



**CODE ENFORCEMENT  
SPECIAL MAGISTRATE HEARING AGENDA  
JANUARY 12, 2022 9:00 AM**

**Special Magistrate:** William Toohey  
**Contested**

**Special Magistrate:** Renee Clark  
**Non-Contested**

**A. WELCOME**

**B. STAFF ANNOUNCEMENTS / REMARKS**

**C. DIVIDING THE HEARING - CONTESTED AND NON-CONTESTED**

**D. SCHEDULED CASES**

<b>Agenda No.:</b> 001	<b>Status:</b> Active
<b>Respondent:</b> BAF ASSETS LLC 1201 Hays St, Tallahassee, FL 32301	<b>CEO:</b> Maggie Bernal
<b>Situs Address:</b> 5644 Maypop Rd, West Palm Beach, FL	<b>Case No:</b> C-2021-06070024
<b>PCN:</b> 00-42-44-11-01-004-0140	<b>Zoned:</b> RM

**Violations:**

- |          |  |
|----------|--|
| <b>1</b> | <p><b>Details:</b> 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><b>Code:</b> Unified Land Development Code - 6.D.1.A.1.b<br/><b>Issued:</b> 07/12/2021 <span style="float: right;"><b>Status:</b> CEH</span></p>   |
| <b>2</b> | <p><b>Details:</b> Vehicles shall only be parked on an improved surface in the Urban Suburban Tier. More Specifically: No vehicle is permitted to park on grass area in a residential zoning district</p> <p><b>Code:</b> Unified Land Development Code - 6.D.1.A.4.a.2.b<br/><b>Issued:</b> 07/12/2021 <span style="float: right;"><b>Status:</b> CEH</span></p>  |
| <b>3</b> | <p><b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically: Additions/Renovation/Alterations have been erected or installed to Back of Property without a valid building permit</p> <p><b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1<br/><b>Issued:</b> 07/12/2021 <span style="float: right;"><b>Status:</b> CEH</span></p> |
| <b>4</b> | <p><b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, 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/Carport converted in habitable area has been erected or installed without a valid building permit.</p> <p><b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1<br/><b>Issued:</b> 07/12/2021 <span style="float: right;"><b>Status:</b> CEH</span></p>           |
| <b>5</b> | <p><b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, fence has been erected or installed without a valid building permit.</p> <p><b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1<br/><b>Issued:</b> 07/12/2021 <span style="float: right;"><b>Status:</b> CEH</span></p>  |

cc: Baf Assets Llc









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**Violations:** **2** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, roof attached structure has been erected or installed without a valid building permit.  
**Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1  
**Issued:** 05/07/2021 **Status:** CLS

cc: Panacolor Usa Llc

**Agenda No.:** 010 **Status:** Active  
**Respondent:** Pascual, Dayniel Garcia **CEO:** Maggie Bernal  
2354 Pinewood Ln, West Palm Beach, FL 33415-7330  
**Situs Address:** 2354 Pinewood Ln, West Palm Beach, FL **Case No:** C-2021-07010057  
**PCN:** 00-42-44-14-05-003-0050 **Zoned:** RM

**Violations:** **1** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically: Alteration to Approved Accessory Structure (shed) has been erected or installed without a valid building permit.  
**Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1  
**Issued:** 08/05/2021 **Status:** CEH

**2** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, Fence has been erected or installed without a valid building permit.  
**Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1  
**Issued:** 08/05/2021 **Status:** CEH

**Agenda No.:** 011 **Status:** Active  
**Respondent:** Rawls, Jerry S; Rawls, Pamela J **CEO:** Maggie Bernal  
164 Marvin Ave, Los Altos, CA 94022-3710  
**Situs Address:** 4960 Myrtle Dr, A, Lake Worth, FL **Case No:** C-2021-07210018  
**PCN:** 00-42-44-25-11-000-0050 **Zoned:** RM

**Violations:** **1** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, C/L Fence has been erected or installed without a valid building permit.  
**Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1  
**Issued:** 07/22/2021 **Status:** CEH

**2** **Details:** It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items. It shall be unlawful for any owner of land in any residential district to park on, cause to be parked on, or allow to be parked on residentially zoned land any unlicensed or unregistered vehicle for a period exceeding one hour in any 24 hour period. More Specifically: Outdoor storage of unlicensed/unregistered and/or inoperable vehicle(s) is not permit in a residential area  
**Code:** Palm Beach County Property Maintenance Code - Section 14-35 (a)  
Unified Land Development Code - 6.D.1.A.4.a.2.a  
**Issued:** 07/22/2021 **Status:** CEH

**3** **Details:** It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material/debris, construction debris/material, automotive parts, tires, vegetative debris, garbage, trash/debris, household items and/or similar items. (on property and across the street)  
**Code:** Palm Beach County Property Maintenance Code - Section 14-35 (a)  
**Issued:** 07/22/2021 **Status:** CEH

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**Agenda No.:** 012 **Status:** Removed  
**Respondent:** TBL PROPERTIES 5 LLC **CEO:** Maggie Bernal  
11456 Paradise Cove Ln, Wellington, FL 33449-8383  
**Situs Address:** 5720 Elder Dr, West Palm Beach, FL **Case No.:** C-2021-07270017  
**PCN:** 00-42-44-14-06-021-0060 **Zoned:** RM

**Violations:**

<b>1</b>	<b>Details:</b> 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. <b>Code:</b> Palm Beach County Property Maintenance Code - Section 14-32 (c) (1)Table 14-32 ( c) <b>Issued:</b> 07/27/2021 <b>Status:</b> CLS
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**Agenda No.:** 013 **Status:** Removed  
**Respondent:** 11896 Anchorage Way LLC **CEO:** Steve G Bisch  
3100 S Federal Hwy, B, Delray Beach, FL 33483  
**Situs Address:** 11896 Anchorage Way, Boca Raton, FL **Case No.:** C-2021-08030002  
**PCN:** 00-41-47-36-03-000-7040 **Zoned:** AR

**Violations:**

<b>1</b>	<b>Details:</b> It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items, including but not limited to items under the carport and throughout the yard. <b>Code:</b> Palm Beach County Property Maintenance Code - Section 14-35 (a) <b>Issued:</b> 08/04/2021 <b>Status:</b> CLS
<b>2</b>	<b>Details:</b> 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. <b>Code:</b> Unified Land Development Code - 6.D.1.A.1.b <b>Issued:</b> 08/04/2021 <b>Status:</b> CLS
<b>3</b>	<b>Details:</b> 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. <b>Code:</b> Unified Land Development Code - 6.D.1.A.1.c <b>Issued:</b> 08/04/2021 <b>Status:</b> CLS

cc: 11896 Anchorage Way Llc

**Agenda No.:** 014 **Status:** Active  
**Respondent:** Brinson, Daniel W **CEO:** Steve G Bisch  
10709 Sandalfoot Blvd, Boca Raton, FL 33428-5601  
**Situs Address:** 10709 Sandalfoot Blvd, Boca Raton, FL **Case No.:** C-2021-08020014  
**PCN:** 00-41-47-25-02-000-2950 **Zoned:** AR

**Violations:**

<b>1</b>	<b>Details:</b> 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. <b>Code:</b> Palm Beach County Property Maintenance Code - Section 14-35 (a) <b>Issued:</b> 08/02/2021 <b>Status:</b> CEH
<b>2</b>	<b>Details:</b> The exterior of a structure shall be maintained in good repair, structurally sound and sanitary so as not to pose a threat to the public health, safety or welfare. Specifically including but not limited to trailer skirt is damaged and missing pieces. <b>Code:</b> Palm Beach County Property Maintenance Code - Section 14-33 (a) <b>Issued:</b> 08/02/2021 <b>Status:</b> CEH

**Agenda No.:** 015 **Status:** Active  
**Respondent:** Costa Del Sol Property Owners Association Inc. **CEO:** Steve G Bisch  
11784 W Sample Rd, Ste 103, Pompano Beach, FL  
33065-3122  
**Situs Address:** 23260 Costa Del Sol Blvd, Boca Raton, FL **Case No.:** C-2021-07150010  
**PCN:** 00-42-47-34-21-001-0000 **Zoned:** RS





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**Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1  
**Issued:** 04/19/2021 **Status:** CLS

**Agenda No.:** 019 **Status:** Active  
**Respondent:** NATALIE VENTURA, AS PERSONAL REPRESENTATIVE **CEO:** Brian Burdett  
OF THE ESTATE OF KENNETH ELWIN HOAG JR.; AND  
LEILANI K. HOAG, HEIR OF THE ESTATE OF KENNETH  
ELWIN HOAG JR  
14953 83RD Ln N, Loxahatchee Groves, FL 33470-5610  
**Situs Address:** 14935 83rd Ln N, Loxahatchee, FL **Case No.:** C-2021-05210012  
**PCN:** 00-41-42-20-00-000-7360 **Zoned:** AR

**Violations:**

<b>1</b>	<b>Details:</b> 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. <b>Code:</b> Palm Beach County Property Maintenance Code - Section 14-32 (c) (2) <b>Issued:</b> 05/28/2021 <span style="float: right;"><b>Status:</b> SIT</span>
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**Agenda No.:** 020 **Status:** Removed  
**Respondent:** FERLISI JANET C ESTATE JANET C FERLISI **CEO:** Frank A Davis  
6110 Garden Ave, West Palm Bch, FL 33405-3910  
**Situs Address:** 2400 Bimini Dr, West Palm Beach, FL **Case No.:** C-2021-09290003  
**PCN:** 00-43-44-17-01-006-0100 **Zoned:** RS

**Violations:**

<b>1</b>	<b>Details:</b> Every window, door and frame shall be kept in sound condition, good repair and weather tight. More specifically, a Broken window. <b>Code:</b> Palm Beach County Property Maintenance Code - Section 14-33 (m) <b>Issued:</b> 10/05/2021 <span style="float: right;"><b>Status:</b> CLS</span>
<b>2</b>	<b>Details:</b> The exterior of a structure shall be maintained in good repair, structurally sound and sanitary so as not to pose a threat to the public health, safety or welfare. More specifically, Chain-link fence in disrepair. <b>Code:</b> Palm Beach County Property Maintenance Code - Section 14-33 (a) <b>Issued:</b> 10/05/2021 <span style="float: right;"><b>Status:</b> CLS</span>

cc: Ferlisi Janet C Estate

**Agenda No.:** 021 **Status:** Active  
**Respondent:** POLO SHOPPING LTD **CEO:** Frank A Davis  
2214 W ATLANTIC Ave, Delray Beach, FL 33445  
**Situs Address:** 770 S Military Trl, Unit 2, West Palm Beach, FL **Case No.:** C-2021-04070005  
**PCN:** 00-42-44-01-35-770-0020 **Zoned:** UC

**Violations:**

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

**Agenda No.:** 022 **Status:** Postponed  
**Respondent:** Ibrahim, Sultana; Ali, MD-Jinnat; Jinnat, Tahmina **CEO:** Jose Feliciano  
3895 Allison Ct, Lake Worth, FL 33461-4452  
**Situs Address:** 3895 Allison Ct, Lake Worth, FL **Case No.:** C-2021-07190037  
**PCN:** 00-43-44-30-01-047-0043 **Zoned:** RM

**Violations:**

<b>1</b>	<b>Details:</b> All mechanical equipment, fireplaces and solid fuel-burning appliances shall be properly installed and maintained in a safe working condition, and shall be capable of performing the intended function. Specifically; Central AC system in disrepair at east dwelling unit #2893. <b>Code:</b> Palm Beach County Property Maintenance Code - Section 14-46 (b) (1) <b>Issued:</b> 08/04/2021 <span style="float: right;"><b>Status:</b> CEH</span>
<b>2</b>	<b>Details:</b> All electrical equipment, wiring and appliances shall be property installed and maintained in a safe and approved manner. Specifically; ceiling light fixture in disrepair at interior hallway of east dwelling unit # 3893. <b>Code:</b> Palm Beach County Property Maintenance Code - Section 14-46 (d) (1) <b>Issued:</b> 08/04/2021 <span style="float: right;"><b>Status:</b> CEH</span>

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- 3 **Details:** All cooking and heating equipment, components and accessories in every heating, cooking and water-heating device shall be maintained in good repair, free from leaks and obstructions. Specifically; kitchen sink cabinets in disrepair at east dwelling apt # 3893.  
**Code:** Palm Beach County Property Maintenance Code - Section 14-46 (b) (2)  
**Issued:** 08/04/2021 **Status:** CEH
  
- 4 **Details:** All interior surfaces, including windows and doors, shall be maintained in good, clean and sanitary condition. Peeling paint, cracked or loose plaster, decayed wood, and other defective surface conditions shall be corrected. Specifically; walls at entrance door are in need of painting at entrance to east apt # 3893.  
**Code:** Palm Beach County Property Maintenance Code - Section 14-34 (c)  
**Issued:** 08/04/2021 **Status:** CEH
  
- 5 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, unapproved materials on fences have been erected or installed without a valid building permit.  
**Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1  
**Issued:** 08/04/2021 **Status:** CEH
  
- 6 **Details:** It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items. Specifically; paverbricks and related building materials being used throughout property on ground and to hold up fences.  
**Code:** Palm Beach County Property Maintenance Code - Section 14-35 (a)  
**Issued:** 08/04/2021 **Status:** CEH
  
- 7 **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. Specifically; all vegetation is overgrown throughout property and not being maintained.  
  
Maintenance of grassed areas and low-growing vegetation shall include weeding, watering, fertilizing, pruning, mowing, edging or any other actions needed consistent with acceptable horticultural practices. Specifically; vegetation throughout property is not being maintained.  
**Code:** Palm Beach County Property Maintenance Code - Section 14-32 (c) (1)Table 14-32 ( c)  
Palm Beach County Property Maintenance Code - Section 14-32 (c) (2)  
**Issued:** 08/04/2021 **Status:** CEH

**Agenda No.:** 023 **Status:** Postponed  
**Respondent:** Santana, Lismaray Fuentes; Calderon, Yanisleydis **CEO:** Jose Feliciano  
4291 Wilkinson Dr, Lake Worth, FL 33461-4541  
**Situs Address:** 4291 Wilkinson Dr, Lake Worth, FL **Case No:** C-2021-08130032  
**PCN:** 00-43-44-30-01-044-0022 **Zoned:** RM

- Violations:**
- 1 **Details:** One commercial vehicle of not over one ton rated capacity may be parked per dwelling unit, providing all of the following conditions are met: vehicle is registered or licensed; used by a resident of the premises; gross vehicle weight rating (gvwr) does not exceed 12,500 pounds; height does not exceed nine feet, including any load, bed, or box; and total vehicle length does not exceed 26 feet. Specifically; commercial vehicle parked at property that exceeds the 12,500 pound weight limit.  
**Code:** Unified Land Development Code - 6.A.1.B.2.a  
**Issued:** 08/13/2021 **Status:** CEH
  
  - 2 **Details:** No person shall park, store, or keep equipment, a commercial vehicle, recreational vehicle, marine vessel, trailer, sports vehicle such as dune buggy, jet skis, racing vehicle, off-road vehicle, air boat, canoe or paddleboat, on any public street, or other thoroughfare or any R-O-W within a residential district for a period exceeding one hour in any 24 hour period, each such period commencing at the time of first stopping or parking. Specifically; commercial vehicle with commercial vehicle transport trailer transporting motor vehicles being parked on Right-Of-Way (ROW) areas of Wilkinson Ave or Irene Ave.  
**Code:** Unified Land Development Code - 6.D.1.A.4.a.1  
**Issued:** 08/13/2021 **Status:** CEH
  
  - 3 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, paverbrick driveway has been erected or installed without a valid building permit at property front.  
**Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1



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<b>8</b>	<p><b>Details:</b> 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; appliances (washing machines, dryers and soda vending machines) are being openly stored outdoors throughout property exterior. Trash, debris, household items, auto parts and motor vehicle wheels also openly stored throughout areas of property.</p> <p><b>Code:</b> Palm Beach County Property Maintenance Code - Section 14-35 (a)  <b>Issued:</b> 07/26/2021 <span style="float: right;"><b>Status:</b> CEH</span></p>
<b>9</b>	<p><b>Details:</b> Maintenance of grassed areas and low-growing vegetation shall include weeding, watering, fertilizing, pruning, mowing, edging or any other actions needed consistent with acceptable horticultural practices. Specifically; existing vegetation is overgrown and not being maintained throughout areas of property.</p> <p><b>Code:</b> Palm Beach County Property Maintenance Code - Section 14-32 (c) (2)  <b>Issued:</b> 07/26/2021 <span style="float: right;"><b>Status:</b> CEH</span></p>

<b>Agenda No.:</b> 025	<b>Status:</b> Postponed
<b>Respondent:</b> Luebbers, Michael W; Luebbers, Paula K 2593 Meadow Rd, West Palm Beach, FL 33406-7763	<b>CEO:</b> Jose Feliciano
<b>Situs Address:</b> 2593 Meadow Rd, West Palm Beach, FL	<b>Case No:</b> C-2021-08050046
<b>PCN:</b> 00-43-44-17-02-007-0150	<b>Zoned:</b> RS

<b>Violations:</b>	<table style="width: 100%; border: none;"> <tr> <td style="width: 5%; text-align: center; vertical-align: top;"><b>1</b></td> <td style="padding: 5px;"> <p><b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, paverbrick driveways have been erected or installed without a valid building permit at property front.</p> <p><b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1  <b>Issued:</b> 08/05/2021 <span style="float: right;"><b>Status:</b> CEH</span></p> </td> </tr> <tr> <td style="width: 5%; text-align: center; vertical-align: top;"><b>2</b></td> <td style="padding: 5px;"> <p><b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, new windows and doors have been erected or installed without a valid building permit.</p> <p><b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1  <b>Issued:</b> 08/05/2021 <span style="float: right;"><b>Status:</b> CEH</span></p> </td> </tr> <tr> <td style="width: 5%; text-align: center; vertical-align: top;"><b>3</b></td> <td style="padding: 5px;"> <p><b>Details:</b> 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><b>Code:</b> Unified Land Development Code - 6.D.1.A.1.b  <b>Issued:</b> 08/05/2021 <span style="float: right;"><b>Status:</b> CEH</span></p> </td> </tr> </table>	<b>1</b>	<p><b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, paverbrick driveways have been erected or installed without a valid building permit at property front.</p> <p><b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1  <b>Issued:</b> 08/05/2021 <span style="float: right;"><b>Status:</b> CEH</span></p>	<b>2</b>	<p><b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, new windows and doors have been erected or installed without a valid building permit.</p> <p><b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1  <b>Issued:</b> 08/05/2021 <span style="float: right;"><b>Status:</b> CEH</span></p>	<b>3</b>	<p><b>Details:</b> 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><b>Code:</b> Unified Land Development Code - 6.D.1.A.1.b  <b>Issued:</b> 08/05/2021 <span style="float: right;"><b>Status:</b> CEH</span></p>
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<b>Agenda No.:</b> 026	<b>Status:</b> Postponed
<b>Respondent:</b> Frances Olivia Dillon Carden, Individually and as Trustee of The Frances Olivia Dillon Carden Revocable Trust Dated March 28, 1995 2607 Meadow Rd, West Palm Beach, FL 33406-7765	<b>CEO:</b> Jose Feliciano
<b>Situs Address:</b> 2607 Meadow Rd, West Palm Beach, FL	<b>Case No:</b> C-2021-08020013
<b>PCN:</b> 00-43-44-17-02-007-0160	<b>Zoned:</b> RS

<b>Violations:</b>	<table style="width: 100%; border: none;"> <tr> <td style="width: 5%; text-align: center; vertical-align: top;"><b>1</b></td> <td style="padding: 5px;"> <p><b>Details:</b> 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. Specifically; exterior walls and surfaces of dwelling structure are in need of protective treatment (painting)</p> <p><b>Code:</b> Palm Beach County Property Maintenance Code - Section 14-33 (b)  <b>Issued:</b> 08/03/2021 <span style="float: right;"><b>Status:</b> CEH</span></p> </td> </tr> <tr> <td style="width: 5%; text-align: center; vertical-align: top;"><b>2</b></td> <td style="padding: 5px;"> <p><b>Details:</b> 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. Driveway asphalt is deteriorated and in disrepair. NOTE: Permit required if driveway and turn-out are completely replaced with new asphalt or concrete.</p> <p><b>Code:</b> Palm Beach County Property Maintenance Code - Section 14-32 (b)  <b>Issued:</b> 08/03/2021 <span style="float: right;"><b>Status:</b> CEH</span></p> </td> </tr> </table>	<b>1</b>	<p><b>Details:</b> 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. Specifically; exterior walls and surfaces of dwelling structure are in need of protective treatment (painting)</p> <p><b>Code:</b> Palm Beach County Property Maintenance Code - Section 14-33 (b)  <b>Issued:</b> 08/03/2021 <span style="float: right;"><b>Status:</b> CEH</span></p>	<b>2</b>	<p><b>Details:</b> 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. Driveway asphalt is deteriorated and in disrepair. NOTE: Permit required if driveway and turn-out are completely replaced with new asphalt or concrete.</p> <p><b>Code:</b> Palm Beach County Property Maintenance Code - Section 14-32 (b)  <b>Issued:</b> 08/03/2021 <span style="float: right;"><b>Status:</b> CEH</span></p>
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**CODE ENFORCEMENT**  
**SPECIAL MAGISTRATE HEARING AGENDA**  
**JANUARY 12, 2022 9:00 AM**

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

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

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

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

**Issued:** 08/03/2021

**Status:** CEH

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

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

**Issued:** 08/03/2021

**Status:** CEH

cc: McClelland, Nancy

**Agenda No.:** 027

**Status:** Postponed

**Respondent:** PALM COAST PLAZA RESOLUTION LLC  
 4440 PGA Blvd, Ste 502, Palm Beach Gardens, FL 33410

**CEO:** Jose Feliciano

**Situs Address:** 3040 S Military Trl, Lake Worth, FL

**Case No:** C-2021-05170001

**PCN:** 00-42-44-24-01-000-0021

**Zoned:** CG

**Violations:**

**1 Details:** Approval Process of CG and TDD or PDD with CH FLU A Cocktail Lounge located in the CG Zoning District, or in a TDD or PDD with a CH FLU designation, may be subject to the following: [Ord. 2017-029] 1) Permitted by Right when located outside the Separation Requirements; or [Ord. 2017-029] 2) the BCC may allow the use within the distances established in the Separation Requirements, subject to Class A Conditional Use approval. [Ord. 2017-029]

More specifically, Kanela's Lounge is within the Separation Requirements and is subject to BCC approval.

**Code:** Unified Land Development Code - 4.B.2.C.6.b

**Issued:** 05/20/2021

**Status:** CEH

**2 Details:** Uses identified with an "A" are allowed in the zoning districts with a recommendation by the Zoning Commission, and approved by the BCC in accordance with Art. 2.B, Public Hearing Processes. More specifically, Kanela's requires a Class A Conditional Use approval.

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

**Issued:** 05/20/2021

**Status:** CEH

**3 Details:** FL NFPA 1 2015  
 Chapter 14 Means of Egress  
 14.5.3.4.1- Panic or Fire Exit Hardware Installation Requirements.

**Code:** National Fire Protection Association 1 - FL NFPA1 2015 14.5.3.4.1

**Issued:** 05/20/2021

**Status:** CEH

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

**Code:** Palm Beach County Property Maintenance Code - Section 14-33 (c)

**Issued:** 05/20/2021

**Status:** CEH

**6 Details:** FL NFPA1 2015  
 CHAPTER 14 MEANS OF EGRESS  
 14.5.2.3 - Locks - No Key, tool, or special Knowledge

**Code:** National Fire Protection Association 1 - NFPA1 2015 14.5.2.3

**Issued:** 05/20/2021

**Status:** CEH

**9 Details:** The Site Plan shall be the controlling plan for Conditional Uses or PDDs listed below. All development site elements including, but not limited to: ingress and egress, density, and intensity in the proposed application shall be consistent with the Site Plan. All plats shall be consistent with the Site Plan. In cases of conflict between plans, the most recently approved BCC Preliminary Plan(s) for those DOs that have no Final Plan(s) shall prevail. More specifically, the current approved site plan under control number 1968-0004 currently shows Kanela's Lounge as retail space and needs to be corrected or the space needs to be returned to a Retail Use..

