section 14-34 (a)
Palm Beach County Property Maintenance Code - Section 14-34 (c)
Issued: 03/13/2024 **Status:** CEH

2 **Details:** All mechanical equipment, fireplaces and solid fuel-burning appliances shall be properly installed and maintained in a safe working condition, and shall be capable of performing the intended function. Specifically, air conditioning unit is not working properly and is iced.
Code: Palm Beach County Property Maintenance Code - Section 14-46 (b) (1)
Issued: 03/13/2024 **Status:** CEH

3 **Details:** All mechanical equipment, fireplaces and solid fuel-burning appliances shall be properly installed and maintained in a safe working condition, and shall be capable of performing the intended function. Specifically, water heater is leaking.
Code: Palm Beach County Property Maintenance Code - Section 14-46 (b) (1)
Issued: 03/13/2024 **Status:** CEH

4 **Details:** All plumbing fixtures shall be properly installed and maintained in working order, and shall be kept free from obstructions, leaks and defects and be capable of performing the function for which such plumbing fixtures are designed. All plumbing fixtures shall be maintained in a safe, sanitary and functional condition. Specifically, plumbing fixture in the shower/tub is leaking.
Code: Palm Beach County Property Maintenance Code - Section 14-45 (c) (1)
Issued: 03/13/2024 **Status:** CEH

Agenda No.: 139 **Complexity Level:** 1 **Status:** Active
Respondent: PACIFICA WEST PALM LLC **CEO:** Charles Zahn
155 Office Plaza Dr, Fl 1, Tallahassee, FL 32301 United Sta

Situs Address: 1185 N Benoist Farms Rd, Unit 106 Building 12, West Palm Beach, FL **Case No:** C-2024-03110016
PCN: 00-42-43-29-25-012-1060 **Zoned:** RS

Violations: **1** **Details:** Every sink, lavatory, bathtub or shower, drinking fountain, water closet or other plumbing fixtures shall be properly connected to either a public water system or to an approved private water system. All kitchen sinks, lavatories, laundry facilities, bathtubs and showers shall be supplied with hot and cold running water.
Water heating facilities shall be properly installed, maintained and capable of providing an adequate amount of water to be drawn at every required sink, lavatory, bathtub, shower and laundry facility at a temperature of not less than 110 degrees F. (43 degrees C.). A gas-burning water heater shall not be located in any bathroom, toilet room, bedroom or other occupied room normally kept closed, unless adequate combustion air is provided. An approved combination temperature and pressure relief valve and relief valve discharge pipe shall be properly installed and maintained on water heaters. Specifically, no hot water.

CODE COMPLIANCE
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 07, 2024 9:00 AM

	<p>Code: Palm Beach County Property Maintenance Code - Section 14-44 (d) (4) Palm Beach County Property Maintenance Code - Section 14-45 (d) (1) Issued: 03/13/2024 Status: CEH</p>
2	<p>Details: All mechanical equipment, fireplaces and solid fuel-burning appliances shall be properly installed and maintained in a safe working condition, and shall be capable of performing the intended function. Specifically, air conditioning vents missing. Code: Palm Beach County Property Maintenance Code - Section 14-46 (b) (1) Issued: 03/13/2024 Status: CEH</p>
3	<p>Details: All plumbing fixtures shall be properly installed and maintained in working order, and shall be kept free from obstructions, leaks and defects and be capable of performing the function for which such plumbing fixtures are designed. All plumbing fixtures shall be maintained in a safe, sanitary and functional condition. Specifically, drain stopper missing from the bathroom sink. Code: Palm Beach County Property Maintenance Code - Section 14-45 (c) (1) Issued: 03/13/2024 Status: CEH</p>
4	<p>Details: All plumbing fixtures shall be properly installed and maintained in working order, and shall be kept free from obstructions, leaks and defects and be capable of performing the function for which such plumbing fixtures are designed. All plumbing fixtures shall be maintained in a safe, sanitary and functional condition. Specifically, kitchen faucet is broken Code: Palm Beach County Property Maintenance Code - Section 14-45 (c) (1) Issued: 03/13/2024 Status: CEH</p>
5	<p>Details: All mechanical equipment, fireplaces and solid fuel-burning appliances shall be properly installed and maintained in a safe working condition, and shall be capable of performing the intended function. Specifically, dishwasher does not work properly. Code: Palm Beach County Property Maintenance Code - Section 14-46 (b) (1) Issued: 03/13/2024 Status: CEH</p>

Agenda No.: 140	Complexity Level: -	Status: Removed
Respondent: PALM LAKE BAPTIST ASSOCIATION INC 777 S FLAGLER Dr, Ste 500 EAST, West Palm Beach PALMBEACH, FL 33401		CEO: Nedssa Miranda
Situs Address: 5710 N Haverhill Rd, West Palm Beach, FL		Case No.: C-2023-10250026
PCN: 00-42-43-01-01-000-0070		Zoned: RM
Violations:	<p>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, site development for FILL Dirt 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, site development for FILL Dirt. Code: PBC Amendments to FBC 7th Edition (2020) - 105.1 PBC Amendments to FBC 7th Edition (2020) - 110.9 Issued: 11/06/2023 Status: CLS</p>	
cc: Fereg, Mark Genevieve, Penta		

Agenda No.: 141
Respondent: VIKING GROWERS INC

Complexity Level: 1

Status: Active
CEO: Dennis A Hamburger

CODE COMPLIANCE
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 07, 2024 9:00 AM

