



**CODE ENFORCEMENT
SPECIAL MAGISTRATE MODIFICATION HEARING AGENDA
JANUARY 20, 2021 9:00 AM**

Special Magistrate: Richard Gendler

Agenda No.: 001 **Status:** Active
Respondent: Schimele, Michelle; Maldonado, Edwardo **CEO:** Maggie Bernal
 4327 N Browning Dr, West Palm Beach, FL 33406-2917
Situs Address: 4327 Browning Dr N, West Palm Beach, FL **Case No:** C-2018-09110047
PCN: 00-42-44-01-04-000-0200 **Zoned:** RM

- Violations:**
- 3** **Details:** The exterior of a structure shall be maintained in good repair, structurally sound and sanitary so as not to pose a threat to the public health, safety or welfare.
Code: Palm Beach County Property Maintenance Code - Section 14-33 (a)
Issued: 09/19/2018 **Status:** MCEH
 - 4** **Details:** The roof and flashing shall be sound, tight and not have defects that admit rain. Roof drainage shall be adequate to prevent dampness or deterioration in the walls or interior portion of the structure. Roof drains, gutters and down spouts shall be maintained in good repair and free from obstructions. Roof water shall not be discharged in a manner that creates an adjacent public nuisance.
Code: Palm Beach County Property Maintenance Code - Section 14-33 (g)
Issued: 09/19/2018 **Status:** MCEH

Agenda No.: 002 **Status:** Active
Respondent: Titshaw, Thomas L; Titshaw, Nancy C **CEO:** Maggie Bernal
 4674 Clinton Blvd, Lake Worth, FL 33463-2232
Situs Address: 4674 Clinton Blvd, Lake Worth, FL **Case No:** C-2019-05170057
PCN: 00-42-44-24-10-000-4950 **Zoned:** RM

- Violations:**
- 1** **Details:** It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items. It shall be unlawful for any owner of land in any residential district to park on, cause to be parked on, or allow to be parked on residentially zoned land any unlicensed or unregistered vehicle for a period exceeding one hour in any 24 hour period.
 More Specifically: Outdoor storage of unlicensed/unregistered and/or inoperable vehicle(s) is not permit in a residential area.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
 Unified Land Development Code - 6.A.1.D.19.a.2)
Issued: 05/24/2019 **Status:** MCEH
 - 3** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, roofed structure attached to back or property has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 6th Edition (2017) - 105.1
Issued: 05/24/2019 **Status:** MCEH
 - 4** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, Fence has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 6th Edition (2017) - 105.1
Issued: 05/24/2019 **Status:** MCEH

Agenda No.: 003 **Status:** Active
Respondent: SHEPHERD, EVADNEY; REID, AKIM **CEO:** Brian Burdett
 15049 85th Rd N, Loxahatchee, FL 33470-4344
Situs Address: 15049 85th Rd N, Loxahatchee, FL **Case No:** C-2018-12190007
PCN: 00-41-42-19-00-000-1850 **Zoned:** AR

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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. Open storage including but not limited to riding lawn mower and vegetative debris.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 01/08/2019 **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, PVC and metal fences and gates columns have been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 6th Edition (2017) - 105.1
Issued: 01/08/2019 **Status:** MCEH
- 3 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, shed/ accessory structure has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 6th Edition (2017) - 105.1
Issued: 01/08/2019 **Status:** MCEH

Agenda No.: 004

Status: Active

Respondent: CH76 INVESTMENT LLC
3819 WESTGATE Ave, Ste 8, West Palm Beach, FL 33409

CEO: Jodi A Guthrie

Situs Address: 3333 Kirk Rd, Lake Worth, FL
PCN: 00-42-44-24-17-000-0010

Case No: C-2019-07310002
Zoned: RM

Violations:

- 1 **Details:** The roof and flashing shall be sound, tight and not have defects that admit rain. Roof drainage shall be adequate to prevent dampness or deterioration in the walls or interior portion of the structure. Roof drains, gutters and down spouts shall be maintained in good repair and free from obstructions. Roof water shall not be discharged in a manner that creates an adjacent public nuisance.
Code: Palm Beach County Property Maintenance Code - Section 14-33 (g)
Issued: 07/31/2019 **Status:** MCEH
- 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 # P-1985-000158-0000 (PLUMB RES BATH) has become inactive or expired.
Code: PBC Amendments to FBC 6th Edition (2017) - 105.4.1
Issued: 07/31/2019 **Status:** CLS
- 4 **Details:** Every window, door and frame shall be kept in sound condition, good repair and weather tight.
Code: Palm Beach County Property Maintenance Code - Section 14-33 (m)
Issued: 07/31/2019 **Status:** MCEH
- 5 **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.
All structural members shall be maintained free from deterioration, and shall be capable of safely supporting the imposed dead and live loads.
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.
Code: Palm Beach County Property Maintenance Code - Section 14-33 (a)
Palm Beach County Property Maintenance Code - Section 14-33 (d)
Palm Beach County Property Maintenance Code - Section 14-33 (i)
Issued: 07/31/2019 **Status:** MCEH