**Code:** Unified Land Development Code - 2.A.6.B.4

**Issued:** 05/20/2021

**Status:** CEH

**CODE ENFORCEMENT**  
**SPECIAL MAGISTRATE HEARING AGENDA**  
**JANUARY 12, 2022 9:00 AM**

- 10**    **Details:** No person shall engage in or manage any business, profession or occupation in the county without obtaining a receipt from the tax collector. Such receipt shall be issued to each person upon receipt of the amount provided in this article. Fees or licenses paid to any board, commission or office for permits, registration, examination, inspection or other purposes shall be deemed to be regulatory and in addition to and not in lieu of any receipt required by this article unless otherwise expressly provided by law. More specifically, Kanelas Lounge currently has a Business Tax Receipt in place for a Restaurant and Pool Tables and not for a Cocktail Lounge.  
**Code:** Palm Beach County Codes & Ordinances - Chapter 17 Article 2 Section 17-17  
**Issued:** 05/20/2021                                        **Status:** CEH
- 11**    **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, the back deck behind Kanelas has been erected or installed without a valid building permit.  
**Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1  
**Issued:** 05/20/2021                                        **Status:** CEH
- 12**    **Details:** Required trees, palms, pines, shrubs, landscape barrier or ground treatment that become damaged, diseased, removed or are dead shall be immediately replaced, and where specified, are subject to the Tree Removal and Replacement Permit process. More specifically, the dead or missing landscaping along the border of Military Trail and within the parking areas.  
**Code:** Unified Land Development Code - 7.E.3.B  
**Issued:** 05/20/2021                                        **Status:** CEH
- 13**    **Details:** All sidewalks, walkways, stairs, driveways, parking lots, parking spaces and similar areas shall be kept in a proper state of repair, and maintained free from hazardous conditions. More specifically, replace or repair the wheel stops that have been broken or misplaced, damaged bollards, damaged traffic direction signs, and cracked and missing asphalt.  
**Code:** Palm Beach County Property Maintenance Code - Section 14-32 (b)  
**Issued:** 05/20/2021                                        **Status:** CEH
- 14**    **Details:** It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items. More specifically, the trash, landscape materials, and debris about the parking lot and behind the buildings.  
**Code:** Palm Beach County Property Maintenance Code - Section 14-35 (a)  
**Issued:** 05/20/2021                                        **Status:** CEH
- 15**    **Details:** The Site Plan shall be the controlling plan for Conditional Uses or PDDs listed below. All development site elements including, but not limited to: ingress and egress, density, and intensity in the proposed application shall be consistent with the Site Plan. All plats shall be consistent with the Site Plan. In cases of conflict between plans, the most recently approved BCC Preliminary Plan(s) for those DOs that have no Final Plan(s) shall prevail. More specifically, the current approved site plan shows a 6' boundary wall along the eastern and southern border. It is currently a 6' wooden privacy fence. Amend the site plan to reflect the current barrier.  
**Code:** Unified Land Development Code - 2.A.6.B.4  
**Issued:** 05/20/2021                                        **Status:** CEH
- 16**    **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, the perimeter privacy fence has been erected or installed without a valid building permit.  
**Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1  
**Issued:** 05/20/2021                                        **Status:** CEH
- 17**    **Details:** All accessory structures, including detached garages, fences, walls, and swimming pools shall be maintained structurally sound and in good repair.  
  
More specifically, the perimeter privacy fence in disrepair.  
**Code:** Palm Beach County Property Maintenance Code - Section 14-32 (e)  
**Issued:** 05/20/2021                                        **Status:** CEH
- 18**    **Details:** All accessory structures, including detached garages, fences, walls, and swimming pools shall be maintained structurally sound and in good repair.  
  
More specifically, the window signage that is missing on the monument signs.  
**Code:** Palm Beach County Property Maintenance Code - Section 14-32 (e)  
**Issued:** 05/20/2021                                        **Status:** CEH

**CODE ENFORCEMENT**  
**SPECIAL MAGISTRATE HEARING AGENDA**  
**JANUARY 12, 2022 9:00 AM**

**19**     **Details:** Banners, streamers, pennants, balloons and other signs made of lightweight fabric, plastic or similar material, are prohibited.

More specifically, several of the businesses are using banners as wall mounted signs.

**Code:** Unified Land Development Code - 8.C.1

**Issued:** 05/20/2021

**Status:** CEH

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

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

**Issued:** 05/20/2021

**Status:** CEH

**22**     **Details:** Separation Requirements

A Cocktail Lounge, which includes outdoor areas, shall not be located within 250 feet of a parcel of land with a residential FLU designation or use and shall be separated a minimum of 750 feet from another Cocktail Lounge. The Zoning Director may ask for a signed/sealed survey certifying that another lounge does not exist within 750 feet off the subject lounge, a residential district is more than 250 feet from the subject lounge, or the subject lounge is more than 500 feet from a school as required by the State of Florida, F.S. § 562.45, as amended. Measurement shall be taken from the structure to the property line of a residential use or FLU designation. [Ord. 2017-029]

More specifically, the outdoor patio/deck of Kanela's is located within the 250' Separation Requirements.

**Code:** Unified Land Development Code - 4.B.2.C.6.f

**Issued:** 05/20/2021

**Status:** CEH

**23**     **Details:** Proximity to Residential

Any non-residential use shall be subject to the hours of operations indicated in Table 5.E.5.A, Hours of Operation, when located within 250 feet of a parcel of land with a residential FLU designation or use, unless stated otherwise. Mixed uses located in the following zoning districts shall not be considered residential uses for the purposes of hours of operation: Neighborhood General (NG), Neighborhood Commercial (NC), and Urban General (UG) Sub-areas of the WCRAO and UC, UI, MXP, and TMD. [Ord. 2017-007] [Ord. 2017-025] [Ord. 2018-018]

Table 5.E.5.A i Hours of Operation

Non-Residential Use Classification Hours (1)

Commercial 6:00 a.m. to 11:00 p.m.

Recreation 6:00 a.m. to 11:00 p.m.

Institutional, Public, and Civic 6:00 a.m. to 11:00 p.m.

Industrial with Outdoor Activities 7:00 a.m. to 7:00 p.m. (Monday through Saturday)

Industrial without Outdoor Activities 6:00 a.m. to 11:00 p.m. (Monday through Saturday)

Transportation 7:00 a.m. to 11:00 p.m.

Temporary 6:00 a.m. to 11:00 p.m.

Accessory Non-Residential Uses to Residential Uses 7:00 a.m. to 7:00 p.m.

[Ord. 2017-007] [Ord. 2018-018]

More specifically, Kanela's lack of separation requirements determines that the business must close at 11:00 p.m.

**Code:** Unified Land Development Code - 5.E.5.A

**Issued:** 05/20/2021

**Status:** CEH

**24**     **Details:** Any door in a required means of egress from an area having an occupant load of 100 or more persons shall be permitted to be provided with a latch or lock only if the latch or lock is panic hardware or fire exit hardware complying with 7.2.1.7, unless otherwise permitted by one of the following:

1. This requirement shall not apply to delayed-egress electrical locking systems as permitted in 13.2.2.2.5

2. This requirement shall not apply to sensor release of electrical locking systems as permitted in 13.2.2.2.6

More specifically, Kanela's Lounge must have NFPA approved panic hardware.

**Code:** National Fire Protection Association 1 - 13.2.2.2.3

**Issued:** 05/20/2021

**Status:** CEH

**CODE ENFORCEMENT  
SPECIAL MAGISTRATE HEARING AGENDA  
JANUARY 12, 2022 9:00 AM**

- 25     Details:** Exits, other than the main exterior doors that obviously and clearly are identifiable as exits, shall be marked by an approved sign that is readily visible from any direction of exit access.
- More specifically, Kanela's lounge is deficient in exit signs by the office.
- Code:** National Fire Protection Association 1 - 7.10.1.2.2 Exit Signs Required  
**Issued:** 05/20/2021 **Status:** CEH
- 26     Details:** Smoking in assembly occupancies shall be regulated by the authority having jurisdiction.
- THE FIRE MARSHAL OF PALM BEACH COUNTY PROHIBITS THE USE OF ANY TYPE OF SMOKING MATERIALS INCLUDING BUT NOT LIMITED TO THE USE OF VAPES, HOOKAHS, E-CIGARETTES, OR REGULAR CIGARETTES.
- More specifically, Kanela's Lounge was allowing the use of Hookahs onsite.
- Code:** National Fire Protection Association 1 - 12.7.8.1 Smoking in Assemblies  
**Issued:** 05/20/2021 **Status:** CEH
- 27     Details:** All cornices, belt courses, terra cotta trim, wall facings and similar decorative features shall be maintained in good repair with proper anchorage and in a safe condition.
- More specifically, the metal awning on the side of unit A has multiple holes and is in a state of disrepair.
- All canopies, marquees, signs, metal awnings, fire escapes, stand pipes, exhaust ducts and similar overhang extensions shall be maintained in good repair and be properly anchored so as to be kept in a sound condition. When required, all exposed surfaces of metal or wood shall be protected from the elements and against decay or rust by periodic application of weather-coating materials, such as paint or similar surface treatment.
- More specifically, the metal awning on the side of unit A has multiple holes and is in a state of disrepair.
- Code:** Palm Beach County Property Maintenance Code - Section 14-33 (i)  
**Issued:** 05/20/2021 **Status:** CEH

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

<b>Agenda No.:</b> 028	<b>Status:</b> Active
<b>Respondent:</b> Patterson, Cristin 4237 Herbertz Rd, Lake Worth, FL 33461-4432	<b>CEO:</b> Jose Feliciano
<b>Situs Address:</b> 4237 Herbertz Rd, Lake Worth, FL	<b>Case No:</b> C-2021-05060053
<b>PCN:</b> 00-43-44-30-01-018-0050	<b>Zoned:</b> RM
<b>Violations:</b>	<p><b>1     Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, 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 fence and gates has been erected or installed without a valid building permit.</p> <p style="padding-left: 40px;"><b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1 <b>Issued:</b> 05/10/2021 <span style="float: right;"><b>Status:</b> CEH</span></p>

<b>Agenda No.:</b> 029	<b>Status:</b> Postponed
<b>Respondent:</b> Velazquez, Yennier 3131 Scanlan Ave, Lake Worth, FL 33461-3740	<b>CEO:</b> Jose Feliciano
<b>Situs Address:</b> 3131 Scanlan Ave, Lake Worth, FL	<b>Case No:</b> C-2021-01290030
<b>PCN:</b> 00-43-44-20-04-010-0010	<b>Zoned:</b> RM
<b>Violations:</b>	<p><b>4     Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, pool barrier fence has been erected or installed without a valid building permit.</p> <p style="padding-left: 40px;">The final inspection shall be made after all work required by the building permit is completed. More Specifically, obtain final inspection for pool barrier fence.</p> <p style="padding-left: 40px;"><b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1 PBC Amendments to FBC 7th Edition (2020) - 110.3.10 <b>Issued:</b> 02/08/2021 <span style="float: right;"><b>Status:</b> CEH</span></p>





**CODE ENFORCEMENT  
SPECIAL MAGISTRATE HEARING AGENDA  
JANUARY 12, 2022 9:00 AM**

**Code:** Unified Land Development Code - 4.A.7.C.6  
**Issued:** 04/28/2021

**Status:** CEH

cc: Commissioners

**Agenda No.:** 033

**Status:** Removed

**Respondent:** SMS452R LLC

**CEO:** Caroline Foulke

1601 Forum Pl, 610, West Palm Beach, FL 33401-8106

**Situs Address:** 6793 Park Ln E, Lake Worth, FL

**Case No:** C-2019-01020029

**PCN:** 00-41-45-01-00-000-7040

**Zoned:** AR

**Violations:**

- 2** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, storage containers has been erected or installed without a valid building permit.
- Code:** PBC Amendments to FBC 6th Edition (2017) - 105.1  
**Issued:** 01/14/2019 **Status:** CLS

**Agenda No.:** 034

**Status:** Active

**Respondent:** Tarazona, Pedro

**CEO:** Caroline Foulke

10555 Anderson Ln, Lake Worth, FL 33449-5461

**Situs Address:** 10555 Anderson Ln, Lake Worth, FL

**Case No:** C-2021-04270004

**PCN:** 00-41-44-36-00-000-3190

**Zoned:** AR

**Violations:**

- 1** **Details:** All construction activity regulated by this code shall be performed in a manner so as not to adversely impact the condition of adjacent property, unless such activity is permitted to affect said property pursuant to a consent granted by the applicable property owner, under terms or conditions agreeable to the applicable property owner. This includes, but is not limited to, the control of dust, noise, water or drainage runoffs, debris, and the storage of construction materials. New construction activity shall not adversely impact legal historic surface water drainage flows serving adjacent properties, and may require special drainage design complying with engineering standards to preserve the positive drainage patterns of the affected sites. Accordingly, developers, contractors and owners of all new residential development, including additions, pools, patios, driveways, decks or similar items, on existing properties resulting in a significant decrease of permeable land area on any parcel or has altered the drainage flow on the developed property shall, as a permit condition, provide a professionally prepared drainage plan clearly indicating compliance with this paragraph. Upon completion of the improvement, a certification from a licensed professional, as appropriate under Florida law, shall be submitted to the inspector in order to receive approval of the final inspection. More specifically, filling in pond.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 110.9  
**Issued:** 05/03/2021 **Status:** CEH

**Agenda No.:** 035

**Status:** Removed

**Respondent:** THEPLAN PROPERTIES LLC

**CEO:** Caroline Foulke

756 Beachland Blvd, Vero Beach, FL 32963

**Situs Address:** 3907 Nowata Rd, Lake Worth, FL

**Case No:** C-2021-09200032

**PCN:** 00-43-45-06-04-019-0230

**Zoned:** RM

**Violations:**

- 1** **Details:** Grass, weeds and low-growing vegetation shall be maintained as follows: Developed or Partially Developed Residential and Non-Residential lots one-half acre or less: 7 inches in height on the entire lot.
- Code:** Palm Beach County Property Maintenance Code - Section 14-32 (c) (1)Table 14-32 ( c)  
**Issued:** 09/23/2021 **Status:** CLS
- 2** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, chain link fence has been erected or installed without a valid building permit.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1

**CODE ENFORCEMENT**  
**SPECIAL MAGISTRATE HEARING AGENDA**  
**JANUARY 12, 2022 9:00 AM**

<b>3</b>	<b>Issued:</b> 09/23/2021	<b>Details:</b> 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.	<b>Status:</b> CLS
	<b>Code:</b> Palm Beach County Property Maintenance Code - Section 14-35 (a)		
	<b>Issued:</b> 09/23/2021		<b>Status:</b> CLS

cc: Code Enforcement  
Theplan Properties, Llc

<b>Agenda No.:</b> 036	<b>Respondent:</b> Angela, Passalacqua; Antonino, Passalacqua 1563 150th St, Flushing, NY 11357-2553	<b>Status:</b> Removed	<b>CEO:</b> John Gannotti
<b>Situs Address:</b> 142 Cambridge F, West Palm Beach, FL		<b>Case No.:</b> C-2021-06070001	
<b>PCN:</b> 00-42-43-23-28-006-1420		<b>Zoned:</b> RH	
<b>Violations:</b>			
<b>2</b>	<b>Details:</b> A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced. More specifically, permit #M-2020-008501-0000 1 HVAC - Eqpmt C/O - Res w/in unit has become inactive or expired.		
	<b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.4.1		
	<b>Issued:</b> 06/07/2021		<b>Status:</b> CLS

cc: Angela, Passalacqua  
Antonino, Passalacqua

<b>Agenda No.:</b> 037	<b>Respondent:</b> Boyd, Jimmy K 4555 Old Military Trl, West Palm Beach, FL 33417-3049	<b>Status:</b> Removed	<b>CEO:</b> John Gannotti
<b>Situs Address:</b> 2525 N Military Trl, West Palm Beach, FL		<b>Case No.:</b> C-2020-03050029	
<b>PCN:</b> 00-42-43-24-00-000-3040		<b>Zoned:</b> CG	
<b>Violations:</b>			
<b>1</b>	<b>Details:</b> FL NFPA 1 2015 Chapter 34 General Storage Tires shall be stored in accordance with NFPA 1:34.8.3.1 (copy of code with pictographs given to business owner).		
	<b>Code:</b> National Fire Protection Association 1 - 34.8.3 - Storage Arrangement		
	<b>Issued:</b> 04/06/2021		<b>Status:</b> CLS
<b>2</b>	<b>Details:</b> FL NFPA 101 2015 Chapter 8 Features of Fire Protection 8.3.4.1 - Protect Openings in Fire Barrier.		
	<b>Code:</b> National Fire Protection Association 101 - 8.3.4.1		
	<b>Issued:</b> 04/06/2021		<b>Status:</b> CLS

cc: Boyd, Jimmy K

<b>Agenda No.:</b> 038	<b>Respondent:</b> Frank Peter Iannelli, as Trustee of the Frank Peter Iannelli Living Trust whos address is: 50 Plymouth F, West Palm Beach, FL 33417 hereinafter called Hereinafter called the "grantee": (Which terms "Grantor" and "Grantee shall include singular or plural, corporation or individual, and either sex, and shall include heirs, legal representatives, successors and assigns of the same) 50 Plymouth F, West Palm Beach, FL 33417-6732	<b>Status:</b> Active	<b>CEO:</b> John Gannotti
<b>Situs Address:</b> 50 Plymouth F, West Palm Beach, FL		<b>Case No.:</b> C-2021-02170016	
<b>PCN:</b> 00-42-43-23-23-006-0500		<b>Zoned:</b> RH	
<b>Violations:</b>			
<b>1</b>	<b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, plumbing fixtures (restrooms and kitchen) have been erected or installed without a valid building permit.		
	<b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1		

**CODE ENFORCEMENT**  
**SPECIAL MAGISTRATE HEARING AGENDA**  
**JANUARY 12, 2022 9:00 AM**

**Issued:** 02/17/2021

**Status:** CEH

**Agenda No.:** 039

**Status:** Active

**Respondent:** Jack, Solange Jean  
 4065 Brook Cir E, West Palm Beach, FL 33417-8201

**CEO:** John Gannotti

**Situs Address:** 4065 Brook Cir E, West Palm Beach, FL

**Case No.:** C-2021-03170023

**PCN:** 00-42-43-12-02-003-0070

**Zoned:** RS

**Violations:**

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

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

**Issued:** 03/18/2021

**Status:** CEH

**Agenda No.:** 040

**Status:** Removed

**Respondent:** McClure, Paul M  
 786 Glengary Rd, Commerce Twp, MI 48390-1437

**CEO:** John Gannotti

**Situs Address:** 18602 Orange Grove Blvd, Loxahatchee, FL

**Case No.:** C-2021-08130009

**PCN:** 00-40-43-10-00-000-4220

**Zoned:** AR

**Violations:**

**1** **Details:** Uncultivated vegetation when 1) greater than 18 inches in height located on vacant lots, or 2) greater than 7 inches in height when located on developed residential or developed non-residential lots shall be considered a nuisance. More specifically the overgrown grass/vegetation across property.

**Code:** Palm Beach County Property Maintenance Code - Section 14-62 (3) (a) and (b)

**Issued:** 08/26/2021

**Status:** CLS

cc: McClure, Paul M

**Agenda No.:** 041

**Status:** Active

**Respondent:** Monsour, Gary  
 2438 Deer Run Blvd, Loxahatchee, FL 33470-2516

**CEO:** John Gannotti

**Situs Address:** 2438 Palm Deer Dr, Loxahatchee, FL

**Case No.:** C-2021-04190030

**PCN:** 00-40-43-21-01-000-0770

**Zoned:** AR

**Violations:**

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

Floodplain Development Permits or Approvals shall be issued pursuant to this Article for any Development activities exempt from the Florida Building Code, as listed in Art. 18.A.4.C. Depending on the nature and extent of proposed Development that includes a Building or Structure, the Floodplain Administrator may determine that a Floodplain Development Permit or Approval is required in addition to a building permit.

Pursuant to the requirements of federal regulation for participation in the National Flood Insurance Program (44 CFR, Sections 59 and 60), Floodplain Development Permits or Approvals shall be required for the following Buildings, Structures and facilities that are exempt from the Florida Building Code and any further exemptions provided by law, which are subject to the requirements of this Article: Nonresidential farm Buildings on farms, as provided in section 604.50, F.S.

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

**Issued:** 05/06/2021

**Status:** CEH

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

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

**CODE ENFORCEMENT  
SPECIAL MAGISTRATE HEARING AGENDA  
JANUARY 12, 2022 9:00 AM**

<b>3</b>	<b>Issued:</b> 05/06/2021	<b>Status:</b> CEH
	<b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, fences and gates have been erected or installed without a valid building permit.	
	<b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1	
	<b>Issued:</b> 05/06/2021	<b>Status:</b> CEH
<b>4</b>	<b>Details:</b> 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.	
	<b>Code:</b> Unified Land Development Code - 6.D.1.A.4.a.2.a	
	<b>Issued:</b> 05/06/2021	<b>Status:</b> CEH
<b>5</b>	<b>Details:</b> 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.	
	<b>Code:</b> Palm Beach County Property Maintenance Code - Section 14-35 (a)	
	<b>Issued:</b> 05/06/2021	<b>Status:</b> CEH

<b>Agenda No.:</b> 042		<b>Status:</b> Active									
<b>Respondent:</b> NORWICH B CONDOMINIUM ASSOCIATION, INC. 12 Coventry A, West Palm Beach, FL 33417		<b>CEO:</b> John Gannotti									
<b>Situs Address:</b> Norwich B, West Palm Beach, FL		<b>Case No.:</b> C-2021-06250048									
<b>PCN:</b>		<b>Zoned:</b> RH									
<b>Violations:</b>	<table style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 5%; text-align: center; vertical-align: top;"><b>1</b></td> <td style="width: 20%;"><b>Details:</b> 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 3 stairway locations, railings and decks including related concrete areas.</td> <td></td> </tr> <tr> <td></td> <td colspan="2"><b>Code:</b> Palm Beach County Property Maintenance Code - Section 14-33 (j)</td> </tr> <tr> <td></td> <td><b>Issued:</b> 06/28/2021</td> <td style="text-align: right;"><b>Status:</b> CEH</td> </tr> </table>		<b>1</b>	<b>Details:</b> 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 3 stairway locations, railings and decks including related concrete areas.			<b>Code:</b> Palm Beach County Property Maintenance Code - Section 14-33 (j)			<b>Issued:</b> 06/28/2021	<b>Status:</b> CEH
<b>1</b>	<b>Details:</b> 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 3 stairway locations, railings and decks including related concrete areas.										
	<b>Code:</b> Palm Beach County Property Maintenance Code - Section 14-33 (j)										
	<b>Issued:</b> 06/28/2021	<b>Status:</b> CEH									
<b>cc:</b> Becker & Poliakoff P.A. Norwich B Condominium Association, Inc.											

<b>Agenda No.:</b> 043		<b>Status:</b> Removed																		
<b>Respondent:</b> Rivera, Jose M; Ortiz Morales, Graciela 4921 23rd Pl N, West Palm Beach, FL 33417		<b>CEO:</b> John Gannotti																		
<b>Situs Address:</b> 4921 23rd Pl N, West Palm Beach, FL		<b>Case No.:</b> C-2020-12210009																		
<b>PCN:</b> 00-42-43-24-00-000-7120		<b>Zoned:</b> RH																		
<b>Violations:</b>	<table style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 5%; text-align: center; vertical-align: top;"><b>1</b></td> <td style="width: 20%;"><b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, an addition to the front of the primary unit has been erected or installed without a valid building permit.</td> <td></td> </tr> <tr> <td></td> <td colspan="2"><b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1</td> </tr> <tr> <td></td> <td><b>Issued:</b> 01/26/2021</td> <td style="text-align: right;"><b>Status:</b> CLS</td> </tr> <tr> <td style="text-align: center; vertical-align: top;"><b>2</b></td> <td colspan="2"><b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, an accessory structure (shed) has been erected or installed without a valid building permit.</td> </tr> <tr> <td></td> <td colspan="2"><b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1</td> </tr> <tr> <td></td> <td><b>Issued:</b> 01/26/2021</td> <td style="text-align: right;"><b>Status:</b> CLS</td> </tr> </table>		<b>1</b>	<b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, an addition to the front of the primary unit has been erected or installed without a valid building permit.			<b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1			<b>Issued:</b> 01/26/2021	<b>Status:</b> CLS	<b>2</b>	<b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, an accessory structure (shed) has been erected or installed without a valid building permit.			<b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1			<b>Issued:</b> 01/26/2021	<b>Status:</b> CLS
<b>1</b>	<b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, an addition to the front of the primary unit has been erected or installed without a valid building permit.																			
	<b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1																			
	<b>Issued:</b> 01/26/2021	<b>Status:</b> CLS																		
<b>2</b>	<b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, an accessory structure (shed) has been erected or installed without a valid building permit.																			
	<b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1																			
	<b>Issued:</b> 01/26/2021	<b>Status:</b> CLS																		

<b>Agenda No.:</b> 044		<b>Status:</b> Active
<b>Respondent:</b> Simcha Plaza Llc 5762 Okeechobee Blvd, Ste 202, West Palm Beach, FL 33417		<b>CEO:</b> John Gannotti

**CODE ENFORCEMENT**  
**SPECIAL MAGISTRATE HEARING AGENDA**  
**JANUARY 12, 2022 9:00 AM**

**Situs Address:** 5764 Okeechobee Blvd, West Palm Beach, FL  
**PCN:** 00-42-43-26-00-000-3050

**Case No:** C-2021-06210013  
**Zoned:** CG

**Violations:**

**1** **Details:** A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced. More specifically, permits #  
P-2020-037981-0000 2 Plumbing  
B-2019-023570-0000 4 Interior Improvement  
B-2016-030298-0000 2 Sign - Wall Supported  
M-2011-021580-0000 1 HVAC - Eqpmt C/O  
P-2006-063660-0000 2 P07000097 Plumbing  
B-2006-062739-0000 7 B07001054 Sign Face Change  
B-2003-026138-0000 2 B03020463 Sign - Wall Supported  
B-2002-005035-0000 4 B02009622 Alterations - Non-Res  
B-1997-022114-0000 2 B97020613 Sign Billboard  
B-1995-020901-0000 4 B95018891 Alterations - Non-Res  
B-1993-030258-0000 2 B93025144 Sign - Wall Supported  
including any and all sub permits, have become inactive or expired.  
**Code:** PBC Amendments to FBC 7th Edition (2020) - 105.4.1  
**Issued:** 06/22/2021 **Status:** CEH

cc: Simcha Plaza Llc

**Agenda No.:** 045  
**Respondent:** Taylor, Angella E  
4522 Brook Dr, West Palm Beach, FL 33417-8205

**Status:** Removed  
**CEO:** John Gannotti

**Situs Address:** 4522 Brook Dr, West Palm Beach, FL  
**PCN:** 00-42-43-12-02-003-0280

**Case No:** C-2021-04270041  
**Zoned:** RS

**Violations:**

**3** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, any/all fences installed on property have been erected or installed without a valid building permit.  
**Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1  
**Issued:** 04/28/2021 **Status:** CLS

