



**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 05, 2015 9:00 AM**

Special Magistrate: Fred W Van Vonno
Contested

Special Magistrate: Alcoyla St Juste
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: COSTA, SAMUEL P; COSTA, APRIL R **CEO:** Bobbie R Boynton
 3397 Pebble Beach Dr, Lake Worth, FL 33467-1225
Situs Address: 3397 Pebble Beach Dr, Lake Worth, FL **Case No:** C-2015-03250007
PCN: 00-42-44-20-01-000-0440 **Zoned:** RS

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 (d)
Issued: 03/27/2015 Status: CEH |
| 2 | Details: It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 03/27/2015 Status: CEH |
| 3 | Details: Weeds. All premises and exterior property shall be maintained free from weeds or uncultivated vegetation:
greater than seven (7) inches in height when located on developed residential or developed nonresidential lots,
as set forth in division 6. All noxious weeds shall be prohibited. This term shall not include cultivated flowers and gardens, or native vegetation.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (2)
Issued: 03/27/2015 Status: CEH |
| 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 for a period exceeding one hour in any 24 hour period.
Code: Unified Land Development Code - 6.A.1.D.19.a.2)
Issued: 03/27/2015 Status: CEH |

Agenda No.: 002 **Status:** Active
Respondent: FEDERAL NATIONAL MORTGAGE ASSOCIATION **CEO:** Bobbie R Boynton
 PO BOX 25018, Tampa, FL 33622-5018
Situs Address: 16394 E Grand National Dr, Loxahatchee, FL **Case No:** C-2015-01300001
PCN: 00-40-43-25-00-000-7300 **Zoned:** AR

Violations:

- | | |
|----------|---|
| 1 | Details: Renovations/Alterations to garage without first obtaining required building permits is prohibited.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1
Issued: 02/03/2015 Status: CEH |
|----------|---|

cc: Code Enforcement
Federal National Mortgage Association

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 05, 2015 9:00 AM**

Agenda No.: 003 **Status:** Active
Respondent: HIGH ROCK LAKE COMPANY INC **CEO:** Bobbie R Boynton
3030 S Dixie Hwy, Ste 5, West Palm Beach, FL 33405-1539
Situs Address: 7099 Lake Worth Rd, Lake Worth, FL **Case No:** C-2015-03050045
PCN: 00-42-43-27-05-023-1251 **Zoned:** CG

Violations:

1	Details: Window signs not exceeding 20 percent coverage of each glass window or glass door to which the sign is attached is exempt from the permitting requirements of this Article and may be attached without a permit. Code: Unified Land Development Code - 8.B.4. Issued: 03/18/2015	Status: CEH
----------	--	--------------------

Agenda No.: 004 **Status:** Active
Respondent: INVESTING BRIDGE INC **CEO:** Bobbie R Boynton
320 D St, Lake Worth, FL 33460
Situs Address: 5692 Papaya Rd, West Palm Beach, FL **Case No:** C-2015-01130014
PCN: 00-42-43-35-11-014-0050 **Zoned:** RM

Violations:

2	Details: Erecting/installing A MEMBRANE COVERED STRUCTURE/CARPORT without first obtaining required building permits is prohibited. Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1 Issued: 01/14/2015	Status: CEH
----------	---	--------------------

cc: Code Enforcement
Investing Bridge Inc

Agenda No.: 005 **Status:** Active
Respondent: JANSSEN, NORA **CEO:** Bobbie R Boynton
16244 E Calder Dr, Loxahatchee, FL 33470-4140
Situs Address: 16244 E Calder Dr, Loxahatchee, FL **Case No:** C-2015-01090006
PCN: 00-40-43-25-00-000-5060 **Zoned:** AR

Violations:

1	Details: Erecting/installing a shed without first obtaining required building permits is prohibited. Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1 Issued: 01/22/2015	Status: CEH
2	Details: Erecting/installing an above ground pool without first obtaining required building permits is prohibited. Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1 Issued: 01/22/2015	Status: CEH

Agenda No.: 006 **Status:** Active
Respondent: PEREZ, YOSVANY **CEO:** Bobbie R Boynton
656 Arnold Dr, West Palm Beach, FL 33415-3912
Situs Address: 656 Arnold Dr, West Palm Beach, FL **Case No:** C-2015-02200025
PCN: 00-42-44-01-00-000-7240 **Zoned:** RM

Violations:

1	Details: Erecting/installing gazebo(s), shed, chickee hut, and roofed accessory structure located on south and west side of property without first obtaining required building permits is prohibited. Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1 Issued: 03/02/2015	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. 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.A.1.D.19.b.5)b) Unified Land Development Code - 6.A.1.D.19.b.5)c) Issued: 03/02/2015	Status: CEH
3	Details: Erecting/installing trellis, carport and porch addition on the east and south side of your property without first obtaining required building permits is prohibited. Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1 Issued: 03/02/2015	Status: CEH

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 05, 2015 9:00 AM**

- | | |
|----------|---|
| 4 | <p>Details: The building official shall inspect or cause to be inspected, at various intervals, all construction or work for which a permit is required, and a final inspection shall be made of every building, structure, electrical, gas, mechanical or plumbing system upon completion, prior to the issuance of the Certificate of Occupancy or Certificate of Completion.</p> <p>Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced.</p> <p>Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1
Palm Beach County Amendments to the Florida Building Code 2010 Edition - 110.3.10</p> <p>Issued: 03/02/2015 Status: CEH</p> |
| 5 | <p>Details: Erecting/installing paver three driveway (s) without first obtaining required building permits is prohibited.</p> <p>Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1</p> <p>Issued: 03/02/2015 Status: CEH</p> |
| 6 | <p>Details: Renovations/Alterations to convert single family dwelling into a duplex without first obtaining required building permits is prohibited.</p> <p>Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1</p> <p>Issued: 03/02/2015 Status: CEH</p> |
| 7 | <p>Details: Erecting/installing white vinyl fence and ALL gates without first obtaining required building permits is prohibited.</p> <p>Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1</p> <p>Issued: 03/02/2015 Status: CEH</p> |

Agenda No.: 007	Status: Active
Respondent: SPC 2002E-5 LLC/ CVS Pharmacy Inc. Store #2966 5555 Glades Rd, Ste 250, Boca Raton, FL 33431	CEO: Shane D Cleary Type: Repeat
Situs Address: The medians on Jog Road south of W. Atlantic ave, adjacent to 6464 W. Atlantic Ave Delray Beach	Case No: C-2015-06180012
PCN:	Zoned:

Violations:

- | | |
|----------|---|
| 1 | <p>Details: A violation of any condition in a development order shall be considered a violation of this Code. Failure to comply with conditions of approval for Resolution #2001-1866 and Petition #78-283. Specifically, failure to maintain median landscaping as required by condition(s) E 10-A & B and Permit LA000142-0802. This is a repeat violation under previous case C2014-10080011.</p> <p>Code: Unified Land Development Code - 2.A.1.P</p> <p>Issued: 06/18/2015 Status: CEH</p> |
| 2 | <p>Details: Regular maintenance of all landscaping is required. All landscaping shall be free from disease, pests, weeds, and litter. Maintenance shall include weeding, watering, fertilizing, pruning, mowing, edging, mulching, or any other actions needed, consistent with acceptable horticultural practices. Specifically, mow, edge, weed grass on medians, remove trash and debris and clear curb lines. Install minimum 3" of mulch on median and trim and maintain shrubs at a maximum of 30" above pavement. Remove and replace dead plant material. This is a repeat violation under previous case C2014-10080011.</p> <p>Code: Unified Land Development Code - 7.E.5.B</p> <p>Issued: 06/18/2015 Status: CEH</p> |

cc: Cvs Store #2966
Cvs Store 2966
Sep 2002e-5 Llc/ Cvs Store 2966

Agenda No.: 008	Status: Active
Respondent: Flores, Eduardo 4863 Kirk Rd, Lake Worth, FL 33461-5319	CEO: Jose Feliciano
Situs Address: 4863 Kirk Rd, Lake Worth, FL	Case No: C-2015-02090025
PCN: 00-42-44-25-00-000-6470	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>Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)</p> <p>Issued: 03/09/2015 Status: CEH</p> |
| 2 | <p>Details: It shall be unlawful for any owner of land in any residential district to park on, cause to be parked on, or allow to be parked on residentially zoned land any unlicensed or unregistered vehicle for a period exceeding one hour in any 24 hour period.</p> <p>Code: Unified Land Development Code - 6.A.1.D.19.a.2)</p> <p>Issued: 03/09/2015 Status: CEH</p> |

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 05, 2015 9:00 AM**

- | | |
|----------|---|
| 3 | <p>Details: It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 03/09/2015 Status: CEH</p> |
| 4 | <p>Details: Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced.</p> <p>Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1
Issued: 03/09/2015 Status: CEH</p> |
| 5 | <p>Details: Uses not identified in a district column as permitted by right, by a Special Permit, or as a Conditional Use are not allowed in the District, unless otherwise expressly permitted by this Code. More specifically, major auto repairs being performed in a residential zoning district.</p> <p style="text-align: center;">The list of uses in Table 4.A.3.A, Use Matrix, is intended to classify uses on the basis of common functional characteristics and land use compatibility.</p> <p>Code: Unified Land Development Code - 4.A.3.A - Use Matrix Table
Unified Land Development Code - 4.A.3.A.7
Issued: 03/09/2015 Status: CEH</p> |

cc: Pbso

Agenda No.: 009	Status: Removed
Respondent: Linda Chapman as Trustee of the Linda Chapman Grantor Revocable Trust 108 Granada St, Royal Palm Beach, FL 33411-1307	CEO: Jose Feliciano
Situs Address: 4984 Kirk Rd, Lake Worth, FL	Case No: C-2014-09180003
PCN: 00-43-44-30-01-113-0050	Zoned: RM

Violations:

- | | |
|----------|---|
| 1 | <p>Details: Repairs to parking lot area surface (resurfacing and restripping) according to ULDC Code Section Article 6.A.1.B, along with repairs to deteriorated exterior wooden siding without required permits is prohibited.</p> <p>Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1
Issued: 03/12/2015 Status: CEH</p> |
| 2 | <p>Details: All exterior walls shall be free from holes, breaks, loose or rotting materials; and maintained weatherproof and properly surface coated where required to prevent deterioration. All exterior walls of dwelling structures are in disrepair with wooden exterior siding in a state of deterioration, rot and decay. Exterior walls of all structures are in need painting.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-33 (f)
Issued: 03/12/2015 Status: CEH</p> |
| 3 | <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. Parking lot surfaces in a state of deterioration and disrepair with multiple gaping holes throughout surfaces.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-32 (b)
Issued: 03/12/2015 Status: CEH</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>Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 03/12/2015 Status: CEH</p> |
| 5 | <p>Details: Weeds. All premises and exterior property shall be maintained free from weeds or uncultivated vegetation; greater than seven (7) inches in height when located on developed residential or developed nonresidential lots, as set forth in division 6. All noxious weeds shall be prohibited. This term shall not include cultivated flowers and gardens, or native vegetation. Numerous trees and vegetation growing into and onto structures of property.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (2)
Issued: 03/12/2015 Status: CEH</p> |
| 6 | <p>Details: 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.</p> <p>Code: Unified Land Development Code - 5.B.1.A.8
Issued: 03/12/2015 Status: CEH</p> |
| 7 | <p>Details: Erecting/installing a roofed addition to rear southeast dwelling structure and a screen enclosure to rear northeast dwelling unit without first obtaining required building permits is prohibited.</p> <p>Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1</p> |

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 05, 2015 9:00 AM**

Issued: 03/12/2015 **Status:** CEH
8 **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 (d)
Issued: 03/12/2015 **Status:** CEH

Agenda No.: 010 **Status:** Active
Respondent: Crosby, Joseph **CEO:** Caroline Foulke
6525 Alexander Rd, West Palm Beach, FL 33413-1020
Situs Address: 6525 Alexander Rd, West Palm Beach, FL **Case No:** C-2014-10160039
PCN: 00-42-43-27-05-005-1040 **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 stage of disrepair, vegetative debris, garbage, trash or similar items.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 12/08/2014 **Status:** CEH

2 **Details:** Weeds. All premises and exterior property shall be maintained free from weeds or uncultivated vegetation:
greater than seven (7) inches in height when located on developed residential or developed nonresidential lots,
as set forth in division 6. All noxious weeds shall be prohibited. This term shall not include cultivated flowers and gardens, or native vegetation.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (2)
Issued: 12/08/2014 **Status:** CEH

Agenda No.: 011 **Status:** Active
Respondent: Gaspard, Ronald; Gaspard, Rose V **CEO:** Caroline Foulke
781 Caroline Ave, West Palm Beach, FL 33413
Situs Address: 781 Caroline Ave, West Palm Beach, FL **Case No:** C-2014-09030028
PCN: 00-42-43-35-07-013-0060 **Zoned:** RM

Violations:

4 **Details:** Erecting/installing shed without first obtaining required building permits is prohibited.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1
Issued: 09/04/2014 **Status:** CEH

cc: Pbso

Agenda No.: 012 **Status:** Active
Respondent: LALOPFSU LLC **CEO:** Caroline Foulke
5795 ORANGE Dr, DAVIE, FL 33314
Situs Address: 1450 Fair Green Rd, West Palm Beach, FL **Case No:** C-2015-03170009
PCN: 00-42-43-27-21-010-0150 **Zoned:** RS

Violations:

1 **Details:** No equipment or materials used in the home occupation shall be stored or displayed outside of the dwelling, including driveways. (AUTO REPAIR BUSINESS)
Code: Unified Land Development Code - 4.B.1.A.70.i
Issued: 03/18/2015 **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, automotive parts, tires, garbage, trash or similar items.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 03/18/2015 **Status:** CEH

3 **Details:** Uses not identified in a district column as permitted by right, by a Special Permit, or as a Conditional Use are not allowed in the District, unless otherwise expressly permitted by this Code. More specifically, AUTO REPAIR.
Code: Unified Land Development Code - 4.A.3.A.7
Issued: 03/18/2015 **Status:** CEH

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.A.1.D.19.b.5)b)
Issued: 03/18/2015 **Status:** CEH

cc: Lallopfu Llc

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 05, 2015 9:00 AM**

Agenda No.: 013 **Status:** Removed
Respondent: LOPEZ, ADRIAN; LOPEZ, MARIA **CEO:** Caroline Foulke
11425 SW 46th St, Miami, FL 33165-5512
Situs Address: 422 Caroline Ave, West Palm Beach, FL **Case No:** C-2015-04080016
PCN: 00-42-43-35-10-007-0050 **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 for a period exceeding one hour in any 24 hour period.
Code: Unified Land Development Code - 6.A.1.D.19.a.2)
Issued: 04/08/2015 **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, automotive parts, tires, garbage, trash or similar items.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 04/08/2015 **Status:** CLS

Agenda No.: 014 **Status:** Active
Respondent: LOPEZ, ANA M **CEO:** Caroline Foulke
5951 Cartier Rd, West Palm Beach, FL 33417-4311
Situs Address: 5951 Cartier Rd, West Palm Beach, FL **Case No:** C-2014-10200040
PCN: 00-42-43-26-17-003-0140 **Zoned:** RH

- Violations:**
- 1** **Details:** Erecting/installing addition, canopy without first obtaining required building permits is prohibited.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1
Issued: 10/24/2014 **Status:** CEH

Agenda No.: 015 **Status:** Removed
Respondent: NUVIEW IRA INC FBO SWAMINATHAN SRINIVASAN **CEO:** Fred D Held
IRA
1064 Greenwood Blvd, Ste 312, Lake Mary, FL 32746-5420
Situs Address: 5129 Stacy St, West Palm Beach, FL **Case No:** C-2015-03310012
PCN: 00-42-43-26-02-000-0401 **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.

It shall be considered a nuisance to have accumulations of waste, yard trash or rubble and debris upon any lot.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Palm Beach County Property Maintenance Code - Section 14-62 (1)
Issued: 04/03/2015 **Status:** CLS
 - 2** **Details:** Every exterior stairway, deck, porch, balcony, railings and all other appurtenances attached thereto, shall be maintained structurally sound, in good repair, with proper anchorage and capable of supporting the imposed loads. Exterior rear wood deck in disrepair.
Code: Palm Beach County Property Maintenance Code - Section 14-33 (j)
Issued: 04/03/2015 **Status:** CLS
 - 3** **Details:** Every window, door and frame shall be kept in sound condition, good repair and weather tight.
Code: Palm Beach County Property Maintenance Code - Section 14-33 (m)
Issued: 04/03/2015 **Status:** CLS
 - 4** **Details:** All foundation walls shall be maintained plumb and free from open cracks and breaks and shall be kept in such condition so as to prevent the entry of vermin.
Code: Palm Beach County Property Maintenance Code - Section 14-33 (e)
Issued: 04/03/2015 **Status:** CLS
 - 5** **Details:** All electrical equipment, wiring and appliances shall be property installed and maintained in a safe and approved manner.
Code: Palm Beach County Property Maintenance Code - Section 14-46 (d) (1)
Issued: 04/03/2015 **Status:** CLS

Agenda No.: 016 **Status:** Active
Respondent: Arcadia Florida Property Holdings LP **CEO:** Bruce R Hilker
1200 S Pine Island Rd, Plantation, FL 33324
Situs Address: 11961 US Highway 1, North Palm Beach, FL **Case No:** C-2014-07300040
PCN: 00-43-42-04-08-000-0010 **Zoned:** CG

CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 05, 2015 9:00 AM

Violations: **1** **Details:** Installation, repairs or alteration of the electric without first obtaining required building permits is prohibited.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1
Issued: 10/09/2014 **Status:** CEH

cc: Arcadia Florida Property Holdings Lp

Agenda No.: 017 **Status:** Active
Respondent: Balash, Evan M; Balash, Tracy F **CEO:** Bruce R Hilker
4521 Pga Blvd, 210, Palm Beach Gardens, FL 33418-3997
Situs Address: 9004 E Highland Pines Blvd, Palm Beach Gardens, FL **Case No:** C-2015-02060006
PCN: 00-42-42-13-07-000-0010 **Zoned:** RM

Violations: **3** **Details:** Erecting/installing a fence without first obtaining required building permits is prohibited.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1
Issued: 02/19/2015 **Status:** CEH

Agenda No.: 018 **Status:** Active
Respondent: Perez, Alvaro R; Garcia, Luis H **CEO:** Bruce R Hilker
9074 E Highland Pines Blvd, Palm Beach Gardens, FL
33418-5713
Situs Address: 9074 E Highland Pines Blvd, Palm Beach Gardens, FL **Case No:** C-2014-08120029
PCN: 00-42-42-13-07-000-0060 **Zoned:** RM

Violations: **2** **Details:** Enclosing of the screen porch without first obtaining required building permits is prohibited.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1
Issued: 09/02/2014 **Status:** CEH
4 **Details:** Erecting/installing concrete slabs without first obtaining required building permits is prohibited.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1
Issued: 09/02/2014 **Status:** CEH

Agenda No.: 019 **Status:** Postponed
Respondent: Leonard F. Schulz, Jr., as Trustee, of the Leonard F. Schulz, Jr., Revocable Living Trust Agreement, dated March 29, 2007 **CEO:** Bruce R Hilker
9425 Howell Ln, Palm Beach Gardens, FL 33418-4545
Situs Address: 3640 Gull Rd, Palm Beach Gardens, FL **Case No:** C-2015-01290011
PCN: 00-43-41-31-04-013-0270 **Zoned:** RM

Violations: **4** **Details:** Erecting/installing fencing without first obtaining required building permits is prohibited.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1
Issued: 02/23/2015 **Status:** CLS
5 **Details:** Enclosing the carport without first obtaining required building permits is prohibited.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1
Issued: 02/23/2015 **Status:** CEH
6 **Details:** Erecting/installing a canvas structure without first obtaining required building permits is prohibited.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1
Issued: 02/23/2015 **Status:** CLS

Agenda No.: 020 **Status:** Active
Respondent: Feliz, Francis Y **CEO:** Jamie G Illicete
76 Canoe Dr, West Palm Beach, FL 33415-2602
Situs Address: 76 Canoe Dr, West Palm Beach, FL **Case No:** C-2014-12090009
PCN: 00-42-44-02-00-000-1050 **Zoned:** RM

Violations: **2** **Details:** Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced. Permit #B2009-011432 (B09008081) for reroofing has expired.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1
Issued: 02/09/2015 **Status:** CEH
3 **Details:** Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced. Permit #B1990-023162 B90022498 Reroofing has expired.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 05, 2015 9:00 AM**

Issued: 02/09/2015

Status: CEH

Agenda No.: 021

Status: Postponed

Respondent: J & T Capital US, LLC, a Florida Limited Liability Company
8801 Biscayne Blvd, Ste 101, Miami, FL 33138

CEO: Jamie G Illicete

Situs Address: 18275 Highway A1A, Jupiter, FL

Case No.: C-2014-05090009

PCN: 00-43-40-31-00-006-0040

Zoned: CS

Violations:

- 1 **Details:** Required or preserved vegetation that becomes damaged, diseased, removed or is dead shall be immediately replaced with plant material to comply with the approved standards and height requirements of this Article or conditions of approval, whichever is greater. Missing required landscape buffer areas, trees, hedges and island(s). Missing required landscape showing on Zoning Site Plan Petition 83-71.
Code: Unified Land Development Code - 7.E.8
Issued: 10/03/2014 **Status:** CEH
- 2 **Details:** Repaving/Alterations of the parking lot without first obtaining required building permits is prohibited. Parking lot does not match Zoning Site Plan Petition 83-71.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1
Issued: 10/03/2014 **Status:** CEH

cc: Code Enforcement

J & T Capital Us, Llc, A Florida Limited Liability Company

Agenda No.: 022

Status: Active

Respondent: Leo's Trucking General Hauling, Inc. a Florida corporation
1150 Skees Rd, West Palm Beach, FL 33411-2628

CEO: Jamie G Illicete

Situs Address: 134 S Haverhill Rd, West Palm Beach, FL

Case No.: C-2015-04200004

PCN: 00-42-44-01-14-005-0140

Zoned: RH

Violations:

- 1 **Details:** All interior surfaces, including windows and doors, shall be maintained in good, clean and sanitary condition. Peeling paint, cracked or loose plaster, decayed wood, and other defective surface conditions shall be corrected. Front door and door frame are in disrepair and not being maintained. Interior walls and ceilings are in disrepair and not being maintained.
Code: Palm Beach County Property Maintenance Code - Section 14-34 (c)
Issued: 04/27/2015 **Status:** CEH
- 2 **Details:** The roof and flashing shall be sound, tight and not have defects that admit rain. Roof drainage shall be adequate to prevent dampness or deterioration in the walls or interior portion of the structure. Roof drains, gutters and down spouts shall be maintained in good repair and free from obstructions. Roof water shall not be discharged in a manner that creates an adjacent public nuisance. Water damage observed to interior walls and ceiling.
Code: Palm Beach County Property Maintenance Code - Section 14-33 (g)
Issued: 04/27/2015 **Status:** CEH
- 3 **Details:** All structures shall be kept free from insect and vermin infestation. All structures in which insects or vermin are found shall be promptly exterminated by approved processes that will not be injurious to human health. After extermination, proper precautions shall be taken to prevent re-infestation. Mobile home is infested with insects.
Code: Palm Beach County Property Maintenance Code - Section 14-36
Issued: 04/27/2015 **Status:** CEH
- 4 **Details:** Every window, door and frame shall be kept in sound condition, good repair and weather tight. Front door and frame are in disrepair. Rear sliding glass doors do not lock. Several window are screwed shut and do not open.
Code: Palm Beach County Property Maintenance Code - Section 14-33 (m)
Issued: 04/27/2015 **Status:** CEH
- 5 **Details:** All plumbing fixtures shall be properly installed and maintained in working order, and shall be kept free from obstructions, leaks and defects and be capable of performing the function for which such plumbing fixtures are designed. All plumbing fixtures shall be maintained in a safe, sanitary and functional condition. Hallway bathroom tub cold water knob is missing.
Code: Palm Beach County Property Maintenance Code - Section 14-45 (c) (1)
Issued: 04/27/2015 **Status:** CEH
- 6 **Details:** Every door, window and other outside opening utilized or intended for ventilation purposes serving any structure containing habitable rooms, shall have approved, tightly fitting screens of not less than 16 mesh per inch. Several windows are missing screens.
Code: Palm Beach County Property Maintenance Code - Section 14-43 (a) (1)
Issued: 04/27/2015 **Status:** CEH
- 7 **Details:** All electrical equipment, wiring and appliances shall be property installed and maintained in a safe and approved manner. Light swith by back door missing cover. Refrigerator not functioning properly and water is leaking into bottom and onto floor.
Code: Palm Beach County Property Maintenance Code - Section 14-46 (d) (1)
Issued: 04/27/2015 **Status:** CEH

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 05, 2015 9:00 AM**

cc: Cuevas, Belen

Agenda No.: 023 **Status:** Removed
Respondent: MacDonald, Margaret; MacDonald, Alexander **CEO:** Jamie G Illicete
4613 University Dr, 279, Coral Springs, FL 33067-4602
Situs Address: 1637 S Military Trl, Unit A-B, West Palm Beach, FL **Case No.:** C-2015-04160027
PCN: 00-42-44-12-00-000-7250 **Zoned:** UI

- Violations:**
- 1** **Details:** Where it is found that the electrical system in a structure constitutes a hazard to the occupants or the structure by reason of inadequate service, improper fusing, insufficient outlets, improper wiring or installation, deterioration or damage, or for similar reasons, the code official shall require the defects to be corrected to eliminate the hazard. In utility room behind Units A/B, Electrical panel box is in disrepair, with exposed wires, dryer improperly wired. In Unit B, electrical outlet box above sink missing cover.