Agenda No.: 005
Respondent: Boca Center Inc

Status: Removed
CEO: Michael J Hauserman

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JANUARY 20, 2021 9:00 AM

11911 US Highway One, Ste 201, North Palm Beach, FL
33408

Situs Address: 23269 S State Road 7, Boca Raton, FL

Case No: C-2018-02070021

PCN: 00-41-47-36-06-000-0010

Zoned: CG

Violations:

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

Code: Unified Land Development Code - 2.A.6.B.4
Issued: 03/14/2018 | Status: MCEH |
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cc: Boca Center Inc
Pbso

Agenda No.: 006

Status: Active

Respondent: Hani Enterprises, Inc.
1701 NW Ave D, Belle Glade, FL 33430

CEO: Michelle I Malkin-Daniels

Situs Address: 9377 Alternate A1A, West Palm Beach, FL

Case No: C-2018-06010066

PCN: 00-43-42-17-00-000-7011

Zoned: CG

Violations:

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

Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (2)
Issued: 06/06/2018 | 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: 06/06/2018 | 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, hot water heater has been replaced without a valid building permit.

Code: PBC Amendments to FBC 6th Edition (2017) - 105.1
Issued: 06/06/2018 | Status: MCEH |
| 4 | Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, alterations of electrical panel without a valid building permit.

Code: PBC Amendments to FBC 6th Edition (2017) - 105.1
Issued: 06/06/2018 | Status: MCEH |
| 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, interior alteration that re-located or removed electrical and plumbing without a valid building permit.

Code: PBC Amendments to FBC 6th Edition (2017) - 105.1
Issued: 06/06/2018 | Status: MCEH |
| 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, fencing has been erected or installed without a valid building permit.

Code: PBC Amendments to FBC 6th Edition (2017) - 105.1
Issued: 06/06/2018 | Status: MCEH |

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- 7 **Details:**** A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced. More specifically, permit # B-1987-004865-0000 (B87004865) for a freestanding sign has become inactive or expired.
- The final inspection shall be made after all work required by the building permit is completed. More Specifically, B-1987-004865-0000 (B87004865).
- Code:** PBC Amendments to FBC 6th Edition (2017) - 105.4.1
PBC Amendments to FBC 6th Edition (2017) - 110.3.10
- Issued:** 06/06/2018 **Status:** MCEH
- 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 # E-1987-006152-0000 (E87006152) for a AC has become inactive or expired.
- The final inspection shall be made after all work required by the building permit is completed. More Specifically, E-1987-006152-0000 (E87006152).
- Code:** PBC Amendments to FBC 6th Edition (2017) - 105.4.1
PBC Amendments to FBC 6th Edition (2017) - 110.3.10
- Issued:** 06/06/2018 **Status:** MCEH
- 9 **Details:**** A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced. More specifically, permit # B-1987-009594-0000 (B87009594) for a freestanding sign has become inactive or expired.
- The final inspection shall be made after all work required by the building permit is completed. More Specifically, B-1987-009594-0000 (B87009594).
- Code:** PBC Amendments to FBC 6th Edition (2017) - 105.4.1
PBC Amendments to FBC 6th Edition (2017) - 110.3.10
- Issued:** 06/06/2018 **Status:** MCEH
- 10 **Details:**** A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced. More specifically, permit # B-1990-029693-0000 (B-90029130) for wall mounted sign has become inactive or expired.
- The final inspection shall be made after all work required by the building permit is completed. More Specifically, B-1990-029693-0000 (B-90029130).
- Code:** PBC Amendments to FBC 6th Edition (2017) - 105.4.1
PBC Amendments to FBC 6th Edition (2017) - 110.3.10
- Issued:** 06/06/2018 **Status:** MCEH
- 11 **Details:**** A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced. More specifically, permit # B-1990-029696-0000 (B90028889) for a sign face change has become inactive or expired.
- The final inspection shall be made after all work required by the building permit is completed. More Specifically, B-1990-029696-0000 (B90028889).
- Code:** PBC Amendments to FBC 6th Edition (2017) - 105.4.1
PBC Amendments to FBC 6th Edition (2017) - 110.3.10
- Issued:** 06/06/2018 **Status:** MCEH

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12 **Details:** A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced. More specifically, permit # E-2001-006575-0000 (E01002963) for a alarm system has become inactive or expired.

