



**CODE ENFORCEMENT
SPECIAL MAGISTRATE MODIFICATION HEARING AGENDA
SEPTEMBER 19, 2018 9:00 AM**

Special Magistrate: Thomas H Dougherty

Agenda No.: 001 **Status:** Active
Respondent: Village Center Of Delray LLC **CEO:** Frank H Amato
 15340 Jog Rd, Ste 215, Delray Beach, FL 33446
Situs Address: 15280 S Jog Rd, Building A, Delray Beach, FL **Case No:** C-2017-02170012
PCN: 00-42-46-22-25-001-0000 **Zoned:** MUPD

Violations:

- | | |
|----------|---|
| 1 | <p>Details: Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced.</p> <p>Code: PBC Amendments to FBC 6th Edition (2014) - 105.4.1
 Issued: 02/24/2017 Status: MCEH</p> |
| 2 | <p>Details: All off-site signs, tacked, nailed, posted, pasted, glued, or otherwise attached to trees, poles, stakes, fences, trailers, or other supporting structures shall be prohibited.</p> <p style="padding-left: 40px;">More specifically, the snipe signs near the front entrance.</p> <p>Code: Unified Land Development Code - 8.C.13
 Issued: 02/24/2017 Status: MCEH</p> |
| 3 | <p>Details: Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced.</p> <p>Code: PBC Amendments to FBC 6th Edition (2014) - 105.4.1
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| 4 | <p>Details: Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced.</p> <p>Code: PBC Amendments to FBC 6th Edition (2014) - 105.4.1
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| 5 | <p>Details: Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced.</p> <p>Code: PBC Amendments to FBC 6th Edition (2014) - 105.4.1
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 Issued: 02/24/2017 Status: MCEH</p> |
| 7 | <p>Details: Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced.</p> <p>Code: PBC Amendments to FBC 6th Edition (2014) - 105.4.1
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| 8 | <p>Details: Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced.</p> <p>Code: PBC Amendments to FBC 6th Edition (2014) - 105.4.1
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	Issued: 02/24/2017	Status: MCEH
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	Issued: 02/24/2017	Status: MCEH

cc: Code Enforcement
Village Center Of Delray Llc

Agenda No.: 002	Status: Active
Respondent: Loor, Wilfrido G; Loor, Graciela H 4538 Weymouth St, Lake Worth, FL 33463-2252	CEO: Jose Feliciano
Situs Address: 4538 Weymouth St, Lake Worth, FL	Case No: C-2016-07060015
PCN: 00-42-44-24-10-099-1088	Zoned: UI
Violations:	
1	Details: It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items. Specifically; inoperable motor vehicle being openly stored throughout property. Code: Palm Beach County Property Maintenance Code - Section 14-35 (a) Issued: 02/01/2017 Status: MCEH
2	Details: It shall be unlawful for any owner of land in any residential district to park on, cause to be parked on, or allow to be parked on residentially zoned land any unlicensed or unregistered vehicle for a period exceeding one hour in any 24 hour period. Multiple unlicensed vehicles parked at property. Code: Unified Land Development Code - 6.A.1.D.19.a.2) Issued: 02/01/2017 Status: MCEH
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.8 Issued: 02/01/2017 Status: MCEH
4	Details: A violation of any condition in a development order shall be considered a violation of this Code. Failure to comply with conditions of approval and approved site plan for Resolution # R-80-667 and Petition # 80-57. Specifically Conditions #4 which states all used parts must be stored inside the building and condition #5 which states storage and parking of vehicles shall be limited to spaces shown on site plan submitted. Code: Unified Land Development Code - 2.A.1.P Issued: 02/01/2017 Status: MCEH

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Agenda No.: 007 **Status:** Active
Respondent: Morton Grosser Successor Trustee of the Boca Cabana Land Trust **CEO:** Michael J Hauserman
7470 San Sebastian Dr, Boca Raton, FL 33433-1021
Situs Address: 7470 San Sebastian Dr, Boca Raton, FL **Case No:** C-2017-06090041
PCN: 00-42-47-21-05-000-0190 **Zoned:** AR

- Violations:**
- 1** **Details:** Water clarity shall be maintained. When standing at the pools edge at the deep end, the deepest portion of the swimming pool floor shall be visible.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (d) (1)
Issued: 06/13/2017 **Status:** MCEH
 - 2** **Details:** All accessory structures, including detached garages, fences, walls, and swimming pools shall be maintained structurally sound and in good repair.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (d)
Issued: 06/13/2017 **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: 06/13/2017 **Status:** MCEH
 - 4** **Details:** Weeds. All premises and exterior property shall be maintained free from weeds or uncultivated vegetation:
greater than seven (7) inches in height when located on developed residential or developed nonresidential lots,
as set forth in division 6. All noxious weeds shall be prohibited. This term shall not include cultivated flowers and gardens, or native vegetation.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (2)
Issued: 06/13/2017 **Status:** MCEH

