

**Special Magistrate:** Christy L Goddeau

Contested

**Special Magistrate:** James M Serafino

**Non-Contested** 

A. WELCOME

**B. STAFF ANNOUNCEMENTS / REMARKS** 

C. DIVIDING THE HEARING - CONTESTED AND NON-CONTESTED

D. SCHEDULED CASES

Agenda No.:001Status:RemovedRespondent:Stanford, LindsayCEO:Maggie Bernal

4587 Caribbean Blvd N, West Palm Beach, FL 33407-1862

Situs Address: 5834 N Haverhill Rd, West Palm Beach, FL Case No: C-2013-10160031

PCN: 00-42-43-01-03-023-0070 Zoned: RM

Violations:

**Details:** All interior surfaces, including windows and doors, shall be maintained in good, clean and sanitary condition. Peeling paint, cracked or loose plaster, decayed wood, and other defective

surface conditions shall be corrected.

Code: Palm Beach County Property Maintenance Code - Section 14-34 (c)

Issued: 10/29/2013 Status: CLS

3 **Details:** All plumbing fixtures shall be properly installed and maintained in working order, and shall be kept free from obstructions, leaks and defects and be capable of performing the function for which such plumbing fixtures are designed. All plumbing fixtures shall be maintained in a safe, sanitary and functional condition.

**Code:** Palm Beach County Property Maintenance Code - Section 14-45 (c) (1) **Issued:** 10/29/2013 **Status:** CLS

**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: 10/29/2013 Status: CLS

**Details:** Every door, window and other outside opening utilized or intended for ventilation purposes serving any structure containing habitable rooms, shall have approved, tightly fitting screens of not less than 16 mesh per inch.

**Code:** Palm Beach County Property Maintenance Code - Section 14-43 (a) (1) **Issued:** 10/29/2013 **Status:** CLS

**Details:** Grass/Weeds. All premises and exterior property shall be maintained free from grass/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:** 10/29/2013 **Status:** CLS

**Details:** All structures shall be kept free from insect and vermin infestation. All structures in which insects or vermin are found shall be promptly exterminated by approved processes that will not be injurious to human health. After extermination, proper precautions shall be taken to prevent re-infestation

Code: Palm Beach County Property Maintenance Code - Section 14-36

Issued: 10/29/2013 Status: CLS

Agenda No.: 002 Status: Active

Respondent: Ardizzone, Anthony R II CEO: Bobbie R Boynton

12471 181st Ct N, Jupiter, FL 33478-2032

Situs Address: 12692 154th Rd N, Jupiter, FL Case No: C-2013-10180023

**PCN:** 00-41-41-15-00-000-7830 Zoned: AR

Violations:

Details: Erecting/installing 6' wood fence without first obtaining required building permits is prohibited.

Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1

Details: Every permit issued shall become invalid unless the work authorized by such permit is 2 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.

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.

A Certificate of Completion may be issued upon satisfactory completion of a building, structure, electrical, gas, mechanical or plumbing system.

Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1 Palm Beach County Amendments to the Florida Building Code 2010 Edition - 110.3.10 Palm Beach County Amendments to the Florida Building Code 2010 Edition - 111.4

**Issued:** 10/18/2013 Status: CEH

cc: Ardizzone, Anthony R Ii

Agenda No.: 003 Status: Active

Respondent: Bernhardt, Lois CEO: Bobbie R Boynton

15763 Alexander Run, Jupiter, FL 33478-6704

Situs Address: 15763 Alexander Run, Jupiter, FL Case No: C-2013-08270040

**PCN:** 00-41-41-15-00-000-1390 Zoned: AR

Violations: Details: Erecting/installing wood frame carport without first obtaining required building permit(s) is

prohibited.

Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1

**Issued:** 08/30/2013

cc: Building Division

Agenda No.: 004 Status: Active

Respondent: Bernhardt, Lois CEO: Bobbie R Boynton

15763 Alexander Run, Jupiter, FL 33478-6704

Situs Address: 15763 Alexander Run, Jupiter, FL Case No: C-2013-11120003

PCN: 00-41-41-15-00-000-1390 Zoned: AR

**Violations:** Details: Residential swimming pools shall comply with Sections R424.17.1.1 through R424.2.17.1.14.

More specifically, residential swimming pools shall have a barrier that completely surrounds and obstructs access to the swimming pool in accordance with the Florida Building Code,

Residential

Code: Florida Building Code, Residential as FBC-R - R424.2.17.1.1

**Issued:** 11/12/2013 Status: CEH

cc: Code Enforcement

Agenda No.: 005 Status: Active

**Respondent:** John Thomas Curry and Pamela J Bradley-Curry as CEO: Bobbie R Boynton

Trustrees under an agreement dated 18th December 2000 CURRY FAMILY REVOCABLE TRUST

20423 State Road 7, Unit F6-152, Boca Raton, FL 33498-6797

Situs Address: 154th Rd N, Jupiter, FL Case No: C-2013-10150003

PCN: 00-41-41-15-00-000-7840 Zoned: AR

#### Violations:

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

Schinus terebinthifolius (commonly known as Brazilian Pepper) bushes or trees, shall be considered a nuisance.

If the nuisance consists solely of uncultivated vegetation as provided in Section 14-62(3), (4), and (5) and the parcel is less than 1/2 acre in size, the nuisance shall be abated in its entirety. If the parcel is greater than 1/2 acre in size only so much of the nuisance shall be abated as lies within twenty-five (25) feet of the boundary of any adjacent property which is developed and used or has been used for residential, commercial or industrial purposes.

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

Palm Beach County Property Maintenance Code - Section 14-62 (4)
Palm Beach County Property Maintenance Code - Section 14-63 (2) **Issued:** 10/18/2013 **Status:** CEH

Agenda No.: 006 Status: Removed

Respondent: DeMauro, Georgia CEO: Bobbie R Boynton

530 Ocean Dr, PHN, North Palm Beach, FL 33408

Situs Address: 18609 138th Way N, Jupiter, FL Case No: C-2013-06260017

**PCN:** 00-41-40-33-00-000-3200 **Zoned:** AR

**Violations:** 

Details: Erecting/installing gate, gate columns, and fencing without first obtaining required building

permits is prohibited.

Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1

**Issued:** 08/30/2013 **Status:** CLS

Agenda No.: 007 Status: Active

Respondent: Dunlap, Steven C Jr CEO: Bobbie R Boynton

16018 Randolph Siding Rd, Jupiter, FL 33478-6223

Situs Address: 16018 Randolph Siding Rd, Jupiter, FL Case No: C-2013-10230008

**PCN:** 00-41-41-12-00-000-7440 **Zoned:** AR

Violations:

Details: Erecting/installing accessory structure without first obtaining required building permits is

prohibited.

Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1

**Issued:** 10/25/2013 **Status:** CEH

**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.

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.

A Certificate of Completion may be issued upon satisfactory completion of a building, structure, electrical, gas, mechanical or plumbing system.

No building or structure shall be used or occupied, and no change in the existing occupancy classification of a building or structure or portion thereof shall be made until the building official has issued a Certificate of Occupancy.

Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1

Palm Beach County Amendments to the Florida Building Code 2010 Edition - 110.3.10

Palm Beach County Amendments to the Florida Building Code 2010 Edition - 111.1

Palm Beach County Amendments to the Florida Building Code 2010 Edition - 111.4

**Issued:** 10/25/2013 **Status:** CEH

Agenda No.: 008 Status: Active

Respondent: Lumb, Lawrence P; Lumb, William J CEO: Bobbie R Boynton

PO BOX 3122, Tequesta, FL 33469-1002

 Situs Address:
 13483 153rd Rd N, Jupiter, FL
 Case No: C-2013-09170042

**PCN:** 00-41-41-16-00-000-5710 **Zoned:** AR

Violations:

Details: Uses not identified in a district column as permitted by right, by a Special Permit, or as a Conditional Use are not allowed in the District, unless otherwise expressly permitted by this Code. More specifically allowing open storage of boats and trailers on your bona fied agricutural property is prohibited, Boat and trailer storage is not an accessory use for a

nursery.

Code: Unified Land Development Code - 4.A.3.A - Use Matrix Table

Unified Land Development Code - 4.A.3.A.7

**Issued:** 09/25/2013 Status: CEH

Details: Erecting/installing a storage building without first obtaining required building permits is 2

prohibited.

Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1

Issued: 09/25/2013 Status: CEH

Details: Weeds. All premises and exterior property shall be maintained free from weeds or uncultivated 3

greater than seven (7) inches in height when located on developed residential or developed

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: 09/25/2013 Status: CEH

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

tires, vegetative debris, garbage, trash or similar items.

Code: Palm Beach County Property Maintenance Code - Section 14-35 (a) **Issued:** 09/25/2013 Status: CEH

Agenda No.: 009 Status: Active

Respondent: Perez, Barbara **CEO:** Bobbie R Boynton

13567 61st St N, West Palm Beach, FL 33412-1908

Situs Address: 13567 61st St N, West Palm Beach, FL Case No: C-2013-08260067

PCN: 00-41-42-33-00-000-7390 Zoned: AR

Violations:

Details: Erecting/installing a metal shed without first obtaining required building permits is prohibited.

Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1

Issued: 09/04/2013

Status: Removed Agenda No.: 010 Respondent: Yale Mortgage Corp. Straus & Eisler PA C/O CEO: Brian Burdett

141 NE 3rd Ave, Fl 12, Miami, FL 33132

Situs Address: 5591 Cynwyd Cir, Lake Worth, FL Case No: C-2013-10030003

**PCN:** 00-42-44-34-03-002-0140 Zoned: RS

Violations: 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:** 12/06/2013

cc: Yale Mortgage Corp. Straus & Eisler Pa C/O

Agenda No.: 011 Status: Active

Respondent: THE EDGEWOOD UNIT SIX ASSOCIATION, INC CEO: Eduardo D De Jesus

22755 SW 66th Ave, 104, Boca Raton, FL 33428

Situs Address: 22755 SW 66th Ave, Building 6, Boca Raton, FL Case No: C-2013-11150036

PCN: 00-42-47-30-05-006-Zoned: RH

Violations: **Details:** Erecting/installing \_\_\_Reroofing\_\_\_\_without first obtaining required building permits

prohibited.

Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1

**Issued:** 12/04/2013 Status: CEH

**Details:** The operation of any machinery, demolition equipment, construction equipment, excavating equipment, power tool, equipment of semi-mechanical device, or undertaking construction work which generates excessive noise at the property line of inhabited residential land between the hours of 10:00 PM and 7:00 AM. Construction work other than minor repairs by a homeowner and work permitted to an owner builder shall be prohibited on Sunday. This restriction shall not prohibit the use of pumps or machinery which, because of their nature and purpose, are required to be in operation 24 hours a day.

**Code:** Unified Land Development Code - 5.E.4.B.1.e

**Issued:** 12/04/2013 **Status:** CEH

Agenda No.: 012 Status: Active

**Respondent:** Endurance Capital LLC as Trustee of The Endurance CEO: Joanne J Fertitta

Prodigy II Land Trust

7741 N Military Trl, Ste 1, Palm Beach Gardens, FL

33410-7431

Situs Address: 16790 E Cheltenham Dr, Loxahatchee, FL Case No: C-2013-11080003

PCN: 00-40-43-13-00-000-7950 Zoned: AR

**Violations:** 

**Details:** Construction without first obtaining required building permits is prohibited. Specifically, it appears that a room has been added onto the rear of the house without a permit. The request

for a permit  $\,$  PR# 02041457, made by the previous owner, was voided.

Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1

**Issued:** 11/08/2013 **Status:** CEH

**Details:** Construction without first obtaining required building permits is prohibited. Specifically a reroof permit B2010-007335 has gone inactive, and additionally a permit for a shed B2002

036364 has gone inactive. Both of these permits were initiated by a previous owner. **Code:** Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1

Issued: 11/08/2013 Status: CEH

Agenda No.: 013 Status: Active

Respondent: Ortiz, Evelyn; Figueroa, Genevieve; Correa, Fernando Jr; CEO: Caroline Foulke

Correa, Abigail; Correa, Daniel

11751 Tangerine Blvd, West Palm Beach, FL 33412-1863

Situs Address: 11751 Tangerine Blvd, West Palm Beach, FL Case No: C-2013-10210001

**PCN:** 00-41-42-35-00-000-3300 **Zoned:** AR

Violations:

**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:** 10/22/2013 **Status:** CEH

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 puisance.