The final inspection shall be made after all work required by the building permit is completed. More Specifically, E-2001-006575-0000 (E01002963) .

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

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

Issued: 06/06/2018

Status: MCEH

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

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

Issued: 06/06/2018

Status: CLS

cc: Hani Entrprs Inc
Vogel, Laura A Esq

Agenda No.: 007

Status: Active

Respondent: SMITH, UNA E

CEO: Nedssa Merise

5341 Harriet Pl, West Palm Beach, FL 33407-1629

Situs Address: 5341 Harriet Pl, West Palm Beach, FL

Case No.: C-2019-09130037

PCN: 00-42-43-02-01-005-0220

Zoned: RM

Violations:

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

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

Issued: 09/17/2019

Status: MCEH

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

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

Issued: 09/17/2019

Status: MCEH

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

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

Issued: 09/17/2019

Status: MCEH

Agenda No.: 008

Status: Active

Respondent: PLANTATION MHP LLC

CEO: Paul Pickett

1201 HAYES St, TALLAHASSEE, FL 32301

Situs Address: 5771 Elmhurst Rd, West Palm Beach, FL

Case No.: C-2019-08260022

PCN: 00-42-43-26-17-008-0190

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

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

Issued: 08/27/2019

Status: MCEH

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)

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Issued: 08/27/2019 **Status:** MCEH
3 **Details:** The exterior of a structure shall be maintained in good repair, structurally sound and sanitary so as not to pose a threat to the public health, safety or welfare.
Code: Palm Beach County Property Maintenance Code - Section 14-33 (a)
Issued: 08/27/2019 **Status:** MCEH

cc: Massey, Scott
 Plantation Mhp Llc

Agenda No.: 009 **Status:** Active
Respondent: PLANTATION MHP LLC **CEO:** Paul Pickett
 1201 HAYS St, TALLAHASSEE, FL 32301
Situs Address: 5964 Velvet Pl N, West Palm Beach, FL **Case No.:** C-2019-09230053
PCN: 00-42-43-26-16-012-0030 **Zoned:** RH

- Violations:**
- 1** **Details:** A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced. More specifically, permit # B-1993-017444-0000 has become inactive or expired.
Code: PBC Amendments to FBC 6th Edition (2017) - 105.4.1
Issued: 09/24/2019 **Status:** CLS
 - 2** **Details:** It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 09/24/2019 **Status:** MCEH
 - 3** **Details:** All exterior walls shall be free from holes, breaks, loose or rotting materials; and maintained weatherproof and properly surface coated where required to prevent deterioration.
Code: Palm Beach County Property Maintenance Code - Section 14-33 (f)
Issued: 09/24/2019 **Status:** MCEH

cc: Massey, Scott
 Plantation Mhp Llc

Agenda No.: 010 **Status:** Active
Respondent: PLANTATION MHP LLC **CEO:** Paul Pickett
 1201 HAYS St, TALLAHASSEE, FL 32301
Situs Address: 5907 Cartier Rd, West Palm Beach, FL **Case No.:** C-2019-09230059
PCN: 00-42-43-26-17-003-0180 **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, FENCE has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 6th Edition (2017) - 105.1
Issued: 09/25/2019 **Status:** MCEH
 - 2** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, ACCESSORY STRUCTURE (SHED) has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 6th Edition (2017) - 105.1
Issued: 09/25/2019 **Status:** MCEH
 - 3** **Details:** It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 09/25/2019 **Status:** MCEH

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cc: Massey, Scott
Plantation Mhp Llc

Agenda No.: 011 **Status:** Active
Respondent: Egizio, Diane M; Heilman, Melinda M **CEO:** Debbie N Plaud
3762 Dunes Rd, Palm Beach Gardens, FL 33410-2346
Situs Address: 3762 Dunes Rd, Palm Beach Gardens, FL **Case No:** C-2019-06170026
PCN: 00-43-41-31-01-006-0260 **Zoned:** RM

