

Special Magistrate: Christy L Goddeau

Agenda No.:018Complexity Level: 1Status: ActiveRespondent:CABREJA, ROSA BCEO: RI Thomas

587 Owosso Rd, Lake Worth, FL 33462-2103

PCN: 00-43-45-06-04-015-0170 **Zoned:** RM

Violations:

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)
Status: MCEH

Issued: 06/01/2021 Status: MCEH

2 Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish,

or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, sheds have been erected or installed without a valid building permits.

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

Issued: 06/01/2021 **Status:** CLS

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

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

Issued: 06/01/2021 **Status:** MCEH

Agenda No.: 019 Complexity Level: - Status: Active

Respondent: Morell, Dulce M; Morell, Michael CEO: Maggie Bernal

4944 Pimlico Ct, West Palm Bch, FL 33415-9116

Situs Address: 4944 Pimlico Ct, West Palm Beach, FL 33415 Case No: C-2020-03190034

PCN: 00-42-44-12-31-000-1550 Zoned: RM

Violations:

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

Code: PBC Amendments to FBC 6th Edition (2017) - 105.1

Issued: 03/20/2020 **Status:** MCEH

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

Print Date: 7/18/2024 05:05 PM

Code: PBC Amendments to FBC 6th Edition (2017) - 105.1

Issued: 03/20/2020 **Status:** MCEH

Agenda No.: 020 Complexity Level: 1 Status: Active

Respondent: 19946 LATONA PLACE LLC CEO: Steve G Bisch 17201 Collins Ave, Apt 1905, Sunny Isles Beach, FL

33160-3481

PCN: 00-42-47-07-16-003-0040 **Zoned:** RT

Violations:

- **Details:** A swimming pool shall have a pool barrier that meets the requirements of the Florida Building Code pool barrier requirements in effect at the time of construction of the pool, or, if constructed before such requirements went into effect, shall have a barrier that meets all of the following minimum requirements:
 - a. The barrier must be at least four (4) feet high on the outside.
 - b. The barrier may not have any gaps, openings, indentations, protrusions, or structural components that could allow a young child to crawl under, squeeze through, or climb over the barrier.
 - c. The barrier must be placed around the perimeter of the pool and must be separate from any fence, wall, or other enclosure surrounding the yard unless the fence, wall, or other enclosure or portion thereof is situated on the perimeter of the pool, is being used as part of the barrier, and meets the barrier requirements of this section. A wall of a dwelling may serve as part of the barrier if it does not contain any door

It does not appear the approved mesh pool barrier is being utilized as required.

Code: Palm Beach County Property Maintenance Code - Section 14-32 (e) (2) Issued: 07/20/2022 Status: MCEH

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

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

Issued: 07/20/2022 **Status:** MCEH

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

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

Issued: 07/20/2022 **Status:** MCEH

cc: Sivan, Gabriel

Agenda No.:021Complexity Level: 2Status: ActiveRespondent:Shellenbarger, Charles; Cosentino, ReneeCEO: Brian Burdett

12566 Tangerine Blvd, West Palm Bch, FL 33412-2038

Situs Address: 12566 Tangerine Blvd, West Palm Beach, FL 33412 Case No: C-2022-01040006

PCN: 00-41-42-34-00-000-7410 **Zoned:** AR

Violations:

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

erected or installed without a valid building permit. **Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1

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

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

Issued: 01/05/2022 **Status:** MCEH

cc: Silverstein, Alan

Agenda No.:022Complexity Level: -Status: ActiveRespondent:Starkie, Eric DCEO: Brian Burdett

15021 E Falcons Lea Dr, Fort Lauderdale, FL 33331-3907

Situs Address: 12314 68th St N, West Palm Beach, FL Case No: C-2023-08250013

PCN: 00-41-42-34-00-000-1570 **Zoned:** AR

Violations:

Details: It shall be unlawful for any owner of land in any residential district to park on, cause to be parked on, or allow to be parked on residentially zoned land any unlicensed or unregistered vehicle, or equipment commercial vehicle, sports vehicle, recreational vehicle, marine vessel or trailer for a period exceeding one hour in any 24 hour period, each such period commencing at the time of first stopping or parking. More specifically: several vehicles not displaying current tags.

