



**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 07, 2024 9:00 AM**

Special Magistrate: Christy L Goddeau
Contested

Special Magistrate: Thomas H Dougherty
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:** Removed
Respondent: Lagarza, Joycel; Alfonso, Jorge **CEO:** Jen L Batchelor
8648 NW 57th Ct, Pompano Beach, FL 33067-2871
Situs Address: 15213 68th Ct N, Loxahatchee, FL **Case No:** C-2023-11010002
PCN: 00-41-42-31-00-000-1052 **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, black gates to the east of the property have been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 11/07/2023 **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.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 11/07/2023 **Status:** CLS
- 3** **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 the AR Zoning District Pursuant to Table 4.B.5.A Industrial Use Matrix.
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-IndustrialUseMatrix
Issued: 11/07/2023 **Status:** CLS

Agenda No.: 002 **Complexity Level:** - **Status:** Active
Respondent: Davija Builders LLC **CEO:** Jen L Batchelor
66 W Flagler St, Ste 900, Miami, FL 33130-1815
Situs Address: 17608 Key Lime Blvd, Loxahatchee, FL **Case No:** C-2023-11020006
PCN: 00-40-42-26-00-000-7030 **Zoned:** AR

Violations:

- 1** **Details:** Parking shall be prohibited on all vacant properties in residential districts. More specifically, but not limited to, vehicles, trucks and trailers, and a boat on a trailer.
Code: Unified Land Development Code - 6.D.1.A.4.a.3

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2	<p>Issued: 11/02/2023 Status: CEH</p> <p>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, a semi trailer, a tanker trailer and box truck being parked on the property.</p> <p>Code: Unified Land Development Code - 6.A.1.B.2.a</p>
3	<p>Issued: 11/02/2023 Status: CEH</p> <p>Details: Grass, weeds and low-growing vegetation shall be maintained as follows: Vacant - Residential and Non-Residential lots greater than one-half acre: 18 inches on the first 25 feet measuring from property line or pod line of the lot on any side of the lot adjacent to a developed lot.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (1) Table 14-32(c)</p>
4	<p>Issued: 11/02/2023 Status: CEH</p> <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. More specifically, but not limited to, multiple inoperable vehicles parked on the property.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)</p>

Agenda No.: 003 **Complexity Level:** - **Status:** Active
Respondent: Frasca, Frank; Frasca, Margaret M **CEO:** Jen L Batchelor
15475 99th St N, West Palm Beach, FL 33412-2549
Situs Address: 15475 99th St N, West Palm Beach, FL **Case No.:** C-2023-09210003
PCN: 00-41-42-18-00-000-1120 **Zoned:** AR

Violations:

1	<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.</p> <p>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 and fill brought in to the vacant lot without a valid building permit.</p> <p>Code: PBC Amendments to FBC 7th Edition (2020) - 105.1 PBC Amendments to FBC 7th Edition (2020) - 110.9</p> <p>Issued: 09/21/2023 Status: SIT</p>
2	<p>Details: It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items. More specifically, but not limited to, piles of vegetative debris on the vacant lot.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)</p> <p>Issued: 09/21/2023 Status: SIT</p>

Agenda No.: 004 **Complexity Level:** 1 **Status:** Active
Respondent: IZA Services INC **CEO:** Jen L Batchelor

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FEBRUARY 07, 2024 9:00 AM**

12850 W State Road 84, Lot 18-8, Davie, FL 33325

Situs Address: 59th St N, West Palm Beach, FL

Case No: C-2023-03290032

PCN: 00-41-43-03-00-000-4230

Zoned: AR

Violations:

- 1** **Details:** All construction activity regulated by this code shall be performed in a manner so as not to adversely impact the condition of adjacent property, unless such activity is permitted to affect said property pursuant to a consent granted by the applicable property owner, under terms or conditions agreeable to the applicable property owner. This includes, but is not limited to, the control of dust, noise, water or drainage runoffs, debris, and the storage of construction materials. New construction activity shall not adversely impact legal historic surface water drainage flows serving adjacent properties, and may require special drainage design complying with engineering standards to preserve the positive drainage patterns of the affected sites. Accordingly, developers, contractors and owners of all new residential development, including additions, pools, patios, driveways, decks or similar items, on existing properties resulting in a significant decrease of permeable land area on any parcel or has altered the drainage flow on the developed property shall, as a permit condition, provide a professionally prepared drainage plan clearly indicating compliance with this paragraph. Upon completion of the improvement, a certification from a licensed professional, as appropriate under Florida law, shall be submitted to the inspector in order to receive approval of the final inspection. More specifically, for site development, excavating, land clearing and fill brought in to the vacant lot.
- 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, for site development of the vacant lot without a valid building permit.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1
PBC Amendments to FBC 7th Edition (2020) - 110.9
- Issued:** 03/29/2023 **Status:** CEH

cc: Iza Services Inc

Agenda No.: 005

Complexity Level: -

Status: Active

Respondent: Sherkness, Alphonse J; Jedrzej, Eric C

CEO: Jen L Batchelor

17270 75th Pl N, Loxahatchee, FL 33470-2917

Situs Address: 17270 75th Pl N, Loxahatchee, FL

Case No: C-2023-09080010

PCN: 00-40-42-26-00-000-2050

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 interior and exterior fencing, gates and entry columns have been erected or installed without a valid building permit.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1
- Issued:** 09/14/2023 **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, paver driveway extension has been erected or installed without a valid building permit.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1
- Issued:** 09/14/2023 **Status:** SIT

Agenda No.: 006

Complexity Level: -

Status: Active

Respondent: Manaiza, Anecia

CEO: Jen L Batchelor

18710 94th St N, Loxahatchee, FL 33470-5111

Situs Address: 18710 94th St N, Loxahatchee, FL

Case No: C-2023-09280028

PCN: 00-40-42-15-00-000-7500

Zoned: AR

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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 fence has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 10/03/2023 **Status:** SIT

Agenda No.: 007

Complexity Level: 1

Status: Active

Respondent: Quattrachi, Joseph; Quattrachi, Amanda
17631 38th Rd N, Loxahatchee, FL 33470-5415

CEO: Jen L Batchelor

Situs Address: 17631 38th Rd N, Loxahatchee, FL

Case No: C-2023-03020008

PCN: 00-40-43-14-00-000-3460

Zoned: AR

Violations:

4 **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, for fill materials brought in to fill in a pond on the northwest corner of the property.

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, for the fill materials brought in to fill in the pond on the property without a valid building permit.

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

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

Issued: 03/08/2023

Status: CEH

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

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

Issued: 03/08/2023

Status: CLS

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

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

Issued: 03/08/2023

Status: CLS

Agenda No.: 008

Complexity Level: 1

Status: Active

Respondent: Shahabudeen, Usman
6307 S Richmond Ave, Tulsa, OK 74136-1618

CEO: Jen L Batchelor

Situs Address: 2615 Doe Trl, Loxahatchee,, FL

Case No: C-2023-06220014

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 07, 2024 9:00 AM**

PCN: 00-40-43-21-01-000-0280

Zoned: AR

Violations:

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| 1 | <p>Details: Parking shall be prohibited on all vacant properties in residential districts. More specifically, an RV parked on the vacant lot.</p> <p>Code: Unified Land Development Code - 6.D.1.A.4.a.3</p> <p>Issued: 06/29/2023 Status: SIT</p> |
| 2 | <p>Details: It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items. More specifically, but not limited to, farm equipment kept on the vacant lot.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)</p> <p>Issued: 06/29/2023 Status: SIT</p> |

cc: Shahabudeen, Usman

Agenda No.: 009

Complexity Level: -

Status: Removed

Respondent: Nancy C. Drysdale, Trustee, or her successors in interests, of the Nancy C. Drysdale Revocable Trust Agreement dated September 19, 2005 and as Restated on September 7, 2021, and any amendments thereto
13650 6th Ct N, Loxahatchee, FL 33470-4902

CEO: Jen L Batchelor

Situs Address: 16393 E Grand National Dr, Loxahatchee, FL

Case No: C-2023-04050008

PCN: 00-40-43-25-00-000-7150

Zoned: AR

Violations:

- | | |
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| 1 | <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, loads of fill material brought onto the property.</p> <p>Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, loads of fill material brought onto the property without a valid building permit.</p> <p>Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
PBC Amendments to FBC 7th Edition (2020) - 110.9</p> <p>Issued: 04/05/2023 Status: CEH</p> |
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cc: Drysdale, Nancy C

Agenda No.: 010

Complexity Level: 1

Status: Active

Respondent: Cardozo, Jose Feliciano
1784 Sherwood Forest Blvd, West Palm Beach, FL
33415-5585

CEO: Maggie Bernal

Situs Address: 1784 Sherwood Forest Blvd, West Palm Beach, FL

Case No: C-2023-07130042

PCN: 00-42-44-11-09-000-0180

Zoned: RM

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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: New structure in backyard has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 08/08/2023 **Status:** CEH

Agenda No.: 011 **Complexity Level:** 1 **Status:** Active
Respondent: Rodriguez, Osmin; Fernandez, Maria E **CEO:** Maggie Bernal
2551 Barkley Dr W, Apt H, West Palm Beach, FL 33415-81
Situs Address: 2551 Barkley Dr W, H, West Palm Beach, FL **Case No:** C-2023-09200027
PCN: 00-42-44-14-15-006-0080 **Zoned:** RH

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: Window(s) have been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 10/11/2023 **Status:** CEH

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: Extended patio slab has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 10/11/2023 **Status:** CEH

Agenda No.: 012 **Complexity Level:** 1 **Status:** Removed
Respondent: Fernandez, Mayelin; Hernandez, Heriberto **CEO:** Maggie Bernal
4904 Dillon St, Lake Worth, FL 33463-3410
Situs Address: 4904 Dillion St, Lake Worth, FL **Case No:** C-2023-07180011
PCN: 00-42-44-24-09-000-0580 **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: 07/18/2023 **Status:** CLS

Agenda No.: 013 **Complexity Level:** 1 **Status:** Active
Respondent: Sollet Almenares, Diliannis Dorelkis; Gonzalez Hernandez, Yociel **CEO:** Maggie Bernal
5684 Purdy Ln, West Palm Beach, FL 33415-7104
Situs Address: 5684 Purdy Ln, West Palm Beach, FL **Case No:** C-2023-07260002
PCN: 00-42-44-14-01-015-0020 **Zoned:** RM

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: Accessory structure on east-end of SFD has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 08/03/2023 **Status:** CEH

Agenda No.: 014 **Complexity Level:** 1 **Status:** Removed
Respondent: Hernandez, Gregorio; Hernandez, Maria D **CEO:** Maggie Bernal

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5880 Rue Rd S, West Palm Beach, FL 33415-7152

Situs Address: 5880 S Rue Rd, West Palm Beach, FL

Case No: C-2023-09200011

PCN: 00-42-44-14-19-018-0232

Zoned: RM

Violations:

- 1 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.

Code: Palm Beach County Property Maintenance Code - Section 14-33 (c)
Issued: 09/20/2023 **Status:** CLS
- 2 Details:** Grass, weeds and low-growing vegetation shall be maintained as follows: Developed or Partially Developed Residential and Non-Residential lots one-half acre or less: 7 inches in height on the entire lot. 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: Existing vegetation/shrubs/trees throughout property is overgrown and must be trimmed and maintained

Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (1)Table 14-32 (c)
Palm Beach County Property Maintenance Code - Section 14-32 (c) (2)
Issued: 09/20/2023 **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/debris, construction debris/materials, tools/equipment, automotive parts, tires, vegetative debris, garbage, trash/debris, furniture, household items and/or similar items.

Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 09/20/2023 **Status:** CLS

Agenda No.: 015

Complexity Level: 1

Status: Active

Respondent: Malagon, Mario A

CEO: Maggie Bernal

5802 S Rue Rd, West Palm Beach, FL 33415-7152

Situs Address: 5802 S Rue Rd, West Palm Beach, FL

Case No: C-2023-09200010

PCN: 00-42-44-14-19-018-0171

Zoned: RM

Violations:

- 1 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.

Code: Palm Beach County Property Maintenance Code - Section 14-33 (c)
Issued: 09/20/2023 **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/debris, construction debris/materials, tools/equipment, automotive parts, tires, vegetative debris, garbage, trash/debris, furniture, household items and/or similar items.

Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 09/20/2023 **Status:** CEH
- 3 Details:** It shall be unlawful for any owner of land in any residential district to park on, cause to be parked on, or allow to be parked on residentially zoned land any unlicensed or unregistered vehicle, or equipment commercial vehicle, sports vehicle, recreational vehicle, marine vessel or trailer for a period exceeding one hour in any 24 hour period, each such period commencing at the time of first stopping or parking.

Code: Unified Land Development Code - 6.D.1.A.4.a.2.a
Issued: 09/20/2023 **Status:** CLS

Agenda No.: 016

Complexity Level: 1

Status: Active

Respondent: MM & RB HOLDING LLC

CEO: Maggie Bernal

149 Bilbao St, Royal Palm Beach, FL 33411

Situs Address: 4429 Sussex Ave, Lake Worth, FL

Case No: C-2023-08220017

PCN: 00-42-44-13-04-002-0270

Zoned: RM

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 07, 2024 9:00 AM**

Violations:	<p>1 Details: One commercial vehicle of not over one ton rated capacity may be parked per dwelling unit, providing all of the following conditions are met: vehicle is registered or licensed; used by a resident of the premises; gross vehicle weight rating (gvwr) does not exceed 12,500 pounds; height does not exceed nine feet, including any load, bed, or box; and total vehicle length does not exceed 26 feet. More Specifically: Parking/storing of any/all commercial vehicle(s) in a residential zoning district is prohibited Code: Unified Land Development Code - 6.A.1.B.2.a Issued: 08/22/2023 Status: CLS</p> <p>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. 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: 08/22/2023 Status: CLS</p> <p>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 #E2018-014720 (Electrical Change of Service) has become inactive or expired. Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1 Issued: 08/22/2023 Status: CEH</p>
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Agenda No.: 017 **Complexity Level:** 1 **Status:** Active
Respondent: Rains, Peter **CEO:** Maggie Bernal
6742 Forest Hill Blvd, West Palm Beach, FL 33413-3321
Situs Address: 2091 Trinidad Ct, West Palm Beach, FL **Case No.:** C-2023-09270034
PCN: 00-42-44-13-27-000-0022 **Zoned:** RM

Violations:	<p>2 Details: Every habitable space shall have at least one (1) openable window that can be easily opened. The total openable area of the window in every room shall be equal to at least forty-five (45) percent of the minimum glazed area required in subsection 14-42(a). Every window, other than a fixed window, shall be easily openable and capable of being held in position by window hardware. More specifically: Hurricane Shutters, plywood and/or any type of covering from all property windows/doors. Code: Palm Beach County Property Maintenance Code - Section 14-33 (m) (2) Palm Beach County Property Maintenance Code - Section 14-43 (a) Issued: 09/28/2023 Status: CEH</p>
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Agenda No.: 018 **Complexity Level:** 1 **Status:** Removed
Respondent: Saenz, Jose J **CEO:** Maggie Bernal
5812 NW Zenith Dr, Port Saint Lucie, FL 34986-3638
Situs Address: 5894 S Rue Rd, West Palm Beach, FL **Case No.:** C-2023-09200012
PCN: 00-42-44-14-19-018-0242 **Zoned:** RM

Violations:	<p>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. Code: Unified Land Development Code - 6.D.1.A.4.a.2.a Issued: 09/20/2023 Status: CLS</p> <p>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/debris, construction debris/materials, tools/equipment, automotive parts, tires, vegetative debris, garbage, trash/debris, furniture, household items and/or similar items. Code: Palm Beach County Property Maintenance Code - Section 14-35 (a) Issued: 09/20/2023 Status: CLS</p> <p>4 Details: Vehicles shall only be parked on an improved surface in the Urban Suburban Tier. More Specifically: No vehicle is permitted to park on grass and/or unimproved surface area in a residential zoning district Code: Unified Land Development Code - 6.D.1.A.4.a.2.b</p>
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**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 07, 2024 9:00 AM**

Issued: 09/20/2023 **Status:** CLS
5 **Details:** No person shall park, store, or keep equipment, a commercial vehicle, recreational vehicle, marine vessel, trailer, sports vehicle such as dune buggy, jet skis, racing vehicle, off-road vehicle, air boat, canoe or paddleboat, on any public street, or other thoroughfare or any R-O-W within a residential district 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.1
Issued: 09/20/2023 **Status:** CLS

Agenda No.: 019 **Complexity Level:** - **Status:** Active
Respondent: BOCA DELRAY ASSOCIATION, INC **CEO:** Steve G Bisch
6111 Broken Sound Pkwy NW, Ste 200, Boca Raton, FL
33487
Situs Address: 5483 Boca Delray Blvd, Delray Beach, FL **Case No:** C-2023-06210014
PCN: 00-42-46-26-01-007-0000 **Zoned:** RT

Violations:

3 **Details:** A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced. More specifically, permit # B-2022-045166-0000 Reroofing - Commercial has become inactive or expired.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1
Issued: 07/13/2023 **Status:** CEH

4 **Details:** A certificate of completion is proof that a structure or system is complete and for certain types of permits is released for use and may be connected to a utility system. This certificate does not grant authority to occupy a building, such as shell building, prior to the issuance of a certificate of occupancy. More specifically, B-2022-045166-0000 Reroofing - Commercial has become inactive.
Code: PBC Amendments to FBC 7th Edition (2020) - 111.5
Issued: 07/13/2023 **Status:** CEH

5 **Details:** A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced. More specifically, permit # B-2021-054195-0000 Parking/Paving/Repaving has become inactive or expired.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1
Issued: 07/13/2023 **Status:** CEH

6 **Details:** A certificate of completion is proof that a structure or system is complete and for certain types of permits is released for use and may be connected to a utility system. This certificate does not grant authority to occupy a building, such as shell building, prior to the issuance of a certificate of occupancy. More specifically, B-2021-054195-0000 Parking/Paving/Repaving has expired.
Code: PBC Amendments to FBC 7th Edition (2020) - 111.5
Issued: 07/13/2023 **Status:** CEH

cc: Boca Delray Association

Agenda No.: 020 **Complexity Level:** - **Status:** Active
Respondent: Ashby, John R **CEO:** Brian Burdett
15779 62nd Pl N, Loxahatchee, FL 33470-3473
Situs Address: 15779 62nd Pl N, Loxahatchee, FL **Case No:** C-2023-02280020
PCN: 00-41-42-31-00-000-7084 **Zoned:** AR

Violations:

1 **Details:** A maximum of one recreational vehicle and any two or a maximum of three of the following, may be parked outdoors on a residential parcel with a residential unit: sports vehicle or marine vessel with accompanying trailers; and trailers may be parked outdoors in a residential district. More specifically: Exceeding allowed recreational vehicles
Code: Unified Land Development Code - 6.D.1.A.1
Issued: 03/28/2023 **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: Open storage including but not limited to pallets and containers.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 07, 2024 9:00 AM**

	Issued: 03/28/2023		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, several Accessory Structure has been erected or installed without a valid building permit. Code: PBC Amendments to FBC 7th Edition (2020) - 105.1		
	Issued: 03/28/2023		Status: CLS
4	Details: One commercial vehicle of not over one ton rated capacity may be parked per dwelling unit, providing all of the following conditions are met: vehicle is registered or licensed; used by a resident of the premises; gross vehicle weight rating (gvwr) does not exceed 12,500 pounds; height does not exceed nine feet, including any load, bed, or box; and total vehicle length does not exceed 26 feet. More specifically: semi tractor trailers on property. Code: Unified Land Development Code - 6.A.1.B.2.a		
	Issued: 03/28/2023		Status: REO
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, storage structure (shipping container) has been erected or installed without a valid building permit. Code: PBC Amendments to FBC 7th Edition (2020) - 105.1		
	Issued: 03/28/2023		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. More specifically: several vehicles no displaying current tags. Code: Unified Land Development Code - 6.D.1.A.4.a.2.a		
	Issued: 03/28/2023		Status: SIT
7	Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, fence/ structure and gate has been erected or installed without a valid building permit. Code: PBC Amendments to FBC 7th Edition (2020) - 105.1		
	Issued: 03/28/2023		Status: SIT

Agenda No.: 021 **Complexity Level:** - **Status:** Removed
Respondent: Hernandez, Maitee Ochoa; Hernandez Quilez, Silvia D **CEO:** Brian Burdett
15287 74th St N, Loxahatchee, FL 33470-4499

Situs Address: 15287 74th St N, Loxahatchee, FL **Case No:** C-2023-04060032
PCN: 00-41-42-30-00-000-5180 **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, multiple semi-trailers parked on the property. Code: Unified Land Development Code - 6.A.1.B.2.a	
		Issued: 04/19/2023	Status: CLS
	2	Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. 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: 04/19/2023	Status: CLS

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 07, 2024 9:00 AM**

3 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, the fence at the front of the property has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 04/19/2023 **Status:** CLS

Agenda No.: 022 **Complexity Level:** - **Status:** Active
Respondent: Hernandez, Dieter Fernandez **CEO:** Brian Burdett
5396 Cannon Way, West Palm Beach, FL 33415-3750
Situs Address: 15362 Temple Blvd, Loxahatchee, FL **Case No:** C-2023-08240001
PCN: 00-41-42-30-00-000-1090 **Zoned:** AR

Violations:

- 1** **Details:** Recreational vehicles, boats, sports vehicles and trailers shall not be used for living, sleeping or housekeeping purposes. More specifically: Living in recreational vehicle.
Code: Unified Land Development Code - 6.D.1.A.1.d
Issued: 09/06/2023 **Status:** CLS
- 2** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, large shed structure has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 09/06/2023 **Status:** CLS
- 4** **Details:** It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items. More specifically: Open storage including but not limited to pallet and wood.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 09/06/2023 **Status:** CLS
- 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. More specifically: commercial vehicle of truck in rear of property.
Code: Unified Land Development Code - 6.A.1.B.2.a
Issued: 09/06/2023 **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, chicken coop structure has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 09/06/2023 **Status:** CLS
- 7** **Details:** All accessory structures, including detached garages, fences, walls, and swimming pools shall be maintained structurally sound and in good repair. More specifically: chain link fence in disrepair.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (e)
Issued: 09/06/2023 **Status:** CLS

Agenda No.: 023 **Complexity Level:** - **Status:** Active
Respondent: Lopez, Maria Vail; Perez, Ricky E **CEO:** Brian Burdett
15325 61st Pl N, Loxahatchee, FL 33470-3495
Situs Address: 15325 61st Pl N, Loxahatchee, FL **Case No:** C-2023-06130011
PCN: 00-41-42-31-00-000-5086 **Zoned:** AR

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 07, 2024 9:00 AM**

4	<p>Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, pole barn structure with open sides has been erected or installed without a valid building permit.</p> <p>Code: PBC Amendments to FBC 7th Edition (2020) - 105.1 Issued: 12/09/2022 Status: SIT</p>
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Agenda No.: 025 **Complexity Level:** - **Status:** Active
Respondent: Starkie, Eric D **CEO:** Brian Burdett
15021 E Falcons Lea Dr, Fort Lauderdale, FL 33331-3907
Situs Address: 12314 68th St N, West Palm Beach, FL **Case No:** C-2023-08250013
PCN: 00-41-42-34-00-000-1570 **Zoned:** AR

Violations:	<p>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: several vehicles not displaying current tags.</p> <p>Code: Unified Land Development Code - 6.D.1.A.4.a.2.a Issued: 08/31/2023 Status: SIT</p> <p>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.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (2) Issued: 08/31/2023 Status: SIT</p> <p>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: Open storage including but not limited to tires, car parts, containers, tools and boxes.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-35 (a) Issued: 08/31/2023 Status: SIT</p> <p>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.</p> <p>Code: Unified Land Development Code - 6.D.1.A.1.b Issued: 08/31/2023 Status: SIT</p> <p>5 Details: Every window, other than a fixed window, shall be easily openable and capable of being held in position by window hardware. More specifically: Shutters allowed only in lieu of storm.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-33 (m) (2) Issued: 08/31/2023 Status: SIT</p>
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cc: Starkie, Eric D

Agenda No.: 026 **Complexity Level:** - **Status:** Removed
Respondent: Dessau, Zack Douglas; Dessau, Sabine El Fadel **CEO:** Richard F Cataldo
22702 SW 9th St, Boca Raton, FL 33433-6277
Situs Address: 22702 SW 9th St, Boca Raton, FL **Case No:** C-2023-10030022
PCN: 00-42-47-29-05-004-0080 **Zoned:** RS

Violations:	<p>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.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (1)Table 14-32 (c) Issued: 10/03/2023 Status: CLS</p> <p>2 Details: Hedges may be planted and maintained along or adjacent to a residential lot line, as follows: 1) Hedges shall not exceed four feet in height when located within the required front setback. 2) Hedges shall not exceed eight feet in height when located on or adjacent to the side, side street, or rear property lines.</p> <p>Code: Unified Land Development Code - 7.D.4.A.1.a Issued: 10/03/2023 Status: CLS</p>
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CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 07, 2024 9:00 AM

3 **Details:** One (1) address sign shall be required for each principal building or use on premises showing the numerical address designation on the premises upon which they are maintained or in multi-unit buildings which utilize a marquee/signboard, the full building address shall be posted on such marquee/signboard. The address shall be posted in a color contrasting that of the marquee/signboard or building a minimum of 4" for residential and 6" for commercial structure, and of sufficient size to be plainly visible and legible from the roadway. More specifically, the street address is not plainly visible from the roadway.