- Violations:**
- 2** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, wood fence has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 6th Edition (2017) - 105.1
Issued: 07/25/2019 **Status:** MCEH
 - 3** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, driveway extension has been installed without a valid building permit.
Code: PBC Amendments to FBC 6th Edition (2017) - 105.1
Issued: 07/25/2019 **Status:** MCEH
 - 4** **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, driveway in disrepair.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (b)
Issued: 07/25/2019 **Status:** CLS

cc: Egizio, Diane

Agenda No.: 012 **Status:** Active
Respondent: Prosperity Bay Village Homeowner's Association, INC **CEO:** Rick E Torrance
840 Us Highway 1, Ste 415, North Palm Beach, FL
33408-3833
Situs Address: FL **Case No:** C-2019-07080022
PCN: 00-43-42-05-12-000-0000 **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, a dock, boat lift and gazebo has been erected or installed without a valid building permit on HOA property/canal behind the residence of 2347 Prosperity Bay Court, Palm Beach Gardens.
Code: PBC Amendments to FBC 6th Edition (2017) - 105.1
Issued: 07/09/2019 **Status:** MCEH
 - 2** **Details:** All accessory structures, including detached garages, fences, walls, and swimming pools shall be maintained structurally sound and in good repair. More specifically, the dock is in disrepair on HOA property/canal behind the residence of 2347 Prosperity Bay Court, Palm Beach Gardens.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (e)
Issued: 07/09/2019 **Status:** MCEH

Agenda No.: 013 **Status:** Active
Respondent: Saks Enterprises LLC **CEO:** Jeffrey T Tyson
7901 4th St N, Ste 300, St. Petersburg, FL 33702
Situs Address: 720 Brittany O, Delray Beach, FL **Case No:** C-2019-08210054
PCN: 00-42-46-22-07-015-7200 **Zoned:** RH

- Violations:**
- 1** **Details:** All mechanical equipment, fireplaces and solid fuel-burning appliances shall be properly installed and maintained in a safe working condition, and shall be capable of performing the intended function. Specifically, heating, ventilation and air conditioning (HVAC) unit.
Code: Palm Beach County Property Maintenance Code - Section 14-46 (b) (1)
Issued: 08/22/2019 **Status:** MCEH

CODE ENFORCEMENT
SPECIAL MAGISTRATE MODIFICATION HEARING AGENDA
JANUARY 20, 2021 9:00 AM

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| 2 | <p>Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, mechanical systems and interior drywall has been erected or installed without a valid building permit.</p> <p>Code: PBC Amendments to FBC 6th Edition (2017) - 105.1
 Issued: 08/22/2019 Status: MCEH</p> |
| 3 | <p>Details: The interior of a structure and equipment therein shall be maintained in good repair, structurally sound and in a sanitary condition. Every occupant shall keep that part of the structure which such occupant occupies or controls in a clean and sanitary condition. Every owner of a structure containing a rooming house, a hotel, a dormitory, two (2) or more dwelling units or two (2) or more nonresidential occupancies, shall maintain, in a clean and sanitary condition, the shared or public areas of the structure and exterior property. More specifically, repair/replace interior walls and enclose structural, electrical, plumbing and HVAC according to building codes.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-34 (a)
 Issued: 08/22/2019 Status: MCEH</p> |

cc: Saks Enterprises Llc
Saks Enterprises, Llc
Saks Enterprises, Llc

Agenda No.: 014	Status: Active		
Respondent: HICKOK, JINNI; SMOLCHEK, TAMARA 13134 86th Rd N, West Palm Beach, FL 33412-2323	CEO: Brian Burdett		
Situs Address: 13134 86th Rd N, West Palm Beach, FL	Case No.: C-2019-04120046		
PCN: 00-41-42-21-00-000-1860	Zoned: AR		
Violations:	<table border="1" style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 5%; text-align: center; vertical-align: top;">1</td> <td style="padding: 5px;"> <p>Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, addition/ structure on rear of primary structure has been erected or installed without a valid building permit.</p> <p>Code: PBC Amendments to FBC 6th Edition (2017) - 105.1 Issued: 04/26/2019 Status: MCEH</p> </td> </tr> </table>	1	<p>Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, addition/ structure on rear of primary structure has been erected or installed without a valid building permit.</p> <p>Code: PBC Amendments to FBC 6th Edition (2017) - 105.1 Issued: 04/26/2019 Status: MCEH</p>
1	<p>Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, addition/ structure on rear of primary structure has been erected or installed without a valid building permit.</p> <p>Code: PBC Amendments to FBC 6th Edition (2017) - 105.1 Issued: 04/26/2019 Status: MCEH</p>		

