



**CODE ENFORCEMENT
SPECIAL MAGISTRATE MODIFICATION HEARING AGENDA
NOVEMBER 20, 2019 9:00**

Special Magistrate: William Toohy

Agenda No.: 001 **Status:** Active
Respondent: COFFMAN, CAROLYN L **CEO:** Brian Burdett
 14197 78th Pl N, Loxahatchee, FL 33470-5204
Situs Address: 14197 78th Pl N, Loxahatchee, FL **Case No:** C-2018-01260025
PCN: 00-41-42-29-00-000-1440 **Zoned:** AR

- Violations:**
- 1 **Details:** It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items.
 More specifically: Open storage including but not limited to wood, tires and miscellaneous items on property.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 02/23/2018 **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, water system structure has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 6th Edition (2017) - 105.1
Issued: 02/23/2018 **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, Two shed/ structures has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 6th Edition (2017) - 105.1
Issued: 02/23/2018 **Status:** MCEH

Agenda No.: 002 **Status:** Active
Respondent: EUGENE, JEAN GARCY; EUGENE, ANDERSON **CEO:** Brian Burdett
 12138 82nd St N, West Palm Beach, FL 33412-2292
Situs Address: 12138 82nd St N, West Palm Beach, FL **Case No:** C-2018-05220002
PCN: 00-41-42-22-00-000-5940 **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, structure in backyard has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 6th Edition (2017) - 105.1
Issued: 05/23/2018 **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, structure in the back has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 6th Edition (2017) - 105.1
Issued: 10/04/2018 **Status:** MCEH

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SPECIAL MAGISTRATE MODIFICATION HEARING AGENDA
NOVEMBER 20, 2019 9:00

5541 Priscilla Ln, Lake Worth, FL 33463-6787

Situs Address: 5541 Priscilla Ln, Lake Worth, FL

Case No: C-2017-08290036

PCN: 00-42-44-35-08-000-2300

Zoned: RS

Violations:

- | | |
|----------|---|
| 1 | <p>Details: It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)</p> <p>Issued: 08/31/2017 Status: CLS</p> |
| 3 | <p>Details: The roof and flashing shall be sound, tight and not have defects that admit rain. Roof drainage shall be adequate to prevent dampness or deterioration in the walls or interior portion of the structure. Roof drains, gutters and down spouts shall be maintained in good repair and free from obstructions. Roof water shall not be discharged in a manner that creates an adjacent public nuisance.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-33 (g)</p> <p>Issued: 08/31/2017 Status: MCEH</p> |

Agenda No.: 005

Status: Active

Respondent: Chowdhury, Mohammed O; Chowdhury, Fatema
 11694 Sunrise View Ln, Wellington, FL 33449-8382

CEO: Jose Feliciano

Situs Address: 3984 Lake Worth Rd, Lake Worth, FL

Case No: C-2018-05010008

PCN: 00-43-44-30-01-016-0012

Zoned: UI

Violations:

- | | |
|----------|---|
| 1 | <p>Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, Air conditioning roof units have been erected or installed at roof of structure without a valid building permit.</p> <p>Code: PBC Amendments to FBC 6th Edition (2017) - 105.1</p> <p>Issued: 05/02/2018 Status: MCEH</p> |
| 2 | <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-1995-022502 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, obtain final inspection and sign-off for inactive permit # B-1995-022502.</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: 05/02/2018 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 # B-1992-015849 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-1992-015849 is inactive.</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: 05/02/2018 Status: MCEH</p> |

CODE ENFORCEMENT
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Agenda No.: 006 **Status:** Active
Respondent: Richelieu, Enise; Richelieu, Yves **CEO:** Jose Feliciano
4130 Ixora Ct S, Lake Worth, FL 33461-4926
Situs Address: 4130 Ixora Ct S, Lake Worth, FL **Case No.:** C-2018-04090020
PCN: 00-42-44-25-20-001-0100 **Zoned:** RM

Violations:

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 # E-2003-005573 has become inactive or expired.

Code: PBC Amendments to FBC 6th Edition (2017) - 105.4.1
Issued: 04/12/2018 **Status:** MCEH

Agenda No.: 007 **Status:** Active
Respondent: Pierre, Herold; Metellus, Torlande **CEO:** John Gannotti
6064 Westover Rd, West Palm Beach, FL 33417-5574
Situs Address: 6064 Westover Rd, West Palm Beach, FL **Case No.:** C-2018-11050003
PCN: 00-42-43-27-15-007-0100 **Zoned:** RS

Violations:

1 **Details:** Any standing dead trees in close proximity to developed lots or rights-of-way shall be considered a nuisance.