**Agenda No.:** 046  
**Respondent:** Villarreal, Vidal; Villarreal, Juan est  
95 San Augustin Dr, Brownsville, TX 78521-5251

**Status:** Removed  
**CEO:** John Gannotti

**Situs Address:** 708 Troy Blvd, West Palm Beach, FL  
**PCN:** 00-42-43-25-09-044-0150

**Case No:** C-2021-06010029  
**Zoned:** RM

**Violations:**

**1** **Details:** It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items. More specifically the inoperative/unlicensed ford p/u with expired FL tag # DLGL34. Also rear and drivers door windows and flat tire.  
**Code:** Palm Beach County Property Maintenance Code - Section 14-35 (a)  
**Issued:** 06/01/2021 **Status:** CEH

**3** **Details:** All accessory structures, including detached garages, fences, walls, and swimming pools shall be maintained structurally sound and in good repair. More specifically the chain link and wood fence on both east and west side of residence.  
**Code:** Palm Beach County Property Maintenance Code - Section 14-32 (e)  
**Issued:** 06/01/2021 **Status:** CEH

**4** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, a chain link fence has been erected or installed without a valid building permit including the metal section on the west side of the residence.  
**Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1  
**Issued:** 06/01/2021 **Status:** CEH







**CODE ENFORCEMENT  
SPECIAL MAGISTRATE HEARING AGENDA  
JANUARY 12, 2022 9:00 AM**

- 6** **Details:** FL NFPA 1 2018  
Chapter 50 Commercial Cooking 50.4.3.2 - Fire Suppression System Required (see photo 6.1, 6.2)  
Code Text:  
Cooking equipment that produces grease-laden vapors and that might be a source of ignition of grease in the hood, grease removal device, or duct shall be protected by fire-extinguishing equipment. [96:10.1.2]  
Inspector Comments:  
Cooking equipment that produces grease-laden vapors and that might be a source of ignition of grease in the hood, grease removal device, or duct shall be protected by fire-extinguishing equipment. [96:10.1.2]  
HOOD SUPPRESSION IS OUT OF DATE AND THE PIPING HAS BEEN CAPPED OFF. NO EVIDENCE OF A SUPPRESSION SYSTEM  
FOUND. OIL IN FRYER AND FROZEN FRIES IN REF/FREEZER. EVIDENCE OF COOKING FOUND.  
Fail FL NFPA 1 2018  
Chapter 50 Commercial Cooking 50.5.6.1 - Cleaning of Hood System (List Date of Last Cleaning)  
Code Text:  
If upon inspection, the exhaust system is found to be contaminated with deposits from grease-laden vapors, the contaminated portions of the exhaust system shall be cleaned by a properly trained qualified, and certified person(s) acceptable to the AHJ, or through the use of an automated exhaust cleaning system installed in the exhaust system and acceptable to the AHJ. [96:11.6.1]  
Inspector Comments:  
If upon inspection, the exhaust system is found to be contaminated with deposits from grease-laden vapors, the contaminated portions of the exhaust system shall be cleaned by a properly trained qualified, and certified person(s) acceptable to the AHJ, or through the use of an automated exhaust cleaning system installed in the exhaust system and acceptable to the AHJ. [96:11.6.1]  
NO EVIDENCE OF RECENT CLEANING AS REQUIRED.  
**Code:** National Fire Protection Association 1 - FL NFPA1 2018 50.4.3.2  
**Issued:** 10/14/2021 **Status:** SMO
- 7** **Details:** FL NFPA 101 2018  
Chapter 13 Existing Assembly  
Occupancies  
13.7.6.1 - Provide a minimum of at least one trained crowd manager.  
Code Text:  
Assembly occupancies shall be provided with a minimum of one trained crowd manager or crowd manager supervisor. Where the occupant load exceeds 250, additional trained crowd managers or crowd manager supervisors shall be provided at a ratio of one crowd manager or crowd manager supervisor for every 250 occupants, unless otherwise permitted by one of the following:  
(1) This requirement shall not apply to assembly occupancies used exclusively for religious worship with an occupant load not exceeding 500.  
(2) The ratio of trained crowd managers to occupants shall be permitted to be reduced where, in the opinion of the AHJ, the existence of an approved, supervised automatic sprinkler system and the nature of the event warrant.  
Inspector Comments:  
Assembly occupancies shall be provided with a minimum of one trained crowd manager or crowd manager supervisor. Where the occupant load exceeds 250, additional trained crowd managers or crowd manager supervisors shall be provided at a ratio of one crowd manager or crowd manager supervisor for every 250 occupants, unless otherwise permitted by one of the following:  
(1) This requirement shall not apply to assembly occupancies used exclusively for religious worship with an occupant load not exceeding 500.  
(2) The ratio of trained crowd managers to occupants shall be permitted to be reduced where, in the opinion of the AHJ, the existence of an approved, supervised automatic sprinkler system and the nature of the event warrant.  
CROWD MANAGERS MUST BE ONSITE AT ALL TIMES THE VENUE IS OPEN, MUST MANAGE OCCUPANT LOAD, AND HAVE A CLICKER FOR KEEPING ACCURATE COUNT TO PREVENT OVERCROWDING.  
**Code:** National Fire Protection Association 101 - FL NFPA101 2018 13.7.6.1  
**Issued:** 10/14/2021 **Status:** CEH





**CODE ENFORCEMENT  
SPECIAL MAGISTRATE HEARING AGENDA  
JANUARY 12, 2022 9:00 AM**

**Code:** Palm Beach County Property Maintenance Code - Section 14-33 (a)  
**Issued:** 09/15/2021 **Status:** CEH

**Agenda No.:** 052 **Status:** Removed  
**Respondent:** A B JAYA LLC **CEO:** Dennis A Hamburger  
7023 Fish Creek Ln, Royal Palm Beach, FL 33411-5721  
**Situs Address:** 7157 S Military Trl, Lake Worth, FL **Case No:** C-2021-04020022  
**PCN:** 00-42-45-12-03-008-0060 **Zoned:** AR

- Violations:**
- 1** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically , a fence and chicken coop have been erected or installed without a valid building permit.  
**Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1  
**Issued:** 04/06/2021 **Status:** CLS
  - 2** **Details:** It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items.  
**Code:** Palm Beach County Property Maintenance Code - Section 14-35 (a)  
**Issued:** 04/06/2021 **Status:** CLS
  - 3** **Details:** Water clarity in swimming pools. Water clarity shall be maintained so that the water is clear and free from algae.  
**Code:** Palm Beach County Property Maintenance Code - Section 14-32 (e) (1)  
**Issued:** 04/06/2021 **Status:** CLS
  - 4** **Details:** All exterior walls shall be free from holes, breaks, loose or rotting materials; and maintained weatherproof and properly surface coated where required to prevent deterioration.  
**Code:** Palm Beach County Property Maintenance Code - Section 14-33 (f)  
**Issued:** 04/06/2021 **Status:** CLS

**Agenda No.:** 053 **Status:** Removed  
**Respondent:** Beaupre, Mark; Stout, Stacey **CEO:** Dennis A Hamburger  
2491 Donnelly Dr, Lake Worth, FL 33462-2517  
**Situs Address:** 2491 Donnelly Dr, Lake Worth, FL **Case No:** C-2021-06170029  
**PCN:** 00-43-45-05-06-001-0180 **Zoned:** RS

- Violations:**
- 1** **Details:** It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items.  
**Code:** Palm Beach County Property Maintenance Code - Section 14-35 (a)  
**Issued:** 06/21/2021 **Status:** CLS

**Agenda No.:** 054 **Status:** Active  
**Respondent:** Berkowitz, Charles Gabriel **CEO:** Dennis A Hamburger  
6762 Las Colinas Ct, Lake Worth, FL 33463-6561  
**Situs Address:** 6762 Las Colinas Ct, Lake Worth, FL **Case No:** C-2021-05050006  
**PCN:** 00-42-45-02-05-000-0740 **Zoned:** RS

- Violations:**
- 1** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, electrical work has been erected or installed without a valid building permit.  
**Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1  
**Issued:** 05/07/2021 **Status:** CEH

**Agenda No.:** 055 **Status:** Removed  
**Respondent:** Curry, Christine M **CEO:** Dennis A Hamburger  
55 W Coconut Dr, Lake Worth, FL 33467-4809  
**Situs Address:** 55 W Coconut Dr, Lake Worth, FL **Case No:** C-2020-05260063  
**PCN:** 00-42-44-28-04-000-1280 **Zoned:** RS

**CODE ENFORCEMENT  
SPECIAL MAGISTRATE HEARING AGENDA  
JANUARY 12, 2022 9:00 AM**

**Violations:** **2** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, a shed has been erected or installed without a valid building permit.  
**Code:** PBC Amendments to FBC 6th Edition (2017) - 105.1  
**Issued:** 06/18/2020 **Status:** CLS

**Agenda No.:** 056 **Status:** Postponed  
**Respondent:** Lionelli, Gayle A **CEO:** Dennis A Hamburger  
8190 Muirhead Cir, Boynton Beach, FL 33472-5061  
**Situs Address:** 5406 Homeland Rd, Lake Worth, FL **Case No:** C-2021-03120053  
**PCN:** 00-41-44-35-01-000-1520 **Zoned:** AR

**Violations:** **1** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, multiple sheds have been erected or installed without a valid building permit.  
**Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1  
**Issued:** 03/16/2021 **Status:** CEH

**Agenda No.:** 057 **Status:** Removed  
**Respondent:** Persaud, Karishma R; Persaud, Ronald **CEO:** Dennis A Hamburger  
7212 Sandgrace Ln, Lake Worth, FL 33463-7273  
**Situs Address:** 7212 Sandgrace Ln, Lake Worth, FL **Case No:** C-2021-07020046  
**PCN:** 00-42-45-11-10-000-1500 **Zoned:** PUD

**Violations:** **1** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, electrical work in rear patio area has been erected or installed without a valid building permit.  
**Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1  
**Issued:** 07/07/2021 **Status:** CLS  
**2** **Details:** The final inspection shall be made after all work required by the building permit is completed. More Specifically, electrical work in rear patio area .  
**Code:** PBC Amendments to FBC 7th Edition (2020) - 110.3.10  
**Issued:** 07/07/2021 **Status:** CLS

**Agenda No.:** 058 **Status:** Active  
**Respondent:** Sonia, Christine E **CEO:** Dennis A Hamburger  
309 S Conkling St, Baltimore, MD 21224-2402  
**Situs Address:** 4380 Palo Verde Dr, Boynton Beach, FL **Case No:** C-2021-09030006  
**PCN:** 00-42-45-24-03-000-0840 **Zoned:** RS

**Violations:** **1** **Details:** Water clarity in swimming pools. Water clarity shall be maintained so that the water is clear and free from algae.  
**Code:** Palm Beach County Property Maintenance Code - Section 14-32 (e) (1)  
**Issued:** 09/03/2021 **Status:** CEH

**Agenda No.:** 059 **Status:** Active  
**Respondent:** 112 SOUTH PLACE LLC **CEO:** Jamie G Illicete  
88 NE 5th Ave, Delray Beach, FL 33483  
**Situs Address:** 11305 S State Road 7, Boynton Beach, FL **Case No:** C-2018-03150031  
**PCN:** 00-42-43-27-05-061-0011 **Zoned:** AGR-PUD

**Violations:** **1** **Details:** Uses identified with a dash "-", in a zoning districts column of the Use Matrix, are prohibited in that zoning district, unless otherwise expressly stated under the Supplementary Use Standards for the use, or within any applicable Zoning Overlays. More specifically, agriculture sales and service in an AGR/PUD is prohibited.  
**Code:** Unified Land Development Code - 4.A.7.C.5  
**Issued:** 03/15/2018 **Status:** CEH

**CODE ENFORCEMENT**  
**SPECIAL MAGISTRATE HEARING AGENDA**  
**JANUARY 12, 2022 9:00 AM**

cc: 112 South Place Llc  
112 South Place Llc

**Agenda No.:** 060 **Status:** Active  
**Respondent:** BENZA, Glenn A **CEO:** Ozmer M Kosal  
3280 W Community Dr, Jupiter, FL 33458-8227  
**Situs Address:** 17755 Haynie Ln, Jupiter, FL **Case No:** C-2021-03180029  
**PCN:** 00-41-41-02-00-000-3740 **Zoned:** AR

- Violations:**
- 1** **Details:** Recreational vehicles, boats, sports vehicles and/or trailers are not to be parked in a required front setback or other area between the structure and the street, or on street except for the purpose of loading or unloading during a period not to exceed two hours in any 24 hour period. More specifically, all trailers, equipment, and vehicles are prohibited to be stored on a vacant lot.  
**Code:** Unified Land Development Code - 6.D.1.A.1.b  
**Issued:** 03/22/2021 **Status:** CEH
  - 2** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, the accessory structure appearing to be a canopy membrane structure has been erected or installed on your property without a valid building permit issued by the County Building Department, as reflected in Building Permits records.  
**Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1  
**Issued:** 03/22/2021 **Status:** CEH
  - 3** **Details:** A Permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced. More specifically, permit #B-2019-011236-0000 for site development/fill dirt as reflected in the County Building Permits record, has become inactive or expired and requires reactivation or a Certificate of Completion (COC) in application from the County Building Department.  
**Code:** PBC Amendments to FBC 7th Edition (2020) - 105.4.1  
**Issued:** 03/22/2021 **Status:** CEH

cc: Benza, Glenn A

**Agenda No.:** 061 **Status:** Active  
**Respondent:** FULLINGTON, Margaret **CEO:** Ozmer M Kosal  
13215 Running Water, Palm Beach Gardens, FL 33418-7931  
**Situs Address:** 13215 Running Water Rd, Palm Beach Gardens, FL **Case No:** C-2021-05040009  
**PCN:** 00-41-41-20-01-003-0490 **Zoned:** AR

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

**CODE ENFORCEMENT  
SPECIAL MAGISTRATE HEARING AGENDA  
JANUARY 12, 2022 9:00 AM**

- Issued:** 05/06/2021 **Status:** CEH
- 2 **Details:** The storage or spreading of Livestock Waste Shall not be located within 25 feet of any property line, with exception to internal lot lines of parcels owned by the same entity; and shall not be within 100 feet of a potable water supply well, a storm drainage system, wetland, pond, canal or other water body. More specifically, the livestock waste (manure) appearing on your property is prohibited to be placed beyond the 25 feet within your property boundary to adjacent properties and requires removal and proper spreading or discarding.
- Code:** Unified Land Development Code - 5.J.3.2
- Issued:** 05/06/2021 **Status:** CEH
- 3 **Details:** A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced. More specifically, permits for a Barn (#B-1990-009975-0000), as indicated in Building Permit records has become inactive or expired and requires reactivation or a Certificate of Completion (COC) in application from the County Building Department.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.4.1
- Issued:** 05/06/2021 **Status:** CEH
- 4 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, the fence and accessory farm structures have been erected or installed on your property without a valid building permit issued by the County Building Department, as reflected in Building Permits records.
- Any owner or owner's authorized agent (hereinafter "applicant") who intends to undertake any Development activity within the scope of this Article, including Buildings, Structures and facilities exempt from the Florida Building Code, as listed in Art. 18.A.4.C, which is wholly within or partially within any Special Flood Hazard Area shall first make application to the Floodplain Administrator and the Building Official, if applicable, and shall obtain the required permit(s) and approval(s). No such permit or approval shall be issued until compliance with the requirements of this Article has been satisfied.
- Floodplain Development Permits or Approvals shall be issued pursuant to this Article for any Development activities exempt from the Florida Building Code, as listed in Art. 18.A.4.C. Depending on the nature and extent of proposed Development that includes a Building or Structure, the Floodplain Administrator may determine that a Floodplain Development Permit or Approval is required in addition to a building permit.
- Pursuant to the requirements of federal regulation for participation in the National Flood Insurance Program (44 CFR, Sections 59 and 60), Floodplain Development Permits or Approvals shall be required for the following Buildings, Structures and facilities that are exempt from the Florida Building Code and any further exemptions provided by law, which are subject to the requirements of this Article: Nonresidential farm Buildings on farms, as provided in section 604.50, F.S.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1  
Unified Land Development Code - 18.A.1.D  
Unified Land Development Code - 18.A.1.E  
Unified Land Development Code - 18.A.1.F  
Unified Land Development Code - 18.A.4.A & 18.A.4.B & 18.A.4.C.2
- Issued:** 05/06/2021 **Status:** CEH

cc: Zoning Division

**Agenda No.:** 062

**Respondent:** GOZZO, Joseph Anthony; GOZZO, Payton  
18376 Loxahatchee River Rd, Jupiter, FL 33458-3465

**Situs Address:** 18376 Loxahatchee River Rd, Jupiter, FL

**PCN:** 00-42-40-35-03-000-0421

**Status:** Removed

**CEO:** Ozmer M Kosal

**Case No.:** C-2020-09210098

**Zoned:** RS

**CODE ENFORCEMENT  
SPECIAL MAGISTRATE HEARING AGENDA  
JANUARY 12, 2022 9:00 AM**

**Violations:** 2 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, an accessory structure appearing to be a storage shed has been erected or installed on your property without a valid building permit issued by the County Building Department, as reflected in Building Permits records.  
**Code:** PBC Amendments to FBC 6th Edition (2017) - 105.1  
**Issued:** 12/07/2020 **Status:** CLS

**Agenda No.:** 063 **Status:** Removed  
**Respondent:** SOUTHERN ENGINEERING & CONSTRUCTION, LLC, a Florida Limited Liability Company **CEO:** Ozmer M Kosal  
119 N Swinton Ave, Delray Beach, FL 33444  
**Situs Address:** 10706 165th Rd N, Jupiter, FL **Case No:** C-2021-03230077  
**PCN:** 00-41-41-12-00-000-3220 **Zoned:** AR

**Violations:** 1 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, the fence and gate appearing on your property has been erected or installed without a valid building permit issued by the County Building Department, as reflected in Building Permits records.  
**Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1  
**Issued:** 03/25/2021 **Status:** CEH

2 **Details:** Recreational vehicles, boats, sports vehicles and/or camper 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:** 03/25/2021 **Status:** CEH

**cc:** Southern Engineering & Construction, Llc, A Florida Limited Liability Company

**Agenda No.:** 064 **Status:** Active  
**Respondent:** Richard Stuart LUCAS, Trustee The Richard Stuart LUCAS **CEO:** Ozmer M Kosal  
Living Trust dated June 21st, 2017  
12755 152nd St N, Jupiter, FL 33478-3592  
**Situs Address:** 12755 152nd St N, Jupiter, FL **Case No:** C-2021-03150013  
**PCN:** 00-41-41-15-00-000-7500 **Zoned:** AR

**Violations:** 1 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, the antenna appearing on your property have been erected or installed without a valid building permit issued by the County Building Department, as reflected in Building Permits records.  
**Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1  
**Issued:** 03/18/2021 **Status:** CEH

**Agenda No.:** 065 **Status:** Removed  
**Respondent:** Triana, Alejandro R **CEO:** Ray F Leighton  
310 Hemlock Rd, West Palm Beach, FL 33409-6214  
**Situs Address:** 310 Hemlock Rd, West Palm Beach, FL **Case No:** C-2021-04270024  
**PCN:** 00-43-43-30-16-006-0030 **Zoned:** RM

**Violations:** 1 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, a shed has been erected or installed without a valid building permit.  
**Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1  
**Issued:** 04/29/2021 **Status:** CLS



**CODE ENFORCEMENT**  
**SPECIAL MAGISTRATE HEARING AGENDA**  
**JANUARY 12, 2022 9:00 AM**

**Agenda No.:** 066 **Status:** Active  
**Respondent:** Cesar, Yelair; Robertson, Olitto **CEO:** Timothy M Madu  
7824 Terrace Rd, Lake Worth, FL 33462-6146  
**Situs Address:** 7824 Terrace Rd, Lake Worth, FL **Case No.:** C-2021-09270020  
**PCN:** 00-43-45-10-07-000-1180 **Zoned:** RM

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

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

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

cc: Code Enforcement

**Agenda No.:** 067 **Status:** Active  
**Respondent:** ESA Properties of Florida LLC **CEO:** Timothy M Madu  
4952 Sunnyside Dr, West Palm Beach, FL 33415  
**Situs Address:** 5387 80th Ter S, Lake Worth, FL **Case No.:** C-2020-12210061  
**PCN:** 00-42-43-27-05-033-0230 **Zoned:** AR

**Violations:** **1** **Details:** Each Use Matrix identifies all zoning districts, uses, and approval process, except as indicated otherwise. The Use Matrix indicates the approval process for each Use Type in standard Zoning Districts, PDDs, TDDs, URAO, and IRO. A number in the column under the "Supplementary Use Standard" of the Use Matrix refers to the Definition and Supplementary Use Standards applicable to each use.

Only uses identified with a "P" are allowed in the zoning district, subject to the Supplementary Use Standards and the other applicable requirements of this Code.

Uses identified with an "A" are allowed in the zoning districts with a recommendation by the Zoning Commission, and approved by the BCC in accordance with Art. 2.B, Public Hearing Processes.

Uses identified with an "A" are allowed in the zoning districts with a recommendation by the Zoning Commission, and approved by the BCC in accordance with Art. 2.B, Public Hearing Processes.

More Specifically, Landscape Service in AR/USA District without required Class A Conditional Use Approval.

**Code:** Unified Land Development Code - 4.A.7.C  
Unified Land Development Code - 4.A.7.C.4  
Unified Land Development Code - 4.B.2.A Commercial Use Matrix Table  
**Issued:** 01/19/2021 **Status:** CLS

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

More specifically, vegetative debris.

**Code:** Palm Beach County Property Maintenance Code - Section 14-35 (a)  
**Issued:** 01/19/2021 **Status:** SIT

**3** **Details:** One commercial vehicle of not over one ton rated capacity may be parked per dwelling unit, providing all of the following conditions are met: vehicle is registered or licensed; used by a resident of the premises; gross vehicle weight rating (gvwr) does not exceed 12,500 pounds; height does not exceed nine feet, including any load, bed, or box; and total vehicle length does not exceed 26 feet.

More specifically, commercial vehicle over 12,500 pounds Gross Vehicle Weight Rating (GVWR)

**Code:** Unified Land Development Code - 6.A.1.B.2.a  
**Issued:** 01/19/2021 **Status:** CLS

**CODE ENFORCEMENT**  
**SPECIAL MAGISTRATE HEARING AGENDA**  
**JANUARY 12, 2022 9:00 AM**

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

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

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

**Issued:** 01/19/2021

**Status:** SIT

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

More specifically, fence in disrepair.

**Code:** Palm Beach County Property Maintenance Code - Section 14-32 (e)

**Issued:** 01/19/2021

**Status:** SIT

cc: Esa Properties Of Florida Llc

**Agenda No.:** 068

**Status:** Active

**Respondent:** ALVAREZ, ANGELA

**CEO:** Nedssa Merise

4540 Arthur St, Palm Beach Gardens, FL 33418-5734

**Situs Address:** 4540 Arthur St, Palm Beach Gardens, FL

**Case No.:** C-2021-08180027

**PCN:** 00-42-42-13-09-002-0181

**Zoned:** RM

**Violations:**

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

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

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

**Issued:** 08/20/2021

**Status:** CEH

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

Obtain required building permits for the fence or remove the fence.

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

**Issued:** 08/20/2021

**Status:** CEH

**3**     **Details:** Every window, other than a fixed window, shall be easily openable and capable of being held in position by window hardware.

Every habitable space shall have at least one (1) openable window that can be easily opened. The total openable area of the window in every room shall be equal to at least forty-five (45) percent of the minimum glazed area required in subsection 14-42(a). More specifically, please 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) (2)

Palm Beach County Property Maintenance Code - Section 14-43 (a)

**Issued:** 08/20/2021

**Status:** CEH

**4**     **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, 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:** 08/20/2021

**Status:** CEH

**CODE ENFORCEMENT  
SPECIAL MAGISTRATE HEARING AGENDA  
JANUARY 12, 2022 9:00 AM**

- 5** **Details:** Garbage Carts and Yard Waste Containers shall be placed at the Collection Point no earlier than 3:00 p.m. on the day preceding the day upon which collection is customarily made. Garbage Carts and Yard Waste Containers shall be removed from the Collection Point on the same day collection is scheduled to occur.  
Except when placed for collection service in accordance with subsection 25-1(c)(1)a.-f., Garbage Carts and Yard Waste Containers shall be placed in a storage location within, adjacent to, or behind a structure, building, fence, landscaping, or other barrier which substantially screens the view of the Garbage Carts and Yard Waste Containers from the street or public right-of-way.  
  
More specifically, included but not limited to garbage containers (trashcan) from the public right-of-way: swale, public view, sidewalks, and streets to be removed after pickup no later than the same day collection is scheduled to occur  
**Code:** Palm Beach County Codes & Ordinances - Chapter 25-1(c)(1)a. & b.  
Palm Beach County Codes & Ordinances - Chapter 25-1(c)(1)g.  
**Issued:** 08/20/2021 **Status:** CEH

**Agenda No.:** 069

**Status:** Active

**Respondent:** ANWORTH PROPERTIES INC

**CEO:** Nedssa Merise

1299 Ocean Ave, Fl 2, Santa Monica, CA 90401-1036

**Situs Address:** 8647 Crater Ter, West Palm Beach, FL

**Case No:** C-2021-07130005

**PCN:** 00-43-42-19-04-000-0762

**Zoned:** RM

**Violations:**

- 1** **Details:** It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items. More specifically, including but not limited to disrepair vehicle on the property.  
  