Agenda No.: 015	Status: Active						
Respondent: Adirof, R. E., Inc 2135 S Congress Ave, Ste 1C, West Palm Beach, FL 33406	CEO: Deb L Wiggins						
Situs Address: 832 Pike Rd, West Palm Beach, FL	Case No.: C-2018-08210010						
PCN: 00-42-43-27-05-006-1001	Zoned: IL						
Violations:	<table border="1" style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 5%; text-align: center; vertical-align: top;">1</td> <td style="padding: 5px;"> <p>Details: The Site Plan shall be the controlling plan for Conditional Uses or PDDs listed below. All development site elements including, but not limited to: ingress and egress, density, and intensity in the proposed application shall be consistent with the Site Plan. All plats shall be consistent with the Site Plan. In cases of conflict between plans, the most recently approved BCC Preliminary Plan(s) for those DOs that have no Final Plan(s) shall prevail. More specifically, the site shall be developed, maintained and operated in compliance with all development approvals, including Final Site Plans and Final Regulating Plans for Control # 1978-003, HD Construction Supply. This includes all hardscape and landscaping features.</p> <p>Code: Unified Land Development Code - 2.A.6.B.4 Issued: 12/05/2018 Status: MCEH</p> </td> </tr> <tr> <td style="text-align: center; vertical-align: top;">2</td> <td style="padding: 5px;"> <p>Details: Off-street parking spaces shall be provided for the use of residents, customers, patrons and employees. Required parking spaces shall not be used for the storage, sale or display of goods or materials or for the sale, repair, or servicing of vehicles. All vehicles parked within off-street parking areas shall be registered and capable of moving under their own power. Required off-street parking spaces shall be free from building encroachments.</p> <p>Code: Unified Land Development Code - 6.A.1.D.3. Issued: 12/05/2018 Status: MCEH</p> </td> </tr> <tr> <td style="text-align: center; vertical-align: top;">3</td> <td style="padding: 5px;"> <p>Details: It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items; Trash and debris shall not be openly stored on the site. It shall be containerized and said containers shall not interfere with any parking, circulation or landscaping features.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)</p> </td> </tr> </table>	1	<p>Details: The Site Plan shall be the controlling plan for Conditional Uses or PDDs listed below. All development site elements including, but not limited to: ingress and egress, density, and intensity in the proposed application shall be consistent with the Site Plan. All plats shall be consistent with the Site Plan. In cases of conflict between plans, the most recently approved BCC Preliminary Plan(s) for those DOs that have no Final Plan(s) shall prevail. More specifically, the site shall be developed, maintained and operated in compliance with all development approvals, including Final Site Plans and Final Regulating Plans for Control # 1978-003, HD Construction Supply. This includes all hardscape and landscaping features.</p> <p>Code: Unified Land Development Code - 2.A.6.B.4 Issued: 12/05/2018 Status: MCEH</p>	2	<p>Details: Off-street parking spaces shall be provided for the use of residents, customers, patrons and employees. Required parking spaces shall not be used for the storage, sale or display of goods or materials or for the sale, repair, or servicing of vehicles. All vehicles parked within off-street parking areas shall be registered and capable of moving under their own power. Required off-street parking spaces shall be free from building encroachments.</p> <p>Code: Unified Land Development Code - 6.A.1.D.3. Issued: 12/05/2018 Status: MCEH</p>	3	<p>Details: It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items; Trash and debris shall not be openly stored on the site. It shall be containerized and said containers shall not interfere with any parking, circulation or landscaping features.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)</p>
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3	<p>Details: It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items; Trash and debris shall not be openly stored on the site. It shall be containerized and said containers shall not interfere with any parking, circulation or landscaping features.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)</p>						

CODE ENFORCEMENT
SPECIAL MAGISTRATE MODIFICATION HEARING AGENDA
JANUARY 20, 2021 9:00 AM

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| 4 | <p>Issued: 12/05/2018 Status: MCEH</p> <p>Details: Outdoor storage of merchandise, inventory, equipment, refuse, or similar materials, and outdoor activities associated with a use operation in all zoning districts shall be subject to the following standards, unless stated otherwise: b. Location Outdoor Storage and Activity areas shall not be located in any of the required setbacks. Bollards or other acceptable barricade to the Zoning Division shall be provided to delineate pile locations.</p> <p>Code: Unified Land Development Code - 5.B.1.Z.3.b.</p> | |
| | <p>Issued: 12/05/2018 Status: MCEH</p> | |
| 5 | <p>Details: Outdoor Storage and Activity areas shall be completely screened from all property lines by landscaping, fences, walls, or buildings.</p> <p>Code: Unified Land Development Code - 5.B.1.A.3.d.</p> | |
| | <p>Issued: 12/05/2018 Status: MCEH</p> | |
| 6 | <p>Details: A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced. More specifically, permit # B-1984-022757-0000 B84022757 Fence - Commercial, is inactive. Resolve same through the Building Division.</p> <p>Code: PBC Amendments to FBC 6th Edition (2017) - 105.4.1</p> | |
| | <p>Issued: 12/05/2018 Status: MCEH</p> | |
| 7 | <p>Details: Industrial FLU Designation, Zoning Districts or Uses - 1) Outdoor Storage and Activity areas adjacent to parcels of land with Industrial FLU designation or use and not visible from any street shall be exempted from the screening requirements. 2) Outdoor Activity areas in industrial uses shall have a Type 3 incompatibility buffer along property lines adjacent to parcels with a Civic, Conservation, Commercial, Recreational or residential FLU designation, or use, or where visible from a public R-O-W. The incompatibility buffer shall be a minimum of 25 feet in width.</p> <p>Code: Unified Land Development Code - 5.B.1.A.3.e.</p> | |
| | <p>Issued: 12/05/2018 Status: MCEH</p> | |