More specifically, the large dead tree in the front yard.

Code: Palm Beach County Property Maintenance Code - Section 14-62 (7)
Issued: 11/08/2018 **Status:** MCEH

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

Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (1)Table 14-32 (c)
Issued: 11/08/2018 **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.

More specifically, to include but not limited to the dead vegetation, household goods, tools, and furniture.

Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 11/08/2018 **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, the window that was enclosed and is now used as a mount for an air conditioner has been erected or installed without a valid building permit.

Code: PBC Amendments to FBC 6th Edition (2017) - 105.1
Issued: 11/08/2018 **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, the wooden and chain link fence has been erected or installed without a valid building permit.

Code: PBC Amendments to FBC 6th Edition (2017) - 105.1
Issued: 11/08/2018 **Status:** MCEH

6 **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: 11/08/2018 **Status:** MCEH

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

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8	<p>Code: Palm Beach County Property Maintenance Code - Section 14-33 (m) (2) Issued: 11/08/2018 Status: MCEH</p> <p>Details: Every window, door and frame shall be kept in sound condition, good repair and weather tight.</p> <p style="padding-left: 40px;">More specifically, the broken window on the east side of the house.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-33 (m) Issued: 11/08/2018 Status: MCEH</p>
9	<p>Details: All accessory structures, including detached garages, fences, walls, and swimming pools shall be maintained structurally sound and in good repair.</p> <p style="padding-left: 40px;">More specifically, the chain link and wooden fences in disrepair.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-32 (e) Issued: 11/08/2018 Status: MCEH</p>

Agenda No.: 008	Status: Active				
Respondent: Ramos Gil, Jorge A; Ortiz, Addin Salomon 5967 Belvedere Rd, West Palm Beach, FL 33413-1134	CEO: John Gannotti				
Situs Address: 5967 Belvedere Rd, West Palm Beach, FL	Case No.: C-2018-05160010				
PCN: 00-42-43-26-07-000-0020	Zoned: RS				
Violations:	<table border="1" style="width: 100%;"> <tr> <td style="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, the driveway has been erected or installed without a valid building permit.</p> <p>Code: PBC Amendments to FBC 6th Edition (2017) - 105.1 Issued: 05/17/2018 Status: MCEH</p> </td> </tr> <tr> <td style="vertical-align: top; padding: 5px;">2</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, a fence has been erected or installed without a valid building permit.</p> <p>Code: PBC Amendments to FBC 6th Edition (2017) - 105.1 Issued: 05/17/2018 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, the driveway has been erected or installed without a valid building permit.</p> <p>Code: PBC Amendments to FBC 6th Edition (2017) - 105.1 Issued: 05/17/2018 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, a fence has been erected or installed without a valid building permit.</p> <p>Code: PBC Amendments to FBC 6th Edition (2017) - 105.1 Issued: 05/17/2018 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, the driveway has been erected or installed without a valid building permit.</p> <p>Code: PBC Amendments to FBC 6th Edition (2017) - 105.1 Issued: 05/17/2018 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, a fence has been erected or installed without a valid building permit.</p> <p>Code: PBC Amendments to FBC 6th Edition (2017) - 105.1 Issued: 05/17/2018 Status: MCEH</p>				

Agenda No.: 009	Status: Active				
Respondent: Duncan Capital LLC 5500 Military Trl, Ste 22-301, Jupiter, FL 33458-2871	CEO: Elizabeth A Gonzalez				
Situs Address: 1940 Smith Dr, North Palm Beach, FL	Case No.: C-2018-02010032				
PCN: 00-43-42-04-01-000-0090	Zoned: RH				
Violations:	<table border="1" style="width: 100%;"> <tr> <td style="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, Wooden Fence has been erected or installed without a valid building permit.</p> <p>Code: PBC Amendments to FBC 6th Edition (2017) - 105.1 Issued: 02/02/2018 Status: MCEH</p> </td> </tr> <tr> <td style="vertical-align: top; padding: 5px;">2</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, garage enclosure has been erected or installed without a valid building permit.</p> <p>Code: PBC Amendments to FBC 6th Edition (2017) - 105.1 Issued: 02/02/2018 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, Wooden Fence has been erected or installed without a valid building permit.</p> <p>Code: PBC Amendments to FBC 6th Edition (2017) - 105.1 Issued: 02/02/2018 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, garage enclosure has been erected or installed without a valid building permit.</p> <p>Code: PBC Amendments to FBC 6th Edition (2017) - 105.1 Issued: 02/02/2018 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, Wooden Fence has been erected or installed without a valid building permit.</p> <p>Code: PBC Amendments to FBC 6th Edition (2017) - 105.1 Issued: 02/02/2018 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, garage enclosure has been erected or installed without a valid building permit.</p> <p>Code: PBC Amendments to FBC 6th Edition (2017) - 105.1 Issued: 02/02/2018 Status: CLS</p>				

cc: Lantz, Ronald

Agenda No.: 010	Status: Active
Respondent: DUNCAN CAPITAL, LLC 5500 Military Trl, Ste 22-301, Jupiter, FL 33458-2871	CEO: Elizabeth A Gonzalez
Situs Address: FL	Case No.: C-2018-01310011
PCN: 00-43-42-04-01-000-0080	Zoned: RH