Code: Palm Beach County Property Maintenance Code - Section 14-33 (c)
Issued: 10/03/2023 **Status:** CLS

cc: Code Enforcement

Agenda No.: 027 **Complexity Level:** - **Status:** Active
Respondent: L. V. S. Investments, Inc. **CEO:** Richard F Cataldo
7735 NW 146th St, Ste 306, Miami Lakes, FL 33016

Situs Address: 10217 Sleepy Brook Way, Boca Raton, FL **Case No:** C-2023-07130020
PCN: 00-41-47-25-06-000-0410 **Zoned:** RS

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, a concrete paver driveway has been erected or installed without a valid building permit.

Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 07/14/2023 **Status:** CEH

6 **Details:** Any person placing or maintaining any facility in the Right-of-Way shall have a permit. "Facility" shall mean any permanent or temporary plant, property, structure, or equipment, including but not limited to, sewer, gas, water, electric, drainage, communications facility, and any type of cable, conduit, duct, fiber optic, pole, antenna, converter, splice box, cabinet, hand hole, manhole, vault, surface location marker, or appurtenance, landscape material, access drive, road connection, pathway, signage, curbing, marking or pavement. More specifically, a concrete paver driveway has been erected or installed in the right-of-way without a valid building permit.

Code: Palm Beach County Codes & Ordinances - Ordinance 2019-030
Issued: 07/14/2023 **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, 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: 07/14/2023 **Status:** CEH

cc: Code Enforcement
L. V. S. Investments, Inc.
L. V. S. Investments, Inc.

Agenda No.: 028 **Complexity Level:** - **Status:** Removed
Respondent: Marek, Kenneth S **CEO:** Richard F Cataldo
324 Alles St, Des Plaines, IL 60016-4422

Situs Address: 10467 228th Ln S, Boca Raton, FL **Case No:** C-2023-07250027
PCN: 00-41-47-25-11-002-0100 **Zoned:** RS

Violations:

2 **Details:** The roof and flashing shall be sound, tight and not have defects that admit rain. Roof drainage shall be adequate to prevent dampness or deterioration in the walls or interior portion of the structure. Roof drains, gutters and down spouts shall be maintained in good repair and free from obstructions. Roof water shall not be discharged in a manner that creates an adjacent public nuisance. More specifically, the roof is in a state of disrepair.

Code: Palm Beach County Property Maintenance Code - Section 14-33 (g)
Issued: 07/28/2023 **Status:** CLS

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

Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)

CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 07, 2024 9:00 AM

Issued: 07/28/2023

Status: CLS

cc: Marek, Kenneth S

Agenda No.: 029 **Complexity Level:** - **Status:** Active
Respondent: OLIVER, KATHLEEN **CEO:** Richard F Cataldo
23033 Watergate Cir, Boca Raton, FL 33428-5627
Situs Address: 23033 Watergate Cir, Boca Raton, FL **Case No:** C-2023-07190010
PCN: 00-41-47-36-03-000-6710 **Zoned:** AR

- Violations:**
- 1 **Details:** Grass, weeds and low-growing vegetation shall be maintained as follows: Developed or Partially Developed Residential and Non-Residential lots 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: 08/04/2023 **Status:** CEH
 - 3 **Details:** It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items. More specifically, additional items including, but not limited to, table, grill, and kids rubber pool.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 08/04/2023 **Status:** CEH
 - 5 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, Fence has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 08/04/2023 **Status:** CLS
 - 6 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, An attached Enclosed Structure located on the east side of the Dwelling has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 08/04/2023 **Status:** CEH

Agenda No.: 030 **Complexity Level:** - **Status:** Removed
Respondent: Bradley W. Strauman and Steven L. Rehl as Trustees, or **CEO:** Richard F Cataldo
their successors in trust, under the Bradley Wayne
Strauman and Steven Lee Rehl Living Trust, dated
November 8, 2019.
22801 Wilderness Way, Boca Raton, FL 33428-5503
Situs Address: 22762 SW 64th Way, Boca Raton, FL **Case No:** C-2023-10270017
PCN: 00-42-47-30-03-014-0040 **Zoned:** RM

- Violations:**
- 4 **Details:** It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items. More specifically, the openly stored items at the left side of the residence.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 10/31/2023 **Status:** CLS
 - 5 **Details:** Every window, other than a fixed window, shall be easily openable and capable of being held in position by window hardware. More specifically, the windows are covered by shutters.
Code: Palm Beach County Property Maintenance Code - Section 14-33 (m) (2)
Issued: 10/31/2023 **Status:** CLS

cc: Bradley W. Strauman And Steven L. Rehl As Trustees, Or Their Successors In Trust,

Agenda No.: 031 **Complexity Level:** 1 **Status:** Active
Respondent: CAGIGAS FAMILY HOLDING COMPANY LLC **CEO:** Frank A Davis
1060 Grand Bahama Ln, Riviera Beach, FL 33404-2729
Situs Address: 1248 S Military Trl, West Palm Beach, FL **Case No:** C-2023-08140018
PCN: 00-42-44-12-00-000-1020 **Zoned:** CG

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 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, LA TURF AND PAVER (Face Change / Freestanding Pole Sign) 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
 - 5** **Details:** Banners, streamers, pennants, balloons and other signs made of lightweight fabric, plastic or similar material, are prohibited. More specifically, Banner located on fence (LA Turf)
Code: Unified Land Development Code - 8.C.1
Issued: 08/17/2023 **Status:** CLS

cc: Cagigas Family Holding Company Llc

Agenda No.: 032 **Complexity Level:** 1 **Status:** Removed
Respondent: DELTA BUILDERS INC. **CEO:** Frank A Davis
 15603 84 Ave N, Palm Beach Gardens, FL 33418
Situs Address: 1167 Sunset Rd, West Palm Beach, FL **Case No:** C-2023-09210015
PCN: 00-43-44-07-08-000-0910 **Zoned:** RM

- Violations:**
- 1** **Details:** No person in charge or control of any property, whether as owner, Tenant, occupant, or otherwise, shall allow any non-operative, wrecked, junked, discarded or partially dismantled motor vehicle to remain on such property longer than ten (10) days. More specifically, a Camper in the rear.
Code: Palm Beach County Codes & Ordinances - Ordinance 89-26
Issued: 09/22/2023 **Status:** CLS

cc: Delta Builders Inc.

Agenda No.: 033 **Complexity Level:** 1 **Status:** Active
Respondent: ROA, JOSE A; FERNANDEZ, ILIANA **CEO:** Frank A Davis
 2780 Holly Rd, West Palm Beach, FL 33406-4340
Situs Address: 2780 Holly Rd, West Palm Beach, FL **Case No:** C-2023-06080012
PCN: 00-43-44-05-02-002-0112 **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, 6' White PVC Fence/ Gate has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 06/12/2023 **Status:** CEH
 - 5** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, B-2017-15205 Alteration has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 06/12/2023 **Status:** CEH

cc: Code Enforcement

Agenda No.: 034 **Complexity Level:** 1 **Status:** Active
Respondent: FYFE, JAMES L; FYFE, JUSTINE M **CEO:** Frank A Davis
 2705 Starwood Ct, West Palm Beach, FL 33406-5144
Situs Address: 2705 Starwood Ct, West Palm Beach, FL **Case No:** C-2023-09210005
PCN: 00-43-44-08-28-000-0930 **Zoned:** RS

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 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, 6' PVC GATE has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 09/21/2023 **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, 6' WOOD FENCE/ GATE has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 09/21/2023 **Status:** CEH

cc: Code Enforcement

Agenda No.: 035

Complexity Level: 1

Status: Removed

Respondent: HERNANDEZ, JAVIER; MENDEZ, DANELA
105 NE 6th Pl, Cape Coral, FL 33909-2562

CEO: Frank A Davis

Situs Address: 2390 W Lakewood Rd, West Palm Beach, FL

Case No.: C-2023-03090022

PCN: 00-43-44-05-13-000-0120

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. More specifically, 6' Alumn. gate has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 03/14/2023 **Status:** CLS

- 5 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, Rear Porch Addition has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 03/14/2023 **Status:** CLS

- 6 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, Shed has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 03/14/2023 **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, Accessory Structure has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 03/14/2023 **Status:** CLS

cc: Code Enforcement
Hernandez, Javier
Mendez, Danela

Agenda No.: 036

Complexity Level: 1

Status: Removed

Respondent: RAMOS, HANOI SCULL; ROMERO, MANMERLYS
MONTALVO
2639 New York St, West Palm Beach, FL 33406-4218

CEO: Frank A Davis

Situs Address: 2639 New York St, West Palm Beach, FL

Case No.: C-2023-09210004

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 07, 2024 9:00 AM**

PCN: 00-43-44-05-09-021-0290

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, 6' Metal Fence/ Gate has been erected or installed without a valid building permit.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 09/21/2023 **Status:** CLS

cc: Code Enforcement

Agenda No.: 037

Complexity Level: 1

Status: Active

Respondent: RSC VI LLC

CEO: Frank A Davis

1547 Prosperity Farms Rd, Lake Park, FL 33403-2025

Situs Address: 2207 Summit Blvd, West Palm Beach, FL

Case No: C-2023-07310006

PCN: 00-43-44-05-15-000-0180

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, Dock has been erected or installed without a valid building permit.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 08/04/2023 **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, Bulkhead/ Retaining Wall has been erected or installed without a valid building permit.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 08/04/2023 **Status:** CEH
- 3** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, New Windows has been erected or installed without a valid building permit.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 08/04/2023 **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, 4' Pool Barrier has been erected or installed without a valid building permit.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 08/04/2023 **Status:** CEH

cc: Rsc Vi Llc

Agenda No.: 038

Complexity Level: 1

Status: Removed

Respondent: Espinoza-Vega, Carlos Ariel

CEO: Darrin L Emmons

4284 Beech Dr, West Palm Beach, FL 33406-6419

Situs Address: 49th St N, FL

Case No: C-2023-10100026

PCN: 00-40-43-10-00-000-1200

Zoned: AR

Violations:

- 1** **Details:** Parking shall be prohibited on all vacant properties in residential districts. More specifically, there is a recreational vehicle parked on this undeveloped vacant residential lot.
- Code:** Unified Land Development Code - 6.D.1.A.4.a.3
Issued: 10/10/2023 **Status:** CLS

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 07, 2024 9:00 AM**

- 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 on wood fence has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 10/10/2023 **Status:** SIT

- 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, there is a fence on this vacant residential lot that has some of its pieces that are no longer attached.
Code: Palm Beach County Property Maintenance Code - Section 14-33 (a)
Issued: 10/10/2023 **Status:** SIT

cc: Code Enforcement

Agenda No.: 039 **Complexity Level:** 1 **Status:** Active
Respondent: FHP TILE INSTALLATION INC **CEO:** Darrin L Emmons
 16971 W Aquaduct Dr, Loxahatchee Groves, FL 33470
Situs Address: 16971 W Aquaduct Dr, Loxahatchee, FL **Case No.:** C-2023-09260023
PCN: 00-40-43-13-00-000-7330 **Zoned:** AR

- Violations:**
- 1 **Details:** A maximum of one recreational vehicle and any two or a maximum of three of the following, may be parked outdoors on a residential parcel with a residential unit: sports vehicle or marine vessel with accompanying trailers; and trailers may be parked outdoors in a residential district. More specifically but not limited to, there are three recreational vehicles (campers) and one trailer on this agricultural residential property.
Code: Unified Land Development Code - 6.D.1.A.1
Issued: 09/27/2023 **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, a wood and wire fence has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 09/27/2023 **Status:** SIT

 - 3 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, two pole barns have been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 09/27/2023 **Status:** SIT

cc: Code Enforcement
Fhp Tile Installation Inc

Agenda No.: 040 **Complexity Level:** 1 **Status:** Active
Respondent: Kim, Thuy **CEO:** Darrin L Emmons
 16396 E Downers Dr, Loxahatchee, FL 33470-4050
Situs Address: 16396 E Downers Dr, Loxahatchee, FL **Case No.:** C-2023-09260022
PCN: 00-40-43-24-00-000-7840 **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, there is a metal structure (shipping container) that has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 09/28/2023 **Status:** SIT

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 07, 2024 9:00 AM**

- 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 on wood fence has been erected or installed on the back and West side of this residential property without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 09/28/2023 **Status:** SIT
- 3 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, a fence covered with Green mesh has been erected or installed on the interior of this residential property without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 09/28/2023 **Status:** SIT
- 4 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, a pergola frame has been erected or installed in the back yard without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 09/28/2023 **Status:** SIT

Agenda No.: 041 **Complexity Level:** 1 **Status:** Removed
Respondent: Silva, Geraldo **CEO:** Darrin L Emmons
16446 E Aintree Dr, Loxahatchee, FL 33470-4112
Situs Address: 16446 E Aintree Dr, Loxahatchee, FL **Case No:** C-2023-09150023
PCN: 00-40-43-25-00-000-7730 **Zoned:** AR

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 but not limited to, there is a Blue Ford Mustang, a Yellow truck with flat bed trailer and a White box truck parked with no license plates in the swale of this residential property.
Code: Unified Land Development Code - 6.D.1.A.4.a.2.a
Issued: 09/19/2023 **Status:** CEH
- 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 but not limited to, there is a Yellow truck with flat bed trailer and a White box truck parked in the swale of this residential property.
Code: Unified Land Development Code - 6.A.1.B.2.a
Issued: 09/19/2023 **Status:** CEH
- 3 **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, there is a contractor storage yard being operated on this agricultural residential property.

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, there is a contractor storage yard being operated on this agriculture residential property which is prohibited in the 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: 09/19/2023 **Status:** CEH

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 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 but not limited to, there are two Blue membrane canopy structures that have been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 09/19/2023 **Status:** CEH
- 5 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 but not limited to, there two trailers parked at the entrance to this property. There is black metal trailer and a flat bed trailer parked in the swale of this agricultural residential property.
Code: Unified Land Development Code - 6.D.1.A.1.b
Issued: 09/19/2023 **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, there is a chain link fence inside of this residential property that has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 09/19/2023 **Status:** CEH
- 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, there is a wood and wire fence that has been erected or installed bordering Aintree Drive without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 09/19/2023 **Status:** CEH

Agenda No.: 042 **Complexity Level:** 1 **Status:** Active
Respondent: Summers, Ashlee; Summers, Daniel **CEO:** Darrin L Emmons
 18932 42nd Rd N, Loxahatchee, FL 33470-2382
Situs Address: 18932 42nd Rd N, Loxahatchee, FL **Case No:** C-2023-10300018
PCN: 00-40-43-10-00-000-7620 **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, several piles of fill dirt have been placed on the West side of this single-family residential property 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, several piles of fill dirt have been placed on this single-family residential property.

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 07, 2024 9:00 AM**

Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
PBC Amendments to FBC 7th Edition (2020) - 110.9
Issued: 10/30/2023 **Status:** CEH

cc: Code Enforcement

Agenda No.: 043 **Complexity Level:** 1 **Status:** Active
Respondent: Tiger, Michael **CEO:** Darrin L Emmons
11063 52nd Rd N, Royal Palm Beach, FL 33411-9059
Situs Address: 11063 52nd Rd N, West Palm Beach, FL **Case No:** C-2023-10040013
PCN: 00-41-43-02-00-000-5960 **Zoned:** AR

Violations:

1 **Details:** Grass, weeds and low-growing vegetation shall be maintained as follows: Developed or Partially Developed Residential and Non-Residential lots greater than one-half acre: 7 inches on the first 25 feet measuring from property line or pod line of the lot on any side of the lot adjacent to a developed lot. More specifically but not limited to, the grass and weed vegetation on this property is approximately 3 foot in height all over this residential property which is bordered by developed residential properties on each side.

Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (1)Table 14-32 (c)
Issued: 10/04/2023 **Status:** SIT

cc: Code Enforcement

Agenda No.: 044 **Complexity Level:** 1 **Status:** Active
Respondent: Angeli, Jessica **CEO:** Jose Feliciano
6705 Eastview Dr, Lake Worth, FL 33462-3911
Situs Address: 6705 Eastview Dr, Lake Worth, FL **Case No:** C-2023-09130021
PCN: 00-43-45-05-01-006-0270 **Zoned:** RS

Violations:

1 **Details:** More Specifically; 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: 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) (1)Table 14-32 (c)
Palm Beach County Property Maintenance Code - Section 14-32 (c) (2)
Issued: 09/19/2023 **Status:** CEH

Agenda No.: 045 **Complexity Level:** 1 **Status:** Active
Respondent: Diaz Gutierrez, Isलाई **CEO:** Jose Feliciano
117 Engle Rd, Lake Worth Beach, FL 33461-4131
Situs Address: 117 Engle Rd, Lake Worth, FL **Case No:** C-2023-06160019
PCN: 00-43-44-20-04-020-0052 **Zoned:** CN

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: 06/21/2023 **Status:** CEH

3 **Details:** All sidewalks, walkways, stairs, driveways, parking lots, parking spaces and similar areas shall be kept in a proper state of repair, and maintained free from hazardous conditions. More Specifically; asphalt driveway surface areas are in disrepair with deteriorated areas.

Code: Palm Beach County Property Maintenance Code - Section 14-32 (b)
Issued: 06/21/2023 **Status:** CEH

Agenda No.: 046 **Complexity Level:** 1 **Status:** Active
Respondent: Grimes, John; Ni, Shang **CEO:** Jose Feliciano
2826 Floral Rd, Lake Worth, FL 33462-3821
Situs Address: 2826 Floral Rd, Lake Worth, FL **Case No:** C-2023-10130026
PCN: 00-43-45-05-01-002-0490 **Zoned:** RS

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 07, 2024 9:00 AM**

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. More Specifically; vegetation throughout property is overgrown and not being maintained.
- 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; all landscape vegetation is overgrown and not being maintained.
- Code:** Palm Beach County Property Maintenance Code - Section 14-32 (c) (1)Table 14-32 (c)
Palm Beach County Property Maintenance Code - Section 14-32 (c) (2)
- Issued:** 10/16/2023 **Status:** CEH

Agenda No.: 047

Complexity Level: 1

Status: Active

Respondent: HRC INVESTMENT GROUP LLC
348 Davis Rd, Lake Worth Beach, FL 33461-1905

CEO: Jose Feliciano

Situs Address: Congress Ave, Lantana, FL

Case No: C-2023-10040024

PCN: 00-43-45-05-21-001-0000

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 greater than one-half acre: 7 inches on the first 25 feet measuring from property line or pod line of the lot on any side of the lot adjacent to a developed lot.
- Code:** Palm Beach County Property Maintenance Code - Section 14-32 (c) (1)Table 14-32 (c)
Issued: 10/06/2023 **Status:** CEH
- 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-2021-044532 has become inactive or expired.
- The final inspection shall be made after all work required by the building permit is completed. More Specifically, B-2021-044532 requires final inspection and sign-off.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.4.1
PBC Amendments to FBC 7th Edition (2020) - 110.3.10
Issued: 10/06/2023 **Status:** CEH
- 3** **Details:** A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced. More specifically, permit # B-2021-029387 has become inactive or expired.
- The final inspection shall be made after all work required by the building permit is completed. More Specifically, permit # B-2021-029387 requires final inspection and sign-off.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.4.1
PBC Amendments to FBC 7th Edition (2020) - 110.3.10
Issued: 10/06/2023 **Status:** CEH

cc: Commissioners

Agenda No.: 048

Complexity Level: 1

Status: Active

Respondent: JSF Enterprise LLC
5359 Grand Banks Blvd, Greenacres, FL 33463

CEO: Jose Feliciano

Situs Address: 1217 Peak Rd, Lake Worth, FL

Case No: C-2023-09280011

PCN: 00-43-45-09-09-000-2510

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, gravel rock parking area has been erected or installed without a valid building permit at front yard area of property.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 07, 2024 9:00 AM**

	Issued: 10/12/2023	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; two unlicensed vehicle parked at property front.	
	Code: Unified Land Development Code - 6.D.1.A.4.a.2.a	
	Issued: 10/12/2023	Status: CEH
3	Details: It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items.	
	Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)	
	Issued: 10/12/2023	Status: CEH

Agenda No.: 049 **Complexity Level:** 1 **Status:** Active
Respondent: Unknown Personal Representative, Spouse, Heirs, **CEO:** Caroline Foulke
Devises, Grantees, Assignees, Lienors, Creditors, Trustees
and All Other Parties Claiming By, Through, Under or
Against the Estate of James L. Gough and All Other
Unknown Persons or Parties Having or Claiming to Have
Any Right, Title or Interest in the Property Located at 4802
Bonanza Dr., Lake Worth FL. PCN 00-42-44-30-01-008-00
4802 Bonanza Rd, Lake Worth, FL 33467-4718

Situs Address: 4802 Bonanza Dr, Lake Worth, FL **Case No:** C-2023-02240023
PCN: 00-42-44-30-01-008-0010 **Zoned:** AR

Violations:	1	Details: All vacant structures and premises shall be maintained in a clean, safe, secure and sanitary condition as provided herein so as not to cause a deteriorating problem or adversely affect the public health, safety or welfare.
		Code: Palm Beach County Property Maintenance Code - Section 14-31 (c)
		Issued: 11/08/2023 Status: CEH
	2	Details: The exterior of all vacant structures shall be maintained in a manner required of occupied structures as provided in this code: window areas shall be maintained with appropriate glass and glazing treatment, exterior doors shall be water- and weather-tight, walls and roof areas shall be maintained in a clean, safe and intact condition, and water- and weather-tight.
		Code: Palm Beach County Property Maintenance Code - Section 14-31 (c) (1)
		Issued: 11/08/2023 Status: CEH
	3	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.
		Code: Palm Beach County Property Maintenance Code - Section 14-32 (a)
		Issued: 11/08/2023 Status: CEH
	4	Details: It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any building material, debris, vegetative debris, garbage, trash or similar items.
		Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
		Issued: 11/08/2023 Status: CEH

cc: Nikko, Andy

Agenda No.: 050	Complexity Level: 1	Status: Active
Respondent: Phadael, Carice; Augustin, Onal		CEO: Caroline Foulke
	5921 Triphammer Rd, Lake Worth, FL 33463-1552	
Situs Address: 5921 Triphammer Rd, Lake Worth, FL		Case No: C-2023-06200009
PCN: 00-42-44-34-36-000-3970		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 bricks parking area attached to driveway has been erected or installed without a valid building permit.
		Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
		Issued: 06/20/2023 Status: CEH

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 07, 2024 9:00 AM**

Respondent: CANTERBURY I CONDOMINIUM ASSOCIATION, INC **CEO:** John Gannotti
4300 Jog Rd, 540118, Greenacres, FL 33463

Situs Address: Canterbury I, West Palm Beach, FL **Case No:** C-2023-09200013
PCN: **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. More specifically a beige Toyota 4d with expired FL# KPNC40.
Code: Unified Land Development Code - 6.D.1.A.4.a.2.a
Issued: 09/20/2023 **Status:** CLS

cc: Canterbury I Condominium Association, Inc.