cc: Adirof, R. E., Inc
Adirof, R. E., Inc
Adirof, R. E., Inc

Agenda No.: 016	Status: Active
Respondent: Amato, George S; Amato, Pirjo R 3147 Custer Ave, Lake Worth, FL 33467-1001	CEO: Charles Zahn
Situs Address: 3147 Custer Ave, Lake Worth, FL	Case No.: C-2018-08160033
PCN: 00-42-44-19-01-001-0030	Zoned: AR

Violations:

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| 1 | <p>Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, greenhouse has been erected or installed without a valid building permit.</p> <p>Code: PBC Amendments to FBC 6th Edition (2017) - 105.1</p> | |
| | <p>Issued: 10/04/2018 Status: MCEH</p> | |
| 2 | <p>Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, shed has been erected or installed without a valid building permit.</p> <p>Code: PBC Amendments to FBC 6th Edition (2017) - 105.1</p> | |
| | <p>Issued: 10/04/2018 Status: MCEH</p> | |
| 3 | <p>Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, fence and gate has been erected or installed without a valid building permit.</p> <p>Code: PBC Amendments to FBC 6th Edition (2017) - 105.1</p> | |
| | <p>Issued: 10/04/2018 Status: MCEH</p> | |

CODE ENFORCEMENT
SPECIAL MAGISTRATE MODIFICATION HEARING AGENDA
JANUARY 20, 2021 9:00 AM

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| 4 | <p>Details: A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced. More specifically, permit # B-1989-003068-0000 has become inactive or expired.</p> <p>The final inspection shall be made after all work required by the building permit is completed. More Specifically, permit # B-1989-003068-0000.</p> <p>Code: PBC Amendments to FBC 6th Edition (2017) - 105.4.1
PBC Amendments to FBC 6th Edition (2017) - 110.3.10</p> <p>Issued: 10/04/2018 Status: MCEH</p> |
| 5 | <p>Details: A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced. More specifically, permit # B-1989-003071-0000 has become inactive or expired.</p> <p>The final inspection shall be made after all work required by the building permit is completed. More Specifically, permit # B-1989-003071-0000.</p> <p>Code: PBC Amendments to FBC 6th Edition (2017) - 105.4.1
PBC Amendments to FBC 6th Edition (2017) - 110.3.10</p> <p>Issued: 10/04/2018 Status: MCEH</p> |

Agenda No.: 017	Status: Active
Respondent: 17832 WAGON WHEEL DR LLC 2450 HOLLYWOOD BLVD, Ste 105, HOLLYWOOD, FL 33020	CEO: Jeff P Shickles
Situs Address: 17832 Wagon Wheel Dr, Boca Raton, FL	Case No.: C-2019-07220008
PCN: 00-42-43-27-05-071-0971	Zoned: AGR

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| Violations: | <table border="1" style="width: 100%; border-collapse: collapse;"><tr><td style="width: 30px; vertical-align: top; padding: 5px;">3</td><td style="padding: 5px;"><p>Details: A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced. More specifically, permit # E-2018-22577 has become inactive or expired.</p><p>Code: PBC Amendments to FBC 6th Edition (2017) - 105.4.1</p><p>Issued: 07/25/2019 Status: MCEH</p></td></tr></table> | 3 | <p>Details: A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced. More specifically, permit # E-2018-22577 has become inactive or expired.</p> <p>Code: PBC Amendments to FBC 6th Edition (2017) - 105.4.1</p> <p>Issued: 07/25/2019 Status: MCEH</p> |
| 3 | <p>Details: A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced. More specifically, permit # E-2018-22577 has become inactive or expired.</p> <p>Code: PBC Amendments to FBC 6th Edition (2017) - 105.4.1</p> <p>Issued: 07/25/2019 Status: MCEH</p> | | |

cc: 17832 Wagon Wheel Dr Llc

Agenda No.: 018	Status: Active
Respondent: Bellantonio, Joseph M 16744 E Duran Blvd, Loxahatchee, FL 33470-4157	CEO: Ray F Leighton
Situs Address: 16744 E Duran Blvd, Loxahatchee, FL	Case No.: C-2018-01290014
PCN: 00-40-43-25-00-000-4010	Zoned: AR