All electrical equipment, wiring and appliances shall be property installed and maintained in a safe and approved manner.
Code: Palm Beach County Property Maintenance Code - Section 14-46 (c) (3)
Palm Beach County Property Maintenance Code - Section 14-46 (d) (1)
Issued: 04/22/2015 **Status:** CLS
 - 2** **Details:** Every plumbing stack, vent, waste and sewer line shall function properly and be kept free from obstructions, leaks and defects. Washing machines located in utility room backing up into Unit B.
Code: Palm Beach County Property Maintenance Code - Section 14-45 (e) (2)
Issued: 04/22/2015 **Status:** CLS
 - 3** **Details:** Erecting/installing water heater located in utility room behind Units A/B without first obtaining required building permits is prohibited.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1
Issued: 04/22/2015 **Status:** CLS
 - 4** **Details:** Weeds. All premises and exterior property shall be maintained free from weeds or uncultivated vegetation: greater than seven (7) inches in height when located on developed residential or developed nonresidential lots, as set forth in division 6. All noxious weeds shall be prohibited. This term shall not include cultivated flowers and gardens, or native vegetation. Grass and/or weeds are overgrown on lot west of Building Units A/B 1637 S Military Trail, WPB.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (2)
Issued: 04/22/2015 **Status:** CLS

cc: Macdonald, Alexander
Maynard, Richard And Deborah

Agenda No.: 024 **Status:** Postponed
Respondent: Phil-Mar Leasing, Inc. a Florida corporation **CEO:** Jamie G Illicete
12976 La Rochelle Cir, Palm Beach Gardens, FL 33410
Situs Address: 1705 S Military Trl, West Palm Beach, FL **Case No.:** C-2014-11030022
PCN: 00-42-44-12-00-000-7170 **Zoned:** UC

- Violations:**
- 2** **Details:** Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced. Permit #B-2003-014727-0000 (B03011782) for Sign - Freestanding - Non-Billboard has expired.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1
Issued: 11/24/2014 **Status:** CEH
 - 3** **Details:** Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced. Permit #B1999-018115-0000 (B99014900) for Reroofing has expired.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1
Issued: 11/24/2014 **Status:** CLS
 - 4** **Details:** Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced. Permit #B-1993-004468-0000 (B93003270) for Sign Painted Wall sign has expired.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1
Issued: 11/24/2014 **Status:** CLS
 - 5** **Details:** Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced. Permit # E1991-000775 (E91000301) for Electrical Low Voltage Alarm System has expired.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1

CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 05, 2015 9:00 AM

- Issued:** 11/24/2014 **Status:** CLS
- 6 **Details:** Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced. Permit #M1995-013329 (M95002590) for Air Conditioning has expired.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1
Issued: 11/24/2014 **Status:** CEH
- 7 **Details:** Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced. Permit #B-2006-048430-0000 (B06043330) for Miscellaneous R/R Hurricane Damaged Fascia has expired.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1
Issued: 11/24/2014 **Status:** CEH
- 8 **Details:** Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced. Permit #2004-033427 (B04030047) for Reroofing Flat Mope has expired.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1
Issued: 11/24/2014 **Status:** CEH
- 9 **Details:** Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced. Permit #M2004-033332 (M04005964) for HVAC (Heating, Ventilation, Air-Conditioning) Equipment-ACCO (3) Units has expired.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1
Issued: 11/24/2014 **Status:** CEH
- 10 **Details:** Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced. Permit #E1997-034730 (E97017958) for Electrical Low Voltage Alarm System has expired.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1
Issued: 11/24/2014 **Status:** CLS
- 11 **Details:** Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced. Permit #M1997-027184 (M97006928) for Tank-Fuel has expired.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1
Issued: 11/24/2014 **Status:** CLS
- 12 **Details:** Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced. Permit #B1995-001949 (B95001411) for Reroofing Flat TAMKO 212 has expired.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1
Issued: 11/24/2014 **Status:** CEH
- 13 **Details:** Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced. Permit #B1994-016455 (B94015310) Alterations for Video Shop (Bays 4 & 7) has expired.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1
Issued: 11/24/2014 **Status:** CLS
- 14 **Details:** Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced. Permit #B1994-009057 (B94008492) Sign-Wall Supported (Printing)has expired.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1
Issued: 11/24/2014 **Status:** CLS
- 15 **Details:** Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced. Permit #B1991-002015 (B91002535) for Sign-Wall Supported has expired.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1
Issued: 11/24/2014 **Status:** CLS
- 16 **Details:** Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced. Permit #B1985-031736 (B85031736) for Sign-Wall Supported has expired.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1
Issued: 11/24/2014 **Status:** CLS

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 05, 2015 9:00 AM**

- | | |
|-----------|---|
| 17 | <p>Details: Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced. Permit #B1984-007820 (B84007820) for Interior Wall has expired.</p> <p>Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1</p> <p>Issued: 11/24/2014 Status: CLS</p> |
| 18 | <p>Details: Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced. Permit #B1981-011892 (B81011892) for Air Conditioning has expired.</p> <p>Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1</p> <p>Issued: 11/24/2014 Status: CLS</p> |
| 19 | <p>Details: Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced. Permit #B1980-024373 (B80024373) for Interior Remodel only has expired.</p> <p>Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1</p> <p>Issued: 11/24/2014 Status: CLS</p> |
| 20 | <p>Details: Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced. Permit #B1980-024142 (B80024142) for Sign-Wall Supported has expired.</p> <p>Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1</p> <p>Issued: 11/24/2014 Status: CLS</p> |
| 22 | <p>Details: Required or preserved vegetation that becomes damaged, diseased, removed or is dead shall be immediately replaced with plant material to comply with the approved standards and height requirements of this Article or conditions of approval, whichever is greater. Missing required Landscape (Trees and Hedges) as shown on Zoning Petition 1979-055. Three trees damaged (hat-raked) on property.</p> <p>Code: Unified Land Development Code - 7.E.8</p> <p>Issued: 11/24/2014 Status: CEH</p> |
| 23 | <p>Details: A violation of any condition in a development order shall be considered a violation of this Code. Failure to comply with conditions of approval and approved site plan for Resolution #79-491 and Petition #79-55. Parking lot/spaces do not match site plan. Dumpster enclosure not shown on sign plan.</p> <p>Code: Unified Land Development Code - 2.A.1.P</p> <p>Issued: 11/24/2014 Status: CLS</p> |
| 24 | <p>Details: Erecting/installing dumpster enclosure(s) without first obtaining required building permits is prohibited.</p> <p>Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1</p> <p>Issued: 11/24/2014 Status: CEH</p> |

cc: Phil-Mar Leasing, Inc. A Florida Corporation

Agenda No.: 025	Status: Postponed
Respondent: Cuevas, Ramon; Mendez, Gabriela 3281 Plaza Pl, Hypoluxo, FL 33462-3637	CEO: Kenneth E Jackson
Situs Address: 3281 Plaza Pl, Lake Worth, FL	Case No.: C-2014-04290011
PCN: 00-43-45-06-02-024-0170	Zoned: RS

Violations:	<p>1 Details: Erecting/installing enclosing the garage without first obtaining required building permits is prohibited.</p> <p>Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1</p> <p>Issued: 06/30/2014 Status: CEH</p>
--------------------	---

Agenda No.: 026	Status: Postponed
Respondent: Lantana Ventures LLC 50 W Mashta Dr, Ste 4, Key Biscayne, FL 33149	CEO: Kenneth E Jackson
Situs Address: S Congress Ave, FL	Case No.: C-2013-09030018
PCN: 00-43-45-05-21-001-0000	Zoned: RM

Violations:	<p>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.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-62 (3) (a) and (b)</p> <p>Issued: 09/11/2013 Status: CEH</p>
--------------------	---

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 05, 2015 9:00 AM**

2 **Details:** In cases involving areas declared by the Board of County Commissioners as blighted, pursuant to state statutes or in any cases which there is evidence of vagrants using the overgrown property for habitation or that crimes of a violent nature or crimes involving the sale or possession of illegal substances are occurring on the premises, then the nuisance may be abated in its entirety, regardless of lot size. The evidence required must be documented by the Palm Beach County Sheriff's Department or other appropriate Law Enforcement Agency PBSD OAN# 22986

Code: Palm Beach County Property Maintenance Code - Section 14-63 (3)
 Issued: 09/11/2013 **Status:** CEH

cc: Lantana Ventures Llc

Agenda No.: 027 **Status:** Removed
Respondent: Cappiello, Robert **CEO:** Gail L James
 1095 Military Trl, Unit 1281, Jupiter, FL 33468-5052

Situs Address: 6670 3rd St, Jupiter, FL **Case No:** C-2015-04220013
PCN: 00-42-41-03-01-000-1500 **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.
 Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
 Issued: 05/01/2015 **Status:** CLS
 - 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 for a period exceeding one hour in any 24 hour period.
 Code: Unified Land Development Code - 6.A.1.D.19.a.2)
 Issued: 05/01/2015 **Status:** CLS

cc: Cappiello, Robert

Agenda No.: 028 **Status:** Active
Respondent: Coonrod, Matthew; Coonrod, Janeece L **CEO:** Gail L James
 10480 153rd Ct N, Jupiter, FL 33478-6820

Situs Address: 10480 153rd Ct N, Jupiter, FL **Case No:** C-2015-03250024
PCN: 00-41-41-13-00-000-5470 **Zoned:** AR

- Violations:**
- 1** **Details:** Erecting/installing a wood fence and a shed without first obtaining required building permits is prohibited.
 Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1
 Issued: 04/01/2015 **Status:** CLS
 - 2** **Details:** The list of uses in Table 4.A.3.A, Use Matrix, is intended to classify uses on the basis of common functional characteristics and land use compatibility.
 Uses identified with an "A" are permitted in the district only if approved by the BCC in accordance with Article 2.B, Public Hearing Process - Class A conditional uses. More specifically, operating a landscape service business requires a class A conditional use.
 Code: Unified Land Development Code - 4.A.3.A - Use Matrix Table
 Unified Land Development Code - 4.A.3.A.6
 Issued: 04/01/2015 **Status:** CEH
 - 3** **Details:** Landscape Service in the AR District in RSA :
 A landscape service as a principal use shall be located on a collector or arterial street on a minimum of three acres.

 Home Occupation
 A landscape service, not including yard waste or landscape installation services, may be approved as a home occupation subject to the requirements of Article 4.B.1.A.70, Home Occupation.
 Code: Unified Land Development Code - 4.B.1.A.77.a
 Unified Land Development Code - 4.B.1.A.77.g
 Issued: 04/01/2015 **Status:** CEH

Agenda No.: 029 **Status:** Active
Respondent: CSX Transportation Inc **CEO:** Gail L James
 11380 Prosperity Farms Rd, Ste 221E, Palm Beach Gardens,
 FL 33410

Situs Address: Bee Line Hwy, West Palm Beach, FL **Case No:** C-2015-04140006
PCN: 00-42-42-22-00-000-3010 **Zoned:** PO

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 05, 2015 9:00 AM**

Violations:

- | | |
|----------|--|
| 1 | <p>Details: Billboards and Off-Site Signs</p> <p>There shall continue to be a prohibition on billboards and similar off-site signs, however, this prohibition does not restrict the repair, maintenance, relocation, or replacement of billboards constructed consistent with applicable codes and permit procedures prior to November 15, 1988, and included within the billboard stipulated settlement agreement and billboard survey (approved February 6, 1996). The stipulated settlement agreement referred to herein shall be the primary source of information for implementing the intent and purpose of the regulations governing billboards and similar off-site signs.</p> <p>Code: Unified Land Development Code - 8.A.1.C.2
 Issued: 04/16/2015 Status: CEH</p> |
| 2 | <p>Details: The Zoning Division shall establish a system of billboard registration permits. A registration permit shall be issued for each billboard not to be removed pursuant to the billboard stipulated settlement agreement. Billboard registration permits shall be issued as special permits, as provided in Article 2.D.2, Special Permit.</p> <p>Applications for initial billboard registration permits shall be submitted no later than January 1, 1998 with the exception of registration permits for lawfully erected billboards located on federal aid primary highways. Applications for permits for the unregistered billboards on federal aid primary highways described above shall be submitted no later than January 10, 2004.</p> <p>Code: Unified Land Development Code - 8.H.2.C
 Unified Land Development Code - 8.H.2.C(3)
 Issued: 04/16/2015 Status: CEH</p> |

cc: Csx Transportation Inc
Zoning Division

Agenda No.: 030

Status: Active

Respondent: Langer, Christopher
18070 127th Dr N, Jupiter, FL 33478-3722

CEO: Gail L James

Situs Address: 18070 127th Dr N, Jupiter, FL

Case No.: C-2015-03130011

PCN: 00-41-40-34-00-000-7090

Zoned: AR

Violations:

- | | |
|----------|--|
| 1 | <p>Details: No equipment or materials used in the home occupation shall be stored or displayed outside of the dwelling, including driveways.</p> <p>One business related vehicle per dwelling unit not over one ton rated capacity may be parked at the home, provided the vehicle is registered to a resident of the dwelling, commercial vehicles are prohibited.</p> <p>Code: Unified Land Development Code - 4.B.1.A.70.i
 Unified Land Development Code - 4.B.1.A.70.1
 Issued: 03/30/2015 Status: CEH</p> |
| 2 | <p>Details: Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced. Specifically, permit B06056858 (B2006-063086) for accessory building (detached garage) is inactive.</p> <p>The building official shall inspect or cause to be inspected, at various intervals, all construction or work for which a permit is required, and a final inspection shall be made of every building, structure, electrical, gas, mechanical or plumbing system upon completion, prior to the issuance of the Certificate of Occupancy or Certificate of Completion.</p> <p>Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1
 Palm Beach County Amendments to the Florida Building Code 2010 Edition - 110.3.10
 Issued: 03/30/2015 Status: CEH</p> |

Agenda No.: 031

Status: Removed

Respondent: Deerhurst Lakes Partnership
6060 SW 18th St, Boca Raton, FL 33433-7164

CEO: Cynthia S McDougal

Situs Address: 6061 SW 18th St, Boca Raton, FL

Case No.: C-2015-02130035

PCN: 00-42-47-26-05-073-0030

Zoned: CG

Violations:

- | | |
|----------|--|
| 1 | <p>Details: A violation of any condition in a development order shall be considered a violation of this Code. Failure to comply with conditions of approval and approved site plan for Resolution #2002-0507 and Control/Petition #1986-011. A) Condition M 1: No storage or placement of any materials, refuse, equipment or accumulated debris shall be permitted behind all buildings except in enclosed dumpster facilities.</p> <p>B) Condition M 2: No parking of any vehicles shall be permitted along the rear of the shopping center except in designated spaces and unloading area. (Howard's Market and Deli)</p> <p>Code: Unified Land Development Code - 2.A.1.P
 Issued: 02/14/2015 Status: CLS</p> |
|----------|--|

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 05, 2015 9:00 AM**

cc: Code Enforcement
Deerhurst Lakes Partnership
Howard'S Market And Deli

Agenda No.: 032 **Status:** Removed
Respondent: Defilippo, Frances; Defilippo, Debra; Defilippo, Mark;
Defilippo, Michael; Kneiss, Debra **CEO:** Cynthia S McDougal
9772 SW 3rd St, Boca Raton, FL 33428-4358
Situs Address: 9772 SW 3rd St, Boca Raton, FL **Case No:** C-2015-03100019
PCN: 00-42-47-30-04-010-0850 **Zoned:** RM

Violations: **1** **Details:** It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 04/07/2015 **Status:** CLS

cc: Code Enforcement
Defilippo, Debra
Defilippo, Mark
Defilippo, Michael
Kneiss, Debra

Agenda No.: 033 **Status:** Removed
Respondent: Public Storage Inc **CEO:** Cynthia S McDougal
PO BOX 25025, Glendale, CA 91221-5025
Situs Address: 21000 Boca Rio Rd, Boca Raton, FL **Case No:** C-2015-02020010
PCN: 00-42-43-27-05-079-0010 **Zoned:** IL

Violations: **1** **Details:** 18.2.2.2 - Access to Gated Subdivisions or Developments: The AHJ shall have the authority to require fire department access be provided to gated subdivisions or developments through the use of an approved device or system.
Code: National Fire Protection Association 1 - 18.2.2.2
Issued: 02/23/2015 **Status:** CLS

cc: Fire Rescue

Agenda No.: 034 **Status:** Removed
Respondent: Zdzislaw, Kalina **CEO:** Cynthia S McDougal
5533 Monte Carlo Pl, Pompano Beach, FL 33068-6205
Situs Address: 23288 Lyons Rd, Unit 110 Building 1, Boca Raton, FL **Case No:** C-2015-01070003
PCN: 00-42-47-31-12-001-1100 **Zoned:** RM

Violations: **1** **Details:** Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced. (Permit B2008-019188 never had final inspections and is now inactive)
The building official shall inspect or cause to be inspected, at various intervals, all construction or work for which a permit is required, and a final inspection shall be made of every building, structure, electrical, gas, mechanical or plumbing system upon completion, prior to the issuance of the Certificate of Occupancy or Certificate of Completion.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1
Palm Beach County Amendments to the Florida Building Code 2010 Edition - 110.3.10
Issued: 01/14/2015 **Status:** CLS

Agenda No.: 035 **Status:** Active
Respondent: 120 Ave Farm LLC **CEO:** Lorraine Miller
19721 118th Trl S, Boca Raton, FL 33498-6506
Situs Address: 19755 120th Ave S, Boca Raton, FL **Case No:** C-2015-02020019
PCN: 00-41-47-10-00-000-1050 **Zoned:** AR

Violations: **1** **Details:** Erecting/installing a metal structure and tent without first obtaining required building permits or agriculture site plan review is prohibited.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1
Issued: 02/18/2015 **Status:** CEH

Agenda No.: 036 **Status:** Active
Respondent: Dinardo, Zelinda **CEO:** Lorraine Miller

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 05, 2015 9:00 AM**

28 Water St, Eastchester, NY 10709-5502

Situs Address: 23131 Rainbow Rd, Boca Raton, FL
PCN: 00-41-47-25-02-000-3410

Case No: C-2015-02130034
Zoned: AR

Violations:

- | | |
|----------|--|
| 1 | <p>Details: The interior of a structure and equipment therein shall be maintained in good repair, structurally sound and in a sanitary condition.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-34 (a)
Issued: 03/16/2015 Status: CEH</p> |
| 2 | <p>Details: Erecting/installing enclosures/additions to the mobile home without first obtaining required building permits is prohibited.</p> <p>Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1
Issued: 03/16/2015 Status: CEH</p> |
| 3 | <p>Details: All plumbing fixtures shall be properly installed and maintained in working order, and shall be kept free from obstructions, leaks and defects and be capable of performing the function for which such plumbing fixtures are designed. All plumbing fixtures shall be maintained in a safe, sanitary and functional condition. (The bathroom and kitchen plumbing is in disrepair.)</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-45 (c) (1)
Issued: 03/16/2015 Status: CEH</p> |
| 4 | <p>Details: All buildings, structures, electrical, gas, mechanical or plumbing systems which are unsafe, unsanitary, or do not provide adequate egress, or which constitute a fire hazard, or are otherwise dangerous to human life, or which in relation to existing use, constitute a hazard to safety or health, are considered unsafe buildings or service systems. All such unsafe buildings, structures or service systems are hereby declared illegal and shall be ordered by the building official to be abated by the owner, through repair and rehabilitation or by demolition and removal, in accordance with this code. The extent of repairs shall be determined by the building official.</p> <p>Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 116.1
Issued: 03/16/2015 Status: CEH</p> |

cc: Sawransky, Adam

Agenda No.: 037

Status: Removed

Respondent: Barrett, John F II
11068 66th St N, West Palm Beach, FL 33412-1837

CEO: Steven R Newell

Situs Address: 11068 66th St N, West Palm Beach, FL
PCN: 00-41-42-35-00-000-2080

Case No: C-2015-03180013
Zoned: AR

Violations:

- | | |
|----------|---|
| 1 | <p>Details: Installed an accessory structure (animal pen) without first obtaining a building permit is prohibited.</p> <p>Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1
Issued: 03/26/2015 Status: CLS</p> |
|----------|---|

Agenda No.: 038

Status: Active

Respondent: Creps, David; Creps, Jacqueline; Creps, Mary C; Creps, Michael
13883 Oleander Ave, Unit B, Juno Beach, FL 33408-1616

CEO: Steven R Newell

Situs Address: 11224 Tangerine Blvd, West Palm Beach, FL
PCN: 00-41-42-35-00-000-5040

Case No: C-2015-03090027
Zoned: AR

Violations:

- | | |
|----------|--|
| 1 | <p>Details: Hedges may be planted and maintained along or adjacent to a lot line to a height not exceeding eight feet in the required side (to the required front setback) and rear yards and not exceeding a height of four feet in the required front yards.</p> <p>Code: Unified Land Development Code - 5.B.1.A.2.a
Issued: 03/17/2015 Status: CEH</p> |
| 2 | <p>Details: Schinus terebinthifolius (commonly known as Brazilian Pepper) bushes or trees, shall be considered a nuisance.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-62 (4)
Issued: 03/17/2015 Status: CEH</p> |

Agenda No.: 039

Status: Active

Respondent: Harper, Thomas R
16731 78th Rd N, Loxahatchee, FL 33470-5848

CEO: Steven R Newell

Situs Address: 16731 78th Rd N, Loxahatchee, FL
PCN: 00-40-42-25-00-000-3300

Case No: C-2015-03020047
Zoned: AR

Violations:

- | | |
|----------|---|
| 1 | <p>Details: Building a shed or storage unit without first obtaining the required building permits is prohibited.</p> |
|----------|---|

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 05, 2015 9:00 AM**

	<p>Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1 Issued: 03/09/2015 Status: CEH</p>
2	<p>Details: Installing a structure (shed/storage unit) without first obtaining a building permit is prohibited. Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1 Issued: 03/09/2015 Status: CEH</p>
3	<p>Details: Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced. Permit b2009-9651 (historical permit B09008056) for pool- residential/ AB 24" above ground pool is expired. Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1 Issued: 03/09/2015 Status: CEH</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. Code: Palm Beach County Property Maintenance Code - Section 14-35 (a) Issued: 03/09/2015 Status: CEH</p>

Agenda No.: 040	Status: Active		
Respondent: PHAN BROTHERS 12669 82nd St N, West Palm Beach, FL 33412-2253	CEO: Steven R Newell		
Situs Address: Temple Blvd, Loxahatchee Groves, FL	Case No.: C-2015-03130007		
PCN: 00-40-42-25-00-000-3120	Zoned: AR		
Violations:	<table border="1"> <tr> <td>1</td> <td> <p>Details: The storage or spreading of livestock waste that is received from off-site sources is prohibited Prior to receiving livestock waste, an application shall be submitted to the Cooperative Extension Services (CES) for review. The spreading of livestock waste shall not occur within twenty five (25) feet of a property line, with the exception to internal entity; and within one hundred (100) feet of a potable water supply, a storm drainage system, wetland, pool, and canal. Code: Unified Land Development Code - 5.J.3.A Issued: 03/16/2015 Status: CEH</p> </td> </tr> </table>	1	<p>Details: The storage or spreading of livestock waste that is received from off-site sources is prohibited Prior to receiving livestock waste, an application shall be submitted to the Cooperative Extension Services (CES) for review. The spreading of livestock waste shall not occur within twenty five (25) feet of a property line, with the exception to internal entity; and within one hundred (100) feet of a potable water supply, a storm drainage system, wetland, pool, and canal. Code: Unified Land Development Code - 5.J.3.A Issued: 03/16/2015 Status: CEH</p>
1	<p>Details: The storage or spreading of livestock waste that is received from off-site sources is prohibited Prior to receiving livestock waste, an application shall be submitted to the Cooperative Extension Services (CES) for review. The spreading of livestock waste shall not occur within twenty five (25) feet of a property line, with the exception to internal entity; and within one hundred (100) feet of a potable water supply, a storm drainage system, wetland, pool, and canal. Code: Unified Land Development Code - 5.J.3.A Issued: 03/16/2015 Status: CEH</p>		

Agenda No.: 041	Status: Active		
Respondent: 4351 GUN CLUB LLC 501 S FLAGLER Dr, Ste 201, West Palm Beach, FL 33401	CEO: Shenoy R Raghuraj		
Situs Address: 4351 Gun Club Rd, West Palm Beach, FL	Case No.: C-2015-05120016		
PCN: 00-42-44-01-04-000-0860	Zoned: RM		
Violations:	<table border="1"> <tr> <td>1</td> <td> <p>Details: The raising and care of birds in captivity. More specifically, the raising and care of birds (i.e., chickens/roosters) in captivity is not permitted within this zoning district. Code: Unified Land Development Code - 4.B.1.A.19 Issued: 05/12/2015 Status: CEH</p> </td> </tr> </table>	1	<p>Details: The raising and care of birds in captivity. More specifically, the raising and care of birds (i.e., chickens/roosters) in captivity is not permitted within this zoning district. Code: Unified Land Development Code - 4.B.1.A.19 Issued: 05/12/2015 Status: CEH</p>
1	<p>Details: The raising and care of birds in captivity. More specifically, the raising and care of birds (i.e., chickens/roosters) in captivity is not permitted within this zoning district. Code: Unified Land Development Code - 4.B.1.A.19 Issued: 05/12/2015 Status: CEH</p>		

cc: 4351 Gun Club Llc

Agenda No.: 042	Status: Postponed		
Respondent: BERKO, BERNARD 1238 53rd St, Brooklyn, NY 11219-3808	CEO: Shenoy R Raghuraj		
Situs Address: 6 Golfs Edge, F, West Palm Beach, FL	Case No.: C-2014-06180007		
PCN: 00-42-43-23-08-003-0066	Zoned: RH		
Violations:	<table border="1"> <tr> <td>1</td> <td> <p>Details: Interior renovations without first obtaining required building permits is prohibited. Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1 Issued: 06/18/2014 Status: CEH</p> </td> </tr> </table>	1	<p>Details: Interior renovations without first obtaining required building permits is prohibited. Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1 Issued: 06/18/2014 Status: CEH</p>
1	<p>Details: Interior renovations without first obtaining required building permits is prohibited. Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1 Issued: 06/18/2014 Status: CEH</p>		

cc: Berko, Bernard
Berko, Bernard

Agenda No.: 043	Status: Active		
Respondent: Contreras, Suleivys C 16700 E Preakness Dr, Loxahatchee, FL 33470-3706	CEO: Rick E Torrance		
Situs Address: 16700 E Preakness Dr, Loxahatchee, FL	Case No.: C-2015-03040047		
PCN: 00-40-43-13-00-000-7710	Zoned: AR		
Violations:	<table border="1"> <tr> <td>1</td> <td> <p>Details: An aluminum structure has been erected without first obtaining the required building permits. Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1 Issued: 03/06/2015 Status: CEH</p> </td> </tr> </table>	1	<p>Details: An aluminum structure has been erected without first obtaining the required building permits. Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1 Issued: 03/06/2015 Status: CEH</p>
1	<p>Details: An aluminum structure has been erected without first obtaining the required building permits. Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1 Issued: 03/06/2015 Status: CEH</p>		

CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 05, 2015 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.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 03/06/2015 **Status:** CEH

Agenda No.: 044 **Status:** Active
Respondent: Hacienda Investments Llc **CEO:** Rick E Torrance
2099 Tarpon Lake Way, Royal Palm Beach, FL 33411-5767
Situs Address: 17455 42nd Rd N, Loxahatchee, FL **Case No.:** C-2015-03030024
PCN: 00-40-43-11-00-000-5580 **Zoned:** AR

Violations:
2 Details: A wooden structure has been erected on the property without first obtaining the required building permits.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1
Issued: 03/06/2015 **Status:** CEH

cc: Law Office Of Jonathan E. Jones, P.A.