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

Issued: 10/22/2013 Status: CEH

**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, jet skis, 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:** 10/22/2013 **Status:** CEF

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

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

Issued: 10/22/2013 Status: CEH

Agenda No.:014Status: RemovedRespondent:Ortiz, Evelyn; Figueroa, Genevieve; Correa, Fernando Jr;CEO: Caroline Foulke

Correa, Abigail; Correa, Daniel

11751 Tangerine Blvd, West Palm Beach, FL 33412-1863

Situs Address: 6558 Royal Palm Beach Blvd, West Palm Beach, FL Case No: C-2013-10210006

PCN: 00-41-42-35-00-000-4100 Zoned: AR

**Violations:** 

Details: Weeds. All premises and exterior property shall be maintained free from weeds or uncultivated

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: 10/22/2013 Status: CLS

Agenda No.: 015 Status: Active

**Respondent:** Perry, John S CEO: Jamie G Illicete

7319 SE Hobe Ter, Hobe Sound, FL 33455-6123

Situs Address: 5692 Pennock Point Rd, Jupiter, FL Case No: C-2013-10010008

PCN: 00-42-40-35-03-000-0171 Zoned: RS

Violations:

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 # P2011-006693 for Plumbing to Install Sewer Lift Station has expired. Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1

Issued: 10/24/2013 Status: CEH

Details: Every permit issued shall become invalid unless the work authorized by such permit is 2 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 #B2010-011866 for Alterations/Partial Remodel w/Windows, Shutters and Stucco has expired. A Certificate of Completion may be issued upon satisfactory completion of a building, structure, electrical, gas, mechanical or plumbing system. A Certificate of Completion is required for

Alterations/Partial Remodel w/Windows, Shutters and Stucco done under Permit B2010-011866. Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1

Palm Beach County Amendments to the Florida Building Code 2010 Edition - 111.4

Issued: 10/24/2013 Status: CEH

cc: Perry, John S

Agenda No.: 016 Status: Active

Respondent: Batmasian, James H CEO: Kenneth E Jackson

215 N Federal Hwy, Boca Raton, FL 33432-3994

Situs Address: 5096 Forest Hill Blvd, Building 1, West Palm Beach, FL Case No: C-2013-12230001

**PCN:** 00-42-44-11-38-002-0010 Zoned: MUPD

**Violations:** 

Details: Commercial, Public and Civic uses located within 250 feet of a residential district shall not commence business activities, including deliveries and stocking, prior to 6:00 AM nor continue business activities later than 11:00 PM daily. Measurement shall be taken by drawing a straight line from the closest point on the perimeter of the residential district to the closest point on the

perimeter of the exterior wall, structure, or bay, housing the non-residential use.

Code: Unified Land Development Code - 3.D.3.A.2.a

**Issued:** 12/23/2013 Status: CEH

Agenda No.: 017 Status: Active

**Respondent:** Gladys Court LLC CEO: Kenneth E Jackson

4414 Forest Hill Blvd, West Palm Beach, FL 33406-5720

Situs Address: 3800 Gladys Ct, Lake Worth, FL Case No: C-2013-09100019

PCN: 00-43-44-30-01-045-0061 Zoned: RM

Violations:

Details: All structures shall be kept free from insect and vermin infestation. All structures in which insects or vermin are found shall be promptly exterminated by approved processes that will not be injurious to human health. After extermination, proper precautions shall be taken to prevent re-infestation. Have the Rats removed.

Code: Palm Beach County Property Maintenance Code - Section 14-36 Issued: 09/20/2013 Status: CEH

2 Details: The exterior of a structure shall be maintained in good repair, structurally sound and sanitary so

Print Date: 3/25/2014 02:17 PM

as not to pose a threat to the public health, safety or welfare.

Code: Palm Beach County Property Maintenance Code - Section 14-33 (a) Issued: 09/20/2013 Status: CEH

3 Details: All interior surfaces, including windows and doors, shall be maintained in good, clean and sanitary condition. Peeling paint, cracked or loose plaster, decayed wood, and other defective

surface conditions shall be corrected.

Code: Palm Beach County Property Maintenance Code - Section 14-34 (c)

Issued: 09/20/2013 Status: CEH

Agenda No.: 018 Status: Removed

Respondent: Henry, Deirdre B CEO: Kenneth E Jackson

5492 Thurston Ave, Lake Worth, FL 33463-1524

Situs Address: 5492 Thurston Ave, Lake Worth, FL Case No: C-2013-09230027

PCN: 00-42-44-34-32-000-2120 Zoned: RS

**Violations:** 

**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:** 10/04/2013 **Status:** CLS

2 Details: It shall be considered a nuisance to have accumulations of waste, yard trash or rubble and

debris upon any lot.

Code: Palm Beach County Property Maintenance Code - Section 14-62 (1)

Issued: 10/04/2013 Status: CLS

Agenda No.: 019 Status: Active

**Respondent:** JPMorgan Chase Bank National CEO: Kenneth E Jackson

1200 S Pine Island Rd, Plantation, FL 33324

Situs Address: 4721 Holly Lake Dr, Lake Worth, FL Case No: C-2013-10180003

PCN: 00-42-44-25-21-000-0081 Zoned: RM

Violations:

**Details:** All structures shall be kept free from insect and vermin infestation. All structures in which insects or vermin are found shall be promptly exterminated by approved processes that will not be injurious to human health. After extermination, proper precautions shall be taken to prevent

re-infestation

**Code:** Palm Beach County Property Maintenance Code - Section 14-36 **Issued:** 10/18/2013 **Status:** CEH

cc: Jpmorgan Chase Bank National Jpmorgan Chase Bank National

Agenda No.: 020 Status: Postponed

Respondent: Lavin, Miguel A CEO: Kenneth E Jackson

1418 Michigan Dr, Lake Worth, FL 33461-6053

Situs Address: 1418 Michigan Dr, Lake Worth, FL Case No: C-2013-03210001

**PCN:** 00-43-44-32-03-005-0120 **Zoned:** RS

**Violations:** 

**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: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1

**Issued:** 04/09/2013 **Status:** CEH

**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: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1

**Issued:** 04/09/2013 **Status:** CEH

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.

Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1

**Issued:** 04/09/2013 **Status:** CEH

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.

**Code:** Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1

**Issued:** 04/09/2013 **Status:** CEH

Print Date: 3/25/2014 02:17 PM

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.

Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1

**Issued:** 04/09/2013 **Status:** CEH

**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: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1

**Issued:** 04/09/2013 **Status:** CEH

Agenda No.: 021 Status: Removed

Respondent: Mohammed, Imtiaz; Mohammed, Zoreeda CEO: Kenneth E Jackson

5313 Colbright Rd, Lake Worth, FL 33467-5642

Situs Address: Colbright Rd, FL Case No: C-2013-07250019

PCN: 00-42-43-27-05-032-1045 Zoned: AR

Violations:

Details: Urban Service Area (USA)

In the Urban Service Area, livestock raising shall comply with the following standards:

a) Lot Size

A minimum of five acres.

b) Setback

All accessory uses and structure, such as troughs, feed mechanisms and storage, shall be setback a minimum of 100 feet.

c) Large Animals

The maximum number of large animals permitted for each acre shall not exceed five. Large animals shall include horses, swine, cattle, goats, and sheep. An enclosed structure with one stall for each large animal is required when the total number of large animals exceeds three per acre. In addition, the following limitation on the number of specific large animals per acre shall apply: horses: five; swine: one; cattle: two; goats: two; sheep: two.

d) Small Animals

The maximum number of small animals permitted for each acre shall not exceed 100. Small animals shall include rabbits and fowl, excluding peafowl. Small animals shall be permitted in addition to large animals.

e) Palm Beach County Animal Control Department (PBCACD)

The property owner shall notify PBCACD as to the type of livestock and details of animal care to be provided.

f) Processing and Slaughtering

Processing and slaughtering shall be prohibited.

g) Loading

All loading and unloading of trucks shall be restricted to the site and shall not encroach any setback.

h) Waste

A plan outlining a method of waste removal shall be submitted to and approved by PBC Health Department.

i) Compatibility

The use shall assure that there is no incompatibility with surrounding land uses. In the event that an incompatibility exists, the petitioner shall satisfactorily mitigate the incompatibility prior to receiving conditional or DRO approval.

Code: Unified Land Development Code - 4.B.3.g.1)

**Issued:** 07/30/2013 **Status:** CLS

**Details:** Erecting/installing buildings, fences and canopy without first obtaining required building permits is prohibited.

Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1

**Issued:** 07/30/2013 **Status:** CLS

Agenda No.: 022 Status: Removed

**Respondent:** Polo Shopping LTD. CEO: Kenneth E Jackson 2206 W Atlantic Ave, Ste 201, Delray Beach, FL 33445-3760

Situs Address: 740 S Military Trl, West Palm Beach, FL Case No: C-2013-09060016

PCN: 00-42-44-01-05-000-1101 Zoned: UC

Violations:

**Details:** Commercial, Public and Civic uses located within 250 feet of a residential district shall not commence business activities, including deliveries and stocking, prior to 6:00 AM nor continue business activities later than 11:00 PM daily. Measurement shall be taken by drawing a straight line from the closest point on the perimeter of the residential district to the closest point on the perimeter of the exterior wall, structure, or bay, housing the non-residential use.

Print Date: 3/25/2014 02:17 PM

**Code:** Unified Land Development Code - 3.D.3.A.2.a

Issued: 10/16/2013 Status: CLS

cc: Polo Shopping Ltd. Reiner Law

Agenda No.: 023 Status: Removed

Respondent: Shanahan, Brian CEO: Kenneth E Jackson

3270 Frontier Ave, Lake Worth, FL 33467-1020

Situs Address: 3270 Frontier Ave, Lake Worth, FL Case No: C-2013-03190010

**PCN:** 00-42-44-19-01-014-0010 Zoned: AR

Violations:

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. Have the roof fix so the traps can be removed.

Code: Palm Beach County Property Maintenance Code - Section 14-33 (g) Issued: 05/30/2013 Status: CLS

Agenda No.: 024 Status: Active Respondent: Spikes Trailers Inc CEO: Gail L James

17190 Jupiter Farms Rd, Jupiter, FL 33478-2201

Case No: C-2013-04170023 Situs Address: 18371 Limestone Creek Rd, Jupiter, FL

PCN: 00-42-40-33-00-000-5640 Zoned: RH

Violations:

Details: The exterior of all vacant structures shall be maintained in a manner required of occupied structures as provided in this code: window areas shall be maintained with appropriate glass and glazing treatment, exterior doors shall be water- and weather-tight, walls and roof areas shall be maintained in a clean, safe and intact condition, and water- and weather-tight.

Code: Palm Beach County Property Maintenance Code - Section 14-31 (c) (1)

Issued: 12/09/2013 Status: CEH

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

> 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.

Specifically: roof is caving in, and the structure is in extreme disrepair. Code: Palm Beach County Property Maintenance Code - Section 14-33 (a) Palm Beach County Property Maintenance Code - Section 14-33 (g) **Issued:** 12/09/2013

Agenda No.: 025 Status: Active CEO: Ray F Leighton

**Respondent:** Brooks, Teresa Annette 3545 Forest Hill Blvd, Apt 10, West Palm Bch, FL 33406-5804

Situs Address: 4115 Luzon Ave, Lake Worth, FL Case No: C-2013-08260054

PCN: 00-42-44-24-12-000-0070 Zoned: RM

Violations:

Details: Any standing dead trees in close proximity to developed lots or rights-of-way shall be

considered a nuisance.

Code: Palm Beach County Property Maintenance Code - Section 14-62 (7) Issued: 09/09/2013 Status: CEH

Agenda No.: 026 Status: Postponed Respondent: Stewart, Jennifer CEO: Ray F Leighton

6803 Columbia Ave, Lake Worth, FL 33467-7367

Situs Address: 6803 Columbia Ave, Lake Worth, FL Case No: C-2013-10070030

**PCN:** 00-42-45-04-04-000-3570 Zoned: PUD

**Violations:** 

Details: The exterior of all vacant structures shall be maintained in a manner required of occupied structures as provided in this code: window areas shall be maintained with appropriate glass and glazing treatment, exterior doors shall be water- and weather-tight, walls and roof areas shall be maintained in a clean, safe and intact condition, and water- and weather-tight.