Agenda No.: 054 **Complexity Level:** 1 **Status:** Removed
Respondent: CENTURY VILLAGE BERKSHIRE D CONDOMINIUM ASSOCIATION, INC. **CEO:** John Gannotti
94 Berkshire D, West Palm Beach, FL 33417

Situs Address: Berkshire D, West Palm Beach, FL **Case No:** C-2023-09270015
PCN: **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. More specifically a green Chevrolet 4d with expired FL # 001342.
Code: Unified Land Development Code - 6.D.1.A.4.a.2.a
Issued: 09/27/2023 **Status:** CLS

cc: Century Village Berkshire D Condominium Association, Inc.

Agenda No.: 055 **Complexity Level:** 1 **Status:** Removed
Respondent: DELTA ASSETS LLC **CEO:** John Gannotti
8437 Bell Oaks Dr, 900, Newburgh, IN 47630-2590

Situs Address: 4838 Badger Ave, West Palm Beach, FL **Case No:** C-2023-10190018
PCN: 00-42-43-24-02-004-0090 **Zoned:** RM

Violations: **1** **Details:** Uncultivated vegetation when 1) greater than 18 inches in height located on vacant lots, or 2) greater than 7 inches in height when located on developed residential or developed non-residential lots shall be considered a nuisance. More specifically majority of property is overgrown.
Code: Palm Beach County Property Maintenance Code - Section 14-62 (3) (a) and (b)
Issued: 10/19/2023 **Status:** CLS

cc: Code Enforcement
Delta Assets Llc
Delta Assets Llc

Agenda No.: 056 **Complexity Level:** 1 **Status:** Active
Respondent: W.P.B. BERKSHIRE A CONDO ASS'N INC. **CEO:** John Gannotti
2 Berkshire A Dr W, West Palm Beach, FL 33417

Situs Address: Berkshire A, West Palm Beach, FL **Case No:** C-2023-09270022
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 all exterior stairway, deck, porch, balcony, railings, spindles, soffits and all other appurtenances.
Code: Palm Beach County Property Maintenance Code - Section 14-33 (j)
Issued: 09/27/2023 **Status:** CEH

cc: W.P.B. Berkshire A Condo Ass'N Inc.

Agenda No.: 057 **Complexity Level:** 1 **Status:** Removed

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 07, 2024 9:00 AM**

Respondent: Jacob Friedman, Trustee of the Amended and Restated Jacob Friedman Revocable Trust U/A Nov. 4, 2022 whose post office address is 189 Skillman St. Brooklyn, NY 11205
Second Party
169 Skillman St, Brooklyn, NY 11205-4188

CEO: John Gannotti

Situs Address: 196 Waltham I, West Palm Beach, FL
PCN: 00-42-43-23-02-009-1960

Case No: C-2023-10300009
Zoned: RH

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, kitchen/bathroom alterations 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:** CLS

cc: Jacob Friedman, Trustee Of The Amended And Restated Jacob Friedman Revocable Trust U/A Nov. 4, 2022

Agenda No.: 058 **Complexity Level:** 1 **Status:** Active
Respondent: WOODLAKE PRESERVATION, LP **CEO:** John Gannotti
801 US 1 Hwy, Fl 8, North Palm Beach, FL 33408
Situs Address: 1749 N Jog Rd, West Palm Beach, FL **Case No:** C-2023-09250023
PCN: 00-42-43-27-26-001-0000 **Zoned:** PUD

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 # M-2014-006904-0000 HVAC Eqpmt c/o 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, # M-2014-006904-0000 HVAC Eqpmt c/o.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1
PBC Amendments to FBC 7th Edition (2020) - 111.5
Issued: 09/25/2023 **Status:** CEH

cc: Woodlake Preservation, Lp

Agenda No.: 059 **Complexity Level:** 1 **Status:** Removed
Respondent: Battagliola, Eniko **CEO:** Dennis A Hamburger
4192 S Shady Ln, Boynton Beach, FL 33436-2347
Situs Address: 4192 S Shady Ln, Boynton Beach, FL **Case No:** C-2023-10060010
PCN: 00-42-45-13-02-000-0560 **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: 10/13/2023 **Status:** CLS

Agenda No.: 060 **Complexity Level:** 1 **Status:** Active
Respondent: Cate, William G; Cate, Linda J **CEO:** Dennis A Hamburger
3093 Buccaneer Rd, Lake Worth, FL 33462-3701
Situs Address: 3093 Buccaneer Rd, Lake Worth, FL **Case No:** C-2023-07060003
PCN: 00-43-45-06-01-021-0040 **Zoned:** RS

CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 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 # B03006261 (Addition residential) has become inactive or expired.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1
Issued: 07/06/2023 **Status:** CLS
- 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.
Code: Unified Land Development Code - 6.D.1.A.1.b
Issued: 07/06/2023 **Status:** CLS
- 5 **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: 07/06/2023 **Status:** CEH
- 6 **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: 07/06/2023 **Status:** CEH

Agenda No.: 061

Complexity Level: 1

Status: Active

Respondent: DAJOPICA, LLC

CEO: Dennis A Hamburger

7303 NW 108th Ct, Doral, FL 33178

Situs Address: 7000 Charleston Shores Blvd, Lake Worth, FL

Case No.: C-2023-10030010

PCN: 00-42-45-09-01-007-0000

Zoned: RTS

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.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (b)
Issued: 10/06/2023 **Status:** CEH
- 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-2021-051127-0000 (Sign) has become inactive or expired.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1
Issued: 10/06/2023 **Status:** CEH
- 3 **Details:** A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced. More specifically, permit # B-1999-036661-0000 (Sign) has become inactive or expired.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1
Issued: 10/06/2023 **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 # B-1997-039292-0000 (Sign) has become inactive or expired.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1
Issued: 10/06/2023 **Status:** CEH

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 07, 2024 9:00 AM**

- 5** **Details:** A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced. More specifically, permit # B-1997-039290-0000 (Sign) has become inactive or expired.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1
Issued: 10/06/2023 **Status:** CEH
- 6** **Details:** A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced. More specifically, permit # B-1997039287-0000 (Sign) has become inactive or expired.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1
Issued: 10/06/2023 **Status:** CEH
- 7** **Details:** A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced. More specifically, permit # B-1997-031372-0000 (Sign) has become inactive or expired.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1
Issued: 10/06/2023 **Status:** CEH

cc: Dajopica, Llc

Agenda No.: 062	Complexity Level: 1	Status: Postponed
Respondent: EZ 2 LLC 12300 South Shore Blvd, 202, Wellington, FL 33414		CEO: Dennis A Hamburger
Situs Address: Brooklyn Ln, FL		Case No: C-2023-09280017
PCN: 00-43-44-30-01-117-0000		Zoned: RM
Violations:	<p>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. Code: Palm Beach County Property Maintenance Code - Section 14-32 (b) Issued: 10/02/2023 Status: CEH</p>	

cc: Ez 2 Llc

Agenda No.: 063	Complexity Level: 1	Status: Active
Respondent: Moors, David R; Moors, Charlotte 8320 Runford Dr, Boynton Beach, FL 33472-2723		CEO: Dennis A Hamburger
Situs Address: 8320 Runford Dr, Boynton Beach, FL		Case No: C-2023-08170019
PCN: 00-42-45-18-01-000-1430		Zoned: RT
Violations:	<p>2 Details: It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items. Code: Palm Beach County Property Maintenance Code - Section 14-35 (a) Issued: 08/21/2023 Status: CEH</p> <p>3 Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, an accessory building has been erected or installed without a valid building permit. Code: PBC Amendments to FBC 7th Edition (2020) - 105.1 Issued: 08/21/2023 Status: CEH</p>	

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 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, a wood fence has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 08/21/2023 **Status:** CEH
- 5 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, a flag pole has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 08/21/2023 **Status:** CEH

Agenda No.: 064 **Complexity Level:** 1 **Status:** Removed
Respondent: Maxime Genest of the Tourmaline Trust U/A/D September 3,2013
 5513 Descartes Cir, Boynton Beach, FL 33472-2410 **CEO:** Dennis A Hamburger
Situs Address: 5000 Old Spanish Trail Rd, Lake Worth, FL **Case No:** C-2023-09150015
PCN: 00-43-45-09-11-006-0380 **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, 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: 09/20/2023 **Status:** CLS

cc: Code Enforcement

Agenda No.: 065 **Complexity Level:** 1 **Status:** Active
Respondent: Torres, Andres; Torres, Katherine **CEO:** Dennis A Hamburger
 5075 Old Spanish Trl, Lake Worth, FL 33462-5123
Situs Address: 400 Old Spanish Trail Rd, Lake Worth, FL **Case No:** C-2023-09120002
PCN: 00-43-45-09-11-006-0450 **Zoned:** RM

- Violations:**
- 2 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, a wood 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
 - 4 **Details:** It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 09/13/2023 **Status:** CEH

Agenda No.: 066 **Complexity Level:** - **Status:** Removed
Respondent: Burns, Danny C II; Burns, Allison **CEO:** Jamie G Illicete
 19186 Country Club Dr, Jupiter, FL 33469-2014
Situs Address: 19186 Country Club Dr, Jupiter, FL **Case No:** C-2023-07140025
PCN: 00-42-40-25-05-004-0103 **Zoned:** RS

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 07, 2024 9:00 AM**

Violations:

1 **Details:** Sight Distance: Hedges shall comply with Art. 11.E.9.C, Minimum Safe Sight Distance and Corner Clips at Intersection. Minimum Safe Sight Distance and Corner Clips at Intersections. Street lines at the intersection of two streets shall be connected by a diagonal line in accordance with current PBC Standards for corner clips. Corner lots shall be designed to facilitate a safe intersection with respect to minimum stopping and turning sight distances in accordance with criteria prescribed in the most recent edition of the FDOT Manual of Uniform Minimum Standards for Design, Construction and Maintenance for Streets and Highways. A restriction shall be placed on the plat prohibiting structures or landscaping over 30 inches high within any additional safe sight area required to be established over an individual lot in order to accommodate unusual conditions in the design of the lot or alignment of adjacent streets, said height being measured from the street crown elevation at the intersection.

More specifically, hedges are overgrown and a obstruction to driver visibility.

Code: Unified Land Development Code - 11.E.9.C.
Unified Land Development Code - 7.D.4.A.5.

Issued: 07/19/2023 **Status:** CLS

Agenda No.: 067 **Complexity Level:** - **Status:** Removed
Respondent: Jones, Sebastian V Jr **CEO:** Jamie G Illicete
 6886 2nd St, Jupiter, FL 33458-3887
Situs Address: 6886 2nd St, Jupiter, FL **Case No:** C-2023-05090011
PCN: 00-42-41-03-01-000-2440 **Zoned:** RH

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, accessory structure (shed) located in rear yard has been erected or installed without a valid building permit.

Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 05/26/2023 **Status:** CLS

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

Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 05/26/2023 **Status:** CLS

cc: Williams, Tammy

Agenda No.: 068 **Complexity Level:** - **Status:** Active
Respondent: Massad, Dennis J **CEO:** Jamie G Illicete
 17361 Bendross Rd, Jupiter, FL 33458-8974
Situs Address: 17361 Bendross Rd, Jupiter, FL **Case No:** C-2023-10020011
PCN: 00-42-41-03-03-000-0010 **Zoned:** RH

Violations:

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

Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 10/02/2023 **Status:** CEH

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, vegetation is overgrown and not being maintained.

Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (1)Table 14-32 (c)
Issued: 10/02/2023 **Status:** CEH

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

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 07, 2024 9:00 AM**

Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 10/02/2023 **Status:** CLS

Agenda No.: 069 **Complexity Level:** - **Status:** Removed
Respondent: Moran, Teri A **CEO:** Jamie G Illicete
 19224 Country Club Dr, Tequesta, FL 33469-2016
Situs Address: 19224 Country Club Dr, Jupiter, FL **Case No:** C-2023-07140026
PCN: 00-42-40-25-05-006-0360 **Zoned:** RS

- Violations:**
- 1** **Details:** Sight Distance: Hedges shall comply with Art. 11.E.9.C, Minimum Safe Sight Distance and Corner Clips at Intersection. Minimum Safe Sight Distance and Corner Clips at Intersections. Street lines at the intersection of two streets shall be connected by a diagonal line in accordance with current PBC Standards for corner clips. Corner lots shall be designed to facilitate a safe intersection with respect to minimum stopping and turning sight distances in accordance with criteria prescribed in the most recent edition of the FDOT Manual of Uniform Minimum Standards for Design, Construction and Maintenance for Streets and Highways. A restriction shall be placed on the plat prohibiting structures or landscaping over 30 inches high within any additional safe sight area required to be established over an individual lot in order to accommodate unusual conditions in the design of the lot or alignment of adjacent streets, said height being measured from the street crown elevation at the intersection.

More specifically, hedges are overgrown and a obstruction to driver visibility.

Code: Unified Land Development Code - 11.E.9.C.
Unified Land Development Code - 7.D.4.A.5.
Issued: 07/19/2023 **Status:** CLS
 - 2** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, white vinyl fence, being used as in-ground pool barrier, has been erected or installed without a valid building permit.

Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 07/19/2023 **Status:** CLS

Agenda No.: 070 **Complexity Level:** - **Status:** Removed
Respondent: Reinhold, Susan L; Reinhold, Mark Allan **CEO:** Jamie G Illicete
 2890 NE 29th St, Ft Lauderdale, FL 33306-1919
Situs Address: 6699 3rd St, Jupiter, FL **Case No:** C-2023-09250027
PCN: 00-42-41-03-01-000-1400 **Zoned:** RH

- 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/outdoor storage of lumber/fence material, garbage, trash or similar items in the front of property.

Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 09/26/2023 **Status:** CLS

cc: Occupant, Tenant

Agenda No.: 071 **Complexity Level:** - **Status:** Active
Respondent: Villarreal, Rafael; Velasco, Caterine Guerra **CEO:** Jamie G Illicete
 12987 66th St N, West Palm Beach, FL 33412-2010
Situs Address: 12987 66th St N, West Palm Beach, FL **Case No:** C-2023-04120009
PCN: 00-41-42-34-00-000-3300 **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, open/outdoor storage of building material, fence material or similar items on the property.

Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Unified Land Development Code - 4.B.1.E.10.k
Issued: 04/26/2023 **Status:** CLS

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 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. More specifically, permit # B-2020-003228-0000 for Fence - Residential 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, failed to obtain a Certificate of Completion for permit # B-2020-003228-0000 for Fence - Residential.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.4.1
PBC Amendments to FBC 7th Edition (2020) - 111.5
- Issued:** 04/26/2023 **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, aluminum and/or panel fence has been erected or installed without a valid building permit.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1
- Issued:** 04/26/2023 **Status:** CEH
- 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. More specifically, parking commercial vehicle (semi-truck) on property that does not meet the criteria to be parked at a dwelling unit.
- Code:** Unified Land Development Code - 6.A.1.B.2.a
- Issued:** 04/26/2023 **Status:** CEH

Agenda No.: 072	Complexity Level: 3	Status: Active
Respondent: 112 South Place LLC 50 SE 4th Ave, Delray Beach, FL 33483		CEO: Dwayne E Johnson
Situs Address: 11305 S State Road 7, Boynton Beach, FL 33473		Case No: C-2022-10140003
PCN: 00-42-43-27-05-061-0011		Zoned: AGR-PUD

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 # AP-2017-006721-0000 for Agricultural Improvement Building 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, permit # AP-2017-006721-0000 for Agricultural Improvement Building has not been completed.

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

Issued: 11/28/2022 **Status:** SIT

3 **Details:** It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items. More specifically, open/outdoor storage of inoperable motor vehicles, recreational vehicles, campers, automotive parts, tires, boats, trash, debris, metal, plastic containers, construction debris, garbage or similar items on property.

Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)

Issued: 11/28/2022 **Status:** CLS

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 07, 2024 9:00 AM**

- 4** **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, property being used as a campground to park, store campers/recreational vehicles which is a prohibited use of property.
- Code:** Unified Land Development Code - 4.A.7.C
Unified Land Development Code - 4.A.7.C.6
Unified Land Development Code - 4.B.3.C.2.c.
- Issued:** 11/28/2022 **Status:** CLS
- 5** **Details:** Floodplain Development Permits or Approvals shall be issued pursuant to this Article for any Development activities exempt from the Florida Building Code, as listed in Art. 18.A.4.C. Depending on the nature and extent of proposed Development that includes a Building or Structure, the Floodplain Administrator may determine that a Floodplain Development Permit or Approval is required in addition to a building permit.
- Pursuant to the requirements of federal regulation for participation in the National Flood Insurance Program (44 CFR, Sections 59 and 60), Floodplain Development Permits or Approvals shall be required for the following Buildings, Structures and facilities that are exempt from the Florida Building Code and any further exemptions provided by law, which are subject to the requirements of this Article.
- Specifically, storage container(s) installed on property Flood Plain Development approval.
- Code:** Unified Land Development Code - 18.A.4.B & 18.A.4.C
- Issued:** 11/28/2022 **Status:** SIT
- 6** **Details:** Floodplain Development Permits or Approvals shall be issued pursuant to this Article for any Development activities exempt from the Florida Building Code, as listed in Art. 18.A.4.C. Depending on the nature and extent of proposed Development that includes a Building or Structure, the Floodplain Administrator may determine that a Floodplain Development Permit or Approval is required in addition to a building permit.
- Pursuant to the requirements of federal regulation for participation in the National Flood Insurance Program (44 CFR, Sections 59 and 60), Floodplain Development Permits or Approvals shall be required for the following Buildings, Structures and facilities that are exempt from the Florida Building Code and any further exemptions provided by law, which are subject to the requirements of this Article.
- Specifically, shed has been installed on property without Flood Plain Development approval.
- Code:** Unified Land Development Code - 18.A.4.B & 18.A.4.C
- Issued:** 11/28/2022 **Status:** SIT
- 7** **Details:** Floodplain Development Permits or Approvals shall be issued pursuant to this Article for any Development activities exempt from the Florida Building Code, as listed in Art. 18.A.4.C. Depending on the nature and extent of proposed Development that includes a Building or Structure, the Floodplain Administrator may determine that a Floodplain Development Permit or Approval is required in addition to a building permit.
- Pursuant to the requirements of federal regulation for participation in the National Flood Insurance Program (44 CFR, Sections 59 and 60), Floodplain Development Permits or Approvals shall be required for the following Buildings, Structures and facilities that are exempt from the Florida Building Code and any further exemptions provided by law, which are subject to the requirements of this Article. Specifically, shade structure(s) installed on property without Flood Plain Development approval.
- Code:** Unified Land Development Code - 18.A.4.B & 18.A.4.C
- Issued:** 11/28/2022 **Status:** SIT

cc: 112 South Place Llc
112 South Place Llc

Agenda No.: 073

Complexity Level: -

Status: Postponed

Respondent: Bolling, Scott J

CEO: Dwayne E Johnson

PO BOX 480729, Delray Beach, FL 33448-0729

Situs Address: 9717 Happy Hollow Rd, Delray Beach, FL

Case No: C-2023-02240030

PCN: 00-42-46-18-04-001-0000

Zoned: AGR-PUD

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 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, structures have been erected on the property without a valid building permit. Please obtain the proper permit(s) through the PBC Building Division. Please refer to the Permit Center for further assistance in obtaining your permit(s).
- Building Permit Customer Service: 561-233-5119
Apply online for permits: <https://www.pbcgov.org/epzb>
Email: PZB-BLD-PermitAssist@pbcgov.org
Office: 2300 N. Jog Road - W.P.B, FL 33411
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 02/28/2023 **Status:** CEH
- 2** **Details:** Floodplain Development Permits or Approvals shall be issued pursuant to this Article for any Development activities exempt from the Florida Building Code, as listed in Art. 18.A.4.C. Depending on the nature and extent of proposed Development that includes a Building or Structure, the Floodplain Administrator may determine that a Floodplain Development Permit or Approval is required in addition to a building permit.
- Pursuant to the requirements of federal regulation for participation in the National Flood Insurance Program (44 CFR, Sections 59 and 60), Floodplain Development Permits or Approvals shall be required for the following Buildings, Structures and facilities that are exempt from the Florida Building Code and any further exemptions provided by law, which are subject to the requirements of this Article.
- >> More specifically, structures erected on the property without the proper approvals. Please obtain a Flood Plain Development approval for the structures erected on the property. Refer to the Permit Center for further assistance in obtaining your approvals.
- Customer Service: 561-233-5119
Apply online for permits: <https://www.pbcgov.org/epzb>
Email: PZB-BLD-PermitAssist@pbcgov.org
Office: 2300 N. Jog Road - W.P.B, FL 33411
- Code:** Unified Land Development Code - 18.A.4.B & 18.A.4.C
Issued: 02/28/2023 **Status:** CEH

cc: Bolling, Scott J

Agenda No.: 074 **Complexity Level:** - **Status:** Removed
Respondent: LAKESIDE CONDOMINIUM ASSOCIATION NO. 2, INC **CEO:** Dwayne E Johnson
601 Heritage Dr, Ste 424, Jupiter, FL 33458
Situs Address: 10187 Mangrove Dr, Building 38, Boynton Beach, FL **Case No:** C-2023-05190022
PCN: 00-42-45-26-08-038- **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, exterior construction work/repairs without a building permit. 10187 Mangrove Dr, Building 38.
Obtain the proper permit(s) through the PBC Building Division. Please refer to the Permit Center for further assistance in obtaining your permit(s).
- Email: PZB-BLD-PermitAssist@pbcgov.org
Apply online for permits: <https://www.pbcgov.org/epzb>
Building Permit Customer Service: 561-233-5119
Office: 2300 N. Jog Road - W.P.B, FL 33411
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 06/27/2023 **Status:** CLS

cc: Lakeside Condominium Association No. 2, Inc.
Lakeside Condominium Association No. 2, Inc.
Lakeside Condominium Association No. 2, Inc.