Agenda No.: 045 **Status:** Removed
Respondent: Jacquet, Edna **CEO:** Rick E Torrance
16700 E Cornwall Dr, Loxahatchee, FL 33470-4064
Situs Address: 16700 E Cornwall Dr, Loxahatchee, FL **Case No.:** C-2015-04240003
PCN: 00-40-43-24-00-000-7600 **Zoned:** AR

Violations:
1 Details: It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 04/30/2015 **Status:** CLS
2 Details: Recreational vehicles and trailers shall not be used for living, sleeping or housekeeping purposes.
Code: Unified Land Development Code - 6.A.1.D.19.b.5)d)
Issued: 04/30/2015 **Status:** CLS

cc: Jacquet, Edna

Agenda No.: 046 **Status:** Active
Respondent: Reyburn, Mary C **CEO:** Rick E Torrance
16113 E Wiltshire Dr, Loxahatchee, FL 33470-4045
Situs Address: 16113 E Wiltshire Dr, Loxahatchee, FL **Case No.:** C-2015-01150018
PCN: 00-40-43-24-00-000-1800 **Zoned:** AR

Violations:
2 Details: A utility structure has been converted into a residential apartment without first obtaining the required building permits.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1
Issued: 01/23/2015 **Status:** CEH

Agenda No.: 047 **Status:** Active
Respondent: Tejada, Jean P **CEO:** Rick E Torrance
8679 Wendy Ln E, West Palm Bch, FL 33411-6516
Situs Address: 4578 Iris St, West Palm Beach, FL **Case No.:** C-2015-03040008
PCN: 00-42-43-24-06-000-0440 **Zoned:** RM

Violations:
1 Details: Weeds. All premises and exterior property shall be maintained free from weeds or uncultivated vegetation:
greater than seven (7) inches in height when located on developed residential or developed nonresidential lots,
as set forth in division 6. All noxious weeds shall be prohibited. This term shall not include cultivated flowers and gardens, or native vegetation.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (2)
Issued: 03/05/2015 **Status:** CEH
2 Details: It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items.

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 05, 2015 9:00 AM**

Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 03/05/2015 **Status:** CEH

cc: Code Enforcement

Agenda No.: 048 **Status:** Active
Respondent: Willis, Mary E **CEO:** Rick E Torrance
4830 Badger Ave, West Palm Beach, FL 33417-2914
Situs Address: 4830 Badger Ave, West Palm Beach, FL **Case No:** C-2015-01080005
PCN: 00-42-43-24-02-004-0090 **Zoned:** RM

- Violations:**
- 1** **Details:** Erecting/installing utility structures, room additions, swimming pool and fencing without first obtaining the required building permits is prohibited.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1
Issued: 04/06/2015 **Status:** CEH
 - 2** **Details:** It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 04/06/2015 **Status:** CEH

cc: Code Enforcement

Agenda No.: 049 **Status:** Removed
Respondent: Atlantis Plaza Investments Inc **CEO:** Deborah L Wiggins
1180 S Military Trl, West Palm Beach, FL 33415-4724
Situs Address: 6130 S Congress Ave, Lake Worth, FL **Case No:** C-2015-01200029
PCN: 00-43-45-06-00-000-1050 **Zoned:** CG

- Violations:**
- 1** **Details:** Erecting/installing renovations to tenant spaces 6130/6146 without first obtaining required building permits is prohibited.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1
Issued: 02/17/2015 **Status:** CLS

cc: Fire Rescue

Agenda No.: 050 **Status:** Postponed
Respondent: Broward Motorsports of Palm Beach LLC **CEO:** Deborah L Wiggins
9500 S Dadeland Blvd, Ste 708, Miami, FL 33156
Situs Address: 2300 Okeechobee Blvd, West Palm Beach, FL **Case No:** C-2013-09200041
PCN: 00-43-43-30-23-001-0000 **Zoned:** CG

- Violations:**
- 1** **Details:** The site plan shall be the controlling plan for conditional uses. All development site elements, including, but not limited to: ingress/egress, density, and intensity in the proposed project shall be consistent with the site plan. The Premises is not being operated in a state/manner consistent with Zoning Petition 1987-006, approved Final Site Plan (FSP), Regulatory Plan, [Issue 1] Site Configuration - traffic circulation is not congruent with said plans. This includes items such as blockage of traffic circulation patterns.

[Issue 2] Loading areas designated on the FSP are being utilized for storage of materials and miscellaneous items.

[Issue 4] Interior vehicular circulation areas depicted on the FSP have been blocked off and/or diverted.
Code: Unified Land Development Code - 2.A.1.G.3.e.
Issued: 05/20/2014 **Status:** CEH

CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 05, 2015 9:00 AM

2 **Details:** A violation of any condition in a development order shall be considered a violation of this Code. Failure to comply with conditions of Zoning Petition 1987-006, Zoning Resolution R-2009-1046, Exhibit C,

[Issue 1] ALL PETITIONS 2., "Development of this site is limited to the uses and site design as approved by the Board of County Commissioners: - the commercial parking lot (currently known as Palm Beach Airport Parking, Inc., d/b/a Park-n-Save) is not indicated in the approval of this petition and its associated site plan approval, therefore, it is not permitted to take place/be present at/on the Premises).

[Issue 2] ALL PETITIONS 3. "Prior to approval by the Site Plan Review Committee, the property owner shall record a Unity of Title on the subject property subject to approval by the County Attorney" (the public record does not reflect the recordation of a unity of title for the Premises).

[Issue 3] LIGHTING 3. "All outdoor lighting shall be extinguished no later than 10:00pm., excluding security lighting only" (lights, other than security lights, have been observed to be on, on the Premises, on multiple occasions, after 10:00pm).

[Issue 4] SIGNS 1. "No advertising flags, foreign flags, pennants, banners, streamers, balloons, objects gimmicks or similar signs designed to attract the attention of the general public shall be permitted outdoors on any building, vehicles or wall" (signage is present on vehicles at/on the Premises).

[Issue 5] 3. "No additional freestanding signs except for directional signs shall be permitted on site" (there are other types of signs on the Premises, such as, but not limited to "A" Frame and freestanding/ signs; signs are being propped up with various types of materials on the Premises).

[Issue 6] USE LIMITATIONS - AUTO (VEHICLE) STORAGE AND DISPLAY AREAS 4. "There shall be no outside storage of disassembled vehicles of parts therefore, nor outdoor repair of vehicles on site" (there is outdoor storage of vehicles parts on the Premises).

[Issue 7] 5. "No parking of vehicles within public rights-of-way or required landscape buffers shall be permitted" (vehicles have been observed parking on the West right-of-way, Suwanee Avenue, and vehicle transporters have been observed loading/unloading vehicles in the West and East right-of-ways, the East being the middle of S Congress Avenue).

[Issue 8] 6. "When the facility is not open, the parking area shall be locked and gated" (the gates and parking areas are remaining open for the Park-n-Save operation after advertised business hours of the primary, permitted use - Broward Motorsports).

Code: Unified Land Development Code - 2.A.1.P

Issued: 05/20/2014

Status: CLS

4 **Details:** The list of uses in Table 4.A.3.A, Use Matrix, is intended to classify uses on the basis of common functional characteristics and land use compatibility. Uses not identified in a district column as permitted by right, by a Special Permit, or as a Conditional Use, are not allowed in the (Zoning) District, unless otherwise expressly permitted by this Code; More specifically, ULDC Articles 4.B.1.A.96.a. and b., and 6.A.1.D.17.a. provide in relevant parts:

4.B.1.A.96. Parking Lot, Commercial- A lot used for temporary parking or storage of motor vehicles as a principal use for a fee and subject to:

4.B.1.A.96.a. Principal use Parking spaces may be rented for daily parking. No other business of any kind shall be conducted on the lot, including repair, service, display, or storage of other goods, except mobile working and detailing. Therefore, a commercial parking lot, i.e., Park-n-Save, cannot operate at the same location as another primary use business, i.e., Broward Motorsports is the approved, primary use on the Premises.

4.B.1.A.96.b. Proximity to Residential (Districts)- A commercial parking lot shall not be located on a parcel adjacent to a residential district. The property bordering on the Southwest area of the Premises is zoned RH, Residential High (multi-family, high density). Multiple properties adjacent, to the West are also zoned RH.

6.A.1.D.17.a. A commercial parking lot shall not be contiguous to lands used or zoned for residential purposes.

Code: Unified Land Development Code - 4.A.3.A - Use Matrix Table

Unified Land Development Code - 4.B.1.A.96.

Unified Land Development Code - 4.B.1.A.96.a.

Unified Land Development Code - 4.B.1.A.96.b.

Unified Land Development Code - 6.A.1.D.17.a.

Issued: 05/20/2014

Status: CLS

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 05, 2015 9:00 AM**

- 5 **Details:** Parking Violations:

[Issue 1] Use of Required Off-Street Parking - Off-street parking spaces shall be provided for the use of customers, patrons and employees. Required parking spaces shall not be used for the storage, sale or display of goods or materials for the sale, repair, or servicing of vehicles. All vehicles parked within off-street parking areas shall be registered and capable of moving under their owner power.

[Issue 2] Prohibitions- A street or driveway shall not be used for loading or unloading.

Code: Unified Land Development Code - 6.A.1.D.3.
Unified Land Development Code - 6.B.1.G.1.
Issued: 05/20/2014 **Status:** CEH
- 6 **Details:** Regular maintenance of all landscaping is required. All landscaping shall be free from disease, pests, weeds, and litter. Maintenance shall include weeding, watering, fertilizing, pruning, mowing, edging, mulching, or any other actions needed, consistent with acceptable horticultural practices. Required or preserved vegetation that becomes damaged, diseased, removed or is dead shall be immediately replaced with plant material to comply with the approved standards and height requirements of this Article (ULDC Section 7) or conditions of approval, whichever is greater.

All premises and exterior property shall be maintained free from weeds or uncultivated vegetation greater than seven inches (7") in height when located on developed nonresidential lots, as set forth in division 6 (of the PBC Property Maintenance Code). All noxious weeds shall be prohibited. This term shall not include cultivated flowers and gardens, or native vegetation.

Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (2)
Unified Land Development Code - 7.E.5.B
Unified Land Development Code - 7.E.8
Issued: 05/20/2014 **Status:** CLS
- 7 **Details:** It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, building material, construction debris, automotive parts, tires, garbage, trash or similar items.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 05/20/2014 **Status:** CEH
- 9 **Details:** Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced. The following permits are inactive:
 - 1] 2008-019000 (B08015477) Parking/Paving/Repaving;
 - 2] B-2005-037281 (B05033025) Reroofing,
 - 3] B-2001-010759 (B01014263) Car Wash,
 - 4] B-1998-016182 (B98012839), Sign Face Change,
 - 5] B-1994-041242 (B95006470) Sign- Wall Supported,
 - 6] M-1994-010645 (M94002880) Tank-Fuel-Install or Remove,
 - 7] B-1991-024396 (B91021643) Awning,
 - 8] B-1988-016130 (B88016130) Slab,
 - 9] B-1988-003710 (B88003710) Fence.**Code:** Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1
Issued: 05/20/2014 **Status:** CEH

cc: Broward Motorsports Of Palm Beach Llc
Perry & Taylor, P.A.

Agenda No.: 051
Respondent: Pedro, Lopez; Lopez, Maria B
5722 Wingham Way, Lake Worth, FL 33463-6669
Situs Address: 5722 Wingham Way, Lake Worth, FL
PCN: 00-42-44-34-04-028-0030

Status: Removed
CEO: Deborah L Wiggins
Case No: C-2014-10220030
Zoned: RS

Violations:

<p>1 Details: Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced. Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1</p>
--

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 05, 2015 9:00 AM**

2	<p>Issued: 12/12/2014 Status: CLS</p> <p>Details: Erecting/installing fencing without first obtaining required building permits is prohibited.</p> <p>Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1</p> <p>Issued: 12/12/2014 Status: CLS</p>
3	<p>Details: A Certificate of Completion may be issued upon satisfactory completion of a building, structure, electrical, gas, mechanical or plumbing system.</p> <p>Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 111.4</p> <p>Issued: 12/12/2014 Status: CLS</p>

cc: Building Division

Agenda No.: 052	Status: Removed		
Respondent: Mendoza, Oscar A; Mendoza, Doris 5340 Guildcrest St, Lake Worth, FL 33463-5806	CEO: Deborah L Wiggins		
Situs Address: 5340 Guildcrest St, Lake Worth, FL	Case No.: C-2015-02200007		
PCN: 00-42-44-34-02-005-0110	Zoned: RS		
Violations:	<table border="1"> <tr> <td style="text-align: center;">1</td> <td> <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.A.1.D.19.b.5)b)</p> <p>Issued: 04/09/2015 Status: CLS</p> </td> </tr> </table>	1	<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.A.1.D.19.b.5)b)</p> <p>Issued: 04/09/2015 Status: CLS</p>
1	<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.A.1.D.19.b.5)b)</p> <p>Issued: 04/09/2015 Status: CLS</p>		