Agenda No.: 008 **Status:** Active
Respondent: Edmunds, William K; Edmunds, Maria **CEO:** Dwayne E Johnson
836 Beach Rd, West Palm Beach, FL 33409-6114 United States
Situs Address: 836 Beech Rd, West Palm Beach, FL **Case No:** C-2017-03160001
PCN: 00-43-43-30-15-012-0030 **Zoned:** RM

- Violations:**
- 1** **Details:** It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 03/15/2017 **Status:** MCEH
 - 2** **Details:** Erecting/installing Shade Canopy Structure without first obtaining required building permits is prohibited.
Code: PBC Amendments to FBC 6th Edition (2014) - 105.1
Issued: 03/15/2017 **Status:** MCEH

cc: Law Offices Of Paul J. Burkhart, Pl.

Agenda No.: 009 **Status:** Active
Respondent: BERG, Benjamin Edenfield; CROFT, Lindsey Anne **CEO:** Ozmer M Kosal
13867 Eastpointe Way, West Palm Bch, FL 33418-1460
Situs Address: 13867 Eastpointe Way, Palm Beach Gardens, FL **Case No:** C-2017-10250004
PCN: 00-42-41-27-01-001-0190 **Zoned:** RE

- 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 accessory structure appearing on your property to be a storage shed has been erected or installed without a valid building permit.
Code: PBC Amendments to FBC 6th Edition (2014) - 105.1
Issued: 10/25/2017 **Status:** MCEH

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Code: PBC Amendments to FBC 6th Edition (2014) - 105.1
Issued: 03/29/2017 **Status:** CLS

Agenda No.: 013 **Status:** Postponed
Respondent: Mohammed, Imtiaz; Mohammed, Zoreeda **CEO:** David T Snell
5313 Colbright Rd, Lake Worth, FL 33467-5642
Situs Address: 5313 Colbright Rd, Lake Worth, FL **Case No.:** C-2017-01250008
PCN: 00-42-43-27-05-032-1180 **Zoned:** AR

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.

More Specifically: Inactive Permits B-2008-010059 Pool Barrier / E-1993-04644 Electrical / E-1984-003021 Electrical

Code: PBC Amendments to FBC 6th Edition (2014) - 105.4.1
Issued: 04/14/2017 **Status:** MCEH

Agenda No.: 014 **Status:** Active
Respondent: Armento, Joan **CEO:** Larry W Caraccio
4702 Fountains Dr S, Apt 104, Lake Worth, FL 33467-5112
Situs Address: 4702 Fountains Dr S, 104, Lake Worth, FL **Case No.:** C-2017-10160005
PCN: 00-42-44-27-17-000-1070 **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, interior renovations has been erected or installed without a valid building permit.

Code: PBC Amendments to FBC 6th Edition (2014) - 105.1
Issued: 10/18/2017 **Status:** MCEH

Agenda No.: 015 **Status:** Active
Respondent: Plesca, Constantin; Plesca, Maria **CEO:** Rick E Torrance
16192 Key Lime Blvd, Loxahatchee, FL 33470-5825
Situs Address: 16192 Key Lime Blvd, Loxahatchee, FL **Case No.:** C-2017-02080026
PCN: 00-40-42-25-00-000-5200 **Zoned:** AR

Violations:

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

Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 02/27/2017 **Status:** MCEH

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

Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (2)
Issued: 02/27/2017 **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-2003-019864-0000 (B03016175) Pool Residential has 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 (2014) - 105.4.1
PBC Amendments to FBC 6th Edition (2014) - 110.3.10
Issued: 02/27/2017 **Status:** MCEH

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SEPTEMBER 19, 2018 9:00 AM

PCN: 00-42-47-31-09-039-0120

Zoned: RM

Violations:

- | | |
|----------|--|
| 1 | Details: Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced.
Code: PBC Amendments to FBC 6th Edition (2014) - 105.4.1
Issued: 05/13/2016
Status: MCEH |
| 2 | Details: Erecting/installing FENCE without first obtaining required building permits is prohibited.
Code: PBC Amendments to FBC 6th Edition (2014) - 105.1
Issued: 05/13/2016
Status: MCEH |

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. "