CODE ENFORCEMENT
SPECIAL MAGISTRATE MODIFICATION HEARING AGENDA
NOVEMBER 20, 2019 9:00

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, wooden fence has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 6th Edition (2017) - 105.1
Issued: 02/02/2018 **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, chain link fence has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 6th Edition (2017) - 105.1
Issued: 02/02/2018 **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. More Specifically, all materials being stored on property.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 02/02/2018 **Status:** CLS
- 4 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, spot light at front of property has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 6th Edition (2017) - 105.1
Issued: 02/02/2018 **Status:** CLS

cc: Lantz, Ronald K

Agenda No.: 011

Status: Active

Respondent: Montesino, Maria; Gonzalez Alfonso, Jose A
 355 Foresta Ter, West Palm Beach, FL 33415-2611

CEO: Dennis A Hamburger

Situs Address: 355 Foresta Ter, West Palm Beach, FL

Case No.: C-2018-03290034

PCN: 00-42-44-02-21-001-0270

Zoned: RH

Violations:

- 1 **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, the garage apartment has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 6th Edition (2017) - 105.1
Issued: 03/30/2018 **Status:** MCEH

Agenda No.: 012

Status: Active

Respondent: Ferrer, Luis
 4580 Canal Rd, West Palm Beach, FL 33415-3137

CEO: Kenneth E Jackson

Situs Address: 4580 Canal Rd, West Palm Beach, FL

Case No.: C-2017-10100027

PCN: 00-42-44-01-03-000-0181

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, a door on the west side has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 6th Edition (2014) - 105.1
Issued: 10/10/2017 **Status:** CLS

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- 2** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, an addition the rear of the house has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 6th Edition (2014) - 105.1
Issued: 10/10/2017 **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, carport on the west side has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 6th Edition (2014) - 105.1
Issued: 10/10/2017 **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, concrete on the west side has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 6th Edition (2014) - 105.1
Issued: 10/10/2017 **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, canopy has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 6th Edition (2014) - 105.1
Issued: 10/10/2017 **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, wooded fence has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 6th Edition (2014) - 105.1
Issued: 10/10/2017 **Status:** CLS
- 7** **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, auto repair/car lot is prohibited
Code: Unified Land Development Code - 4.A.7.C.6
Issued: 10/10/2017 **Status:** MCEH
- 8** **Details:** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, windows has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 6th Edition (2014) - 105.1
Issued: 10/10/2017 **Status:** CLS

Agenda No.: 013

Status: Active

Respondent: Food Point Plaza LLC
4469 S Congress Ave, Ste 103, Lake Worth, FL 33461-4726

CEO: Kenneth E Jackson

Situs Address: 10114 S Military Trl, Boynton Beach, FL

Case No.: C-2015-10050036

PCN: 00-42-45-25-00-000-3020

Zoned: CG

Violations:

- 1** **Details:** Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced. Permit # E-1983-9459 has expired. Obtain a new permit or re-activate permit # E-1983-009459.

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- Code:** Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1
Issued: 11/02/2015 **Status:** MCEH
- 2 **Details:** Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced. Permit # e-1986-004656 has expired. Obtain a new permit or re-activate permit # e-1986-004656.
- Code:** Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1
Issued: 11/02/2015 **Status:** MCEH
- 3 **Details:** Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced. Permit # B-1986-002693 has expired. Obtain a new permit or re-activate permit # B-1986-002693
- Code:** Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1
Issued: 11/02/2015 **Status:** MCEH
- 4 **Details:** Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced. Permit # B-1984-027351 has expired. Obtain a new permit or re-activate permit # B-1984-027351.
- Code:** Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1
Issued: 11/02/2015 **Status:** MCEH
- 5 **Details:** Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced. Permit # B-1983-032476 has expired. Obtain a new permit or re-activate permit # B-1983-032476.
- Code:** Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1
Issued: 11/02/2015 **Status:** MCEH
- 6 **Details:** Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced. Permit # B-1986-011898 has expired. Obtain a new permit or re-activate permit # B-1986-011898.
- Code:** Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1
Issued: 11/02/2015 **Status:** MCEH
- 7 **Details:** Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced. Permit # B-1986-004418 has expired. Obtain a new permit or re-activate permit # B-1986-004418.
- Code:** Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1
Issued: 11/02/2015 **Status:** MCEH
- 8 **Details:** Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced. Permit # B-1985-025874 has expired. Obtain a new permit or re-activate permit # B-1985-025874.
- Code:** Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1
Issued: 11/02/2015 **Status:** MCEH
- 9 **Details:** Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced. Permit # B-2005-027901 has expired. Obtain a new permit or re-activate permit # B-2005-027901.
- Code:** Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1
Issued: 11/02/2015 **Status:** MCEH

