



**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JUNE 07, 2017 9:00 AM**

Special Magistrate: Thomas H Dougherty
Contested

Special Magistrate: Fred W Van Vonno
Non-Contested

A. WELCOME

B. STAFF ANNOUNCEMENTS / REMARKS

C. DIVIDING THE HEARING - CONTESTED AND NON-CONTESTED

D. SCHEDULED CASES

Agenda No.: 001 **Status:** Removed
Respondent: BANYON SPRINGS PROPERTY OWNERS ASSOCIATION **CEO:** Frank H Amato
 1818 Australian Ave S, Ste 400, West Palm Beach, FL 33409
Situs Address: FL **Case No:** C-2016-11280006
PCN: 00-42-45-26-12-001-0010 **Zoned:** AR

Violations: 1 **Details:** All exterior walls shall be free from holes, breaks, loose or rotting materials; and maintained weatherproof and properly surface coated where required to prevent deterioration.

 More specifically, the corner of 5040 Rose Hill Unit 101 on the patio.
Code: Palm Beach County Property Maintenance Code - Section 14-33 (f)
Issued: 12/01/2016 **Status:** CLS

cc: Banyan Springs Property Owners Association, Inc.
 Banyan Springs Property Owners Association, Inc.

Agenda No.: 002 **Status:** Removed
Respondent: Davis, Gregory L; Davis, Kathleen A **CEO:** Frank H Amato
 5107 Pine Tree Dr, Delray Beach, FL 33484-1128
Situs Address: 5107 Pine Tree Dr, Delray Beach, FL **Case No:** C-2017-02090026
PCN: 00-42-46-11-02-000-0460 **Zoned:** AR

Violations: 1 **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.

 More specifically, the blue Ford truck with expired tags.
Code: Unified Land Development Code - 6.A.1.D.19.a.2)
Issued: 02/09/2017 **Status:** CLS

Agenda No.: 003 **Status:** Removed
Respondent: HUNTINGTON LAKES SECTION FOUR **CEO:** Frank H Amato
 625 N Flagler Dr, West Palm Beach, FL 33401
Situs Address: FL **Case No:** C-2016-12150008
PCN: 00-42-46-16-12-012-0000 **Zoned:** RH

Violations: 1 **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.

 More specifically, the trees near and at 7320 Amberly Lane that were removed.
Code: Unified Land Development Code - 7.E.8
Issued: 12/15/2016 **Status:** CLS

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cc: Huntington Lakes Section Four
Huntington Lakes Section Four

Agenda No.: 004 **Status:** Removed
Respondent: K & R INVESTMENT CAPITAL INC **CEO:** Frank H Amato
4075 S State Road 7, Ste D, Wellington, FL 33449
Situs Address: 5717 Boynton Cres, Boynton Beach, FL **Case No:** C-2016-12290003
PCN: 00-42-45-26-27-000-0990 **Zoned:** RS

Violations:

1	Details: Hedges shall not exceed four feet in height when located within the required front setback. [Ord. 2005-002] [Ord. 2014-025] Code: Unified Land Development Code - 7.D.3.B.2.a Issued: 01/10/2017 Status: CLS
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cc: K & R Investment Capital Inc
K & R Investment Capital Inc

Agenda No.: 005 **Status:** Active
Respondent: Nesly, Charles **CEO:** Frank H Amato
10381 Boynton Place Cir, Boynton Beach, FL 33437-2618
Situs Address: 10381 Boynton Place Cir, Boynton Beach, FL **Case No:** C-2016-12210009
PCN: 00-42-45-26-26-000-1760 **Zoned:** RS

Violations:

1	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: 01/03/2017 Status: CEH
3	Details: It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items. Code: Palm Beach County Property Maintenance Code - Section 14-35 (a) Issued: 01/03/2017 Status: CEH

Agenda No.: 006 **Status:** Removed
Respondent: NEW CHURCH AT BOYNTON BEACH PROPERTIES INC **CEO:** Frank H Amato
2326 Cranbrook Dr, Boynton Beach, FL 33436
Situs Address: 10601 El Clair Ranch Rd, A, Boynton Beach, FL **Case No:** C-2017-02170015
PCN: 00-42-45-27-00-000-5110 **Zoned:** RH