Code: Palm Beach County Property Maintenance Code - Section 14-31 (c) (1) Issued: 10/30/2013 Status: CEH

Agenda No.: 027 Status: Active

Respondent: F P DINO Inc CEO: Cynthia S McDougal

10330 Camelback Ln, Boca Raton, FL 33498

Case No: C-2013-12020020 Situs Address: 14160 Via Flora, Delray Beach, FL

**PCN:** 00-42-46-14-04-000-0010 Zoned: RS

**Violations:** 

Details: Weeds. All premises and exterior property shall be maintained free from weeds or uncultivated vegetation: greater than eighteen (18) inches in height when located on vacant 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.

If the nuisance consists solely of uncultivated vegetation as provided in Section 14-62(3), (4), and (5) and the parcel is less than 1/2 acre in size, the nuisance shall be abated in its entirety. If the parcel is greater than 1/2 acre in size only so much of the nuisance shall be abated as lies within twenty-five (25) feet of the boundary of any adjacent property which is developed and used or has been used for residential, commercial or industrial purposes.

Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (1) Palm Beach County Property Maintenance Code - Section 14-63 (2)

**Issued:** 12/17/2013

cc: F P Dino Inc

Agenda No.: 028 Status: Removed Respondent: Valencia Isles Homeowners Assn CEO: Lorraine Miller

5297 W Copans Rd, Margate, FL 33063

Situs Address: 11261 Valencia Isles Blvd, Boynton Beach, FL Case No: C-2013-10070032

PCN: 00-42-45-33-13-018-0000 Zoned: PUD

Violations:

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: 10/21/2013 Status: CLS

2 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 # 97-2081 and Petition # 97-074, particularly G.1.d. Landscaping along the south property line abutting canal L-27. Shrub or hedge shall be installed at a minimum height of 24" and spaced no more than 24" on center and to be maintained at a minimum height of 36".

Code: Unified Land Development Code - 2.A.1.P

Issued: 10/21/2013 Status: CLS

cc: Cohen, Martin

Valencia Isles Homeowners Association

Agenda No.: 029 Status: Active

Respondent: Harvey, Gabriella; Harvey, David CEO: Steven R Newell

5647 Souchak Dr, West Palm Beach, FL 33413-1252

Situs Address: 5647 Souchak Dr, West Palm Beach, FL Case No: C-2013-03150001

**PCN:** 00-42-43-35-08-007-0160 Zoned: RM

Violations:

**Details:** Installed a pergola/porch without first obtaining required building permits is prohibited. Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1

**Issued:** 03/21/2013 Status: CEH

3 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: 03/21/2013 Status: CEH

Agenda No.: 030 Status: Removed **Respondent:** Jenkins, Torrey L; Renee Realty Llc CEO: Julia F Poteet

8339 Steeplechase Dr, Palm Beach Gardens, FL 33418-7706

Situs Address: 2410 Chickamauga Ave, West Palm Beach, FL Case No: C-2013-10180014

PCN: 00-43-43-30-03-018-0231 Zoned: RH

Violations:

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: 10/25/2013

Agenda No.: 031 Status: Removed Respondent: Smith, Miguel CEO: Julia F Poteet

6680 Curvet Ct, Cumming, GA 30040-7055

Situs Address: Westgate Ave, FL Case No: C-2013-10310022

PCN: 00-43-43-30-03-026-0570 Zoned: CN

Violations:

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:** 11/06/2013 Status: CLS

2 Details: It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in

a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items.

Code: Palm Beach County Property Maintenance Code - Section 14-35 (a) Issued: 11/06/2013 Status: CLS

Agenda No.: 032 Status: Removed Respondent: Smith, Miguel CEO: Julia F Poteet

6680 Curvet Ct, Cumming, GA 30040-7055

Situs Address: Tallahassee Dr, FL Case No: C-2013-11060001

PCN: 00-43-43-30-03-026-0270 Zoned: RH

**Violations:** 

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

Print Date: 3/25/2014 02:17 PM

cultivated flowers and gardens, or native vegetation.

Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (2) Status: CLS **Issued:** 11/06/2013

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:** 11/06/2013

Agenda No.: 033 Status: Active

**Respondent:** AMA HOLDINGS LLC **CEO:** Shenoy R Raghuraj

2051 Indian Rd, West Palm Beach, FL 33409-3219

Situs Address: 2051 Indian Rd, West Palm Beach, FL Case No: C-2013-04030025

PCN: 00-42-43-24-00-000-5040 Zoned: CG

Violations: 1 Details: Erected/ installed a hydraulic lift without first obtaining required building permits is prohibited.

Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1

Status: CEH Issued: 05/07/2013

Agenda No.: 034 Status: Removed

Respondent: Emmersi, Dominick; Mandel, Joan R **CEO:** Shenoy R Raghuraj

14516 Canalview Dr, A, Delray Beach, FL 33484-3787

Situs Address: 325 Norwich N, West Palm Beach, FL Case No: C-2013-10240005

PCN: 00-42-43-23-14-014-3250 Zoned: RH

**Violations:** 

Details: Erecting/installing a washer/dryer connection without first obtaining required building permits

is prohibited.

Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1

**Issued:** 12/20/2013 **Status:** CLS

Agenda No.: 035 Status: Active

**Respondent:** Fix, Jonathan R CEO: Shenoy R Raghuraj

3051 Hibiscus Cir, West Palm Beach, FL 33409-2720

Situs Address: 3051 Hibiscus Cir, West Palm Beach, FL Case No: C-2013-07160012

**PCN:** 00-42-43-13-01-002-0080 **Zoned:** RH

Violations:

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: 08/07/2013 Status: CEH

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

tires, vegetative debris, garbage, trash or similar items.