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

Issued: 08/31/2023 **Status:** MCEH

Details: Maintenance of grassed areas and low-growing vegetation shall include weeding, watering, fertilizing, pruning, mowing, edging or any other actions needed consistent with acceptable horticultural practices.

Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (2) **Issued:** 08/31/2023 **Status:** MCEH

Details: It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items. More specifically: Open storage including but not limited to tires, car parts, containers, tools and boxes.

Code: Palm Beach County Property Maintenance Code - Section 14-35 (a) **Issued:** 08/31/2023 **Status:** MCEH

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

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

Issued: 08/31/2023 **Status:** MCEH

Details: Every window, other than a fixed window, shall be easily openable and capable of being held in position by window hardware. More specifically: Shutters allowed only in lieu of storm.

Code: Palm Beach County Property Maintenance Code - Section 14-33 (m) (2) **Issued:** 08/31/2023 **Status:** MCEH

cc: Starkie, Eric D

Agenda No.:023Complexity Level: 1Status: ActiveRespondent:Rodriguez, ErikCEO: Jose Feliciano

16744 E Prestwich Dr, Loxahatchee, FL 33470-4059

PCN: 00-43-44-30-06-000-0021 Zoned: RM

Violations:

Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, rigid roofed porch structure has been erected or installed without a valid building permit at side yard of rear Apartment #4636.

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

Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, wooden roofed porch structure has been erected or installed without a valid building permit at the side yard of front Apartment # 4638.

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

Issued: 09/16/2022 **Status:** MCEH

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

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

Issued: 09/16/2022 **Status:** CLS

Agenda No.:024Complexity Level: 1Status: ActiveRespondent:CAMDEN G CONDOMINIUM ASSOCIATION, INC.CEO: John Gannotti

163 Camden G, West Palm Beach, FL 33417

Situs Address: Camden G, West Palm Beach, FL Case No: C-2023-03100006

PCN: Zoned: RH

Violations:

Details: Every exterior stairway, deck, porch, balcony, railings and all other appurtenances attached thereto, shall be maintained structurally sound, in good repair, with proper anchorage and capable of supporting the imposed loads. More specifically all exterior stairway, deck, porch, balcony, railings, spindles and all other appurtenances.

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

cc: Camden G Condominium Association, Inc.

Agenda No.: 025 **Complexity Level: -**Status: Active

Respondent: Rosales, Francy D CEO: Dennis A Hamburger

8955 Cypress St, Boynton Beach, FL 33436-2324

Situs Address: 8955 Cypress St, Boynton Beach, FL 33436 Case No: C-2021-10140010

PCN: 00-42-45-13-02-000-0950 Zoned: AR

Violations:

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

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

Issued: 10/15/2021 Status: MCEH

Agenda No.: 026 Status: Active **Complexity Level: -**

Respondent: FYR SFR BORROWER LLC; . CEO: Nedssa Miranda

1201 HAYS St, TALLAHASSEE, FL 32301

Case No: C-2020-04300015 Situs Address: 5307 Harriet Pl, West Palm Beach, FL 33407

PCN: 00-42-43-02-01-005-0190 Zoned: RM

Violations:

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

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

Issued: 06/08/2020 Status: MCEH

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

Code: PBC Amendments to FBC 6th Edition (2017) - 105.1

Issued: 06/08/2020 Status: MCEH

cc: Fyr Sfr Borrower Llc

Agenda No.: 027 Complexity Level: -Status: Active

Respondent: ST FORT, AUGUSTE; ST FORT, ELIPHETE CEO: Nedssa Miranda

4987 Caribbean Blvd, West Palm Beach, FL 33407-1771

Situs Address: 4987 Caribbean Blvd, West Palm Beach, FL 33407 Case No: C-2021-04080013

PCN: 00-42-43-01-04-000-0020 Zoned: RM

Violations:

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: 04/12/2021 Status: CLS

Details: Every window, door and frame shall be kept in sound condition, good repair and weather tight. 2 Every habitable space shall have at least one (1) openable window that can be easily opened.