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- Issued:** 11/02/2015 **Status:** MCEH
- 19** **Details:** Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced. Permit # B-1998-005974 has expired. Obtain a new permit or re-activate permit # B-1998-005974.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1
Issued: 11/02/2015 **Status:** MCEH
- 20** **Details:** Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced. Permit # M-1996-037098 has expired. Obtain a new permit or re-activate permit # M-1996-037098.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1
Issued: 11/02/2015 **Status:** MCEH
- 21** **Details:** Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced. Permit # M-1996-028668-0001 has expired. Obtain a new permit or re-activate permit # M-1996-028668-0001.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1
Issued: 11/02/2015 **Status:** MCEH
- 22** **Details:** Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced. Permit # M-1995-008281 has expired. Obtain a new permit or re-activate permit # M-1995-008281.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1
Issued: 11/02/2015 **Status:** MCEH
- 23** **Details:** Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced. Permit # E-1993-023024 has expired. Obtain a new permit or re-activate permit # E-1993-023024.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1
Issued: 11/02/2015 **Status:** MCEH
- 24** **Details:** Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced. Permit # P-1992-014905 has expired. Obtain a new permit or re-activate permit # P-1992-014905.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1
Issued: 11/02/2015 **Status:** MCEH
- 25** **Details:** Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced. Permit # B-1991-022263 has expired. Obtain a new permit or re-activate permit # B-1991-022263.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1
Issued: 11/02/2015 **Status:** MCEH
- 26** **Details:** Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced. Permit # B-2001-046238 has expired. Obtain a new permit or re-activate permit # B-2001-046238.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1
Issued: 11/02/2015 **Status:** MCEH

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- 27** **Details:** Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced. Permit # B-1992-009541 has expired. Obtain a new permit or re-activate permit # B-1992-009541.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1
Issued: 11/02/2015 **Status:** MCEH
- 28** **Details:** Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced. Permit # B-2002-037914 has expired. Obtain a new permit or re-activate permit # B-2002-037914.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1
Issued: 11/02/2015 **Status:** MCEH
- 29** **Details:** Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced. Permit # B-1988-031568 has expired. Obtain a new permit or re-activate permit # B-1988-031568.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1
Issued: 11/02/2015 **Status:** MCEH
- 30** **Details:** Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced. Permit # B-1982-015883 has expired. Obtain a new permit or re-activate permit # B-1982-015883.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1
Issued: 11/02/2015 **Status:** MCEH
- 31** **Details:** Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced. Permit # B-2014-003157 has expired. Obtain a new permit or re-activate permit # B-2014-003157.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1
Issued: 11/02/2015 **Status:** MCEH
- 32** **Details:** Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced. Permit # M-2005-027316 has expired. Obtain a new permit or re-activate permit # M-2005-027316.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1
Issued: 11/02/2015 **Status:** MCEH
- 33** **Details:** Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced. Permit # B-1997-018940 has expired. Obtain a new permit or re-activate permit # B-1997-018940.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1
Issued: 11/02/2015 **Status:** MCEH
- 34** **Details:** Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced. Permit # B-1996-036032 has expired. Obtain a new permit or re-activate permit # B-1996-036032.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1
Issued: 11/02/2015 **Status:** MCEH
- 35** **Details:** Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced. Permit # B-1995-021011 has expired. Obtain a new permit or re-activate permit # B-1995-021011.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1