**Code:** Palm Beach County Property Maintenance Code - Section 14-35 (a) **Issued:** 08/07/2013 **Status:** CEH

Agenda No.: 036 Status: Active

**Respondent:** FORT PIERCE DEVELOPMENT GROUP, LLC; MACAW CEO: Shenoy R Raghuraj

HOLDINGS V, LLC

2223 Palm Beach Lakes Blvd, 102, West Palm Bch, FL

33409-3401

Situs Address: 4246 Okeechobee Blvd, West Palm Beach, FL Case No: C-2013-06180016

**PCN:** 00-42-43-25-00-000-1110 **Zoned:** CG

Violations:

Details: Interior renovations to the structure without first obtaining required building permits is

prohibited.

Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1

**Issued:** 09/19/2013 **Status:** CEH

cc: Fort Pierce Development Group, Llc

Fire Rescue

Macaw Holdings V, Llc

Agenda No.: 037 Status: Active

**Respondent:** SAUTERNES V LLC CEO: Shenoy R Raghuraj

 $18305\ BISCAYNE$ Blvd, Ste $400,\ AVENTURA,\ FL\ 33160$ 

Situs Address: 4077 Community Dr, West Palm Beach, FL Case No: C-2013-10010025

**PCN:** 00-42-43-13-01-003-0290 **Zoned:** RH

Violations:

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:** 10/02/2013 **Status:** CEH

**Details:** Every exterior stairway, deck, porch, balcony, railings and all other appurtenances attached thereto, shall be maintained structurally sound, in good repair, with proper anchorage and

capable of supporting the imposed loads.

**Code:** Palm Beach County Property Maintenance Code - Section 14-33 (j) **Issued:** 10/02/2013 **Status:** CEH

cc: Health Dept Sauternes V Llc Sauternes V Llc

Agenda No.: 038 Status: Acti

Respondent: Deguez, Maidoli CEO: Cynthia L Sinkovich

4275 Kirk Rd, Lake Worth, FL 33461-4301

Situs Address: 4275 Kirk Rd, Lake Worth, FL Case No: C-2013-04110020

PCN: 00-42-44-25-00-000-1690 Zoned: RM

**Violations:** 

Details: Erecting/installing/alterations to garage converting it into living quarters (including bathroom

plumbing, intstallation of kitchen sink and cabinets, and unpermitted electrical work) without

first obtaining required building permits is prohibited.

Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1

**Issued:** 04/16/2013 **Status:** CEH

Agenda No.: 039 Status: Removed

Respondent: Santiago Villavisanis and Dulce Villavisanis co-trustees of CEO: Cynthia L Sinkovich

The Santiago Villavisanis and Dulce Villavisanis Revocable

Living Trust Agreement dated April 18, 2011 11980 SW 6th St, Miami, FL 33184-1622

Situs Address: 5769 Papaya Rd, West Palm Beach, FL Case No: C-2013-12090023

**PCN:** 00-42-43-35-12-022-0110 **Zoned:** RM

Violations:

**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.

Specifically: Boat with trailer parked between the structure and street.

Code: Unified Land Development Code - 6.A.1.D.19.b.5)b)

**Issued:** 12/11/2013 **Status:** CLS

cc: Pbso

Agenda No.: 040 Status: Active

Respondent: US Bank National Association, as Trustee CEO: Cynthia L Sinkovich

7000 W Palmetto Park Rd, Ste 307, Boca Raton, FL

33433-3430

Situs Address: 7345 Palmdale Dr, Boynton Beach, FL Case No: C-2013-09040026

**PCN:** 00-42-45-12-12-000-1300 **Zoned:** RS

**Violations:** 

**Details:** The exterior of all vacant structures shall be maintained in a manner required of occupied structures as provided in this code: window areas shall be maintained with appropriate glass and glazing treatment, exterior doors shall be water- and weather-tight, walls and roof areas shall be maintained in a clean, safe and intact condition, and water- and weather-tight.

Specifically: Exterior wall of the home in area of garage is damaged. **Code:** Palm Beach County Property Maintenance Code - Section 14-31 (c) (1)

Issued: 11/15/2013 Status: CEH

**Details:** Within ten (10) days of the date any mortgagee declares its mortgage to be in default, the mortgagee shall register the real property with the county planning, zoning and building department, or its designee, or the county's authorized representative. At the time of registration, a local property manager shall be designated to inspect, maintain and secure the real property subject to the mortgage in default. A registration is required for each property.

Registration pursuant to this section shall contain at a minimum the name of the mortgagee, the mailing address of the mortgagee, e-mail address and telephone number of the mortgagee, and the name of the local property manager and said person's address, e-mail address, and telephone number. The local property manager shall be responsible to inspect, secure and maintain the property. The property manager named in the registration shall be located within twenty (20) miles of the county and available to be contacted by the county, Monday through Friday between 9:00 a.m. and 5:00 p.m., holidays and lunch hours excepted.

Properties subject to this article shall be maintained in accordance with all relevant county regulations, including the county's property maintenance code (Ordinance 2003-051, as amended). More specifically:Palm Beach County Property Maintenance Code: Exterior of all structures shall be kept in good repair.

Code: Palm Beach County Codes & Ordinances - Chapter 17 Article 12 Section 17-387

Palm Beach County Codes & Ordinances - Chapter 17 Article 12 section 17-384(a)

Palm Beach County Codes & Ordinances - Chapter 17 Article 12 section 17-384(e)

**Issued:** 11/15/2013 **Status:** CEH

Agenda No.:041Status: ActiveRespondent:Brahim Brothers, LLC.; Dreams of Freedom, LLC.CEO: Rick E Torrance

550 S Ocean Blvd, 1907, Boca Raton, FL 33432-5684

Situs Address: 1241 S Military Trl, West Palm Beach, FL Case No: C-2013-11210003

PCN: 00-42-44-12-00-000-3210 Zoned: UI

**Violations:** 

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.

Code: Unified Land Development Code - 8.C.13

**Issued:** 11/27/2013 **Status:** CEH

**Details:** All signs, except signs exempted by Article 8.B, EXEMPTIONS, shall receive a building permit prior to construction, erection, attachment or placement from PBC. Non-exempt signs not erected or repaired pursuant to a valid permit are considered illegal. Window signs exceeding 20

percent of each glass window require a permit.