The total openable area of the window in every room shall be equal to at least forty-five (45) percent of the minimum glazed area required in subsection 14-42(a). More specifically, please remove the board up from the windows if the house is not vacant.

Supply or maintain at least one easily openable window in every habitable space. More specifically, please remove the board up from the windows if the house is not vacant.

Code: Palm Beach County Property Maintenance Code - Section 14-33 (m)
Palm Beach County Property Maintenance Code - Section 14-43 (a)
Issued: 04/12/2021
Status: MCEH

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

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

Issued: 04/12/2021 **Status:** CLS

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

Obtain required building permits for the light fixture or remove the light fixture.

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

Issued: 04/12/2021 **Status:** MCEH

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

Repair/maintain all accessory structures in disrepair. More specifically, include but not limited to disrepair wood and chain-link fence.

Code: Palm Beach County Property Maintenance Code - Section 14-32 (e)
Issued: 04/12/2021 Status: MCEH

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

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

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

Issued: 04/12/2021 **Status:** MCEH

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

Code: Palm Beach County Property Maintenance Code - Section 14-33 (c)
Issued: 04/12/2021
Status: MCEH

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

More specifically, structure on the (North East) side of the property has been erected or installed without a valid building permit.

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

Issued: 04/12/2021 **Status:** MCEH

Agenda No.: 028 Complexity Level: 1 Status: Active

8266 Chadburn Xing, Montgomery, AL 36116-7281

Respondent: Jones, Cecil B; Bowen, Roberta A CEO: Joanna Mirodias

Situs Address: Indiantown Rd, FL Case No: C-2021-08250007

PCN: 00-41-40-33-00-000-5070 **Zoned:** AR

Violations:

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

Uses identified with a dash "-," in a zoning districts column of the Use Matrix, are prohibited in that zoning district, unless otherwise expressly stated under the Supplementary Use Standards for the use, or within any applicable Zoning Overlays. More specifically, Chipping and Mulching is prohibited in your zoning district.

Code: Unified Land Development Code - 4.A.7.C Unified Land Development Code - 4.A.7.C.6

Issued: 08/27/2021 **Status:** MCEH

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

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

Issued: 08/27/2021 **Status:** MCEH

3 Details: Parking shall be prohibited on all vacant properties in residential districts.

Code: Unified Land Development Code - 6.D.1.A.4.a.3

Issued: 08/27/2021 **Status:** MCEH

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

Code: Palm Beach County Property Maintenance Code - Section 14-35 (a) **Issued:** 08/27/2021 **Status:** MCEH

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

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

Issued: 08/27/2021 **Status:** MCEH

Agenda No.: 029 Complexity Level: - Status: Active

Respondent: Taylor, Robert Phillip III CEO: Joanna Mirodias

16471 Mellen Ln, Jupiter, FL 33478-6540

Situs Address: 16471 Mellen Ln, Jupiter, FL 33478 Case No: C-2021-04130010

PCN: 00-41-41-10-00-000-7210 **Zoned:** AR

Violations:

Details: A swimming pool shall have a pool barrier that meets the requirements of the Florida Building Code pool barrier requirements in effect at the time of construction of the pool, or, if constructed before such requirements went into effect, shall have a barrier that meets all of the following minimum requirements:

a. The barrier must be at least four (4) feet high on the outside.

b. The barrier may not have any gaps, openings, indentations, protrusions, or structural components that could allow a young child to crawl under, squeeze through, or climb over the barrier.

c. The barrier must be placed around the perimeter of the pool and must be separate from any fence, wall, or other enclosure surrounding the yard unless the fence, wall, or other enclosure or portion thereof is situated on the perimeter of the pool, is being used as part of the barrier, and meets the barrier requirements of this section. A wall of a dwelling may serve as part of the barrier if it does not contain any door or window that opens to provide direct access from the home to the swimming pool.

d. The barrier must be placed sufficiently away from the water's edge to prevent a young child or medically frail person who may have managed to penetrate the barrier from immediately falling into the water. Sufficiently away from the water's edge shall mean no less than twenty (20) inches from the barrier to the water's edge.

