



**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
MARCH 02, 2022 9:00 AM**

Special Magistrate: Earl K Mallory
Contested

Special Magistrate: Richard Gendler
Non-Contested

A. WELCOME

B. STAFF ANNOUNCEMENTS / REMARKS

C. DIVIDING THE HEARING - CONTESTED AND NON-CONTESTED

D. SCHEDULED CASES

Agenda No.: 001 **Status:** Active
Respondent: Avila, Abilio Marrero; Rodriquez, Marieli Gato **CEO:** Maggie Bernal
1694 Maypop Rd, West Palm Beach, FL 33415-5541
Situs Address: 1694 Maypop Rd, West Palm Beach, FL **Case No:** C-2021-06240002
PCN: 00-42-44-11-04-000-1110 **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: Porch Enclosure (w/ windows) has been erected or installed without a valid building permit. Code: PBC Amendments to FBC 7th Edition (2020) - 105.1 Issued: 06/25/2021 Status: CEH
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Agenda No.: 002 **Status:** Active
Respondent: Camille, Ronald; Exantus, Bernard **CEO:** Maggie Bernal
2155 Laura Ln, B, West Palm Beach, FL 33415-7244
Situs Address: 2151 Laura Ln, A, West Palm Beach, FL **Case No:** C-2021-09300006
PCN: 00-42-44-14-03-000-0110 **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. 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 for a period exceeding one hour in any 24 hour period. More Specifically: Outdoor storage of unlicensed/unregistered and/or inoperable vehicle(s) is not permit in a residential area. Code: Palm Beach County Property Maintenance Code - Section 14-35 (a) Unified Land Development Code - 6.D.1.A.4.a.2.a Issued: 10/01/2021 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/material, automotive parts, tires, equipment/tools, vegetative debris, garbage, trash/debris, household items and/or similar items. Code: Palm Beach County Property Maintenance Code - Section 14-35 (a) Issued: 10/01/2021 Status: CEH

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MARCH 02, 2022 9:00 AM**

	Code: Unified Land Development Code - 6.D.1.A.1.b Unified Land Development Code - 6.D.1.A.1.c		Status: CLS
	Issued: 09/24/2021		
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		Status: CLS
	Issued: 09/24/2021		

Agenda No.: 006		Status: Active																
Respondent: HOME SFR BORROWER IV LLC 1201 Hays St, Tallahassee, FL 32301-2525		CEO: Maggie Bernal																
Situs Address: 5641 Honeysuckle Dr, West Palm Beach, FL		Case No: C-2021-06220022																
PCN: 00-42-44-11-02-001-0220		Zoned: RM																
Violations:	<table border="1"> <tr> <td style="width: 5%; text-align: center;">1</td> <td>Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, Attached screen porch 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> </tr> <tr> <td></td> <td>Issued: 06/22/2021</td> </tr> <tr> <td></td> <td style="text-align: right;">Status: CEH</td> </tr> <tr> <td style="text-align: center;">2</td> <td>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.</td> </tr> <tr> <td></td> <td>Code: Unified Land Development Code - 6.D.1.A.1.b</td> </tr> <tr> <td></td> <td>Issued: 06/22/2021</td> </tr> <tr> <td></td> <td style="text-align: right;">Status: CLS</td> </tr> </table>		1	Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, Attached screen porch has been erected or installed without a valid building permit.		Code: PBC Amendments to FBC 7th Edition (2020) - 105.1		Issued: 06/22/2021		Status: CEH	2	Details: Recreational vehicles, boats, sports vehicles and/or trailers are not to be parked in a required front setback or other area between the structure and the street, or on street except for the purpose of loading or unloading during a period not to exceed two hours in any 24 hour period.		Code: Unified Land Development Code - 6.D.1.A.1.b		Issued: 06/22/2021		Status: CLS
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	Status: CEH																	
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	Code: Unified Land Development Code - 6.D.1.A.1.b																	
	Issued: 06/22/2021																	
	Status: CLS																	
cc: Home Sfr Borrower Iv Llc																		

Agenda No.: 007		Status: Active								
Respondent: Lopez, Geraldo; Lopez, Olga 5764 Forest Hill Blvd, West Palm Beach, FL 33415-5556		CEO: Maggie Bernal								
Situs Address: 5764 Forest Hill Blvd, West Palm Beach, FL		Case No: C-2021-06220025								
PCN: 00-42-44-11-06-030-0080		Zoned: RM								
Violations:	<table border="1"> <tr> <td style="width: 5%; text-align: center;">2</td> <td>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 #B2012-02083-Spa/Residential (Including all sub-permits) has become inactive or expired.</td> </tr> <tr> <td></td> <td>Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1</td> </tr> <tr> <td></td> <td>Issued: 06/24/2021</td> </tr> <tr> <td></td> <td style="text-align: right;">Status: CEH</td> </tr> </table>		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 #B2012-02083-Spa/Residential (Including all sub-permits) has become inactive or expired.		Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1		Issued: 06/24/2021		Status: CEH
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	Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1									
	Issued: 06/24/2021									
	Status: CEH									

Agenda No.: 008		Status: Removed																
Respondent: Malagon, Mario A 5802 S Rue Rd, West Palm Beach, FL 33415-7152		CEO: Maggie Bernal																
Situs Address: 5802 S Rue Rd, West Palm Beach, FL		Case No: C-2021-10190028																
PCN: 00-42-44-14-19-018-0171		Zoned: RM																
Violations:	<table border="1"> <tr> <td style="width: 5%; text-align: center;">1</td> <td>Details: It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash/debris, household items and/or similar items.</td> </tr> <tr> <td></td> <td>Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)</td> </tr> <tr> <td></td> <td>Issued: 11/02/2021</td> </tr> <tr> <td></td> <td style="text-align: right;">Status: CLS</td> </tr> <tr> <td style="text-align: center;">2</td> <td>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.</td> </tr> <tr> <td></td> <td>Code: Unified Land Development Code - 6.D.1.A.1.b</td> </tr> <tr> <td></td> <td>Issued: 11/02/2021</td> </tr> <tr> <td></td> <td style="text-align: right;">Status: CLS</td> </tr> </table>		1	Details: It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash/debris, household items and/or similar items.		Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)		Issued: 11/02/2021		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.		Code: Unified Land Development Code - 6.D.1.A.1.b		Issued: 11/02/2021		Status: CLS
1	Details: It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash/debris, household items and/or similar items.																	
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	Code: Unified Land Development Code - 6.D.1.A.1.b																	
	Issued: 11/02/2021																	
	Status: CLS																	

CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
MARCH 02, 2022 9:00 AM

Agenda No.: 009 **Status:** Active
Respondent: Villatoro Salmeron, Maria O; Ruiz, Juan Angel **CEO:** Maggie Bernal
6147 Santa Donna, West Palm Beach, FL 33415
Situs Address: 6147 Santa Donna, Lot 89, FL **Case No:** C-2021-08020012
PCN: **Zoned:**

- Violations:**
- 1** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, Carport has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 08/10/2021 **Status:** CEH

cc: Abramson Ruth C Trust

Agenda No.: 010 **Status:** Removed
Respondent: Saintaime, Pierre N **CEO:** Maggie Bernal
5861 S Rue Rd, West Palm Beach, FL 33415-7151
Situs Address: 5861 S Rue Rd, West Palm Beach, FL **Case No:** C-2021-09150044
PCN: 00-42-44-14-19-016-0171 **Zoned:** RM

- Violations:**
- 1** **Details:** Grass, weeds and low-growing vegetation shall be maintained as follows: Developed or Partially Developed Residential and Non-Residential lots one-half acre or less: 7 inches in height on the entire lot.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (1) Table 14-32 (c)
Issued: 09/16/2021 **Status:** CLS
 - 2** **Details:** Vehicles shall only be parked on an improved surface in the Urban Suburban Tier. More Specifically: No vehicle is permitted to park on grass area in a residential zoning district
Code: Unified Land Development Code - 6.D.1.A.4.a.2.b
Issued: 09/16/2021 **Status:** CLS
 - 3** **Details:** It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items. 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 for a period exceeding one hour in any 24 hour period. More Specifically: Outdoor storage of unlicensed/unregistered and/or inoperable vehicle(s) is not permit in a residential area
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Unified Land Development Code - 6.D.1.A.4.a.2.a
Issued: 09/16/2021 **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/debris, household items and/or similar items.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 09/16/2021 **Status:** CLS

Agenda No.: 011 **Status:** Active
Respondent: Viloria, Jaime E **CEO:** Maggie Bernal
7723 Oak Grove Cir, Lake Worth, FL 33467-7126
Situs Address: 4764 Weymouth St, Lake Worth, FL **Case No:** C-2021-09290022
PCN: 00-42-44-24-10-099-1047 **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/debris, construction debris/materials, automotive parts, tires, equipment/tools, vegetative debris, garbage, trash/debris, household items and/or similar items.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 09/30/2021 **Status:** CLS

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
MARCH 02, 2022 9:00 AM**

- 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. 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 for a period exceeding one hour in any 24 hour period.
More Specifically: Outdoor storage of unlicensed/unregistered and/or inoperable vehicle(s) is not permit in a residential area
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Unified Land Development Code - 6.D.1.A.4.a.2.a
Issued: 09/30/2021 **Status: CLS**
- 3** **Details:** One commercial vehicle of not over one ton rated capacity may be parked per dwelling unit, providing all of the following conditions are met: vehicle is registered or licensed; used by a resident of the premises; gross vehicle weight rating (gvwr) does not exceed 12,500 pounds; height does not exceed nine feet, including any load, bed, or box; and total vehicle length does not exceed 26 feet.
More Specifically: Parking/storing of a commercial vehicle(s) in a residential zoning district is prohibited
Code: Unified Land Development Code - 6.A.1.B.2.a
Issued: 09/30/2021 **Status: CLS**
- 4** **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: 09/30/2021 **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: 09/30/2021 **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, C/L Fence has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 09/30/2021 **Status: CEH**

Agenda No.: 012 **Status:** Removed
Respondent: 22887 Tradewind LLC **CEO:** Steve G Bisch
1880 N Congress Ave, Ste 214, Boynton Beach, FL
33426-3324
Situs Address: 22887 Tradewind Rd, Boca Raton, FL **Case No:** C-2021-06040033
PCN: 00-41-47-36-03-000-4610 **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 screen room was enclosed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 06/17/2021 **Status: CLS**

cc: Pinto, Felicio
Pinto, Odilia S

Agenda No.: 013 **Status:** Active
Respondent: Horace, Mariecile; Horace, Romus **CEO:** Steve G Bisch
6536 Sleepy Willow Way, Delray Beach, FL 33484-3515
Situs Address: 6536 Sleepy Willow Way, Delray Beach, FL **Case No:** C-2021-09030023
PCN: 00-42-46-15-09-000-0190 **Zoned:** RH

CODE ENFORCEMENT

SPECIAL MAGISTRATE HEARING AGENDA

MARCH 02, 2022 9:00 AM

Violations:

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| <p>1</p> | <p>Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, wooden accessory structure/pergola including but not limited to structure and PVC piping has been erected or installed without a valid building permit.</p> <p>Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
 Issued: 09/07/2021 Status: CEH</p> |
| <p>2</p> | <p>Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, a roof and lattice structure has been added to the side of the building without valid building permit.</p> <p>Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
 Issued: 09/07/2021 Status: CEH</p> |
| <p>3</p> | <p>Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, a wooden 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: 09/07/2021 Status: CEH</p> |

Agenda No.: 014

Status: Active

Respondent: Mango Holding LLC
 9 E Lockerman St, Ste 202, Dover, DE 19901

CEO: Steve G Bisch

Situs Address: 10492 Sandalfoot Blvd, Boca Raton, FL

Case No: C-2021-05050025

PCN: 00-41-47-25-02-000-1320

Zoned: AR

Violations:

- | | |
|-----------------|--|
| <p>1</p> | <p>Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, Wooden privacy fencing has been erected or installed without a valid building permit. There is a fence permit at this location B-1997-011829-0000. This permit is for 4 foot chain link fence.</p> <p>Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
 Issued: 05/10/2021 Status: CEH</p> |
| <p>2</p> | <p>Details: A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced. More specifically, permit # E-2020-020115-0000 has become inactive or expired.</p> <p>Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1
 Issued: 05/10/2021 Status: CEH</p> |

cc: Mango Holding Llc

Agenda No.: 015

Status: Active

Respondent: CAPGROW HOLDINGS JV SUB II LLC
 1200 S Pine Island Rd, Plantation, FL 33324

CEO: Brian Burdett

Situs Address: 11855 66th St N, West Palm Beach, FL

Case No: C-2021-08270009

PCN: 00-41-42-35-00-000-3820

Zoned: AR

Violations:

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

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
MARCH 02, 2022 9:00 AM**

Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 09/22/2021

Status: SIT

cc: Capgrow Holdings Jv Sub Ll Llc

Agenda No.: 016

Status: Removed

Respondent: Hernandez, Rogelio Jr; Hernandez, Adilene
16361 Key Lime Blvd, Loxahatchee, FL 33470-3098

CEO: Brian Burdett

Situs Address: 16361 Key Lime Blvd, Loxahatchee, FL

Case No: C-2021-10120045

PCN: 00-40-42-25-00-000-5090

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 6ft and 4ft fence has been erected or installed without a valid building permit.

Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 10/14/2021 **Status:** CLS
- 2** **Details:** It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items. More specifically, but not limited to, wheel barrels, barrels, wood, gas tanks, vinyl fencing and cages.

Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 10/14/2021 **Status:** CLS
- 3** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, shed structure behind fence has been erected or installed without a valid building permit.

Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 10/14/2021 **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: 10/14/2021 **Status:** CLS
- 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.

Code: Palm Beach County Codes & Ordinances - Chapter 25-1(c)(1)a. & b.
Issued: 10/14/2021 **Status:** CLS

Agenda No.: 017

Status: Removed

Respondent: Perez-Salabarría, Ower Lazaro; Nunez-Padilla, Marielkis
384 53rd Dr N, Apt 1, West Palm Beach, FL 33415-1700

CEO: Brian Burdett

Situs Address: 62nd Rd N, Loxahatchee Groves, FL

Case No: C-2021-09130015

PCN: 00-40-42-36-00-000-7570

Zoned: AR

Violations:

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

Code: Unified Land Development Code - 6.D.1.A.4.a.3
Issued: 09/24/2021 **Status:** CLS

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
MARCH 02, 2022 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, 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, fill dirt.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1
PBC Amendments to FBC 7th Edition (2020) - 110.9
- Issued:** 09/24/2021 **Status:** CLS
- 3** **Details:** One commercial vehicle of not over one ton rated capacity may be parked per dwelling unit, providing all of the following conditions are met: vehicle is registered or licensed; used by a resident of the premises; gross vehicle weight rating (gvwr) does not exceed 12,500 pounds; height does not exceed nine feet, including any load, bed, or box; and total vehicle length does not exceed 26 feet. More specially commercial vehicles storing vehicles on a vacant lot.
- Code:** Unified Land Development Code - 6.A.1.B.2.a
- Issued:** 09/24/2021 **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 specially: lumber, yard clippings, construction debris stored in a vacant property.
- Code:** Palm Beach County Property Maintenance Code - Section 14-35 (a)
- Issued:** 09/24/2021 **Status:** CLS

Agenda No.: 018 **Status:** Postponed
Respondent: Rivera-Perez, Josue J **CEO:** Brian Burdett
 2302 NW 15th Way, Boynton Beach, FL 33436-2817
Situs Address: 17605 70th St N, Loxahatchee, FL **Case No:** C-2021-04020017
PCN: 00-40-42-26-00-000-7940 **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 storage including but not limited to tree debris by roadway.
- Code:** Palm Beach County Property Maintenance Code - Section 14-35 (a)
- Issued:** 04/15/2021 **Status:** CEH
- 2** **Details:** Recreational vehicles, boats, sports vehicles and trailers shall not be used for living, sleeping or housekeeping purposes. More specifically: Living in camper trailer on a vacant lot.
- Code:** Unified Land Development Code - 6.D.1.A.1.d
- Issued:** 04/15/2021 **Status:** CEH
- 3** **Details:** Parking shall be prohibited on all vacant properties in residential districts. More specifically: storing RV on vacant lot.
- Code:** Unified Land Development Code - 6.D.1.A.4.a.3
- Issued:** 04/15/2021 **Status:** CEH

Agenda No.: 019

Status: Removed

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
MARCH 02, 2022 9:00 AM**

Respondent: PAMELA MARIE MAY and MICHAEL GRUSHOFF, **CEO:** Brian Burdett
 TRUSTEES OF THE PAMELA MARIE MAY and
 MICHAEL GRUSHOFF TRUST DATED October 6 2009
 GRANTEE, party of the second part, whose post office
 address is 15288 60th Place north, Loxahatchee, FL 33470.
 15288 60th Pl N, Loxahatchee, FL 33470-4528

Situs Address: 15288 60th Pl N, Loxahatchee, FL **Case No:** C-2021-02080045
PCN: 00-41-42-31-00-000-5079 **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, shed/ structure, dog kennels with electrical and slab has been erected or installed without a valid building permit.</p> <p>Code: PBC Amendments to FBC 7th Edition (2020) - 105.1 Issued: 02/12/2021 Status: CLS</p>
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Agenda No.: 020 **Status:** Active
Respondent: WATSON, ROBBIE **CEO:** Brian Burdett
 452 Goodwick Dr, Middletown, DE 19709-0180
Situs Address: 6464 Dennis St, Loxahatchee, FL **Case No:** C-2021-08160023
PCN: 00-40-42-32-00-000-7410 **Zoned:** AR

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, fence with gate has been erected or installed without a valid building permit.</p> <p>Code: PBC Amendments to FBC 7th Edition (2020) - 105.1 Issued: 09/09/2021 Status: SIT</p>
2	<p>Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, shipping container (storage structure) has been erected or installed without a valid building permit.</p> <p>Code: PBC Amendments to FBC 7th Edition (2020) - 105.1 Issued: 09/09/2021 Status: SIT</p>
3	<p>Details: Recreational vehicles, boats, sports vehicles and trailers shall not be used for living, sleeping or housekeeping purposes. More specifically: Living in camper trailers on vacant lot.</p> <p>Code: Unified Land Development Code - 6.D.1.A.1.d Issued: 09/09/2021 Status: SIT</p>
4	<p>Details: Parking shall be prohibited on all vacant properties in residential districts. More specifically: trucks, trailers, shipping container on vacant lot.</p> <p>Code: Unified Land Development Code - 6.D.1.A.4.a.3 Issued: 09/09/2021 Status: SIT</p>

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
MARCH 02, 2022 9:00 AM**

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

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

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

Issued: 09/09/2021 **Status:** CLS

cc: Watson, Robbie

Agenda No.: 021 **Status:** Removed
Respondent: Weis, Rodolfo; Weis, Roberto; Weis, Danielle **CEO:** Brian Burdett
 10276 Fox Trail Rd S, Apt 106, Royal Palm Beach, FL 33411
Situs Address: 17270 82nd Rd N, Loxahatchee, FL **Case No:** C-2020-08210017
PCN: 00-40-42-23-00-000-5660 **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, post/ wire fence permit # 2018-027746 has become inactive or expired.