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| Violations: | <table border="1" style="width: 100%; border-collapse: collapse;"><tr><td style="width: 30px; vertical-align: top; padding: 5px;">1</td><td style="padding: 5px;"><p>Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, enclosing of the first level has been done without a valid building permit.</p><p>Code: PBC Amendments to FBC 6th Edition (2017) - 105.1</p><p>Issued: 01/29/2018 Status: MCEH</p></td></tr><tr><td style="width: 30px; vertical-align: top; padding: 5px;">3</td><td style="padding: 5px;"><p>Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, fencing has been erected or installed without a valid building permit.</p><p>Code: PBC Amendments to FBC 6th Edition (2017) - 105.1</p><p>Issued: 01/29/2018 Status: CLS</p></td></tr></table> | 1 | <p>Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, enclosing of the first level has been done without a valid building permit.</p> <p>Code: PBC Amendments to FBC 6th Edition (2017) - 105.1</p> <p>Issued: 01/29/2018 Status: MCEH</p> | 3 | <p>Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, fencing has been erected or installed without a valid building permit.</p> <p>Code: PBC Amendments to FBC 6th Edition (2017) - 105.1</p> <p>Issued: 01/29/2018 Status: CLS</p> |
| 1 | <p>Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, enclosing of the first level has been done without a valid building permit.</p> <p>Code: PBC Amendments to FBC 6th Edition (2017) - 105.1</p> <p>Issued: 01/29/2018 Status: MCEH</p> | | | | |
| 3 | <p>Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, fencing has been erected or installed without a valid building permit.</p> <p>Code: PBC Amendments to FBC 6th Edition (2017) - 105.1</p> <p>Issued: 01/29/2018 Status: CLS</p> | | | | |

CODE ENFORCEMENT
SPECIAL MAGISTRATE MODIFICATION HEARING AGENDA
JANUARY 20, 2021 9:00 AM

cc: Lavin, Ross G Esq

Agenda No.: 019 **Status:** Active
Respondent: US Bank Trust NA as trustee for LSF9 Master Participation Trust **CEO:** Damon L Nunn
255 S Orange Ave, Ste 900, Orlando, FL 32801
Situs Address: 5085 Monterey Ln, Delray Beach, FL **Case No:** C-2019-08280002
PCN: 00-42-46-26-08-000-0090 **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.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (2)
Issued: 09/06/2019 **Status:** MCEH
 - 2** **Details:** It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 09/06/2019 **Status:** MCEH
 - 3** **Details:** The roof and flashing shall be sound, tight and not have defects that admit rain. Roof drainage shall be adequate to prevent dampness or deterioration in the walls or interior portion of the structure. Roof drains, gutters and down spouts shall be maintained in good repair and free from obstructions. Roof water shall not be discharged in a manner that creates an adjacent public nuisance.
Code: Palm Beach County Property Maintenance Code - Section 14-33 (g)
Issued: 09/06/2019 **Status:** MCEH

cc: Code Enforcement
Us Bank Trust Na Lsf9 Master Participation Trust

Agenda No.: 020 **Status:** Active
Respondent: Ashem Group, LLC **CEO:** Frank H Amato
9924 Happy Hollow Rd, Delray Beach, FL 33446
Situs Address: 9924 Happy Hollow Rd, Delray Beach, FL **Case No:** C-2019-03200026
PCN: 00-42-46-18-01-000-0480 **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 commercial fence has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 6th Edition (2017) - 105.1
Issued: 03/22/2019 **Status:** MCEH
 - 2** **Details:** Uses identified with a "D" or exceeding the thresholds of Table 4.A.9.A, Thresholds for Projects Requiring DRO Approval, are allowed subject to approval by the DRO in accordance with Article 2.D, Administrative Process. More specifically, the Landscaping Service use shall be permitted subject to DRO approval as an accessory use only in conjunction with a retail or wholesale nursery, excluding those that meet the limitations of a home occupation.
Code: Unified Land Development Code - 4.A.7.C.2
Issued: 03/22/2019 **Status:** MCEH
 - 3** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, the storage containers and fueling station have been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 6th Edition (2017) - 105.1
Issued: 03/22/2019 **Status:** MCEH
 - 4** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, the wooden and/or metal utility buildings have been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 6th Edition (2017) - 105.1