Agenda No.: 075 **Complexity Level:** - **Status:** Removed
Respondent: Narcisse, Christina; Samuel, Jerry M **CEO:** Dwayne E Johnson

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 07, 2024 9:00 AM**

10075 Boynton Place Cir, Boynton Beach, FL 33437-2609

Situs Address: 10075 Boynton Place Cir, Boynton Beach, FL

Case No: C-2023-08090026

PCN: 00-42-45-26-25-000-0740

Zoned: RS

Violations:

- | | |
|----------|---|
| 1 | <p>Details: Vehicles shall only be parked on an improved surface in the Urban Suburban Tier.</p> <p style="padding-left: 40px;">>> No parking on grass</p> <p>Code: Unified Land Development Code - 6.D.1.A.4.a.2.b</p> <p>Issued: 08/09/2023 Status: CLS</p> |
| 2 | <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 style="padding-left: 40px;">>> No license plate</p> <p>Code: Unified Land Development Code - 6.D.1.A.4.a.2.a</p> <p>Issued: 08/09/2023 Status: CLS</p> |

cc: Code Enforcement

Agenda No.: 076

Complexity Level: 1

Status: Removed

Respondent: Clark, Todd; Clark, Romaine

CEO: Michael L Jordan

3125 Vassallo Ave, Lake Worth Beach, FL 33461-3750

Situs Address: 3125 Vassallo Ave, Lake Worth, FL

Case No: C-2023-09130011

PCN: 00-43-44-20-04-012-0020

Zoned: RM

Violations:

- | | |
|----------|--|
| 1 | <p>Details: Vehicles shall only be parked on an improved surface in the Urban Suburban Tier. More specifically there are multiple vehicles parked in the front yard</p> <p>Code: Unified Land Development Code - 6.D.1.A.4.a.2.b</p> <p>Issued: 09/20/2023 Status: SIT</p> |
| 2 | <p>Details: Uncultivated vegetation when 1) greater than 18 inches in height located on vacant lots, or 2) greater than 7 inches in height when located on developed residential or developed non-residential lots shall be considered a nuisance.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-62 (3) (a) and (b)</p> <p>Issued: 09/20/2023 Status: SIT</p> |
| 3 | <p>Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, an aluminum porch cover or roof structure on the front of the house has been erected or installed without a valid building permit.</p> <p>Code: PBC Amendments to FBC 7th Edition (2020) - 105.1</p> <p>Issued: 09/20/2023 Status: SIT</p> |
| 4 | <p>Details: The roof and flashing shall be sound, tight and not have defects that admit rain. Roof drainage shall be adequate to prevent dampness or deterioration in the walls or interior portion of the structure. Roof drains, gutters and down spouts shall be maintained in good repair and free from obstructions. Roof water shall not be discharged in a manner that creates an adjacent public nuisance. More specifically the roof is in poor condition</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-33 (g)</p> <p>Issued: 09/20/2023 Status: SIT</p> |
| 5 | <p>Details: The exterior of a structure shall be maintained in good repair, structurally sound and sanitary so as not to pose a threat to the public health, safety or welfare. More specifically the fascia boards on the house are in poor condition and in need of maintenance.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-33 (a)</p> <p>Issued: 09/20/2023 Status: SIT</p> |
| 6 | <p>Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, an air conditioning unit has been installed without a valid building permit.</p> <p>Code: PBC Amendments to FBC 7th Edition (2020) - 105.1</p> <p>Issued: 09/20/2023 Status: SIT</p> |

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 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, perimeter fencing and gates have been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 09/20/2023 **Status:** SIT

cc: Code Enforcement

Agenda No.: 077 **Complexity Level:** 1 **Status:** Removed
Respondent: Macleod, Mark; Corbett, Louis D **CEO:** Michael L Jordan
9219 Palladium Pl, Lake Worth, FL 33467-4754
Situs Address: 3121 Vassallo Ave, Lake Worth, FL **Case No:** C-2023-09130012
PCN: 00-43-44-20-04-012-0030 **Zoned:** RM

- Violations:**
- 1** **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: 09/14/2023 **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 in the rear of the property.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 09/14/2023 **Status:** CLS
 - 3** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, perimeter fencing and gates have been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 09/14/2023 **Status:** CLS

cc: Code Enforcement

Agenda No.: 078 **Complexity Level:** 1 **Status:** Active
Respondent: Unknown Personal Representative, Spouse, Heirs, Devisees, Grantees, Assignees, Lienors Creditors, Trustees and All Other Parties Claiming By, Joan L Botkin and All Other Unknown Persons or Parties Having or Claiming to Have Any Right, Title or Interest in the Property Located at 4174 Wilkinson Dr Lake Worth, fl and Unknown Personal Representative, Spouse, Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees and All Other Parties Claiming By, Through, Under or Against the Estate of Joan L Botkin and All Other Unknown Persons or Parties Having or Claiming to Have Any Right, Title or Interest in the Property Located at 4174 Wilkinson Dr. Lake Worth, FL BOTKIN, JOAN L
4174 Wilkinson Dr, Lake Worth Beach, FL 33461-4538
Situs Address: 4174 Wilkinson Dr, Lake Worth, FL **Case No:** C-2023-09070014
PCN: 00-43-44-30-01-021-0021 **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 there is a car that appears to be inoperative parked in the front yard.
Code: Unified Land Development Code - 6.D.1.A.4.a.2.a
Issued: 09/12/2023 **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

**CODE ENFORCEMENT
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3	Issued: 09/12/2023	Status: CEH
	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: 09/12/2023	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, a shed in the rear yard has been erected or installed without a valid building permit.	
	Code: PBC Amendments to FBC 7th Edition (2020) - 105.1	
	Issued: 09/12/2023	Status: CEH

Agenda No.: 079 **Complexity Level:** 1 **Status:** Active
Respondent: Mendoza, Lucia L **CEO:** Michael L Jordan
4411 Stevens Rd, Lake Worth Beach, FL 33461-4448
Situs Address: 4411 Steven Rd, Lake Worth, FL **Case No:** C-2023-09200030
PCN: 00-43-44-30-05-000-0050 **Zoned:** RM

Violations:

1	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: 09/20/2023	Status: CLS	
	3	Details: Every window, other than a fixed window, shall be easily openable and capable of being held in position by window hardware. More specifically there is a window that is covered by a board on the south side of the house	Code: Palm Beach County Property Maintenance Code - Section 14-33 (m) (2)
		Issued: 09/20/2023	Status: CLS
		Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, perimeter fencing and gates have been erected or installed without a valid building permit.	
	Code: PBC Amendments to FBC 7th Edition (2020) - 105.1		
	Issued: 09/20/2023	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 wooden roof or pergola structure in the rear yard has been erected or installed without a valid building permit.		
	Code: PBC Amendments to FBC 7th Edition (2020) - 105.1		
	Issued: 09/20/2023	Status: SIT	
6	Details: It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items.		
	Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)		
	Issued: 09/20/2023	Status: SIT	
7	Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, an apparent residential addition on the rear of the house has been erected or installed without a valid building permit.		
	Code: PBC Amendments to FBC 7th Edition (2020) - 105.1		
	Issued: 09/20/2023	Status: SIT	

cc: Code Enforcement

Agenda No.: 080 **Complexity Level:** 1 **Status:** Active

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 07, 2024 9:00 AM**

Respondent: Villalobos, Chary **CEO:** Michael L Jordan
4425 Steven Rd, Lake Worth Beach, FL 33461-4448
Situs Address: 4425 Steven Rd, Lake Worth, FL **Case No:** C-2023-09200032
PCN: 00-43-44-30-05-000-0070 **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: 09/20/2023 **Status:** SIT
 - 2 **Details:** One commercial vehicle of not over one ton rated capacity may be parked per dwelling unit, providing all of the following conditions are met: vehicle is registered or licensed; used by a resident of the premises; gross vehicle weight rating (gvwr) does not exceed 12,500 pounds; height does not exceed nine feet, including any load, bed, or box; and total vehicle length does not exceed 26 feet. More specifically there is commercial ISUZU landscape type truck parked on this property
Code: Unified Land Development Code - 6.A.1.B.2.a
Issued: 09/20/2023 **Status:** SIT
 - 3 **Details:** It shall be unlawful for any owner of land in any residential district to park on, cause to be parked on, or allow to be parked on residentially zoned land any unlicensed or unregistered vehicle, or equipment commercial vehicle, sports vehicle, recreational vehicle, marine vessel or trailer for a period exceeding one hour in any 24 hour period, each such period commencing at the time of first stopping or parking.
Code: Unified Land Development Code - 6.D.1.A.4.a.2.a
Issued: 09/20/2023 **Status:** SIT
 - 4 **Details:** All accessory structures, including detached garages, fences, walls, and swimming pools shall be maintained structurally sound and in good repair. More specifically there is wooden fencing that is broken or in disrepair.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (e)
Issued: 09/20/2023 **Status:** SIT

cc: Code Enforcement

Agenda No.: 081 **Complexity Level:** 1 **Status:** Postponed
Respondent: Yekutieli, Andrea **CEO:** Michael L Jordan
2095 Wolverton E, Boca Raton, FL 33434-4577
Situs Address: 4550 Gulfstream Rd, Lake Worth, FL **Case No:** C-2023-10250020
PCN: 00-43-44-30-01-076-0021 **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: 10/26/2023 **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, storage, porch or shade structures in the rear of all three buildings have been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 10/26/2023 **Status:** CEH
 - 3 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, fences and gates in the rear of all three buildings have been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 10/26/2023 **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, what appears to be a residential addition to the rear of the middle building has been erected or installed without a valid building permit.

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- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 10/26/2023 **Status:** CEH
- 5** **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: 10/26/2023 **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, what appears to be a residential addition to the rear of the eastern most building has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 10/26/2023 **Status:** CEH
- 7** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, what appears to be a porch or shade structure on the rear of the western most building has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 10/26/2023 **Status:** CEH
- 8** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, what appears to be residential addition or storage structure on the rear of the middle building has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 10/26/2023 **Status:** CEH
- 9** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, what appears to be a porch or shade structure on the rear of the middle building has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 10/26/2023 **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, multiple porch, shade, roof structures, sheds and / or residential additions have been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 10/26/2023 **Status:** CEH

cc: Code Enforcement

Agenda No.: 082 **Complexity Level:** - **Status:** Active
Respondent: BALAN, Simona **CEO:** Ozmer M Kosal
9417 Whippoorwill Trl, Jupiter, FL 33478-6373
Situs Address: 9417 Whippoorwill Trl, Jupiter, FL **Case No:** C-2023-08160023
PCN: 00-42-41-07-00-000-5200 **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, the fence and the wall at the driveway entrance appearing on the property have been erected or installed without a valid building permit issued by the County Building Department.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1

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SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 07, 2024 9:00 AM**

Issued: 08/16/2023

Status: CEH

cc: Balan, Simona
Miller, Dawn

Agenda No.: 083 **Complexity Level:** - **Status:** Removed
Respondent: JOHNSON, Jackie C **CEO:** Ozmer M Kosal

10578 165th Rd N, Jupiter, FL 33478-6221

Situs Address: 10578 165th Rd N, Jupiter, FL **Case No:** C-2023-07110025
PCN: 00-41-41-12-00-000-3630 **Zoned:** AR

Violations: **1** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, the fences and gate have been erected or installed on your property without a valid building permit issued by the County Building Department, as reflected in Building Permits records.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 07/12/2023 **Status:** CLS

Agenda No.: 084 **Complexity Level:** - **Status:** Active
Respondent: LEWIS, Donna **CEO:** Ozmer M Kosal

926 Dolphin Dr, Jupiter, FL 33458-4302

Situs Address: 419 Philadelphia Dr, Jupiter, FL **Case No:** C-2023-03150040
PCN: 00-42-41-01-05-011-0170 **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, the appearance of an accessory structure/shed has been erected or installed on your property without a valid building permit issued by the County Building Department, as reflected in Building Permits records.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 03/20/2023 **Status:** CEH

cc: Lewis, Donna

Agenda No.: 085 **Complexity Level:** - **Status:** Active
Respondent: MULET, Hector Prieto; RODRIGUEZ, Arla **CEO:** Ozmer M Kosal

9100 Quail Trl, Jupiter, FL 33478-6327

Situs Address: 9103 Quail Trl, Jupiter, FL **Case No:** C-2023-09110031
PCN: 00-42-41-07-00-000-5040 **Zoned:** AR

Violations: **1** **Details:** All construction activity regulated by this code shall be performed in a manner so as not to adversely impact the condition of adjacent property, unless such activity is permitted to affect said property pursuant to a consent granted by the applicable property owner, under terms or conditions agreeable to the applicable property owner. This includes, but is not limited to, the control of dust, noise, water or drainage runoffs, debris, and the storage of construction materials. New construction activity shall not adversely impact legal historic surface water drainage flows serving adjacent properties, and may require special drainage design complying with engineering standards to preserve the positive drainage patterns of the affected sites. Accordingly, developers, contractors and owners of all new residential development, including additions, pools, patios, driveways, decks or similar items, on existing properties resulting in a significant decrease of permeable land area on any parcel or has altered the drainage flow on the developed property shall, as a permit condition, provide a professionally prepared drainage plan clearly indicating compliance with this paragraph. Upon completion of the improvement, a certification from a licensed professional, as appropriate under Florida law, shall be submitted to the inspector in order to receive approval of the final inspection. More specifically, the fill dirt appearing brought onto your property is in requirement of a valid site development fill permit issued from the County Building Department.
Code: PBC Amendments to FBC 7th Edition (2020) - 110.9

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 07, 2024 9:00 AM**

Issued: 09/22/2023

Status: CEH

Agenda No.: 086 **Complexity Level:** - **Status:** Active
Respondent: PARRINELLO, Justin; PARRINELLO, Amy **CEO:** Ozmer M Kosal
12310 189th Ct N, Jupiter, FL 33478-3705
Situs Address: 12310 189th Ct N, Jupiter, FL 33478 **Case No:** C-2022-12190003
PCN: 00-41-40-34-00-000-1550 **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, the appearance of a roofed canopy structure has been erected or installed on your property without a valid building permit issued by the County Building Department, as reflected in Building Permits records.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 12/22/2022 **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 accessory structure appearing on your property has been erected or installed without a valid building permit issued by the County Building Department, as reflected in Building Permits records.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 12/22/2022 **Status:** CEH

Agenda No.: 087 **Complexity Level:** - **Status:** Active
Respondent: RCS V, LLC, a Florida Limited Liability Company **CEO:** Ozmer M Kosal
1547 Prosperity Farms Rd, Lake Park, FL 33403
Situs Address: 15074 Park of Commerce Blvd, Unit 20, Jupiter, FL **Case No:** C-2023-10240001
PCN: 00-41-41-17-06-000-0200 **Zoned:** PIPD

- Violations:**
- 1** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, the mezzanine platform loft structure appearing within the premises has been erected or installed on your property without a valid building permit issued by the County Building Department, as reflected in Building Permits records.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 10/24/2023 **Status:** CEH

cc: Rcs V Llc, A Florida Limited Liability Company
Rcs V Llc, A Florida Limited Liability Company

Agenda No.: 088 **Complexity Level:** - **Status:** Active
Respondent: WEINBERGER, Eric D; WEINBERGER, Megan G **CEO:** Ozmer M Kosal
13755 Tomahawk Trl, Palm Beach Gardens, FL 33418-8677
Situs Address: 13755 Tomahawk Trl, Palm Beach Gardens, FL **Case No:** C-2023-09180020
PCN: 00-41-41-20-01-006-0150 **Zoned:** AR

- Violations:**
- 1** **Details:** A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced. More specifically, Building Permits #B-2021-044077-0000 for the aluminum gates and Agricultural Improvement Process permit #AP-2021-001366-0000 for the fence on the property have become inactive or expired.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1
Issued: 09/22/2023 **Status:** CEH

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 07, 2024 9:00 AM**

- 2 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, the driveway columns have been erected or installed on your property without a valid building permit issued by the County Building Department, as reflected in Building Permits records.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 09/22/2023 **Status:** CEH
- 3 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, the structures appearing to be a roofed canopy livestock feeding stations have been erected or installed on your property without a valid building permit issued by the County Building Department, as reflected in Building Permits records.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 09/22/2023 **Status:** CEH

Agenda No.: 089 **Complexity Level:** 1 **Status:** Active
Respondent: Francois, Michel Jean; Jean Francois, Marie M **CEO:** Ray F Leighton
 1257 Marine Dr, West Palm Beach, FL 33409-6241
Situs Address: 1257 Marine Dr, West Palm Beach, FL 33409 **Case No:** C-2023-08250007
PCN: 00-43-43-30-00-000-5020 **Zoned:** RH

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 addition to the house 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:** 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, a shed 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:** 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 brick driveway 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:** SIT

Agenda No.: 090 **Complexity Level:** 2 **Status:** Active
Respondent: Gary G. Dunkley and his successors of the Gary G. Dunkley **CEO:** Ray F Leighton
 Revocable Living Trust u/a/d May 5,2010 and as
 subsequently may be amended, whose post office address
 is P.O. Box 693187, Miami, Florida 33269.
 PO BOX 693187, Miami, FL 33269-0187
Situs Address: 1470 N Congress Ave, 114, West Palm Beach, FL **Case No:** C-2023-06220009
PCN: 00-43-43-29-23-000-1140 **Zoned:** CG

Violations:

- 1 **Details:** 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, operating "Authentic Church Of God" at 1470 N Congress Ave unit 114 WPB Fla.. without DRO approval.
Code: Unified Land Development Code - 4.A.7.C.2
Issued: 07/10/2023 **Status:** SIT

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 07, 2024 9:00 AM**

cc: Authentic Church Of God

Agenda No.: 091 **Complexity Level:** 1 **Status:** Removed
Respondent: Murphy Oil USA Inc. **CEO:** Ray F Leighton
1200 South Pine Island Rd, Plantation, FL 33324
Situs Address: 1010 N Military Trl, West Palm Beach, FL **Case No.:** C-2023-08290008
PCN: 00-42-43-25-31-001-0030 **Zoned:** MUPD

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: 09/20/2023 Status: CLS
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cc: Murphy Oil Usa Inc.

Agenda No.: 092 **Complexity Level:** 1 **Status:** Active
Respondent: Laing, Steven J **CEO:** Timothy M Madu
896 Boundary Cir, Roberts, WI 54023-8351
Situs Address: 4797 Canal Dr, Lake Worth, FL 33463 **Case No.:** C-2022-09200016
PCN: 00-42-45-12-01-001-0240 **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, the fence (wooded and chain-link) has been erected or installed without a valid building permit. Code: PBC Amendments to FBC 7th Edition (2020) - 105.1 Issued: 09/22/2022 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, the driveway has been extended without a valid building permit. Code: PBC Amendments to FBC 7th Edition (2020) - 105.1 Issued: 09/22/2022 Status: CEH

Agenda No.: 093 **Complexity Level:** 1 **Status:** Removed
Respondent: Martinez, Eddy; Samaniego, Zully **CEO:** Timothy M Madu
9053 Fountain Rd, Lake Worth, FL 33467-4733
Situs Address: 9053 Fountain Rd, Lake Worth, FL **Case No.:** C-2023-08020031
PCN: 00-42-44-30-01-004-0090 **Zoned:** AR

Violations:	1 Details: Vehicles shall only be parked on an improved surface in the Urban Suburban Tier. More specifically, the vehicles parked on the grass. Code: Unified Land Development Code - 6.D.1.A.4.a.2.b Issued: 08/03/2023 Status: CLS
	2 Details: No person shall engage in or manage any business, profession or occupation in the county without obtaining a receipt from the tax collector. Such receipt shall be issued to each person upon receipt of the amount provided in this article. Fees or licenses paid to any board, commission or office for permits, registration, examination, inspection or other purposes shall be deemed to be regulatory and in addition to and not in lieu of any receipt required by this article unless otherwise expressly provided by law. More specifically, obtain a Business Tax Receipt to operate a business at the address. Code: Palm Beach County Codes & Ordinances - Chapter 17 Article 2 Section 17-17 Issued: 08/03/2023 Status: CLS
	3 Details: One business related vehicle per dwelling unit not over one ton rated capacity may be parked at the home, provided the vehicle is registered to a resident of the dwelling, commercial vehicles are prohibited. More specifically, the multiple business related vehicles on the property.

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 07, 2024 9:00 AM**

	Code: Unified Land Development Code - 4.B.1.E.10.n	Issued: 08/03/2023	Status: CLS
4	Details: Hedges may be planted and maintained along or adjacent to a residential lot line, as follows: 1) Hedges shall not exceed four feet in height when located within the required front setback. 2) Hedges shall not exceed eight feet in height when located on or adjacent to the side, side street, or rear property lines. More specifically, the overgrown hedge at the front of the property needs to be no more than four feet in height.		
	Code: Unified Land Development Code - 7.D.4.A.1.a	Issued: 08/03/2023	Status: CLS
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. More specifically, the open storage at the front of the property prohibited.		
	Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)	Issued: 08/03/2023	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, the commercial vehicle parked on the property.		
	Code: Unified Land Development Code - 6.A.1.B.2.a	Issued: 08/03/2023	Status: CLS
7	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, all trailers must be screened from the public road.		
	Code: Unified Land Development Code - 6.D.1.A.1.c	Issued: 08/03/2023	Status: CLS

Agenda No.: 094	Complexity Level: -	Status: Removed			
Respondent: Somerstein, David J 473 Oxford Rd, Cedarhurst, NY 11516-1137		CEO: Timothy M Madu			
Situs Address: 10733 Ranchipur St, Boynton Beach, FL		Case No: C-2023-09280021			
PCN: 00-42-45-27-02-004-0060		Zoned: RS			
Violations:	<table style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 5%; text-align: center; vertical-align: top;">1</td> <td> 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 external wall and gate is in disrepair. Code: Palm Beach County Property Maintenance Code - Section 14-33 (a) Issued: 09/28/2023 </td> <td style="width: 15%; text-align: right;">Status: CLS</td> </tr> </table>		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 external wall and gate is in disrepair. Code: Palm Beach County Property Maintenance Code - Section 14-33 (a) Issued: 09/28/2023	Status: CLS
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 external wall and gate is in disrepair. Code: Palm Beach County Property Maintenance Code - Section 14-33 (a) Issued: 09/28/2023	Status: CLS			

Agenda No.: 095	Complexity Level: -	Status: Removed			
Respondent: MITCHELL E. LEWIS and JANICE J. LEWIS AS TRUST OF THE MITCHELL E. LEWIS AND JANICE J. LEWIS LIVING TRUST AGREEMENT DATED MAY 31, 2016. 4657 Juniper Ln, Palm Beach Gardens, FL 33418-4513		CEO: Nedssa Merise			
Situs Address: 1810 Ocala Rd, North Palm Beach, FL		Case No: C-2023-09210023			
PCN: 00-43-41-33-01-000-0211		Zoned: RH			
Violations:	<table style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 5%; text-align: center; vertical-align: top;">1</td> <td> 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 and boat in the side or rear yard and screen the trailer and boat 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: 09/22/2023 </td> <td style="width: 15%; text-align: right;">Status: CLS</td> </tr> </table>		1	Details: Recreational vehicles, boats, sports vehicles and trailers shall be located in the side or rear yard and screened from surrounding property and streets with an opaque wall, fence or hedge a minimum of six feet in height. Park the trailer and boat in the side or rear yard and screen the trailer and boat 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: 09/22/2023	Status: CLS
1	Details: Recreational vehicles, boats, sports vehicles and trailers shall be located in the side or rear yard and screened from surrounding property and streets with an opaque wall, fence or hedge a minimum of six feet in height. Park the trailer and boat in the side or rear yard and screen the trailer and boat 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: 09/22/2023	Status: CLS			

cc: Code Enforcement

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 07, 2024 9:00 AM**

Agenda No.: 096 **Complexity Level:** - **Status:** Removed
Respondent: BELONY HOME INVESTORS LLC **CEO:** Nedssa Merise
125 S STATE ROAD 7, Ste 104-114, Wellington, FL 33414
Situs Address: 5164 Eadie Pl, West Palm Beach, FL **Case No:** C-2023-10260018
PCN: 00-42-43-02-03-008-0080 **Zoned:** RM

- Violations:**
- 4** **Details:** Garbage Carts and Yard Waste Containers shall be placed at the Collection Point no earlier than 3:00 p.m. on the day preceding the day upon which collection is customarily made. Garbage Carts and Yard Waste Containers shall be removed from the Collection Point on the same day collection is scheduled to occur.
Except when placed for collection service in accordance with subsection 25-1(c)(1)a.-f., Garbage Carts and Yard Waste Containers shall be placed in a storage location within, adjacent to, or behind a structure, building, fence, landscaping, or other barrier which substantially screens the view of the Garbage Carts and Yard Waste Containers from the street or public right-of-way.

Store garbage containers so that they are screened from view from streets or public right-of-way. More specifically, included but not limited to garbage containers (trashcan) from the public right-of-way: swale, public view, sidewalks, and streets to be removed after pickup no later than the same day collection is scheduled to occur IN ALL UNITS.
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: 10/27/2023 **Status:** CLS
 - 5** **Details:** All sidewalks, walkways, stairs, driveways, parking lots, parking spaces and similar areas shall be kept in a proper state of repair, and maintained free from hazardous conditions.

Maintain all sidewalks, walkways, stairs, driveways, parking lots, parking spaces and similar areas in a proper state of repair and free from hazardous conditions.(Permit may require). IN ALL UNITS
Code: Palm Beach County Property Maintenance Code - Section 14-32 (b)
Issued: 10/27/2023 **Status:** CLS

cc: Belony Home Investors Llc
Code Enforcement

Agenda No.: 097 **Complexity Level:** - **Status:** Active
Respondent: BOUAZIZ, DANIEL **CEO:** Nedssa Merise
226 Worth Ave, A, Palm Beach, FL 33480-4615
Situs Address: 8031 N Military Trl, Palm Beach Gardens, FL **Case No:** C-2023-09050022
PCN: 00-42-42-24-01-000-0883 **Zoned:** CG

- Violations:**
- 2** **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.

Maintain all sidewalks, walkways, stairs, driveways, parking lots, parking spaces and similar areas in a proper state of repair and free from hazardous conditions. More specifically, repair the hole in the parking lot and restriped the parking space. (Permit is required)
Code: Palm Beach County Property Maintenance Code - Section 14-32 (b)
Issued: 09/14/2023 **Status:** CLS
 - 4** **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.