Code: PBC Amendments to FBC 6th Edition (2017) - 105.4.1
Issued: 09/11/2020 **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, columns with lighting and electric metal gate has been erected or installed without a valid building permit.

Code: PBC Amendments to FBC 6th Edition (2017) - 105.1
Issued: 09/11/2020 **Status:** CLS

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
MARCH 02, 2022 9:00 AM**

4 **Details:** Any owner or owner's authorized agent (hereinafter "applicant") who intends to undertake any Development activity within the scope of this Article, including Buildings, Structures and facilities exempt from the Florida Building Code, as listed in Art. 18.A.4.C, which is wholly within or partially within any Special Flood Hazard Area shall first make application to the Floodplain Administrator and the Building Official, if applicable, and shall obtain the required permit(s) and approval(s). No such permit or approval shall be issued until compliance with the requirements of this Article has been satisfied.

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: Nonresidential farm Buildings on farms, as provided in section 604.50, F.S.

Code: Unified Land Development Code - 18.A.4.A & 18.A.4.B & 18.A.4.C.2
Issued: 09/11/2020 **Status:** CLS

cc: Weis, Danielle
Weis, Roberto
Weis, Rodolfo

Agenda No.: 022

Status: Removed

Respondent: Weiss, Rodolfo

CEO: Brian Burdett

15362 76th Rd N, Loxahatchee, FL 33470-3185

Situs Address: 17271 76th Rd N, Loxahatchee Groves, FL

Case No: C-2021-09140020

PCN: 00-40-42-23-00-000-5790

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 cage structures has been erected or installed without a valid building permit.

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

Issued: 09/15/2021

Status: CLS

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

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

Issued: 09/15/2021

Status: CLS

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

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

Issued: 09/15/2021

Status: CLS

Agenda No.: 023

Status: Active

Respondent: Williams, Bradley R; Williams, Somsanith

CEO: Brian Burdett

16304 Orange Blvd, Loxahatchee, FL 33470-3343

Situs Address: 16304 Orange Blvd, Loxahatchee, FL

Case No: C-2021-09130032

PCN: 00-40-42-36-00-000-1080

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: Several commercial tractor trailers in a residential zone.

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
MARCH 02, 2022 9:00 AM**

	Code: Unified Land Development Code - 6.A.1.B.2.a		Status: SIT
	Issued: 09/29/2021		
2	Details: Uses identified with a dash "-", in a zoning districts column of the Use Matrix, are prohibited in that zoning district, unless otherwise expressly stated under the Supplementary Use Standards for the use, or within any applicable Zoning Overlays. More specifically, Williams Trucking Services LLC, repair shop commercial trucks.		
	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, auto repair .		
	Code: Unified Land Development Code - 4.A.7.C.6		Status: SIT
	Issued: 09/29/2021		

Agenda No.: 024		Status: Active
Respondent: TOMAS, YOELQUIS; DIAZ, CARLOS E 1010 Davis Rd, West Palm Beach, FL 33406-4902		CEO: Frank A Davis
Situs Address: 1010 Davis Rd, West Palm Beach, FL		Case No: C-2021-09150028
PCN: 00-43-44-07-09-021-0390		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, Shed has been erected or installed without a valid building permit.	
	Code: PBC Amendments to FBC 7th Edition (2020) - 105.1	Status: CEH
	Issued: 09/27/2021	
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' Metal Fence has been erected or installed without a valid building permit.	
	Code: PBC Amendments to FBC 7th Edition (2020) - 105.1	Status: CEH
	Issued: 09/27/2021	
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	Status: CEH
	Issued: 09/27/2021	

Agenda No.: 025		Status: Removed
Respondent: FARRELL, FREIDA E 1350 Barrington Dr, West Palm Beach, FL 33406-5005		CEO: Frank A Davis
Situs Address: 1350 Barrington Dr, West Palm Beach, FL		Case No: C-2021-07280023
PCN: 00-43-44-07-10-014-0220		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, Porch Addition has been erected or installed without a valid building permit.	
	Code: PBC Amendments to FBC 7th Edition (2020) - 105.1	Status: CLS
	Issued: 08/09/2021	

Agenda No.: 026		Status: Active
Respondent: L & L OF PALM BEACH INC. 4757 Dorchester Mews, West Palm Beach, FL 33415-1336		CEO: Frank A Davis
Situs Address: 2818 New York St, West Palm Beach, FL		Case No: C-2021-07150015
PCN: 00-43-44-05-04-000-0190		Zoned: RS

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
MARCH 02, 2022 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' Aluminum Gate has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 07/26/2021 **Status:** CEH

cc: L & L Of Palm Beach Inc.

Agenda No.: 027

Respondent: SANCHEZ, LEON TERESA; LEON, CURI
ILIANA-YAMILA
3394 Taconic Dr, West Palm Beach, FL 33406-5047

Situs Address: 3394 Taconic Dr, West Palm Beach, FL

PCN: 00-43-44-07-09-017-0080

Status: Active

CEO: Frank A Davis

Case No: C-2021-08020019

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, Porch Addition has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 08/02/2021 **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-2019-31076 (Concrete Driveway Ext.) has become inactive or expired.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1
Issued: 08/02/2021 **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, Pool Deck Addition has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 08/02/2021 **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, Covered Structure in rear has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 08/02/2021 **Status:** CEH

Agenda No.: 028

Respondent: MATADO, PAUL; MATADO, YUNIEXY
3335 Tyringham Dr, West Palm Beach, FL 33406-5052

Situs Address: 3335 Tyringham Dr, West Palm Beach, FL

PCN: 00-43-44-07-09-017-0250

Status: Removed

CEO: Frank A Davis

Case No: C-2021-06220001

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, Porch Addition has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 06/22/2021 **Status:** CLS

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
MARCH 02, 2022 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, dwelling structure has been demolished without a valid building permit.
- The final inspection shall be made after all work required by the building permit is completed. More Specifically, Final inspection and sign-off is required for demolition permit..
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1
PBC Amendments to FBC 7th Edition (2020) - 110.3.10
- Issued:** 11/09/2021 **Status:** CEH

Agenda No.: 032

Status: Active

Respondent: Vargas, Santiago L; Pineda, Evelyn B
825 Mulberry Rd, Lake Worth, FL 33461-5131

CEO: Jose Feliciano

Situs Address: 825 Mulberry Rd, Lake Worth, FL

Case No: C-2021-09170001

PCN: 00-43-44-30-06-000-0080

Zoned: RM

Violations:

- 1** **Details:** Maintenance of grassed areas and low-growing vegetation shall include weeding, watering, fertilizing, pruning, mowing, edging or any other actions needed consistent with acceptable horticultural practices. Specifically; vegetation overgrown throughout areas of property front and rear.
- 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. Specifically; vegetation overgrown throughout areas of property front and rear.
- 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:** 11/19/2021 **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, garage has been enclosed without a valid building permit and habitable space created.
- 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, garage has been converted to habitable space without required permits or approvals.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1
PBC Amendments to FBC 7th Edition (2020) - 111.1
- Issued:** 11/19/2021 **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 central AC unit installed at has been erected or installed without a valid building permit at north area exterior wall of dwelling.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1
- Issued:** 11/19/2021 **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. Specifically; wrecked motor vehicle parked at property rear.
- Code:** Palm Beach County Property Maintenance Code - Section 14-35 (a)
- Issued:** 11/19/2021 **Status:** CLS

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
MARCH 02, 2022 9:00 AM**

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| 5 | <p>Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, roofed addition structure has been erected or installed without a valid building permit at property rear.</p> <p>Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 11/19/2021 Status: CEH</p> |
| 6 | <p>Details: Vehicles shall only be parked on an improved surface in the Urban Suburban Tier. Specifically; parking motor vehicles on landscape areas (grass) of property is prohibited by this code section.</p> <p>Code: Unified Land Development Code - 6.D.1.A.4.a.2.b
Issued: 11/19/2021 Status: CLS</p> |
| 7 | <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. Specifically: asphalt driveway in disrepair at property front.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-32 (b)
Issued: 11/19/2021 Status: CEH</p> |
| 8 | <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. Specifically; leather couch openly stored at property front at south property line and any other openly stored items.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 11/19/2021 Status: CLS</p> |

Agenda No.: 033	Status: Removed
Respondent: DAJOPICA LLC 3705 Westminster St, Hollywood, FL 33021-1374	CEO: Caroline Foulke
Situs Address: 7008 Charleston Shores Blvd, Lake Worth, FL	Case No.: C-2021-09280027
PCN: 00-42-45-09-01-007-0000	Zoned: RTS

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| Violations: | <p>1 Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, Interior renovations has been erected or installed without a valid building permit. More Specifically: At Fiorella Italian Restaurant.</p> <p>Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 10/07/2021 Status: CLS</p> |
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Agenda No.: 034	Status: Active
Respondent: Agri Sales USA Incorporated PO BOX 3100, Pomona, NY 10970	CEO: John Gannotti
Situs Address: 3385 Livestock Market Rd, Belle Glade, FL	Case No.: C-2017-11160044
PCN: 00-37-43-17-00-000-5040	Zoned: AP

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| Violations: | <p>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.</p> <p>Code: Unified Land Development Code - 6.A.1.D.19.b.1)
Issued: 11/22/2017 Status: CEH</p> <p>3 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, Operating agricultural sales and services without a Business Tax Receipt.</p> <p>Code: Palm Beach County Codes & Ordinances - Chapter 17 Article 2 Section 17-17
Issued: 11/22/2017 Status: CEH</p> |
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CODE ENFORCEMENT
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Violations: **1** **Details:** The exterior of a structure shall be maintained in good repair, structurally sound and sanitary so as not to pose a threat to the public health, safety or welfare. More specifically numerous location of the exterior structure are cracked, sagging and in general disrepair. Decks, stairs, railings and overhangs etc. need replacement/repair under valid permits.
Code: Palm Beach County Property Maintenance Code - Section 14-33 (a)
Issued: 07/29/2021 **Status:** CEH

cc: Camden P Condominium Association, Inc.

Agenda No.: 036 **Status:** Active
Respondent: GC SKEES INDUSTRIAL LLC **CEO:** John Gannotti
9600 NW 25th St, Unit 2A, Miami, FL 33172
Situs Address: 1426 Skees Rd, Building 1, West Palm Beach, FL **Case No:** C-2021-08190027
PCN: 00-42-43-27-05-004-0101 **Zoned:** IL

Violations: **1** **Details:** Required trees, palms, pines, shrubs, landscape barrier or ground treatment that become damaged, diseased, removed or are dead shall be immediately replaced, and where specified, are subject to the Tree Removal and Replacement Permit process. Refer to Violation sheet attached stating damages, replacement and corrective requirements.
Code: Unified Land Development Code - 7.E.3.B
Issued: 09/09/2021 **Status:** CEH

cc: Gc Skees Industrial Llc
Gc Skees Industrial Llc
Gc Skees Industrial Llc

Agenda No.: 037 **Status:** Removed
Respondent: Lopez-Gomez, Delia M **CEO:** John Gannotti
2289 49th Ave N, Lot 240, West Palm Beach, FL 33417
Situs Address: 2289 49th Ave N, West Palm Beach, FL **Case No:** C-2020-12210006
PCN: 00-42-43-24-00-000-7120 **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, additions to the main structure has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 01/26/2021 **Status:** CLS

Agenda No.: 038 **Status:** Removed
Respondent: Quiroga, Danilo **CEO:** John Gannotti
193 Coventry I, West Palm Beach, FL 33417-1623
Situs Address: 193 Coventry I, West Palm Beach, FL **Case No:** C-2021-09020003
PCN: 00-42-43-23-07-009-1930 **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, alterations to kitchen has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 09/02/2021 **Status:** CLS

Agenda No.: 039 **Status:** Active
Respondent: Ryan, Douglas T; Ryan, Carol **CEO:** John Gannotti
1693 W Breezy Ln, West Palm Beach, FL 33417-4453
Situs Address: 1693 W Breezy Ln, West Palm Beach, FL **Case No:** C-2021-08260005
PCN: 00-42-43-26-04-003-0050 **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 the overgrown grass and vegetation.
Code: Palm Beach County Property Maintenance Code - Section 14-62 (3) (a) and (b)

**CODE ENFORCEMENT
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	Issued: 08/26/2021	Status: CEH
2	Details: It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items. More specifically the trash/debris in the front setback of the trailer and the inoperable vehicle in the rear yard.	
	Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)	
	Issued: 08/26/2021	Status: CEH

Agenda No.: 040	Status: Removed
Respondent: Smith Oil Company and Rushmore, LTD 13250 NW Highway 225A, Reddick, FL 32686-3714	CEO: John Gannotti
Situs Address: 6846 Okeechobee Blvd, West Palm Beach, FL	Case No: C-2020-12230044
PCN: 00-42-43-27-25-000-0030	Zoned: MUPD

Violations:	<p>1 Details: Any sign not permanently attached to a wall or the ground or any other approved supporting structure, or a sign designed to be transported, such as signs transported by wheels, mobile billboards, "A-frame" or sandwich type, sidewalk or curb signs, blank copy signs, and unanchored signs is prohibited.</p> <p>All signs, except signs exempted by Article 8.B, EXEMPTIONS, shall receive a building permit prior to construction, erection, attachment or placement from PBC. Non-exempt signs not erected or repaired pursuant to a valid permit are considered illegal. No sign shall be structurally altered, enlarged, or relocated except in conformity with this Article. The repair or changing of movable parts, sign copy, display, or graphic material is not deemed an alteration.</p> <p>More Specifically: signs have been posted on the property to supporting structures which are not approved for said posting. Further, they have been posted without required permits having been obtained.</p> <p>Code: Unified Land Development Code - 8.C.4 Unified Land Development Code - 8.E</p> <p>Issued: 07/23/2021 Status: CLS</p> <p>2 Details: It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items. More specifically - there is miscellaneous outdoor storage in the dumpster enclosure and elsewhere on the property.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)</p> <p>Issued: 07/23/2021 Status: CLS</p> <p>3 Details: The Site Plan shall be the controlling plan for Conditional Uses or PDDs listed below. All development site elements including, but not limited to: ingress and egress, density, and intensity in the proposed application shall be consistent with the Site Plan. All plats shall be consistent with the Site Plan. In cases of conflict between plans, the most recently approved BCC Preliminary Plan(s) for those DOs that have no Final Plan(s) shall prevail.</p> <p>A violation of any condition in a development order shall be considered a violation of this Code. Failure to comply Control No.1989-00127, Waterford Crossing MUPD.</p> <p>More Specifically, the site is not being maintained and operated in a manor consistent with Zoning and site plan approvals of No.1989-00127, Waterford Crossing MUPD; Rental Vehicles are present on the premises without having obtaining required Zoning approvals and site plan amendments for same.</p> <p>Code: Unified Land Development Code - 2.A.11 Unified Land Development Code - 2.A.6.B.4 Unified Land Development Code - 4.B.2.C. 40. & 41. Unified Land Development Code - TABLE 4.B.2.A - COMMERCIAL USE MATRIX</p> <p>Issued: 07/23/2021 Status: CLS</p>
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4	<p>Details: The Site Plan shall be the controlling plan for Conditional Uses or PDDs listed below. All development site elements including, but not limited to: ingress and egress, density, and intensity in the proposed application shall be consistent with the Site Plan. All plats shall be consistent with the Site Plan. In cases of conflict between plans, the most recently approved BCC Preliminary Plan(s) for those DOs that have no Final Plan(s) shall prevail. More specifically, the site is not being maintained in accordance with the approved site plan for Control No. 1989-00127, Waterford Crossing MUPD; Dumpster/s not being housed in the dumpster enclosure, in accordance with ULD C (Unified Land Development Code) 5.B.1.A.8.d., which states, " Screening - Containers shall be screened from view by a solid opaque enclosure. The open end of the enclosure shall have an opaque gate which provides a minimum of ten feet of clearance when open for service. All exposed exterior sides of the enclosure, other than the open end, shall be landscaped with one 36-inch-high shrub planted 24 inches on center. If improvements are proposed for previously approved containers, screening shall be provided to the greatest extent possible."</p> <p>Code: Unified Land Development Code - 2.A.6.B.4 Unified Land Development Code - 5.B.1.A.8.d.</p> <p>Issued: 07/23/2021 Status: CLS</p>
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cc: Smith Oil Company And Rushmore, Ltd

Agenda No.: 041	Status: Active
Respondent: Taylor, Barton; Taylor, Traci 4391 123 Trl N, West Palm Beach, FL 33411-8966	CEO: John Gannotti
Situs Address: 4391 123rd Trl N, West Palm Beach, FL	Case No: C-2020-12070082
PCN: 00-41-43-10-00-000-5190	Zoned: AR

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, a pole barn has been erected or installed without a valid building permit.</p> <p>Code: PBC Amendments to FBC 6th Edition (2017) - 105.1</p> <p>Issued: 12/29/2020 Status: CEH</p>
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Agenda No.: 042	Status: Active
Respondent: WINDSOR G CONDOMINIUM ASSOCIATION, INC. 144 Windsor G, West Palm Beach, FL 33417	CEO: John Gannotti
Situs Address: Windsor G, West Palm Beach, FL	Case No: C-2021-09280006
PCN:	Zoned: RH

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, 4 PVC fence trash enclosure structures on common ground have been erected or installed without a valid building permit.</p> <p>Code: PBC Amendments to FBC 7th Edition (2020) - 105.1</p> <p>Issued: 09/30/2021 Status: CEH</p>
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cc: Windsor G Condominium Association, Inc.

