



Palm Beach County
CONSTRUCTION BOARD OF ADJUSTMENT AND APPEALS (CBAA)
June 8, 2023 MEETING
MINUTES

I. CALL TO ORDER

Rex Kirby, Chair, called the meeting to order at 2:07 pm. The meeting was conducted in Room 1W-47, Palm Beach County Planning, Zoning and Building Department, 2300 N Jog Road, West Palm Beach, FL.

A. Roll Call

Members Present

Rex Kirby, Division 1 Contractor, **Chair**
Jessica Dornblaser, Architect, **Vice Chair**
Steven Markel, HVAC Contractor
Bart Rasper, Plumbing Contractor

Members Absent

Ron Dixon, Engineer
Manuel Oyola, Roofing Contractor

Timothy Wingate, Division 1 Contractor

Others Present

Doug Wise, Building Official (PBC)
Thomas Banzhaf, Construction Services Coordinator (PBC)
Michelle Carter, Recording Secretary
Dean Wells, Construction Services Coordinator (PBC)
Mark Hagen, Information Management Services Specialist

Anne Helfant, Senior Assistant County Attorney
Ryan Maher, Assistant County Attorney

B. Approval of Minutes

- ✦ Mr. Markel made a motion to approve the April 13, 2023 meeting minutes. Mr. Dornblaser seconded the motion. The motion carried unanimously.

C. Administer Oath to Witnesses

Ms. Carter administered an oath to the witnesses testifying in the proceedings.

II. ADDITIONS AND DELETIONS

None

III. OLD BUSINESS

None

IV. NEW BUSINESS

A. 2023-01- 4400 White Feather Trial

- ✦ Mr. Wise- Our inspector on this is Tom Banzhaf and he has been to the site and he can explain what's going on.
- ✦ Mr. Banzhaf states this is a 1 story single family dwelling. It was brought to our attention by one of the building inspectors last September. When I drove by the structure there are visibly large holes in the roof and chimney. If you look at the pictures you can see the roof of the garage has disintegrated and there are trees actually growing through it. I have not been inside the structure.
- ✦ Mr. Wise asks that the staff report be admitted into evidence.
- ✦ Mr. Haluska (owner) states, I reside at this residence I am disabled and have enlisted Mr. Alejandro Martinez to assist with repairs and bringing into compliance. When we received the notice Mr. Banzhaf issued we were given 30 days to make the repairs from the time he put the notice on my property. No one can fix this in 30 days. Mr. Banzhaf looks to be pushing

demolition. This is my home I want to come into compliance but 30 days is not enough. I want to know today an outline of specifics on what we need to do to bring it into compliance. I am requesting at least 6 months to bring it into compliance.

- ✦ Mr. Haluska states Mr. Martinez is allowed to speak on my behalf.
- ✦ Discussion Ensued
- ✦ Mr. Wise ask that the Board grant staff to access the house to ensure there is no safety hazard.
- ✦ Mr. Kirby asks would you be willing grant access to the building department staff in to inspect the interior to make sure everything is safe.
- ✦ Discussion Ensued
- ✦ Mr. Markel states Mr.Haluska the question was are you willing to allow access
- ✦ Mr. Haluska states yes
- ✦ Mr. Martinez states after I finish cleaning it up.
- ✦ Mr. Markel states no I mean immediately.
- ✦ Mr. Haluska states they will allow access.
- ✦ Mr. Wise states we would like to give you more time but we ask that you grant us the access to inspect the interior and then we can come back and let the board decide based on the testimony of the inspector on the findings.
- ✦ Discussion Ensued.
- ✦ Mr. Rasper made a motion to grant access to Palm Beach County to inspect the interior before the next board hearing and come back to the next hearing on July 13th to hear the results of the findings.
- ✦ Jessica Dornblaser second the motion. The motion carried unanimously

V. BOARD MEMBER COMMENTS

None

VI. STAFF COMMENTS

None.

VII. ADJOURNMENT

Rex Kirby adjourned the meeting at approximately 2:31 PM.

Signed for the Board by,



Rex Kirby, Chair

Respectfully submitted by
Michelle Carter, Recording Secretary