Paint all areas where the paint is peeling, flaking and/or chipped.
Code: Palm Beach County Property Maintenance Code - Section 14-33 (b)
Issued: 09/14/2023 **Status:** CLS
 - 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.

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, chair, plastic, trash, yard debris, tree branches, construction materials, wood planks, sofa, mattress, buckets, bottles and or any items storage all over the property.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 09/14/2023 **Status:** SIT

Agenda No.: 098 **Complexity Level:** - **Status:** Active
Respondent: GIBBS, RAPHAEL WANIMENTIUS; GIBBS, MARILYN **CEO:** Nedssa Merise

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 07, 2024 9:00 AM**

5183 45th St, West Palm Beach, FL 33407-1603

Situs Address: 5183 45th St, West Palm Beach, FL

Case No: C-2023-05220031

PCN: 00-42-43-02-01-003-0112

Zoned: RM

Violations:

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

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 boxes, tarp, containers, buckets, materials, equipment's, broom, coconuts, concrete blocks, plastic and any items storage in public view.

Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)

Issued: 05/24/2023

Status: CLS

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

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

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

Issued: 05/24/2023

Status: SIT

6 **Details:** Grass, weeds and low-growing vegetation shall be maintained as follows: Developed or Partially Developed Residential and Non-Residential lots one-half acre or less: 7 inches in height on the entire lot.

Please cut the grass, weeds and low growing vegetation and maintain at or below 7 inches in height.

Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (1)Table 14-32 (c)

Issued: 05/24/2023

Status: CLS

cc: Code Enforcement

Agenda No.: 099

Complexity Level: -

Status: Removed

Respondent: KENCO LTD

CEO: Nedssa Merise

3676 Collins Dr, Ste 10 & 11, West Palm Beach, FL
33406-4727

Situs Address: 8732 Satalite Ter, West Palm Beach, FL

Case No: C-2023-10180015

PCN: 00-43-42-19-04-000-0441

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: 10/19/2023

Status: CLS

cc: Code Enforcement

Agenda No.: 100

Complexity Level: -

Status: Active

Respondent: MATTHEWS, AMANDA

CEO: Nedssa Merise

5295 Helene Pl, West Palm Beach, FL 33407-1633

Situs Address: 5295 Helene Pl, West Palm Beach, FL

Case No: C-2023-08310010

PCN: 00-42-43-02-01-009-0180

Zoned: RM

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 07, 2024 9:00 AM**

Violations:

- | | |
|----------|--|
| 1 | <p>Details: Vehicles shall only be parked on an improved surface in the Urban Suburban Tier.</p> <p>Please park vehicles on an improved surface or remove the vehicle(s). More specifically, included but not limited to vehicle parked on the grass. Parking on the grass is prohibited at all time. Please relocate the vehicle to a paved surface and refrain from parking on the lawn</p> <p>Code: Unified Land Development Code - 6.D.1.A.4.a.2.b
 Issued: 09/05/2023 Status: SIT</p> |
| 2 | <p>Details: Garbage Carts and Yard Waste Containers shall be placed at the Collection Point no earlier than 3:00 p.m. on the day preceding the day upon which collection is customarily made. Garbage Carts and Yard Waste Containers shall be removed from the Collection Point on the same day collection is scheduled to occur.</p> <p>Except when placed for collection service in accordance with subsection 25-1(c)(1)a.-f., Garbage Carts and Yard Waste Containers shall be placed in a storage location within, adjacent to, or behind a structure, building, fence, landscaping, or other barrier which substantially screens the view of the Garbage Carts and Yard Waste Containers from the street or public right-of-way.</p> <p>Store garbage containers so that they are screened from view from streets or public right-of-way. More specifically, included but not limited to garbage containers (trashcan) need to be removed from the public right-of-way: swale, public view, sidewalks, and streets after pickup no later than the same day collection is scheduled to occur.</p> <p>Code: Palm Beach County Codes & Ordinances - Chapter 25-1(c)(1)a. & b.
 Palm Beach County Codes & Ordinances - Chapter 25-1(c)(1)g.
 Issued: 09/05/2023 Status: CLS</p> |
| 3 | <p>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.</p> <p>Please provide the appropriate landscape maintenance. More specifically, damage grass areas including not limited to weeding, watering, fertilizing, pruning, mowing, edging or any other actions needed consistent with acceptable horticultural practices. Pease resod/reseed the damage grass</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (2)
 Issued: 09/05/2023 Status: SIT</p> |
| 4 | <p>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.</p> <p>More specifically, Repair the driveway and a permit is needed through the Building Department.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-32 (b)
 Issued: 09/05/2023 Status: SIT</p> |

cc: Amanda, Matthews
Code Enforcement

Agenda No.: 101	Complexity Level:-	Status: Active
Respondent: SHELTON, JAMES EARNEST Jr; SHELTON, KATIE LY 269 SPRING Cir, West Palm Beach, FL 33410		CEO: Nedssa Merise
Situs Address: 269 Spring Cir, FL		Case No: C-2023-09260007
PCN:		Zoned:

Violations:

- | | |
|----------|---|
| 1 | <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>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 chairs, plastics, mattress, buckets, clothes, containers, coolers, dressers, furniture's, wood materials, equipment's, bed, boxes, garage sales items, yard waste items and any items storage in public view</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
 Issued: 09/28/2023 Status: SIT</p> |
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**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 07, 2024 9:00 AM**

- 2 Details:** No person shall engage in or manage any business, profession or occupation in the county without obtaining a receipt from the tax collector. Such receipt shall be issued to each person upon receipt of the amount provided in this article. Fees or licenses paid to any board, commission or office for permits, registration, examination, inspection or other purposes shall be deemed to be regulatory and in addition to and not in lieu of any receipt required by this article unless otherwise expressly provided by law. More specifically, cease business operations on the property.
- Obtain the required Business Tax Receipt or cease business operations.
Code: Palm Beach County Codes & Ordinances - Chapter 17 Article 2 Section 17-17
Issued: 09/28/2023 **Status:** CLS
- 3 Details:** More than two yard sales a year is prohibited.
Code: Unified Land Development Code - 4.B.1.E.8
Issued: 09/28/2023 **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, driveway has been erected or installed without a valid building permit.
- Obtain required building permits for the driveway or remove the driveway.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 09/28/2023 **Status:** SIT
- 5 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.
- 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: 09/28/2023 **Status:** SIT

Agenda No.: 102 **Complexity Level:** - **Status:** Removed
Respondent: TORRES DE PEREZ, SANDY **CEO:** Nedssa Merise
 5813 Rae Ave, West Palm Beach, FL 33407-1659
Situs Address: 5813 Rae Ave, West Palm Beach, FL **Case No:** C-2023-09010006
PCN: 00-42-43-02-01-001-0170 **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 with refrigerator, plastic bags, wood plank or any items storage in public view.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 09/07/2023 **Status:** CLS

cc: Code Enforcement

Agenda No.: 103 **Complexity Level:** 1 **Status:** Postponed
Respondent: MARC WILLIAM CLINE and KATHARENE TRIANA **CEO:** Joanna Mirodias
 CLINE, Co-Trustees of the CLINE FAMILY REVOCABLE TRUST DATED JANUARY 23, 2023
 9437 Rodeo Dr, Lake Worth, FL 33467-1039
Situs Address: 9437 Rodeo Dr, Lake Worth, FL **Case No:** C-2023-03210007
PCN: 00-42-44-19-01-008-0140 **Zoned:** AR

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 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, the shed has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 04/13/2023 **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, the exterior electrical outlets/junction boxes have been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 04/13/2023 **Status:** CLS

Agenda No.: 104

Complexity Level: 1

Status: Active

Respondent: Coronel, Tairon J; Coronel, Arelis
6529 Pioneer Rd, West Palm Beach, FL 33413-2319

CEO: Joanna Mirodias

Situs Address: 6529 Pioneer Rd, West Palm Beach, FL

Case No: C-2023-09130015

PCN: 00-42-43-27-05-013-0121

Zoned: AR

Violations:

- 1 **Details:** A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced. More specifically, permit #B-2023-000156-0000 (Driveway with Turn-Out on a County R.O.W. 1&2 Fam) 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, permit #B-2023-000156-0000 (Driveway with Turn-Out on a County R.O.W. 1&2 Fam).
Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1
PBC Amendments to FBC 7th Edition (2020) - 111.5
Issued: 09/20/2023 **Status:** SIT
- 2 **Details:** It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 09/20/2023 **Status:** SIT
- 3 **Details:** One business related vehicle per dwelling unit not over one ton rated capacity may be parked at the home, provided the vehicle is registered to a resident of the dwelling, commercial vehicles are prohibited.
Code: Unified Land Development Code - 4.B.1.E.10.n
Issued: 09/20/2023 **Status:** SIT
- 4 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, the shed has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 09/20/2023 **Status:** SIT

Agenda No.: 105

Complexity Level: 1

Status: Active

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 07, 2024 9:00 AM**

Respondent: Miller, Donald; Mason, Chad; Unknown Personal Representative, Spouse, Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees and All Other Parties Claiming By, Through, Under or Against the Estate of Chad Mason and Estate of Donald Miller and All Other Unknown Persons or Parties Having or Claiming to Have Any Right, Title or Interest in the Property Located at 14924 Us Highway 441, Canal Point, FL 33438-9578 and PCN: 00374123010000641.

CEO: Joanna Mirodias

Situs Address: 14924 US Highway 441 N, Canal Point, FL 33438
PCN: 00-37-41-23-01-000-0641

Case No: C-2023-07120024
Zoned: AP

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: 07/18/2023 **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, the accessory structures in rear of yard have been erected or installed without a valid building permit.

Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 07/18/2023 **Status:** SIT
- 3 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. All cornices, belt courses, terra cotta trim, wall facings and similar decorative features shall be maintained in good repair with proper anchorage and in a safe condition. More specifically, but not limited to, the siding of the structure is damaged or and/or missing and shall be repaired. The surface of the structure shall be maintained free of disrepair.

Code: Palm Beach County Property Maintenance Code - Section 14-33 (f)
Palm Beach County Property Maintenance Code - Section 14-33 (h)
Issued: 07/18/2023 **Status:** SIT
- 4 Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, the siding on the north side of the SFD has been erected or installed without a valid building permit.

Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 07/18/2023 **Status:** SIT

Agenda No.: 106

Complexity Level: 1

Status: Active

Respondent: JOSIAH'S FUTURE INVESTMENTS LLC
335 NW 54th St, Miami, FL 33127-1919

CEO: Joanna Mirodias

Situs Address: 3385 Livestock Market Rd, Belle Glade, FL 33430
PCN: 00-37-43-17-00-000-5040

Case No: C-2023-03080040
Zoned: AP

Violations:

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

Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 04/10/2023 **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, the loading dock has been erected or installed without a valid building permit.

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

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 07, 2024 9:00 AM**

- 3 Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, the mobile home has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 04/10/2023 **Status:** 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, the trailer has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 04/10/2023 **Status:** SIT
- 5 Details:** It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 04/10/2023 **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, the shipping/storage container has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 04/10/2023 **Status:** SIT

cc: Josiah'S Future Investments Llc

Agenda No.: 107 **Complexity Level:** 1 **Status:** Active
Respondent: Susan Taves, as Co-Trustee of The Susan Taves Revocable Trust **CEO:** Joanna Mirodias
8312 Rodeo Dr, Lake Worth, FL 33467-1138
Situs Address: 8312 Rodeo Dr, Lake Worth, FL **Case No:** C-2023-08040001
PCN: 00-42-44-19-01-021-0070 **Zoned:** AR

- Violations:**
- 1 Details:** A swimming pool shall have a pool barrier that meets the requirements of the Florida Building Code pool barrier requirements in effect at the time of construction of the pool, or, if constructed before such requirements went into effect, shall have a barrier that meets all of the following minimum requirements:
a. The barrier must be at least four (4) feet high on the outside.
b. The barrier may not have any gaps, openings, indentations, protrusions, or structural components that could allow a young child to crawl under, squeeze through, or climb over the barrier.
c. The barrier must be placed around the perimeter of the pool and must be separate from any fence, wall, or other enclosure surrounding the yard unless the fence, wall, or other enclosure or portion thereof is situated on the perimeter of the pool, is being used as part of the barrier, and meets the barrier requirements of this section. A wall of a dwelling may serve as part of the barrier if it does not contain any door 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.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (e) (2)
Issued: 08/09/2023 **Status:** CEH
 - 2 Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, the chain link fence has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 08/09/2023 **Status:** CEH

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 07, 2024 9:00 AM**

Agenda No.: 108	Complexity Level: 1	Status: Active
Respondent: Williams, Eric PO BOX 286, South Bay, FL 33493-0286		CEO: Joanna Mirodias
Situs Address: 1st St, FL		Case No: C-2023-09210027
PCN: 00-37-44-07-01-002-0010		Zoned: RH

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: 09/21/2023 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, the 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, the fill dirt has been erected or installed without a valid building permit. Code: PBC Amendments to FBC 7th Edition (2020) - 105.1 PBC Amendments to FBC 7th Edition (2020) - 110.9 Issued: 09/21/2023 Status: SIT
3	Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, the fence has been erected or installed without a valid building permit. Code: PBC Amendments to FBC 7th Edition (2020) - 105.1 Issued: 09/21/2023 Status: SIT
4	Details: Parking shall be prohibited on all vacant properties in residential districts. Code: Unified Land Development Code - 6.D.1.A.4.a.3 Issued: 09/21/2023 Status: CLS
5	Details: An accessory use shall continue only as long as the principal use that it serves remains active. More specifically, More specifically, accessory structure/shed is not allowed without a principal use. Code: Unified Land Development Code - 4.B.1.D.5 Issued: 09/21/2023 Status: SIT

Agenda No.: 109	Complexity Level: 1	Status: Removed
Respondent: BARBARA WEINBERGER or her successor, as Trustee of the BARBARA WEINBERGER REVOCABLE LIVING TRUST, dated June 28, 2004 6319 Hatteras Club Dr, Lake Worth, FL 33463-6540		CEO: Adam F Moulton
Situs Address: 6319 Hatteras Club Dr, Lake Worth, FL		Case No: C-2023-07100017
PCN: 00-42-45-03-05-000-0920		Zoned: RS

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 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-2005-038076-0000 (Shutters) 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, permit # B-2005-038076-0000.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.4.1
PBC Amendments to FBC 7th Edition (2020) - 111.5
- Issued:** 07/14/2023 **Status:** CLS

Agenda No.: 110 **Complexity Level:** 1 **Status:** Active
Respondent: Atlantis Plaza Investments INC **CEO:** Adam F Moulton
 1180 S Military Trl, West Palm Beach, FL 33415-4724
Situs Address: 6128 S Congress Ave, Lake Worth, FL **Case No:** C-2023-07310004
PCN: 00-43-45-06-00-000-1050 **Zoned:** CG

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-2022-045684-0000 (Mechanical Equipment) has become inactive or expired.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.4.1
Issued: 08/02/2023 **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-2022-045684-0000 (Mechanical Equipment) needs a Certificate of Completion.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 111.5
Issued: 08/02/2023 **Status:** CEH
- 3** **Details:** A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced. More specifically, permit # B-2020-019664-0000 (sign wall supported) has become inactive or expired.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.4.1
Issued: 08/02/2023 **Status:** CEH
- 4** **Details:** A certificate of completion is proof that a structure or system is complete and for certain types of permits is released for use and may be connected to a utility system. This certificate does not grant authority to occupy a building, such as shell building, prior to the issuance of a certificate of occupancy. More specifically, B-2020-019664-0000 needs a Certificate of Completion.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 111.5
Issued: 08/02/2023 **Status:** CEH
- 5** **Details:** A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced. More specifically, permit # B-2013-008786-0000 (sign wall supported) has become inactive or expired.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.4.1
Issued: 08/02/2023 **Status:** CEH

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 07, 2024 9:00 AM**

- 6 **Details:** A certificate of completion is proof that a structure or system is complete and for certain types of permits is released for use and may be connected to a utility system. This certificate does not grant authority to occupy a building, such as shell building, prior to the issuance of a certificate of occupancy. More specifically, B-2013-008786-0000 (sign wall supported) needs a Certificate of Completion.
Code: PBC Amendments to FBC 7th Edition (2020) - 111.5
Issued: 08/02/2023 **Status:** CEH
- 9 **Details:** A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced. More specifically, permit # B-2008-000552-0000 (Interior Improvement) has become inactive or expired.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1
Issued: 08/02/2023 **Status:** CEH
- 10 **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-2008-000552-0000 (Interior Improvement) needs a Certificate of Completion.
Code: PBC Amendments to FBC 7th Edition (2020) - 111.5
Issued: 08/02/2023 **Status:** CEH
- 11 **Details:** A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced. More specifically, permit # B-2005-032542-0000 (Interior Improvement) has become inactive or expired.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1
Issued: 08/02/2023 **Status:** CEH
- 12 **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, Inactive Permit B-2005-032542-0000 (Interior Improvement) needs a Certificate of Completion.
Code: PBC Amendments to FBC 7th Edition (2020) - 111.5
Issued: 08/02/2023 **Status:** CEH

cc: Gil, Rene

Agenda No.: 111 **Complexity Level:** 1 **Status:** Active
Respondent: Bellak, Danielle Janine **CEO:** Adam F Moulton
 6775 Massachusetts Dr, Lake Worth, FL 33462-3835
Situs Address: 6775 Massachusetts Dr, Lake Worth, FL **Case No:** C-2023-04190008
PCN: 00-43-45-05-01-018-0290 **Zoned:** RS

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, trailer parked in front of garage.
Code: Unified Land Development Code - 6.D.1.A.1.b
Issued: 07/11/2023 **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, a shipping container/shed has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 07/11/2023 **Status:** CEH
- 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. More specifically, trailer parked on side of home where shipping container is located.
Code: Unified Land Development Code - 6.D.1.A.1.c

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 07, 2024 9:00 AM**

	Issued: 07/11/2023	Status: CLS
5	Details: It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items.	
	Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)	
	Issued: 07/11/2023	Status: CLS

Agenda No.: 112	Complexity Level: 1	Status: Removed
Respondent: Breton, Pierre; Breton, Karine; Breton, Karl 1340 88IEME, Rue St Georges, Quebec, AA G5Y8M-2 Canada		CEO: Adam F Moulton
Situs Address: 4407 Mission Bell Dr, Boynton Beach, FL		Case No.: C-2023-03170006
PCN: 00-42-45-24-10-016-0180		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, wood-panel siding above sliding doors has been erected or installed without a valid building permit.
		Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
		Issued: 08/15/2023 Status: CLS
	2	Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, sliding doors have been erected or installed without a valid building permit.
		Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
		Issued: 08/15/2023 Status: CLS

cc: Breton, Karine
Breton, Karl
Breton, Pierre

Agenda No.: 113	Complexity Level: 1	Status: Removed
Respondent: Delvalle, Hector 231 Plum Tree Dr, Lake Worth, FL 33462-5180		CEO: Adam F Moulton
Situs Address: 231 Plum Tree Dr, Lake Worth, FL		Case No.: C-2023-09200015
PCN: 00-43-45-09-10-006-0210		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, trailer parked in front of property.
		Code: Unified Land Development Code - 6.D.1.A.1.b
		Issued: 09/22/2023 Status: CLS
	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, boat parked in front yard.
		Code: Unified Land Development Code - 6.D.1.A.1.b
		Issued: 09/22/2023 Status: CLS
	3	Details: Vehicles shall only be parked on an improved surface in the Urban Suburban Tier. More specifically, vehicles parked on grass.
		Code: Unified Land Development Code - 6.D.1.A.4.a.2.b
		Issued: 09/22/2023 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. More specifically, trailer is not screened.
		Code: Unified Land Development Code - 6.D.1.A.1.c
		Issued: 09/22/2023 Status: CLS
	5	Details: Recreational vehicles, boats, sports vehicles and trailers shall be located in the side or rear yard and screened from surrounding property and streets with an opaque wall, fence or hedge a minimum of six feet in height. More specifically, boat is not screened.
		Code: Unified Land Development Code - 6.D.1.A.1.c
		Issued: 09/22/2023 Status: CLS

CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 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, a chain link fence with gate has been erected or installed without a valid building permit.

Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 09/22/2023 **Status:** CLS

Agenda No.: 114 **Complexity Level:** 1 **Status:** Active
Respondent: Fernandez, Camilo; Gongora, Marbelis Ballester **CEO:** Adam F Moulton
1113 Lehto Ln, Lake Worth Beach, FL 33461-5359
Situs Address: 1113 Lehto Ln, Lake Worth, FL **Case No:** C-2023-08160021
PCN: 00-42-44-25-06-000-0150 **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, an addition to the home has been erected or installed without a valid building permit.

Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 08/18/2023 **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, a paver driveway has been erected or installed without a valid building permit.

Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 08/18/2023 **Status:** CEH

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

Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 08/18/2023 **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, front sliding door was converted to a window has been erected or installed without a valid building permit.

Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 08/18/2023 **Status:** CEH

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

Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 08/18/2023 **Status:** CEH

cc: Code Enforcement

Agenda No.: 115 **Complexity Level:** 1 **Status:** Active
Respondent: Gonzalez, Eric **CEO:** Adam F Moulton
2859 Somerset Rd, Lake Worth, FL 33462-3865
Situs Address: 2859 Somerset Rd, Lake Worth, FL **Case No:** C-2023-05250012
PCN: 00-43-45-05-01-016-0251 **Zoned:** RS

**CODE ENFORCEMENT
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Violations:

- 2 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, a shed has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 06/08/2023 **Status:** CEH
- 5 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, a Tiki Hut has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 06/08/2023 **Status:** CEH

Agenda No.: 116 **Complexity Level:** 1 **Status:** Active
Respondent: Josue Messina, Sebastian Eduardo; Hernandez, Isabel **CEO:** Adam F Moulton
 Cristina
 5607 Haverford Way, Lake Worth, FL 33463-6650
Situs Address: 5607 Haverford Way, Lake Worth, FL **Case No:** C-2023-10120003
PCN: 00-42-44-34-11-000-0040 **Zoned:** RS

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, blocking sidewalk with vehicles.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (b)
Issued: 10/24/2023 **Status:** SIT

Agenda No.: 117 **Complexity Level:** 1 **Status:** Removed
Respondent: OAKWOOD LAKES CONDOMINIUM ASSOCIATION, **CEO:** Adam F Moulton
 INC.
 400 S Dixie Hwy, Ste 420, Boca Raton, FL 33432
Situs Address: 3630 Silver Lace Ln, FL **Case No:** C-2023-10100012
PCN: **Zoned:**

Violations:

- 1 **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, roof is leaking.
Code: Palm Beach County Property Maintenance Code - Section 14-33 (g)
Issued: 10/23/2023 **Status:** SIT
- 2 **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, interior walls have areas of water damage.
Code: Palm Beach County Property Maintenance Code - Section 14-34 (a)
Issued: 10/23/2023 **Status:** SIT

Agenda No.: 118 **Complexity Level:** 1 **Status:** Active
Respondent: Alcantara, Andres Jr **CEO:** Nick N Navarro
 194 Marguerita Dr, West Palm Beach, FL 33415-1917
Situs Address: 194 Marguerita Dr, West Palm Beach, FL **Case No:** C-2023-10030021
PCN: 00-42-43-35-14-006-0050 **Zoned:** RM

Violations:

- 1 **Details:** Vehicles shall only be parked on an improved surface in the Urban Suburban Tier.