Agenda No.: 043	Status: Active
Respondent: HELIO, ALFONSO 4909 Gun Club Rd, West Palm Beach, FL 33415-2855	CEO: Jodi A Guthrie
Situs Address: 4909 Gun Club Rd, West Palm Beach, FL	Case No: C-2021-09010003
PCN: 00-42-44-01-14-006-0190	Zoned: RH

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. More specifically but not limited to, all items of bricks, blocks, construction materials, tools, doors, windows, appliances, auto parts, tires, tarps, tiles, indoor furniture, shopping carts, barrels, buckets, plywood or any inoperable vehicles shall be removed.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)</p> <p>Issued: 09/07/2021 Status: CEH</p>
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- 2** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, wood framed structure in rear of the yard has been erected or installed without a valid building permit.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 09/07/2021 **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, rear patio enclosure / conversion has been erected or installed without a valid building permit.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 09/07/2021 **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, new windows has been erected or installed without a valid building permit.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 09/07/2021 **Status:** CEH
- 5** **Details:** A maximum of one recreational vehicle and any two of the following, or a maximum of three of any of the following, may be parked outdoors on a residential parcel with a residential unit: sports vehicle, marine vessel with accompanying trailers, and trailers.
- Recreational vehicles, boats, sports vehicles and/or trailers are not to be parked in a required front setback or other area between the structure and the street, or on street except for the purpose of loading or unloading during a period not to exceed two hours in any 24 hour period. Remove The RV's / Campers from the front setback or other area between the structure and street. Park The RV's / Campers in the side or rear yard.
- Code:** Unified Land Development Code - 6.D.1.A.1
Unified Land Development Code - 6.D.1.A.1.b
Issued: 09/07/2021 **Status:** CEH
- 6** **Details:** Recreational vehicles, boats, sports vehicles and trailers shall not be used for living, sleeping or housekeeping purposes.
- Code:** Unified Land Development Code - 6.D.1.A.1.d
Issued: 09/07/2021 **Status:** CEH
- 7** **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.
- Vehicles shall only be parked on an improved surface in the Urban Suburban Tier.
Parking shall be prohibited on all vacant properties in residential districts. More specifically, but not limited to, all vehicles must have current registration, all vehicles shall not be parked on the road or grass areas and parking of any vehicles on a vacant lot (your neighboring lot) is prohibited and shall cease immediately.
- Code:** Unified Land Development Code - 6.D.1.A.4.a.2.a
Unified Land Development Code - 6.D.1.A.4.a.2.b
Unified Land Development Code - 6.D.1.A.4.a.3
Issued: 09/07/2021 **Status:** CEH

cc: Pbso

Agenda No.: 044 **Status:** Active
Respondent: VIZOSO, LUISA; VIZOSO, ANTONIO **CEO:** Jodi A Guthrie
5717 Dryden Rd, West Palm Bch, FL 33415-3630
Situs Address: Muck City Rd, FL **Case No:** C-2021-09030012
PCN: 00-37-42-20-01-001-0020 **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. More specifically, but not limited to, the pile of barricades, wood materials, fencing, construction materials / debris, coral panels shall be removed. Open storage of items on a vacant lot is prohibited.

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Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 09/07/2021 **Status:** CEH

2 **Details:** Recreational vehicles, boats, sports vehicles and trailers shall not be used for living, sleeping or housekeeping purposes.
 Parking shall be prohibited on all vacant properties in residential districts. More specifically, but not limited to, living in or storage of the RV / Camper is prohibited. Please remove the RV /Camper.

Code: Unified Land Development Code - 6.D.1.A.1.d
 Unified Land Development Code - 6.D.1.A.4.a.3
Issued: 09/07/2021 **Status:** CEH

Agenda No.: 045 **Status:** Removed
Respondent: Alam, Syed R **CEO:** Dennis A Hamburger
 7946 Terrace Rd, Lantana, FL 33462-6148
Situs Address: 7946 Terrace Rd, Lake Worth, FL **Case No:** C-2021-09220033
PCN: 00-43-45-10-07-000-1050 **Zoned:** RM

Violations:

1	Details:		
	Code:		
	Issued: 09/23/2021		Status: CLS

cc: Code Enforcement

Agenda No.: 046 **Status:** Postponed
Respondent: HRC INVESTMENT GROUP LLC **CEO:** Dennis A Hamburger
 348 Davis Rd, Palm Springs, FL 33461
Situs Address: FL **Case No:** C-2021-09030002
PCN: 00-43-45-05-21-001-0000 **Zoned:** RM

Violations:

1	Details:	<p>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, obtain permit for the fill.</p>	
	Code:	PBC Amendments to FBC 7th Edition (2020) - 110.9	
	Issued: 09/03/2021		Status: CEH

Agenda No.: 047 **Status:** Active
Respondent: KATHLEEN SZABO, Trustee, of the KATHLEEN SZABO **CEO:** Debbie N Plaud
 DECLARATION OF TRUST U/T/A dated March 10, 2011
 10563 Tamis Trl, Wellington, FL 33449-5495
Situs Address: 10563 Tamis Trl, Lake Worth, FL **Case No:** C-2021-03010017
PCN: 00-41-44-36-00-000-3020 **Zoned:** AR

Violations:

1	Details:	<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, a fence has been erected or installed without a valid building permit.</p>	
	Code:	PBC Amendments to FBC 7th Edition (2020) - 105.1	
	Issued: 06/28/2021		Status: CEH

**CODE ENFORCEMENT
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- 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, accessory roofed structures have been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 06/28/2021 **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, a shipping container has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 06/28/2021 **Status:** CEH

Agenda No.: 048	Status: Removed
Respondent: Lionelli, Gayle A 8190 Muirhead Cir, Boynton Beach, FL 33472-5061	CEO: Dennis A Hamburger
Situs Address: 5406 Homeland Rd, Lake Worth, FL	Case No: C-2021-03120053
PCN: 00-41-44-35-01-000-1520	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, multiple sheds have been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 03/16/2021 **Status:** CLS

Agenda No.: 049	Status: Removed
Respondent: Rosa, Paula M; Medeiros, Rafael M 5403 3rd Rd, Lake Worth, FL 33467-5627	CEO: Dennis A Hamburger
Situs Address: 5403 3rd Rd, Lake Worth, FL	Case No: C-2021-09030008
PCN: 00-42-43-27-05-032-0610	Zoned: AR

- Violations:**
- 1** **Details:** Domesticated livestock shall be allowed accessory to a single family residential use subject to the following standards:
Shall only be located in the Rural and Exurban Tiers and when not within a PUD.
More specifically: Domesticated livestock (i.e. chickens and roosters) shall be allowed only when accessory to a single family dwelling that is located within the Rural and Exurban Tiers. The above-cited parcel is not within the Rural or Exurban Tier.
Code: Unified Land Development Code - 5.B.1.A.21.a
Issued: 09/03/2021 **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 chicken coop has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 09/03/2021 **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, permits # E-91002727(Electrical change of service) and permit B-91006268 (Interior improvement) have become inactive or expired.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1
Issued: 09/03/2021 **Status:** CLS

CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
MARCH 02, 2022 9:00 AM

Agenda No.: 050 **Status:** Active
Respondent: CARUSO, John J; CARUSO, Joan C **CEO:** Ozmer M Kosal
18558 137th Trl N, Jupiter, FL 33478-3614
Situs Address: 18584 137th Trl N, Jupiter, FL **Case No:** C-2020-12140002
PCN: 00-41-40-33-00-000-3110 **Zoned:**

Violations: **1** **Details:** Any owner or owner's authorized agent (hereinafter "applicant") who intends to undertake any Development activity within the scope of this Article, including Buildings, Structures and facilities exempt from the Florida Building Code, as listed in Art. 18.A.4.C, which is wholly within or partially within any Special Flood Hazard Area shall first make application to the Floodplain Administrator and the Building Official, if applicable, and shall obtain the required permit(s) and approval(s). No such permit or approval shall be issued until compliance with the requirements of this Article has been satisfied.

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: Nonresidential farm Buildings on farms, as provided in section 604.50, F.S.

Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, 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 fences and farm structures appearing to be canopy pole barn structures and storage sheds have been erected or installed on your property without a valid building permit issued by the County Building Department requiring augment to your existing application to the Agricultural Improvement Process permit #AP-2015-015481-0000 that requires completion, as reflected in Building Permits records.

Code: PBC Amendments to FBC 6th Edition (2017) - 105.1
Unified Land Development Code - 18.A.1.D
Unified Land Development Code - 18.A.1.E
Unified Land Development Code - 18.A.1.F
Unified Land Development Code - 18.A.4.A & 18.A.4.B & 18.A.4.C.2

Issued: 12/14/2020 **Status:** CEH

cc: Caruso, John J Joan C

Agenda No.: 051 **Status:** Active
Respondent: D&M JUPITER FARMS, Inc. **CEO:** Ozmer M Kosal
19141 SE Reach Island Ln, Jupiter, FL 33458-1115
Situs Address: 17035 Jupiter Farms Rd, Jupiter, FL **Case No:** C-2020-12220008
PCN: 00-41-41-01-00-000-5300 **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, structures reflecting permit #PR-2017-015240-0000 for the Parking Lot and permit #PR-2017-013052-0000 for Electrical requires completion in obtaining the valid permit or administratively closing by the County Building Department Building Official , as reflected in Building Permits records.

Code: PBC Amendments to FBC 6th Edition (2017) - 105.1
Issued: 12/28/2020 **Status:** CEH

cc: D&M Jupiter Farms, Inc.

Agenda No.: 052 **Status:** Active
Respondent: VANDERLINDE, Eric P; DeJESUS, Emanuel M **CEO:** Ozmer M Kosal
15338 97th Dr N, Jupiter, FL 33478-6947
Situs Address: 15338 97th Dr N, Jupiter, FL **Case No:** C-2021-04090036
PCN: 00-42-41-18-00-000-7860 **Zoned:** AR

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
MARCH 02, 2022 9:00 AM**

Violations: 2 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, the accessory structure appearing to be a storage 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: 04/14/2021 **Status:** CEH

Agenda No.: 053 **Status:** Active
Respondent: EDISON, Adam H **CEO:** Ozmer M Kosal
1095 Military Trl, Unit 1201, Jupiter, FL 33468-5109
Situs Address: 131st Trl N, FL **Case No:** C-2021-07090004
PCN: 00-41-40-33-00-000-1180 **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.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (e)
Issued: 07/09/2021 **Status:** CEH

2 **Details:** All signs, except signs exempted by Article 8.B, EXEMPTIONS, shall receive a building permit prior to construction, erection, attachment or placement from PBC. Non-exempt signs not erected or repaired pursuant to a valid permit are considered illegal. No sign shall be structurally altered, enlarged, or relocated except in conformity with this Article. The repair or changing of movable parts, sign copy, display, or graphic material is not deemed an alteration.
Code: Unified Land Development Code - 8.E
Issued: 07/09/2021 **Status:** CEH

cc: Code Enforcement
Edison, Adam H

Agenda No.: 054 **Status:** Active
Respondent: EDISON, Adam H **CEO:** Ozmer M Kosal
1095 Military Trl, Unit 1201, Jupiter, FL 33468-5109
Situs Address: 18765 131st Trl N, Jupiter, FL **Case No:** C-2021-07090006
PCN: 00-41-40-33-00-000-1160 **Zoned:** AR

Violations: 1 **Details:** Building Code and any further exemptions provided by law, which are subject to the requirements of this Article: Nonresidential farm Buildings on farms, as provided in section 604.50, F.S.

Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, 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 on your property to be a fence, structure erected on the pond, and the appearance of a barn structure erected on the southeast of the property are all in requirement of 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
Unified Land Development Code - 18.A.1.D
Unified Land Development Code - 18.A.1.E
Unified Land Development Code - 18.A.1.F
Unified Land Development Code - 18.A.4.A & 18.A.4.B & 18.A.4.C.2
Issued: 07/09/2021 **Status:** CEH

2 **Details:** Recreational vehicles, boats, sports vehicles and/or trailers are not to be parked in a required front setback or other area between the structure and the street, or on street except for the purpose of loading or unloading during a period not to exceed two hours in any 24 hour period.
Code: Unified Land Development Code - 6.D.1.A.1.b
Issued: 07/09/2021 **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, discarded containers and/or similar items. More specifically, trash, debris, and all discarded items to include the piles of containers appearing on the property require removal and proper discarding.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 07/09/2021 **Status:** CEH

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
MARCH 02, 2022 9:00 AM**

cc: Code Enforcement
Edison, Adam H

Agenda No.: 055 **Status:** Active
Respondent: GULFSTREAM STANDARD, LLC, a Florida Limited Liability Company **CEO:** Ozmer M Kosal
10786 Charelston Pl, Hollywood, FL 33026
Situs Address: 12260 158th Ct N, Jupiter, FL **Case No:** C-2021-06110027
PCN: 00-41-41-15-00-000-1610 **Zoned:** AR

Violations:

1 **Details:** Building Code and any further exemptions provided by law, which are subject to the requirements of this Article: Nonresidential farm Buildings on farms, as provided in section 604.50, F.S.

Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, farm structures, fences, accessory structures, and membrane canopy structures appearing on the property have been erected or installed without a valid building permit issued by the County Building Department, as reflected in Building Permits records.

Any owner or owner's authorized agent (hereinafter "applicant") who intends to undertake any Development activity within the scope of this Article, including Buildings, Structures and facilities exempt from the Florida Building Code, as listed in Art. 18.A.4.C, which is wholly within or partially within any Special Flood Hazard Area shall first make application to the Floodplain Administrator and the Building Official, if applicable, and shall obtain the required permit(s) and approval(s). No such permit or approval shall be issued until compliance with the requirements of this Article has been satisfied.

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: Nonresidential farm Buildings on farms, as provided in section 604.50, F.S.

Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Unified Land Development Code - 18.A.1.D
Unified Land Development Code - 18.A.1.E
Unified Land Development Code - 18.A.1.F
Unified Land Development Code - 18.A.4.A & 18.A.4.B & 18.A.4.C.2

Issued: 06/14/2021 **Status:** CEH

cc: Gulfstream Standard, Llc, A Florida Limited Liability Company

Agenda No.: 056 **Status:** Removed
Respondent: MIKLOS, Steven H **CEO:** Ozmer M Kosal
12557 154th Rd N, Jupiter, FL 33478-6647
Situs Address: 12459 179th Ct N, Jupiter, FL **Case No:** C-2021-08020025
PCN: 00-41-41-03-00-000-2070 **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 fence and gate 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: 08/04/2021 **Status:** CLS

cc: Miklos, Steven H

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
MARCH 02, 2022 9:00 AM**

Agenda No.: 057 **Status:** Active
Respondent: WALK OFF, LLC, a Florida Limited Liability Company **CEO:** Ozmer M Kosal
4901 NW 17th Way, Unit 305, Fort Lauderdale, FL 33309
Situs Address: 14704 Black Bear Rd, Palm Beach Gardens, FL **Case No:** C-2021-08250025
PCN: 00-41-41-20-01-004-0730 **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 on your property is in requirement of a valid site development permit issued from the County Building Department.
Code: PBC Amendments to FBC 7th Edition (2020) - 110.9
Issued: 08/26/2021 **Status:** CEH

cc: Walk Off, Llc, A Florida Limited Liability Company

Agenda No.: 058 **Status:** Active
Respondent: WARD, Charles **CEO:** Ozmer M Kosal
12291 184th Ct N, Jupiter, FL 33478-2034
Situs Address: 12291 184th Ct N, Jupiter, FL **Case No:** C-2021-08160008
PCN: 00-41-40-34-00-000-5100 **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 gate 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: 08/18/2021 **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 structures appearing to be a membrane covered canopy structure and pondside pergola structure 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: 08/18/2021 **Status:** CEH

Agenda No.: 059 **Status:** Removed
Respondent: Assured Properties LLC **CEO:** Ray F Leighton
6201 Willoughby Cir, Lake Worth, FL 33463
Situs Address: 2000 Longwood Rd, West Palm Beach, FL **Case No:** C-2021-04260015
PCN: 00-43-43-29-02-007-0420 **Zoned:** RM

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
MARCH 02, 2022 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.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 05/10/2021 **Status:** CLS
- 2 **Details:** All accessory structures, including detached garages, fences, walls, and swimming pools shall be maintained structurally sound and in good repair.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (e)
Issued: 05/10/2021 **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 roofed structure on the storage building has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 05/10/2021 **Status:** CLS

Agenda No.: 060

Status: Active

Respondent: Bermudez, Mabel
13219 40th Ln N, Royal Palm Beach, FL 33411-8402

CEO: Ray F Leighton

Situs Address: 13219 40th Ln N, West Palm Beach, FL

Case No: C-2019-09050019

PCN: 00-41-43-09-00-000-5910

Zoned: AR

Violations:

- 3 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, a wire and wood fence has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 6th Edition (2017) - 105.1
Issued: 09/09/2019 **Status:** CLS
- 4 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, a shed has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 6th Edition (2017) - 105.1
Issued: 09/09/2019 **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, a canopy has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 6th Edition (2017) - 105.1
Issued: 09/09/2019 **Status:** CLS

Agenda No.: 061

Status: Removed

Respondent: Davis, Mary V; Boehler, Maria C
12780 53rd Rd N, West Palm Beach, FL 33411-9061

CEO: Ray F Leighton

Situs Address: 12780 53rd Rd N, West Palm Beach, FL

Case No: C-2019-09050046

PCN: 00-41-43-03-00-000-8020

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.
Code: Unified Land Development Code - 6.A.1.D.19.a.2)
Issued: 09/10/2019 **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 ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
MARCH 02, 2022 9:00 AM**

	Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)	Issued: 09/10/2019	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.		
	Code: Unified Land Development Code - 6.A.1.D.19.b.1)	Issued: 09/10/2019	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, a gate across the driveway has been erected or installed without a valid building permit.		
	Code: PBC Amendments to FBC 6th Edition (2017) - 105.1	Issued: 09/10/2019	Status: CLS

Agenda No.: 062		Status: Active									
Respondent: Cepeda, Luis B; Cepeda, Carmona Lus J 11480 49th St N, West Palm Beach, FL 33411-9155		CEO: Ray F Leighton									
Situs Address: 11480 49th St N, West Palm Beach, FL		Case No.: C-2019-07250016									
PCN: 00-41-43-11-00-000-1460		Zoned: AR									
Violations:	<table style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 5%; text-align: center;">1</td> <td>Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, a wood fence with a metal gate has been erected or installed without a valid building permit.</td> <td></td> </tr> <tr> <td></td> <td>Code: PBC Amendments to FBC 6th Edition (2017) - 105.1</td> <td>Status: SIT</td> </tr> <tr> <td></td> <td>Issued: 07/26/2019</td> <td></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 wood fence with a metal gate has been erected or installed without a valid building permit.			Code: PBC Amendments to FBC 6th Edition (2017) - 105.1	Status: SIT		Issued: 07/26/2019	
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 with a metal gate has been erected or installed without a valid building permit.										
	Code: PBC Amendments to FBC 6th Edition (2017) - 105.1	Status: SIT									
	Issued: 07/26/2019										