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- Issued:** 11/02/2015 **Status:** MCEH
- 36** **Details:** Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced. Permit # E-1995-011838 has expired. Obtain a new permit or re-activate permit # E-1995-011838.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1
Issued: 11/02/2015 **Status:** MCEH
- 37** **Details:** Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced. Permit # B-1984-018886 has expired. Obtain a new permit or re-activate permit # B-1984-018886.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1
Issued: 11/02/2015 **Status:** MCEH
- 38** **Details:** Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced. Permit # B-1982-005951 has expired. Obtain a new permit or re-activate permit # B-1982-005951.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1
Issued: 11/02/2015 **Status:** MCEH
- 39** **Details:** The site plan shall be the controlling plan for conditional uses, requested uses or PDDs listed below. All development site elements including, but not limited to: ingress/egress, density, and intensity in the proposed project shall be consistent with the site plan. All plats shall be consistent with the site plan. In cases of conflict between plans, the most recently approved BCC plan or DRO final site plan, as applicable, shall prevail. More specifically: The 6 foot concrete fence around the property
Code: Unified Land Development Code - 2.A.A.G.3.e
Issued: 11/02/2015 **Status:** MCEH
- 40** **Details:** Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced. Permit # B-2008-013652 has expired. Obtain a new permit or re-activate permit # B-2008-013652.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1
Issued: 11/02/2015 **Status:** MCEH
- 41** **Details:** Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced. Permit # B-1984-038548 has expired. Obtain a new permit or re-activate permit # B-1984-038548.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1
Issued: 11/02/2015 **Status:** MCEH
- 42** **Details:** Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced. Permit # B-1982-009224 has expired. Obtain a new permit or re-activate permit # B-1982-009224.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1
Issued: 11/02/2015 **Status:** MCEH
- 43** **Details:** Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced. Permit # B-1984-016773 has expired. Obtain a new permit or re-activate permit # B-1984-016773.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1
Issued: 11/02/2015 **Status:** MCEH

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- 44 **Details:** Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced. Permit # B-1984-016776 has expired. Obtain a new permit or re-activate permit # B-1984-016776.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1
Issued: 11/02/2015 **Status:** MCEH
- 45 **Details:** Regular maintenance of all landscaping is required. All landscaping shall be free from disease, pests, weeds, and litter. Maintenance shall include weeding, watering, fertilizing, pruning, mowing, edging, mulching, or any other actions needed, consistent with acceptable horticultural practices.
Code: Unified Land Development Code - 7.E.5.B
Issued: 11/02/2015 **Status:** MCEH
- 46 **Details:** Every occupant of a structure shall dispose of all rubbish in a clean and sanitary manner. More specifically rubbish around the dumpster.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (b)
Issued: 11/02/2015 **Status:** MCEH

Agenda No.: 014 **Status:** Active
Respondent: 1990 NORTH MILITARY TRAIL EQUITIES LLC **CEO:** Dwayne E Johnson
55 Fifth Ave, Fl 15, New York, NY 10003
Situs Address: 1990 N Military Trl, West Palm Beach, FL **Case No:** C-2018-08140016
PCN: 00-42-43-25-00-000-1300 **Zoned:** CG

- Violations:**
- 1 **Details:** A maximum of one-fourth of the tree canopy may be removed from a tree within a one-year period, provided that the removal conforms to the standards of crown reduction, crown cleaning, crown thinning, crown raising, vista pruning, and crown restoration pruning techniques. All pruning shall comply with the most recent published version of the American National Standards Institute, ANSI provisions related to tree, shrub and other woody plant maintenance, as amended. The crown of a tree required by this Code or condition of approval shall not be reduced below the minimum spread or height requirements of Art. 7.D.2.A, Trees, or specific conditions of approval. A tree which is pruned in excess of these requirements shall be replaced with a tree that meets the minimum requirements of Art. 7.D.2.A, Trees, and Table 7.D.2.E, Tree Credit and Replacement.
Code: Unified Land Development Code - 7.F.4.A.1.
Issued: 08/14/2018 **Status:** CLS
 - 2 **Details:** Tree topping (hatracking) is prohibited.
Code: Unified Land Development Code - 7.F.4.A.4.
Issued: 08/14/2018 **Status:** CLS
 - 3 **Details:** Required or preserved vegetation that becomes damaged, diseased, removed or is dead shall be immediately replaced with plant material to comply with the approved standards and height requirements of this Article or conditions of approval, whichever is greater.
Code: Unified Land Development Code - 7.E.3.C.
Issued: 08/14/2018 **Status:** MCEH

cc: 1990 North Military Trail Equities Llc
1990 North Military Trail Equities Llc
1990 North Military Trail Equities Llc
1990 North Military Trail Equities Llc

Agenda No.: 015 **Status:** Active
Respondent: EDISON, Adam H **CEO:** Ozmer M Kosal
1095 Military Trl, Unit 2693, Jupiter, FL 33468-5109
Situs Address: 131st Trl N, Jupiter, FL **Case No:** C-2018-02070004
PCN: 00-41-40-33-00-000-1180 **Zoned:** AR