 >>> No parking on the grass
Code: Unified Land Development Code - 6.D.1.A.4.a.2.b
Issued: 10/03/2023 **Status:** CEH

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
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Violations: 1 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. Specifically, a shed/accessory structure has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 08/28/2023 **Status:** CLS

Agenda No.: 125 **Complexity Level:** - **Status:** Active
Respondent: Lamartina, Mathew James; Lamartina, shayla Nicole **CEO:** Steve R Newell
11203 Model Cir W, Boca Raton, FL 33428-3985
Situs Address: 11203 Model Cir W, Boca Raton, FL **Case No:** C-2023-08230023
PCN: 00-41-47-26-11-000-0090 **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 shed has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 09/06/2023 **Status:** CEH

cc: Code Enforcement

Agenda No.: 126 **Complexity Level:** - **Status:** Active
Respondent: LY, NANCY; LY, DAVID; Ly, Denny **CEO:** Steve R Newell
10925 Winding Creek Ln, Boca Raton, FL 33428-5664
Situs Address: 10925 Winding Creek Ln, Boca Raton, FL **Case No:** C-2023-09220004
PCN: 00-41-47-25-09-000-2380 **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: 09/25/2023 **Status:** CEH
3 **Details:** It shall be unlawful for any owner of land in any residential district to park on, cause to be parked on, or allow to be parked on residentially zoned land any unlicensed or unregistered vehicle, or equipment commercial vehicle, sports vehicle, recreational vehicle, marine vessel or trailer for a period exceeding one hour in any 24 hour period, each such period commencing at the time of first stopping or parking.
Code: Unified Land Development Code - 6.D.1.A.4.a.2.a
Issued: 09/25/2023 **Status:** CEH
4 **Details:** Vehicles shall only be parked on an improved surface in the Urban Suburban Tier.
Code: Unified Land Development Code - 6.D.1.A.4.a.2.b
Issued: 09/25/2023 **Status:** CEH

cc: Code Enforcement

Agenda No.: 127 **Complexity Level:** 1 **Status:** Postponed
Respondent: 6562 BELVEDERE LLC **CEO:** Richard W Padgett
900 SE 3rd Ave, 204, Fort Lauderdale, FL 33316
Situs Address: 6562 Belvedere Rd, West Palm Beach, FL **Case No:** C-2023-06270040
PCN: 00-42-43-27-05-005-0051 **Zoned:** CC

Violations: 1 **Details:** All vacant structures and premises shall be maintained in a clean, safe, secure and sanitary condition as provided herein so as not to cause a deteriorating problem or adversely affect the public health, safety or welfare.
Code: Palm Beach County Property Maintenance Code - Section 14-31 (c)
Issued: 06/28/2023 **Status:** CLS
2 **Details:** The exterior of all vacant structures shall be maintained in a manner required of occupied structures as provided in this code: window areas shall be maintained with appropriate glass and glazing treatment, exterior doors shall be water- and weather-tight, walls and roof areas shall be maintained in a clean, safe and intact condition, and water- and weather-tight.

**CODE ENFORCEMENT
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- Code:** Palm Beach County Property Maintenance Code - Section 14-31 (c) (1)
Issued: 06/28/2023 **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.
Code: Palm Beach County Property Maintenance Code - Section 14-33 (a)
Issued: 06/28/2023 **Status:** CLS
- 4 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.
Code: Palm Beach County Property Maintenance Code - Section 14-33 (b)
Issued: 06/28/2023 **Status:** CLS
- 5 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.
Code: Palm Beach County Property Maintenance Code - Section 14-33 (c)
Issued: 06/28/2023 **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.
Code: Palm Beach County Property Maintenance Code - Section 14-33 (f)
Issued: 06/28/2023 **Status:** CLS
- 7 Details:** Every window, door and frame shall be kept in sound condition, good repair and weather tight.
Code: Palm Beach County Property Maintenance Code - Section 14-33 (m)
Issued: 06/28/2023 **Status:** CLS
- 8 Details:** Grass, weeds and low-growing vegetation shall be maintained as follows: Developed or Partially Developed Residential and Non-Residential lots greater than one-half acre: 7 inches on the first 25 feet measuring from property line or pod line of the lot on any side of the lot adjacent to a developed lot.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (1)Table 14-32 (c)
Issued: 06/28/2023 **Status:** CLS
- 9 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: All of the trash and materials strewn around the property.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 06/28/2023 **Status:** CLS
- 10 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, but not limited to: Properly remove the bee infestation and seal all areas of the structure, to prevent re-infestation.
Code: Palm Beach County Property Maintenance Code - Section 14-36
Issued: 06/28/2023 **Status:** CLS
- 11 Details:** All accessory structures, including detached garages, fences, walls, and swimming pools shall be maintained structurally sound and in good repair.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (e)
Issued: 06/28/2023 **Status:** CLS

cc: 6562 Belvedere Llc
Pbso

Agenda No.: 128 **Complexity Level:** 1 **Status:** Removed
Respondent: ESCARRIA, YOLANDA; ESCARRIA, ENELIA; **CEO:** Paul Pickett
YOLANDA ESCARRIA ESTATE Unknown Personal
Representative, Spouse, Heirs, Devisees, Grantees,
Assignees, Lienors, Creditors, Trustees and All Other
Parties Claiming By, Through, Under or Against the Estate
of YOLANDA ESCARRIA and All Other Unknown Person:
or Parties Having or Claiming to Have Any Right, Title or
Interest in the Property Located at 1789 KEENLAND CIR
WEST PALM BEACH, FL. 33415- PCN
00-42-44-12-24-000-0030.
1789 Keenland Cir, West Palm Beach, FL 33415-5664

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 07, 2024 9:00 AM**

Situs Address: 1789 Keenland Cir, West Palm Beach, FL
PCN: 00-42-44-12-24-000-0030

Case No: C-2023-06270003
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, ACCESSORY STRUCTURE (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: 08/02/2023 Status: CLS</p> |
| 2 | <p>Details: The roof and flashing shall be sound, tight and not have defects that admit rain. Roof drainage shall be adequate to prevent dampness or deterioration in the walls or interior portion of the structure. Roof drains, gutters and down spouts shall be maintained in good repair and free from obstructions. Roof water shall not be discharged in a manner that creates an adjacent public nuisance.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-33 (g)
Issued: 08/02/2023 Status: CLS</p> |

Agenda No.: 129

Complexity Level: 1

Status: Postponed

Respondent: Capozio, Damon Barry
5455 Canal Dr, Lake Worth, FL 33463-8017

CEO: Debbie N Plaud

Situs Address: 7586 Worrall Rd, Lake Worth, FL 33463

Case No: C-2022-09130013

PCN: 00-42-45-11-01-000-0340

Zoned: AR

Violations:

- | | |
|----------|--|
| 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, accessory structure (metal roofed structure/detached garage) has been erected or installed without a valid building permit.</p> <p>Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 10/06/2022 Status: CEH</p> |
| 3 | <p>Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, accessory structure (shed) has been erected or installed without a valid building permit.</p> <p>Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 10/06/2022 Status: CEH</p> |
| 4 | <p>Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, concrete slab and walkway have been erected or installed in the backyard without a valid building permit.</p> <p>Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 10/06/2022 Status: CEH</p> |

cc: Castro, Michael
Code Enforcement

Agenda No.: 130

Complexity Level: 2

Status: Postponed

Respondent: Capozio, Damon Barry
5455 Canal Dr, Lake Worth, FL 33463-8017

CEO: Debbie N Plaud

Situs Address: 5455 Canal Dr, Lake Worth, FL 33463

Case No: C-2022-09190006

PCN: 00-42-45-11-01-000-0320

Zoned: AR

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 07, 2024 9:00 AM**

Violations:

- 1 **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, Contractors Storage Yard.
Code: Unified Land Development Code - 4.A.7.C.6
Issued: 10/06/2022 **Status:** CEH
- 2 **Details:** One commercial vehicle of not over one ton rated capacity may be parked per dwelling unit, providing all of the following conditions are met: vehicle is registered or licensed; used by a resident of the premises; gross vehicle weight rating (gvwr) does not exceed 12,500 pounds; height does not exceed nine feet, including any load, bed, or box; and total vehicle length does not exceed 26 feet.
Code: Unified Land Development Code - 6.A.1.B.2.a
Issued: 10/06/2022 **Status:** CEH

cc: Castro, Michael
Code Enforcement

Agenda No.: 131 **Complexity Level:** 1 **Status:** Postponed
Respondent: Capozio, Damon Barry **CEO:** Debbie N Plaud
 5455 Canal Dr, Lake Worth, FL 33463-8017
Situs Address: 5455 Canal Dr, Lake Worth, FL 33463 **Case No.:** C-2022-09230010
PCN: 00-42-45-11-01-000-0320 **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 paved driveway/driveway extension has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 06/22/2023 **Status:** CEH
- 3 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, accessory structure (shed) has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 06/22/2023 **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, membrane structures (canopies) has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 06/22/2023 **Status:** CEH
- 5 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, accessory structure located under metal carport has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 06/22/2023 **Status:** CEH
- 6 **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: 06/22/2023 **Status:** CEH

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7 **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: 06/22/2023 **Status:** CEH

cc: Castro, Michael

Agenda No.: 132 **Complexity Level:** 1 **Status:** Removed
Respondent: Garcia, Angel; Garcia, Heather **CEO:** Debbie N Plaud
 5322 1st Rd, Lake Worth, FL 33467-5608
Situs Address: 5360 1st Rd, FL **Case No:** C-2023-04260044
PCN: 00-42-43-27-05-032-1090 **Zoned:** RT
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, a fence has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 05/30/2023 **Status:** CLS

Agenda No.: 133 **Complexity Level:** 1 **Status:** Active
Respondent: Kirk, Irma; Kirk, Will Harrison **CEO:** Debbie N Plaud
 5747 Michlar Dr, Lake Worth, FL 33449-5407
Situs Address: 5747 Michlar Dr, Lake Worth, FL **Case No:** C-2023-08280013
PCN: 00-41-44-36-00-000-7170 **Zoned:** RE
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 has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 09/11/2023 **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, a gate has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 09/11/2023 **Status:** CLS
 3 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, metal roofed structure has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 09/11/2023 **Status:** CLS
 4 **Details:** It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items.
 More specifically but not limited to piles of millings.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 09/11/2023 **Status:** CLS
 6 **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

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 07, 2024 9:00 AM**

Issued: 09/11/2023

Status: CLS

Agenda No.: 134 **Complexity Level:** 1 **Status:** Active
Respondent: Langston, Ahmid **CEO:** Debbie N Plaud
7360 Willow Springs Cir S, Boynton Beach, FL 33436-9416
Situs Address: 7360 Willow Spring Cir S, Boynton Beach, FL **Case No:** C-2023-04270007
PCN: 00-42-45-12-15-000-1830 **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: 05/30/2023 **Status:** CEH

Agenda No.: 135 **Complexity Level:** 1 **Status:** Active
Respondent: Philip B. Harris as Trustee of the Lantana Land Trust **CEO:** Debbie N Plaud
685 Royal Palm Beach Blvd, Ste 205, Royal Palm Beach, F
33411-7642
Situs Address: Fearnley Rd, FL **Case No:** C-2023-06270032
PCN: 00-42-43-27-05-032-3050 **Zoned:** AR

Violations:

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

More specifically, chain link fence and green mesh screening material attached to fence are in disrepair.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (e)
Issued: 09/01/2023 **Status:** CEH
- 2** **Details:** Fences or walls in any zoning district, shall not be electrified or contain any substance such as broken glass, spikes, nails, barbed wire, razors, or any other dangerous material designed to inflict discomfort, pain, or injury to a person or animal, except as allowed below.

More specifically, barbed wire fencing is prohibited.
Code: Unified Land Development Code - 5.B.1.A.2.b.5.e. Dangerous Materials
Issued: 09/01/2023 **Status:** CEH

Agenda No.: 136 **Complexity Level:** 1 **Status:** Active
Respondent: Philip B. Harris as Trustee of the Lantana Land Trust **CEO:** Debbie N Plaud
685 Royal Palm Beach Blvd, Ste 205, Royal Palm Beach, F
33411-7642
Situs Address: 7001 Lantana Rd, Lake Worth, FL **Case No:** C-2023-09110020
PCN: 00-42-43-27-05-032-1876 **Zoned:** AR

Violations:

- 1** **Details:** Mobile Home Dwelling
b. Principal Use
Only Mobile Home Dwellings located within the MHPD Zoning District, or within an existing approved Mobile Home Park, shall be treated as a principal use. Specifically, The agricultural use of the property has ceased. Mobile homes are only allowed in MHPD zoning districts unless it is being used as an accessory use for bona fide agriculture.
Code: Unified Land Development Code - 4.B.1.C.4.b Principle Use Mobile Home
Issued: 10/18/2023 **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, tiny house/shed (structure) has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 10/18/2023 **Status:** CEH
- 3** **Details:** Grass, weeds and low-growing vegetation shall be maintained as follows: Developed or Partially Developed Residential and Non-Residential lots greater than one-half acre: 7 inches on the first 25 feet measuring from property line or pod line of the lot on any side of the lot adjacent to a developed lot.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (1)Table 14-32 (c)

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 07, 2024 9:00 AM**

4	<p>Issued: 10/18/2023 Status: CEH</p> <p>Details: Fences or walls in any zoning district, shall not be electrified or contain any substance such as broken glass, spikes, nails, barbed wire, razors, or any other dangerous material designed to inflict discomfort, pain, or injury to a person or animal, except as allowed below.</p> <p style="text-align: center;">More specifically, barbed wire fencing is prohibited.</p> <p>Code: Unified Land Development Code - 5.B.1.A.2.b.5.e. Dangerous Materials</p>
	<p>Issued: 10/18/2023 Status: CEH</p>
5	<p>Details: All accessory structures, including detached garages, fences, walls, and swimming pools shall be maintained structurally sound and in good repair.</p> <p style="text-align: center;">More specifically, fence and fence screening is in disrepair.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-32 (e)</p>
	<p>Issued: 10/18/2023 Status: CEH</p>

cc: Code Enforcement

Agenda No.: 137 **Complexity Level:** - **Status:** Active
Respondent: Bridgewood Mid-Rise Condominium I Association, INC. **CEO:** Patrick L Prentice
 980 N Federal Hwy, Ste 440, Boca Raton, FL 33432
Situs Address: 1700 Bridgewood Dr, Boca Raton, FL **Case No:** C-2023-09180013
PCN: **Zoned:**

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

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

Agenda No.: 138 **Complexity Level:** - **Status:** Active
Respondent: Chery, Julio; Chery, Wadlande D **CEO:** Steve R Newell
 23429 Country Club Dr E, Ste 200, Boca Raton, FL
 33428-5877
Situs Address: 23429 Country Club Dr, Boca Raton, FL **Case No:** C-2023-05230007
PCN: 00-41-47-36-07-000-2000 **Zoned:** AR

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. Specifically, the large shed to the south side of the residence has been erected or installed without a valid building permit.</p> <p>Code: PBC Amendments to FBC 7th Edition (2020) - 105.1</p>
	<p>Issued: 06/08/2023 Status: CEH</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. Specifically, an enclosed patio has been erected or installed on the back of the residence without a valid building permit.</p> <p>Code: PBC Amendments to FBC 7th Edition (2020) - 105.1</p>
	<p>Issued: 06/08/2023 Status: CEH</p>

Agenda No.: 139 **Complexity Level:** - **Status:** Removed
Respondent: GO FUND PROP I, LLC **CEO:** Patrick L Prentice
 7901 4 St N, Ste 300, St Petersburg, FL 33702
Situs Address: 10546 Lake Vista Cir, Boca Raton, FL **Case No:** C-2023-05120007
PCN: 00-41-47-13-09-017-0840 **Zoned:** RTS

1	<p>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. Specifically, the green algae growing on the exterior walls of the residence.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-32 (a)</p>
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**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
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2	<p>Issued: 05/22/2023 Status: CEH</p> <p>Details: The exterior of a structure shall be maintained in good repair, structurally sound and sanitary so as not to pose a threat to the public health, safety or welfare. Specifically, the garage door to the residence is damaged and in need of repair.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-33 (a)</p> <p>Issued: 05/22/2023 Status: CEH</p>
3	<p>Details: The roof and flashing shall be sound, tight and not have defects that admit rain. Roof drainage shall be adequate to prevent dampness or deterioration in the walls or interior portion of the structure. Roof drains, gutters and down spouts shall be maintained in good repair and free from obstructions. Roof water shall not be discharged in a manner that creates an adjacent public nuisance. Specifically, there is vegetation growing through the roof tiles of the residence that need to be removed as well as a hole in the roof.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-33 (g)</p> <p>Issued: 05/22/2023 Status: CEH</p>
4	<p>Details: Every window, door and frame shall be kept in sound condition, good repair and weather tight. Specifically, the front door frame is in disrepair and not weather tight.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-33 (m)</p> <p>Issued: 05/22/2023 Status: CEH</p>
5	<p>Details: The exterior of a structure shall be maintained in good repair, structurally sound and sanitary so as not to pose a threat to the public health, safety or welfare. Specifically, some of the screening on the back patio is ripped or torn and need to be repaired or replaced.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-33 (a)</p> <p>Issued: 05/22/2023 Status: CEH</p>
6	<p>Details: The roof and flashing shall be sound, tight and not have defects that admit rain. Roof drainage shall be adequate to prevent dampness or deterioration in the walls or interior portion of the structure. Roof drains, gutters and down spouts shall be maintained in good repair and free from obstructions. Roof water shall not be discharged in a manner that creates an adjacent public nuisance. Specifically, some of the gutters at the residence are cracked and not draining properly and need to be repaired or replaced.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-33 (g)</p> <p>Issued: 05/22/2023 Status: CEH</p>

cc: Go Fund Prop I, Llc
Go Fund Prop I, Llc
Go Fund Prop I, Llc

Agenda No.: 140	Complexity Level: -	Status: Active
Respondent: Sanchez, Jonathan; Samanez, Claudia 22352 Ensenada Way, Boca Raton, FL 33433-4617		CEO: Patrick L Prentice
Situs Address: 22352 Ensenada Way, Boca Raton, FL		Case No: C-2023-09150005
PCN: 00-42-47-29-04-004-0050		Zoned: RS
Violations:	<p>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:</p> <p>a. The barrier must be at least four (4) feet high on the outside.</p> <p>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.</p> <p>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> <p>Code: Palm Beach County Property Maintenance Code - Section 14-32 (e) (2)</p> <p>Issued: 09/18/2023 Status: SIT</p>	
	<p>2 Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. Specifically, a solid roof accessory structure has been erected or installed without a valid building permit.</p> <p>Code: PBC Amendments to FBC 7th Edition (2020) - 105.1</p> <p>Issued: 09/18/2023 Status: SIT</p>	

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 07, 2024 9:00 AM**

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.

>>>More specifically, THE GRASS IS OVERGROWN. Please cut the grass, weeds and low growing vegetation and maintain at or below 7 inches in height.

Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (1)Table 14-32 (c)
Issued: 10/16/2023 **Status:** CEH
- 2 Details:** The exterior of a structure shall be maintained in good repair, structurally sound and sanitary so as not to pose a threat to the public health, safety or welfare.

>>>More specifically, THE FASCIA AND GARAGE DOOR ARE IN DISREPAIR. Maintain exterior of structure in good repair, structurally sound and sanitary.

Code: Palm Beach County Property Maintenance Code - Section 14-33 (a)
Issued: 10/16/2023 **Status:** CEH
- 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 ROOF HAS BEEN IN CONTINUOUS DISREPAIR SINCE AT LEAST 03/08/2014. Repair/maintain roof, flashing, drains, gutters and downspouts as required. Repair/maintain roof, flashing, drains, gutters and downspouts as required.

Code: Palm Beach County Property Maintenance Code - Section 14-33 (g)
Issued: 10/16/2023 **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-1988-011901-0000=UPGRADE ELECTRICAL SERVICE has become inactive or expired. Permit # E-1988-011901-0000=UPGRADE ELECTRICAL SERVICE has expired. Obtain a new permit or re-activate permit # E-1988-011901-0000=UPGRADE ELECTRICAL SERVICE

Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1
Issued: 10/16/2023 **Status:** CEH
- 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 metal fence is in disrepair. Repair/maintain roof, flashing, drains, gutters and downspouts as required.

Code: Palm Beach County Property Maintenance Code - Section 14-32 (e)
Issued: 10/16/2023 **Status:** CEH

Agenda No.: 145 **Complexity Level:** - **Status:** Removed
Respondent: ANWORTH PROPERTIES, INC. **CEO:** Ronald Ramos
 1299 OCEAN Ave, Fl 2ND, SANTA MONICA, CA 90401
Situs Address: 9287 Sunrise Dr, West Palm Beach, FL **Case No:** C-2023-07140022
PCN: 00-43-42-18-02-000-0070 **Zoned:** RM

Violations:

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

>>>More specifically, REPAIR THE DAMAGED CHAIN LINK FENCE. Repair/maintain all accessory structures in disrepair.

Code: Palm Beach County Property Maintenance Code - Section 14-32 (e)
Issued: 08/29/2023 **Status:** CLS

cc: Anworth Properties, Inc.
Anworth Properties, Inc.

Agenda No.: 146 **Complexity Level:** - **Status:** Removed
Respondent: RYLEE, MYRIA DERUBEIS; DANIELA, ARDELEAN **CEO:** Ronald Ramos
 9792 Daisy Ave, Palm Beach Gardens, FL 33410-4717
Situs Address: 3759 E Roan Ct, West Palm Beach, FL **Case No:** C-2023-04110016

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 07, 2024 9:00 AM**

PCN: 00-43-42-18-05-000-0210

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, MEMBRANE STRUCTURE (LOCATED IN THE N/E QUADRANT) has been erected or installed without a valid building permit. Obtain required building permits for the MEMBRANE STRUCTURE (LOCATED IN THE N/E QUADRANT) or remove the MEMBRANE STRUCTURE (LOCATED IN THE N/E QUADRANT) .
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 04/21/2023 **Status:** CLS

cc: Daniela, Ardelean
Rylee, Myria Derubeis

Agenda No.: 147

Complexity Level: -

Status: Active

Respondent: Hart, Jordan

CEO: Ronald Ramos

2862 Biarritz Dr, Palm Beach Gardens, FL 33410-1418

Situs Address: 2862 Biarritz Dr, Palm Beach Gardens, FL

Case No: C-2023-08230008

PCN: 00-43-41-32-14-000-2100

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 # B-2017-028669-0000 - WINDOW AND DOOR REPLACEMENT has become inactive or expired. Permit # B-2017-028669-0000 - WINDOW AND DOOR REPLACEMENT has expired. Obtain a new permit or re-activate permit # B-2017-028669-0000 - WINDOW AND DOOR REPLACEMENT.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.4.1
Issued: 09/28/2023 **Status:** SIT
- 2** **Details:** It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items.
- >>>More specifically, there is OPEN STORAGE in front of the SFD. 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: 09/28/2023 **Status:** SIT
- 3** **Details:** Except when placed for collection service in accordance with subsection 25-1(c)(1)a.-f., Garbage Carts and Yard Waste Containers shall be placed in a storage location within, adjacent to, or behind a structure, building, fence, landscaping, or other barrier which substantially screens the view of the Garbage Carts and Yard Waste Containers from the street or public right-of-way.
- >>>More specifically, the GARBAGE CAN IS BEING STORED IN THE DRIVEWAY. 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: 09/28/2023 **Status:** SIT
- 4** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit.
- >>>More specifically, the GATED 6' WOOD FENCE has been erected or installed without a valid building permit. Obtain required building permits for the GATED 6' WOOD FENCE or remove the GATED 6' WOOD FENCE.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 09/28/2023 **Status:** SIT

CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 07, 2024 9:00 AM

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:

- The barrier must be at least four (4) feet high on the outside.
- 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.
- 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 PERMITTED IN-GROUND POOL DOES NOT HAVE A PERMITTED POOL 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: 09/28/2023 **Status:** SIT

cc: Building Division

Agenda No.: 148	Complexity Level: -	Status: Removed
Respondent: JUPITER INVESTMENTS LC 125 W Indiantown Rd, Ste 103, Jupiter, FL 33458-3539		CEO: Ronald Ramos
Situs Address: 6804 2nd St, Jupiter, FL		Case No: C-2023-06120004
PCN: 00-42-41-03-01-000-2350		Zoned: RH

Violations:

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

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

Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (1) Table 14-32 (c)
Issued: 06/13/2023 **Status:** CLS

cc: Commissioners

Agenda No.: 149	Complexity Level: -	Status: Active
Respondent: MONACO, ROBERT D 3690 Everglades Rd, Palm Beach Gardens, FL 33410-2315		CEO: Ronald Ramos
Situs Address: 3690 Everglades Rd, Palm Beach Gardens, FL		Case No: C-2023-05310011
PCN: 00-43-41-31-01-011-0120		Zoned: RM

Violations:

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

>>>More specifically, remove the storm shutters from all 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: 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 ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 07, 2024 9:00 AM**

- 5** **Details:** A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced.
- >>>>More specifically, permit # (B-2016-031558 = FENCE RESIDENTIAL) has become inactive or expired. Obtain a new permit or re-activate permit # (B-2016-031558 = FENCE RESIDENTIAL)
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.4.1
Issued: 06/20/2023 **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, 6' WOOD AND VINYL FENCE has been erected or installed without a valid building permit.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 06/20/2023 **Status:** SIT

Agenda No.: 150	Complexity Level: -	Status: Active
Respondent: ST PETER, DAVID 2464 Bay Cir, Palm Beach Gardens, FL 33410-2514		CEO: Ronald Ramos
Situs Address: 2464 Bay Cir, Palm Beach Gardens, FL		Case No: C-2023-06060003
PCN: 00-43-41-32-03-000-0440		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 6' WHITE PANEL FENCE has been erected or installed without a valid building permit. Obtain required building permits for the 6' WHITE PANEL FENCE or remove the 6' WHITE PANEL FENCE.

Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 06/13/2023 **Status:** SIT

Agenda No.: 151	Complexity Level: -	Status: Removed
Respondent: VEGA, MICHELLE 3202 Grove Rd, Palm Beach Gardens, FL 33410-2444		CEO: Ronald Ramos
Situs Address: 3202 Grove Rd, Palm Beach Gardens, FL		Case No: C-2023-07050008
PCN: 00-43-41-31-02-019-0120		Zoned: RM

Violations:

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

>>>>More specifically, some permitted STORM SHUTTERS ARE IN THE CLOSED POSITION. 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: 07/11/2023 **Status:** CLS

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

>>>>More specifically, a 4' CHAIN LINK FENCE has been erected or installed without a valid building permit. Obtain required building permits for the 4' CHAIN LINK FENCE or remove the 4' CHAIN LINK FENCE.

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

Agenda No.: 152	Complexity Level: -	Status: Postponed
Respondent: COMMUNITY ASPHALT CORP. 115 N Calhoun St, Ste 4, Tallahassee, FL 32301		CEO: Omar J Sheppard
Situs Address: 7795 Hooper Rd, West Palm Beach, FL		Case No: C-2023-07250016

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 07, 2024 9:00 AM**

PCN: 00-42-43-27-05-006-3101

Zoned: IG

Violations:

- | | | |
|----------|-----------------|--|
| 1 | Details: | Approved numerical and/or alphabetical addresses shall be posted for all new and existing buildings in such a fashion that it is plainly visible and legible from the street or roadway. All address related numbers/letters shall be posted on contrasting backgrounds and shall be consistently placed where practical. All building numbers and/or letters shall be a minimum of eight (8") inches in height.
Code: Palm Beach County Codes & Ordinances - 10.11.4
Issued: 08/11/2023 Status: CLS |
| 2 | Details: | Each storage tank constructed of steel shall be inspected and maintained in accordance with API Standard 653, Tank Inspection, Repair, Alteration, and Reconstruction, or STI SP001, Standard for the Inspection of Aboveground Storage Tanks, whichever is applicable. [30:21.8.1]
Code: National Fire Protection Association 1 2018 - 66.21.8.1
Issued: 08/11/2023 Status: CLS |
| 3 | Details: | Where additional permits, approvals, certificates, or licenses are required by other agencies, approval shall be obtained from those other agencies. More specifically, Constructed walls inside office area, equipment changes were made to the oven room, and access control was installed. All HVAC and Electrical work must be evaluated. Room is getting hot enough to peel the ceiling.
Code: National Fire Protection Association 1 2018 - 1.12.6.3
Issued: 08/11/2023 Status: CEH |
| 4 | Details: | Approved numerical and/or alphabetical addresses shall be posted for all new and existing buildings in such a fashion that it is plainly visible and legible from the street or roadway. All address related numbers/letters shall be posted on contrasting backgrounds and shall be consistently placed where practical. All building numbers and/or letters shall be a minimum of eight (8") inches in height.
Code: Palm Beach County Codes & Ordinances - 10.11.4
Issued: 08/11/2023 Status: CLS |

cc: Community Asphalt Corp.
Community Asphalt Corp.
Community Asphalt Corp.
Fire Rescue

Agenda No.: 153

Complexity Level: 2

Status: Postponed

Respondent: COMMUNITY ASPHALT CORP.

CEO: Omar J Sheppard

115 N Calhoun St, Ste 4, Tallahassee, FL 32301

Situs Address: Benoist Farms Rd, West Palm Beach, FL

Case No: C-2023-08110003

PCN: 00-42-43-27-05-006-3001

Zoned: IG

Violations:

- | | | |
|----------|-----------------|--|
| 1 | Details: | Approved numerical and/or alphabetical addresses shall be posted for all new and existing buildings in such a fashion that it is plainly visible and legible from the street or roadway. All address related numbers/letters shall be posted on contrasting backgrounds and shall be consistently placed where practical. All building numbers and/or letters shall be a minimum of eight (8") inches in height.
Code: Palm Beach County Codes & Ordinances - 10.11.4
Issued: 08/11/2023 Status: CLS |
| 2 | Details: | Whenever or wherever any device, equipment, system, condition, arrangement, level of protection, fire-resistive construction, or any other feature is required for compliance with the provisions of this Code, such device, equipment, system, condition, arrangement, level of protection, fire-resistive construction, or other feature shall thereafter be continuously maintained. Maintenance shall be provided in accordance with applicable NFPA requirements or requirements developed as part of a performance-based design, or as directed by the AHJ.
Code: National Fire Protection Association 1 2018 - 4.5.8.1
Issued: 08/11/2023 Status: CEH |
| 3 | Details: | Extension cords shall not be used as a substitute for permanent wiring.
Code: National Fire Protection Association 1 2018 - 11.1.5.6
Issued: 08/11/2023 Status: CLS |
| 4 | Details: | Visible hazard identification signs in accordance with NFPA 704 shall be placed at the following locations, except where the AHJ has received a hazardous materials management plan and a hazardous materials inventory statement in accordance with 60.1.6 and 60.1.7 and has determined that omission of such signs is consistent with safety.
Code: National Fire Protection Association 1 2018 - 60.5.1.8.2.1
Issued: 08/11/2023 Status: CLS |
| 5 | Details: | Where smoking is considered a fire hazard, the AHJ shall be authorized to order the owner in writing to post "No Smoking" signs in conspicuous, designated locations where smoking is prohibited.
Code: National Fire Protection Association 1 2018 - 10.9.1-
Issued: 08/11/2023 Status: CLS |

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 07, 2024 9:00 AM**

- 6 **Details:** Open junction boxes and open wiring splices shall be prohibited. Approved covers shall be provided for all switch and electrical outlet boxes.
Code: Palm Beach County Codes & Ordinances - 11.1.11
Issued: 08/11/2023 **Status:** CEH
- 7 **Details:** Where additional permits, approvals, certificates, or licenses are required by other agencies, approval shall be obtained from those other agencies.
Code: National Fire Protection Association 1 2018 - 1.12.6.3
Issued: 08/11/2023 **Status:** CEH
- 8 **Details:** Multiplug adapters shall not be used as a substitute for permanent wiring or receptacles.
Code: National Fire Protection Association 1 2018 - 11.1.3.2
Issued: 08/11/2023 **Status:** CLS

cc: Community Asphalt Corp.
Community Asphalt Corp.
Community Asphalt Corp.

Agenda No.: 154 **Complexity Level:** 2 **Status:** Active
Respondent: Hooper 76 LLC **CEO:** Omar J Sheppard
 1108 Kane Concourse, Ste 308, Bay Harbor Islands, FL
 33154-0049
Situs Address: 7641 Hooper Rd, West Palm Beach, FL **Case No:** C-2023-07250007
PCN: 00-42-43-27-05-006-3205 **Zoned:** IL

Violations:

- 1 **Details:** In multi-unit commercial buildings, all unit identification numbers/letters shall be a minimum of six (6") inches in height.
Code: Palm Beach County Codes & Ordinances - 10.11.4.1 (1)
Issued: 08/08/2023 **Status:** CEH
- 2 **Details:** Traffic Calming Devices. Traffic Calming Devices, if installed, shall meet the requirements set forth by the Palm Beach County Traffic Division. See Figure 18.2.3.5.7.1 and Figure 18.2.3.5.7.2 for details.
Code: Palm Beach County Codes & Ordinances - 18.2.3.5.7.1
Issued: 08/08/2023 **Status:** CLS
- 3 **Details:** The required width of a fire department access road shall not be obstructed in any manner, including by the parking of vehicles.
Code: National Fire Protection Association 1 2018 - 18.2.4.1.1
Issued: 08/08/2023 **Status:** CEH
- 4 **Details:** General Requirement - Where required by the AHJ, approved signs, approved roadway surface markings, or other approved notices shall be provided and maintained to identify fire department access roads or to prohibit the obstruction thereof or both.
Code: National Fire Protection Association 1 2018 - 18.2.3.6.1
Issued: 08/08/2023 **Status:** CEH

cc: Fire Rescue
Hooper 76 Llc

Agenda No.: 155 **Complexity Level:** 2 **Status:** Active
Respondent: Hooper 76 LLC **CEO:** Omar J Sheppard
 1108 Kane Concourse, Ste 308, Bay Harbor Islands, FL
 33154-0049
Situs Address: 7673 Hooper Rd, West Palm Beach, FL **Case No:** C-2023-07250011
PCN: 00-42-43-27-05-006-3204 **Zoned:** IL

Violations:

- 1 **Details:** In multi-unit commercial buildings, all unit identification numbers/letters shall be a minimum of six (6") inches in height.
Code: Palm Beach County Codes & Ordinances - 10.11.4.1 (1)
Issued: 08/08/2023 **Status:** CEH
- 2 **Details:** The required width of a fire department access road shall not be obstructed in any manner, including by the parking of vehicles.
Code: National Fire Protection Association 1 2018 - 18.2.4.1.1
Issued: 08/08/2023 **Status:** CEH
- 3 **Details:** Traffic Calming Devices. Traffic Calming Devices, if installed, shall meet the requirements set forth by the Palm Beach County Traffic Division. See Figure 18.2.3.5.7.1 and Figure 18.2.3.5.7.2 for details.
Code: Palm Beach County Codes & Ordinances - 18.2.3.5.7.1
Issued: 08/08/2023 **Status:** CLS
- 4 **Details:** General Requirement - Where required by the AHJ, approved signs, approved roadway surface markings, or other approved notices shall be provided and maintained to identify fire department access roads or to prohibit the obstruction thereof or both.
Code: National Fire Protection Association 1 2018 - 18.2.3.6.1

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 07, 2024 9:00 AM**

Issued: 08/08/2023

Status: CEH

cc: Fire Rescue
Hooper 76 Llc

Agenda No.: 156 **Complexity Level:** - **Status:** Active
Respondent: SOUTHERN BLVD COMMERCE PARK LLC **CEO:** Omar J Sheppard
3300 PGA Blvd, Ste 600, West Palm Beach, FL 33410
Situs Address: 199 Pike Rd, West Palm Beach, FL **Case No:** C-2023-07250017
PCN: 00-42-43-27-05-006-4000 **Zoned:** IL

- Violations:**
- 1** **Details:** Where additional permits, approvals, certificates, or licenses are required by other agencies, approval shall be obtained from those other agencies.
 Code: National Fire Protection Association 1 2018 - 1.12.6.3
 Issued: 08/08/2023 **Status:** CEH
 - 2** **Details:** The relocatable power taps shall be directly connected to a permanently installed receptacle.
 Code: National Fire Protection Association 1 2018 - 11.1.4.2
 Issued: 08/08/2023 **Status:** CLS
 - 3** **Details:** Extension cords shall not be used as a substitute for permanent wiring.
 Code: National Fire Protection Association 1 2018 - 11.1.5.6
 Issued: 08/08/2023 **Status:** CLS
 - 4** **Details:** Residential cooking equipment shall not be allowed in commercial occupancies.
 Code: Palm Beach County Codes & Ordinances - 50.2.1.1.3
 Issued: 08/08/2023 **Status:** CLS
 - 5** **Details:** Locks, if provided, shall not require the use of a key, a tool, or special knowledge or effort for operation from the egress side.
 Code: National Fire Protection Association 1 2018 - 14.5.2.3
 Issued: 08/08/2023 **Status:** CLS
 - 6** **Details:** The required width of a fire department access road shall not be obstructed in any manner, including by the parking of vehicles.
 Code: National Fire Protection Association 1 2018 - 18.2.4.1.1
 Issued: 08/08/2023 **Status:** CLS
 - 7** **Details:** Whenever or wherever any device, equipment, system, condition, arrangement, level of protection, fire-resistive construction, or any other feature is required for compliance with the provisions of this Code, such device, equipment, system, condition, arrangement, level of protection, fire-resistive construction, or other feature shall thereafter be continuously maintained. Maintenance shall be provided in accordance with applicable NFPA requirements or requirements developed as part of a performance-based design, or as directed by the AHJ.
 Code: National Fire Protection Association 1 2018 - 4.5.8.1
 Issued: 08/08/2023 **Status:** CLS

cc: Fire Rescue
Metropolitan Trucking Of West Palm Beach, Llc
Southern Blvd Commerce Park Llc
Southern Blvd Commerce Park Llc

Agenda No.: 157 **Complexity Level:** - **Status:** Active
Respondent: SOUTHERN BLVD. COMMERCE PARK, LLC **CEO:** Omar J Sheppard
3300 PGA Blvd, Ste 600, West Palm Beach, FL 33410
Situs Address: 7640 Hooper Rd, West Palm Beach, FL **Case No:** C-2023-07250014
PCN: 00-42-43-27-05-006-4000 **Zoned:** IL

- Violations:**
- 1** **Details:** The required width of a fire department access road shall not be obstructed in any manner, including by the parking of vehicles.
 Code: National Fire Protection Association 1 2018 - 18.2.4.1.1
 Issued: 08/07/2023 **Status:** CEH

cc: Fire Rescue
Southern Blvd. Commerce Park, Llc

Agenda No.: 158 **Complexity Level:** 1 **Status:** Active
Respondent: Abrahams, Leroy A; Abrahams, Dorothy L **CEO:** David T Snell
2202 Pepper Rd, West Palm Beach, FL 33415-7008
Situs Address: 2202 Pepper Rd, West Palm Beach, FL **Case No:** C-2023-06300017
PCN: 00-42-44-14-01-011-0060 **Zoned:** RM

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 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.

Specifically: The premises are utilized to openly store an assortment of trash and buckets and other unknown materials which is a violation of this Section and Code.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 07/06/2023 **Status:** CLS

- 3 **Details:** All sidewalks, walkways, stairs, driveways, parking lots, parking spaces, and similar areas shall be kept in a proper state of repair and maintained free from hazardous conditions.

Specifically: The driveway is not kept in a proper state of repair and poses hazardous conditions.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (b)
Issued: 07/06/2023 **Status:** CEH

- 4 **Details:** The exterior of a structure shall be maintained in good repair, structurally sound, and sanitary so as not to pose a threat to public health, safety, or welfare.

Specifically: The fascia is not maintained in good repair, structurally sound, and sanitary so as not to pose a threat to public health, safety, or welfare.
Code: Palm Beach County Property Maintenance Code - Section 14-33 (a)
Issued: 07/06/2023 **Status:** CLS

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

Specifically: All accessory structures, including detached fences shall be maintained structurally sound and in good repair.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (e)
Issued: 07/06/2023 **Status:** CLS

Agenda No.: 159 **Complexity Level:** 1 **Status:** Active
Respondent: BISHOP LAKE WORTH OWNER LLC **CEO:** David T Snell
 1201 Hayes St, Tallahassee, FL 32301-2525
Situs Address: 3877 Hadjes Dr, 115 Building 1, Lake Worth, FL **Case No:** C-2023-09260009
PCN: 00-42-44-20-04-001-0000 **Zoned:** RM

Violations:

- 1 **Details:** 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.

Specifically: The windows and screens are in an unsanitary state with greenish algae from the sprinkler system.
Code: Palm Beach County Property Maintenance Code - Section 14-34 (c)
Issued: 10/10/2023 **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.

Specifically: Walls in one bedroom and a partial wall in another room have been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 10/10/2023 **Status:** CEH

cc: Bishop Lake Worth Owner Llc

Agenda No.: 160 **Complexity Level:** 1 **Status:** Active
Respondent: Bishop, Samantha M **CEO:** David T Snell
 4139 Bougainvillea St, West Palm Beach, FL 33406-4810
Situs Address: 4139 Bougainvillea St, West Palm Beach, FL **Case No:** C-2023-02220029
PCN: 00-42-44-12-10-001-0090 **Zoned:** RM

CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 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.

Specifically: The premises is utilized to park multiple vehicles which are inoperable, and a broken trampoline, and an assortment of other items meeting the criteria of trash and debris.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 02/24/2023 **Status:** CLS
- 2 **Details:** Grass, weeds and low-growing vegetation shall be maintained as follows: Developed or Partially Developed Residential and Non-Residential lots one-half acre or less: 7 inches in height on the entire lot.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (1)Table 14-32 (c)
Issued: 02/24/2023 **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.

Specifically: A shed has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 02/24/2023 **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.

Specifically: A 4ft chain linked fence has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 02/24/2023 **Status:** CLS

Agenda No.: 161 **Complexity Level:** 1 **Status:** Active
Respondent: Brest, Rand W; Brest, Kim **CEO:** David T Snell
 1732 Kudza Rd, West Palm Beach, FL 33415-5525
Situs Address: 1732 Kudza Rd, West Palm Beach, FL **Case No:** C-2023-05180024
PCN: 00-42-44-11-04-000-0370 **Zoned:** RS

Violations:

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

Specifically: A 6ft wood privacy fence has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 05/26/2023 **Status:** CEH
- 3 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit.

Specifically: An unknown structure has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 05/26/2023 **Status:** CEH

cc: Commissioners

Agenda No.: 162 **Complexity Level:** 1 **Status:** Active
Respondent: Gutierrez, Keni **CEO:** David T Snell
 2464 Avenida Barcelona Est, Lot 52, West Palm Beach, FL
 33415
Situs Address: 2464 Avenida Barcelona Este, Lot 210, FL **Case No:** C-2023-08160025
PCN: **Zoned:**

CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 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: A double-wide mobile home is has been converted into a mufti-room habitable units installed without a valid building permit.

Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 09/18/2023 **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.

Specifically: mufti-room habitable units are being installed without a valid building permit.

Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 09/18/2023 **Status:** CEH
- 3** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit.

Specifically: French doors has been erected or installed without a valid building permit.

Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 09/18/2023 **Status:** CEH
- 4** **Details:** One commercial vehicle of not over one ton rated capacity may be parked per dwelling unit, providing all of the following conditions are met: vehicle is registered or licensed; used by a resident of the premises; gross vehicle weight rating (gvwr) does not exceed 12,500 pounds; height does not exceed nine feet, including any load, bed, or box; and total vehicle length does not exceed 26 feet.

Specifically: A commercial food truck is parked on the premises which is a violation of this Section and Gode;

Code: Unified Land Development Code - 6.A.1.B.2.a
Issued: 09/18/2023 **Status:** CEH
- 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.

Specifically: The premises is utilized to park wan unlicensed/unregistered vehicle which is a violation of this Section and Code.

Code: Unified Land Development Code - 6.D.1.A.4.a.2.a
Issued: 09/18/2023 **Status:** CEH
- 6** **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 premises is utilized to park a utility trailer in the front setback which is a violation of this Section and Code.

Code: Unified Land Development Code - 6.D.1.A.1.b
Issued: 09/18/2023 **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.

Specifically: The premises is utilized to openly store an array of items from construction debris and other item that are a violation of this Section and Code.

Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 09/18/2023 **Status:** CEH
- 8** **Details:** Vehicles shall only be parked on an improved surface in the Urban Suburban Tier.

Specifically: Two trucks are parked on the "Unimproved" surface in the Urban Suburban Tier.

Code: Unified Land Development Code - 6.D.1.A.4.a.2.b
Issued: 09/18/2023 **Status:** CEH

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 07, 2024 9:00 AM**

8	<p>Code: PBC Amendments to FBC 7th Edition (2020) - 105.1 Issued: 07/13/2023 Status: CEH</p> <p>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.</p> <p style="padding-left: 40px;">Specifically: The driveway is in a state of disrepair and not maintained according to the Section and Code above.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-32 (b) Issued: 07/13/2023 Status: CEH</p>
9	<p>Details: Recreational vehicles, boats, sports vehicles, and trailers are not to be parked in a required front setback or other area between the structure and the street, or on the street except for the purpose of loading or unloading during a period not to exceed two hours in any 24 hour period.</p> <p style="padding-left: 40px;">Specifically: The premises is utilized for parking a covered utility trailer in the front setback, violating this Section and Code.</p> <p>Code: Unified Land Development Code - 6.D.1.A.1.b Issued: 07/13/2023 Status: CEH</p>

Agenda No.: 164	Complexity Level: 1	Status: Active	
Respondent: OLAYEMI, ARIYO-OSU A		CEO: David T Snell	
	1412 Apple Blossom Ln, West Palm Beach, FL 33415-4401		
Situs Address: 1412 Apple Blossom Ln, West Palm Beach, FL		Case No.: C-2023-06160006	
PCN: 00-42-44-11-22-025-0120		Zoned: RS	

Violations:	<p>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.</p> <p style="padding-left: 40px;">Specifically: The unpermitted converted garage is a habitable living space and is not maintained in a clean and sanitary condition, violating this Section and Code.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-34 (a) Issued: 06/22/2023 Status: CEH</p>
	<p>2 Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit.</p> <p style="padding-left: 40px;">Specifically: A hot water heater out of doors has been erected or installed without a valid building permit.</p> <p>Code: PBC Amendments to FBC 7th Edition (2020) - 105.1 Issued: 06/22/2023 Status: CLS</p>
	<p>3 Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit.</p> <p style="padding-left: 40px;">Specifically: A garage has been made converted into a habitable living space with electrical and plumbing without a valid building permit.</p> <p>Code: PBC Amendments to FBC 7th Edition (2020) - 105.1 Issued: 06/22/2023 Status: CEH</p>
	<p>4 Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit.</p> <p style="padding-left: 40px;">Specifically: A 6ft privacy fence has been erected or installed without a valid building permit.</p> <p>Code: PBC Amendments to FBC 7th Edition (2020) - 105.1 Issued: 06/22/2023 Status: CLS</p>

Agenda No.: 165	Complexity Level: 3	Status: Active	
Respondent: SPT WAH WAVERLY LLC		CEO: David T Snell	
	1200 S Pine Island Rd, Plantation, FL 33324		

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 07, 2024 9:00 AM**

Situs Address: 1416 Summit Pines Blvd, 1024 Building 10, West Palm Beach, FL
Case No: C-2023-11020029

PCN: 00-42-44-11-34-001-0000

Zoned: RS

Violations:

- 1** **Details:** 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.
- Specifically: There is water damage to the ceiling between the living room and the kitchen and the baseboards of the kitchen and living room area and caulking around the tub.
- Code:** Palm Beach County Property Maintenance Code - Section 14-34 (c)
Issued: 11/03/2023 **Status:** CEH
- 2** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit.
- Specifically: A water heater has been erected or installed without a valid building permit which is a violation of this Section and Code.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 11/03/2023 **Status:** CLS

cc: Ct Corporation System
Ct Corporation System

Agenda No.: 166 **Complexity Level:** 1 **Status:** Removed
Respondent: Casa Loma MHC, LLC **CEO:** Christina G Stodd
1201 Hays St, Tallahassee, FL 32301-2525
Situs Address: 1451 N Military Trl, West Palm Beach, FL **Case No:** C-2023-06270038
PCN: 00-42-43-25-00-000-7760 **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 #P-2020-038076-0000 a plumbing permit has become inactive or expired.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.4.1
Issued: 07/28/2023 **Status:** CLS
- 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, P-2020-038076-0000 a plumbing permit.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 111.5
Issued: 07/28/2023 **Status:** CLS
- 3** **Details:** A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced. More specifically, permit #E-2019-015106-0000 Electrical permit for change of service, has become inactive or expired.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.4.1
Issued: 07/28/2023 **Status:** CLS
- 4** **Details:** A certificate of completion is proof that a structure or system is complete and for certain types of permits is released for use and may be connected to a utility system. This certificate does not grant authority to occupy a building, such as shell building, prior to the issuance of a certificate of occupancy. More specifically, E-2019-015106-0000 Electrical permit for change of service needs a certificate of completion.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 111.5
Issued: 07/28/2023 **Status:** CLS

cc: Casa Loma Mhc, Llc
Casa Loma Mhc, Llc

Agenda No.: 167 **Complexity Level:** 1 **Status:** Active

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 07, 2024 9:00 AM**

Respondent: Effie Mae Schneider, Life Tenant: and Eugene C. Schneider **CEO:** Christina G Stodd
Remainderman
1537 Jody Rd, West Palm Beach, FL 33417-4720

Situs Address: 1537 Jody Rd, West Palm Beach, FL **Case No:** C-2023-08220003
PCN: 00-42-43-26-13-000-1140 **Zoned:** RH

- 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, electric power to the shed has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 08/24/2023 **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, plumbing in a shed has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 08/24/2023 **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, porch structure over the shed has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 08/24/2023 **Status:** SIT

Agenda No.: 168 **Complexity Level:** 1 **Status:** Active
Respondent: Park Place Townhome Association, Inc. **CEO:** Christina G Stodd
400 S Dixie Hwy, Ste 420, Boca Raton, FL 33432
Situs Address: 5034 Sanctuary Way, West Palm Beach, FL **Case No:** C-2023-07050029
PCN: 00-42-43-26-19-001-0000 **Zoned:** RH

- 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 several large pot holes in the front entrance and exit of the Bella Lago Townhome common area on Sanctuary Way and in the parking lot there are some smaller pot holes and other areas that need to be repaired.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (b)
Issued: 07/13/2023 **Status:** SIT
 - 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 "exit" gate to the Bella Lago Townhome common area damaged and in disrepair.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (e)
Issued: 07/13/2023 **Status:** SIT

cc: Park Place Townhome Association, Inc.