Agenda No.: 063		Status: Active																											
Respondent: Aguilar, Segundo Jimenez 1558 63rd Dr S, West Palm Beach, FL 33415-4902		CEO: Timothy M Madu																											
Situs Address: 5828 Westfall Rd, Lake Worth, FL		Case No.: C-2021-10270002																											
PCN: 00-42-44-34-26-000-5060		Zoned: RS																											
Violations:	<table style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 5%; text-align: center;">1</td> <td>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, the boats parked in the front yard.</td> <td></td> </tr> <tr> <td></td> <td>Code: Unified Land Development Code - 6.D.1.A.1.b</td> <td>Status: CEH</td> </tr> <tr> <td></td> <td>Issued: 11/01/2021</td> <td></td> </tr> <tr> <td style="text-align: center;">2</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. More specifically, the boats parked in the front yard.</td> <td></td> </tr> <tr> <td></td> <td>Code: Unified Land Development Code - 6.D.1.A.1.c</td> <td>Status: CEH</td> </tr> <tr> <td></td> <td>Issued: 11/01/2021</td> <td></td> </tr> <tr> <td style="text-align: center;">3</td> <td>Details: It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items. More specifically, the storage of the listed or similar items located at the front of the property.</td> <td></td> </tr> <tr> <td></td> <td>Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)</td> <td>Status: CEH</td> </tr> <tr> <td></td> <td>Issued: 11/01/2021</td> <td></td> </tr> </table>		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, the boats parked in the front yard.			Code: Unified Land Development Code - 6.D.1.A.1.b	Status: CEH		Issued: 11/01/2021		2	Details: Recreational vehicles, boats, sports vehicles and trailers shall be located in the side or rear yard and screened from surrounding property and streets with an opaque wall, fence or hedge a minimum of six feet in height. More specifically, the boats parked in the front yard.			Code: Unified Land Development Code - 6.D.1.A.1.c	Status: CEH		Issued: 11/01/2021		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, the storage of the listed or similar items located at the front of the property.			Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)	Status: CEH		Issued: 11/01/2021	
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	Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)	Status: CEH																											
	Issued: 11/01/2021																												

CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
MARCH 02, 2022 9:00 AM

Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1
Issued: 11/09/2021

Status: CLS

Agenda No.: 065
Respondent: Genea, Saintoine I; Genea, Josette
7871 Coral St, Lake Worth, FL 33462-6101
Situs Address: 7871 Coral St, Lake Worth, FL
PCN: 00-43-45-10-07-000-1800
Status: Active
CEO: Timothy M Madu
Case No.: C-2021-09210030
Zoned: RM

- Violations:**
- 1** **Details:** One commercial vehicle of not over one ton rated capacity may be parked per dwelling unit, providing all of the following conditions are met: vehicle is registered or licensed; used by a resident of the premises; gross vehicle weight rating (gvwr) does not exceed 12,500 pounds; height does not exceed nine feet, including any load, bed, or box; and total vehicle length does not exceed 26 feet.
Code: Unified Land Development Code - 6.A.1.B.2.a
Issued: 10/05/2021
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, wood fence has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 10/05/2021
Status: CEH

cc: Code Enforcement

Agenda No.: 066
Respondent: JEM HOMES INTERNATIONAL, LLC
1499 W Palmetto Rd, Ste 107, Boca Raton, FL 33409
Situs Address: 7325 Lantana Rd, Lake Worth, FL
PCN: 00-42-43-27-05-032-3590
Status: Removed
CEO: Timothy M Madu
Case No.: C-2021-11090037
Zoned: AR

- 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, the overgrown grass/vegetation on the empty lot.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (1) Table 14-32 (c)
Issued: 11/10/2021
Status: CLS

cc: Jem Homes International, Llc

Agenda No.: 067
Respondent: TOP NOTCH TREE FARM INC
9655 87th Pl S, Boynton Beach, FL 33472-4301
Situs Address: 9655 87th Pl S, Boynton Beach, FL
PCN: 00-42-43-27-05-045-0720
Status: Active
CEO: Timothy M Madu
Case No.: C-2021-02120042
Zoned: AGR-PUD

- 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, Landscape Service prohibited in AGR-PUD.
Code: Unified Land Development Code - 4.A.7.C Use Matrix
Unified Land Development Code - 4.A.7.C.6
Unified Land Development Code - 4.B.2.A Commercial Use Matrix Table
Issued: 04/14/2021
Status: CEH

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
MARCH 02, 2022 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, accessory structures(roofed metal buildings) have been erected or installed without a valid building permit.

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

Issued: 04/14/2021

Status: CEH

3 **Details:** Any owner or owner's authorized agent (hereinafter "applicant") who intends to undertake any Development activity within the scope of this Article, including Buildings, Structures and facilities exempt from the Florida Building Code, as listed in Art. 18.A.4.C, which is wholly within or partially within any Special Flood Hazard Area shall first make application to the Floodplain Administrator and the Building Official, if applicable, and shall obtain the required permit(s) and approval(s). No such permit or approval shall be issued until compliance with the requirements of this Article has been satisfied.

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: Nonresidential farm Buildings on farms, as provided in section 604.50, F.S.

Code: Unified Land Development Code - 18.A.4.A & 18.A.4.B & 18.A.4.C.2

Issued: 04/14/2021

Status: CEH

cc: Simon And Schmidt Pa

Agenda No.: 068

Status: Active

Respondent: CREWS, ALEXANDER

CEO: Nedssa Merise

5308 Eadie Pl, West Palm Beach, FL 33407-1618

Situs Address: 5308 Eadie Pl, West Palm Beach, FL

Case No: C-2021-09270035

PCN: 00-42-43-02-01-009-0120

Zoned: RM

Violations:

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

More specifically, open storage including but not limited to containers, bottles, bucket, concrete block and bottle spray.

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

Issued: 09/28/2021

Status: SIT

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

Park the trailer in the side or rear yard and screen the trailer from surrounding properties and streets with an opaque wall, fence or hedge a minimum of six feet in height.

Code: Unified Land Development Code - 6.D.1.A.1.c

Issued: 09/28/2021

Status: SIT

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

Park the boat in the side or rear yard and screen the 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: 09/28/2021

Status: SIT

4 **Details:** Recreational vehicles, boats, sports vehicles and/or trailers are not to be parked in a required front setback or other area between the structure and the street, or on street except for the purpose of loading or unloading during a period not to exceed two hours in any 24 hour period.

Remove boat from the front setback or other area between the structure and street. Park boat in the side or rear yard.

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
MARCH 02, 2022 9:00 AM**

- Code:** Unified Land Development Code - 6.D.1.A.1.b
Issued: 09/28/2021 **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, membrane covered has been erected or installed without a valid building permit.
- Obtain required building permits for the membrane covered or remove the membrane covered.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 09/28/2021 **Status:** SIT
- 6** **Details:** Every window, other than a fixed window, shall be easily openable and capable of being held in position by window hardware.
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).
- More specifically, please open the window awnings if the house is not vacant.
- Code:** Palm Beach County Property Maintenance Code - Section 14-33 (m) (2)
Palm Beach County Property Maintenance Code - Section 14-43 (a)
Issued: 09/28/2021 **Status:** SIT
- 7** **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.
- 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: 09/28/2021 **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, Addition/structure has been erected or installed without a valid building permit.
- Obtain required building permits for the Addition/structure or remove the Addition/structure.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 09/28/2021 **Status:** SIT
- 9** **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. Rusty fascia, damage soffits
- Code:** Palm Beach County Property Maintenance Code - Section 14-33 (b)
Issued: 09/28/2021 **Status:** SIT
- 10** **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: 09/28/2021 **Status:** CLS

CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
MARCH 02, 2022 9:00 AM

Situs Address: 5281 Eadie Pl, West Palm Beach, FL
PCN: 00-42-43-02-01-010-0190

Case No: C-2021-10050031
Zoned: RM

Violations:

- | | |
|----------|---|
| 1 | <p>Details: Vehicles shall only be parked on an improved surface in the Urban Suburban Tier. More specifically, included but not limited to red truck 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: 10/07/2021 Status: CLS</p> |
| 2 | <p>Details: It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
 Issued: 10/07/2021 Status: CLS</p> |
| 3 | <p>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.</p> <p style="padding-left: 40px;">Park the trailer in the side or rear yard and screen the trailer from surrounding properties and streets with an opaque wall, fence or hedge a minimum of six feet in height.</p> <p>Code: Unified Land Development Code - 6.D.1.A.1.c
 Issued: 10/07/2021 Status: CLS</p> |

Agenda No.: 070

Status: Active

Respondent: CREWS, ALEXANDER J
5308 Eadie Pl, West Palm Beach, FL 33407-1618

CEO: Nedssa Merise

Situs Address: 5743 Rae Ave, West Palm Beach, FL
PCN: 00-42-43-02-01-001-0230

Case No: C-2021-10050028
Zoned: RM

Violations:

- | | |
|----------|---|
| 1 | <p>Details: Every window, door and frame shall be kept in sound condition, good repair and weather tight. 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).</p> <p style="padding-left: 40px;">More specifically, please remove the board up from the windows if the house is not vacant.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-33 (m)
 Palm Beach County Property Maintenance Code - Section 14-43 (a)
 Issued: 10/06/2021 Status: CLS</p> |
| 2 | <p>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 style="padding-left: 40px;">Please cut the grass, weeds and low growing vegetation and maintain at or below 7 inches in height.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (1)Table 14-32 (c)
 Issued: 10/06/2021 Status: CLS</p> |
| 3 | <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 style="padding-left: 40px;">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 style="padding-left: 40px;">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</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: 10/06/2021 Status: CLS</p> |
| 4 | <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 style="padding-left: 40px;">Remove all open/outdoor storage of inoperable vehicles, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items on the property.</p> |

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
MARCH 02, 2022 9:00 AM**

Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 10/06/2021 **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. Please resealed and or repaved the driveway area (permit require). Building department number is 561-233-5100.

Code: Palm Beach County Property Maintenance Code - Section 14-32 (b)
Issued: 10/06/2021 **Status:** SIT

Agenda No.: 071 **Status:** Active
Respondent: CRYSTAL POINTE HOA INC **CEO:** Nedssa Merise
 1200 PARK CENTRAL BLVD S, POMPANO BEACH, FL
 33064
Situs Address: 2550 Crystal Pointe Way, Palm Beach Gardens, FL **Case No.:** C-2021-10080019
PCN: 00-43-41-29-07-001-0000 **Zoned:** RS

Violations:

1 **Details:** Residential:
 Single Family, Townhouses, and Multifamily with a maximum of two units shall not be subject to the requirements of Art. 5.E.4.E.3, Submittal Requirements and Art. 5.E.4.E.4, Standards. All permitted outdoor lighting shall be oriented and directed away from adjacent residential Uses or adjacent streets that are internal or external to the subject property.

Please redirect or shield the median entrance lighting on Crystal Pointe Way to not shine on the residences on St. Tropez Circle

Code: Unified Land Development Code - 5.E.4.E.2.c.1
Issued: 11/10/2021 **Status:** SIT

cc: Crystal Pointe Hoa Inc/Seacrest Services Inc C/O

Agenda No.: 072 **Status:** Active
Respondent: DELVA, CLAUDE **CEO:** Nedssa Merise
 5811 Gramercy Dr, West Palm Beach, FL 33407-1625
Situs Address: 5811 Gramercy Dr, West Palm Beach, FL **Case No.:** C-2021-09270019
PCN: 00-42-43-02-01-009-0150 **Zoned:** RM

Violations:

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

More specifically, open storage including but not limited to carpet, ladder, buckets, gallon, bottles, and wood planks.

Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 09/28/2021 **Status:** SIT

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

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

Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (1)Table 14-32 (c)
Issued: 09/28/2021 **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, shipping container has been erected or installed without a valid building permit.

Obtain required building permits for the shipping container or remove the shipping container.

Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 09/28/2021 **Status:** SIT

CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
MARCH 02, 2022 9:00 AM

- 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.

 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: 09/28/2021 **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, fence (chain-link and wood) has been erected or installed without a valid building permit.

 Obtain required building permits for the fence (chain-link and wood) or remove the fence (chain-link and wood).
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 09/28/2021 **Status:** SIT
- 6** **Details:** Vehicles shall only be parked on an improved surface in the Urban Suburban Tier.

 More specifically, included but not limited to the Toyota, Honda and Chevrolet vehicles parked on the grass. Parking on the grass is prohibited at all time. Please relocate the vehicle to a paved surface and refrain from parking on the lawn.
Code: Unified Land Development Code - 6.D.1.A.4.a.2.b
Issued: 09/28/2021 **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, sheds/structures has been erected or installed without a valid building permit.

 Obtain required building permits for the sheds/structures or remove the sheds/structures.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 09/28/2021 **Status:** SIT

Agenda No.: 073

Status: Active

Respondent: DOLCE, JOSE
 5286 Eadie Pl, West Palm Beach, FL 33407-1676

CEO: Nedssa Merise

Situs Address: 5286 Eadie Pl, West Palm Beach, FL

Case No.: C-2021-09270025

PCN: 00-42-43-02-01-009-0140

Zoned: RM

Violations:

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

 Repair/maintain all accessory structures in disrepair. More specifically, including but not limited to disrepair fence.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (e)
Issued: 09/28/2021 **Status:** SIT
- 2** **Details:** Garbage Carts and Yard Waste Containers shall be placed at the Collection Point no earlier than 3:00 p.m. on the day preceding the day upon which collection is customarily made. Garbage Carts and Yard Waste Containers shall be removed from the Collection Point on the same day collection is scheduled to occur.
 Except when placed for collection service in accordance with subsection 25-1(c)(1)a.-f., Garbage Carts and Yard Waste Containers shall be placed in a storage location within, adjacent to, or behind a structure, building, fence, landscaping, or other barrier which substantially screens the view of the Garbage Carts and Yard Waste Containers from the street or public right-of-way.
Code: Palm Beach County Codes & Ordinances - Chapter 25-1(c)(1)a. & b.
 Palm Beach County Codes & Ordinances - Chapter 25-1(c)(1)g.

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
MARCH 02, 2022 9:00 AM**

	Issued: 09/28/2021	Status: SIT
3	Details: Vehicles shall only be parked on an improved surface in the Urban Suburban Tier. 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	
	Code: Unified Land Development Code - 6.D.1.A.4.a.2.b	
	Issued: 09/28/2021	Status: SIT

Agenda No.: 074	Status: Active
Respondent: GAMA INVESTMENT GROUP II LLC 10258 RIVERSIDE Dr, Ste 6, Palm Beach Gardens, FL 33410	CEO: Nedssa Merise
Situs Address: 12173 Colony Ave, Palm Beach Gardens, FL	Case No: C-2021-09230021
PCN: 00-43-41-31-01-014-0010	Zoned: RM

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 style="padding-left: 40px;">More specifically, open storage including but not limited to uplift, boxes, tires, mechanic equipment's, car parts, car seat, all equipment's, spray cans, and bottles.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)</p> <p>Issued: 09/24/2021 Status: SIT</p> |
| 2 | <p>Details: Vehicles shall only be parked on an improved surface in the Urban Suburban Tier. More specifically, included but not limited to truck 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</p> <p>Issued: 09/24/2021 Status: SIT</p> |
| 3 | <p>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 style="padding-left: 40px;">Please cut the grass, weeds and low growing vegetation and maintain at or below 7 inches in height.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (1)Table 14-32 (c)</p> <p>Issued: 09/24/2021 Status: SIT</p> |
| 7 | <p>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, including but not limited to car repairs or mechanic service in residential area.</p> <p style="padding-left: 40px;">Cease allowing a use to continue that is prohibited in your Zoning district. More specifically, including but not limited to car repairs or mechanic service in residential area.</p> <p>Code: Unified Land Development Code - 4.A.7.C.6</p> <p>Issued: 09/24/2021 Status: SIT</p> |
| 8 | <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;">Remove all unlicensed/unregistered vehicles or obtain licenses/registrations for such vehicles. One vehicle which is unregistered or unlicensed may be kept on site provided the vehicle is operable and completely screened from view from adjacent roads and lots.</p> <p>Code: Unified Land Development Code - 6.D.1.A.4.a.2.a</p> <p>Issued: 09/24/2021 Status: SIT</p> |
| 9 | <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 style="padding-left: 40px;">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 style="padding-left: 40px;">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> |

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
MARCH 02, 2022 9:00 AM**

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: 09/24/2021 **Status:** SIT

Agenda No.: 075 **Status:** Active
Respondent: HAYES, J R STANFIELD; HAYES, RAE ANN **CEO:** Nedssa Merise
8615 Hall Blvd, Loxahatchee, FL 33470-5662
Situs Address: 8615 Hall Blvd, Loxahatchee, FL **Case No.:** C-2021-02120024
PCN: 00-41-42-19-00-000-1840 **Zoned:** AR

Violations: **6** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, structures has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 02/16/2021 **Status:** SIT

Agenda No.: 076 **Status:** Active
Respondent: SULLIVAN, PEGGY SUE; HESKETT, MARY ALYS **CEO:** Nedssa Merise
3153 Capri Rd, Palm Beach Gardens, FL 33410-2426
Situs Address: 3153 Capri Rd, Palm Beach Gardens, FL **Case No.:** C-2021-08250024
PCN: 00-43-41-31-02-024-0100 **Zoned:** RM

Violations: **1** **Details:** Grass, weeds and low-growing vegetation shall be maintained as follows: Developed or Partially Developed Residential and Non-Residential lots one-half acre or less: 7 inches in height on the entire lot.

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: 08/26/2021 **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, Shed/structure has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 08/26/2021 **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, fence has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 08/26/2021 **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, open storage including but not limited to box, bottle, metal equipment, carpet and wood plank.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 08/26/2021 **Status:** SIT

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
MARCH 02, 2022 9:00 AM**

- 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: 08/26/2021 **Status:** SIT
- 7** **Details:** One (1) address sign shall be required for each principal building or use on premises showing the numerical address designation on the premises upon which they are maintained or in multi-unit buildings which utilize a marquee/signboard, the full building address shall be posted on such marquee/signboard. The address shall be posted in a color contrasting that of the marquee/signboard or building a minimum of 4" for residential and 6" for commercial structure, and of sufficient size to be plainly visible and legible from the roadway.

Post the numerical address on the premises. More specifically, please post the property address numeric (3153) be visible from the street by having it display on the property.
Code: Palm Beach County Property Maintenance Code - Section 14-33 (c)
Issued: 08/26/2021 **Status:** SIT
- 8** **Details:** All accessory structures, including detached garages, fences, walls, and swimming pools shall be maintained structurally sound and in good repair.

Repair/maintain all accessory structures in disrepair. More specifically, including but not limited to damage fence on the property.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (e)
Issued: 08/26/2021 **Status:** SIT
- 9** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, 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, fill dirt

Obtain required building permits for the fill dirt or remove the fill dirt.

Please obtain the required permit for fill dirt.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
PBC Amendments to FBC 7th Edition (2020) - 110.9
Issued: 08/26/2021 **Status:** SIT

CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
MARCH 02, 2022 9:00 AM

Agenda No.: 077 **Status:** Active
Respondent: LABRANCHE, SINGER; LABRANCHE, JULIENNE **CEO:** Nedssa Merise
9312 Birmingham Dr, Palm Beach Gardens, FL 33410-5926
Situs Address: 9312 Birmingham Dr, Palm Beach Gardens, FL **Case No:** C-2021-10040018
PCN: 00-42-42-13-01-001-0250 **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 metal materials, buckets, tires, concrete blocks, plastic materials, containers, inoperable and equipment.

Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 10/05/2021 **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.

Remove all unlicensed/unregistered vehicles or obtain licenses/registrations for such vehicles. One vehicle which is unregistered or unlicensed may be kept on site provided the vehicle is operable and completely screened from view from adjacent roads and lots.

Code: Unified Land Development Code - 6.D.1.A.4.a.2.a
Issued: 10/05/2021 **Status:** SIT

 - 6** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, shed/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: 10/05/2021 **Status:** SIT

Agenda No.: 078 **Status:** Removed
Respondent: LUBIC, NEAL **CEO:** Nedssa Merise
8324 S Bates Rd, Palm Beach Gardens, FL 33418-6104
Situs Address: 14011 Paradise Point Rd, Palm Beach Gardens, FL **Case No:** C-2021-10220021
PCN: 00-43-41-20-00-000-7210 **Zoned:** RM

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

Remove all open/outdoor storage of inoperable vehicles, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items on the property. More specifically, open storage including but not limited to yard waste, tree branches and leaves.

Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 10/27/2021 **Status:** CLS

 - 2** **Details:** Garbage Carts and Yard Waste Containers shall be placed at the Collection Point no earlier than 3:00 p.m. on the day preceding the day upon which collection is customarily made. Garbage Carts and Yard Waste Containers shall be removed from the Collection Point on the same day collection is scheduled to occur.

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

Store garbage containers so that they are screened from view from streets or public right-of-way. More specifically, included but not limited to garbage containers (trashcan) need to be removed from the public right-of-way: swale, public view, sidewalks, and streets after pickup no later than the same day collection is scheduled to occur.

Code: Palm Beach County Codes & Ordinances - Chapter 25-1(c)(1)a. & b.
Palm Beach County Codes & Ordinances - Chapter 25-1(c)(1)g.

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
MARCH 02, 2022 9:00 AM**

Issued: 10/27/2021

Status: CLS

Agenda No.: 079 **Status:** Active
Respondent: TRUE NORTH PROPERTY OWNER A, LLC **CEO:** Nedssa Merise
 1201 HAYS St, TALLAHASSEE, FL 32301
Situs Address: 4786 Arthur St, Palm Beach Gardens, FL **Case No.:** C-2021-09290016
PCN: 00-42-42-13-09-002-0011 **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.
Code: Unified Land Development Code - 6.A.1.D.19.b.5)b)
Issued: 09/30/2021 **Status:** SIT

- 2 **Details:** Vehicles shall only be parked on an improved surface in the Urban Suburban Tier.
Code: Unified Land Development Code - 6.D.1.A.4.a.2.b
Issued: 09/30/2021 **Status:** SIT

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

 Park the boat in the side or rear yard and screen the 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: 09/30/2021 **Status:** SIT

- 4 **Details:** It shall be unlawful for any owner of land in any residential district to park on, cause to be parked on, or allow to be parked on residentially zoned land any unlicensed or unregistered vehicle, or equipment commercial vehicle, sports vehicle, recreational vehicle, marine vessel or trailer for a period exceeding one hour in any 24 hour period, each such period commencing at the time of first stopping or parking.

 Remove all unlicensed/unregistered vehicles or obtain licenses/registrations for such vehicles. One vehicle which is unregistered or unlicensed may be kept on site provided the vehicle is operable and completely screened from view from adjacent roads and lots.
Code: Unified Land Development Code - 6.D.1.A.4.a.2.a
Issued: 09/30/2021 **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: 09/30/2021 **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.

 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, white containers, box, loan mower or anything in public view.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 09/30/2021 **Status:** SIT

cc: True North Property Owner A, Llc

Agenda No.: 080 **Status:** Active
Respondent: BEG 3918 LLC **CEO:** Joanna Mirodias
 1830 S Ocean Dr, Unit 2802, Hallandale Beach, FL 33009
Situs Address: 3863 W Roan Ct, West Palm Beach, FL **Case No.:** C-2021-08230053
PCN: 00-43-42-18-05-000-0140 **Zoned:** RM

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
MARCH 02, 2022 9:00 AM**

PCN: 00-41-41-17-12-001-0000

Zoned:

Violations:

1	<p>Details: The Site Plan shall be the controlling plan for Conditional Uses or PDDs listed below. All development site elements including, but not limited to: ingress and egress, density, and intensity in the proposed application shall be consistent with the Site Plan. All plats shall be consistent with the Site Plan. In cases of conflict between plans, the most recently approved BCC Preliminary Plan(s) for those DOs that have no Final Plan(s) shall prevail.</p> <p>Specifically, 45 Slash Pines, 2 Live Oak trees, and 2 Sabal Palm trees that were to be preserved according to site plan/vegetation disposition chart FRP-3 FRP-4 & FRP-5 were removed without site plan amendment or approval.</p> <p>Code: Unified Land Development Code - 2.A.6.B.4 Issued: 12/08/2021 Status: CEH</p>
2	<p>Details: The following deficiencies shall be considered a separate and continuing violation of this Article or a DO: [Ord. 2019-005]</p> <p>1. Each required tree, palm, pine, or other vegetation not properly installed or maintained shall be considered a separate and continuing violation of the ULDC or applicable DO. Each row of shrubs and ground treatment shall be considered as a separate and continuing violation. Each wall or fence not properly installed or maintained shall be considered a separate and continuing violation. [Ord. 2019-005]</p> <p>2. Each required tree, palm, pine, or other vegetation that has irreparable or irreversible harm. [Ord. 2020-001]</p> <p>3. Each day in which required vegetation is not properly installed or properly maintained on site as required by this Section or by the order of the Special Master. [Ord. 2018-002] [Ord. 2019-005] [Ord. 2020-001]</p> <p>Code: Unified Land Development Code - 7.G.3.A Issued: 12/08/2021 Status: CEH</p>

cc: Hartz Mountain Industries, Inc.
Hartz Of Palm Llc

Agenda No.: 084	Status: Active		
Respondent: Jupiter Investments, L.C., an Iowa Limited Liability Company 125 W Indiantown Rd, Ste 103, Jupiter, FL 33458-3539	CEO: Joanna Mirodias		
Situs Address: 6804 2nd St, Jupiter, FL	Case No: C-2021-11040011		
PCN: 00-42-41-03-01-000-2350	Zoned: RH		
Violations:	<table border="1"> <tr> <td style="vertical-align: top; padding: 5px;">1</td> <td style="padding: 5px;"> <p>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.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (1) Table 14-32 (c) Issued: 11/05/2021 Status: SIT</p> </td> </tr> </table>	1	<p>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.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (1) Table 14-32 (c) Issued: 11/05/2021 Status: SIT</p>
1	<p>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.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (1) Table 14-32 (c) Issued: 11/05/2021 Status: SIT</p>		

Agenda No.: 085	Status: Active				
Respondent: Kern, Michael 11858 179th Ct N, Jupiter, FL 33478-4739	CEO: Joanna Mirodias				
Situs Address: 179th Ct N, Jupiter, FL	Case No: C-2021-10180031				
PCN: 00-41-41-02-00-000-3240	Zoned: AR				
Violations:	<table border="1"> <tr> <td style="vertical-align: top; padding: 5px;">1</td> <td style="padding: 5px;"> <p>Details: Each Use Matrix identifies all zoning districts, uses, and approval process, except as indicated otherwise. The Use Matrix indicates the approval process for each Use Type in standard Zoning Districts, PDDs, TDDs, URAO, and IRO. A number in the column under the "Supplementary Use Standard" of the Use Matrix refers to the Definition and Supplementary Use Standards applicable to each use.</p> <p>Uses identified with a dash "-", in a zoning districts column of the Use Matrix, are prohibited in that zoning district, unless otherwise expressly stated under the Supplementary Use Standards for the use, or within any applicable Zoning Overlays. More specifically, Contractor Storage Yard- the storage of construction material, mechanical equipment used in construction activity, or commercial vehicles used by building trades and services, other than construction sites.</p> <p>Code: Unified Land Development Code - 4.A.7.C Unified Land Development Code - 4.A.7.C.6 Issued: 10/22/2021 Status: SIT</p> </td> </tr> <tr> <td style="vertical-align: top; padding: 5px;">4</td> <td style="padding: 5px;"> <p>Details: Parking shall be prohibited on all vacant properties in residential districts.</p> <p>Code: Unified Land Development Code - 6.D.1.A.4.a.3</p> </td> </tr> </table>	1	<p>Details: Each Use Matrix identifies all zoning districts, uses, and approval process, except as indicated otherwise. The Use Matrix indicates the approval process for each Use Type in standard Zoning Districts, PDDs, TDDs, URAO, and IRO. A number in the column under the "Supplementary Use Standard" of the Use Matrix refers to the Definition and Supplementary Use Standards applicable to each use.</p> <p>Uses identified with a dash "-", in a zoning districts column of the Use Matrix, are prohibited in that zoning district, unless otherwise expressly stated under the Supplementary Use Standards for the use, or within any applicable Zoning Overlays. More specifically, Contractor Storage Yard- the storage of construction material, mechanical equipment used in construction activity, or commercial vehicles used by building trades and services, other than construction sites.</p> <p>Code: Unified Land Development Code - 4.A.7.C Unified Land Development Code - 4.A.7.C.6 Issued: 10/22/2021 Status: SIT</p>	4	<p>Details: Parking shall be prohibited on all vacant properties in residential districts.</p> <p>Code: Unified Land Development Code - 6.D.1.A.4.a.3</p>
1	<p>Details: Each Use Matrix identifies all zoning districts, uses, and approval process, except as indicated otherwise. The Use Matrix indicates the approval process for each Use Type in standard Zoning Districts, PDDs, TDDs, URAO, and IRO. A number in the column under the "Supplementary Use Standard" of the Use Matrix refers to the Definition and Supplementary Use Standards applicable to each use.</p> <p>Uses identified with a dash "-", in a zoning districts column of the Use Matrix, are prohibited in that zoning district, unless otherwise expressly stated under the Supplementary Use Standards for the use, or within any applicable Zoning Overlays. More specifically, Contractor Storage Yard- the storage of construction material, mechanical equipment used in construction activity, or commercial vehicles used by building trades and services, other than construction sites.</p> <p>Code: Unified Land Development Code - 4.A.7.C Unified Land Development Code - 4.A.7.C.6 Issued: 10/22/2021 Status: SIT</p>				
4	<p>Details: Parking shall be prohibited on all vacant properties in residential districts.</p> <p>Code: Unified Land Development Code - 6.D.1.A.4.a.3</p>				

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
MARCH 02, 2022 9:00 AM**

Issued: 10/22/2021

Status: SIT

Agenda No.: 086

Status: Postponed

Respondent: Maza, Anthony; Maza, Angela
5500 Military Trl, Ste 22146, Jupiter, FL 33458-2869

CEO: Joanna Mirodias

Situs Address: 2416 S Wallen Dr, Palm Beach Gardens, FL

Case No.: C-2021-08200006

PCN: 00-43-42-05-01-000-0440

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

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

Issued: 08/20/2021

Status: CEH

cc: Maza, Angela
Maza, Anthony

Agenda No.: 087

Status: Active

Respondent: Rosen, Peter M
3396 Pebble Pl, Jupiter, FL 33469-2413

CEO: Joanna Mirodias

Situs Address: 3396 Pebble Pl, Jupiter, FL

Case No.: C-2021-05270044

PCN: 00-43-40-30-05-000-0310

Zoned: RS

Violations:

2 **Details:** A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced. More specifically, permit #B-2019-014179-0000 (Siding) 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-2019-014179-0000 (Siding).

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

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

Issued: 06/03/2021

Status: CEH

Agenda No.: 088

Status: Active

Respondent: Ryan, Christopher John
6833 2nd St, Jupiter, FL 33458-3894

CEO: Joanna Mirodias

Situs Address: 6833 2nd St, Jupiter, FL

Case No.: C-2021-07260004

PCN: 00-42-41-03-01-000-1980

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, the fence and gates have been erected or installed without a valid building permit.

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

Issued: 07/26/2021

Status: CEH

Agenda No.: 089

Status: Active

Respondent: Smith, George T; Smith, Vivian
13205 Saint Tropez Cir, Palm Beach Gardens, FL 33410-1438

CEO: Joanna Mirodias

Situs Address: 13205 St Tropez Cir, Palm Beach Gardens, FL

Case No.: C-2021-05240063

PCN: 00-43-41-29-08-000-0530

Zoned: RS

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
MARCH 02, 2022 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, the gazebo/canopy has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 05/26/2021 **Status:** CEH
- 2 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, the fence has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 05/26/2021 **Status:** CEH

Agenda No.: 090

Status: Active

Respondent: Unknown Personal Representative, Spouse, Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees and All Other Parties Claiming By, Through Under or Against the Estate of Gracie Johnson and All Other Unknown Persons or Parties Having or Claiming to Have Any Right, Title or Interest in the Property Located at Palm Garden St and 00-42-40-34-02-000-2080.
1552 W 21st St, West Palm Beach, FL 33404-5220

CEO: Joanna Mirodias

Situs Address: Palm Garden St, FL

Case No: C-2021-10140004

PCN: 00-42-40-34-02-000-2080

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: 10/25/2021 **Status:** CEH

Agenda No.: 091

Status: Active

Respondent: 9130 WEST ATLANTIC AVENUE LLC
9938 Equus Cir, Boynton Beach, FL 33472

CEO: Nick N Navarro

Situs Address: Atlantic Ave, FL

Case No: C-2021-09080003

PCN: 00-42-46-19-02-005-0010

Zoned: AGR

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, including but not limited to storing motor vehicles, some of which are inoperable and/or in a state of disrepair, automotive parts, tires, storage containers, and/or similar items.
Code: Unified Land Development Code - 4.A.7.C.6
Issued: 09/27/2021 **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.

>> Including but not limited to open storage of motor vehicles which are inoperable and/or in a state of disrepair, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash, storage container, or similar items.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 09/27/2021 **Status:** SIT
- 3 **Details:** Outdoor storage of merchandise, inventory, equipment, refuse, or similar material in all nonresidential districts shall be subject to the following standards. Outdoor storage may only be allowed when incidental to the use located on the premises.
Code: Unified Land Development Code - 5.B.1.A.3.a
Issued: 09/27/2021 **Status:** SIT

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
MARCH 02, 2022 9:00 AM**

Agenda No.: 100 **Status:** Active
Respondent: WEINGARTEN NOSTAT INC **CEO:** Steve R Newell
1200 South Pine Island Rd, Plantation, FL 33324
Situs Address: 9108 Glades Rd, Building B, Boca Raton, FL **Case No:** C-2021-08120051
PCN: 00-42-47-18-21-001-0000 **Zoned:** MUPD

Violations:

1	Details: Fire Alarm System Maintenance and Testing to ensure operational integrity, the fire alarm system shall have an approved maintenance and testing program complying with the applicable requirements of NFPA70 and NFPA72 Code: National Fire Protection Association 101 - 9.6.1.4. Issued: 08/24/2021 Status: CEH
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cc: Fire Rescue

Agenda No.: 101 **Status:** Removed
Respondent: Martin, Alonzo S; Alonzo, Elvia D; Andres, Nehemas F; Gaspar, Maria M **CEO:** Adam M Osowsky
3634 Kewanee Rd, Lantana, FL 33462-2210 United States
Situs Address: 3634 Kewanee Rd, Lake Worth, FL **Case No:** C-2021-10120020
PCN: 00-43-45-06-03-011-0090 **Zoned:** RM

Violations:

4	Details: It shall be unlawful for any owner of land in any residential district to park on, cause to be parked on, or allow to be parked on residentially zoned land any unlicensed or unregistered vehicle, or equipment commercial vehicle, sports vehicle, recreational vehicle, marine vessel or trailer for a period exceeding one hour in any 24 hour period, each such period commencing at the time of first stopping or parking. More specifically unlicensed vehicle improperly parked on property. Code: Unified Land Development Code - 6.D.1.A.4.a.2.a Issued: 10/12/2021 Status: CLS
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Agenda No.: 102 **Status:** Removed
Respondent: BARTHELEMY, FERNANDE; ST PIERRE, WIFRANCE **CEO:** Adam M Osowsky
5869 Dewitt Pl, Lake Worth, FL 33463-1537
Situs Address: 5869 Dewitt Pl, Lake Worth, FL **Case No:** C-2021-11080049
PCN: 00-42-44-34-33-000-2540 **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, GAZEBO has been erected or installed without a valid building permit. Code: PBC Amendments to FBC 7th Edition (2020) - 105.1 Issued: 11/10/2021 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, fence has been erected or installed without a valid building permit. Code: PBC Amendments to FBC 7th Edition (2020) - 105.1 Issued: 11/10/2021 Status: CLS
3	Details: It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items. More specifically open storage of inoperable vehicles, building material, construction debris and etc. Code: Palm Beach County Property Maintenance Code - Section 14-35 (a) Issued: 11/10/2021 Status: CLS

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
MARCH 02, 2022 9:00 AM**

4 **Details:** It shall be unlawful for any owner of land in any residential district to park on, cause to be parked on, or allow to be parked on residentially zoned land any unlicensed or unregistered vehicle, or equipment commercial vehicle, sports vehicle, recreational vehicle, marine vessel or trailer for a period exceeding one hour in any 24 hour period, each such period commencing at the time of first stopping or parking.

More specifically vehicle with expired registration improperly parked on premises.

Code: Unified Land Development Code - 6.D.1.A.4.a.2.a

Issued: 11/10/2021

Status: CLS

Agenda No.: 103

Status: Removed

Respondent: MAURISSET, JERONE; ESTIME, ROCHENER
553 Tallulah Rd, Lake Worth, FL 33462-2266

CEO: Adam M Osowsky

Situs Address: 553 Tallulah Rd, Lake Worth, FL

Case No.: C-2021-09090005

PCN: 00-43-45-06-03-001-0050

Zoned: RM

Violations:

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: 09/10/2021

Status: CLS

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

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

Issued: 09/10/2021

Status: CLS

Agenda No.: 104

Status: Active

Respondent: Gazul, Felix A; Salvo, Gazul Stella M
5213 Brian Blvd, Boynton Beach, FL 33472-1265

CEO: Adam M Osowsky

Situs Address: 5213 Brian Blvd, Boynton Beach, FL

Case No.: C-2021-10210012

PCN: 00-42-45-14-10-000-1380

Zoned: RTS

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, gazebo has been erected or installed without a valid building permit.

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

Issued: 10/26/2021

Status: SIT

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-2018-035571-0000 Reroofing has become inactive or expired.