Agenda No.: 053	Status: Removed						
Respondent: Spectrum Square LLC 626 SE 4th St, Boynton Beach, FL 33435	CEO: Deborah L Wiggins						
Situs Address: 7437 S Military Trl, Lake Worth, FL	Case No.: C-2014-12310013						
PCN: 00-42-45-12-19-001-0030	Zoned: MUPD						
Violations:	<table border="1"> <tr> <td style="text-align: center;">1</td> <td> <p>Details: Banners, streamers, pennants, balloons and other signs made of lightweight fabric, plastic or similar material, are prohibited.</p> <p>Code: Unified Land Development Code - 8.C.1</p> <p>Issued: 04/10/2015 Status: CLS</p> </td> </tr> <tr> <td style="text-align: center;">2</td> <td> <p>Details: All off-site signs, tacked, nailed, posted, pasted, glued, or otherwise attached to trees, poles, stakes, fences, trailers, or other supporting structure. 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>Code: Unified Land Development Code - 8.C.4</p> <p>Issued: 04/10/2015 Status: CLS</p> </td> </tr> <tr> <td style="text-align: center;">3</td> <td> <p>Details: Unless there is only one row of parking between a building and the street, motor vehicles with business names, business addresses, telephone numbers, contractor certification numbers, logos and similar information painted or embossed on vehicle surfaces shall not park or be stored in the row of parking or any area within 25 feet of the front property line longer than four hours in a 24-hour period. This prohibition does not apply to vehicles with advertising, where the vehicles are making deliveries to that business (e.g. U.S. Postal Service, UPS, Federal Express, DHL, Airborne, etc.) or vehicles used in conjunction with a special promotion with a valid permit, vehicles with advertising signs with letters less than eight inches in heights and eight square feet in area, public transportation vehicles, and vehicles in industrial zones parked in vehicle use area.</p> <p>Code: Unified Land Development Code - 8.C.14</p> <p>Issued: 04/10/2015 Status: CLS</p> </td> </tr> </table>	1	<p>Details: Banners, streamers, pennants, balloons and other signs made of lightweight fabric, plastic or similar material, are prohibited.</p> <p>Code: Unified Land Development Code - 8.C.1</p> <p>Issued: 04/10/2015 Status: CLS</p>	2	<p>Details: All off-site signs, tacked, nailed, posted, pasted, glued, or otherwise attached to trees, poles, stakes, fences, trailers, or other supporting structure. 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>Code: Unified Land Development Code - 8.C.4</p> <p>Issued: 04/10/2015 Status: CLS</p>	3	<p>Details: Unless there is only one row of parking between a building and the street, motor vehicles with business names, business addresses, telephone numbers, contractor certification numbers, logos and similar information painted or embossed on vehicle surfaces shall not park or be stored in the row of parking or any area within 25 feet of the front property line longer than four hours in a 24-hour period. This prohibition does not apply to vehicles with advertising, where the vehicles are making deliveries to that business (e.g. U.S. Postal Service, UPS, Federal Express, DHL, Airborne, etc.) or vehicles used in conjunction with a special promotion with a valid permit, vehicles with advertising signs with letters less than eight inches in heights and eight square feet in area, public transportation vehicles, and vehicles in industrial zones parked in vehicle use area.</p> <p>Code: Unified Land Development Code - 8.C.14</p> <p>Issued: 04/10/2015 Status: CLS</p>
1	<p>Details: Banners, streamers, pennants, balloons and other signs made of lightweight fabric, plastic or similar material, are prohibited.</p> <p>Code: Unified Land Development Code - 8.C.1</p> <p>Issued: 04/10/2015 Status: CLS</p>						
2	<p>Details: All off-site signs, tacked, nailed, posted, pasted, glued, or otherwise attached to trees, poles, stakes, fences, trailers, or other supporting structure. 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>Code: Unified Land Development Code - 8.C.4</p> <p>Issued: 04/10/2015 Status: CLS</p>						
3	<p>Details: Unless there is only one row of parking between a building and the street, motor vehicles with business names, business addresses, telephone numbers, contractor certification numbers, logos and similar information painted or embossed on vehicle surfaces shall not park or be stored in the row of parking or any area within 25 feet of the front property line longer than four hours in a 24-hour period. This prohibition does not apply to vehicles with advertising, where the vehicles are making deliveries to that business (e.g. U.S. Postal Service, UPS, Federal Express, DHL, Airborne, etc.) or vehicles used in conjunction with a special promotion with a valid permit, vehicles with advertising signs with letters less than eight inches in heights and eight square feet in area, public transportation vehicles, and vehicles in industrial zones parked in vehicle use area.</p> <p>Code: Unified Land Development Code - 8.C.14</p> <p>Issued: 04/10/2015 Status: CLS</p>						

cc: Spectrum Square Llc

Agenda No.: 054	Status: Removed		
Respondent: Westhouse, Judy L 6878 Athena Dr, Lake Worth, FL 33463-7262	CEO: Deborah L Wiggins		
Situs Address: 6878 Athena Dr, Lake Worth, FL	Case No.: C-2014-11130010		
PCN: 00-42-45-01-08-000-0410	Zoned: RS		
Violations:	<table border="1"> <tr> <td style="text-align: center;">1</td> <td> <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)</p> <p>Issued: 01/06/2015 Status: CLS</p> </td> </tr> </table>	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)</p> <p>Issued: 01/06/2015 Status: CLS</p>
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)</p> <p>Issued: 01/06/2015 Status: CLS</p>		

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 05, 2015 9:00 AM**

Issued: 10/23/2014

Status: CEH

Agenda No.: 059 **Status:** Active
Respondent: Ball, David; Zattiero, Noely **CEO:** Charles Zahn
9400 Listow Ter, Boynton Beach, FL 33472-2716
Situs Address: 9400 Listow Ter, Boynton Beach, FL **Case No.:** C-2014-09220048
PCN: 00-42-45-18-01-000-1330 **Zoned:** RT

- Violations:**
- 2** **Details:** Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced. Specifically:(permit B-2012-020091 is inactive abandoned for a period of 6 months after the time the work is commenced)
The building official shall inspect or cause to be inspected, at various intervals, all construction or work for which a permit is required, and a final inspection shall be made of every building, structure, electrical, gas, mechanical or plumbing system upon completion, prior to the issuance of the Certificate of Occupancy or Certificate of Completion.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1
Palm Beach County Amendments to the Florida Building Code 2010 Edition - 110.3.10
Issued: 09/25/2014 **Status:** CEH
 - 3** **Details:** Recreational vehicles, boats, sports vehicles and trailers shall be located in the side or rear yard and screened from surrounding property and streets with an opaque wall, fence or hedge a minimum of six feet in height. Specifically:(Recreational vehicle not 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.A.1.D.19.b.5)c)
Issued: 09/25/2014 **Status:** CEH

Agenda No.: 060 **Status:** Active
Respondent: Discount, Dennis **CEO:** Charles Zahn
9527 87th Pl S, Boynton Beach, FL 33472-4301
Situs Address: 5353 S State Road 7, Lake Worth, FL **Case No.:** C-2014-09050006
PCN: 00-42-43-27-05-035-0172 **Zoned:** CC

- Violations:**
- 1** **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. Specifically:(painted a sign on the side of a building without a building permit)
Code: Unified Land Development Code - 8.E
Issued: 09/17/2014 **Status:** CEH

cc: Kogan, Rennee And William J

Agenda No.: 061 **Status:** Active
Respondent: Hernandez, Eliseo; Hernandez Aleman, Virtud G **CEO:** Charles Zahn
8332 Pinion Dr, Lake Worth, FL 33467-1123
Situs Address: 10655 61st St S, Lake Worth, FL **Case No.:** C-2014-08260011
PCN: 00-41-45-01-00-000-3450 **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. Specifically:(open storage of vegetative debris is prohibited)
It shall be considered a nuisance to have accumulations of waste, yard trash or rubble and debris upon any lot.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Palm Beach County Property Maintenance Code - Section 14-62 (1)
Issued: 09/04/2014 **Status:** CEH
 - 2** **Details:** Erecting/installing roofed structures and chain link fence without first obtaining required building permits is prohibited.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1
Issued: 09/04/2014 **Status:** CEH

cc: Hernandez Aleman, Virtud G
Hernandez, Eliseo

CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 05, 2015 9:00 AM

Agenda No.: 062 **Status:** Removed
Respondent: Wiley, Dale L **CEO:** Charles Zahn
4981 Bonanza Rd, Lake Worth, FL 33467-4782
Situs Address: 4981 Bonanza Dr, Lake Worth, FL **Case No:** C-2014-11170023
PCN: 00-42-44-30-01-013-0070 **Zoned:** AR

Violations:

1	Details: All exterior walls shall be free from holes, breaks, loose or rotting materials; and maintained weatherproof and properly surface coated where required to prevent deterioration. Specifically: (All exterior walls shall be free from holes, breaks, loose or rotting materials) All wood and metal surfaces including but not limited to, window frames, doors, door frames, cornices, porches and trim shall be maintained in good condition. Peeling, flaking and chipped paint shall be eliminated and surfaces repainted. Code: Palm Beach County Property Maintenance Code - Section 14-33 (b) Palm Beach County Property Maintenance Code - Section 14-33 (f) Issued: 11/17/2014 Status: CLS
----------	--

Agenda No.: 063 **Status:** Active
Respondent: Henning, Timothy J **CEO:** Gail L James
PO BOX 1646, Jupiter, FL 33468-1646
Situs Address: 425 Erie Dr, Jupiter, FL **Case No:** C-2014-08040031
PCN: 00-42-41-01-05-004-0130
RE: Request to rescind Special Magistrate Order and Amended Special Magistrate Order due to the change in ownership prior to CEH

Agenda No.: 064 **Status:** Postponed
Respondent: Smith, Leslie J **CEO:** Kenneth E Jackson
2938 Donald Rd, Lake Worth, FL 33461-1710
Situs Address: 2938 Donald Rd, Lake Worth, FL **Case No:** C-2014-02260027
PCN: 00-42-44-13-06-002-0140 **Zoned:** RS

Violations:

2	Details: Erecting/installing fence without first obtaining required building permits is prohibited. Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1 Issued: 03/21/2014 Status: CEH
3	Details: Erecting/installing driveway without first obtaining required building permits is prohibited. Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1 Issued: 03/21/2014 Status: CEH
4	Details: Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced. Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1 Issued: 03/21/2014 Status: CEH

Agenda No.: 065 **Status:** Active
Respondent: Florida Power & Light Company **CEO:** Deborah L Wiggins
4200 W Flagler St, Ste 2113, Miami, FL 33134
Situs Address: 22950 Powerline Rd, Boca Raton, FL **Case No:** C-2014-05020008
PCN: 00-42-47-27-22-000-0120 **Zoned:** RS

Violations:

1	Details: Erecting/installing a Communications Tower without first obtaining required building permits is prohibited. Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1 Issued: 07/22/2014 Status: CEH
----------	--

cc: Florida Power & Light Co Property Tax - Psx/Jb

Agenda No.: 066 **Status:** Active
Respondent: Bharat Layer, Rita B **CEO:** Steven R Newell
Traubenweg 45 Kusnacht CH 8700, Switzerland
Situs Address: 85th Rd N, Loxahatchee Groves, FL **Case No:** C-2015-03230001
PCN: 00-41-42-20-00-000-4130 **Zoned:** AR

Violations:

1	Details: The storage or spreading of livestock waste that is received from off-site sources is prohibited Prior to receiving livestock waste, an application shall be submitted to the Cooperative Extension Services (CES) for review. The spreading of livestock waste shall not occur within twenty five (25) feet of a property line, with the exception to internal entity; and within one hundred (100) feet of a potable water supply, a storm drainage system, wetland, pool, and canal. Code: Unified Land Development Code - 5. J.3.A Unified Land Development Code - 5. J.3.B
----------	---

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 05, 2015 9:00 AM**

Issued: 03/26/2015

Status: CEH

cc: Layer, Rita B

Agenda No.: 067
Respondent: EVANGELICAL CHRISTIAN CREDIT UNION
420 S Orange Ave, Ste 950, Orlando, FL 32801-3336
Situs Address: 4900 Summit Blvd, West Palm Beach, FL
PCN: 00-42-44-12-00-000-3140
Status: Active
CEO: Steven R Newell
Case No: C-2014-04160001
Zoned: RM

Violations:

- 1** **Details:** A violation of any condition in a development order shall be considered a violation of this Code. Failure to comply with conditions of approval and approved site plan for Resolution # 2005-1794 and Petition # 86-114.