**Issued:** 11/27/2013 **Status:** CEH

cc: Brahim Brothers, Llc.
Dreams Of Freedom, Llc.

Agenda No.: 042 Status: Active

Code: Unified Land Development Code - 8.E

**Respondent:** Corie, Carl R

1286 N Haverhill Rd, West Palm Beach, FL 33417-5810

CEO: Rick E Torrance

Situs Address: 1286 N Haverhill Rd, West Palm Beach, FL Case No: C-2013-11220005

**PCN:** 00-42-43-25-00-000-7390 **Zoned:** RH

Violations: 1 Details: It shall be unlawful for the owner or occupant of a

**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:** 12/04/2013 **Status:** CEH

Agenda No.: 043 Status: Active

**Respondent:** 2272 OKEECHOBEE BOULEVARD LLC CEO: Shenoy R Raghuraj

181 FORUM Pl, Ste 300F, West Palm Beach, FL 33401

Situs Address: 2272 Okeechobee Blvd, West Palm Beach, FL Case No: C-2014-01220007

PCN: 00-43-43-29-05-000-0290 Zoned: CG

Violations: 1 Details: Billboards and similar off-site signs are prohibited.

Code: Unified Land Development Code - 8.A.1.C.2

**Issued:** 01/24/2014 **Status:** CEH

cc: 2272 Okeechobee Boulevard Llc

Perry & Taylor, P.A.
Zoning Division

Agenda No.: 044 Status: Active

Respondent: JPMorgan Chase Bank, N.A.

CEO: Jamie G Illicete

1111 Polaris Pkwy, Columbus, OH 43240-2031 Type: Life Safety

Situs Address: 15280 Palmwood Rd, Palm Beach Gardens, FL Case No: C-2014-02180001

**PCN:** 00-43-41-17-00-000-7220 **Zoned:** RTS

Violations: 1 Details: Residential swimming pools shall comply with Sections R424.17.1.1 through R424.2.17.1.14.

More specifically, residential swimming pools shall have a barrier that completely surrounds and obstructs access to the swimming pool in accordance with the Florida Building Code, Residential. In-ground pool is not completely surrounded by an approved pool barrier. Fence

a state of disrepair, appliances, glass, building material, construction debris, automotive parts,

being used as pool barrier in disrepair.

Code: Florida Building Code, Residential as FBC-R - R424.2.17.1.1

**Issued:** 02/18/2014 **Status:** CEH

cc: Baker, James V Jr Code Enforcement Every Florida Home, Inc.

Agenda No.:045Status:PostponedRespondent:Village on the Green At Greenacres LLCCEO:Brian Burdett

PO BOX 14909, North Palm Beach, FL 33408-0909

Situs Address: 4657 Canal 10 Rd, West Palm Beach, FL Case No: C-2013-08010015

**PCN:** 00-42-44-13-00-000-7040 **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

tires, vegetative debris, garbage, trash or similar items.

ePZB / CE\_Merge\_Agenda.rpt-803 Page: 14 of 18 Print Date: 3/25/2014 02:17 PM

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

Issued: 08/26/2013 Status: CEH

cc: Village On The Green At Greenacres Llc Village On The Green At Greenacres Llc

Agenda No.: 046 Status: Postponed

Respondent: Gaudet, Edward; Gaudet, Lila; Bilodeau, Tracy CEO: Matthew M Doumas

10173 Ravenna Way, Boynton Beach, FL 33437-3745

Situs Address: 6262 Sand Hills Cir, Lake Worth, FL Case No: C-2013-03060015

**PCN:** 00-42-45-02-21-000-0380 **Zoned:** RS

**Violations:** 

**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.

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. More specifically: Slab permit #B02002942 is inactive.

**Code:** Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1 Palm Beach County Amendments to the Florida Building Code 2010 Edition - 110.3.10

**Issued:** 03/06/2013 **Status:** CEH

Agenda No.:047Status:ActiveRespondent:Voloshin Realty LLCCEO:Ray F Leighton

1664 Flagler Manor Cir, Royal Palm Beach, FL 33411-5112

Situs Address: 3181 S Military Trl, Lake Worth, FL Case No: C-2013-10210009

**PCN:** 00-42-44-24-01-000-0162 **Zoned:** CG

Violations:

**Details:** Erecting/installing (2) sheds without first obtaining required building permits is prohibited. **Code:** Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1

**Issued:** 10/21/2013 **Status:** CEH

2 Details: Erecting/installing a steel carport with electric and plumbing without first obtaining required

building permits is prohibited.

Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1

**Issued:** 10/21/2013 **Status:** CEH

3 Details: Paving or repaving the property without first obtaining required building permits is prohibited.

Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1

**Issued:** 10/21/2013 **Status:** CEH

Agenda No.: 048 Status: Active

**Respondent:** Alvaroe, Jacqueline J CEO: Anthony L Williams

617 Cypress Key Cir, Lake Worth, FL 33462-1235

Situs Address: 3155 S Military Trl, Lake Worth, FL Case No: C-2013-01110013

PCN: 00-42-44-24-01-000-0180 Zoned: CG

Violations:

Details: Erecting/installing \_\_\_\_\_ without first obtaining required building permits is

prohibited.

\* PAVING REAR PARKING LOT \*

Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1

**Issued:** 08/19/2013 **Status:** CEH

Agenda No.: 049 Status: Active

Respondent: Lynch, Robin
CEO: Michael A Castro
10410 185th St S, Boca Raton, FL 33498-6318

 Situs Address:
 10410 185th St S, Boca Raton, FL
 Case No: C-2013-08230043

**PCN:** 00-41-47-01-08-011-0010 **Zoned:** RS

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

**Code:** Palm Beach County Property Maintenance Code - Section 14-32 (b) **Issued:** 09/10/2013 **Status:** CEH

4 Details: It shall be unlawful for any owner of land in any residential district to park on, cause to be parked on, or allow to be parked on residentially zoned land any unlicensed or unregistered

vehicle for a period exceeding one hour in any 24 hour period.