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

Issued: 10/26/2021

Status: SIT

4 **Details:** The final inspection shall be made after all work required by the building permit is completed. More Specifically, gazebo needs to pass the final building inspection.

Code: PBC Amendments to FBC 7th Edition (2020) - 110.3.10

Issued: 10/26/2021

Status: SIT

Agenda No.: 105

Status: Active

Respondent: CORDLE, SHIRLEY A; CORDLE, JERRY Jr
8259 150th Ct N, Palm Beach Gardens, FL 33418-7375

CEO: Ronald Ramos

Situs Address: 8259 150th Ct N, Palm Beach Gardens, FL

Case No.: C-2021-08160004

PCN: 00-42-41-17-00-000-6220

Zoned: AR

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
MARCH 02, 2022 9:00 AM**

Issued: 02/03/2021

Status: CLS

Agenda No.: 111
Respondent: CH76 Investment, L.L.C.
 3819 Westgate Ave, Ste 8, West Palm Beach, FL 33409-4894

Status: Removed
CEO: Stefanie C Rodriguez

Situs Address: Orange Blvd, West Palm Beach, FL
PCN: 00-41-42-28-00-000-6320

Case No.: C-2021-11040020
Zoned: AR

- Violations:**
- 1 **Details:** Grass, weeds and low-growing vegetation shall be maintained as follows: Vacant - Residential and Non-Residential lots greater than one-half acre: 18 inches on the first 25 feet measuring from property line or pod line of the lot on any side of the lot adjacent to a developed lot.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (1) Table 14-32(c)
Issued: 11/04/2021 **Status:** CLS
 - 2 **Details:** All accessory structures, including detached garages, fences, walls, and swimming pools shall be maintained structurally sound and in good repair.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (e)
Issued: 11/04/2021 **Status:** CLS

cc: Ch76 Investment, L.L.C.

Agenda No.: 112
Respondent: Echavarria, Nathalia
 14615 64th Ct N, Loxahatchee, FL 33470-4549

Status: Active
CEO: Stefanie C Rodriguez

Situs Address: 14615 64th Ct N, Loxahatchee, FL
PCN: 00-41-42-32-00-000-7040

Case No.: C-2021-11090029
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. Specifically, an accessory structure (shed) has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 11/16/2021 **Status:** CEH

Agenda No.: 113
Respondent: Gambetta, Anthony
 42 College Pl, Yonkers, NY 10704-1131

Status: Active
CEO: Stefanie C Rodriguez

Situs Address: 71st Pl N, FL
PCN: 00-41-42-29-00-000-6010

Case No.: C-2021-07010083
Zoned: AR

- Violations:**
- 1 **Details:** Grass, weeds and low-growing vegetation shall be maintained as follows: Vacant - Residential and Non-Residential lots greater than one-half acre: 18 inches on the first 25 feet measuring from property line or pod line of the lot on any side of the lot adjacent to a developed lot.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (1) Table 14-32(c)
Issued: 07/20/2021 **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 shed has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 07/20/2021 **Status:** CEH
 - 3 **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: 07/20/2021 **Status:** CEH
 - 4 **Details:** Recreational vehicles, boats, sports vehicles and trailers shall not be used for living, sleeping or housekeeping purposes.
Code: Unified Land Development Code - 6.D.1.A.1.d
Issued: 07/20/2021 **Status:** CEH

Agenda No.: 114
Respondent: Hoffman, Patrick C
 13887 82nd St N, West Palm Beach, FL 33412-2394

Status: Active
CEO: Stefanie C Rodriguez

Situs Address: 13887 82nd St N, West Palm Beach, FL

Case No.: C-2021-10150028

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
MARCH 02, 2022 9:00 AM**

PCN: 00-41-42-21-00-000-7630

Zoned: AR

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>Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 10/19/2021 Status: CEH</p> |
| 2 | <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>Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (2)
Issued: 10/19/2021 Status: CEH</p> |
| 3 | <p>Details: It shall be unlawful for any owner of land in any residential district to park on, cause to be parked on, or allow to be parked on residentially zoned land any unlicensed or unregistered vehicle, or equipment commercial vehicle, sports vehicle, recreational vehicle, marine vessel or trailer for a period exceeding one hour in any 24 hour period, each such period commencing at the time of first stopping or parking.</p> <p>Code: Unified Land Development Code - 6.D.1.A.4.a.2.a
Issued: 10/19/2021 Status: CEH</p> |
| 4 | <p>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: 10/19/2021 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.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-33 (a)
Issued: 10/19/2021 Status: CEH</p> |
| 6 | <p>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.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-33 (b)
Issued: 10/19/2021 Status: CEH</p> |
| 7 | <p>Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. Specifically, a shipping \ freight container has been erected or installed without a valid building permit.</p> <p>Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 10/19/2021 Status: CEH</p> |

Agenda No.: 115

Status: Active

Respondent: Kephart, Roy K

CEO: Stefanie C Rodriguez

2164 NE 389th Ave, Old Town, FL 32680-8336

Situs Address: 15363 75th Ln N, Loxahatchee, FL

Case No: C-2021-09280005

PCN: 00-41-42-30-00-000-2120

Zoned: AR

Violations:

- | | |
|----------|---|
| 1 | <p>Details: It shall be unlawful for any owner of land in any residential district to park on, cause to be parked on, or allow to be parked on residentially zoned land any unlicensed or unregistered vehicle, or equipment commercial vehicle, sports vehicle, recreational vehicle, marine vessel or trailer for a period exceeding one hour in any 24 hour period, each such period commencing at the time of first stopping or parking.</p> <p>Code: Unified Land Development Code - 6.D.1.A.4.a.2.a
Issued: 09/28/2021 Status: CEH</p> |
| 2 | <p>Details: It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 09/28/2021 Status: CEH</p> |

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
MARCH 02, 2022 9:00 AM**

1201 Hays St, Tallahassee, FL 32301

Situs Address: 813 Sarazen Dr, West Palm Beach, FL

Case No: C-2021-10010025

PCN: 00-42-43-35-09-010-0100

Zoned: RM

Violations:

- | | |
|----------|---|
| 1 | <p>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.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-34 (c)
Issued: 10/08/2021 Status: CEH</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: 10/08/2021 Status: CLS</p> |
| 3 | <p>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.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-34 (c)
Issued: 10/08/2021 Status: CEH</p> |
| 4 | <p>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.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-34 (c)
Issued: 10/08/2021 Status: CEH</p> |
| 5 | <p>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.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-34 (c)
Issued: 10/08/2021 Status: CEH</p> |

cc: Baf Assets Llc
Baf Assets Llc

Agenda No.: 119

Status: Active

Respondent: Davis, Ashley

CEO: Omar J Sheppard

16973 W Derby Dr, Loxahatchee, FL 33470-3721

Situs Address: 16973 W Derby Dr, Loxahatchee, FL

Case No: C-2020-10260007

PCN: 00-40-43-13-00-000-3990

Zoned: AR

Violations:

- | | |
|----------|---|
| 2 | <p>Details: It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 11/12/2020 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, a gray shed structure has been erected or installed without a valid building permit.</p> <p>Code: PBC Amendments to FBC 6th Edition (2017) - 105.1
Issued: 11/12/2020 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, a shed structure has been erected or installed without a valid building permit.</p> <p>Code: PBC Amendments to FBC 6th Edition (2017) - 105.1
Issued: 11/12/2020 Status: CEH</p> |

CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
MARCH 02, 2022 9:00 AM

Agenda No.: 126 **Status:** Active
Respondent: Bourdierd, Raiddy J **CEO:** David T Snell
2250 SW Savona Blvd, Port St Lucie, FL 34953-2211
Situs Address: 5161 El Claro Cir, West Palm Beach, FL **Case No:** C-2021-11010022
PCN: 00-42-44-02-26-000-0050 **Zoned:** RH

- Violations:**
- 1** **Details:** Domesticated livestock shall be allowed accessory to a single family residential use subject to the following standards:
Shall only be located in the Rural and Exurban Tiers and when not within a PUD.

Specifically: Domesticated livestock (i.e. Roosters/Chickens) shall be allowed only when accessory to a single family dwelling that is located within the Rural and Exurban Tiers. The above-cited parcel is not within the Rural or Exurban Tier.
Code: Unified Land Development Code - 5.B.1.A.21.a
Issued: 11/02/2021 **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 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: 11/02/2021 **Status:** CEH

cc: Bourdierd, Raiddy J
Bourdierd, Raiddy J

Agenda No.: 127 **Status:** Active
Respondent: FANCY PROPERTIES OF FLORIDA, LLC **CEO:** David T Snell
17222 69th St N, Loxahatchee Groves, FL 33470-6078
Situs Address: 752 Chase Rd, West Palm Beach, FL **Case No:** C-2021-09290019
PCN: 00-42-44-02-01-000-0880 **Zoned:** RS

- 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.

Specifically: The premises is utilized to park unregistered/unlicensed vehicle(s) which is a violation of this Section.
Code: Unified Land Development Code - 6.D.1.A.4.a.2.a
Issued: 10/04/2021 **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.

Specifically: The premises is utilized to openly store tires and various other items considered discarded trash and debris.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 10/04/2021 **Status:** SIT
 - 3** **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.

Specifically: The uncultivated vegetation is greater than 7 inches on this developed residential lot with is a violation of this Section.
Code: Palm Beach County Property Maintenance Code - Section 14-62 (3) (a) and (b)
Issued: 10/04/2021 **Status:** SIT

cc: Fancy Properties Of Florida, Llc

Agenda No.: 128 **Status:** Removed
Respondent: Gainini, Matthew; Houser, Lois **CEO:** David T Snell
1598 Maypop Rd, West Palm Beach, FL 33415-5539
Situs Address: 1598 Maypop Rd, West Palm Beach, FL **Case No:** C-2021-10080025

CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
MARCH 02, 2022 9:00 AM

Agenda No.: 132 **Status:** Active
Respondent: Pientka, Jennifer **CEO:** David T Snell
303 Foresta Ter, West Palm Beach, FL 33415-2611
Situs Address: 303 Foresta Ter, West Palm Beach, FL **Case No.:** C-2021-10180032
PCN: 00-42-44-02-21-001-0400 **Zoned:** RH

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

Specifically: A 6ft wooden privacy fence has been erected or installed without a valid building permit.

Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 10/18/2021 **Status:** CEH

Agenda No.: 133 **Status:** Removed
Respondent: Todd, Donald L; Todd, Cynthia G **CEO:** David T Snell
357 Liana Dr, West Palm Beach, FL 33415-2654
Situs Address: 357 Liana Dr, West Palm Beach, FL **Case No.:** C-2021-10150016
PCN: 00-42-44-02-21-002-0150 **Zoned:** RH

Violations: **1** **Details:** Recreational vehicles, boats, sports vehicles and trailers shall be located in the side or rear yard and screened from surrounding property and streets with an opaque wall, fence or hedge a minimum of six feet in height.

Specifically: The camper/trailer is not screen from the surrounding properties and street 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: 10/18/2021 **Status:** CLS

Agenda No.: 134 **Status:** Active
Respondent: Turner, David J **CEO:** David T Snell
4607 Sunny Lane Ave, West Palm Beach, FL 33415-2830
Situs Address: 4607 Sunny Lane Ave, West Palm Beach, FL **Case No.:** C-2019-10240015
PCN: 00-42-44-01-00-000-3200 **Zoned:** RM

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

More specifically: A Shed has been erected or installed without a valid building permit.

Code: PBC Amendments to FBC 6th Edition (2017) - 105.1
Issued: 11/04/2019 **Status:** CEH

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

More Specifically: The premises us utilized to openly store bicycles, boards, trailer and other items in violation of this Section.

Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 11/04/2019 **Status:** CLS

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

More Specifically: More Specifically: The Fifth Wheel RV/ Trailer is being used in violation of this section for living, sleeping purposes.

Code: Unified Land Development Code - 6.A.1.D.19.b.5)d)
Issued: 11/04/2019 **Status:** CEH

Agenda No.: 135 **Status:** Removed
Respondent: Coburn, Michael; Coburn, Veronica **CEO:** Christina G Stodd
13132 51st Pl N, Royal Palm Beach, FL 33411-8160
Situs Address: 13132 51st Pl N, West Palm Beach, FL **Case No.:** C-2021-02020005

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
MARCH 02, 2022 9:00 AM**

PCN: 00-41-43-04-00-000-5580

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, an accessory structure (storage container) has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 02/09/2021 **Status:** CLS

Agenda No.: 136

Status: Active

Respondent: La Branche, Antonie A; Williams, Teikia
6621 SW 25th St, Hollywood, FL 33023-2738

CEO: Christina G Stodd

Situs Address: 120th, FL

Case No: C-2021-11240003

PCN: 00-41-43-10-00-000-5320

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 construction debris and ladders on a vacant lot.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 11/24/2021 **Status:** SIT

Agenda No.: 137

Status: Active

Respondent: Rodriguez Romero, Luis H
18055 W Sycamore Dr, Loxahatchee, FL 33470-2302

CEO: Christina G Stodd

Situs Address: 18055 W Sycamore Dr, Loxahatchee, FL

Case No: C-2021-10200027

PCN: 00-40-43-10-00-000-6220

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 tractor trailers and semi-tractor on property.
Code: Unified Land Development Code - 6.A.1.B.2.a
Issued: 10/21/2021 **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 but not limited to piles of roof tiles and other debris in the area.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 10/21/2021 **Status:** SIT

Agenda No.: 138

Status: Active

Respondent: ANDERSON, BRIAN W
579 Chipewyan Dr, Lake Worth, FL 33462-2152

CEO: RI Thomas

Situs Address: 579 Chipewyan Dr, Lake Worth, FL

Case No: C-2021-10130034

PCN: 00-43-45-06-04-016-0090

Zoned: RM

Violations:

1 **Details:** Grass, weeds and low-growing vegetation shall be maintained as follows: Developed or Partially Developed Residential and Non-Residential lots one-half acre or less: 7 inches in height on the entire lot.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (1)Table 14-32 (c)
Issued: 10/15/2021 **Status:** CEH

Agenda No.: 139

Status: Active

Respondent: Canizares, Patricia
6623 Massachusetts Dr, Lake Worth, FL 33462-3833

CEO: RI Thomas

Situs Address: 6623 Massachusetts Dr, Lake Worth, FL

Case No: C-2021-11160022

PCN: 00-43-45-05-01-019-0130

Zoned: RS

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, the sell, repair, and storage of vehicles are prohibited in a residential area . .

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
MARCH 02, 2022 9:00 AM**

	Code: Unified Land Development Code - 4.A.7.C.6	Status: CEH
	Issued: 11/23/2021	
2	Details: Vehicles shall only be parked on an improved surface in the Urban Suburban Tier.	
	Code: Unified Land Development Code - 6.D.1.A.4.a.2.b	Status: CEH
	Issued: 11/23/2021	
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	Status: CEH
	Issued: 11/23/2021	

cc: Commissioners

Agenda No.: 140	Status: Active						
Respondent: Ayala, Roberto J; Ayala, Ishbel J; Caceres, Cecilia 7303 Wilson Rd, West Palm Beach, FL 33413-2240	CEO: Charles Zahn						
Situs Address: 7303 Wilson Rd, West Palm Beach, FL	Case No: C-2021-09270006						
PCN: 00-42-43-27-05-006-4708	Zoned: AR						
Violations:	<table border="1"> <tr> <td>1</td> <td>Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, renovation of a single family dwelling including windows and stucco and the addition/new construction of room. The final inspection shall be made after all work required by the building permit is completed. More Specifically, all construction requiring a building permit shall receive a final inspection. 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, no building permit on file for the construction to the single family dwelling, no required inspections have been performed to occupy the new addition to the single family home. Code: PBC Amendments to FBC 7th Edition (2020) - 105.1 PBC Amendments to FBC 7th Edition (2020) - 110.3.10 PBC Amendments to FBC 7th Edition (2020) - 111.1</td> </tr> <tr> <td></td> <td>Issued: 09/27/2021</td> </tr> <tr> <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, renovation of a single family dwelling including windows and stucco and the addition/new construction of room. The final inspection shall be made after all work required by the building permit is completed. More Specifically, all construction requiring a building permit shall receive a final inspection. 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, no building permit on file for the construction to the single family dwelling, no required inspections have been performed to occupy the new addition to the single family home. Code: PBC Amendments to FBC 7th Edition (2020) - 105.1 PBC Amendments to FBC 7th Edition (2020) - 110.3.10 PBC Amendments to FBC 7th Edition (2020) - 111.1		Issued: 09/27/2021		Status: CEH
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, renovation of a single family dwelling including windows and stucco and the addition/new construction of room. The final inspection shall be made after all work required by the building permit is completed. More Specifically, all construction requiring a building permit shall receive a final inspection. 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, no building permit on file for the construction to the single family dwelling, no required inspections have been performed to occupy the new addition to the single family home. Code: PBC Amendments to FBC 7th Edition (2020) - 105.1 PBC Amendments to FBC 7th Edition (2020) - 110.3.10 PBC Amendments to FBC 7th Edition (2020) - 111.1						
	Issued: 09/27/2021						
	Status: CEH						

Agenda No.: 141	Status: Removed						
Respondent: Boyd, Anthony; Boyd, Barbara Floering; Floering, Andrew 3057 Pebble Beach Dr, Lake Worth, FL 33467-1222	CEO: Charles Zahn						
Situs Address: 3057 Pebble Beach Dr, Lake Worth, FL	Case No: C-2021-08250006						
PCN: 00-42-44-20-01-000-0260	Zoned: RS						
Violations:	<table border="1"> <tr> <td>1</td> <td>Details: It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items. Specifically, bags piled up in driveway, construction debris, fish tank, garbage, trash or similar items. Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)</td> </tr> <tr> <td></td> <td>Issued: 09/22/2021</td> </tr> <tr> <td></td> <td>Status: CLS</td> </tr> </table>	1	Details: It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items. Specifically, bags piled up in driveway, construction debris, fish tank, garbage, trash or similar items. Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)		Issued: 09/22/2021		Status: CLS
1	Details: It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items. Specifically, bags piled up in driveway, construction debris, fish tank, garbage, trash or similar items. Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)						
	Issued: 09/22/2021						
	Status: CLS						

Agenda No.: 142	Status: Active						
Respondent: Hernandez, Brenda; Pruna, Ritchie 3017 Scanlan Ave, Lake Worth, FL 33461-3738	CEO: Charles Zahn						
Situs Address: 3017 Scanlan Ave, Lake Worth, FL	Case No: C-2021-05110047						
PCN: 00-43-44-20-04-010-0120	Zoned: RM						
Violations:	<table border="1"> <tr> <td>2</td> <td>Details: One commercial vehicle of not over one ton rated capacity may be parked per dwelling unit, providing all of the following conditions are met: vehicle is registered or licensed; used by a resident of the premises; gross vehicle weight rating (gvwr) does not exceed 12,500 pounds; height does not exceed nine feet, including any load, bed, or box; and total vehicle length does not exceed 26 feet. Specifically, semi trucked parked in the front yard area. Code: Unified Land Development Code - 6.A.1.B.2.a</td> </tr> <tr> <td></td> <td>Issued: 05/13/2021</td> </tr> <tr> <td></td> <td>Status: CEH</td> </tr> </table>	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. Specifically, semi trucked parked in the front yard area. Code: Unified Land Development Code - 6.A.1.B.2.a		Issued: 05/13/2021		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. Specifically, semi trucked parked in the front yard area. Code: Unified Land Development Code - 6.A.1.B.2.a						
	Issued: 05/13/2021						
	Status: CEH						

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
MARCH 02, 2022 9:00 AM**

Agenda No.: 146 **Status:** Active
Respondent: Mejia, Milton M **CEO:** Adam M Osowsky
254 Woodland Rd, Lake Worth, FL 33461-1055
Situs Address: 3846 Mackinac Rd, Lake Worth, FL **Case No:** C-2019-10030045
PCN: 00-43-45-06-04-022-0120
RE: Request to extend the compliance date 30 days due to SMO dated February 5, 2020 not being served.