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Code: Palm Beach County Property Maintenance Code - Section 14-32 (e) (2) **Issued:** 05/04/2021 **Status:** MCEH

Agenda No.: 030 Complexity Level: - Status: Active

Respondent: Iannaci, Christine A CEO: Nick N Navarro

6048 Pinebrook Dr, Boca Raton, FL 33433-5231

Situs Address: 6048 Pinebrook Dr, Boca Raton, FL 33433 Case No: C-2020-03130031

PCN: 00-42-47-26-07-001-0010 **Zoned:** AR

Violations:

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

Code: PBC Amendments to FBC 6th Edition (2017) - 105.1

Issued: 09/02/2020 **Status:** MCEH

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

Code: PBC Amendments to FBC 6th Edition (2017) - 105.1

Issued: 09/02/2020 **Status:** MCEH

3 **Details:** A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced. More specifically, permit # P-1982-010592-0000 (solar water heating system-solar panels) has become inactive or expired.

Code: PBC Amendments to FBC 6th Edition (2017) - 105.4.1

Issued: 09/02/2020 **Status:** MCEH

cc: Engineering Road Bridge

Agenda No.: 031 Complexity Level: 1 Status: Active

Respondent: Turner, Monica CEO: Nick N Navarro

22253 SW 64th Way, Boca Raton, FL 33428-4305

Situs Address: 22253 SW 64th Way, Boca Raton, FL Case No: C-2023-02210038

PCN: 00-42-47-30-08-017-0290 **Zoned:** RM

Violations:

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

>> More specifically, a shed erected or installed without a valid building permit. Remove the shed or obtain the proper permit(s) through the PBC Building Division. Please refer to the Permit Center for further assistance in obtaining your permit(s).

Building Permit Customer Service: 561-233-5119 Email: PZB-BLD-PermitAssist@pbcgov.org Office: 2300 N. Jog Road - W.P.B, FL 33411

Apply online for permits: https://www.pbcgov.org/epzb **Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1

Issued: 02/22/2023 **Status:** MCEH

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

>> More specifically, a pergola has been erected or installed without a valid building permit. Remove the pergola or Obtain the proper permit(s) through the PBC Building Division. Please refer to the Permit Center for further assistance in obtaining your permit(s).

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Building Permit Customer Service: 561-233-5119 Email: PZB-BLD-PermitAssist@pbcgov.org Office: 2300 N. Jog Road - W.P.B, FL 33411

Apply online for permits: https://www.pbcgov.org/epzb **Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1

Issued: 02/22/2023 **Status:** CLS

Agenda No.: 032 Complexity Level: - Status: Active

Respondent: Pear Consulting Services Inc. CEO: Patrick L Prentice

3872 Cypress Lake Dr, Lake Worth, FL 33467

PCN: 00-42-47-31-06-056-0030 **Zoned:** RM

Violations:

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

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

Issued: 05/13/2021 **Status:** MCEH

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

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

Issued: 05/13/2021 **Status:** MCEH

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

More specifically, windows and doors has been erected or installed without a valid building permit.

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

Issued: 05/13/2021 **Status:** CLS

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

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

Issued: 05/13/2021 **Status:** MCEH

cc: Pear Consulting Services Inc.

Agenda No.: 033 Complexity Level: 1 Status: Active

Respondent: Desvallons, Jean Jules; Desvallons, Jesumene CEO: Omar J Sheppard

885 Tripp Dr, West Palm Beach, FL 33413-1260

Situs Address: 885 Tripp Dr, West Palm Beach, FL 33413 Case No: C-2022-04190008

PCN: 00-42-43-35-06-003-0070 **Zoned:** RM

Violations:

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:** 04/19/2022 **Status:** MCEH

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

More specifically, THE CARPORT ENCLOSURE has been erected or installed without a valid building permit.