CODE ENFORCEMENT
SPECIAL MAGISTRATE MODIFICATION HEARING AGENDA
JANUARY 20, 2021 9:00 AM

5	Issued: 03/22/2019	Status: MCEH
	Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, the accessory mobile home has been erected or installed without a valid building permit.	
	Code: PBC Amendments to FBC 6th Edition (2017) - 105.1	
	Issued: 03/22/2019	Status: MCEH
6		
	Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, the exterior flood lighting has been erected or installed without a valid building permit.	
	Code: PBC Amendments to FBC 6th Edition (2017) - 105.1	
	Issued: 03/22/2019	Status: MCEH

cc: Ashem Group, Llc
Zoning Division

Agenda No.: 021 **Status:** Active
Respondent: Deutsche Bank National Trust Company, As Trustee of the **CEO:** Charles Zahn
Indymac IMJA Mortgage Trust 2007-A1, Mortgage
Pass-Through Certificates, Series 2007-A1 Under the
Pooling and Servicing Agreement dated June 1, 2007
5720 Premier Park Dr, West Palm Beach, FL 33407-1610

Situs Address: 3277 Lago De Talavera, Lake Worth, FL **Case No:** C-2018-07230026
PCN: 00-42-44-19-09-000-0030 **Zoned:** PUD

Violations:	1	<p>Details: A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced.</p> <p>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.</p> <p>More specifically:</p> <p style="margin-left: 20px;">B-2006-018756-0000 B06021666 Pool Residential - In-Ground- Site Built Inactive B-2006-018756-0001 B06052200 Fence - Pool Barrier - Inactive B-2006-018756-0002 B06052593 Fence - Pool Barrier - New Inactive E-2006-018756-0003 E06005408 Pool Electric (Sub) Inactive</p> <p>Code: PBC Amendments to FBC 6th Edition (2017) - 105.4.1 PBC Amendments to FBC 6th Edition (2017) - 110.3.10 PBC Amendments to FBC 6th Edition (2017) - 111.5</p> <p>Issued: 09/14/2018 Status: MCEH</p>
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Agenda No.: 022 **Status:** Active
Respondent: Scroggie, Arturo; Decapito, Roger **CEO:** Larry W Caraccio
10689 Heritage Farms Rd, Lake Worth, FL 33449-6723

Situs Address: 10689 Heritage Farms Rd, Lake Worth, FL **Case No:** C-2017-07210032
PCN: 00-41-45-12-00-000-3160 **Zoned:** AR

Violations:	1	<p>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 Article 2.B, Public Hearing Process. More specifically, operating a landscape business from the property.</p> <p>Code: Unified Land Development Code - 4.A.7.C.5</p> <p>Issued: 07/31/2017 Status: MCEH</p>
	2	<p>Details: There are five processes to obtain a zoning approval for a use, as follows: Permitted by Right, Special Permit, DRO, Class B Conditional Use, or Class A Conditional Use. Each Use Matrix identifies all zoning districts, uses, and approval process.</p> <p>Code: Unified Land Development Code - 4.A.7.C</p> <p>Issued: 07/31/2017 Status: MCEH</p>

CODE ENFORCEMENT
SPECIAL MAGISTRATE MODIFICATION HEARING AGENDA
JANUARY 20, 2021 9:00 AM

cc: Code Enforcement
Law Office Of Mark Perry, P.A.

Agenda No.: 023 **Status:** Active
Respondent: Scroggie, Arturo; Decapito, Roger **CEO:** Larry W Caraccio
10689 Heritage Farms Rd, Lake Worth, FL 33449-6723
Situs Address: 10689 Heritage Farms Rd, Lake Worth, FL **Case No:** C-2017-08220045
PCN: 00-41-45-12-00-000-3160 **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 warehouse has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 6th Edition (2014) - 105.1
Issued: 08/30/2017 **Status:** MCEH
- 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: Trash and debris along the fence line of the property is prohibited.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 08/30/2017 **Status:** MCEH
- 3** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, an accessory structure (#2 NE side of property) has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 6th Edition (2014) - 105.1
Issued: 08/30/2017 **Status:** MCEH
- 4** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, an accessory structure (#3 SW area of property) has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 6th Edition (2014) - 105.1
Issued: 08/30/2017 **Status:** MCEH
- 5** **Details:** All accessory structures, including detached garages, fences, walls, and swimming pools shall be maintained structurally sound and in good repair. More specifically: Chain link fence around the property is in disrepair.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (d)
Issued: 08/30/2017 **Status:** MCEH
- 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 #B2003-002821 (office bldg.) has become inactive or expired.
Code: PBC Amendments to FBC 6th Edition (2014) - 105.4.1
Issued: 08/30/2017 **Status:** MCEH

cc: Law Offices Of Mark A. Perry, P.A.

ADJOURNMENT:

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