Violations:

2	Details: All accessory structures, including detached garages, fences, walls, and swimming pools shall be maintained structurally sound and in good repair. More specifically, the privacy fence on the northern section of the property. Code: Palm Beach County Property Maintenance Code - Section 14-32 (d) Issued: 02/21/2017 Status: CLS
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cc: New Church At Boynton Beach Properties Inc
New Church At Boynton Beach Properties Inc

Agenda No.: 007 **Status:** Active
Respondent: Oliveira, Fabiano C; Oliveira, Felipe G **CEO:** Frank H Amato
5041 Woodland Dr, Delray Beach, FL 33484-1121
Situs Address: 5041 Woodland Dr, Delray Beach, FL **Case No:** C-2016-12290020
PCN: 00-42-46-11-02-000-1370 **Zoned:** AR

Violations:

1	Details: Erecting/installing raised deck without first obtaining required building permits is prohibited. Code: PBC Amendments to FBC 5th Edition (2014) - 105.1 Issued: 01/03/2017 Status: CEH
2	Details: Erecting/installing above ground pool without first obtaining required building permits is prohibited. Code: PBC Amendments to FBC 5th Edition (2014) - 105.1 Issued: 01/03/2017 Status: CEH

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cc: Code Enforcement
Oliveira, Fabiano C
Oliveira, Felipe G

Agenda No.: 008 **Status:** Removed
Respondent: Rivera, Jesus **CEO:** Frank H Amato
5095 Palm Ridge Blvd, Delray Beach, FL 33484-1113
Situs Address: 5095 Palm Ridge Blvd, Delray Beach, FL **Case No:** C-2016-09290003
PCN: 00-42-46-11-02-000-1090 **Zoned:** AR

- Violations:**
- 1** **Details:** Erecting/installing wooden/chain link fence without first obtaining required building permits is prohibited.
Code: PBC Amendments to FBC 5th Edition (2014) - 105.1
Issued: 09/29/2016 **Status:** CLS
 - 2** **Details:** Erecting/installing electrical lamp posts without first obtaining required building permits is prohibited.
Code: PBC Amendments to FBC 5th Edition (2014) - 105.1
Issued: 09/29/2016 **Status:** CLS
 - 3** **Details:** Erecting/installing aluminum screen enclosure without first obtaining required building permits is prohibited.
Code: PBC Amendments to FBC 5th Edition (2014) - 105.1
Issued: 09/29/2016 **Status:** CLS

Agenda No.: 009 **Status:** Removed
Respondent: WEST ATLANTIC COMMERCIAL PROPERTIES LTD **CEO:** Frank H Amato
101 Pineapple Grove Way, Fl 2, Delray Beach, FL 33444
Situs Address: 5283 Atlantic Ave, Delray Beach, FL **Case No:** C-2017-02140027
PCN: 00-42-46-14-00-000-5300 **Zoned:** CG

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

More specifically, the banners ,signs and balloons about the parking lot.
Code: Unified Land Development Code - 8.C.1
Issued: 02/21/2017 **Status:** CLS

cc: West Atlantic Commercial Properties Ltd
West Atlantic Commercial Properties Ltd
West Atlantic Commercial Properties Ltd

Agenda No.: 010 **Status:** Removed
Respondent: William A. Mazzoni and Howard W. Smith, as Co-Trustees **CEO:** Frank H Amato
of the William A. Mazzoni Revocable Trust u/a/d 6/4/92
6665 Skyline Dr, Delray Beach, FL 33446-2203
Situs Address: 8344 Boynton Beach Blvd, Boynton Beach, FL **Case No:** C-2016-12020016
PCN: 00-42-43-27-05-054-0050 **Zoned:** AGR

- 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 premises are being utilized for the open storage of vegetative debris, construction materials trash and similar items.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 12/06/2016 **Status:** CLS

Agenda No.: 011 **Status:** Removed
Respondent: Barrios, Annel **CEO:** Frank T Austin
2947 Saginaw Ave, West Palm Beach, FL 33409-4972 United States
Situs Address: 2947 Saginaw Ave, West Palm Beach, FL **Case No:** C-2017-02130031
PCN: 00-43-43-30-03-043-0400 **Zoned:** RH