Print Date: 7/18/2024 05:05 PM

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

Issued: 04/19/2022 **Status:** MCEH

Agenda No.: 034 Complexity Level: 1 Status: Active

Respondent: Gaspard, Ronald; Gaspard, Rose V CEO: Omar J Sheppard

781 Caroline Ave, West Palm Beach, FL 33413-1284

Situs Address: 781 Caroline Ave, West Palm Beach, FL 33413 Case No: C-2022-04120033

PCN: 00-42-43-35-07-013-0060 **Zoned:** RM

Violations:

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:** 04/13/2022 **Status:** MCEH

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

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

Issued: 04/13/2022 **Status:** MCEH

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

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

Issued: 04/13/2022 **Status:** MCEH

Agenda No.:035Complexity Level: -Status: ActiveRespondent:LANDTRUST HOLDINGS LLCCEO: David T Snell

2613 Georgia Ln, Lake Worth Beach, FL 33460-6326

Situs Address: 2126 Major Dr, West Palm Beach, FL 33415 Case No: C-2021-03300029

PCN: 00-42-44-14-65-002-0000 **Zoned:** RM

Violations:

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

Specifically: The premises is utilized to openly store a verity of trash and debris which is a violation of this Section.

Code: Palm Beach County Property Maintenance Code - Section 14-35 (a) Issued: 05/03/2021 Status: MCEH

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

Specifically: A Shed/Utility Type Structure(s) has been erected or installed without a valid building permit.

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

Issued: 05/03/2021 **Status:** MCEH

cc: Landtrust Holdings Llc

Agenda No.:036Complexity Level: -Status: ActiveRespondent:Berwick, Marcia; Willer, Eric D; Willer, HallieCEO: Charles Zahn

9266 Pinion Dr, Lake Worth, FL 33467-1067

Situs Address: 9266 Pinion Dr, Lake Worth, FL 33467 Case No: C-2020-09090012

PCN: 00-42-44-19-01-004-0060 **Zoned:** AR

Violations:

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

B-2015-029266-0000 Accessory Dwelling Inactive

B-2014-019927-0000 Door - O.H. Inactive

E-2014-014351-0000 Electrical Change Of Service Inactive B-2015-001803-0000 Alterations - Residential Inactive P-2015-029266-0002 P General Plumbing Inactive E-2015-029266-0003 E General Electrical Inactive B-2015-029266-0004 B Roofing (Sub) Inactive E-2015-029266-0005 E Low Voltage (Sub) Inactive M-2015-029266-0006 M General Mechanical Inactive E-2015-001803-0001 E General Electrical Inactive M-2015-001803-0002 M General Mechanical Inactive

The final inspection shall be made after all work required by the building permit is completed. Specifically, no final inspection.

No building or structure shall be used or occupied, and no change in the existing occupancy classification of a building or structure or portion thereof shall be made, until the building official has issued a certificate of occupancy therefor as provided herein. Issuance of a certificate of occupancy shall not be construed as an approval of a violation of the provisions of this code or of other ordinances of the jurisdiction. Specifically, no certificate of complication or certificate of occupancy.

Code: PBC Amendments to FBC 6th Edition (2017) - 105.4.1 PBC Amendments to FBC 6th Edition (2017) - 110.3.10

PBC Amendments to FBC 6th Edition (2017) - 111.1

Issued: 09/09/2020 **Status:** MCEH

Details: Grass, weeds and low-growing vegetation shall be maintained as follows: Developed or Partially Developed Residential and Non-Residential lots greater than one-half acre: 7 inches on the first 25 feet measuring from property line or pod line of the lot on any side of the lot adjacent to a developed lot.

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

Issued: 09/09/2020 **Status:** MCEH

Agenda No.: Complexity Level: - Status: Active

Respondent: GARCIA PEREZ, RODE ELIZABETH; VALLEGO, DAV. CEO: Nedssa Miranda

VALLE

5767 Rae Ave, West Palm Beach, FL 33407-1657

Situs Address: 5767 Rae Ave, West Palm Beach, FL 33407 Case No: C-2021-10050030

PCN: 00-42-43-02-01-001-0210 **Zoned:** RM

Violations:

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

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

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

Issued: 10/07/2021 **Status:** MCEH

Agenda No.: Complexity Level: - Status: Active

Respondent: Kus, Travis L; Kus, Nicole R CEO: Joanna Mirodias

4415 River Pines Ct, Tequesta, FL 33469-2166

Situs Address: 4415 River Pines Ct, Jupiter, FL 33469 Case No: C-2021-03080043

PCN: 00-42-40-25-26-000-0020 **Zoned:** RS

Violations:

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

More specifically, the wood fence has been erected or installed without a valid building permit.