Agenda No.: 169 **Complexity Level:** 1 **Status:** Active
Respondent: Prashad, Angeline **CEO:** Christina G Stodd
4941 Pine Cone Ln, West Palm Beach, FL 33417-4613
Situs Address: 4941 Pine Cone Ln, West Palm Beach, FL **Case No:** C-2023-07240002
PCN: 00-42-43-25-10-002-0381 **Zoned:** RH

- 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 carport has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 08/03/2023 **Status:** CEH

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 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. More specifically, electrical permit #E-2019-015954-0001 has become inactive or expired.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1
Issued: 07/31/2023 **Status:** CEH
- 3 **Details:** A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced. More specifically, pool barrier permit #B-2019-015954-0002 has become inactive or expired.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1
Issued: 07/31/2023 **Status:** CEH

Agenda No.: 176 **Complexity Level:** 1 **Status:** Active
Respondent: STEPHEN, ROSEMANE; STEPHEN, MESGUERRE **CEO:** RI Thomas
6258 Wauconda Way W, Lake Worth, FL 33463-5870
Situs Address: 6258 Wauconda Way W, Lake Worth, FL **Case No:** C-2023-04040008
PCN: 00-42-44-34-13-000-0830 **Zoned:** RS

Violations:

- 1 **Details:** It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 04/05/2023 **Status:** CLS
- 3 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, a driveway extension has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 04/05/2023 **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, shutters have been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 04/05/2023 **Status:** CLS

cc: Stephen, Medguerre

Agenda No.: 177 **Complexity Level:** 1 **Status:** Active
Respondent: Burruezo, Matthew R **CEO:** Charles Zahn
6911 Sea Daisy Dr, Lake Worth, FL 33462-3419
Situs Address: 410 Forest Estates Dr, West Palm Beach, FL **Case No:** C-2023-04260005
PCN: 00-42-44-02-05-000-0210 **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, Shed has been erected or installed without a valid building permit. (SE Corner)
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 05/15/2023 **Status:** CEH

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 07, 2024 9:00 AM**

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

Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 05/15/2023 **Status:** CEH

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

Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 05/15/2023 **Status:** CEH

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

Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 05/15/2023 **Status:** CEH

cc: Burruezo, Matthew R
Code Enforcement

Agenda No.: 178	Complexity Level: 1	Status: Active
Respondent: Lake Clarke Gardens Condominium Inc. 2981 Florida Mango Rd, Lake Worth Beach, FL 33461-6268		CEO: Michael L Jordan
Situs Address: 2981 S Florida Mango Rd, Lake Worth, FL		Case No: C-2023-11130003
PCN: 00-43-44-17-23-000-0110		Zoned: RH

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 the elevator in Building 18 is out of service.

Code: Palm Beach County Property Maintenance Code - Section 14-46 (b) (1)
Issued: 11/29/2023 **Status:** CEH

cc: Lake Clarke Gardens Condominium Inc.
Lake Clarke Gardens Condominium Inc.
Lake Clarke Gardens Condominium Inc.
Lake Clarke Gardens Condominium Inc.
Lake Clarke Gardens Condominium Inc.
Lake Clarke Gardens Condominium Inc.

Agenda No.: 179	Complexity Level: 1	Status: Active
Respondent: L and D Construction Services Inc. 4801 S University Dr, Ste 268 A-B, Davie, FL 33328		CEO: Jen L Batchelor
Situs Address: 59th St N, West Palm Beach, FL		Case No: C-2023-03290034
PCN: 00-41-43-03-00-000-3270		Zoned: AR

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 07, 2024 9:00 AM**

Violations:

1 **Details:** All construction activity regulated by this code shall be performed in a manner so as not to adversely impact the condition of adjacent property, unless such activity is permitted to affect said property pursuant to a consent granted by the applicable property owner, under terms or conditions agreeable to the applicable property owner. This includes, but is not limited to, the control of dust, noise, water or drainage runoffs, debris, and the storage of construction materials. New construction activity shall not adversely impact legal historic surface water drainage flows serving adjacent properties, and may require special drainage design complying with engineering standards to preserve the positive drainage patterns of the affected sites. Accordingly, developers, contractors and owners of all new residential development, including additions, pools, patios, driveways, decks or similar items, on existing properties resulting in a significant decrease of permeable land area on any parcel or has altered the drainage flow on the developed property shall, as a permit condition, provide a professionally prepared drainage plan clearly indicating compliance with this paragraph. Upon completion of the improvement, a certification from a licensed professional, as appropriate under Florida law, shall be submitted to the inspector in order to receive approval of the final inspection. More specifically, for site development, excavating, land clearing and fill brought in to the vacant lot.

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 of the vacant lot without a valid building permit.

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

Issued: 11/15/2023 **Status:** CEH

cc: L & D Construction Services Inc

Agenda No.: 180 **Complexity Level:** - **Status:** Postponed
Respondent: Otalvaro, Clemencia **CEO:** Jen L Batchelor
 5340 Kim Ct, West Palm Beach, FL 33415-4790 **Type:** Irreparable
Situs Address: 14202 Key Lime Blvd, Loxahatchee, FL **Case No:** C-2023-12070025
PCN: 00-41-42-29-00-000-5160 **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, indoor/outdoor entertainment is prohibited in the Agricultural Residential district.

Code: Unified Land Development Code - 4.A.7.C.6
Issued: 12/08/2023 **Status:** CEH

2 **Details:** Operating, playing or using any loud speaker, loud speaker system, sound amplifier, radio, television, phonograph, musical instrument, or similar device which generates excessive noise at the property line of inhabited residential land shall be prohibited.

Code: Unified Land Development Code - 5.E.4.B.1.c.
Issued: 12/08/2023 **Status:** CEH

cc: Otalvaro, Clemencia

Agenda No.: 181 **Complexity Level:** 1 **Status:** Active
Respondent: QUISENBERRY 2022 TRUST William McManus, Trustee **CEO:** RI Thomas
 the Quisenberry 2022 Revocable Trust
 170 Chilean Ave, Apt 2C, Palm Beach, FL 33480-4401
Situs Address: 6650 Rigger Rd, Lake Worth, FL 33462 **Case No:** C-2023-05010009
PCN: 00-43-45-06-02-042-0090 **Zoned:** RS

Violations:

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 fence has been erected or installed without a valid building permit.

Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 06/29/2023 **Status:** CEH

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 07, 2024 9:00 AM**

- 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.
Code: Palm Beach County Property Maintenance Code - Section 14-33 (c)
Issued: 06/29/2023 **Status:** CLS

- 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, exterior walls are in disrepair. (Rotting Wood)
Code: Palm Beach County Property Maintenance Code - Section 14-33 (f)
Issued: 06/29/2023 **Status:** CEH

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

More specifically, permit # B2008 007491 (Alterations-Residential) has become inactive or expired.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1
Issued: 06/29/2023 **Status:** CEH

Agenda No.: 182	Complexity Level: 1	Status: Active
Respondent: BARBOSA, BRADS 4512 Blue Pine Cir, Lake Worth, FL 33463-7234		CEO: RI Thomas
Situs Address: 4512 Blue Pine Cir, Lake Worth, FL		Case No: C-2023-02090026
PCN: 00-42-45-01-04-000-0560		Zoned: RS
Violations:	<ul style="list-style-type: none"> 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 has been erected or installed without a valid building permit. Code: PBC Amendments to FBC 7th Edition (2020) - 105.1 Issued: 02/10/2023 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, a fence has been erected or installed without a valid building permit. Code: PBC Amendments to FBC 7th Edition (2020) - 105.1 Issued: 02/10/2023 Status: CEH 	

Agenda No.: 183	Complexity Level: 1	Status: Active
Respondent: CHARLEZ, ANTONIO Jr; CHARLEZ, GUADALUPE 5243 1st Rd, Lake Worth, FL 33467-5605		CEO: RI Thomas
Situs Address: 5243 1st Rd, Lake Worth, FL		Case No: C-2023-04190003
PCN: 00-42-43-27-05-032-8460		Zoned: AR
Violations:	<ul style="list-style-type: none"> 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: 05/02/2023 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, brick paving has been erected or installed without a valid building permit. 	

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 07, 2024 9:00 AM**

	Code: PBC Amendments to FBC 7th Edition (2020) - 105.1	Issued: 05/02/2023	Status: CEH
3	Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, a roofed structure has been erected or installed without a valid building permit.		
	Code: PBC Amendments to FBC 7th Edition (2020) - 105.1	Issued: 05/02/2023	Status: CEH

Agenda No.: 184	Complexity Level: 1	Status: Active																																				
Respondent: ESTEFONT, JEAN A 5945 Triphammer Rd, Lake Worth, FL 33463-1528		CEO: RI Thomas																																				
Situs Address: 5945 Triphammer Rd, Lake Worth, FL 33463		Case No: C-2023-07140018																																				
PCN: 00-42-44-34-36-000-3700		Zoned: RS																																				
Violations:	<table style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 5%; text-align: center;">1</td> <td colspan="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. 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		Status: CEH																																				

Agenda No.: 185	Complexity Level: 1	Status: Active									
Respondent: Truong, Kyle 2509 Sun Up Ln, Lake Worth, FL 33462-2543		CEO: RI Thomas									
Situs Address: 2509 Sunup Ln, Lake Worth, FL		Case No: C-2023-08100021									
PCN: 00-43-45-05-06-001-0250		Zoned: RS									
Violations:	<table style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 5%; text-align: center;">1</td> <td colspan="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 gazebo has been erected or installed without a valid building permit.</td> </tr> <tr> <td></td> <td>Code: PBC Amendments to FBC 7th Edition (2020) - 105.1</td> <td>Issued: 08/16/2023</td> </tr> <tr> <td></td> <td></td> <td>Status: CEH</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, a gazebo has been erected or installed without a valid building permit.			Code: PBC Amendments to FBC 7th Edition (2020) - 105.1	Issued: 08/16/2023			Status: CEH
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**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 07, 2024 9:00 AM**

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Issued: 08/16/2023 **Status:** CEH
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Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 08/16/2023 **Status:** CEH

Agenda No.: 186 **Complexity Level:** - **Status:** Active
Respondent: Sherril A. Shipley as Trustee of the SHERRIL A. SHIPLEY REVOCABLE TRUST dated March 7, 2018
 2101 Vitex Ln, North Palm Beach, FL 33408-2728 **CEO:** Ronald Ramos
Situs Address: 2856 Banyan Ln, West Palm Beach, FL **Type:** Life Safety
PCN: 00-43-42-17-02-009-0040 **Case No:** C-2024-01100022
Zoned: CG

- Violations:**
- 1 Details:** Where it is found that the electrical system in a structure constitutes a hazard to the occupants or the structure by reason of inadequate service, improper fusing, insufficient outlets, improper wiring or installation, deterioration or damage, or for similar reasons, the code official shall require the defects to be corrected to eliminate the hazard.
- >>>>More specifically, EXPOSED WIRES THROUGHOUT THE MOBILE HOME, EXTENSION CORDS USED AS PERMEANT WIRING, ELECTRICAL PANEL NOT INSTALLED OVER EXPOSED LIVE BUSBAR, THE SERVICE RACK DID NOT MEET THE WORKING CLEARANCE, EXISTS. > CORRECTION TO ELECTRICAL VIOLATIONS SHALL BE COMPLETED BY A LICENSED ELECTRICIAN AND SAME MUST OBTAIN A PERMIT FOR WORK TO BE DONE.
- Code:** Palm Beach County Property Maintenance Code - Section 14-46 (c) (3)
Issued: 01/12/2024 **Status:** SIT

cc: Pbso
Pregen, Ari Esq

Agenda No.: 187 **Complexity Level:** 3 **Status:** Active
Respondent: Lennar Homes LLC **CEO:** Steve G Bisch
 801 US Highway 1, North Palm Beach, FL 33408 **Type:** Irreparable
Situs Address: DELRAY TRAILS AT VILLA DELRAY PUD. **Case No:** C-2023-12040012
PCN: **Zoned:** PUD

- Violations:**
- 1 Details:** The operation of any machinery, demolition equipment, construction equipment, excavating equipment, power tool, equipment of semi-mechanical device, or undertaking construction work which generates excessive noise at the property line of inhabited residential land between the hours of 10:00 PM and 7:00 AM. Construction work other than minor repairs by a homeowner and work permitted to an owner builder shall be prohibited on Sunday. This restriction shall not prohibit the use of pumps or machinery which, because of their nature and purpose, are required to be in operation 24 hours a day. More specifically prohibited Sunday construction activity was observed to be taking place in the DELRAY TRAILS AT VILLA DELRAY PUD subdivision. This is being cited as irreparable as the activity has taken place.
- Code:** Unified Land Development Code - 5.E.4.B.1.e
Issued: 12/04/2023 **Status:** SIT

cc: Lennar Homes, Llc

Agenda No.: 188 **Complexity Level:** 1 **Status:** Active
Respondent: BEULAH MISSIONARY BAPTIST CHURCH OF STREA LINE/ PAHOKEE INC. **CEO:** Joanna Mirodias
 605 Farm Pl, Pahokee, FL 33476
Situs Address: 804 Joe Louis Ave, Pahokee, FL **Case No:** C-2023-05230023
PCN: 00-37-42-20-02-000-0640 **Zoned:** RH

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 07, 2024 9:00 AM**

Violations:	2	Details: It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items. Code: Palm Beach County Property Maintenance Code - Section 14-35 (a) Issued: 05/23/2023 Status: SIT
	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 soffit is in disrepair. Code: Palm Beach County Property Maintenance Code - Section 14-33 (g) Issued: 05/23/2023 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-1993-000935-0000 (B93004768) (Church) has become inactive or expired. 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, permit #B-1993-000935-0000 (B93004768) (Church). Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1 PBC Amendments to FBC 7th Edition (2020) - 111.1 Issued: 05/23/2023 Status: SIT
	5	Details: A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced. More specifically, permit #P-2022-039709-0000 (Plumbing - Water Connection) 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, permit #P-2022-039709-0000 (Plumbing - Water Connection). Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1 PBC Amendments to FBC 7th Edition (2020) - 111.5 Issued: 05/23/2023 Status: SIT

cc: Beulah Missionary Baptist Church Of Stream Line/ Pahokee Inc.

Agenda No.: 189 **Complexity Level:** 1 **Status:** Removed
Respondent: BEULAH MISSIONARY BAPTIST CHURCH; BEULAH MISSIONARY BAPTIST CHURCH OF STREAM LINE/ PAHOKEE INC. **CEO:** Joanna Mirodias
 605 Farm Pl, Pahokee, FL 33476

Situs Address: 798 Joe Louis Ave, Pahokee, FL **Case No.:** C-2023-05230024
PCN: 00-37-42-20-02-000-0660 **Zoned:** RH

Violations:	3	Details: It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items. Code: Palm Beach County Property Maintenance Code - Section 14-35 (a) Issued: 05/24/2023 Status: CLS
	4	Details: Grass, weeds and low-growing vegetation shall be maintained as follows: Vacant - Residential and Non-Residential lots one-half acre or less: 18 inches on the entire lot. Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (1) Table 14-32 (c) Issued: 05/24/2023 Status: CLS

cc: Beulah Missionary Baptist Church; Beulah Missionary Baptist Church Of Stream Line/ Pahokee Inc.
 Beulah Missionary Baptist Church; Beulah Missionary Baptist Church Of Stream Line/ Pahokee Inc.

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 07, 2024 9:00 AM**

Agenda No.: 190	Complexity Level: -	Status: Postponed
Respondent: ARIAS, JOHN E; ARIAS, DIANA M 2867 Cherokee Rd, West Palm Beach, FL 33406-5918		CEO: Frank A Davis
Situs Address: 2867 Cherokee Rd, West Palm Beach, FL 33406		Case No: C-2022-01240016
PCN: 00-43-44-08-15-001-0060		
RE: Request to challenge the imposition of fines/lien on Agreed SMO dated 1/11/23		

Agenda No.: 191	Complexity Level: -	Status: Postponed
Respondent: NEW MARKET-POLO GROUNDS, LLC 1201 Hays St, TALLAHASSEE, FL 32301 United States		CEO: Joanna Mirodias Type: Life Safety
Situs Address: 818 S Military Trl, West Palm Beach, FL		Case No: C-2024-01100008
PCN: 00-42-44-01-00-000-5040		Zoned: UC

- Violations:**
- 1 **Details:** Open junction boxes and open wiring splices shall be prohibited. Approved covers shall be provided for all switch and electrical outlet boxes.
Code: Palm Beach County Codes & Ordinances - 11.1.11
Issued: 01/11/2024 **Status:** CLS
 - 2 **Details:** A minimum of thirty (30") inches of clearance shall be provided in front of electrical control panels for access. Floor markings of contrasting colors to the floor shall be installed to designate the required clearance.
Code: Palm Beach County Codes & Ordinances - 11.1.10
Issued: 01/11/2024 **Status:** CLS
 - 3 **Details:** In the event of a failure of a fire protection system or an excessive number of accidental activations, the AHJ shall be permitted to require an approved fire watch until the system is repaired.
Code: National Fire Protection Association 1 2021 - 13.1.11
Issued: 01/11/2024 **Status:** CLS
 - 4 **Details:** Where automatic sprinklers are installed, ceilings necessary for the proper actuation of the fire protection device in accordance with NFPA 13 shall be maintained.
Code: National Fire Protection Association 1 2021 - 13.3.3.3
Issued: 01/11/2024 **Status:** SIT
 - 5 **Details:** A sprinkler system installed in accordance with this Code shall be inspected, tested, and maintained in accordance with NFPA 25.
Code: National Fire Protection Association 1 2021 - 13.3.3.2
Issued: 01/11/2024 **Status:** SIT
 - 6 **Details:** Backflow prevention devices shall be inspected, tested, and maintained in accordance with the requirements of NFPA 25.
Code: National Fire Protection Association 1 2021 - 13.5.3.1
Issued: 01/11/2024 **Status:** CLS
 - 7 **Details:** Fire department connections shall be inspected quarterly to verify the following:
 - (1) Fire department connections are visible and accessible.
 - (2) Couplings or swivels are not damaged and rotate smoothly.
 - (3) Plugs or caps are in place and undamaged.
 - (4) Gaskets are in place.
 - (5) Identification signs are in place.
 - (6) Check valve is not leaking.
 - (7) Automatic drain valve is in place and operating properly.
 - (8) Fire department connection clapper(s) is in place and operating properly.
 - (9)* Interior of the connection is inspected for obstructions.
 - (10) Visible piping supplying the fire department connection is undamaged.**Code:** National Fire Protection Association 25 2020 - 13.8.1
Issued: 01/11/2024 **Status:** SIT
 - 8 **Details:** Fire extinguishers shall be installed in locations where they are visible except as permitted by 13.6.3.1.3.3.2. [10:6.1.3.3.1]
Code: National Fire Protection Association 1 2021 - 13.6.3.1.3.3.1
Issued: 01/11/2024 **Status:** CLS
 - 9 **Details:** Portable fire extinguishers shall be maintained in a fully charged and operable condition and shall be kept in their designated places at all times when they are not being used. [10:6.1.2]
Code: National Fire Protection Association 1 2021 - 13.6.3.1.2
Issued: 01/11/2024 **Status:** CLS
 - 10 **Details:** The AHJ shall have the authority to require an access box(es) to be installed in an accessible location where access to or within a structure or area is difficult because of security. The access box(es) shall be of an approved type listed in accordance with UL 1037.
Code: National Fire Protection Association 1 2021 - 18.2.2.1
Issued: 01/11/2024 **Status:** SIT
 - 11 **Details:** The owner or occupant of a structure or area, with required fire department access as specified in 18.2.2.1 or 18.2.2.2, shall notify the AHJ when the access is modified in a manner that could prevent fire department access.
Code: National Fire Protection Association 1 2021 - 18.2.2.3

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
FEBRUARY 07, 2024 9:00 AM**

	Issued: 01/11/2024		Status: SIT
12	Details: To ensure operational integrity, the fire alarm system shall have an approved maintenance and testing program complying with the applicable requirements of NFPA 70 and NFPA 72. [101:9.6.1.5]		
	Code: National Fire Protection Association 1 2021 - 13.7.1.4.2		
	Issued: 01/11/2024		Status: CLS
13	Details: System deficiencies shall be corrected.		
	Code: National Fire Protection Association 72 2019 - 14.2.2.2.2		
	Issued: 01/11/2024		Status: CLS
14	Details: Whenever or wherever any device, equipment, system, condition, arrangement, level of protection, fire-resistive construction, or any other feature is required for compliance with the provisions of this Code, such device, equipment, system, condition, arrangement, level of protection, fire-resistive construction, or other feature shall thereafter be continuously maintained. Maintenance shall be provided in accordance with applicable NFPA requirements or requirements developed as part of a performance-based design, or as directed by the AHJ. [101:4.6.12.1]		
	Code: National Fire Protection Association 1 2021 - 4.5.8.1		
	Issued: 01/11/2024		Status: CLS

cc: New Market-Polo Grounds, Llc
New Market-Polo Grounds, Llc

Agenda No.: 192	Complexity Level: -	Status: Active
Respondent: Precipuo, Lawrence; Precipuo, Pasquale 9332 Laurel Green Dr, Boynton Beach, FL 33437-3318		CEO: Adam F Moulton
Situs Address: 9332 Laurel Green Dr, Boynton Beach, FL		Type: Life Safety
PCN: 00-42-45-22-06-000-2960		Case No: C-2024-01110003
Violations:		Zoned: RS
1	Details: A swimming pool shall have a pool barrier that meets the requirements of the Florida Building Code pool barrier requirements in effect at the time of construction of the pool, or, if constructed before such requirements went into effect, shall have a barrier that meets all of the following minimum requirements: a. The barrier must be at least four (4) feet high on the outside. b. The barrier may not have any gaps, openings, indentations, protrusions, or structural components that could allow a young child to crawl under, squeeze through, or climb over the barrier. c. The barrier must be placed around the perimeter of the pool and must be separate from any fence, wall, or other enclosure surrounding the yard unless the fence, wall, or other enclosure or portion thereof is situated on the perimeter of the pool, is being used as part of the barrier, and meets the barrier requirements of this section. A wall of a dwelling may serve as part of the barrier if it does not contain any door	
	Code: Palm Beach County Property Maintenance Code - Section 14-32 (e) (2)	
	Issued: 01/11/2024	Status: SIT

cc: Precipuo, Lawrence
Precipuo, Pasquale

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. "