Remove all open/outdoor storage of inoperable vehicles, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items on the property. More specifically, including but not limited to disrepair vehicle on the property.  
**Code:** Palm Beach County Property Maintenance Code - Section 14-35 (a)  
**Issued:** 07/20/2021 **Status:** SIT
- 4** **Details:** It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items. Remove all open/outdoor storage of inoperable vehicles, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items on the property. More specifically, open storage included but not limited to ladders and containers.  
  
Remove all open/outdoor storage of inoperable vehicles, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items on the property. More specifically, open storage included but not limited to ladders and containers.  
**Code:** Palm Beach County Property Maintenance Code - Section 14-35 (a)  
**Issued:** 07/20/2021 **Status:** SIT
- 5** **Details:** Recreational vehicles, boats, sports vehicles and trailers shall be located in the side or rear yard and screened from surrounding property and streets with an opaque wall, fence or hedge a minimum of six feet in height. Park the boat in the side or rear yard and screen the boat from surrounding properties and streets with an opaque wall, fence or hedge a minimum of six feet in height.  
  
Park the boat in the side or rear yard and screen the boat from surrounding properties and streets with an opaque wall, fence or hedge a minimum of six feet in height.  
**Code:** Unified Land Development Code - 6.D.1.A.1.c  
**Issued:** 07/20/2021 **Status:** SIT
- 6** **Details:** Vehicles shall only be parked on an improved surface in the Urban Suburban Tier. More specifically, included but not limited to white vehicle parked on the grass. Parking on the grass is prohibited at all time. Please relocate the vehicle to a paved surface and refrain from parking on the lawn  
  
Please park vehicles on an improved surface or remove the vehicle(s). More specifically, included but not limited to white vehicle parked on the grass. Parking on the grass is prohibited at all time. Please relocate the vehicle to a paved surface and refrain from parking on the lawn  
**Code:** Unified Land Development Code - 6.D.1.A.4.a.2.b  
**Issued:** 07/20/2021 **Status:** SIT

**CODE ENFORCEMENT**  
**SPECIAL MAGISTRATE HEARING AGENDA**  
**JANUARY 12, 2022 9:00 AM**

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

Except when placed for collection service in accordance with subsection 25-1(c)(1)a-f., Garbage Carts and Yard Waste Containers shall be placed in a storage location within, adjacent to, or behind a structure, building, fence, landscaping, or other barrier which substantially screens the view of the Garbage Carts and Yard Waste Containers from the street or public right-of-way. More specifically, included but not limited to garbage containers (trashcan) from the public right-of-way: swale, public view, sidewalks, and streets to be removed after pickup no later than the same day collection is scheduled to occur

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

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

**Issued:** 07/20/2021 **Status:** SIT

**Agenda No.:** 070 **Status:** Active  
**Respondent:** BD CONSTRUCTION LLC **CEO:** Nedssa Merise  
4335 DANNY Ave, CAPE CORAL, FL 33914  
**Situs Address:** 1875 Ridge Rd, North Palm Beach, FL **Case No.:** C-2021-06110025  
**PCN:** 00-43-42-04-07-000-0070 **Zoned:** RH

**Violations:**

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

Repair/maintain all accessory structures in disrepair. More specifically, remove plastic on the carport and make necessary repairs. (Permit may required).

**Code:** Palm Beach County Property Maintenance Code - Section 14-32 (e)  
**Issued:** 06/15/2021 **Status:** SIT

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

Maintain exterior of structure in good repair, structurally sound and sanitary. More specifically, included but not limited to burn structure in the back of the property.

**Code:** Palm Beach County Property Maintenance Code - Section 14-33 (a)  
**Issued:** 06/15/2021 **Status:** SIT

3 **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, included but not limited to burn structure in the back of the property. (Permit is requires to repair building)

**Code:** Palm Beach County Property Maintenance Code - Section 14-32 (e)  
**Issued:** 06/15/2021 **Status:** SIT

5 **Details:** All wood and metal surfaces including but not limited to, window frames, doors, door frames, cornices, porches and trim shall be maintained in good condition. Peeling, flaking and chipped paint shall be eliminated and surfaces repainted.

Paint all areas where the paint is peeling, flaking and/or chipped. Paint all areas where the paint is peeling, flaking and/or chipped.

**Code:** Palm Beach County Property Maintenance Code - Section 14-33 (b)  
**Issued:** 06/15/2021 **Status:** SIT

cc: Bd Construction Llc

**Agenda No.:** 071 **Status:** Removed  
**Respondent:** BOVA, CAROL A **CEO:** Nedssa Merise  
4682 Arthur St, Palm Beach Gardens, FL 33418-5736  
**Situs Address:** 4682 Arthur St, Palm Beach Gardens, FL **Case No.:** C-2021-08180021  
**PCN:** 00-42-42-13-09-002-0082 **Zoned:** RM

**Violations:**

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

Repair/maintain all accessory structures in disrepair. More specifically, including but not limited to fence disrepair.

**Code:** Palm Beach County Property Maintenance Code - Section 14-32 (e)

**CODE ENFORCEMENT  
SPECIAL MAGISTRATE HEARING AGENDA  
JANUARY 12, 2022 9:00 AM**

<b>4</b>	<b>Issued:</b> 08/19/2021	<b>Status:</b> CLS	<p><b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, 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.</p> <p style="padding-left: 40px;">Obtain required building permits for the shed/structure or remove the shed/structure.</p> <p><b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1</p>
	<b>Issued:</b> 08/19/2021	<b>Status:</b> CLS	
<b>5</b>			<p><b>Details:</b> Garbage Carts and Yard Waste Containers shall be placed at the Collection Point no earlier than 3:00 p.m. on the day preceding the day upon which collection is customarily made. Garbage Carts and Yard Waste Containers shall be removed from the Collection Point on the same day collection is scheduled to occur.</p> <p>Except when placed for collection service in accordance with subsection 25-1(c)(1)a.-f., Garbage Carts and Yard Waste Containers shall be placed in a storage location within, adjacent to, or behind a structure, building, fence, landscaping, or other barrier which substantially screens the view of the Garbage Carts and Yard Waste Containers from the street or public right-of-way.</p> <p style="padding-left: 40px;">Store garbage containers so that they are screened from view from streets or public right-of-way. More specifically, included but not limited to garbage containers (trashcan) need to be removed from the public right-of-way: swale, public view, sidewalks, and streets after pickup no later than the same day collection is scheduled to occur.</p> <p><b>Code:</b> Palm Beach County Codes &amp; Ordinances - Chapter 25-1(c)(1)a. &amp; b. Palm Beach County Codes &amp; Ordinances - Chapter 25-1(c)(1)g.</p>
	<b>Issued:</b> 08/19/2021	<b>Status:</b> CLS	
<b>6</b>			<p><b>Details:</b> Every window, other than a fixed window, shall be easily openable and capable of being held in position by window hardware.</p> <p>Every habitable space shall have at least one (1) openable window that can be easily opened. The total openable area of the window in every room shall be equal to at least forty-five (45) percent of the minimum glazed area required in subsection 14-42(a). More specifically, please open the window awnings if the house is not vacant.</p> <p style="padding-left: 40px;">Supply or maintain at least one easily openable window in every habitable space. More specifically, please open the window awnings if the house is not vacant.</p> <p><b>Code:</b> Palm Beach County Property Maintenance Code - Section 14-33 (m) (2) Palm Beach County Property Maintenance Code - Section 14-43 (a)</p>
	<b>Issued:</b> 08/19/2021	<b>Status:</b> CLS	
<b>7</b>			<p><b>Details:</b> It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items.</p> <p style="padding-left: 40px;">Remove all open/outdoor storage of inoperable vehicles, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items on the property. More specifically, open storage included but not limited to plastic bags, containers and A/C screened.</p> <p><b>Code:</b> Palm Beach County Property Maintenance Code - Section 14-35 (a)</p>
	<b>Issued:</b> 08/19/2021	<b>Status:</b> CLS	

<b>Agenda No.:</b> 072		<b>Status:</b> Active									
<b>Respondent:</b> DESKIN, MICHAEL J; DESKIN, VICKIE SANSONE 885 Fathom Rd W, N Palm Beach, FL 33408-3822		<b>CEO:</b> Nedssa Merise									
<b>Situs Address:</b> 1916 Holman Dr, North Palm Beach, FL		<b>Case No:</b> C-2021-07280007									
<b>PCN:</b> 00-43-42-04-00-000-4010		<b>Zoned:</b> RH									
<b>Violations:</b>	<table border="1" style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 5%; text-align: center; vertical-align: top;"><b>1</b></td> <td style="width: 15%;"> <p><b>Details:</b> The exterior of a structure shall be maintained in good repair, structurally sound and sanitary so as not to pose a threat to the public health, safety or welfare.</p> <p style="padding-left: 40px;">Maintain exterior of structure in good repair, structurally sound and sanitary. More specifically, included but not limited to the damage walls on the property.</p> <p><b>Code:</b> Palm Beach County Property Maintenance Code - Section 14-33 (a)</p> </td> <td style="width: 15%; text-align: right;"><b>Issued:</b> 08/03/2021</td> <td style="width: 65%; text-align: right;"><b>Status:</b> SIT</td> </tr> <tr> <td style="text-align: center; vertical-align: top;"><b>3</b></td> <td> <p><b>Details:</b> Grass, weeds and low-growing vegetation shall be maintained as follows: Developed or Partially Developed Residential and Non-Residential lots one-half acre or less: 7 inches in height on the entire lot.</p> <p style="padding-left: 40px;">Please cut the grass, weeds and low growing vegetation and maintain at or below 7 inches in height.</p> </td> <td></td> <td></td> </tr> </table>			<b>1</b>	<p><b>Details:</b> The exterior of a structure shall be maintained in good repair, structurally sound and sanitary so as not to pose a threat to the public health, safety or welfare.</p> <p style="padding-left: 40px;">Maintain exterior of structure in good repair, structurally sound and sanitary. More specifically, included but not limited to the damage walls on the property.</p> <p><b>Code:</b> Palm Beach County Property Maintenance Code - Section 14-33 (a)</p>	<b>Issued:</b> 08/03/2021	<b>Status:</b> SIT	<b>3</b>	<p><b>Details:</b> Grass, weeds and low-growing vegetation shall be maintained as follows: Developed or Partially Developed Residential and Non-Residential lots one-half acre or less: 7 inches in height on the entire lot.</p> <p style="padding-left: 40px;">Please cut the grass, weeds and low growing vegetation and maintain at or below 7 inches in height.</p>		
<b>1</b>	<p><b>Details:</b> The exterior of a structure shall be maintained in good repair, structurally sound and sanitary so as not to pose a threat to the public health, safety or welfare.</p> <p style="padding-left: 40px;">Maintain exterior of structure in good repair, structurally sound and sanitary. More specifically, included but not limited to the damage walls on the property.</p> <p><b>Code:</b> Palm Beach County Property Maintenance Code - Section 14-33 (a)</p>	<b>Issued:</b> 08/03/2021	<b>Status:</b> SIT								
<b>3</b>	<p><b>Details:</b> Grass, weeds and low-growing vegetation shall be maintained as follows: Developed or Partially Developed Residential and Non-Residential lots one-half acre or less: 7 inches in height on the entire lot.</p> <p style="padding-left: 40px;">Please cut the grass, weeds and low growing vegetation and maintain at or below 7 inches in height.</p>										

**CODE ENFORCEMENT  
SPECIAL MAGISTRATE HEARING AGENDA  
JANUARY 12, 2022 9:00 AM**

**Code:** Palm Beach County Property Maintenance Code - Section 14-32 (c) (1) Table 14-32 (c)  
**Issued:** 08/03/2021 **Status:** SIT

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

Remove all open/outdoor storage of inoperable vehicles, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items on the property. More specifically, open storage included but not limited to wood palette, box, metals item and containers.

**Code:** Palm Beach County Property Maintenance Code - Section 14-35 (a)  
**Issued:** 08/03/2021 **Status:** CLS

**Agenda No.:** 073 **Status:** Active  
**Respondent:** EATON, CASH ALEXANDER **CEO:** Nedssa Merise  
 2312 Idlewild Rd, Palm Beach Gardens, FL 33410-2502  
**Situs Address:** 2312 Idlewild Rd, Palm Beach Gardens, FL **Case No:** C-2021-06250013  
**PCN:** 00-43-42-05-00-000-1151 **Zoned:**

**Violations:**

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

Obtain required building permits for the fence or remove the fence.  
**Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1  
**Issued:** 06/29/2021 **Status:** SIT

**3** **Details:** All accessory structures, including detached garages, fences, walls, and swimming pools shall be maintained structurally sound and in good repair. More specifically, disrepair fence.

Repair/maintain all accessory structures in disrepair. More specifically, disrepair fence.  
**Code:** Palm Beach County Property Maintenance Code - Section 14-32 (e)  
**Issued:** 06/29/2021 **Status:** CLS

**Agenda No.:** 074 **Status:** Active  
**Respondent:** FERRARO, PIETRO ANGELO; FERRARO, PAOLA **CEO:** Nedssa Merise  
 ALLAIN  
 4873 Brady Ln, Palm Beach Gardens, FL 33418-5707  
**Situs Address:** 4873 Brady Ln, Palm Beach Gardens, FL **Case No:** C-2021-06230049  
**PCN:** 00-42-42-13-08-000-0232 **Zoned:** RM

**Violations:**

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

Remove all open/outdoor storage of inoperable vehicles, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items on the property. More specifically, open storage included but not limited to mattresses and baby car seat.  
**Code:** Palm Beach County Property Maintenance Code - Section 14-35 (a)  
**Issued:** 06/25/2021 **Status:** CLS

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

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

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

**CODE ENFORCEMENT  
SPECIAL MAGISTRATE HEARING AGENDA  
JANUARY 12, 2022 9:00 AM**

<b>3</b>	<p><b>Code:</b> Palm Beach County Codes &amp; Ordinances - Chapter 25-1(c)(1)a. &amp; b. Palm Beach County Codes &amp; Ordinances - Chapter 25-1(c)(1)g.</p> <p><b>Issued:</b> 06/25/2021 <span style="float: right;"><b>Status:</b> SIT</span></p> <p><b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, 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.</p> <p style="text-align: center;">Obtain required building permits for the shed/structure or remove the shed/structure.</p> <p><b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1</p> <p><b>Issued:</b> 06/25/2021 <span style="float: right;"><b>Status:</b> SIT</span></p>
<b>4</b>	<p><b>Details:</b> Vehicles shall only be parked on an improved surface in the Urban Suburban Tier.</p> <p style="text-align: center;">Please park vehicles on an improved surface or remove the vehicle(s). More specifically, included but not limited to white Honda vehicles parked on the grass. Parking on the grass is prohibited at all time. Please relocate the vehicle to a paved surface and refrain from parking on the lawn.</p> <p><b>Code:</b> Unified Land Development Code - 6.D.1.A.4.a.2.b</p> <p><b>Issued:</b> 06/25/2021 <span style="float: right;"><b>Status:</b> SIT</span></p>

**Agenda No.:** 075 **Status:** Active  
**Respondent:** INGRAM, GRAY **CEO:** Nedssa Merise  
 PO BOX 490, Jupiter, FL 33468-0490  
**Situs Address:** 2058 Radnor Ct, North Palm Beach, FL **Case No.:** C-2021-07290007  
**PCN:** 00-43-41-32-08-002-0070 **Zoned:** RS

<b>Violations:</b>	<p><b>6</b> <b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, 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.</p> <p style="text-align: center;">Obtain required building permits for the fence (chain-link and wood) or remove the fence (chain-link and wood).</p> <p><b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1</p> <p><b>Issued:</b> 08/04/2021 <span style="float: right;"><b>Status:</b> CEH</span></p>
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**Agenda No.:** 076 **Status:** Active  
**Respondent:** JACKSON, WILFRED A; JACKSON, KERESA H **CEO:** Nedssa Merise  
 5711 Driftwood Ave, West Palm Beach, FL 33407-2220  
**Situs Address:** 5081 Eadie Pl, West Palm Beach, FL **Case No.:** C-2021-06300050  
**PCN:** 00-42-43-02-03-011-0110 **Zoned:** RM

<b>Violations:</b>	<p><b>3</b> <b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, fence has been erected or installed without a valid building permit.</p> <p style="text-align: center;">Obtain required building permits for the fence or remove the fence.</p> <p><b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1</p> <p><b>Issued:</b> 07/06/2021 <span style="float: right;"><b>Status:</b> SIT</span></p>
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**Agenda No.:** 077 **Status:** Active  
**Respondent:** KHI FLORIDA CORP **CEO:** Nedssa Merise  
 222 LAKEVIEW Ave, Ste 1500, West Palm Beach, FL  
 33410-2598  
**Situs Address:** 2295 Idlewild Rd, Palm Beach Gardens, FL **Case No.:** C-2021-06250014  
**PCN:** 00-43-42-05-00-000-1022 **Zoned:** IL

**CODE ENFORCEMENT  
SPECIAL MAGISTRATE HEARING AGENDA  
JANUARY 12, 2022 9:00 AM**

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

Obtain required building permits for the fence or remove the fence.

**Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1  
**Issued:** 06/29/2021 **Status:** SIT

cc: Khi Florida Corp

**Agenda No.:** 078 **Status:** Active  
**Respondent:** MUTEWETA, FREDRICK T **CEO:** Nedssa Merise  
5269 Eadie Pl, West Palm Beach, FL 33407-1615  
**Situs Address:** 5269 Eadie Pl, West Palm Beach, FL **Case No:** C-2021-06210012  
**PCN:** 00-42-43-02-01-010-0200 **Zoned:** RM

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

Please park vehicles on an improved surface or remove the vehicle(s). More specifically, included but not limited to vehicles parked on the grass. Parking on the grass is prohibited at all time. Please relocate the vehicles to a paved surface and refrain from parking on the lawn

**Code:** Unified Land Development Code - 6.D.1.A.4.a.2.b  
**Issued:** 06/22/2021 **Status:** CEH

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

Obtain required building permits for the fence (wood and Chain-link) or remove the fence (wood and Chain-link).

**Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1  
**Issued:** 06/22/2021 **Status:** CEH

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

Obtain required building permits for the membrane covered/structure or remove the membrane covered/structure.

**Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1  
**Issued:** 06/22/2021 **Status:** CEH

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

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

**Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1  
**Issued:** 06/22/2021 **Status:** CEH

**Agenda No.:** 079 **Status:** Active  
**Respondent:** PANOS, G J; PANOS, IRENE C **CEO:** Nedssa Merise  
2087 Ardley Rd, North Palm Beach, FL 33408-2147  
**Situs Address:** 2087 Ardley Rd, North Palm Beach, FL **Case No:** C-2021-04300014  
**PCN:** 00-43-41-32-08-005-0090 **Zoned:**



**CODE ENFORCEMENT  
SPECIAL MAGISTRATE HEARING AGENDA  
JANUARY 12, 2022 9:00 AM**

**Violations:**

- 2** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, fence has been erected or installed without a valid building permit.
- Obtain required building permits for the fence or remove the fence.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1  
**Issued:** 05/06/2021 **Status:** CEH
- 5** **Details:** A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced. More specifically, Inactive/ roofing permit # B-2013-024403-0000/ has become inactive or expired.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.4.1  
**Issued:** 05/06/2021 **Status:** CLS

**Agenda No.:** 080

**Status:** Active

**Respondent:** WOLF, RORY D; PASSAUVER, CHELSEA M  
3826 Bahama Rd, Palm Beach Gardens, FL 33410-2335

**CEO:** Nedssa Merise

**Situs Address:** 3826 Bahama Rd, Palm Beach Gardens, FL  
**PCN:** 00-43-41-31-01-008-0240

**Case No:** C-2021-07160040  
**Zoned:** RM

**Violations:**

- 1** **Details:** Grass, weeds and low-growing vegetation shall be maintained as follows: Developed or Partially Developed Residential and Non-Residential lots one-half acre or less: 7 inches in height on the entire lot. Please cut the grass, weeds and low growing vegetation and maintain at or below 7 inches in height.
- 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:** 07/20/2021 **Status:** SIT
- 2** **Details:** Recreational vehicles, boats, sports vehicles and trailers shall be located in the side or rear yard and screened from surrounding property and streets with an opaque wall, fence or hedge a minimum of six feet in height. Park the trailer in the side or rear yard and screen the trailer from surrounding properties and streets with an opaque wall, fence or hedge a minimum of six feet in height.
- Park the trailer and boat in the side or rear yard and screen the trailer and boat from surrounding properties and streets with an opaque wall, fence or hedge a minimum of six feet in height.
- Code:** Unified Land Development Code - 6.D.1.A.1.c  
**Issued:** 07/20/2021 **Status:** SIT
- 3** **Details:** Recreational vehicles, boats, sports vehicles and/or trailers are not to be parked in a required front setback or other area between the structure and the street, or on street except for the purpose of loading or unloading during a period not to exceed two hours in any 24 hour period. Remove trailer from the front setback or other area between the structure and street. Park trailer in the side or rear yard.
- Remove trailer and boat from the front setback or other area between the structure and street. Park trailer and boat in the side or rear yard.
- Code:** Unified Land Development Code - 6.D.1.A.1.b  
**Issued:** 07/20/2021 **Status:** SIT
- 4** **Details:** It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items. Remove all open/outdoor storage of inoperable vehicles, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items on the property. More specifically, included the vehicle lifted on the jack.
- Remove all open/outdoor storage of inoperable vehicles, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items on the property. More specifically, included the vehicle lifted on the jack.
- Code:** Palm Beach County Property Maintenance Code - Section 14-35 (a)  
**Issued:** 07/20/2021 **Status:** CLS

**CODE ENFORCEMENT  
SPECIAL MAGISTRATE HEARING AGENDA  
JANUARY 12, 2022 9:00 AM**

- 5 **Details:** It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items. Remove all open/outdoor storage of inoperable vehicles, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items on the property. More specifically, open storage included but not limited to plastic, car seat, container, gallons and boxes.
- Remove all open/outdoor storage of inoperable vehicles, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items on the property. More specifically, open storage included but not limited to plastic, car seat, container, gallons and boxes.
- Code:** Palm Beach County Property Maintenance Code - Section 14-35 (a)  
**Issued:** 07/20/2021 **Status:** SIT
- 6 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, enclose carport has been erected or installed without a valid building permit. Obtain required building permits for the enclose carport or remove the enclose carport.
- Obtain required building permits for the enclose carport or remove the enclose carport.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1  
**Issued:** 07/20/2021 **Status:** SIT
- 7 **Details:** Recreational vehicles, boats, sports vehicles and/or trailers are not to be parked in a required front setback or other area between the structure and the street, or on street except for the purpose of loading or unloading during a period not to exceed two hours in any 24 hour period. Remove boat from the front setback or other area between the structure and street. Park boat in the side or rear yard.
- Code:** Unified Land Development Code - 6.D.1.A.1.b  
**Issued:** 07/20/2021 **Status:** CLS
- 8 **Details:** Recreational vehicles, boats, sports vehicles and trailers shall be located in the side or rear yard and screened from surrounding property and streets with an opaque wall, fence or hedge a minimum of six feet in height. Park the boat in the side or rear yard and screen the boat from surrounding properties and streets with an opaque wall, fence or hedge a minimum of six feet in height
- Code:** Unified Land Development Code - 6.D.1.A.1.c  
**Issued:** 07/20/2021 **Status:** CLS
- 9 **Details:** Garbage Carts and Yard Waste Containers shall be placed at the Collection Point no earlier than 3:00 p.m. on the day preceding the day upon which collection is customarily made. Garbage Carts and Yard Waste Containers shall be removed from the Collection Point on the same day collection is scheduled to occur.
- Except when placed for collection service in accordance with subsection 25-1(c)(1)a.-f., Garbage Carts and Yard Waste Containers shall be placed in a storage location within, adjacent to, or behind a structure, building, fence, landscaping, or other barrier which substantially screens the view of the Garbage Carts and Yard Waste Containers from the street or public right-of-way. More specifically, included but not limited to garbage containers (trashcan) need to be removed from the public right-of-way: swale, public view, sidewalks, and streets after pickup no later than the same day collection is scheduled to occur. Store garbage containers so that they are screened from view from streets or public right-of-way. More specifically, included but not limited to garbage containers (trashcan) need to be removed from the public right-of-way: swale, public view, sidewalks, and streets after pickup no later than the same day collection is scheduled to occur.
- Code:** Palm Beach County Codes & Ordinances - Chapter 25-1(c)(1)a. & b.  
Palm Beach County Codes & Ordinances - Chapter 25-1(c)(1)g.  
**Issued:** 07/20/2021 **Status:** SIT

**Agenda No.:** 081 **Status:** Active  
**Respondent:** TRAN, HIEP TRONG **CEO:** Nedssa Merise  
4904 Broadstone Cir, West Palm Beach, FL 33417-8215  
**Situs Address:** 5061 Eadie Pl, West Palm Beach, FL **Case No:** C-2021-06300054  
**PCN:** 00-42-43-02-03-011-0132 **Zoned:** RM



**CODE ENFORCEMENT  
SPECIAL MAGISTRATE HEARING AGENDA  
JANUARY 12, 2022 9:00 AM**

**Agenda No.:** 084 **Status:** Active  
**Respondent:** Haney, William Robert Sr **CEO:** Joanna Mirodias  
 285 Kelsey Park Cir, Palm Beach Gardens, FL 33410-3257  
**Situs Address:** 2395 Idlewild Rd, Palm Beach Gardens, FL **Case No:** C-2021-07200013  
**PCN:** 00-43-42-05-00-000-1018 **Zoned:** RS

- Violations:**
- 1 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, the gazebo/structure located on the northwest corner of the property has been erected or installed without a valid building permit.  
**Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1  
**Issued:** 07/20/2021 **Status:** SIT
  - 2 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, the fence and gates have been erected or installed without a valid building permit.  
**Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1  
**Issued:** 07/20/2021 **Status:** SIT

cc: Haney, William Robert Sr

**Agenda No.:** 085 **Status:** Removed  
**Respondent:** MADEIRA ISLAND PROPERTIES, L.L.C. **CEO:** Joanna Mirodias  
 3433 Harbor Rd S, Tequesta, FL 33469  
**Situs Address:** 15777 Jupiter Farms Rd, Jupiter, FL **Case No:** C-2021-06020073  
**PCN:** 00-41-41-13-00-000-1770 **Zoned:** AR

- Violations:**
- 1 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, the chain link fence has been erected or installed without a valid building permit.  
**Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1  
**Issued:** 06/07/2021 **Status:** CLS
  - 3 **Details:** Grass, weeds and low-growing vegetation shall be maintained as follows: Vacant - Residential and Non-Residential lots greater than one-half acre: 18 inches on the first 25 feet measuring from property line or pod line of the lot on any side of the lot adjacent to a developed lot.  
**Code:** Palm Beach County Property Maintenance Code - Section 14-32 (c) (1) Table 14-32(c)  
**Issued:** 06/07/2021 **Status:** CLS
  - 4 **Details:** Each Use Matrix identifies all zoning districts, uses, and approval process, except as indicated otherwise. The Use Matrix indicates the approval process for each Use Type in standard Zoning Districts, PDDs, TDDs, URAO, and IRO. A number in the column under the "Supplementary Use Standard" of the Use Matrix refers to the Definition and Supplementary Use Standards applicable to each use.  
  