Agenda No.: 147 **Status:** Active
Respondent: POLO SHOPPING LTD **CEO:** Frank A Davis
2214 W ATLANTIC Ave, Delray Beach, FL 33445
Situs Address: 770 S Military Trl, Unit 2, West Palm Beach, FL **Case No:** C-2021-04070005
PCN: 00-42-44-01-35-770-0020 **Zoned:** UC

Violations:

1	Details: Window signs not exceeding 20 % coverage of each glass window or glass door to which the sign is attached. Code: Unified Land Development Code - 8.C.13 Issued: 04/16/2021 Status: CEH
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cc: Polo Shopping Ltd
Polo Shopping Ltd

Agenda No.: 148 **Status:** Active
Respondent: Ibrahim, Sultana; Ali, MD-Jinnat; Jinnat, Tahmina **CEO:** Jose Feliciano
3895 Allison Ct, Lake Worth, FL 33461-4452
Situs Address: 3895 Allison Ct, Lake Worth, FL **Case No:** C-2021-07190037
PCN: 00-43-44-30-01-047-0043 **Zoned:** RM

Violations:

1	Details: All mechanical equipment, fireplaces and solid fuel-burning appliances shall be properly installed and maintained in a safe working condition, and shall be capable of performing the intended function. Specifically; Central AC system in disrepair at east dwelling unit #2893. Code: Palm Beach County Property Maintenance Code - Section 14-46 (b) (1) Issued: 08/04/2021 Status: CEH
2	Details: All electrical equipment, wiring and appliances shall be property installed and maintained in a safe and approved manner. Specifically; ceiling light fixture in disrepair at interior hallway of east dwelling unit # 3893. Code: Palm Beach County Property Maintenance Code - Section 14-46 (d) (1) Issued: 08/04/2021 Status: CEH
3	Details: All cooking and heating equipment, components and accessories in every heating, cooking and water-heating device shall be maintained in good repair, free from leaks and obstructions. Specifically; kitchen sink cabinets in disrepair at east dwelling apt # 3893. Code: Palm Beach County Property Maintenance Code - Section 14-46 (b) (2) Issued: 08/04/2021 Status: CEH
4	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; walls at entrance door are in need of painting at entrance to east apt # 3893. Code: Palm Beach County Property Maintenance Code - Section 14-34 (c) Issued: 08/04/2021 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, unapproved materials on fences have been erected or installed without a valid building permit. Code: PBC Amendments to FBC 7th Edition (2020) - 105.1 Issued: 08/04/2021 Status: CEH
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. Specifically; paverbricks and related building materials being used throughout property on ground and to hold up fences. Code: Palm Beach County Property Maintenance Code - Section 14-35 (a) Issued: 08/04/2021 Status: CEH

CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
MARCH 02, 2022 9:00 AM

- Issued:** 05/20/2021 **Status:** CEH
- 2 **Details:** Uses identified with an "A" are allowed in the zoning districts with a recommendation by the Zoning Commission, and approved by the BCC in accordance with Art. 2.B, Public Hearing Processes. More specifically, Kanela's requires a Class A Conditional Use approval.
Code: Unified Land Development Code - 4.A.7.C.4
Issued: 05/20/2021 **Status:** CEH
- 3 **Details:** FL NFPA 1 2015
Chapter 14 Means of Egress
14.5.3.4.1- Panic or Fire Exit Hardware Installation Requirements.
Code: National Fire Protection Association 1 - FL NFPA1 2015 14.5.3.4.1
Issued: 05/20/2021 **Status:** CEH
- 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: 05/20/2021 **Status:** CEH
- 6 **Details:** FL NFPA1 2015
CHAPTER 14 MEANS OF EGRESS
14.5.2.3 - Locks - No Key, tool, or special Knowledge
Code: National Fire Protection Association 1 - NFPA1 2015 14.5.2.3
Issued: 05/20/2021 **Status:** CEH
- 9 **Details:** The Site Plan shall be the controlling plan for Conditional Uses or PDDs listed below. All development site elements including, but not limited to: ingress and egress, density, and intensity in the proposed application shall be consistent with the Site Plan. All plats shall be consistent with the Site Plan. In cases of conflict between plans, the most recently approved BCC Preliminary Plan(s) for those DOs that have no Final Plan(s) shall prevail. More specifically, the current approved site plan under control number 1968-0004 currently shows Kanela's Lounge as retail space and needs to be corrected or the space needs to be returned to a Retail Use..
Code: Unified Land Development Code - 2.A.6.B.4
Issued: 05/20/2021 **Status:** CEH
- 10 **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, Kanelas Lounge currently has a Business Tax Receipt in place for a Restaurant and Pool Tables and not for a Cocktail Lounge.
Code: Palm Beach County Codes & Ordinances - Chapter 17 Article 2 Section 17-17
Issued: 05/20/2021 **Status:** CEH
- 11 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, the back deck behind Kanelas has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 05/20/2021 **Status:** CEH
- 12 **Details:** Required trees, palms, pines, shrubs, landscape barrier or ground treatment that become damaged, diseased, removed or are dead shall be immediately replaced, and where specified, are subject to the Tree Removal and Replacement Permit process. More specifically, the dead or missing landscaping along the border of Military Trail and within the parking areas.
Code: Unified Land Development Code - 7.E.3.B
Issued: 05/20/2021 **Status:** CEH
- 13 **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, replace or repair the wheel stops that have been broken or misplaced, damaged bollards, damaged traffic direction signs, and cracked and missing asphalt.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (b)
Issued: 05/20/2021 **Status:** CEH
- 14 **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 trash, landscape materials, and debris about the parking lot and behind the buildings.

**CODE ENFORCEMENT
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MARCH 02, 2022 9:00 AM**

- Code:** Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 05/20/2021 **Status:** CEH
- 15** **Details:** The Site Plan shall be the controlling plan for Conditional Uses or PDDs listed below. All development site elements including, but not limited to: ingress and egress, density, and intensity in the proposed application shall be consistent with the Site Plan. All plats shall be consistent with the Site Plan. In cases of conflict between plans, the most recently approved BCC Preliminary Plan(s) for those DOs that have no Final Plan(s) shall prevail. More specifically, the current approved site plan shows a 6' boundary wall along the eastern and southern border. It is currently a 6' wooden privacy fence. Amend the site plan to reflect the current barrier.
- Code:** Unified Land Development Code - 2.A.6.B.4
Issued: 05/20/2021 **Status:** CEH
- 16** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, 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 perimeter privacy fence has been erected or installed without a valid building permit.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 05/20/2021 **Status:** CEH
- 17** **Details:** All accessory structures, including detached garages, fences, walls, and swimming pools shall be maintained structurally sound and in good repair.
- More specifically, the perimeter privacy fence in disrepair.
- Code:** Palm Beach County Property Maintenance Code - Section 14-32 (e)
Issued: 05/20/2021 **Status:** CEH
- 18** **Details:** All accessory structures, including detached garages, fences, walls, and swimming pools shall be maintained structurally sound and in good repair.
- More specifically, the window signage that is missing on the monument signs.
- Code:** Palm Beach County Property Maintenance Code - Section 14-32 (e)
Issued: 05/20/2021 **Status:** CEH
- 19** **Details:** Banners, streamers, pennants, balloons and other signs made of lightweight fabric, plastic or similar material, are prohibited.
- More specifically, several of the businesses are using banners as wall mounted signs.
- Code:** Unified Land Development Code - 8.C.1
Issued: 05/20/2021 **Status:** CEH
- 20** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, 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 parking lot lighting was converted to LED lighting has been erected or installed without a valid building permit.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 05/20/2021 **Status:** CEH
- 22** **Details:** Separation Requirements
- A Cocktail Lounge, which includes outdoor areas, shall not be located within 250 feet of a parcel of land with a residential FLU designation or use and shall be separated a minimum of 750 feet from another Cocktail Lounge. The Zoning Director may ask for a signed/sealed survey certifying that another lounge does not exist within 750 feet off the subject lounge, a residential district is more than 250 feet from the subject lounge, or the subject lounge is more than 500 feet from a school as required by the State of Florida, F.S. § 562.45, as amended. Measurement shall be taken from the structure to the property line of a residential use or FLU designation. [Ord. 2017-029]
- More specifically, the outdoor patio/deck of Kanela's is located within the 250' Separation Requirements.
- Code:** Unified Land Development Code - 4.B.2.C.6.f
Issued: 05/20/2021 **Status:** CEH

CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
MARCH 02, 2022 9:00 AM

cc: Palm Coast Plaza Resolution Llc
Palm Coast Plaza Resolution Llc

Agenda No.: 154 **Status:** Active
Respondent: Velazquez, Yennier **CEO:** Jose Feliciano
3131 Scanlan Ave, Lake Worth, FL 33461-3740
Situs Address: 3131 Scanlan Ave, Lake Worth, FL **Case No:** C-2021-01290030
PCN: 00-43-44-20-04-010-0010 **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, pool barrier fence has been erected or installed without a valid building permit.

The final inspection shall be made after all work required by the building permit is completed. More Specifically, obtain final inspection for pool barrier fence.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
PBC Amendments to FBC 7th Edition (2020) - 110.3.10
Issued: 02/08/2021 **Status:** CEH
 - 5 **Details:** Residential swimming pools shall comply with Sections R4501.17.1 through R4501.17.3. More specifically, residential swimming pools shall have a barrier that completely surrounds and obstructs access to the swimming pool in accordance with the Florida Building Code, Residential.
Code: Florida Building Code, Residential as FBC-R - R4501.17
Issued: 02/08/2021 **Status:** CEH

Agenda No.: 155 **Status:** Removed
Respondent: WAL-MART STORES EAST, LP **CEO:** Adam M Osowsky
1209 Orange St, Wilmington, DE 19801
Situs Address: 6177 S Jog Rd, Lake Worth, FL **Case No:** C-2021-07290016
PCN: 00-42-44-39-04-001-0050 **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 # B-2009-009693-0000 (Sign - Wall Supported) has become inactive or expired.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1
Issued: 07/30/2021 **Status:** CLS
 - 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-2009-009695-0000 (Sign - Wall Supported) has become inactive or expired.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1
Issued: 07/30/2021 **Status:** CLS
 - 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 # P-2010-016478-0000 (Fire Sprinkler) has become inactive or expired.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.4.1
Issued: 07/30/2021 **Status:** CLS

CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
MARCH 02, 2022 9:00 AM

cc: Wal-Mart Stores East, Lp
Wal-Mart Stores East, Lp

Agenda No.: 156 **Status:** Postponed
Respondent: Robinson, Jerome E **CEO:** Rick E Torrance
18026 Limestone Creek Rd, Jupiter, FL 33458-3828
Situs Address: 18026 Limestone Creek Rd, Jupiter, FL **Case No:** C-2020-11130060
PCN: 00-42-40-34-02-000-3050 **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: 11/20/2020 **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, windows have been blocked in without a valid building permit.
Code: PBC Amendments to FBC 6th Edition (2017) - 105.1
Issued: 11/20/2020 **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 window was added and the door has been relocated on the North side of the house without a valid building permit.
Code: PBC Amendments to FBC 6th Edition (2017) - 105.1
Issued: 11/20/2020 **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 detached garage has been enclosed without a valid building permit.
Code: PBC Amendments to FBC 6th Edition (2017) - 105.1
Issued: 11/20/2020 **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-2018-015634-0000 Fence has become inactive or expired.
Code: PBC Amendments to FBC 6th Edition (2017) - 105.4.1
Issued: 11/20/2020 **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 # P-2013-006159-0000 Plumbing - Sewer has become inactive or expired.
Code: PBC Amendments to FBC 6th Edition (2017) - 105.4.1
Issued: 11/20/2020 **Status:** CEH

cc: Code Enforcement

Agenda No.: 157 **Status:** Active
Respondent: MCAFFEE, ROBERT **CEO:** Frank A Davis
572 Santa Fe Rd, West Palm Beach, FL 33406-4467
Situs Address: 572 Santa Fe Rd, West Palm Beach, FL **Case No:** C-2018-09040008
PCN: 00-43-44-05-00-000-5060

CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
MARCH 02, 2022 9:00 AM

RE: Respondent requires additional time to meet compliance. Request 365 days from date of March 2, 2022 CEH to comply with violations.

Agenda No.: 158 **Status:** Active
Respondent: BLAIR, TENISHA; LINDO, ANDREW **CEO:** Ronald Ramos
18829 Tupelo Ln, Dallas, TX 75287-2024
Situs Address: 15924 82nd Ln N, Loxahatchee, FL **Case No:** C-2019-11050021
PCN: 00-41-42-19-00-000-7600
RE: Special Magistrate Order dated February 3, 2021 did not have proper service. Extend compliance date 270 days from the March 2, 2022 Special Magistrate Hearing.
cc: Blair, Tenisha
Lindo, Andrew

Agenda No.: 159 **Status:** Active
Respondent: MARLENE VINOKOUR ESTATE Unknown Personal **CEO:** Jodi A Guthrie
Representative, Spouse, Heirs, Devisees, Grantees,
Assignees, Lienors, Creditors, Trustees and All Other
Parties Claiming By, Through, Under or Against the Estate
of Marlene Vinokour and All Other Unknown Persons or
Parties Having or Claiming to Have Any Right, Title or
Interest in the Property Located at 10903 Northgreen Drive,
Lake Worth Florida 33449 **PCN:** 00-41-44-24-04-000-0740
10903 Northgreen Dr, Wellington, FL 33449-8054
Situs Address: 10903 Northgreen Dr, Lake Worth, FL **Case No:** C-2021-05140050
PCN: 00-41-44-24-04-000-0740
RE: Request to Rescind Special Magistrate Order dated November 3, 2021, due to does not have proper service.

Agenda No.: 160 **Status:** Removed
Respondent: .; DEUTSCHE BANK NATIONAL TRUST COMPANY AS **CEO:** Steve G Bisch
TRUSTEE FOR RESIDENTIAL ASSET SECURITIZATION
TRUST SERIES 2006 A14CB MORTGAGE PASS
THROUGH CERTIFICATES SERIES 2006 N
5720 PREMIER PARK Rd, West Palm Beach, FL 33407
Situs Address: 10534 Country Club Ter, Boca Raton, FL **Case No:** C-2021-08090006
PCN: 00-41-47-36-07-000-1760
RE: Owner's name was not cited correctly on the Notice of Violation.

Agenda No.: 161 **Status:** Active
Respondent: Cotton, Mary Christina **CEO:** Paul Pickett
16113 E Wiltshire Dr, Loxahatchee, FL 33470-4045
Situs Address: 16113 E Wiltshire Dr, Loxahatchee, FL **Case No:** C-2019-10010037
PCN: 00-40-43-24-00-000-1800
RE: Request to contest Imposition of Fine/ Lien

Agenda No.: 162 **Status:** Active
Respondent: ; Bechor, Oren **CEO:** Jeff P Shickles
PO BOX 2261, New York, NY 10008-2261
Situs Address: 19481 Dakota Ct, Boca Raton, FL **Case No:** C-2020-02260018
PCN: 00-42-47-07-03-005-0420
RE: Request to rescind Special Magistrate Order dated January 13, 2021 due to error in respondents name, close case.