The site plan shall be the controlling plan for conditional uses, requested uses or PDDs listed below. All development site elements including, but not limited to: ingress/egress, density, and intensity in the proposed project 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 plan or DRO final site plan, as applicable, shall prevail.
Code: Unified Land Development Code - 2.A.1.G.3.e
Issued: 07/11/2014
Status: CEH

cc: Evangelical Christian Credit Union, Inc

Agenda No.: 068
Respondent: MORGUARD CORAL LAKES LLC
One Independent Dr, Ste 1200, Jacksonville, FL 32202
Situs Address: S Congress Ave, Lake Worth, FL
PCN: 00-43-44-30-01-062-0010
Status: Active
CEO: Steven R Newell
Case No: C-2014-08280006
Zoned: UI

Violations:

- 1** **Details:** Weeds. All premises and exterior property shall be maintained free from weeds or uncultivated vegetation:
greater than eighteen (18) inches in height when located on vacant lots, as set forth in division 6. All noxious weeds shall be prohibited. This term shall not include cultivated flowers and gardens, or native vegetation.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (1)
Issued: 09/03/2014
Status: CEH
- 2** **Details:** Uncultivated vegetation when 1) greater than 18 inches in height located on vacant lots, or 2) greater than 7 inches in height when located on developed residential or developed non-residential lots shall be considered a nuisance.
Code: Palm Beach County Property Maintenance Code - Section 14-62 (3) (a) and (b)
Issued: 09/03/2014
Status: CEH
- 3** **Details:** In cases involving areas declared by the Board of County Commissioners as blighted, pursuant to state statutes or in any cases which there is evidence of vagrants using the overgrown property for habitation or that crimes of a violent nature or crimes involving the sale or possession of illegal substances are occurring on the premises, then the nuisance may be abated in its entirety, regardless of lot size. The evidence required must be documented by the Palm Beach County Sheriff's Department or other appropriate Law Enforcement Agency
Code: Palm Beach County Property Maintenance Code - Section 14-63 (3)
Issued: 09/03/2014
Status: CEH

cc: Morguard Coral Lakes Llc

Agenda No.: 069
Respondent: MORGUARD CORAL LAKES LLC
one Independent Dr, Ste 1200, Jacksonville, FL 32202
Situs Address: S Congress Ave, Lake Worth, FL
PCN: 00-43-44-30-01-034-0050
Status: Active
CEO: Steven R Newell
Case No: C-2014-08280007
Zoned: UI

Violations:

- 1** **Details:** Weeds. All premises and exterior property shall be maintained free from weeds or uncultivated vegetation:
greater than eighteen (18) inches in height when located on vacant lots, as set forth in division 6. All noxious weeds shall be prohibited. This term shall not include cultivated flowers and gardens, or native vegetation.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (1)
Issued: 09/03/2014
Status: CEH
- 2** **Details:** Uncultivated vegetation when 1) greater than 18 inches in height located on vacant lots, or 2) greater than 7 inches in height when located on developed residential or developed non-residential lots shall be considered a nuisance.

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 05, 2015 9:00 AM**

	<p>Code: Palm Beach County Property Maintenance Code - Section 14-62 (3) (a) and (b) Issued: 09/03/2014 Status: CEH</p>
3	<p>Details: In cases involving areas declared by the Board of County Commissioners as blighted, pursuant to state statutes or in any cases which there is evidence of vagrants using the overgrown property for habitation or that crimes of a violent nature or crimes involving the sale or possession of illegal substances are occurring on the premises, then the nuisance may be abated in its entirety, regardless of lot size. The evidence required must be documented by the Palm Beach County Sheriff's Department or other appropriate Law Enforcement Agency</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-63 (3) Issued: 09/03/2014 Status: CEH</p>

cc: Morguard Coral Lakes Llc

Agenda No.: 070		Status: Active							
Respondent: MORGUARD CORAL LAKES LLC	One Independant Dr, Ste 1200, Jacksonville, FL 32202	CEO: Steven R Newell							
Situs Address: S Congress Ave, Lake Worth, FL		Case No: C-2014-08280009							
PCN: 00-43-44-30-01-064-0031		Zoned: UI							
Violations:	<table border="1"> <tr> <td style="width: 5%; text-align: center;">1</td> <td> <p>Details: Weeds. All premises and exterior property shall be maintained free from weeds or uncultivated vegetation: greater than eighteen (18) inches in height when located on vacant lots, as set forth in division 6. All noxious weeds shall be prohibited. This term shall not include cultivated flowers and gardens, or native vegetation.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (1) Issued: 09/03/2014 Status: CEH</p> </td> </tr> <tr> <td style="text-align: center;">2</td> <td> <p>Details: Uncultivated vegetation when 1) greater than 18 inches in height located on vacant lots, or 2) greater than 7 inches in height when located on developed residential or developed non-residential lots shall be considered a nuisance.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-62 (3) (a) and (b) Issued: 09/03/2014 Status: CEH</p> </td> </tr> <tr> <td style="text-align: center;">3</td> <td> <p>Details: In cases involving areas declared by the Board of County Commissioners as blighted, pursuant to state statutes or in any cases which there is evidence of vagrants using the overgrown property for habitation or that crimes of a violent nature or crimes involving the sale or possession of illegal substances are occurring on the premises, then the nuisance may be abated in its entirety, regardless of lot size. The evidence required must be documented by the Palm Beach County Sheriff's Department or other appropriate Law Enforcement Agency</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-63 (3) Issued: 09/03/2014 Status: CEH</p> </td> </tr> </table>			1	<p>Details: Weeds. All premises and exterior property shall be maintained free from weeds or uncultivated vegetation: greater than eighteen (18) inches in height when located on vacant lots, as set forth in division 6. All noxious weeds shall be prohibited. This term shall not include cultivated flowers and gardens, or native vegetation.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (1) Issued: 09/03/2014 Status: CEH</p>	2	<p>Details: Uncultivated vegetation when 1) greater than 18 inches in height located on vacant lots, or 2) greater than 7 inches in height when located on developed residential or developed non-residential lots shall be considered a nuisance.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-62 (3) (a) and (b) Issued: 09/03/2014 Status: CEH</p>	3	<p>Details: In cases involving areas declared by the Board of County Commissioners as blighted, pursuant to state statutes or in any cases which there is evidence of vagrants using the overgrown property for habitation or that crimes of a violent nature or crimes involving the sale or possession of illegal substances are occurring on the premises, then the nuisance may be abated in its entirety, regardless of lot size. The evidence required must be documented by the Palm Beach County Sheriff's Department or other appropriate Law Enforcement Agency</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-63 (3) Issued: 09/03/2014 Status: CEH</p>
1	<p>Details: Weeds. All premises and exterior property shall be maintained free from weeds or uncultivated vegetation: greater than eighteen (18) inches in height when located on vacant lots, as set forth in division 6. All noxious weeds shall be prohibited. This term shall not include cultivated flowers and gardens, or native vegetation.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (1) Issued: 09/03/2014 Status: CEH</p>								
2	<p>Details: Uncultivated vegetation when 1) greater than 18 inches in height located on vacant lots, or 2) greater than 7 inches in height when located on developed residential or developed non-residential lots shall be considered a nuisance.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-62 (3) (a) and (b) Issued: 09/03/2014 Status: CEH</p>								
3	<p>Details: In cases involving areas declared by the Board of County Commissioners as blighted, pursuant to state statutes or in any cases which there is evidence of vagrants using the overgrown property for habitation or that crimes of a violent nature or crimes involving the sale or possession of illegal substances are occurring on the premises, then the nuisance may be abated in its entirety, regardless of lot size. The evidence required must be documented by the Palm Beach County Sheriff's Department or other appropriate Law Enforcement Agency</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-63 (3) Issued: 09/03/2014 Status: CEH</p>								
cc: Code Enforcement									

Agenda No.: 071		Status: Active							
Respondent: Patterson, John R Jr	16701 Murcott Blvd, Loxahatchee, FL 33470-2760	CEO: Steven R Newell							
Situs Address: 16701 Murcott Blvd, Loxahatchee, FL		Case No: C-2014-12110027							
PCN: 00-40-42-13-00-000-7580		Zoned: AR							
Violations:	<table border="1"> <tr> <td style="width: 5%; text-align: center;">1</td> <td> <p>Details: Erecting/installing a wood deck without first obtaining required building permits is prohibited.</p> <p>Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1 Issued: 01/20/2015 Status: CEH</p> </td> </tr> <tr> <td style="text-align: center;">2</td> <td> <p>Details: Erecting/installing a canopy without first obtaining required building permits is prohibited.</p> <p>Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1 Issued: 01/20/2015 Status: CEH</p> </td> </tr> <tr> <td style="text-align: center;">3</td> <td> <p>Details: Having a shed on the property without first securing a building permit is prohibited.</p> <p>Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1 Issued: 01/20/2015 Status: CEH</p> </td> </tr> </table>			1	<p>Details: Erecting/installing a wood deck without first obtaining required building permits is prohibited.</p> <p>Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1 Issued: 01/20/2015 Status: CEH</p>	2	<p>Details: Erecting/installing a canopy without first obtaining required building permits is prohibited.</p> <p>Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1 Issued: 01/20/2015 Status: CEH</p>	3	<p>Details: Having a shed on the property without first securing a building permit is prohibited.</p> <p>Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1 Issued: 01/20/2015 Status: CEH</p>
1	<p>Details: Erecting/installing a wood deck without first obtaining required building permits is prohibited.</p> <p>Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1 Issued: 01/20/2015 Status: CEH</p>								
2	<p>Details: Erecting/installing a canopy without first obtaining required building permits is prohibited.</p> <p>Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1 Issued: 01/20/2015 Status: CEH</p>								
3	<p>Details: Having a shed on the property without first securing a building permit is prohibited.</p> <p>Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1 Issued: 01/20/2015 Status: CEH</p>								

Agenda No.: 072		Status: Removed	
Respondent: Paul F. Hillers and Monique G. Hillers Paul F. Hillers and Monique G. Hillers Revocable Trust under Agreement dated November 22, 2010	180 Lucina Dr, Lake Worth, FL 33462-6018	CEO: Steven R Newell	
Situs Address: 91st Pl N, Loxahatchee Groves, FL		Case No: C-2015-03030001	
PCN: 00-40-42-13-00-000-5820		Zoned: AR	

CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 05, 2015 9:00 AM

Violations: 1 **Details:** Weeds. All premises and exterior property shall be maintained free from weeds or uncultivated vegetation:
greater than eighteen (18) inches in height when located on vacant lots, as set forth in division 6. All noxious weeds shall be prohibited. This term shall not include cultivated flowers and gardens, or native vegetation.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (1)
Issued: 03/13/2015 **Status:** CLS

Agenda No.: 073 **Status:** Postponed
Respondent: Velasquez, Karina M; Ramirez, Pedro **CEO:** Steven R Newell
13796 73rd St N, West Palm Beach, FL 33412-2177
Situs Address: 13796 73rd St N, West Palm Beach, FL **Case No:** C-2015-02230009
PCN: 00-41-42-28-00-000-7790 **Zoned:** AR

Violations: 1 **Details:** It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 03/05/2015 **Status:** CEH
2 **Details:** a shed that is installed without first obtaining a building permit, is prohibited.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1
Issued: 03/05/2015 **Status:** CEH

Agenda No.: 074 **Status:** Active
Respondent: Wizkids Capital Llc **CEO:** Steven R Newell
1860 Old Okeechobee Rd, Ste 501, West Palm Beach, FL
33409-5242
Situs Address: 11986 62nd Ln N, West Palm Beach, FL **Case No:** C-2014-10290025
PCN: 00-41-42-35-00-000-7670
RE: To challenge the Imposition of fines/lien
cc: Wizkids Capital Llc

Agenda No.: 075 **Status:** Active
Respondent: Okerson, Richard **CEO:** Ray F Leighton
PO BOX 526, Loxahatchee, FL 33470-0526
Situs Address: 14960 US Highway 441 N, Canal Point, FL **Case No:** C-2014-04160007
PCN: 00-37-41-23-01-000-0620
RE: To contest the Imposition of fines/lien
cc: Okerson, Richard

Agenda No.: 076 **Status:** Removed
Respondent: Marlow, Daniel **CEO:** Caroline Foulke
5654 Banana Rd, West Palm Beach, FL 33413-1815
Situs Address: 5654 Banana Rd, West Palm Beach, FL **Case No:** C-2015-02060019
PCN: 00-42-43-35-10-016-0100 **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: 02/12/2015 **Status:** CLS
2 **Details:** It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 02/12/2015 **Status:** CLS
3 **Details:** It shall be unlawful for any owner of land in any residential district to park on, cause to be parked on, or allow to be parked on residentially zoned land any unlicensed or unregistered vehicle for a period exceeding one hour in any 24 hour period.
Code: Unified Land Development Code - 6.A.1.D.19.a.2)
Issued: 02/12/2015 **Status:** CEH

cc: Code Enforcement

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 05, 2015 9:00 AM**

Agenda No.: 077

Status: Active

Respondent: COLLEEN A. NOLAN COLLEEN A. NOLAN REVOCABLE
LIVING TRUST DATED JULY 31, 2014
143 Seminole Lakes Dr, Royal Palm Beach, FL 33411-4211

CEO: Steven R Newell

Situs Address: Key Lime Blvd, Loxahatchee Groves, FL

Case No.: C-2014-11060005

PCN: 00-40-42-26-00-000-2200

Zoned: AR

Violations:

1 **Details:** Each single family residential lot shall be graded to drain along or within its property lines to the street or parking area providing immediate access, unless adequate common drainage facilities in expressed drainage easements with an established maintenance entity are provided to accommodate alternative drainage grading.

Code: Unified Land Development Code - 11.E.4.E.1.c

Issued: 03/10/2015

Status: CEH

Agenda No.: 078

Status: Postponed

Respondent: Fish Farm LLC
3411 Silverside Rd, 104 Rodney Building, Wilmington, DE
19810

CEO: Deborah L Wiggins

Situs Address: Western Way, Lake Worth, FL

Case No.: C-2013-09200039

PCN: 00-42-45-10-01-006-0070

Zoned: AR

Violations:

1 **Details:** Uses not identified in a district column as permitted by right, by a Special Permit, or as a Conditional Use are not allowed in the District, unless otherwise expressly permitted by this Code; more specifically, operating a Contractor's Storage Yard is not permitted in the AR-Agricultural Residential Zoning District. The list of uses in Table 4.A.3.A, Use Matrix, is intended to classify uses on the basis of common functional characteristics and land use compatibility.

Code: Unified Land Development Code - 4.A.3.A - Use Matrix Table

Unified Land Development Code - 4.A.3.A.7

Unified Land Development Code - 4.B.1.A.35.