 Uses identified with an "A" are allowed in the zoning districts with a recommendation by the Zoning Commission, and approved by the BCC in accordance with Art. 2.B, Public Hearing Processes. More specifically, Landscape Service.  
**Code:** Unified Land Development Code - 4.A.7.C  
 Unified Land Development Code - 4.A.7.C.4  
**Issued:** 06/07/2021 **Status:** CLS

**CODE ENFORCEMENT**  
**SPECIAL MAGISTRATE HEARING AGENDA**  
**JANUARY 12, 2022 9:00 AM**

- 5** **Details:** Any owner or owner's authorized agent (hereinafter "applicant") who intends to undertake any Development activity within the scope of this Article, including Buildings, Structures and facilities exempt from the Florida Building Code, as listed in Art. 18.A.4.C, which is wholly within or partially within any Special Flood Hazard Area shall first make application to the Floodplain Administrator and the Building Official, if applicable, and shall obtain the required permit(s) and approval(s). No such permit or approval shall be issued until compliance with the requirements of this Article has been satisfied.
- Floodplain Development Permits or Approvals shall be issued pursuant to this Article for any Development activities exempt from the Florida Building Code, as listed in Art. 18.A.4.C. Depending on the nature and extent of proposed Development that includes a Building or Structure, the Floodplain Administrator may determine that a Floodplain Development Permit or Approval is required in addition to a building permit.
- Pursuant to the requirements of federal regulation for participation in the National Flood Insurance Program (44 CFR, Sections 59 and 60), Floodplain Development Permits or Approvals shall be required for the following Buildings, Structures and facilities that are exempt from the Florida Building Code and any further exemptions provided by law, which are subject to the requirements of this Article: Nonresidential farm Buildings on farms, as provided in section 604.50, F.S.
- Code:** Unified Land Development Code - 18.A.4.A & 18.A.4.B & 18.A.4.C.2  
**Issued:** 06/07/2021 **Status:** CLS
- 6** **Details:** It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items.
- Code:** Palm Beach County Property Maintenance Code - Section 14-35 (a)  
**Issued:** 06/07/2021 **Status:** CLS

**Agenda No.:** 086

**Status:** Active

**Respondent:** Ritch-Smith, Thomas  
 17340 67th Rd N, Jupiter, FL 33458-8986

**CEO:** Joanna Mirodias

**Situs Address:** 17340 67th Rd N, Jupiter, FL  
**PCN:** 00-42-41-03-00-000-7150

**Case No:** C-2021-09200042  
**Zoned:** RH

**Violations:**

- 1** **Details:** Parking shall be prohibited on all vacant properties in residential districts.  
**Code:** Unified Land Development Code - 6.D.1.A.4.a.3  
**Issued:** 09/21/2021 **Status:** SIT
- 2** **Details:** An accessory use shall continue only as long as the principal use that it serves remains active. More specifically, structures including but not limited to, the shed, shipping/storage containers, and awning.  
**Code:** Unified Land Development Code - 4.B.1.D.5  
**Issued:** 09/21/2021 **Status:** SIT
- 3** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, the electrical/ lighting has been erected or installed without a valid building permit.  
**Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1  
**Issued:** 09/21/2021 **Status:** SIT
- 4** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, the cameras have been erected or installed without a valid building permit.  
**Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1  
**Issued:** 09/21/2021 **Status:** SIT
- 5** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, the fence has been erected or installed without a valid building permit.  
**Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1  
**Issued:** 09/21/2021 **Status:** SIT

**CODE ENFORCEMENT**  
**SPECIAL MAGISTRATE HEARING AGENDA**  
**JANUARY 12, 2022 9:00 AM**

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| <b>6</b> | <b>Details:</b> 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.<br><b>Code:</b> Palm Beach County Property Maintenance Code - Section 14-35 (a)<br><b>Issued:</b> 09/21/2021 <b>Status:</b> SIT   |
| <b>7</b> | <b>Details:</b> Uses identified with a dash "-", in a zoning districts column of the Use Matrix, are prohibited in that zoning district, unless otherwise expressly stated under the Supplementary Use Standards for the use, or within any applicable Zoning Overlays. More specifically, Contractor Storage Yard- the storage of construction material, mechanical equipment used in construction activity, or commercial vehicles used by building trades and services, other than construction sites.<br><b>Code:</b> Unified Land Development Code - 4.A.7.C.6<br><b>Issued:</b> 09/21/2021 <b>Status:</b> SIT |

**Agenda No.:** 087 **Status:** Active  
**Respondent:** Vilfranc, Herodner, Seraphin, Ynadese **CEO:** Joanna Mirodias  
9158 Keating Dr, Palm Beach Gardens, FL 33410-5950  
**Situs Address:** 9158 Keating Dr, Palm Beach Gardens, FL **Case No:** C-2021-09170017  
**PCN:** 00-42-42-13-01-003-0020 **Zoned:** RM

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|--------------------|---|
| <b>Violations:</b> | <b>1</b> <b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, 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 and chain link fence has been erected or installed without a valid building permit.<br><b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1<br><b>Issued:</b> 09/17/2021 <b>Status:</b> SIT |
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**Agenda No.:** 088 **Status:** Active  
**Respondent:** Skelton, Matthew R **CEO:** Joanna Mirodias  
412 Philadelphia Dr, Jupiter, FL 33458-4248  
**Situs Address:** 412 Philadelphia Dr, Jupiter, FL **Case No:** C-2021-09140011  
**PCN:** 00-42-41-01-05-012-0070 **Zoned:** RM

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| <b>Violations:</b> | <b>2</b> <b>Details:</b> 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.<br><b>Code:</b> Unified Land Development Code - 6.D.1.A.1.b<br>Unified Land Development Code - 6.D.1.A.1.c<br><b>Issued:</b> 09/16/2021 <b>Status:</b> SIT |
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**Agenda No.:** 089 **Status:** Removed  
**Respondent:** Stevenson, Tyler **CEO:** Joanna Mirodias  
2584 Monaco Cir, Palm Beach Gardens, FL 33410-1407  
**Situs Address:** 2584 Monaco Cir, Palm Beach Gardens, FL **Case No:** C-2021-02180051  
**PCN:** 00-43-41-32-12-000-0350 **Zoned:** RS

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| <b>Violations:</b> | <b>2</b> <b>Details:</b> 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:<br>a. The barrier must be at least four (4) feet high on the outside.<br>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.<br>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<br><b>Code:</b> Palm Beach County Property Maintenance Code - Section 14-32 (e) (2)<br><b>Issued:</b> 03/01/2021 <b>Status:</b> CLS |
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**CODE ENFORCEMENT  
SPECIAL MAGISTRATE HEARING AGENDA  
JANUARY 12, 2022 9:00 AM**

**3** **Details:** A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced. More specifically, permit #B-2005-034251-0000 (Pool Residential - In-Ground) has become inactive or expired.

A certificate of completion is proof that a structure or system is complete and for certain types of permits is released for use and may be connected to a utility system. This certificate does not grant authority to occupy a building, such as shell building, prior to the issuance of a certificate of occupancy. More specifically, B-2005-034251-0000 (Pool Residential - In-Ground).

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

**Issued:** 05/06/2021 **Status:** SIT

**Agenda No.:** 091 **Status:** Active  
**Respondent:** Vala, Teresa; Vala, Adriano **CEO:** Nick N Navarro  
1170 SW 18th St, Boca Raton, FL 33486-6762  
**Situs Address:** 4615 Armadillo St, Boca Raton, FL **Case No.:** C-2021-02030018  
**PCN:** 00-41-47-25-05-010-0130 **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.

>> Rear screen enclosure

**Code:** Palm Beach County Property Maintenance Code - Section 14-32 (e)  
**Issued:** 02/04/2021 **Status:** CEH

**Agenda No.:** 092 **Status:** Removed  
**Respondent:** Boca Dunes- Boca Raton, L.P. **CEO:** Steve R Newell  
1209 Orange St, Wilmington, DE 19801  
**Situs Address:** 10160 Brickhill Dr, Boca Raton, FL **Case No.:** C-2021-07220030  
**PCN:** 00-42-47-30-40-016-0000 **Zoned:** PUD

**Violations:**

**1** **Details:** A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced. More specifically, permit # B2019-037776 (Fence, commercial) has become inactive or expired.

**Code:** PBC Amendments to FBC 7th Edition (2020) - 105.4.1  
**Issued:** 08/18/2021 **Status:** CEH

**cc:** Enclave At Boca Dunes Homeowners Association,, Inc

**Agenda No.:** 093 **Status:** Active  
**Respondent:** Boca Holdings Llc **CEO:** Steve R Newell  
1201 Hays St, Tallahassee, FL 32301  
**Situs Address:** 9045 Vista Del Lago, Boca Raton, FL **Case No.:** C-2021-09200015  
**PCN:** 00-42-47-19-01-023-0020 **Zoned:** RS

**Violations:**

**1** **Details:** Commercial swimming pools shall comply with Section 454.1.3.9. More specifically, commercial swimming pools shall have a barrier that completely surrounds and obstructs access to the swimming pool in accordance with the Florida Building Code, Commercial.

**Code:** Florida Building Code, Commercial as FBC-C - 454.1.3.1.9  
**Issued:** 09/23/2021 **Status:** CEH

**cc:** Boca Holdings Llc  
Health Dept

**Agenda No.:** 094 **Status:** Removed  
**Respondent:** Campo, Gaspare; Campo, Antionette V **CEO:** Steve R Newell  
5886 Murfield Dr, Rochester, MI 48306-2363  
**Situs Address:** 5370 Las Verdes Cir, 207, Delray Beach, FL **Case No.:** C-2021-09140010  
**PCN:** 00-42-46-23-49-000-2070 **Zoned:** RM



**CODE ENFORCEMENT  
SPECIAL MAGISTRATE HEARING AGENDA  
JANUARY 12, 2022 9:00 AM**

**Violations:** 1 **Details:** A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced. More specifically, permit # M2012-11885 has become inactive or expired.  
**Code:** PBC Amendments to FBC 7th Edition (2020) - 105.4.1  
**Issued:** 09/15/2021 **Status:** CLS

cc: Building Division

**Agenda No.:** 095 **Status:** Active  
**Respondent:** Campo, Antoinette V **CEO:** Steve R Newell  
5886 Murfield Dr, Rochester, MI 48306-2363  
**Situs Address:** 5250 Las Verdes Cir, 119, Delray Beach, FL **Case No:** C-2021-09140003  
**PCN:** 00-42-46-23-27-000-1190 **Zoned:** RM

**Violations:** 1 **Details:** A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced. More specifically, permit # M2017-004238 has become inactive or expired.  
**Code:** PBC Amendments to FBC 7th Edition (2020) - 105.4.1  
**Issued:** 09/15/2021 **Status:** CEH

cc: Contractors Licensing

**Agenda No.:** 096 **Status:** Removed  
**Respondent:** Chalfin, Sherman **CEO:** Steve R Newell  
14347 Amapola Dr, Delray Beach, FL 33484-2519  
**Situs Address:** 14347 Amapola Dr, Delray Beach, FL **Case No:** C-2021-08160011  
**PCN:** 00-42-46-14-04-008-0060 **Zoned:** RS

**Violations:** 1 **Details:** Except when placed for collection service in accordance with subsection 25-1(c)(1)a.-f., Garbage Carts and Yard Waste Containers shall be placed in a storage location within, adjacent to, or behind a structure, building, fence, landscaping, or other barrier which substantially screens the view of the Garbage Carts and Yard Waste Containers from the street or public right-of-way.  
**Code:** Palm Beach County Codes & Ordinances - Chapter 25-1(c)(1)g.  
**Issued:** 08/17/2021 **Status:** CLS

2 **Details:** It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items.  
**Code:** Palm Beach County Property Maintenance Code - Section 14-35 (a)  
**Issued:** 08/17/2021 **Status:** CEH

**Agenda No.:** 097 **Status:** Active  
**Respondent:** Mike Blake Mike Blake TR TITL HLDR **CEO:** Steve R Newell  
Mike Blake TR  
6889 Skyline Dr, Delray Beach, FL 33446-2207  
**Situs Address:** 6889 Skyline Dr, Delray Beach, FL **Case No:** C-2021-06110018  
**PCN:** 00-42-46-15-01-002-0030 **Zoned:** AR

**Violations:** 1 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, an accessory structure was build on the north east side of the property without a valid building permit.  
**Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1  
**Issued:** 08/02/2021 **Status:** CEH

**CODE ENFORCEMENT  
SPECIAL MAGISTRATE HEARING AGENDA  
JANUARY 12, 2022 9:00 AM**

cc: Mark A. Perry, Esq.

**Agenda No.:** 098 **Status:** Active  
**Respondent:** Lawrence P Gradin The Lawrence P Gradin Revocable **CEO:** Steve R Newell  
Living Trust dated 1/15/10  
6419 Bridgewood Ter, Boca Raton, FL 33433-3641  
**Situs Address:** 6419 Bridgewood Ter, Boca Raton, FL **Case No:** C-2021-08120065  
**PCN:** 00-42-47-22-17-001-0080 **Zoned:** AR

**Violations:**

<b>1</b>	<b>Details:</b> 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. <b>Code:</b> Palm Beach County Property Maintenance Code - Section 14-32 (c) (1)Table 14-32 ( c) <b>Issued:</b> 08/17/2021 <b>Status:</b> CEH
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**Agenda No.:** 099 **Status:** Removed  
**Respondent:** BALDONADO, MARY GRACE R **CEO:** Adam M Osowsky  
5606 Barnstead Cir, Lake Worth, FL 33463-6619  
**Situs Address:** 5606 Barnstead Cir, Lake Worth, FL **Case No:** C-2021-07270011  
**PCN:** 00-42-44-34-03-001-0240 **Zoned:** RS

**Violations:**

<b>1</b>	<b>Details:</b> All accessory structures, including detached garages, fences, walls, and swimming pools shall be maintained structurally sound and in good repair.  More specifically wood fence in disrepair. <b>Code:</b> Palm Beach County Property Maintenance Code - Section 14-32 (e) <b>Issued:</b> 07/28/2021 <b>Status:</b> CLS
<b>2</b>	<b>Details:</b> The exterior of a structure shall be maintained in good repair, structurally sound and sanitary so as not to pose a threat to the public health, safety or welfare.  More specifically wall and roof in disrepair. <b>Code:</b> Palm Beach County Property Maintenance Code - Section 14-33 (a) <b>Issued:</b> 07/28/2021 <b>Status:</b> CLS
<b>3</b>	<b>Details:</b> 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. <b>Code:</b> Palm Beach County Property Maintenance Code - Section 14-33 (f) <b>Issued:</b> 07/28/2021 <b>Status:</b> CLS
<b>4</b>	<b>Details:</b> The roof and flashing shall be sound, tight and not have defects that admit rain. Roof drainage shall be adequate to prevent dampness or deterioration in the walls or interior portion of the structure. Roof drains, gutters and down spouts shall be maintained in good repair and free from obstructions. Roof water shall not be discharged in a manner that creates an adjacent public nuisance.  More specifically roof in disrepair. <b>Code:</b> Palm Beach County Property Maintenance Code - Section 14-33 (g) <b>Issued:</b> 07/28/2021 <b>Status:</b> CLS

**Agenda No.:** 100 **Status:** Removed  
**Respondent:** CHRISTENSEN, VERA G; CHRISTENSEN, JACK **CEO:** Adam M Osowsky  
10730 Barn Rd, Wellington, FL 33449-6703  
**Situs Address:** 10730 Barn Rd, Lake Worth, FL **Case No:** C-2021-04130002  
**PCN:** 00-41-45-12-00-000-7120 **Zoned:** AR

**Violations:**

<b>1</b>	<b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit.  More specifically, fence has been erected or installed without a valid building permit. <b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1 <b>Issued:</b> 04/13/2021 <b>Status:</b> CLS
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**Agenda No.:** 101 **Status:** Active  
**Respondent:** Goldfinger, Richard; Goldfinger, Muriel **CEO:** Adam M Osowsky  
3229 Nautical Way, Lantana, FL 33462-3761  
**Situs Address:** 3229 Nautical Way, Lake Worth, FL **Case No:** C-2021-08100038

**CODE ENFORCEMENT  
SPECIAL MAGISTRATE HEARING AGENDA  
JANUARY 12, 2022 9:00 AM**

**PCN:** 00-43-45-06-01-010-0060

**Zoned:** RS

**Violations:**

- |          |   |
|----------|---|
| <b>1</b> | <p><b>Details:</b> 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 style="text-align: center;">More specifically watercraft/trailers improperly parked in the front setback.</p> <p><b>Code:</b> Unified Land Development Code - 6.D.1.A.1.b<br/><b>Issued:</b> 08/12/2021 <span style="float: right;"><b>Status:</b> CEH</span></p> |
| <b>2</b> | <p><b>Details:</b> Recreational vehicles, boats, sports vehicles and trailers shall be located in the side or rear yard and screened from surrounding property and streets with an opaque wall, fence or hedge a minimum of six feet in height.</p> <p style="text-align: center;">More specifically watercraft/trailers not screened to code.</p> <p><b>Code:</b> Unified Land Development Code - 6.D.1.A.1.c<br/><b>Issued:</b> 08/12/2021 <span style="float: right;"><b>Status:</b> CEH</span></p>  |

**Agenda No.:** 102

**Status:** Removed

**Respondent:** Lormejuste, Oles  
6061 Blue Stone Ln, Lake Worth, FL 33463-6720

**CEO:** Adam M Osowsky

**Situs Address:** 6061 Blue Stone Ln, Lake Worth, FL

**Case No:** C-2021-10050023

**PCN:** 00-42-44-34-20-000-4570

**Zoned:** RS

**Violations:**

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|----------|--|
| <b>1</b> | <p><b>Details:</b> Vehicles shall only be parked on an improved surface in the Urban Suburban Tier. More specifically vehicles parked on anon-approved surface (Grass).</p> <p><b>Code:</b> Unified Land Development Code - 6.D.1.A.4.a.2.b<br/><b>Issued:</b> 10/05/2021 <span style="float: right;"><b>Status:</b> CLS</span></p>  |
| <b>2</b> | <p><b>Details:</b> It shall be unlawful for any owner of land in any residential district to park on, cause to be parked on, or allow to be parked on residentially zoned land any unlicensed or unregistered vehicle, or equipment commercial vehicle, sports vehicle, recreational vehicle, marine vessel or trailer for a period exceeding one hour in any 24 hour period, each such period commencing at the time of first stopping or parking. More specifically unlicensed vehicles improperly parked on property.</p> <p><b>Code:</b> Unified Land Development Code - 6.D.1.A.4.a.2.a<br/><b>Issued:</b> 10/05/2021 <span style="float: right;"><b>Status:</b> CLS</span></p> |

**Agenda No.:** 103

**Status:** Postponed

**Respondent:** WAL-MART STORES EAST, LP  
1209 Orange St, Wilmington, DE 19801

**CEO:** Adam M Osowsky

**Situs Address:** 6177 S Jog Rd, Lake Worth, FL

**Case No:** C-2021-07290016

**PCN:** 00-42-44-39-04-001-0050

**Zoned:** CG

**Violations:**

- |          |   |
|----------|---|
| <b>1</b> | <p><b>Details:</b> 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.</p> <p style="text-align: center;">More specifically, permit # B-2009-009693-0000 (Sign - Wall Supported) has become inactive or expired.</p> <p><b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.4.1<br/><b>Issued:</b> 07/30/2021 <span style="float: right;"><b>Status:</b> CEH</span></p>  |
| <b>2</b> | <p><b>Details:</b> 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.</p> <p style="text-align: center;">More specifically, permit # B-2008-002898-0000 -(Sign - Wall Supported) has become inactive or expired.</p> <p><b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.4.1<br/><b>Issued:</b> 07/30/2021 <span style="float: right;"><b>Status:</b> CLS</span></p> |

**CODE ENFORCEMENT**  
**SPECIAL MAGISTRATE HEARING AGENDA**  
**JANUARY 12, 2022 9:00 AM**

- 3 **Details:** A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced.
- More specifically, permit # B-2013-007549-0000 Y (Sign - Wall Supported) has become inactive or expired.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.4.1  
**Issued:** 07/30/2021 **Status:** CLS
- 4 **Details:** A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced.
- More specifically, permit # B-2013-007550-0000 (Sign - Wall Supported) has become inactive or expired.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.4.1  
**Issued:** 07/30/2021 **Status:** CLS
- 5 **Details:** A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced.
- More specifically, permit # B-2009-009695-0000 (Sign - Wall Supported ) has become inactive or expired.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.4.1  
**Issued:** 07/30/2021 **Status:** CEH
- 6 **Details:** A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced.
- More specifically, permit # B-2013-007548-0000 (Sign - Wall Supported) has become inactive or expired.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.4.1  
**Issued:** 07/30/2021 **Status:** CLS
- 7 **Details:** A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced.
- More specifically, permit # P-2010-016478-0000 (Fire Sprinkler) has become inactive or expired.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.4.1  
**Issued:** 07/30/2021 **Status:** CEH
- 8 **Details:** A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced.
- More specifically, permit # B-2013-005721-0000 (Sign - Wall Supported) has become inactive or expired.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.4.1  
**Issued:** 07/30/2021 **Status:** CLS

**CODE ENFORCEMENT  
SPECIAL MAGISTRATE HEARING AGENDA  
JANUARY 12, 2022 9:00 AM**

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

**Agenda No.:** 104 **Status:** Active  
**Respondent:** HUNTINGTON POINTE ASSOCIATION, INC. **CEO:** Richard W Padgett  
301 Yamato Rd, Ste 2199, Boca Raton, FL 33431  
**Situs Address:** 6251 N Oriole Blvd, Delray Beach, FL **Case No:** C-2021-07060017  
**PCN:** 00-42-46-15-27-018-0000 **Zoned:** RH

- Violations:**
- 1** **Details:** It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items.  
**Code:** Palm Beach County Property Maintenance Code - Section 14-35 (a)  
**Issued:** 07/12/2021 **Status:** CLS
  - 2** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit.  
  
More specifically, The storage shed on the west 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:** 07/12/2021 **Status:** SIT
  - 3** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit.  
  
More specifically, The metal garage/storage building on the west 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:** 07/12/2021 **Status:** SIT

cc: Huntington Pointe Association, Inc.

**Agenda No.:** 105 **Status:** Removed  
**Respondent:** MIZNER FALLS HOMEOWNERS ASSOCIATION, INC. **CEO:** Richard W Padgett  
1900 N Commerce Pkwy, Weston, FL 33326  
**Situs Address:** 7128 Veneto Dr, Boynton Beach, FL **Case No:** C-2021-06300020  
**PCN:** 00-42-45-28-10-015-0000 **Zoned:** PUD

- Violations:**
- 1** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit.  
  
More specifically, a PVC vinyl fence and gate has been erected or installed without a valid building permit.  
**Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1  
**Issued:** 07/06/2021 **Status:** CLS

cc: Mizner Falls Homeowners Association, Inc.