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

Issued: 03/30/2021 **Status:** CLS

- **Details:** A swimming pool shall have a pool barrier that meets the requirements of the Florida Building Code pool barrier requirements in effect at the time of construction of the pool, or, if constructed before such requirements went into effect, shall have a barrier that meets all of the following minimum requirements:
 - a. The barrier must be at least four (4) feet high on the outside.
 - b. The barrier may not have any gaps, openings, indentations, protrusions, or structural components that could allow a young child to crawl under, squeeze through, or climb over the barrier.
 - c. The barrier must be placed around the perimeter of the pool and must be separate from any fence, wall, or other enclosure surrounding the yard unless the fence, wall, or other enclosure or portion thereof is situated on the perimeter of the pool, is being used as part of the barrier, and meets the barrier requirements of this section. A wall of a dwelling may serve as part of the barrier if it does not contain any door or window that opens to provide direct access from the home to the swimming pool.
 - d. The barrier must be placed sufficiently away from the water's edge to prevent a young child or medically frail person who may have managed to penetrate the barrier from immediately falling into the water. Sufficiently away from the water's edge shall mean no less than twenty (20) inches from the barrier to the water's edge.

Code: Palm Beach County Property Maintenance Code - Section 14-32 (e) (2) **Issued:** 03/30/2021 **Status:** MCEH

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

More specifically, the gravel driveway has been erected or installed without a valid building permit.

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

Issued: 03/30/2021 **Status:** MCEH

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

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

Issued: 03/30/2021 **Status:** CLS

Agenda No.:Complexity Level: 1Status: ActiveRespondent:Fiore, CarlosCEO: David T Snell

16972 W Calder Dr, Loxahatchee, FL 33470-4142

Situs Address: 4282 Marilyn Dr, Lake Worth, FL 33461 Case No: C-2022-09120027

PCN: 00-42-44-24-05-000-0321 **Zoned:** RM

Violations:

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

Specifically: The 6ft privacy fence is not maintained as described in this Section fences, All fences shall be maintained structurally sound and in good repair.

Code: Palm Beach County Property Maintenance Code - Section 14-32 (e)
Issued: 09/12/2022 Status: MCEH

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

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

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

Issued: 09/12/2022 **Status:** MCEH

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

Specifically: Two (2) wooden structures have been erected or installed without a valid building permit.

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

Issued: 09/12/2022 **Status:** MCEH

Agenda No.:Complexity Level: 1Status: ActiveRespondent:Casa Del Monte MHP LLC; Robert S. Davis I LLCCEO: Charles Zahn

1200 S Pine Island Rd, Plantation, FL 33342

Situs Address: 6151 Forest Hill Blvd, West Palm Beach, FL 33415 Case No: C-2023-05220001

PCN: 00-42-44-10-00-000-5030 Zoned: AR

Violations:

Details: FL NFPA 1 2018 Chapter 4 General Requirements:

4.5.8.1 - Continuously Maintained - Device, Equipment, System.

Specifically: THERE IS NO WATER ON THE FIRE LOOP SYSTEM AND FIRE HYDRANTS THAT SUPPLY THIS PROPERTY. THE FIRE ALARM SYSTEM IS IN "TROUBLE" FROM THE CONTINUAL RUNNING OF THE FIRE JOCKEY PUMP, WHICH IS CAUSED BY CRACKS AND POSSIBLE LEAKS IN THE LOOP SYSTEM. FURTHER ISSUE OF MANUAL OPERATION (HAND LEVER) OF THE FIRE PUMP FOR FIRE GROUND OPERATIONS

SUPPLING WATER AND PRESSURE TO THE LOOP SYSTEM.

Code: National Fire Protection Association 101 2018 - 4.5.8.1

Issued: 06/01/2023 **Status:** MCEH

cc: Casa Del Monte Mhp/Robert S Davis I Llc Robert S Davis I, Llc

ADJOURNMENT:

"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."