- Violations:**
- 1 **Details:** It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items. More specifically, the excessive vegetative cuttings and debris observed on the frontage road of your property requires proper removal and discarding.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 02/08/2018 **Status:** MCEH

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

Code: PBC Amendments to FBC 6th Edition (2017) - 105.1
Issued: 02/08/2018 **Status:** MCEH

Agenda No.: 016 **Status:** Active
Respondent: Cicerchia, Kristin; Cicerchia, Gino **CEO:** Michelle I Malkin-Daniels
1474 Point Way, North Palm Beach, FL 33408-3251

Situs Address: 1474 Point Way, North Palm Beach, FL **Case No.:** C-2018-06180052
PCN: 00-43-42-04-12-000-0300 **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 brick/paver driveway has been installed without a valid building permit.

Code: PBC Amendments to FBC 6th Edition (2017) - 105.1
Issued: 06/21/2018 **Status:** MCEH

cc: Cicerchia, Gino

Agenda No.: 017 **Status:** Active
Respondent: MHP Palm Beach Gardens, LLC **CEO:** Michelle I Malkin-Daniels
38 Grant St, St. Augustine, FL 32084

Situs Address: 21 Juno Gardens Dr, North Palm Beach, FL **Case No.:** C-2018-04060020
PCN: 00-43-42-04-00-000-4240 **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, new asphalt driveway has been erected or installed without a valid building permit.

Code: PBC Amendments to FBC 6th Edition (2017) - 105.1
Issued: 04/09/2018 **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 # B-2017-002910-0000 for mobile home has become inactive or expired.

The building official shall inspect or cause to be inspected, at various intervals, all construction or work for which a permit is required, and a final inspection shall be made of every building, structure, electrical, gas, mechanical or plumbing system upon completion, prior to the issuance of the Certificate of Occupancy or Certificate of Completion.

Code: PBC Amendments to FBC 6th Edition (2017) - 105.4.1
PBC Amendments to FBC 6th Edition (2017) - 110.3.10
Issued: 04/09/2018 **Status:** MCEH

cc: Mhp Palm Beach Gardens, Llc

Agenda No.: 018 **Status:** Active
Respondent: Ngo, Hieu **CEO:** Michelle I Malkin-Daniels
9285 Green Meadows Way, Palm Beach Gardens, FL
33418-5745

Situs Address: 9285 Green Meadows Way, Palm Beach Gardens, FL **Case No.:** C-2018-03310006
PCN: 00-42-42-13-14-000-0050 **Zoned:** RM

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Violations:

- 1 **Details:** Recreational vehicles, boats, sports vehicles and/or trailers are not to be parked in a required front setback or other area between the structure and the street, or on street except for the purpose of loading or unloading during a period not to exceed two hours in any 24 hour period.
Code: Unified Land Development Code - 6.A.1.D.19.b.5)b)
Issued: 05/31/2018 **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 # E-2017-015028-0000 electrical change of service at 9287 has become inactive or expired.

The final inspection shall be made after all work required by the building permit is completed. More Specifically, E-2017-015028-0000.
Code: PBC Amendments to FBC 6th Edition (2017) - 105.4.1
PBC Amendments to FBC 6th Edition (2017) - 110.3.10
Issued: 05/31/2018 **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, a shed has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 6th Edition (2017) - 105.1
Issued: 05/31/2018 **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, aluminum screen porches have been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 6th Edition (2017) - 105.1
Issued: 05/31/2018 **Status:** MCEH

Agenda No.: 019

Status: Active

Respondent: Shelton, Brian R
16388 76th Trl N, Palm Beach Gardens, FL 33418-7670

CEO: Michelle I Malkin-Daniels

Situs Address: 16388 76th Trl N, Palm Beach Gardens, FL

Case No.: C-2018-02230012

PCN: 00-42-41-09-00-000-7720

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 fencing has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 6th Edition (2017) - 105.1
Issued: 03/01/2018 **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, accessory structures/sheds (4) have been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 6th Edition (2017) - 105.1
Issued: 03/01/2018 **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 addition on the north side of the house has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 6th Edition (2017) - 105.1
Issued: 03/01/2018 **Status:** MCEH

CODE ENFORCEMENT
SPECIAL MAGISTRATE MODIFICATION HEARING AGENDA
NOVEMBER 20, 2019 9:00

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 flag pole has been erected or installed without a valid building permit. Code: PBC Amendments to FBC 6th Edition (2017) - 105.1 Issued: 03/01/2018 Status: CLS
5	Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, a school bell and pole has been erected or installed without a valid building permit. Code: PBC Amendments to FBC 6th Edition (2017) - 105.1 Issued: 03/01/2018 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: 03/01/2018 Status: CLS