**Agenda No.:** 106 **Status:** Active  
**Respondent:** VILLAGE CENTER OF DELRAY LLC **CEO:** Richard W Padgett  
15340 Jog Rd, Ste 215, Delray Beach, FL 33446-2170  
**Situs Address:** 15340 S Jog Rd, Building B, Delray Beach, FL **Case No:** C-2021-03100041  
**PCN:** 00-42-46-22-25-001-0000 **Zoned:** MUPD

**CODE ENFORCEMENT**  
**SPECIAL MAGISTRATE HEARING AGENDA**  
**JANUARY 12, 2022 9:00 AM**

<b>Violations:</b>	<p><b>1</b>    <b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit.</p> <p style="padding-left: 40px;">More specifically, LED light fixtures have been erected or installed without a valid building permit.</p> <p><b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1  <b>Issued:</b> 04/08/2021 <span style="float: right;"><b>Status:</b> CEH</span></p>
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**Agenda No.:** 107 **Status:** Active  
**Respondent:** CRUZ, DANIA **CEO:** Paul Pickett  
 940 S Military Trl, Ste 796, West Palm Beach, FL 33415-3913  
**Situs Address:** 18896 Orange Grove Blvd, Loxahatchee, FL **Case No.:** C-2021-06290021  
**PCN:** 00-40-43-10-00-000-4290 **Zoned:** AR

<b>Violations:</b>	<p><b>1</b>    <b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, ACCESSORY STRUCTURE (ROOFED STRUCTURE) has been erected or installed without a valid building permit.</p> <p><b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1  <b>Issued:</b> 07/20/2021 <span style="float: right;"><b>Status:</b> CEH</span></p> <p><b>2</b>    <b>Details:</b> Parking shall be prohibited on all vacant properties in residential districts.  <b>Code:</b> Unified Land Development Code - 6.D.1.A.4.a.3  <b>Issued:</b> 07/20/2021 <span style="float: right;"><b>Status:</b> CEH</span></p> <p><b>3</b>    <b>Details:</b> A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced. More specifically, permit # B-2019-027682-0000 (FENCE) has become inactive or expired.</p> <p><b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.4.1  <b>Issued:</b> 07/20/2021 <span style="float: right;"><b>Status:</b> CEH</span></p> <p><b>4</b>    <b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, ASPHALT DRIVEWAY has been erected or installed without a valid building permit.</p> <p><b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1  <b>Issued:</b> 07/20/2021 <span style="float: right;"><b>Status:</b> CEH</span></p>
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<b>Agenda No.:</b> 108	<b>Respondent:</b> CRUZ, EDISON; DE CRUZ, CATHERINE GUTARRA VELITA Jr 4793 Avocado Blvd, Royal Palm Beach, FL 33411-8104	<b>Status:</b> Removed <b>CEO:</b> Paul Pickett
<b>Situs Address:</b> 4793 Avocado Blvd, West Palm Beach, FL	<b>PCN:</b> 00-41-43-09-00-000-3510	<b>Case No.:</b> C-2021-06150031 <b>Zoned:</b> AR
<b>Violations:</b>	<p><b>1</b>    <b>Details:</b> 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-2019-034000-0000 (PLUMBING) has become inactive or expired.</p> <p><b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.4.1  <b>Issued:</b> 06/22/2021 <span style="float: right;"><b>Status:</b> CLS</span></p>	

**CODE ENFORCEMENT  
SPECIAL MAGISTRATE HEARING AGENDA  
JANUARY 12, 2022 9:00 AM**

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| <b>2</b> | <p><b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, ACCESSORY STRUCTURE (SHED) has been erected or installed without a valid building permit.</p> <p><b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1<br/> <b>Issued:</b> 06/22/2021 <b>Status:</b> CLS</p> |
| <b>3</b> | <p><b>Details:</b> Every occupant of a structure shall dispose of garbage in a clean and sanitary manner by placing it in a garbage disposal facility or garbage or rubbish storage container.</p> <p><b>Code:</b> Palm Beach County Property Maintenance Code - Section 14-35 (c)<br/> <b>Issued:</b> 06/22/2021 <b>Status:</b> CLS</p>   |

<b>Agenda No.:</b> 109	<b>Status:</b> Active
<b>Respondent:</b> GARRY W. PAIST GARRY W. PAIST LIVING TRUST PO BOX 367211, Bonita Springs, FL 34136-7211	<b>CEO:</b> Paul Pickett
<b>Situs Address:</b> 5120 Elmhurst Rd, E, West Palm Beach, FL	<b>Case No:</b> C-2021-05240004
<b>PCN:</b> 00-42-43-26-19-000-0095	<b>Zoned:</b> RH

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| <b>Violations:</b> | <p><b>1</b> <b>Details:</b> All interior surfaces, including windows and doors, shall be maintained in good, clean and sanitary condition. Peeling paint, cracked or loose plaster, decayed wood, and other defective surface conditions shall be corrected.</p> <p><b>Code:</b> Palm Beach County Property Maintenance Code - Section 14-34 (c)<br/> <b>Issued:</b> 05/26/2021 <b>Status:</b> CEH</p> |
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<b>Agenda No.:</b> 110	<b>Status:</b> Active
<b>Respondent:</b> HESS RETAIL STORES LLC C/O SPEEDWAY LLC 500 SPEEDWAY Dr, ENON, OH 45323	<b>CEO:</b> Paul Pickett
<b>Situs Address:</b> 6840 Okeechobee Blvd, West Palm Beach, FL	<b>Case No:</b> C-2021-07300020
<b>PCN:</b> 00-42-43-27-28-001-0040	<b>Zoned:</b> MUPD

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| <b>Violations:</b> | <p><b>1</b> <b>Details:</b> Required trees, palms, pines, shrubs, landscape barrier or ground treatment that become damaged, diseased, removed or are dead shall be immediately replaced, and where specified, are subject to the Tree Removal and Replacement Permit process. REPLACEMENT OF VEGETATION SHALL COMPLY WITH THE FOLLOWING:</p> <ol style="list-style-type: none"> <li>1. Trees shall be in accordance with Table 7.E.3.C, Vegetation Credit and Replacement, and subject to the Tree Removal and Replacement Permit pursuant to Art. 7.B.5.</li> <li>2. Shrubs- shall be in accordance with the original size as required under each type of Buffer consistent with Art.7 Landscaping or Conditions of -Approval.</li> <li>3. A wall or fence shall be in accordance with the original height, and the same construction material as required under each type of Buffer consistent with Art.7, Landscaping or Conditions of Approval, and subject to a Permit approval process.</li> <li>4. A hedge shall be in accordance with the original height as required under each type of Buffer consistent with Art. 7, Landscaping or Conditions of Approval, where applicable.</li> </ol> <p><b>Code:</b> Unified Land Development Code - 5.B.1.3.&amp; 4.<br/> <b>Issued:</b> 08/05/2021 <b>Status:</b> CEH</p> |
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cc: Hess Retail Stores Llc  
Hess Retail Stores Llc  
Speedway Llc  
Zoning Division

<b>Agenda No.:</b> 111	<b>Status:</b> Active
<b>Respondent:</b> MARTINEZ, JUAN A; PEOPLES, ANGEL 1575 W Elaine Cir, West Palm Beach, FL 33417-4718	<b>CEO:</b> Paul Pickett
<b>Situs Address:</b> 1575 W Elaine Cir, West Palm Beach, FL	<b>Case No:</b> C-2021-06180009
<b>PCN:</b> 00-42-43-26-13-000-0550	<b>Zoned:</b> RH

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| <b>Violations:</b> | <p><b>5</b> <b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, ACCESSORY STRUCTURE (METAL CANOPY) has been erected or installed without a valid building permit.</p> <p><b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1<br/> <b>Issued:</b> 06/22/2021 <b>Status:</b> CEH</p> |
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**CODE ENFORCEMENT**  
**SPECIAL MAGISTRATE HEARING AGENDA**  
**JANUARY 12, 2022 9:00 AM**

<b>7</b>	<b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, ACCESSORY STRUCTURE (PORCH, REAR) has been erected or installed without a valid building permit.  <b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1 <b>Issued:</b> 06/22/2021 <span style="float: right;"><b>Status:</b> CEH</span>
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<b>Agenda No.:</b> 112 <b>Respondent:</b> McMILLON, JOHN W 5108 206th Ter, Loxahatchee, FL 33470-2214 <b>Situs Address:</b> 5108 206th Ter N, Loxahatchee, FL <b>PCN:</b> 00-40-43-05-00-000-7020	<b>Status:</b> Removed <b>CEO:</b> Paul Pickett  <b>Case No.:</b> C-2021-06180026 <b>Zoned:</b> AR
<b>Violations:</b>	<b>1</b> <b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, ACCESSORY STRUCTURE (SHED) has been erected or installed without a valid building permit.  <b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1 <b>Issued:</b> 06/29/2021 <span style="float: right;"><b>Status:</b> CLS</span>

<b>Agenda No.:</b> 113 <b>Respondent:</b> MELDRIM, HANNA S; YOUNG, HANNA S 601 Dogwood Rd, West Palm Beach, FL 33409-6121 <b>Situs Address:</b> 601 Dogwood Rd, West Palm Beach, FL <b>PCN:</b> 00-42-43-25-09-025-0120	<b>Status:</b> Active <b>CEO:</b> Paul Pickett  <b>Case No.:</b> C-2021-05180055 <b>Zoned:</b> RM
<b>Violations:</b>	<b>3</b> <b>Details:</b> Every window, door and frame shall be kept in sound condition, good repair and weather tight. <b>Code:</b> Palm Beach County Property Maintenance Code - Section 14-33 (m) <b>Issued:</b> 05/24/2021 <span style="float: right;"><b>Status:</b> CEH</span>  <b>5</b> <b>Details:</b> A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced. More specifically, permit # B-2005-002459-0000 REROOFING has become inactive or expired.  <b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.4.1 <b>Issued:</b> 05/24/2021 <span style="float: right;"><b>Status:</b> CEH</span>

<b>Agenda No.:</b> 114 <b>Respondent:</b> PHILLIPS, RAYMOND; PHILLIPS, MARIE 5451 206th Ter N, Loxahatchee, FL 33470-2215 <b>Situs Address:</b> 5451 206th Ter N, Loxahatchee, FL <b>PCN:</b> 00-40-43-05-00-000-3200	<b>Status:</b> Active <b>CEO:</b> Paul Pickett  <b>Case No.:</b> C-2021-06180027 <b>Zoned:</b> AR
<b>Violations:</b>	<b>1</b> <b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, ACCESSORY STRUCTURE (SHED) has been erected or installed without a valid building permit.  <b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1 <b>Issued:</b> 06/24/2021 <span style="float: right;"><b>Status:</b> CEH</span>  <b>2</b> <b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, ACCESSORY STRUCTURE (METAL ROOFED STRUCTURE) has been erected or installed without a valid building permit.  <b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1



**CODE ENFORCEMENT  
SPECIAL MAGISTRATE HEARING AGENDA  
JANUARY 12, 2022 9:00 AM**

<b>3</b>	<p><b>Issued:</b> 06/24/2021 <span style="float: right;"><b>Status:</b> CEH</span></p> <p><b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, ACCESSORY STRUCTURE has been erected or installed without a valid building permit.</p> <p><b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1</p>
<b>4</b>	<p><b>Issued:</b> 06/24/2021 <span style="float: right;"><b>Status:</b> CEH</span></p> <p><b>Details:</b> 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><b>Code:</b> Palm Beach County Property Maintenance Code - Section 14-35 (a)</p> <p><b>Issued:</b> 06/24/2021 <span style="float: right;"><b>Status:</b> CEH</span></p>

**Agenda No.:** 115 **Status:** Removed  
**Respondent:** RASTIN, JEFFREY; RASTIN, GLORIA **CEO:** Paul Pickett  
 4102 Hibiscus Cir, West Palm Bch, FL 33409-2727  
**Situs Address:** 5929 Velvet Pl N, West Palm Beach, FL **Case No.:** C-2021-05070017  
**PCN:** 00-42-43-26-16-013-0110 **Zoned:** RH

**Violations:**

<b>3</b>	<p><b>Details:</b> The roof and flashing shall be sound, tight and not have defects that admit rain. Roof drainage shall be adequate to prevent dampness or deterioration in the walls or interior portion of the structure. Roof drains, gutters and down spouts shall be maintained in good repair and free from obstructions. Roof water shall not be discharged in a manner that creates an adjacent public nuisance.</p> <p><b>Code:</b> Palm Beach County Property Maintenance Code - Section 14-33 (g)</p> <p><b>Issued:</b> 05/07/2021 <span style="float: right;"><b>Status:</b> CLS</span></p>
<b>6</b>	<p><b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, ADDITION has been erected or installed without a valid building permit.</p> <p><b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1</p> <p><b>Issued:</b> 05/07/2021 <span style="float: right;"><b>Status:</b> CLS</span></p>

**Agenda No.:** 116 **Status:** Active  
**Respondent:** REYES, JULIANA MARIA ALEJO **CEO:** Paul Pickett  
 1566 Velvet Pl E, West Palm Beach, FL 33417-4212  
**Situs Address:** Plantation Rd, FL **Case No.:** C-2021-07160039  
**PCN:** 00-42-43-26-04-026-0140 **Zoned:** RM

**Violations:**

<b>1</b>	<p><b>Details:</b> Parking shall be prohibited on all vacant properties in residential districts.</p> <p><b>Code:</b> Unified Land Development Code - 6.D.1.A.4.a.3</p> <p><b>Issued:</b> 07/20/2021 <span style="float: right;"><b>Status:</b> CEH</span></p>
<b>2</b>	<p><b>Details:</b> 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><b>Code:</b> Palm Beach County Property Maintenance Code - Section 14-62 (3) (a) and (b)</p> <p><b>Issued:</b> 07/20/2021 <span style="float: right;"><b>Status:</b> CEH</span></p>

cc: Verdun, Henry Gustavo

**Agenda No.:** 117 **Status:** Removed  
**Respondent:** SHANKER, DAVID W; SHANKER, SUSAN B **CEO:** Paul Pickett  
 1111 Woodbine Dr, West Palm Beach, FL 33417-5722  
**Situs Address:** 1107 Woodbine Rd, West Palm Beach, FL **Case No.:** C-2021-07300018  
**PCN:** 00-42-43-26-15-000-2150 **Zoned:** RS

**Violations:**

<b>1</b>	<p><b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, RE-ROOF has been erected or installed without a valid building permit.</p> <p><b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1</p>
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**CODE ENFORCEMENT**  
**SPECIAL MAGISTRATE HEARING AGENDA**  
**JANUARY 12, 2022 9:00 AM**

**Issued:** 08/02/2021

**Status:** CLS

**Agenda No.:** 118

**Status:** Removed

**Respondent:** SOUTH FLORIDA SARA CORPORATION; TIPICO  
LATINO LOUNGE  
437 DAVIS Rd, Palm Springs, FL 33461

**CEO:** Paul Pickett

**Situs Address:** 770 S Military Trl, G, West Palm Beach, FL

**Case No.:** C-2021-04120002

**PCN:** 00-42-44-01-35-770-0010

**Zoned:** UC

**Violations:**

- 1 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, INTERIOR RENOVATION (RAISED SEATING) has been erected or installed without a valid building permit.  
  
**Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1  
**Issued:** 04/29/2021 **Status:** CLS
- 2 **Details:** A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced. More specifically, permit # B-2015-004515-000, E-2015-004515-0001 AND P-2015-004515-0002 has become inactive or expired.  
  
**Code:** PBC Amendments to FBC 7th Edition (2020) - 105.4.1  
**Issued:** 04/29/2021 **Status:** CLS
- 3 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, INTERIOR RENOVATION (RAISED STAGE, DJ BOOTH) has been erected or installed without a valid building permit.  
  
**Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1  
**Issued:** 04/29/2021 **Status:** CLS
- 5 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, BATHROOM URINAL X2 has been erected or installed without a valid building permit.  
  
**Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1  
**Issued:** 04/29/2021 **Status:** CLS

cc: Pbso  
Polo Shopping Ltd

**Agenda No.:** 119

**Status:** Active

**Respondent:** Valdes, Ricardo  
16394 E Calder Dr, Loxahatchee, FL 33470-4140

**CEO:** Paul Pickett

**Situs Address:** 16394 E Calder Dr, Loxahatchee, FL

**Case No.:** C-2021-07290018

**PCN:** 00-40-43-25-00-000-7080

**Zoned:** AR

**Violations:**

- 1 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, a permitted pole barn (B-1981-029075-0000) has been converted into an accessory building without a valid building permit.  
  
**Code:** PBC Amendments to FBC 6th Edition (2017) - 105.1  
**Issued:** 08/05/2021 **Status:** CEH
- 2 **Details:** It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items. CAR LIFT  
  
**Code:** Palm Beach County Property Maintenance Code - Section 14-35 (a)

**CODE ENFORCEMENT  
SPECIAL MAGISTRATE HEARING AGENDA  
JANUARY 12, 2022 9:00 AM**

<b>3</b>	<b>Issued:</b> 08/05/2021	<b>Status:</b> CEH
	<b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, 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 STRUCTURE has been erected or installed without a valid building permit.	
	<b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1	
	<b>Issued:</b> 08/05/2021	<b>Status:</b> CEH
<b>4</b>		
	<b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, SHIPPING CONTAINER has been erected or installed without a valid building permit.	
	<b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1	
	<b>Issued:</b> 08/05/2021	<b>Status:</b> CEH

cc: Building Division

<b>Agenda No.:</b> 120	<b>Status:</b> Active																																													
<b>Respondent:</b> Pear Consulting Services Inc. 3872 Cypress Lake Dr, Lake Worth, FL 33467	<b>CEO:</b> Patrick L Prentice																																													
<b>Situs Address:</b> 23142 SW 59th Ave, Boca Raton, FL	<b>Case No:</b> C-2021-05100013																																													
<b>PCN:</b> 00-42-47-31-06-056-0030	<b>Zoned:</b> RM																																													
<b>Violations:</b>	<table border="1" style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 5%; text-align: center; vertical-align: top;"><b>1</b></td> <td style="width: 20%;"><b>Issued:</b> 05/13/2021</td> <td style="width: 75%;"><b>Status:</b> CEH</td> </tr> <tr> <td></td> <td><b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, 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.</td> <td></td> </tr> <tr> <td></td> <td><b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1</td> <td></td> </tr> <tr> <td style="text-align: center; vertical-align: top;"><b>2</b></td> <td></td> <td></td> </tr> <tr> <td></td> <td><b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, 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.</td> <td></td> </tr> <tr> <td></td> <td><b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1</td> <td></td> </tr> <tr> <td></td> <td><b>Issued:</b> 05/13/2021</td> <td><b>Status:</b> CEH</td> </tr> <tr> <td style="text-align: center; vertical-align: top;"><b>3</b></td> <td></td> <td></td> </tr> <tr> <td></td> <td><b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, 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.</td> <td></td> </tr> <tr> <td></td> <td><b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1</td> <td></td> </tr> <tr> <td></td> <td><b>Issued:</b> 05/13/2021</td> <td><b>Status:</b> CLS</td> </tr> <tr> <td style="text-align: center; vertical-align: top;"><b>4</b></td> <td></td> <td></td> </tr> <tr> <td></td> <td><b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, 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.</td> <td></td> </tr> <tr> <td></td> <td><b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1</td> <td></td> </tr> <tr> <td></td> <td><b>Issued:</b> 05/13/2021</td> <td><b>Status:</b> CEH</td> </tr> </table>	<b>1</b>	<b>Issued:</b> 05/13/2021	<b>Status:</b> CEH		<b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, 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.			<b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1		<b>2</b>				<b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. 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**Agenda No.:** 121  
**Respondent:** 3441 HI ST LLC  
370 CAMINO GARDENS Blvd, Ste 301, Boca Raton, FL  
33432  
**Situs Address:** 3469 Hi St, Lake Worth, FL

**Status:** Active  
**CEO:** Ronald Ramos  
**Case No:** C-2021-08120069

**CODE ENFORCEMENT  
SPECIAL MAGISTRATE HEARING AGENDA  
JANUARY 12, 2022 9:00 AM**

**PCN:** 00-43-44-20-01-048-0070

**Zoned:** RH

**Violations:**

- 1** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit.
- >>>More specifically, Central H/VAC System has been erected or installed without a valid building permit. Obtain required building permits for the Central H/VAC System or remove the Central H/VAC System.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1  
**Issued:** 08/16/2021 **Status:** CEH
- 2** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit.
- >>>More specifically, the electrical outlet(s) -(west living room wall) have been erected or installed without a valid building permit. Obtain required building permits for the electrical outlet(s) -(west living room wall) or remove the electrical outlet(s) -(west living room wall).
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1  
**Issued:** 08/16/2021 **Status:** CEH
- 3** **Details:** The exterior of a structure shall be maintained in good repair, structurally sound and sanitary so as not to pose a threat to the public health, safety or welfare.
- >>>More specifically, Fascia wood on the north and south side are in disrepair. Maintain exterior of structure in good repair, structurally sound and sanitary.
- Code:** Palm Beach County Property Maintenance Code - Section 14-33 (a)  
**Issued:** 08/16/2021 **Status:** CEH
- 4** **Details:** Every window, door and frame shall be kept in sound condition, good repair and weather tight.
- >>>More specifically. several windows are broken and the front door is in total disrepair. Maintain windows, doors and frames in sound condition, good repair and weather-tight.
- Code:** Palm Beach County Property Maintenance Code - Section 14-33 (m)  
**Issued:** 08/16/2021 **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.
- >>>More specifically, The faucet at the bathtub is leaking. Repair all inoperative or faulty plumbing.
- Code:** Palm Beach County Property Maintenance Code - Section 14-45 (c) (1)  
**Issued:** 08/16/2021 **Status:** CEH
- 6** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit.
- >>>More specifically, romex exiting drywall from under the circuit breaker box, has been erected or installed without a valid building permit.
- Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1  
**Issued:** 08/16/2021 **Status:** CEH

cc: Pbso

**Agenda No.:** 122

**Respondent:** Gilberto A. Morejon, Jr. and Donna S. Morejon,  
Co-Trustees of THE MOREJON REVOCABLE TRUST  
16145 77th Trl N, Palm Beach Gardens, FL 33418-7471

**Situs Address:** 7435 167th Ct N, Palm Beach Gardens, FL

**PCN:** 00-42-41-09-00-000-1150

**Status:** Active

**CEO:** Ronald Ramos

**Case No.:** C-2020-11300024

**Zoned:** AR

**CODE ENFORCEMENT  
SPECIAL MAGISTRATE HEARING AGENDA  
JANUARY 12, 2022 9:00 AM**

**Violations:**

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

Floodplain Development Permits or Approvals shall be issued pursuant to this Article for any Development activities exempt from the Florida Building Code, as listed in Art. 18.A.4.C. Depending on the nature and extent of proposed Development that includes a Building or Structure, the Floodplain Administrator may determine that a Floodplain Development Permit or Approval is required in addition to a building permit.

Pursuant to the requirements of federal regulation for participation in the National Flood Insurance Program (44 CFR, Sections 59 and 60), Floodplain Development Permits or Approvals shall be required for the following Buildings, Structures and facilities that are exempt from the Florida Building Code and any further exemptions provided by law, which are subject to the requirements of this Article: Nonresidential farm Buildings on farms, as provided in section 604.50, F.S.

>>>>More specifically, please obtain an agricultural flood plain review/non-residential farm building approval for all built and portable structures, including but not limited to all fences and shipping containers.