Agenda No.: 163 **Status:** Active
Respondent: 3585 Dunes Road LLC **CEO:** Elizabeth A Gonzalez
5725 Corporate Way, Ste 207, West Palm Beach, FL 33407
Situs Address: 3585 Dunes Rd, Palm Beach Gardens, FL **Case No:** C-2018-01310028
PCN: 00-43-41-31-01-011-0030
RE: Request to rescind Special Magistrate Order dated August 15, 2018 due to error in citing respondent and change of ownership.
cc: Cook, Sheila A

Agenda No.: 164 **Status:** Active
Respondent: NATIONSTAR HECM ACQUISITION TRUST 2018-3 **CEO:** Ronald Ramos
WILMINGTON SAVINGS FUND SOCIETY,FSB,NOT
INDIVIDUALLY BUT SOLELY AS TRUSTEE

CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
MARCH 02, 2022 9:00 AM

1500 S Douglass Rd, Ste 110B, Anaheim, CA 92806-6909

Situs Address: 2388 S Wallen Dr, Palm Beach Gardens, FL

Case No: C-2020-08130143

PCN: 00-43-42-05-01-000-0420

RE: Request to Rescind Special Magistrate Order dated February 3, 2021 due to ownership change prior to Code Enforcement Hearing.

cc: Champion Mortgage Company
Code Enforcement

Agenda No.: 165

Status: Removed

Respondent: H FARMS, LLC

CEO: Debbie N Plaud

801 US HWY 1, North Palm Beach, FL 33408

Situs Address: 10689 Heritage Farms Rd, Lake Worth, FL

Case No: C-2021-06070028

PCN: 00-41-45-12-00-000-3160

Zoned: AR

Violations:

- | | |
|----------|--|
| 1 | <p>Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, a metal building has been erected or installed without a valid building permit.</p> <p>Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 07/01/2021 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. More specifically, two mobile homes/trailers has been erected or installed without a valid building permit.</p> <p>Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 07/01/2021 Status: CEH</p> |
| 5 | <p>Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, a chain link fence and a wood fence have been erected or installed without a valid building permit.</p> <p>Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 07/01/2021 Status: CEH</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, sheds have been erected or installed without a valid building permit.</p> <p>Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 07/01/2021 Status: CEH</p> |
| 7 | <p>Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, a concrete building with wooden overhang has been erected or installed without a valid building permit.</p> <p>Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 07/01/2021 Status: CEH</p> |
| 8 | <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, greenhouses have been erected or installed without a valid building permit.</p> <p>Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 07/01/2021 Status: CEH</p> |

cc: H Farms, Llc

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
MARCH 02, 2022 9:00 AM**

Agenda No.: 166 **Status:** Active
Respondent: DAWSON, Randy; Dawson, Karen M **CEO:** Ozmer M Kosal
12781 Wilderness Dr, Palm Beach Gardens, FL 33418-8652
Situs Address: 12781 Wilderness Dr, Palm Beach Gardens, FL **Case No:** C-2021-01070013
PCN: 00-41-41-27-01-001-0180 **Zoned:** AR

- Violations:**
- 1** **Details:** Grass, weeds and low-growing vegetation shall be maintained as follows: Developed or Partially Developed Residential and Non-Residential lots greater than one-half acre: 7 inches on the first 25 feet measuring from property line or pod line of the lot on any side of the lot adjacent to a developed lot.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (1)Table 14-32 (c)
Issued: 01/11/2021 **Status:** CEH
 - 2** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, the fence and gate have been erected or installed on your property without a valid building permit issued by the County Building Department, as reflected in Building Permits records.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 01/11/2021 **Status:** CEH

Agenda No.: 167 **Status:** Active
Respondent: Colangelo, Nicholas **CEO:** Joanna Mirodias
16886 97th Way N, Jupiter, FL 33478-4852
Situs Address: 16886 97th Way N, Jupiter, FL **Case No:** C-2021-08200023
PCN: 00-42-41-07-00-000-3440 **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 fill dirt has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 08/25/2021 **Status:** CEH

Agenda No.: 168 **Status:** Active
Respondent: Pimienta Lizarazo, Carlos Hernando; De La Hoz, Alex **CEO:** Christina G Stodd
Pimienta; Pimienta, Alianny Jimenez
11478 56th Pl N, Royal Palm Beach, FL 33411-8827
Situs Address: 11478 56th Pl N, West Palm Beach, FL **Case No:** C-2021-02010062
PCN: 00-41-43-02-00-000-1500 **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, miscellaneous detached structures are present on the property.
Code: PBC Amendments to FBC 7th Edition (2020) - 105.1
Issued: 02/03/2021 **Status:** SIT
 - 4** **Details:** Recreational vehicles, boats, sports vehicles and/or trailers are not to be parked in a required front setback or other area between the structure and the street, or on street except for the purpose of loading or unloading during a period not to exceed two hours in any 24 hour period.
Code: Unified Land Development Code - 6.D.1.A.1.b
Issued: 02/03/2021 **Status:** SIT
 - 5** **Details:** Recreational vehicles, boats, sports vehicles and trailers shall be located in the side or rear yard and screened from surrounding property and streets with an opaque wall, fence or hedge a minimum of six feet in height.
Code: Unified Land Development Code - 6.D.1.A.1.c
Issued: 02/03/2021 **Status:** SIT

cc: Building Division

Agenda No.: 169 **Status:** Active
Respondent: Davis, Ashley **CEO:** Omar J Sheppard
16973 W Derby Dr, Loxahatchee, FL 33470-3721

CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
MARCH 02, 2022 9:00 AM

Situs Address: W Yorkshire Dr, Loxahatchee Groves, FL
PCN: 00-40-43-13-00-000-3780

Case No: C-2020-11060009
Zoned: AR

- Violations:**
- 2** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, a shed structure has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 6th Edition (2017) - 105.1
Issued: 11/12/2020 **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 fence has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 6th Edition (2017) - 105.1
Issued: 11/12/2020 **Status:** CEH

Agenda No.: 170
Respondent: HARTZ OF PALM LLC
1201 Hays St, Tallahassee, FL 32301-2525

Status: Active
CEO: Joanna Mirodias

Situs Address: 14344 Corporate Rd S, Jupiter, FL
PCN: 00-41-41-17-12-001-0000

Case No: C-2021-12020018
Zoned:

- Violations:**
- 1** **Details:** The Site Plan shall be the controlling plan for Conditional Uses or PDDs listed below. All development site elements including, but not limited to: ingress and egress, density, and intensity in the proposed application shall be consistent with the Site Plan. All plats shall be consistent with the Site Plan. In cases of conflict between plans, the most recently approved BCC Preliminary Plan(s) for those DOs that have no Final Plan(s) shall prevail.

Specifically, For a violation that is deemed irreparable or irreversible damage to the vegetation, the violation shall be corrected by the removal of the damaged vegetation and stump, and replacement of the vegetation. An updated landscape plan and a tree mitigation permit is required.
Code: Unified Land Development Code - 2.A.6.B.4
Issued: 12/08/2021 **Status:** CEH
 - 2** **Details:** Required trees, palms, pines, shrubs, landscape barrier or ground treatment that become damaged, diseased, removed or are dead shall be immediately replaced, and where specified, are subject to the Tree Removal and Replacement Permit process
Code: Unified Land Development Code - 7.E.3.B
Issued: 12/08/2021 **Status:** CEH

cc: Hartz Mountain Industries, Inc.
Hartz Of Palm Llc

Agenda No.: 171
Respondent: JONATHAN'S LANDING GOLF CLUB, INC.
16823 Captain Kirlle Dr, Jupiter, FL 33477-1299

Status: Active
CEO: Joanna Mirodias

Situs Address: 16964 Captain Kirlle Dr, Jupiter, FL
PCN: 00-43-41-07-43-007-0000

Case No: C-2021-12230003
Zoned: RM

- Violations:**
- 1** **Details:** The Site Plan shall be the controlling plan for Conditional Uses or PDDs listed below. All development site elements including, but not limited to: ingress and egress, density, and intensity in the proposed application shall be consistent with the Site Plan. All plats shall be consistent with the Site Plan. In cases of conflict between plans, the most recently approved BCC Preliminary Plan(s) for those DOs that have no Final Plan(s) shall prevail. More specifically, for a violation that is deemed irreparable or irreversible damage to the vegetation, the violation shall be corrected by the removal of the damaged vegetation and stump, and replacement of the vegetation. An updated landscape plan and a tree mitigation permit is required.
Code: Unified Land Development Code - 2.A.6.B.4
Issued: 01/10/2022 **Status:** CEH
 - 2** **Details:** Required trees, palms, pines, shrubs, landscape barrier or ground treatment that become damaged, diseased, removed or are dead shall be immediately replaced, and where specified, are subject to the Tree Removal and Replacement Permit process.
Code: Unified Land Development Code - 7.E.3.B
Issued: 01/10/2022 **Status:** CEH

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
MARCH 02, 2022 9:00 AM**

Agenda No.: 172	Status: Active
Respondent: JONATHAN'S LANDING GOLF CLUB, INC. 16823 Captain Kirlle Dr, Jupiter, FL 33477-1299	CEO: Joanna Mirodias
Situs Address: 16964 Captain Kirlle Dr, Jupiter, FL	Type: Irreparable
PCN: 00-43-41-07-43-007-0000	Case No: C-2022-01030014
	Zoned: RM

Violations:

- | | | |
|----------|-----------------|---|
| 1 | Details: | The Site Plan shall be the controlling plan for Conditional Uses or PDDs listed below. All development site elements including, but not limited to: ingress and egress, density, and intensity in the proposed application shall be consistent with the Site Plan. All plats shall be consistent with the Site Plan. In cases of conflict between plans, the most recently approved BCC Preliminary Plan(s) for those DOs that have no Final Plan(s) shall prevail. More specifically, 1 Ficus Benghalensis, 3 Live Oaks, and 22 Sabal Palms that were to be preserved according to site plan/vegetation disposition chart LP-I were removed without site plan amendment or approval. |
| | Code: | Unified Land Development Code - 2.A.6.B.4 |
| | Issued: | 01/10/2022 |
| | Status: | CEH |
| 2 | Details: | The following deficiencies shall be considered a separate and continuing violation of this Article or a DO:
[Ord. 2019-005]
1. Each required tree, palm, pine, or other vegetation not properly installed or maintained shall be considered a separate and continuing violation of the ULDC or applicable DO. Each row of shrubs and ground treatment shall be considered as a separate and continuing violation. Each wall or fence not properly installed or maintained shall be considered a separate and continuing violation. [Ord. 2019-005]
2. Each required tree, palm, pine, or other vegetation that has irreparable or irreversible harm. [Ord. 2020-001]
3. Each day in which required vegetation is not properly installed or properly maintained on site as required by this Section or by the order of the Special Master. [Ord. 2018-002] [Ord. 2019-005] [Ord. 2020-001] |
| | Code: | Unified Land Development Code - 7.G.3.A |
| | Issued: | 01/10/2022 |
| | Status: | CEH |

Agenda No.: 173	Status: Active
Respondent: EXECUTIVE ADVANTAGE LLC 9534 EQUUS Cir, Boynton Beach, FL 33472	CEO: Jodi A Guthrie
Situs Address: 732 Joe Louis Ave, Pahokee, FL	Type: Life Safety
PCN: 00-37-42-20-02-000-0720	Case No: C-2022-02150001
	Zoned: RH

Violations:

- | | | |
|----------|-----------------|---|
| 1 | Details: | Each fire extinguisher shall have a tag or label securely attached that indicates that maintenance was performed. |
| | Code: | National Fire Protection Association 1 2018 - 13.6.4.3.4.1 |
| | Issued: | 02/16/2022 |
| | Status: | CEH |
| 2 | Details: | Means of egress shall be continuously maintained free of all obstructions or impediments to full instant use in the case of fire or other emergency. |
| | Code: | National Fire Protection Association 1 2018 - 14.4.1 |
| | Issued: | 02/16/2022 |
| | Status: | CEH |
| 3 | Details: | In buildings other than those equipped throughout with existing, automatic smoke detection system, smoke alarms shall be installed in accordance with 9.6.2.10, as modified by 31.3.4.5.2, outside every sleeping area in the immediate vicinity of the bedrooms and on all levels of the dwelling unit including basements. Smoke detectors required |
| | Code: | National Fire Protection Association 101 2018 - 31.3.4.5.1 |
| | Issued: | 02/16/2022 |
| | Status: | CEH |
| 4 | Details: | When any electrical hazards are identified, measures to abate such conditions shall be taken. All identified electrical conditions in permanent wiring shall be brought to the attention of the authority enforcing the electrical code |
| | Code: | Palm Beach County Codes & Ordinances - 11.1.1.2.1 |
| | Issued: | 02/16/2022 |
| | Status: | CEH |
| 5 | 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: | 02/16/2022 |
| | Status: | CEH |
| 6 | Details: | Areas accessible to people with severe mobility impairment, other than in existing buildings, shall have not less than two accessible means of egress, unless otherwise provided in 7.5.4.1.2 through 7.5.4.1.4. |

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
MARCH 02, 2022 9:00 AM**

Code: National Fire Protection Association 101 2018 - 7.5.4.1
Issued: 02/16/2022 **Status:** CEH

Agenda No.: 174 **Status:** Active
Respondent: EXECUTIVE ADVANTAGE LLC **CEO:** Jodi A Guthrie
9534 EQUUS Cir, Boynton Beach, FL 33472 **Type:** Life Safety
Situs Address: 740 Joe Louis Ave, Pahokee, FL **Case No.:** C-2022-02150002
PCN: 00-37-42-20-02-000-0720 **Zoned:** RH

Violations:

- 1 **Details:** When any electrical hazards are identified, measures to abate such conditions shall be taken. All identified electrical conditions in permanent wiring shall be brought to the attention of the authority enforcing the electrical code
Code: Palm Beach County Codes & Ordinances - 11.1.1.2.1
Issued: 02/16/2022 **Status:** CEH
- 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: 02/16/2022 **Status:** CEH
- 3 **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: 02/16/2022 **Status:** CEH
- 4 **Details:** For other than one- and two-family dwellings, no hibachi, grill, or other similar devices used for cooking, heating, or any other purpose shall be used or kindled on any balcony, under any overhanging portion, or within 10 ft of any structure.
Code: National Fire Protection Association 1 2018 - 10.10.6.1
Issued: 02/16/2022 **Status:** CEH
- 5 **Details:** Persons owning or having control of any property shall not allow any combustible waste material to accumulate in any area or in any manner that creates a fire hazards to life or property.
Code: National Fire Protection Association 1 2018 - 19.1.2
Issued: 02/16/2022 **Status:** CEH
- 6 **Details:** Means of egress-
Emergency lighting facilities for means of egress shall be provided in accordance with section 7.9 for the following:
(1) Building or structures where required in Chapters 11 through 43.
(2) Underground and limited access structures as addressed in section 11.7
(3) High-rise buildings as required by other sections of this code.
(4) Doors equipped with delayed-egress locks
(5) Stair shafts and vestibules of smokeproof enclosures, for which the following also apply:
(a) The stair shaft and vestibule shall be permitted to include a standby generator this is installed for the smokeproof enclosure
mechanical ventilation equipment.
(b) The standby generator shall be permitted to be used for the stair shaft and vestibule emergency lighting power supply.
(6) New access-controlled egress doors in accordance with 7.2.1.6.2.
Code: National Fire Protection Association 101 2018 - 7.9.1.1
Issued: 02/16/2022 **Status:** CEH
- 7 **Details:** In buildings other than those equipped throughout with existing, automatic smoke detection system, smoke alarms shall be installed in accordance with 9.6.2.10, as modified by 31.3.4.5.2, outside every sleeping area in the immediate vicinity of the bedrooms and on all levels of the dwelling unit including basements. Smoke detectors required
Code: National Fire Protection Association 101 2018 - 31.3.4.5.1
Issued: 02/16/2022 **Status:** CEH
- 8 **Details:** Each fire extinguisher shall have a tag or label securely attached that indicates that maintenance was performed.
Code: National Fire Protection Association 1 2018 - 13.6.4.3.4.1
Issued: 02/16/2022 **Status:** CEH
- 9 **Details:** Means of egress shall be continuously maintained free of all obstructions or impediments to full instant use in the case of fire or other emergency.
Code: National Fire Protection Association 1 2018 - 14.4.1
Issued: 02/16/2022 **Status:** CEH
- 10 **Details:** Open space within the exit enclosure shall not be used for any purpose that has the potential to interfere with egress.
Code: National Fire Protection Association 1 2018 - 14.6.3.1
Issued: 02/16/2022 **Status:** CEH
- 11 **Details:** Means of egress- exit signs required.
Exits, other than main exterior exit doors that obviously and clearly are identifiable as exits, shall be marked by an approved sign that is readily visible from any direction of exit access

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
MARCH 02, 2022 9:00 AM**

Code: National Fire Protection Association 101 2018 - 7.10.1.2.1
Issued: 02/16/2022 **Status:** CEH

Agenda No.: 175 **Status:** Active
Respondent: EXECUTIVE ADVANTAGE LLC **CEO:** Jodi A Guthrie
9534 EQUUS Cir, Boynton Beach, FL 33472 **Type:** Life Safety
Situs Address: 760 Joe Louis Ave, Pahokee, FL **Case No.:** C-2022-02150003
PCN: 00-37-42-20-02-000-0720 **Zoned:** RH

Violations:

- 1 **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: 02/16/2022 **Status:** CEH
- 2 **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: 02/16/2022 **Status:** CEH
- 3 **Details:** Combustible material shall not be stored in boiler rooms, mechanical rooms, or electrical equipment rooms.
Code: National Fire Protection Association 1 2018 - 10.18.5.1
Issued: 02/16/2022 **Status:** CEH
- 4 **Details:** For other than one- and two-family dwellings, no hibachi, grill, or other similar devices used for cooking, heating, or any other purpose shall be used or kindled on any balcony, under any overhanging portion, or within 10 ft of any structure.
Code: National Fire Protection Association 1 2018 - 10.10.6.1
Issued: 02/16/2022 **Status:** CEH
- 5 **Details:** Each fire extinguisher shall have a tag or label securely attached that indicates that maintenance was performed.
Code: National Fire Protection Association 1 2018 - 13.6.4.3.4.1
Issued: 02/16/2022 **Status:** CEH
- 6 **Details:** Combustible waste and refuse;
Persons owning or having control of any property shall not allow any combustible waste material to accumulate in any area or in any manner that creates a fire hazard to life or property
Code: National Fire Protection Association 1 2018 - 19.1.2
Issued: 02/16/2022 **Status:** CEH
- 7 **Details:** Means of egress- exit signs required.
Exits, other than main exterior exit doors that obviously and clearly are identifiable as exits, shall be marked by an approved sign that is readily visible from any direction of exit access
Code: National Fire Protection Association 101 2018 - 7.10.1.2.1
Issued: 02/16/2022 **Status:** CEH
- 8 **Details:** Means of egress-
Emergency lighting facilities for means of egress shall be provided in accordance with section 7.9 for the following:
(1) Building or structures where required in Chapters 11 through 43.
(2) Underground and limited access structures as addressed in section 11.7
(3) High-rise buildings as required by other sections of this code.
(4) Doors equipped with delayed-egress locks
(5) Stair shafts and vestibules of smokeproof enclosures, for which the following also apply:
(a) The stair shaft and vestibule shall be permitted to include a standby generator this is installed for the smokeproof enclosure mechanical ventilation equipment.
(b) The standby generator shall be permitted to be used for the stair shaft and vestibule emergency lighting power supply.
(6) New access-controlled egress doors in accordance with 7.2.1.6.2.
Code: National Fire Protection Association 101 2018 - 7.9.1.1
Issued: 02/16/2022 **Status:** CEH
- 9 **Details:** In buildings other than those equipped throughout with existing, automatic smoke detection system, smoke alarms shall be installed in accordance with 9.6.2.10, as modified by 31.3.4.5.2, outside every sleeping area in the immediate vicinity of the bedrooms and on all levels of the dwelling unit including basements. Smoke detectors required
Code: National Fire Protection Association 101 2018 - 31.3.4.5.1
Issued: 02/16/2022 **Status:** CEH
- 10 **Details:** Means of egress shall be continuously maintained free of all obstructions or impediments to full instant use in the case of fire or other emergency.
Code: National Fire Protection Association 1 2018 - 14.4.1
Issued: 02/16/2022 **Status:** CEH

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
MARCH 02, 2022 9:00 AM**

E. HOUSE KEEPING ITEMS (CONTESTED HEARING)

F. CLOSING REMARKS

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

"IF A PERSON DECIDES TO APPEAL ANY DECISION MADE BY THE SPECIAL MAGISTRATE WITH RESPECT TO ANY MATTER CONSIDERED AT THIS MEETING OR HEARING HE WILL NEED A RECORD OF THE PROCEEDINGS, AND THAT, FOR SUCH PURPOSE, HE MAY NEED TO ENSURE THAT A VERBATIM RECORD OF THE PROCEEDINGS IS MADE, WHICH RECORD INCLUDES THE TESTIMONY AND EVIDENCE UPON WHICH THE APPEAL IS TO BE BASED. "