Agenda No.: 020	Status: Active		
Respondent: G & G Enterprises; Hillsboro/Office Building LLC 215 N FEDERAL Hwy, Boca Raton, FL 33432	CEO: Ronald Ramos		
Situs Address: 22771 S State Road 7, Boca Raton, FL	Case No: C-2017-12070012		
PCN: 00-41-47-25-06-001-0000	Zoned: CG		
Violations:	<table border="1"><tr><td style="vertical-align: top;">1</td><td>Details: A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced. >>>More specifically, bring any and all permits that currently have an [Inactive Status], into compliance with the building department Code: PBC Amendments to FBC 6th Edition (2017) - 105.4.1 Issued: 03/15/2018 Status: MCEH</td></tr></table>	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, bring any and all permits that currently have an [Inactive Status], into compliance with the building department Code: PBC Amendments to FBC 6th Edition (2017) - 105.4.1 Issued: 03/15/2018 Status: MCEH
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, bring any and all permits that currently have an [Inactive Status], into compliance with the building department Code: PBC Amendments to FBC 6th Edition (2017) - 105.4.1 Issued: 03/15/2018 Status: MCEH		

cc: G & G Enterprises & Hillsboro Office Building Inc.
Hillsboro/Office Building Llc

Agenda No.: 021	Status: Active				
Respondent: QUIROGA, ROGELIO; QUIROGA, MIRELYS 3672 Bahama Rd, Palm Beach Gardens, FL 33410-2369	CEO: Ronald Ramos				
Situs Address: 3672 Bahama Rd, Palm Beach Gardens, FL	Case No: C-2018-09170024				
PCN: 00-43-41-31-01-008-0370	Zoned: RM				
Violations:	<table border="1"><tr><td style="vertical-align: top;">4</td><td>Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, wooden fence has been erected or installed without a valid building permit. Code: PBC Amendments to FBC 6th Edition (2017) - 105.1 Issued: 09/18/2018 Status: MCEH</td></tr><tr><td style="vertical-align: top;">5</td><td>Details: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit. More specifically, addition behind wooden fence has been erected or installed without a valid building permit. Code: PBC Amendments to FBC 6th Edition (2017) - 105.1 Issued: 09/18/2018 Status: MCEH</td></tr></table>	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, wooden fence has been erected or installed without a valid building permit. Code: PBC Amendments to FBC 6th Edition (2017) - 105.1 Issued: 09/18/2018 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, addition behind wooden fence has been erected or installed without a valid building permit. Code: PBC Amendments to FBC 6th Edition (2017) - 105.1 Issued: 09/18/2018 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, wooden fence has been erected or installed without a valid building permit. Code: PBC Amendments to FBC 6th Edition (2017) - 105.1 Issued: 09/18/2018 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, addition behind wooden fence has been erected or installed without a valid building permit. Code: PBC Amendments to FBC 6th Edition (2017) - 105.1 Issued: 09/18/2018 Status: MCEH				

CODE ENFORCEMENT
SPECIAL MAGISTRATE MODIFICATION HEARING AGENDA
NOVEMBER 20, 2019 9:00

Agenda No.: 022 **Status:** Active
Respondent: Cajuste, Nadege **CEO:** David T Snell
 14619 Key Lime Blvd, Loxahatchee, FL 33470-5277
Situs Address: 2001 Kenwood Rd, West Palm Beach, FL **Case No:** C-2018-03210004
PCN: 00-43-43-29-02-004-0010 **Zoned:** RM

Violations:

- 2** **Details:** A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced.
- More specifically: Permit # P-1992-034806-0000 (Addition (Residential)) has become inactive or expired.
- Code:** PBC Amendments to FBC 6th Edition (2017) - 105.4.1
Issued: 03/22/2018 **Status:** MCEH
- 3** **Details:** A permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the building official from thereafter requiring a correction of errors in plans, construction or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced.
- More specifically: Permit # E-1992-034806-0001 (General Electrical) has become inactive or expired.
- Code:** PBC Amendments to FBC 6th Edition (2017) - 105.4.1
Issued: 03/22/2018 **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: A chain linked fence has been erected or installed without a valid building permit.
- Code:** PBC Amendments to FBC 6th Edition (2017) - 105.1
Issued: 03/22/2018 **Status:** MCEH

Agenda No.: 023 **Status:** Active
Respondent: SOTO, PEDRO Jr **CEO:** Rl Thomas
 4378 Walden Cir, Lake Worth, FL 33463-7270
Situs Address: 4378 Walden Cir, Lake Worth, FL **Case No:** C-2018-05010021
PCN: 00-42-45-01-07-000-0012 **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 screen enclosed porch has been erected or installed without a valid building permit.
- Code:** PBC Amendments to FBC 6th Edition (2017) - 105.1
Issued: 06/21/2018 **Status:** MCEH