**Code:** Unified Land Development Code - 18.A.4.A & 18.A.4.B & 18.A.4.C.2  
**Issued:** 01/13/2021 **Status:** CEH

**Agenda No.:** 123

**Status:** Active

**Respondent:** 67th Street North, L.L.C.  
13529 Barberry Dr, Wellington, FL 33414-8518

**CEO:** Stefanie C Rodriguez

**Situs Address:** 67th St N, FL

**Case No.:** C-2021-07200006

**PCN:** 00-41-42-33-00-000-3500

**Zoned:** AR

**Violations:**

**3** **Details:** Parking shall be prohibited on all vacant properties in residential districts.  
**Code:** Unified Land Development Code - 6.D.1.A.4.a.3  
**Issued:** 07/27/2021 **Status:** CLS

**5** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. Specifically, a fence with gate(s) has been erected or installed without a valid building permit.  
**Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1  
**Issued:** 07/27/2021 **Status:** CEH

**10** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. Specifically, a mobile home has been erected or installed without a valid building permit.  
**Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1  
**Issued:** 07/27/2021 **Status:** CLS

**Agenda No.:** 124

**Status:** Removed

**Respondent:** Carpenter, Christian  
13377 76th Rd N, West Palm Beach, FL 33412-2117

**CEO:** Stefanie C Rodriguez

**Situs Address:** 13377 76th Rd N, West Palm Beach, FL

**Case No.:** C-2021-07280026

**PCN:** 00-41-42-28-00-000-1810

**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:** 08/10/2021 **Status:** CLS

**CODE ENFORCEMENT  
SPECIAL MAGISTRATE HEARING AGENDA  
JANUARY 12, 2022 9:00 AM**

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| <b>2</b> | <p><b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by 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, 1st of 3 shipping \ freight containers has been erected or installed without a valid building permit.</p> <p><b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1<br/><b>Issued:</b> 08/10/2021 <span style="float: right;"><b>Status:</b> CLS</span></p> |
| <b>3</b> | <p><b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by 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, 2nd of 3 shipping \ freight container has been erected or installed without a valid building permit.</p> <p><b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1<br/><b>Issued:</b> 08/10/2021 <span style="float: right;"><b>Status:</b> CLS</span></p>  |

<b>Agenda No.:</b> 125	<b>Status:</b> Removed
<b>Respondent:</b> Shellenbarger, Charles; Cosentino, Renee 12566 Tangerine Blvd, West Palm Bch, FL 33412-2038	<b>CEO:</b> Stefanie C Rodriguez
<b>Situs Address:</b> 12566 Tangerine Blvd, West Palm Beach, FL	<b>Case No:</b> C-2021-01130034
<b>PCN:</b> 00-41-42-34-00-000-7410	<b>Zoned:</b> AR

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| <b>Violations:</b> | <p><b>1</b> <b>Details:</b> Maintenance of grassed areas and low-growing vegetation shall include weeding, watering, fertilizing, pruning, mowing, edging or any other actions needed consistent with acceptable horticultural practices.</p> <p><b>Code:</b> Palm Beach County Property Maintenance Code - Section 14-32 (c) (2)<br/><b>Issued:</b> 01/15/2021 <span style="float: right;"><b>Status:</b> CLS</span></p> <p><b>4</b> <b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by 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.</p> <p><b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1<br/><b>Issued:</b> 01/15/2021 <span style="float: right;"><b>Status:</b> CLS</span></p> |
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<b>Agenda No.:</b> 126	<b>Status:</b> Active
<b>Respondent:</b> Groom, Marsha K 15275 80th Ln N, Loxahatchee, FL 33470-5644	<b>CEO:</b> Stefanie C Rodriguez
<b>Situs Address:</b> 15275 80th Ln N, Loxahatchee, FL	<b>Case No:</b> C-2020-11160044
<b>PCN:</b> 00-41-42-19-00-000-5780	<b>Zoned:</b> AR

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| <b>Violations:</b> | <p><b>1</b> <b>Details:</b> The interior of a structure and equipment therein shall be maintained in good repair, structurally sound and in a sanitary condition. Every occupant shall keep that part of the structure which such occupant occupies or controls in a clean and sanitary condition. Every owner of a structure containing a rooming house, a hotel, a dormitory, two (2) or more dwelling units or two (2) or more nonresidential occupancies, shall maintain, in a clean and sanitary condition, the shared or public areas of the structure and exterior property. Specifically, the entire interior of the residence.</p> <p><b>Code:</b> Palm Beach County Property Maintenance Code - Section 14-34 (a)<br/><b>Issued:</b> 12/11/2020 <span style="float: right;"><b>Status:</b> CEH</span></p> <p><b>2</b> <b>Details:</b> Maintenance of grassed areas and low-growing vegetation shall include weeding, watering, fertilizing, pruning, mowing, edging or any other actions needed consistent with acceptable horticultural practices.</p> <p><b>Code:</b> Palm Beach County Property Maintenance Code - Section 14-32 (c) (2)<br/><b>Issued:</b> 12/11/2020 <span style="float: right;"><b>Status:</b> CEH</span></p> <p><b>3</b> <b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by 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 fence has been erected or installed without a valid building permit.</p> <p><b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1<br/><b>Issued:</b> 12/11/2020 <span style="float: right;"><b>Status:</b> CEH</span></p> |
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**CODE ENFORCEMENT  
SPECIAL MAGISTRATE HEARING AGENDA  
JANUARY 12, 2022 9:00 AM**

**Agenda No.:** 127

**Status:** Active

**Respondent:** Leone, Christina M  
6359 Seminole Pratt Whitney Rd, Loxahatchee, FL  
33470-6006

**CEO:** Stefanie C Rodriguez

**Situs Address:** 6359 Seminole Pratt Whitney Rd, Loxahatchee, FL  
**PCN:** 00-40-42-36-00-000-7430

**Case No:** C-2021-06250032  
**Zoned:** AR

**Violations:**

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| <b>1</b> | <p><b>Details:</b> 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><b>Code:</b> Palm Beach County Property Maintenance Code - Section 14-35 (a)<br/><b>Issued:</b> 07/16/2021</p> <p style="text-align: right;"><b>Status:</b> CEH</p> |
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**Agenda No.:** 128

**Status:** Active

**Respondent:** Maria Prows, L.L.C.  
15046 Hamlin Blvd, Loxahatchee, FL 33470-5615

**CEO:** Stefanie C Rodriguez

**Situs Address:** 14325 77th Pl N, Loxahatchee, FL  
**PCN:** 00-41-42-29-00-000-1650

**Case No:** C-2021-07060007  
**Zoned:** AR

**Violations:**

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| <b>1</b> | <p><b>Details:</b> 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><b>Code:</b> Palm Beach County Property Maintenance Code - Section 14-35 (a)<br/><b>Issued:</b> 07/09/2021</p> <p style="text-align: right;"><b>Status:</b> CEH</p>   |
| <b>2</b> | <p><b>Details:</b> All accessory structures, including detached garages, fences, walls, and swimming pools shall be maintained structurally sound and in good repair.</p> <p><b>Code:</b> Palm Beach County Property Maintenance Code - Section 14-32 (e)<br/><b>Issued:</b> 07/09/2021</p> <p style="text-align: right;"><b>Status:</b> CEH</p>  |
| <b>3</b> | <p><b>Details:</b> 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><b>Code:</b> Unified Land Development Code - 6.D.1.A.1.b<br/><b>Issued:</b> 07/09/2021</p> <p style="text-align: right;"><b>Status:</b> CEH</p>   |
| <b>4</b> | <p><b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by 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, 1 of 2 accessory structures has been erected or installed without a valid building permit.</p> <p><b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1<br/><b>Issued:</b> 07/09/2021</p> <p style="text-align: right;"><b>Status:</b> CEH</p> |
| <b>5</b> | <p><b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by 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, 2 of 2 accessory structures has been erected or installed without a valid building permit.</p> <p><b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1<br/><b>Issued:</b> 07/09/2021</p> <p style="text-align: right;"><b>Status:</b> CEH</p> |

**Agenda No.:** 129

**Status:** Removed

**Respondent:** Pectal, Jason A; Pectal, Rene S  
17927 71st Ln N, Loxahatchee, FL 33470-3262

**CEO:** Stefanie C Rodriguez

**Situs Address:** 17927 71st Ln N, Loxahatchee, FL  
**PCN:** 00-40-42-26-00-000-7620

**Case No:** C-2021-07190019  
**Zoned:** AR

**CODE ENFORCEMENT  
SPECIAL MAGISTRATE HEARING AGENDA  
JANUARY 12, 2022 9:00 AM**

**Violations:**

- |          |  |
|----------|--|
| <b>1</b> | <p><b>Details:</b> All construction activity regulated by this code shall be performed in a manner so as not to adversely impact the condition of adjacent property, unless such activity is permitted to affect said property pursuant to a consent granted by the applicable property owner, under terms or conditions agreeable to the applicable property owner. This includes, but is not limited to, the control of dust, noise, water or drainage runoffs, debris, and the storage of construction materials. New construction activity shall not adversely impact legal historic surface water drainage flows serving adjacent properties, and may require special drainage design complying with engineering standards to preserve the positive drainage patterns of the affected sites. Accordingly, developers, contractors and owners of all new residential development, including additions, pools, patios, driveways, decks or similar items, on existing properties resulting in a significant decrease of permeable land area on any parcel or has altered the drainage flow on the developed property shall, as a permit condition, provide a professionally prepared drainage plan clearly indicating compliance with this paragraph. Upon completion of the improvement, a certification from a licensed professional, as appropriate under Florida law, shall be submitted to the inspector in order to receive approval of the final inspection. Specifically, the site development and fill dirt appearing brought onto your property is in requirement of a valid permit in revision to quantity issued from Palm Beach County Building Department.</p> <p><b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 110.9<br/><b>Issued:</b> 07/21/2021 <span style="float: right;"><b>Status:</b> CLS</span></p> |
| <b>2</b> | <p><b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by 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 (possible shed) has been erected or installed without a valid building permit.</p> <p><b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1<br/><b>Issued:</b> 07/21/2021 <span style="float: right;"><b>Status:</b> CLS</span></p>  |

**Agenda No.:** 130

**Status:** Active

**Respondent:** Sullivan, Richard; Sullivan, Linda  
16233 71st Ln N, Loxahatchee, FL 33470-3400

**CEO:** Stefanie C Rodriguez

**Situs Address:** 16233 71st Ln N, Loxahatchee, FL

**Case No:** C-2021-07120037

**PCN:** 00-40-42-25-00-000-5780

**Zoned:** AR

**Violations:**

- |          |   |
|----------|---|
| <b>1</b> | <p><b>Details:</b> 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><b>Code:</b> Unified Land Development Code - 6.D.1.A.1.b<br/><b>Issued:</b> 07/16/2021 <span style="float: right;"><b>Status:</b> CEH</span></p>  |
| <b>2</b> | <p><b>Details:</b> It shall be unlawful for any owner of land in any residential district to park on, cause to be parked on, or allow to be parked on residentially zoned land any unlicensed or unregistered vehicle, or equipment commercial vehicle, sports vehicle, recreational vehicle, marine vessel or trailer for a period exceeding one hour in any 24 hour period, each such period commencing at the time of first stopping or parking.</p> <p><b>Code:</b> Unified Land Development Code - 6.D.1.A.4.a.2.a<br/><b>Issued:</b> 07/16/2021 <span style="float: right;"><b>Status:</b> CEH</span></p>   |
| <b>5</b> | <p><b>Details:</b> 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><b>Code:</b> Palm Beach County Property Maintenance Code - Section 14-35 (a)<br/><b>Issued:</b> 07/16/2021 <span style="float: right;"><b>Status:</b> CEH</span></p>  |
| <b>6</b> | <p><b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. Specifically, a shed has been erected or installed without a valid building permit.</p> <p><b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1<br/><b>Issued:</b> 07/16/2021 <span style="float: right;"><b>Status:</b> CEH</span></p> |

**Agenda No.:** 131

**Status:** Removed

**Respondent:** BOYS & GIRLS CLUBS OF PBC INC

**CEO:** Omar J Sheppard



**CODE ENFORCEMENT**  
**SPECIAL MAGISTRATE HEARING AGENDA**  
**JANUARY 12, 2022 9:00 AM**

800 NORTHPOINT Pkwy, Ste 204, West Palm Beach, FL  
33407

**Situs Address:** 905 Drexel Rd, West Palm Beach, FL

**Case No:** C-2021-05050032

**PCN:** 00-42-43-34-09-004-0000

**Zoned:**

**Violations:**

- |          |   |
|----------|---|
| <b>1</b> | <b>Details:</b> 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.<br><b>Code:</b> Palm Beach County Property Maintenance Code - Section 14-62 (3) (a) and (b)<br><b>Issued:</b> 05/07/2021<br><b>Status:</b> CLS |
|----------|---|

cc: Boys & Girls Clubs Of Pbc Inc

**Agenda No.:** 132

**Status:** Removed

**Respondent:** BOYS & GIRLS CLUBS OF PBC INC

**CEO:** Omar J Sheppard

800 NORTHPOINT Pkwy, Ste 204, West Palm Beach, FL  
33407

**Situs Address:** Drexel Rd, West Palm Beach, FL

**Case No:** C-2021-05050036

**PCN:** 00-42-43-34-09-005-0000

**Zoned:** RS

**Violations:**

- |          |   |
|----------|---|
| <b>1</b> | <b>Details:</b> 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.<br><b>Code:</b> Palm Beach County Property Maintenance Code - Section 14-62 (3) (a) and (b)<br><b>Issued:</b> 05/07/2021<br><b>Status:</b> CLS |
|----------|---|

**Agenda No.:** 133

**Status:** Active

**Respondent:** CANA, DAYAN

**CEO:** Omar J Sheppard

4656 Cambridge St, Lake Worth, FL 33463-2271

**Situs Address:** 5701 Orange Rd, West Palm Beach, FL

**Case No:** C-2021-05200003

**PCN:** 00-42-43-35-11-014-0181

**Zoned:** RM

**Violations:**

- |          |  |
|----------|--|
| <b>1</b> | <b>Details:</b> A maximum of one recreational vehicle and any two of the following, or a maximum of three of any of the following, may be parked outdoors on a residential parcel with a residential unit: sports vehicle, marine vessel with accompanying trailers, and trailers.<br><b>Code:</b> Unified Land Development Code - 6.D.1.A.1<br><b>Issued:</b> 05/25/2021<br><b>Status:</b> CLS  |
| <b>2</b> | <b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, A SHED has been erected or installed without a valid building permit.<br><b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1<br><b>Issued:</b> 05/25/2021<br><b>Status:</b> CEH |
| <b>3</b> | <b>Details:</b> 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, HEAVY REPAIR AND MAINTENANCE IS PROHIBITED IN MULTI-FAMILY RESIDENTIAL (MEDIUM DENSITY) DISTRICT.<br><b>Code:</b> Unified Land Development Code - 4.A.7.C.6<br><b>Issued:</b> 05/25/2021<br><b>Status:</b> CLS  |

cc: Cana, Dayan

**Agenda No.:** 134

**Status:** Removed

**Respondent:** ESCOBALES, CHRISTOPHER J II

**CEO:** Omar J Sheppard

117 Neva Dr, West Palm Beach, FL 33415-1931

**Situs Address:** 107 NEVA Dr, FL

**Case No:** C-2021-02020015

**PCN:** 00-42-43-35-14-003-0110

**Zoned:** RM

**Violations:**

- |          |  |
|----------|--|
| <b>1</b> | <b>Details:</b> Parking shall be prohibited on all vacant properties in residential districts.<br><b>Code:</b> Unified Land Development Code - 6.D.1.A.4.a.3<br><b>Issued:</b> 02/05/2021<br><b>Status:</b> CLS  |
| <b>2</b> | <b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, SHED has been erected or installed without a valid building permit. |

**CODE ENFORCEMENT**  
**SPECIAL MAGISTRATE HEARING AGENDA**  
**JANUARY 12, 2022 9:00 AM**

**Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1  
**Issued:** 02/05/2021 **Status:** CLS

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

**Code:** Unified Land Development Code - 6.D.1.A.1.b  
**Issued:** 02/05/2021 **Status:** CLS

cc: Escobales, Christopher J li

**Agenda No.:** 135 **Status:** Active  
**Respondent:** FYR SFR BORROWER LLC **CEO:** Omar J Sheppard  
1201 Hays St, Tallahassee, FL 32301  
**Situs Address:** 371 Pine Ave, West Palm Beach, FL **Case No:** C-2021-05120025  
**PCN:** 00-42-43-35-13-027-0122 **Zoned:**

**Violations:**

**1** **Details:** Hedges may be planted and maintained along or adjacent to a residential lot line, as follows:  
1) Hedges shall not exceed four feet in height when located within the required front setback.  
2) Hedges shall not exceed eight feet in height when located on or adjacent to the side, side street, or rear property lines.

**Code:** Unified Land Development Code - 7.D.4.A.1.a  
**Issued:** 05/25/2021 **Status:** CEH

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

**Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1  
**Issued:** 05/25/2021 **Status:** CEH

cc: Fyr Sfr Borrower Llc  
Fyr Sfr Borrower Llc

**Agenda No.:** 136 **Status:** Active  
**Respondent:** Freeman, Jamie D **CEO:** Jeff P Shickles  
18974 Cloud Lake Cir, Boca Raton, FL 33496-2131  
**Situs Address:** 18974 Cloud Lake Cir, Boca Raton, FL **Case No:** C-2021-09280025  
**PCN:** 00-42-47-06-04-004-0100 **Zoned:** RS

**Violations:**

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

Vegetation. The following vegetation is prohibited:  
(1) All diseased or damaged limbs or foliage that present a hazard.  
(2) Vegetation that constitutes a fire hazard.  
(3) Vegetation that impedes or obstructs adequate view of an intersection, traffic sign, railroad crossing or traffic from any street, road or highway.

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

**Code:** Palm Beach County Property Maintenance Code - Section 14-32 (c) (1)Table 14-32 ( c)  
Palm Beach County Property Maintenance Code - Section 14-32 (c) (2)  
Palm Beach County Property Maintenance Code - Section 14-32 (d)  
**Issued:** 09/30/2021 **Status:** CEH

**Agenda No.:** 137 **Status:** Removed  
**Respondent:** IH6 PROPERTY FLORIDA LP **CEO:** Jeff P Shickles  
1201 Hays St, Tallahassee, FL 32301-2525  
**Situs Address:** 4677 Barrett St, Delray Beach, FL **Case No:** C-2021-09150006  
**PCN:** 00-42-46-13-06-002-0170 **Zoned:** RS

**Violations:**

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

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

**CODE ENFORCEMENT  
SPECIAL MAGISTRATE HEARING AGENDA  
JANUARY 12, 2022 9:00 AM**

	<p><b>Code:</b> Palm Beach County Property Maintenance Code - Section 14-32 (c) (1)Table 14-32 ( c) Palm Beach County Property Maintenance Code - Section 14-32 (c) (2)</p> <p><b>Issued:</b> 09/15/2021 <span style="float:right"><b>Status:</b> CLS</span></p>
2	<p><b>Details:</b> 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><b>Code:</b> Palm Beach County Property Maintenance Code - Section 14-35 (a)</p> <p><b>Issued:</b> 09/15/2021 <span style="float:right"><b>Status:</b> CLS</span></p>

cc: Ih6 Property Florida Lp  
Ih6 Property Florida Lp

<b>Agenda No.:</b> 138	<b>Status:</b> Active		
<b>Respondent:</b> Karlin, Cheryl 300 Seville M, Delray Beach, FL 33446-2160	<b>CEO:</b> Jeff P Shickles		
<b>Situs Address:</b> 300 Seville M, Delray Beach, FL	<b>Case No.:</b> C-2021-07070011		
<b>PCN:</b> 00-42-46-22-03-013-3000	<b>Zoned:</b> RH		
<b>Violations:</b>	<table border="1"> <tr> <td>1</td> <td> <p><b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, 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 new windows has been erected or installed without a valid building permit.</p> <p><b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1</p> <p><b>Issued:</b> 07/08/2021 <span style="float:right"><b>Status:</b> CEH</span></p> </td> </tr> </table>	1	<p><b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, 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 new windows has been erected or installed without a valid building permit.</p> <p><b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1</p> <p><b>Issued:</b> 07/08/2021 <span style="float:right"><b>Status:</b> CEH</span></p>
1	<p><b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, 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 new windows has been erected or installed without a valid building permit.</p> <p><b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1</p> <p><b>Issued:</b> 07/08/2021 <span style="float:right"><b>Status:</b> CEH</span></p>		

<b>Agenda No.:</b> 139	<b>Status:</b> Active						
<b>Respondent:</b> Levy, Allan 5115 Conklin Dr, Delray Beach, FL 33484-2615	<b>CEO:</b> Jeff P Shickles						
<b>Situs Address:</b> 5115 Conklin Dr, Delray Beach, FL	<b>Case No.:</b> C-2021-09270008						
<b>PCN:</b> 00-42-46-14-03-001-0060	<b>Zoned:</b> AR						
<b>Violations:</b>	<table border="1"> <tr> <td>1</td> <td> <p><b>Details:</b> It shall be unlawful for any owner of land in any residential district to park on, cause to be parked on, or allow to be parked on residentially zoned land any unlicensed or unregistered vehicle, or equipment commercial vehicle, sports vehicle, recreational vehicle, marine vessel or trailer for a period exceeding one hour in any 24 hour period, each such period commencing at the time of first stopping or parking.</p> <p><b>Code:</b> Unified Land Development Code - 6.D.1.A.4.a.2.a</p> <p><b>Issued:</b> 09/29/2021 <span style="float:right"><b>Status:</b> CEH</span></p> </td> </tr> <tr> <td>2</td> <td> <p><b>Details:</b> All accessory structures, including detached garages, fences, walls, and swimming pools shall be maintained structurally sound and in good repair.</p> <p><b>Code:</b> Palm Beach County Property Maintenance Code - Section 14-32 (e)</p> <p><b>Issued:</b> 09/29/2021 <span style="float:right"><b>Status:</b> CEH</span></p> </td> </tr> <tr> <td>3</td> <td> <p><b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, 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.</p> <p><b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1</p> <p><b>Issued:</b> 09/29/2021 <span style="float:right"><b>Status:</b> CEH</span></p> </td> </tr> </table>	1	<p><b>Details:</b> It shall be unlawful for any owner of land in any residential district to park on, cause to be parked on, or allow to be parked on residentially zoned land any unlicensed or unregistered vehicle, or equipment commercial vehicle, sports vehicle, recreational vehicle, marine vessel or trailer for a period exceeding one hour in any 24 hour period, each such period commencing at the time of first stopping or parking.</p> <p><b>Code:</b> Unified Land Development Code - 6.D.1.A.4.a.2.a</p> <p><b>Issued:</b> 09/29/2021 <span style="float:right"><b>Status:</b> CEH</span></p>	2	<p><b>Details:</b> All accessory structures, including detached garages, fences, walls, and swimming pools shall be maintained structurally sound and in good repair.</p> <p><b>Code:</b> Palm Beach County Property Maintenance Code - Section 14-32 (e)</p> <p><b>Issued:</b> 09/29/2021 <span style="float:right"><b>Status:</b> CEH</span></p>	3	<p><b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, 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.</p> <p><b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1</p> <p><b>Issued:</b> 09/29/2021 <span style="float:right"><b>Status:</b> CEH</span></p>
1	<p><b>Details:</b> It shall be unlawful for any owner of land in any residential district to park on, cause to be parked on, or allow to be parked on residentially zoned land any unlicensed or unregistered vehicle, or equipment commercial vehicle, sports vehicle, recreational vehicle, marine vessel or trailer for a period exceeding one hour in any 24 hour period, each such period commencing at the time of first stopping or parking.</p> <p><b>Code:</b> Unified Land Development Code - 6.D.1.A.4.a.2.a</p> <p><b>Issued:</b> 09/29/2021 <span style="float:right"><b>Status:</b> CEH</span></p>						
2	<p><b>Details:</b> All accessory structures, including detached garages, fences, walls, and swimming pools shall be maintained structurally sound and in good repair.</p> <p><b>Code:</b> Palm Beach County Property Maintenance Code - Section 14-32 (e)</p> <p><b>Issued:</b> 09/29/2021 <span style="float:right"><b>Status:</b> CEH</span></p>						
3	<p><b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, 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.</p> <p><b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1</p> <p><b>Issued:</b> 09/29/2021 <span style="float:right"><b>Status:</b> CEH</span></p>						

<b>Agenda No.:</b> 140	<b>Status:</b> Removed		
<b>Respondent:</b> Wilfong, Jennifer K 301 N Palmway, Lake Worth, FL 33460-3518	<b>CEO:</b> Jeff P Shickles		
<b>Situs Address:</b> 3206 Palm Dr, Delray Beach, FL	<b>Case No.:</b> C-2021-03040008		
<b>PCN:</b> 00-43-46-04-18-000-0090	<b>Zoned:</b> RS		
<b>Violations:</b>	<table border="1"> <tr> <td>1</td> <td> <p><b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, 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 additional paver driveway has been erected or installed without a valid building permit.</p> <p><b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1</p> </td> </tr> </table>	1	<p><b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, 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 additional paver driveway has been erected or installed without a valid building permit.</p> <p><b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1</p>
1	<p><b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, 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 additional paver driveway has been erected or installed without a valid building permit.</p> <p><b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1</p>		

**CODE ENFORCEMENT  
SPECIAL MAGISTRATE HEARING AGENDA  
JANUARY 12, 2022 9:00 AM**

<b>2</b>	<b>Issued:</b> 03/04/2021	<b>Status:</b> CLS
	<b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, 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 vinyl fence has been erected or installed without a valid building permit.	
	<b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1	
	<b>Issued:</b> 03/04/2021	<b>Status:</b> CLS
<b>4</b>		
	<b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, 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 backyard shed has been erected or installed and now being added on to without a valid building permit.	
	<b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1	
	<b>Issued:</b> 03/04/2021	<b>Status:</b> CLS

**Agenda No.:** 141 **Status:** Removed  
**Respondent:** Rivera, Raul Santos; Aguirre, Herlinda **CEO:** David T Snell  
 877 Arlington Dr, West Palm Beach, FL 33415-3517  
**Situs Address:** 877 Arlington Dr, West Palm Beach, FL **Case No.:** C-2021-07160043  
**PCN:** 00-42-44-02-03-000-0090 **Zoned:** RS

<b>Violations:</b>	<b>1</b>	<p><b>Details:</b> It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items</p> <p style="padding-left: 40px;">Specifically: The premises is utilized to openly store these various items which qualify as open storage.</p> <p><b>Code:</b> Palm Beach County Property Maintenance Code - Section 14-35 (a)</p> <p><b>Issued:</b> 07/19/2021 <span style="float: right;"><b>Status:</b> CLS</span></p>
	<b>2</b>	<p><b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit.</p> <p style="padding-left: 40px;">Specifically: A me structure membrane canopy been erected or installed without a valid building permit.</p> <p><b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1</p> <p><b>Issued:</b> 07/19/2021 <span style="float: right;"><b>Status:</b> CLS</span></p>

**Agenda No.:** 142 **Status:** Active  
**Respondent:** Bolduc, Rejean Lucien; Bolduc, Gilda I **CEO:** David T Snell  
 5544 Citrus Hill Dr, Polk City, FL 33868-9587  
**Situs Address:** 128 Katrina Cir, West Palm Beach, FL **Case No.:** C-2021-08120046  
**PCN:** 00-42-44-01-07-002-0280 **Zoned:** RH

<b>Violations:</b>	<b>1</b>	<p><b>Details:</b> An accessory use shall continue only as long as the principal use that it serves remains active.</p> <p style="padding-left: 40px;">Specifically: An accessory structure is being used as a habitable living structure which is a violation of this Section.</p> <p><b>Code:</b> Unified Land Development Code - 4.B.1.D.5</p> <p><b>Issued:</b> 08/12/2021 <span style="float: right;"><b>Status:</b> CEH</span></p>
	<b>2</b>	<p><b>Details:</b> 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 style="padding-left: 40px;">Specifically: The premises is utilized to park a covered trailer in the front setback with is a violation of this Section.</p> <p><b>Code:</b> Unified Land Development Code - 6.D.1.A.1.b</p> <p><b>Issued:</b> 08/12/2021 <span style="float: right;"><b>Status:</b> CEH</span></p>



**CODE ENFORCEMENT  
SPECIAL MAGISTRATE HEARING AGENDA  
JANUARY 12, 2022 9:00 AM**

**Violations:**

- 1 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit.  
  