8760 Rodeo Dr, Lake Worth, FL 33467-1142

Situs Address: 10780 97th Pl S, Boynton Beach, FL

Case No: C-2024-03210007

PCN: 00-42-43-27-05-052-0422

Zoned:

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, a wood structure has been erected or installed without a valid building permit.</p> <p>Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
 Issued: 03/27/2024 Status: CEH</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>Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
 Issued: 03/27/2024 Status: CEH</p> |
| 3 | <p>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.</p> <p>Code: Unified Land Development Code - 6.D.1.A.4.a.2.a
 Issued: 03/27/2024 Status: CEH</p> |
| 4 | <p>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, the movement of dirt..</p> <p>Code: PBC Amendments to FBC 7th Edition (2020) - 110.9
 Issued: 03/27/2024 Status: CEH</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, storage containers have been erected or installed without a valid building permit.</p> <p>Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
 Issued: 03/27/2024 Status: CEH</p> |
| 6 | <p>Details: Each Use Matrix identifies all zoning districts, uses, and approval process, except as indicated otherwise. The Use Matrix indicates the approval process for each Use Type in standard Zoning Districts, PDDs, TDDs, URAO, and IRO. A number in the column under the "Supplementary Use Standard" of the Use Matrix refers to the Definition and Supplementary Use Standards applicable to each use. More Specifically, cease using site as landscaping /nursery.</p> <p>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, landscaping business and nursery.</p> <p>Code: Unified Land Development Code - 4.A.7.C
 Unified Land Development Code - 4.A.7.C.6
 Issued: 03/27/2024 Status: CEH</p> |

**CODE COMPLIANCE
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 07, 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, a shed has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 03/27/2024 **Status:** CEH

Agenda No.: 142 **Complexity Level:** 3 **Status:** Active
Respondent: Duarte, Saulo Reginaldo **CEO:** Steve R Newell
22035 SW 58th Ave, Boca Raton, FL 33428-4529
Situs Address: 22035 SW 58th Ave, Boca Raton, FL 33428 **Case No:** C-2022-08090009
PCN: 00-42-47-30-06-022-0490
RE: Case added to the Aug CEH to request to Contest Imposition of Fine/lien

Agenda No.: 143 **Complexity Level:** 3 **Status:** Active
Respondent: Cammarata, Judith A **CEO:** Jen L Batchelor
300 S Pine Island Rd, Plantation, FL 33324
Situs Address: Antoinette St, Loxahatchee,, FL **Case No:** C-2024-03050026
PCN: 00-40-42-32-00-000-3460 **Zoned:** AR

Violations:

- 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:** SIT
- 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:** 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 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:** 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 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:** SIT

cc: Cammarata, Judith A

Agenda No.: 144 **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.

Agenda No.: 145 **Complexity Level:** 1 **Status:** Active
Respondent: Emile, Sherly **CEO:** Jose Feliciano
7146 Thompson Rd, Boynton Beach, FL 33426-7660 **Type:** Life Safety
Situs Address: 7146 Thompson Rd, Boynton Beach, FL **Case No:** C-2024-03060013

CODE COMPLIANCE
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 07, 2024 9:00 AM

PCN: 00-43-45-08-00-002-0080

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: 03/06/2024 **Status:** CEH

Agenda No.: 146

Complexity Level: 3

Status: Active

Respondent: Swaney, Robert L; Swaney, Eva C
10315 Garrison Rd, Charlotte, NC 28278-9787

CEO: John Gannotti
Type: Life Safety

Situs Address: 6818 Patricia Dr, West Palm Beach, FL

Case No: C-2024-07230016

PCN: 00-42-44-03-04-000-3190

Zoned: RT

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. More specifically the Pool Barrier is in disrepair and may allow for access to pool in an unoccupied dwelling.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (e) (2)
Issued: 07/23/2024 **Status:** CEH

cc: Swaney, Eva C
Swaney, Robert L

Agenda No.: 147

Complexity Level: 1

Status: Active

Respondent: NORWICH B CONDOMINIUM ASSOCIATION, INC.
625 N Flagler Dr, Ste 700, West Palm Beach, FL 33401

CEO: John Gannotti
Type: Life Safety

Situs Address: Norwich B, West Palm Beach, FL

Case No: C-2024-07250009

PCN:

Zoned: RH

Violations:

1 **Details:** Every exterior stairway, deck, porch, balcony, railings and all other appurtenances attached thereto, shall be maintained structurally sound, in good repair, with proper anchorage and capable of supporting the imposed loads. More specifically the West stairs/railings are stated unsafe by the building division (Tom Banzhaf) File # U24000023.
Code: Palm Beach County Property Maintenance Code - Section 14-33 (j)
Issued: 07/25/2024 **Status:** CEH

cc: Norwich B Condominium Association, Inc.

Agenda No.: 148

Complexity Level: -

Status: Active

Respondent: Makeda, Immanuel
4407 Coconut Rd, Lake Worth Beach, FL 33461-4519

CEO: Michael L Jordan
Type: Life Safety

Situs Address: 4407 Coconut Rd, Lake Worth, FL

Case No: C-2024-07220028

PCN: 00-43-44-30-01-054-0010

Zoned: RS

**CODE COMPLIANCE
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 07, 2024 9:00 AM**

Violations:

- | | |
|----------|---|
| 1 | <p>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:</p> <ul style="list-style-type: none">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 <p>Code: Palm Beach County Property Maintenance Code - Section 14-32 (e) (2)
Issued: 07/23/2024 Status: CEH</p> |
|----------|---|

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. "