Agenda No.: 024 **Status:** Removed
Respondent: 8470 Belvedere, LLC **CEO:** Deb L Wiggins
 1499 SW 30th Ave, Ste 16, Boynton Beach, FL 33426-9040
Situs Address: 8470 Belvedere Rd, Building D, West Palm Beach, FL **Case No:** C-2018-05070050
 8440 Belvedere Rd, West Palm Beach, FL
PCN: 00-42-43-32-19-001-0000, **Zoned:** MUPD
 00-42-43-32-19-001-0010

CODE ENFORCEMENT
SPECIAL MAGISTRATE MODIFICATION HEARING AGENDA
NOVEMBER 20, 2019 9:00

Violations:

- 1 **Details:** The Site Plan shall be the controlling plan for Conditional Uses or PDDs listed below. All development site elements including, but not limited to: ingress and egress, density, and intensity in the proposed application shall be consistent with the Site Plan. All plats shall be consistent with the Site Plan. In cases of conflict between plans, the most recently approved BCC Preliminary Plan(s) for those DOs (Development Orders) that have no Final Plan(s) shall prevail; the property is currently being utilized for bull pen parking which appears to be originating from Manheim Auto Auction, thus also resulting in an expansion of Manheim Auto Auction with out first having obtained required Zoning approvals. The site is not being utilized in accordance with the Site Plan Approvals set forth in the approval of Zoning Control No. 85-55.
Code: Unified Land Development Code - 2.A.6.B.4
Issued: 05/24/2018 **Status:** MCEH
- 2 **Details:** Uses identified with a dash "-", in a zoning districts column of the Use Matrix, are prohibited in that zoning district, unless otherwise expressly stated under the Supplementary Use Standards for the use, or within any applicable Zoning Overlays the site is currently being utilized for Bull Pen Parking, which appears to be originating from and functioning as an expansion of Manheim Auto Auction. This is not permitted without having first obtained any related/required Zoning approvals and effecting any requirements and development approvals set forth in/by same.
Code: Unified Land Development Code - 4.A.7.C.5
Issued: 05/24/2018 **Status:** MCEH

cc: Schmidt Nichols

Agenda No.: 025

Status: Active

Respondent: Camden F Condominium Association, Inc
118 Camden F, West Palm Beach, FL 33417

CEO: Deb L Wiggins

Situs Address: Camden F, West Palm Beach, FL

Case No: C-2018-04180016

PCN:

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, repairing the exterior of the building, including balconies, without having obtained required permits.
Code: PBC Amendments to FBC 6th Edition (2017) - 105.1
Issued: 05/15/2018 **Status:** MCEH
- 2 **Details:** The final inspection shall be made after all work required by the building permit is completed. More Specifically, for the repairing of the exterior of the building, including balconies.
Code: PBC Amendments to FBC 6th Edition (2017) - 110.3.10
Issued: 05/15/2018 **Status:** MCEH
- 3 **Details:** Upon satisfactory completion of a building, structure, electrical, gas, mechanical or plumbing system, a Certificate of Completion may be issued. A Certificate of Completion is proof that a structure or system is complete and for certain type of permits is released for use and maybe connected to a utility system. This certificate doe snot grant authority to occupy a building, such as shell building, prior to he issuance of a Certificate of Occupancy; More specifically, for the repairing of the exterior of the building, including balconies
Code: PBC Amendments to FBC 6th Edition (2017) - 111.5
Issued: 05/15/2018 **Status:** MCEH

cc: Camden F Condominium Association, Inc
Kharman, Deeb

Agenda No.: 026

Status: Active

Respondent: Owens, Jennifer J
1021 Handy Oak Cir, West Palm Beach, FL 33411-3209

CEO: Deb L Wiggins

Situs Address: 1020 Handy Oak Cir, West Palm Beach, FL

Case No: C-2018-06010065

PCN: 00-42-43-29-05-000-0620

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; Miscellaneous items are stored out of doors.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 06/08/2018 **Status:** MCEH

CODE ENFORCEMENT
SPECIAL MAGISTRATE MODIFICATION HEARING AGENDA
NOVEMBER 20, 2019 9:00

- | | |
|----------|---|
| 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, excessive vegetative debris appearing to be downed/cut trees and excessive stone pilings are prohibited to be on the property.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 05/17/2018 Status: MCEH |
|----------|---|

cc: Ababab Company Inc.
Eaton, Diana
Heartsong Waterscapes, Inc.

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. "