**Code:** Unified Land Development Code - 6.A.1.D.19.a.2)

Issued: 09/10/2013 Status: CEH

Agenda No.: 050 Status: Active

Respondent: VALENTINE, KENNETH CEO: Michael A Castro

18654 Shauna Manor Dr, Boca Raton, FL 33496-2135

Situs Address: 18654 Shauna Manor Dr, Boca Raton, FL Case No: C-2013-04170021

PCN: 00-42-47-06-04-001-0620 Zoned: RS

Violations: 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.

Weeds. All premises and exterior property shall be maintained free from weeds or uncultivated

greater than seven (7) inches in height when located on developed residential or developed

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)

Palm Beach County Property Maintenance Code - Section 14-32 (d) (1) Issued: 06/10/2013

2 Details: Outdoor swimming pools shall be provided with a barrier complying with the requirements set

forth in the Florida Building Code, Section 424.2.17.1.1 through 424.2.17.1.14

Code: Palm Beach County Property Maintenance Code - Section 14-32 (d) (2) Issued: 06/10/2013 Status: CEH

Agenda No.: 051 Status: Active Respondent: Sheikh, Nuruddin; Sultana, Kazi M CEO: Gail L James

17266 Roosevelt Rd, Jupiter, FL 33458-8988

Situs Address: 17266 Roosevelt Rd, Jupiter, FL Case No: C-2013-08280011

Zoned: RH PCN: 00-42-41-03-08-000-0100

**Violations:** 

Details: Windows and doors have been installed without required building permits is prohibited. Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1

Issued: 08/28/2013 Status: CEH

cc: Sheikh, Nuruddin Sultana, Kazi M

Agenda No.: 052 Status: Active

**Respondent:** Delray Commons of Palm Beach, Inc CEO: Cynthia S McDougal

1920 E Hallendale Beach Blvd, 602, Hallandale, FL

33009-4725

Situs Address: 12439 S Military Trl, Building A, Boynton Beach, FL Case No: C-2013-10020030

PCN: 00-42-46-02-00-000-1041 Zoned: CC

**Violations:** 

Details: Weeds. All premises and exterior property shall be maintained free from weeds or uncultivated greater than eighteen (18) inches in height when located on vacant 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.

If the nuisance consists solely of uncultivated vegetation as provided in Section 14-62(3), (4), and (5) and the parcel is less than 1/2 acre in size, the nuisance shall be abated in its entirety. If the parcel is greater than 1/2 acre in size only so much of the nuisance shall be abated as lies within twenty-five (25) feet of the boundary of any adjacent property which is developed and

used or has been used for residential, commercial or industrial purposes. Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (1)

Palm Beach County Property Maintenance Code - Section 14-63 (2)

Issued: 10/02/2013 Status: CEH

Agenda No.: 053 Status: Active

Respondent: NFR ECP I 3333 OKEECHOBEE TURNPIKE LLC CEO: Steven R Newell

1201 Hays St, Tallahassee, FL 32301-2525 Situs Address: 5849 Okeechobee Blvd, West Palm Beach, FL Case No: C-2013-07220014

PCN: 00-42-43-23-00-000-7040 Zoned: CG

Violations:

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, other actions needed, consistent with acceptable mowing, edging, mulching, or any

horticultural practices. Code: Unified Land Development Code - 7.E.5.B

Issued: 08/15/2013 Status: CEH

2 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:** 08/15/2013 **Status:** CEH

cc: Nfr Ecp I 3333 Okeechobee Turnpike Llc

Agenda No.: 054 Status: Active

Respondent: Muschel, Rachel; Muschel, Esther CEO: Shenoy R Raghuraj

108 Lafayette Ave, Passaic, NJ 07055-4710

Situs Address: 30 Stratford C, West Palm Beach, FL Case No: C-2013-06260028

PCN: 00-42-43-23-15-003-0300 Zoned: RH

**Violations:** 

Details: Interior renovations to include but not limited to structural, mechanical, electrical, plumbing to

the structure without first obtaining required building permits is prohibited.

Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1

**Issued:** 06/28/2013 **Status:** CEH

Agenda No.: 055 Status: Active

**Respondent:** Muschel, Rachel; Muschel, Esther CEO: Shenoy R Raghuraj

108 Lafayette Ave, Passaic, NJ 07055-4710

Situs Address: 31 Stratford C, West Palm Beach, FL Case No: C-2013-06260029

**PCN:** 00-42-43-23-15-003-0310 **Zoned:** RH

Violations:

Details: Interior renovations to include but not limited to structural, mechanical, electrical, plumbing to

the structure without first obtaining required building permits is prohibited.

Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1

**Issued:** 06/28/2013 **Status:** CEH

Agenda No.: 056 Status: Active

Respondent: Diaz, guillermo; Diaz, Sophie CEO: Anthony L Williams

9110 Pinion Dr, Lake Worth, FL 33467-1066

Situs Address: 9110 Pinion Dr, Lake Worth, FL Case No: C-2013-08270001

**PCN:** 00-42-44-19-01-004-0100 **Zoned:** AR

Violations:

Details: Hedges may be planted and maintained along or adjacent to a lot line to a height not exceeding

eight feet in the required side (to the required front setback) and rear yards and not exceeding a

height of four feet in the required front yards.

The hedges exceed the required height

**Code:** Unified Land Development Code - 5.B.1.A.2.a

**Issued:** 09/09/2013 **Status:** CEH

cc: Nationstar Mortgage Llc

Agenda No.: 057 Status: Active

**Respondent:** Sugar Can Villas LTD, the Heritage Companies C/O CEO: Ray F Leighton

PO BOX 321209, Cocoa Beach, FL 32932-1209 **Situs Address:** 8645 Glades Dr, 84, Pahokee, FL **Case No:** C-2013-08090001

**PCN:** 00-37-42-20-06-001-0000 **Zoned:** RM

Violations:

**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.

Specifically, two units on Glades Road have had their roofs torn down and do not have the shingles or a finished roof. One of the units has a blue tarp on it to aid in protecting it from the rain.

Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1

**Issued:** 08/09/2013 **Status:** CEH

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

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

Status: CEH

cc: Sugarcane Villas

#### E. HOUSE KEEPING ITEMS (CONTESTED HEARING)

**Issued:** 08/09/2013

#### F. CLOSING REMARKS

- 1. SPECIAL MAGISTRATE
- 2. COUNTY ATTORNEY
- 3. STAFF

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