Issued: 12/30/2013

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, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items.

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

Issued: 12/30/2013

Status: CEH

3 **Details:** Erecting/installing a mobile home structure without first obtaining required building permits is prohibited.

Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1

Issued: 12/30/2013

Status: CEH

4 **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; The address shall be posted in a color contrasting that of the 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: 12/30/2013

Status: CEH

cc: Ciklin Lubitz Martens & O'Connell
Fish Farm Llc
Zoning Division

Agenda No.: 079

Status: Postponed

Respondent: Western Way Office LLC
3411 Silverside Rd, 104 Rodney Building, Wilmington, DE
19810

CEO: Deborah L Wiggins

Situs Address: 5796 Western Way, Lake Worth, FL

Case No.: C-2013-08150027

PCN: 00-42-45-10-01-005-0050

Zoned: AR

Violations:

1 **Details:** Uses not identified in a district column as permitted by right, by a Special Permit, or as a Conditional Use are not allowed in the District, unless otherwise expressly permitted by this Code; more specifically, operating a Contractor's Storage Yard is not a permitted use in the AR-Agricultural Zoning District. The list of uses in Table 4.A.3.A, Use Matrix, is intended to classify uses on the basis of common functional characteristics and land use compatibility.

Code: Unified Land Development Code - 4.A.3.A - Use Matrix Table

Unified Land Development Code - 4.A.3.A.7

Unified Land Development Code - 4.B.1.A.35.

Issued: 12/30/2013

Status: CEH

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 05, 2015 9:00 AM**

- | | |
|----------|--|
| 2 | <p>Details: Uses not identified in a district column as permitted by right, by a Special Permit, or as a Conditional Use are not allowed in the District, unless otherwise expressly permitted by this Code; more specifically, operating a Repair and Maintenance, General (general repair and maintenance of equipment) is not a permitted use in the AR-Agricultural Zoning District. The list of uses in Table 4.A.3.A, Use Matrix, is intended to classify uses on the basis of common functional characteristics and land use compatibility.</p> <p>Code: Unified Land Development Code - 4.A.3.A - Use Matrix Table
Unified Land Development Code - 4.A.3.A.7
Unified Land Development Code - 4.B.1.A.107.</p> <p>Issued: 12/30/2013 Status: CEH</p> |
| 3 | <p>Details: Constructing structures and additions to existing structures without first obtaining required building permits is prohibited.</p> <p>Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1</p> <p>Issued: 12/30/2013 Status: CEH</p> |
| 4 | <p>Details: Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced. The permit for a Pool Residential - In-Ground (B81005381), is inactive and the inspections for same were not completed.</p> <p>Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1</p> <p>Issued: 12/30/2013 Status: CEH</p> |
| 5 | <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, 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)</p> <p>Issued: 12/30/2013 Status: CEH</p> |
| 6 | <p>Details: No building or structure shall be used or occupied, and no change in the existing occupancy classification of a building or structure or portion thereof shall be made until the building official has issued a Certificate of Occupancy (single family dwelling unit being used as an office).</p> <p>Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 111.1</p> <p>Issued: 12/30/2013 Status: CEH</p> |
| 7 | <p>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; the address shall be posted in a color contrasting that of the 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.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-33 (c)</p> <p>Issued: 12/30/2013 Status: CEH</p> |

cc: Ciklin Lubitz Martens & O'Connell
Western Way Office Llc
Zoning Division

Agenda No.: 080	Status: Postponed
Respondent: White House LLC 3411 Silverside Rd, 104 Rodney Building, Wilmington, DE 19810	CEO: Deborah L Wiggins
Situs Address: 5845 Western Way, Lake Worth, FL	Case No.: C-2013-08150026
PCN: 00-42-45-10-01-006-0060	Zoned: AR

Violations:

- | | |
|----------|---|
| 1 | <p>Details: Uses not identified in a district column as permitted by right, by a Special Permit, or as a Conditional Use are not allowed in the District, unless otherwise expressly permitted by this Code; more specifically, it is not permitted to operate a Contractor's Storage Yard in the AR-Agricultural Residential Zoning District. The list of uses in Table 4.A.3.A, Use Matrix, is intended to classify uses on the basis of common functional characteristics and land use compatibility.</p> <p>Code: Unified Land Development Code - 4.A.3.A - Use Matrix Table
Unified Land Development Code - 4.A.3.A.7
Unified Land Development Code - 4.B.1.A.35.</p> <p>Issued: 12/30/2013 Status: CEH</p> |
| 2 | <p>Details: Erecting/installing multiple accessory structures without first obtaining required building permits is prohibited.</p> <p>Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1</p> <p>Issued: 12/30/2013 Status: CEH</p> |
| 3 | <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, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items.</p> |

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 05, 2015 9:00 AM**

Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 12/30/2013 **Status:** CEH

4 **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; The address shall be posted in a color contrasting that of the 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: 12/30/2013 **Status:** CEH

cc: Ciklin Lubitz Mastens & O'Connell
White House Llc
Zoning Division

Agenda No.: 081 **Status:** Active
Respondent: Abbey Park Property Association, Inc. a Florida not-for-profit corporation, nka Abbey Park Homeowners' Association, Inc.
1818 Australian Ave S, Ste 400, West Palm Beach, FL 33409 **CEO:** Jamie G Illicete
Situs Address: 1803 Abbey Rd, West Palm Beach, FL **Case No:** C-2015-02240003
PCN: 00-42-44-11-12-000-0010 **Zoned:** RM

Violations:

1 **Details:** Erecting/installing chain-link fence without first obtaining required building permits is prohibited. Installed chain-link fence around plumbing equipment at the community pool 1803 Abbey Road and behind 1839 Abbey Road installed w/o permits.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1
Issued: 02/27/2015 **Status:** CEH

cc: Abbey Park Property Association, Inc. A Florida Not-For-Profit Corporation, Nka Abbey Park Homeowners' Association, Inc.

Agenda No.: 082 **Status:** Active
Respondent: Bryne, Joseph R; Byrne, Vicki D **CEO:** Jamie G Illicete
1351 Ranchette Rd, West Palm Beach, FL 33415-1493
Situs Address: 1351 Ranchette Rd, West Palm Beach, FL **Case No:** C-2015-02110039
PCN: 00-42-44-10-00-000-1010 **Zoned:** AR

Violations:

1 **Details:** Hedges may be planted and maintained along or adjacent to a lot line to a height not exceeding eight feet in the required side (to the required front setback) and rear yards and not exceeding a height of four feet in the required front yards. Perimeter hedge is over the height allowed.
Code: Unified Land Development Code - 7.D.3.B.
Issued: 02/21/2015 **Status:** CEH

2 **Details:** Schinus terebinthifolius (commonly known as Brazilian Pepper) bushes or trees, shall be considered a nuisance.
Weeds. All premises and exterior property shall be maintained free from weeds or uncultivated vegetation: greater than seven (7) inches in height when located on developed residential or developed nonresidential lots, as set forth in division 6. All noxious weeds shall be prohibited. This term shall not include cultivated flowers and gardens, or native vegetation. Overgrown uncultivated vegetation, Brazlian Pepper bushes or trees on property.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (2)
Palm Beach County Property Maintenance Code - Section 14-62 (4)
Issued: 02/21/2015 **Status:** CEH

cc: Henry, James

Agenda No.: 083 **Status:** Active
Respondent: Silver Glen At Citrus Isles Homeowners Association Inc. **CEO:** Gail L James
840 US Hwy 1, Ste 345, North Palm Beach, FL 33408-3834
Situs Address: 9134 Citrus Isle Ln, Lake Worth, FL **Case No:** C-2013-05150018
PCN: 00-42-44-30-09-012-0000, **Zoned:** PUD
00-42-44-30-09-016-0000

Violations:

1 **Details:** A violation of any condition in a development order shall be considered a violation of this Code. Failure to comply with conditions of approval and approved site plan for PDD 1997-031. More specifically, with regard to landscaping and street trees within the common areas of the development. Numerous trees and required landscaping are missing along the streets, in the required buffer areas, and in the recreational areas.
Code: Unified Land Development Code - 2.A.1.P
Issued: 01/21/2014 **Status:** CEH

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 05, 2015 9:00 AM**

2 **Details:** Required or preserved vegetation that becomes damaged, diseased, removed or is dead shall be immediately replaced with plant material to comply with the approved standards and height requirements of this Article or conditions of approval, whichever is greater. Trees that are removed or damaged, shall be replaced in accordance with the tree replacement credit standards of Table 7.D.2.D, Tree Credit and Replacement. Landscape trees planted or preserved to meet the minimum landscape code requirements may be removed provided a Tree Removal Permit is approved.

Code: Unified Land Development Code - 7.E.8

Issued: 01/21/2014

Status: CEH

cc: Silver Glen At Citrus Isles Hoa Inc
Silver Glen At Citrus Isles Homeowners Association Inc.

Agenda No.: 084

Status: Removed

Respondent: Hernandez, Daniel; Hernandez, Kimberly S
18387 44th Pl N, Loxahatchee, FL 33470-2377

CEO: Rick E Torrance

Situs Address: 18387 44th Pl N, Loxahatchee, FL

Case No: C-2014-12220003

PCN: 00-40-43-10-00-000-5100

Zoned: AR

Violations:

1 **Details:** Weeds. All premises and exterior property shall be maintained free from weeds or uncultivated vegetation:
greater than seven (7) inches in height when located on developed residential or developed nonresidential lots,
as set forth in division 6. All noxious weeds shall be prohibited. This term shall not include cultivated flowers and gardens, or native vegetation.

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

Issued: 01/09/2015

Status: CEH

Agenda No.: 085

Status: Active

Respondent: Valentine, Joseph; Valentine, Ada
4841 Coconut Blvd, West Palm Beach, FL 33411-8998

CEO: Rick E Torrance

Situs Address: 4841 Coconut Blvd, West Palm Beach, FL

Case No: C-2014-08080005

PCN: 00-41-43-10-00-000-3540

Zoned: AR

Violations:

2 **Details:** Erecting/installing two storage sheds, a canopy and a chain link fence without first obtaining the required building permits is prohibited.

Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1

Issued: 09/02/2014

Status: CEH

Agenda No.: 086

Status: Active

Respondent: Hamblen-Deceased, Pamela S
19314 Gulfstream Dr, Tequesta, FL 33469-2050

CEO: Jamie G Illicete

Situs Address: 19314 Gulfstream Dr, Jupiter, FL

Case No: C-2014-03120010

PCN: 00-42-40-25-03-001-0150

RE: to contest the Imposition of fine.

cc: Sawinski, John And Christine

Agenda No.: 087

Status: Removed

Respondent: Deutsche Bank Natl Trust Company TR Deutsche Bank
National Trust Company as Trustee Under Pooling and
Servicing Agreement Dated as of January 1, 2006 Morgan
Stanley Home Equity Loan Trust 2006-1 Mortgage Pass
Through Certificates, Series 2006-1
701 Corporate Center Dr, Raleigh, NC 27607-5084

CEO: Charles Zahn

Situs Address: 15108 60th Pl N, Loxahatchee, FL

Case No: C-2010-08270003

PCN: 00-41-42-31-00-000-5039

RE: Request to amend Special Magistrate order dated April 9, 2015 to include th request to release lien recorded in official record book 24491, page 1869 due to a scrivener's error which omitted the request from the Special Magistrate hearing agenda and the Special Magistrate order.

Agenda No.: 088

Status: Active

Respondent: Nationstar Mortgage LLC
1201 Hays St, Tallahassee, FL 32301-2525

CEO: Deborah L Wiggins

Type: Life Safety

Situs Address: 4708 Poseidon Pl, Lake Worth, FL

Case No: C-2015-02170048

PCN: 00-42-45-01-06-000-2160

Zoned: RS

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
AUGUST 05, 2015 9:00 AM**

Violations: **1** **Details:** Residential swimming pools shall comply with Sections R424.17.1.1 through R424.2.17.1.14. 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 - R424.2.17.1.1
Issued: 06/15/2015 **Status:** CEH

cc: Nationstar Mortgage Llc

Agenda No.: 089 **Status:** Active
Respondent: Bruneau, Darlyne A **CEO:** Charles Zahn
16086 E Glasgow Dr, Loxahatchee, FL 33470-4016
Situs Address: 16086 E Glasgow Dr, Loxahatchee, FL **Case No:** C-2014-05050010
PCN: 00-40-43-24-00-000-5570
RE: Request to rescind Special Magistrate Order dated July 1, 2015 due to an error in the order (the order was not properly printed). CEO to recited property if not in compliance.

Agenda No.: 090 **Status:** Active
Respondent: UM RE Holdings, LLC **CEO:** Cynthia S McDougal
7284 W Palmetto Park Rd, Ste 101, Boca Raton, FL 33433 **Type:** **Life Safety**
Situs Address: 8291 Stage Coach Ln, Boca Raton, FL **Case No:** C-2015-07170016
PCN: 00-42-43-27-05-071-0944 **Zoned:** AGR

Violations: **1** **Details:** 1) 105.1 - Erecting/installing generator without first obtaining required building permits is prohibited.

2) 111.1 - 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.

3) 112.1 - Connection of service utilities to a building or buildings without a required certificate of occupancy is prohibited.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1
Palm Beach County Amendments to the Florida Building Code 2010 Edition - 111.1
Palm Beach County Amendments to the Florida Building Code 2010 Edition - 112.1
Issued: 07/20/2015 **Status:** CEH

cc: Um Re Holdings, Llc

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. "