Specifically: A wooden structure has been erected or installed without a valid building permit.  
**Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1  
**Issued:** 07/19/2021 **Status:** CEH
- 2 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit.  
  
Specifically: A brick paver driveway has been erected or installed without a valid building permit.  
**Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1  
**Issued:** 07/19/2021 **Status:** CEH
- 3 **Details:** All accessory structures, including detached garages, fences, walls, and swimming pools shall be maintained structurally sound and in good repair.  
  
Specifically: All accessory structures, including detached fences shall be maintained structurally sound and in good repair.  
**Code:** Palm Beach County Property Maintenance Code - Section 14-32 (e)  
**Issued:** 07/19/2021 **Status:** CEH
- 4 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit.  
  
Specifically: Brick pavers are being laid or installed without a valid building permit.  
**Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1  
**Issued:** 07/19/2021 **Status:** CEH

<b>Agenda No.:</b> 146	<b>Status:</b> Removed
<b>Respondent:</b> Latimore, Ivan Niles 5555 Gun Club Rd, West Palm Beach, FL 33415-2501	<b>CEO:</b> David T Snell
<b>Situs Address:</b> 5555 Gun Club Rd, West Palm Beach, FL	<b>Case No.:</b> C-2021-06240019
<b>PCN:</b> 00-42-44-02-01-000-0186	<b>Zoned:</b> RT

**Violations:**

- 2 **Details:** All accessory structures, including detached garages, fences, walls, and swimming pools shall be maintained structurally sound and in good repair.  
  
Specifically: All accessory structures, including detached fences and swimming pools shall be maintained structurally sound and in good repair.  
**Code:** Palm Beach County Property Maintenance Code - Section 14-32 (e)  
**Issued:** 06/24/2021 **Status:** CLS

<b>Agenda No.:</b> 147	<b>Status:</b> Removed
<b>Respondent:</b> Munoz, Alfonso L; Munoz, Rosa M PO BOX 575, Elfers, FL 34680-0575	<b>CEO:</b> David T Snell
<b>Situs Address:</b> 891 Arlington Dr, West Palm Beach, FL	<b>Case No.:</b> C-2021-07290022
<b>PCN:</b> 00-42-44-02-03-000-0100	<b>Zoned:</b> RS

**Violations:**

- 3 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit.  
  
Specifically: A brick paver has been erected or installed without a valid building permit.  
**Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1  
**Issued:** 07/29/2021 **Status:** CLS

<b>Agenda No.:</b> 148	<b>Status:</b> Active
<b>Respondent:</b> Pelegrin, Alexis D	<b>CEO:</b> David T Snell

**CODE ENFORCEMENT  
SPECIAL MAGISTRATE HEARING AGENDA  
JANUARY 12, 2022 9:00 AM**

4403 Mars Ave, West Palm Beach, FL 33406-4004

**Situs Address:** 4403 Mars Ave, West Palm Beach, FL

**Case No:** C-2021-07090011

**PCN:** 00-42-44-01-05-000-0090

**Zoned:** RM

**Violations:**

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

Specifically: A brick paver driveway has been erected or installed without a valid building permit.

**Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1  
**Issued:** 07/12/2021 **Status:** CLS
  
- 2** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit.

Specifically: An aluminum awning has been erected or installed without a valid building permit.

**Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1  
**Issued:** 07/12/2021 **Status:** CLS
  
- 3** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit.

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

**Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1  
**Issued:** 07/12/2021 **Status:** CEH

**Agenda No.:** 149

**Status:** Removed

**Respondent:** Smith, Michelle K  
2078 Bonnie Dr, West Palm Beach, FL 33415-7204

**CEO:** David T Snell

**Situs Address:** 2078 Bonnie Dr, West Palm Beach, FL

**Case No:** C-2021-08310026

**PCN:** 00-42-44-14-07-000-0130

**Zoned:** RM

**Violations:**

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

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:** 09/03/2021 **Status:** CLS
  
- 2** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit.

Specifically: A shed has been erected or installed without a valid building permit.

**Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1  
**Issued:** 09/03/2021 **Status:** CLS

**Agenda No.:** 150

**Status:** Removed

**Respondent:** Swink, Bryan A; Swink, Celia R  
5692 Chase Ct, West Palm Beach, FL 33415-3640

**CEO:** David T Snell

**Situs Address:** 5692 Chase Ct, West Palm Beach, FL

**Case No:** C-2021-06090001

**PCN:** 00-42-44-02-01-000-1340

**Zoned:** RS

**CODE ENFORCEMENT  
SPECIAL MAGISTRATE HEARING AGENDA  
JANUARY 12, 2022 9:00 AM**

**Violations:**

- |          |  |
|----------|--|
| <b>1</b> | <p><b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit.</p> <p style="padding-left: 20px;">Specifically: A driveway and turnout has been erected or installed without a valid building permit.</p> <p><b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1<br/><b>Issued:</b> 06/10/2021 <span style="float: right;"><b>Status:</b> CLS</span></p>     |
| <b>3</b> | <p><b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit.</p> <p style="padding-left: 20px;">Specifically: A metal gate and supports have been erected or installed without a valid building permit.</p> <p><b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1<br/><b>Issued:</b> 06/10/2021 <span style="float: right;"><b>Status:</b> CLS</span></p> |

**Agenda No.:** 151

**Status:** Active

**Respondent:** Tejada, Kenia C

**CEO:** David T Snell

832 Arlington Dr, West Palm Beach, FL 33415-3518

**Situs Address:** 832 Arlington Dr, West Palm Beach, FL

**Case No:** C-2021-09010009

**PCN:** 00-42-44-02-03-000-0220

**Zoned:** RS

**Violations:**

- |          |  |
|----------|--|
| <b>1</b> | <p><b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit.</p> <p style="padding-left: 20px;">Specifically: A brick paver driveway has been erected or installed without a valid building permit.</p> <p><b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1<br/><b>Issued:</b> 09/02/2021 <span style="float: right;"><b>Status:</b> CEH</span></p> |
|----------|--|

**Agenda No.:** 152

**Status:** Active

**Respondent:** Valenziano, Salvatore; Valenziano, Marcie E

**CEO:** David T Snell

328 E Shadyside Cir, West Palm Beach, FL 33415-2527

**Situs Address:** 328 E Shadyside Cir, West Palm Beach, FL

**Case No:** C-2021-07080006

**PCN:** 00-42-44-02-09-000-0050

**Zoned:** RS

**Violations:**

- |          |   |
|----------|---|
| <b>1</b> | <p><b>Details:</b> Grass, weeds and low-growing vegetation shall be maintained as follows: Developed or Partially Developed Residential and Non-Residential lots one-half acre or less: 7 inches in height on the entire lot.</p> <p style="padding-left: 20px;">Specifically: The grass, weeds and low-growing vegetation are not maintained as prescribed in this Section.</p> <p><b>Code:</b> Palm Beach County Property Maintenance Code - Section 14-32 (c) (1)Table 14-32 (c)<br/><b>Issued:</b> 07/08/2021 <span style="float: right;"><b>Status:</b> CLS</span></p>   |
| <b>2</b> | <p><b>Details:</b> A maximum of one recreational vehicle and any two of the following, or a maximum of three of any of the following, may be parked outdoors on a residential parcel with a residential unit: sports vehicle, marine vessel with accompanying trailers, and trailers.</p> <p style="padding-left: 20px;">Specifically: The premises is utilized to park more than the maximum trailers which is a violation of this Section.</p> <p><b>Code:</b> Unified Land Development Code - 6.D.1.A.1<br/><b>Issued:</b> 07/08/2021 <span style="float: right;"><b>Status:</b> CEH</span></p>                            |
| <b>3</b> | <p><b>Details:</b> 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 style="padding-left: 20px;">Specifically: A commercial trailer is improperly parked in the front setback which is a violation of this Section</p> <p><b>Code:</b> Unified Land Development Code - 6.D.1.A.1.b<br/><b>Issued:</b> 07/08/2021 <span style="float: right;"><b>Status:</b> CEH</span></p> |



**CODE ENFORCEMENT  
SPECIAL MAGISTRATE HEARING AGENDA  
JANUARY 12, 2022 9:00 AM**

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

Specifically: The premises is utilized to park an "Unlicensed/Unregistered vehicle which is a violation of this Section.

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

**Issued:** 07/08/2021

**Status:** CEH

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

Specifically: The premises is utilized to openly store sheets of wood which violates this Section.

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

**Issued:** 07/08/2021

**Status:** CEH

**Agenda No.:** 153

**Status:** Postponed

**Respondent:** Becker, Sandra E

**CEO:** Christina G Stodd

17452 41st Rd N, Loxahatchee, FL 33470-3505

**Situs Address:** 17452 41st Rd N, Loxahatchee, FL

**Case No.:** C-2021-05190039

**PCN:** 00-40-43-11-00-000-5850

**Zoned:** AR

**Violations:**

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

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

**Issued:** 05/24/2021

**Status:** CEH

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

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

**Issued:** 05/24/2021

**Status:** CEH

**Agenda No.:** 154

**Status:** Postponed

**Respondent:** Robinson, Jerome E

**CEO:** Rick E Torrance

18026 Limestone Creek Rd, Jupiter, FL 33458-3828

**Situs Address:** 18026 Limestone Creek Rd, Jupiter, FL

**Case No.:** C-2020-11130060

**PCN:** 00-42-40-34-02-000-3050

**Zoned:** RH

**Violations:**

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

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

**Issued:** 11/20/2020

**Status:** CEH

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

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

**Issued:** 11/20/2020

**Status:** CEH

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

**CODE ENFORCEMENT**  
**SPECIAL MAGISTRATE HEARING AGENDA**  
**JANUARY 12, 2022 9:00 AM**

<b>4</b>	<p><b>Code:</b> PBC Amendments to FBC 6th Edition (2017) - 105.1  <b>Issued:</b> 11/20/2020 <span style="float: right;"><b>Status:</b> CEH</span></p> <p><b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, The detached garage has been enclosed without a valid building permit.</p> <p><b>Code:</b> PBC Amendments to FBC 6th Edition (2017) - 105.1  <b>Issued:</b> 11/20/2020 <span style="float: right;"><b>Status:</b> CEH</span></p>
<b>5</b>	<p><b>Details:</b> A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced. More specifically, permit # B-2018-015634-0000 Fence has become inactive or expired.</p> <p><b>Code:</b> PBC Amendments to FBC 6th Edition (2017) - 105.4.1  <b>Issued:</b> 11/20/2020 <span style="float: right;"><b>Status:</b> CEH</span></p>
<b>6</b>	<p><b>Details:</b> A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced. More specifically, permit # P-2013-006159-0000 Plumbing - Sewer has become inactive or expired.</p> <p><b>Code:</b> PBC Amendments to FBC 6th Edition (2017) - 105.4.1  <b>Issued:</b> 11/20/2020 <span style="float: right;"><b>Status:</b> CEH</span></p>

cc: Code Enforcement

<b>Agenda No.:</b> 155	<b>Status:</b> Removed
<b>Respondent:</b> THOMAS, Edith L 6917 2nd St, Jupiter, FL 33458-3841	<b>CEO:</b> Rick E Torrance
<b>Situs Address:</b> 6917 2nd St, Jupiter, FL	<b>Case No.:</b> C-2020-12230005
<b>PCN:</b> 00-42-41-03-01-000-1890	<b>Zoned:</b> RH

<b>Violations:</b>	<p><b>2</b> <b>Details:</b> The roof and flashing shall be sound, tight and not have defects that admit rain. Roof drainage shall be adequate to prevent dampness or deterioration in the walls or interior portion of the structure. Roof drains, gutters and down spouts shall be maintained in good repair and free from obstructions. Roof water shall not be discharged in a manner that creates an adjacent public nuisance.</p> <p><b>Code:</b> Palm Beach County Property Maintenance Code - Section 14-33 (g)  <b>Issued:</b> 12/23/2020 <span style="float: right;"><b>Status:</b> CEH</span></p>
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cc: Singer, Thomas Esq

<b>Agenda No.:</b> 156	<b>Status:</b> Active
<b>Respondent:</b> Perez, Alejandro 2706 Bahia Rd, West Palm Beach, FL 33406-7737	<b>CEO:</b> Charles Zahn
<b>Situs Address:</b> 2706 Bahia Rd, West Palm Beach, FL	<b>Case No.:</b> C-2021-02240024
<b>PCN:</b> 00-43-44-17-01-002-0030	<b>Zoned:</b> RS

<b>Violations:</b>	<p><b>1</b> <b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, water heater has been erected or installed without a valid building permit.</p> <p><b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1  <b>Issued:</b> 02/26/2021 <span style="float: right;"><b>Status:</b> CEH</span></p> <p><b>2</b> <b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, air conditioner (A/C) has been erected or installed without a valid building permit.</p>
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**CODE ENFORCEMENT**  
**SPECIAL MAGISTRATE HEARING AGENDA**  
**JANUARY 12, 2022 9:00 AM**

**Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1  
**Issued:** 02/26/2021 **Status:** CEH

**Agenda No.:** 157 **Status:** Active  
**Respondent:** Cid, Claudio **CEO:** Jamie G Illicete  
 900 Tropic Blvd, Delray Beach, FL 33483-4955 **Type:** Repeat  
**Situs Address:** 100 Miller Rd, Delray Beach, FL **Case No.:** C-2021-10120025  
**PCN:** 00-43-46-04-11-000-0010 **Zoned:** RM

- Violations:**
- 1 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, chain link and wood fence has been erected or installed without a valid building permit.  
**Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1  
**Issued:** 10/18/2021 **Status:** CEH
  - 2 **Details:** It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items. More specifically, inoperable vehicles, appliances, automotive parts, debris, garbage trash or similar items.  
**Code:** Palm Beach County Property Maintenance Code - Section 14-35 (a)  
**Issued:** 10/18/2021 **Status:** CEH
  - 3 **Details:** Recreational vehicles, boats, sports vehicles and/or trailers are not to be parked in a required front setback or other area between the structure and the street, or on street except for the purpose of loading or unloading during a period not to exceed two hours in any 24 hour period. More specifically, improperly parked trailer.  
**Code:** Unified Land Development Code - 6.D.1.A.1.b  
**Issued:** 10/18/2021 **Status:** CEH
  - 4 **Details:** A maximum of one recreational vehicle and any two of the following, or a maximum of three of any of the following, may be parked outdoors on a residential parcel with a residential unit: sports vehicle, marine vessel with accompanying trailers, and trailers.  
**Code:** Unified Land Development Code - 6.D.1.A.1  
**Issued:** 10/18/2021 **Status:** CEH
  - 5 **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. More specifically vegetation is overgrown.  
**Code:** Palm Beach County Property Maintenance Code - Section 14-32 (c) (2)  
**Issued:** 10/18/2021 **Status:** CEH

**Agenda No.:** 158 **Status:** Active  
**Respondent:** Cid, Claudio **CEO:** Jamie G Illicete  
 900 Tropic Blvd, Delray Beach, FL 33483-4955 **Type:** Repeat  
**Situs Address:** Old Dixie Hwy, Delray Beach, FL **Case No.:** C-2021-10140020  
**PCN:** 00-43-46-04-17-000-0900 **Zoned:** RM

- Violations:**
- 1 **Details:** Parking shall be prohibited on all vacant properties in residential districts. More specifically, parking vehicles, boats, trailers and equipment including construction equipment on a vacant lot.  
**Code:** Unified Land Development Code - 6.D.1.A.4.a.3  
**Issued:** 10/18/2021 **Status:** CEH
  - 2 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, chain link and wood fence has been erected or installed without a valid building permit.  
**Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1  
**Issued:** 10/18/2021 **Status:** CEH

**Agenda No.:** 159 **Status:** Active  
**Respondent:** Cid, Claudio **CEO:** Jamie G Illicete  
 900 Tropic Blvd, Delray Beach, FL 33483-4955 **Type:** Repeat  
**Situs Address:** Old Dixie Hwy, Delray Beach, FL **Case No.:** C-2021-10140022  
**PCN:** 00-43-46-04-17-000-0891 **Zoned:** RM

**CODE ENFORCEMENT  
SPECIAL MAGISTRATE HEARING AGENDA  
JANUARY 12, 2022 9:00 AM**

**Violations:**

- |          |  |
|----------|--|
| <b>1</b> | <p><b>Details:</b> Parking shall be prohibited on all vacant properties in residential districts. More specifically, parking vehicles, boats, trailers and equipment including construction equipment on a vacant lot.</p> <p><b>Code:</b> Unified Land Development Code - 6.D.1.A.4.a.3<br/> <b>Issued:</b> 10/18/2021 <span style="float: right;"><b>Status:</b> CEH</span></p>  |
| <b>2</b> | <p><b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, chain link and wood fence has been erected or installed without a valid building permit.</p> <p><b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1<br/> <b>Issued:</b> 10/18/2021 <span style="float: right;"><b>Status:</b> CEH</span></p> |

<b>Agenda No.:</b> 160	<b>Status:</b> Active
<b>Respondent:</b> Howard, Robert L Jr; Howard, Helen 8850 SW Hopwood Ave, Indiantown, FL 34956-4258	<b>CEO:</b> Michelle I Malkin-Daniels
<b>Situs Address:</b> 9538 171st St N, Jupiter, FL	<b>Case No:</b> C-2019-05170053
<b>PCN:</b> 00-42-41-06-00-000-5060	
<b>RE:</b> Request to rescind Special Magistrate Order dated February 3rd, 2021 due to compliance is not obtainable for code cited. To be recited.	

<b>Agenda No.:</b> 161	<b>Status:</b> Removed
<b>Respondent:</b> Law Office of Timothy H Olenn 1900 Glades Rd, Ste 245, Boca Raton, FL 33431	<b>CEO:</b> Timothy M Madu
<b>Situs Address:</b> 5563 S State Road 7, Lake Worth, FL	<b>Case No:</b> C-2021-03250032
<b>PCN:</b> 00-42-43-27-05-035-0252	<b>Zoned:</b> AR

**Violations:**

- |          |   |
|----------|---|
| <b>1</b> | <p><b>Details:</b> Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit.</p> <p>More specifically, a fence has been erected or installed without a valid building permit.</p> <p><b>Code:</b> PBC Amendments to FBC 7th Edition (2020) - 105.1<br/> <b>Issued:</b> 03/26/2021 <span style="float: right;"><b>Status:</b> CLS</span></p> |
| <b>2</b> | <p><b>Details:</b> 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>More specifically, the storage of building materials/concrete on the property.</p> <p><b>Code:</b> Palm Beach County Property Maintenance Code - Section 14-35 (a)<br/> <b>Issued:</b> 03/26/2021 <span style="float: right;"><b>Status:</b> CLS</span></p>   |
| <b>3</b> | <p><b>Details:</b> Grass, weeds and low-growing vegetation shall be maintained as follows: Vacant - Residential and Non-Residential lots greater than one-half acre: 18 inches on the first 25 feet measuring from property line or pod line of the lot on any side of the lot adjacent to a developed lot.</p> <p><b>Code:</b> Palm Beach County Property Maintenance Code - Section 14-32 (c) (1) Table 14-32(c)<br/> <b>Issued:</b> 03/26/2021 <span style="float: right;"><b>Status:</b> CLS</span></p>   |

cc: Soma Investors Llc

<b>Agenda No.:</b> 162	<b>Status:</b> Active
<b>Respondent:</b> Rivera, Luis; Rivera, Emma 6240 Serene Run, Lake Worth, FL 33467-6570	<b>CEO:</b> Timothy M Madu
<b>Situs Address:</b> 6240 Serene Run, Lake Worth, FL	<b>Case No:</b> C-2021-03010027
<b>PCN:</b> 00-42-44-40-04-000-0170	<b>Zoned:</b> RS

**Violations:**

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



**CODE ENFORCEMENT**  
**SPECIAL MAGISTRATE HEARING AGENDA**  
**JANUARY 12, 2022 9:00 AM**

**Issued:** 10/20/2021

**Status:** CEH

**cc:** Dunay, Miskel And Backman  
Margaritas Mexican Restaurant Llc

**Agenda No.:** 164 **Status:** Active  
**Respondent:** RONG, LI CHANG; ZHOU, PEILING **CEO:** Nedssa Merise  
4669 Arthur St, Palm Beach Gardens, FL 33418-5735  
**Situs Address:** 4669 Arthur St, Palm Beach Gardens, FL **Case No:** C-2020-06080006  
**PCN:** 00-42-42-13-09-001-0112  
**RE:** Request release of lien recorded 10-7-2021 in official book 32939 page 1599 due to property was in compliance at time of AONC. AONC issued in error.

**Agenda No.:** 165 **Status:** Removed  
**Respondent:** West Boynton Ranches Holdings LP **CEO:** Richard W Padgett  
5594 Lago Del Sol Drive, Lake Worth, FL 33449  
**Situs Address:** 9588 Boynton Beach Blvd, Boynton Beach, FL **Case No:** C-2020-06040002  
**PCN:** 00-42-43-27-05-053-0093  
**RE:** Request to contest Imposition of Fine/ Lien  
**cc:** West Boynton Ranches Holdings Lp  
West Boynton Ranches Holdings Lp

**Agenda No.:** 166 **Status:** Active  
**Respondent:** Stahon, Raymond **CEO:** David T Snell  
27 Possum Pass, West Palm Beach, FL 33413-2224  
**Situs Address:** 27 Possum Pass, West Palm Beach, FL **Case No:** C-2020-10220038  
**PCN:** 00-42-43-27-05-006-4501  
**RE:** Rescind Special Magistrate Order dated October 8, 2021 and rest to be heard on March 2, 2022.  
**cc:** Code Enforcement

**Agenda No.:** 167 **Status:** Active  
**Respondent:** SMITH, IVY D **CEO:** Paul Pickett  
5840 Tiffany Pl, West Palm Beach, FL 33417-4338  
**Situs Address:** 5840 Tiffany Pl, West Palm Beach, FL **Case No:** C-2019-10100027  
**PCN:** 00-42-43-26-17-004-0080  
**RE:** Request to contest Imposition of Fine/ Lien

**Agenda No.:** 168 **Status:** Active  
**Respondent:** LAIRD, RICHARD; LAIRD, JENNIFER **CEO:** Jodi A Guthrie  
6057 Southern Rd S, West Palm Beach, FL 33415-2446  
**Situs Address:** 6057 Southern Rd S, West Palm Beach, FL **Case No:** C-2020-05080047  
**PCN:** 00-42-44-03-00-000-1038  
**RE:** Request to rescind Special magistrate Order dated November 9, 2021 due to change of legal council prior to hearing.  
**cc:** Becker & Poliakoff

**Agenda No.:** 169 **Status:** Active  
**Respondent:** Perez, Rick H **CEO:** Maggie Bernal  
2339 Sunrise Dr, Apt 4, West Palm Beach, FL 33415-9320  
**Situs Address:** 2339 Sunrise Dr, West Palm Beach, FL **Case No:** C-2019-09050025  
**PCN:** 00-42-44-13-00-000-3320  
**RE:** Request to Rescind Special Magistrate Order dated September 8, 2021 due to scrivener's error in respondents name. Respondents name is Rick H Perez.

**Agenda No.:** 170 **Status:** Active  
**Respondent:** E A Investment Group LLC **CEO:** Timothy M Madu  
9654 Wolcott Pl, Wellington, FL 33414-6404  
**Situs Address:** 9240 Bouquet Rd, Lake Worth, FL **Case No:** C-2021-05100035  
**PCN:** 00-42-44-30-01-022-0010 **Zoned:** AR

**CODE ENFORCEMENT  
SPECIAL MAGISTRATE HEARING AGENDA  
JANUARY 12, 2022 9:00 AM**

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

More specifically, renovation of the home without a valid building permit. Alteration and remodeling to the existing building to include electrical, plumbing, windows and an addition to the Single Family Dwelling.

**Code:** PBC Amendments to FBC 7th Edition (2020) - 105.1  
**Issued:** 05/12/2021 **Status:** CEH

cc: Alexis, Elizabeth

**Agenda No.:** 171 **Status:** Active  
**Respondent:** Latimore, Ivan Niles **CEO:** David T Snell  
340 Royal Poinciana Way, Unit 411, Palm Beach, FL **Type:** Life Safety  
33480-8016  
**Situs Address:** 5555 Gun Club Rd, West Palm Beach, FL **Case No:** C-2021-12130016  
**PCN:** 00-42-44-02-01-000-0186 **Zoned:** RT

**Violations:** 1 **Details:** A swimming pool shall have a pool barrier that meets the requirements of the Florida Building Code pool barrier requirements in effect at the time of construction of the pool, or, if constructed before such requirements went into effect, shall have a barrier that meets all of the following minimum requirements:

- a. The barrier must be at least four (4) feet high on the outside.
- b. The barrier may not have any gaps, openings, indentations, protrusions, or structural components that could allow a young child to crawl under, squeeze through, or climb over the barrier.
- c. The barrier must be placed around the perimeter of the pool and must be separate from any fence, wall, or other enclosure surrounding the yard unless the fence, wall, or other enclosure or portion thereof is situated on the perimeter of the pool, is being used as part of the barrier, and meets the barrier requirements of this section. A wall of a dwelling may serve as part of the barrier if it does not contain any door

**Code:** Palm Beach County Property Maintenance Code - Section 14-32 (e) (2)  
**Issued:** 12/13/2021 **Status:** CEH

cc: Latimore, Ivan Niles

**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. "