- Violations:**
- 1** **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: 02/21/2017 **Status:** CLS

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| 4 | <p>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.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-33 (c)
 Issued: 10/27/2016 Status: CLS</p> |
| 5 | <p>Details: Erecting/installing Electrical for Wall AC Unit without first obtaining required building permits is prohibited.</p> <p>Code: PBC Amendments to FBC 5th Edition (2014) - 105.1
 Issued: 10/27/2016 Status: CEH</p> |
| 6 | <p>Details: Erecting/installing Rear Patio Enclosure without first obtaining required building permits is prohibited.</p> <p>Code: PBC Amendments to FBC 5th Edition (2014) - 105.1
 Issued: 10/27/2016 Status: CEH</p> |

Agenda No.: 015 **Status:** Removed
Respondent: Silc, Rudolph W **CEO:** Frank T Austin
 3017 Exchange Ct, Ste C, West Palm Beach, FL 33409-4032
 United States
Situs Address: 1722 N Military Trl, West Palm Beach, FL **Case No.:** C-2016-12300020
PCN: 00-42-43-25-00-000-1321 **Zoned:** CG

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| Violations: | <p>1 Details: Window signs not exceeding 20 percent coverage of each glass window or glass door to which the sign is attached. Any sign either hung within two feet of a window or attached to a display located within two feet of a window is considered a window sign.</p> <p>Code: Unified Land Development Code - 8.B.4
 Unified Land Development Code - 8.B.4 Window Signs
 Issued: 01/03/2017 Status: CLS</p> <p>2 Details: Erecting/installing Banners & Signs without first obtaining required building permits is prohibited.</p> <p>Code: PBC Amendments to FBC 5th Edition (2014) - 105.1
 Issued: 01/03/2017 Status: CLS</p> |
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cc: Code Enforcement

Agenda No.: 016 **Status:** Active
Respondent: 2662 SUMMIT LANDTRUST **CEO:** Maggie Bernal
 2686 Summit Blvd, West Palm Beach, FL 33406-4229
Situs Address: 2686 Summit Blvd, West Palm Beach, FL **Case No.:** C-2017-01040011
PCN: 00-43-44-05-09-020-0090 **Zoned:** RS

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| Violations: | <p>1 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.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-33 (c)
 Issued: 01/04/2017 Status: CEH</p> <p>2 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.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (2)
 Issued: 01/04/2017 Status: CEH</p> |
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Agenda No.: 017 **Status:** Removed
Respondent: Parker, Jon **CEO:** Maggie Bernal
 4398 Whispering Pines Way, West Palm Beach, FL
 33406-2971
Situs Address: 4398 Whispering Pines Rd, West Palm Beach, FL **Case No.:** C-2016-07180063
PCN: 00-42-44-01-11-000-0170 **Zoned:** RM

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| Violations: | <p>1 Details: Erecting/installing An addition to back of garage without first obtaining required building permits is prohibited.</p> |
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	<p>Code: PBC Amendments to FBC 5th Edition (2014) - 105.1 Issued: 08/31/2016 Status: CLS</p>
2	<p>Details: Erecting/installing- addition to back of residence (enclosure to wooden deck) without first obtaining required building permits is prohibited. Code: PBC Amendments to FBC 5th Edition (2014) - 105.1 Issued: 08/31/2016 Status: CLS</p>
3	<p>Details: Every permit #E1984-007119 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 5th Edition (2014) - 105.4.1 Issued: 08/31/2016 Status: CLS</p>
4	<p>Details: Every permit #B1997-026878 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 5th Edition (2014) - 105.4.1 Issued: 08/31/2016 Status: CLS</p>
5	<p>Details: Every permit # B2006-003491 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 5th Edition (2014) - 105.4.1 Issued: 08/31/2016 Status: CLS</p>
6	<p>Details: Every permit #B2006-060729 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 5th Edition (2014) - 105.4.1 Issued: 08/31/2016 Status: CLS</p>
7	<p>Details: Every permit #B2008-013971 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 5th Edition (2014) - 105.4.1 Issued: 08/31/2016 Status: CLS</p>

Agenda No.: 018	Status: Active
Respondent: Rudnick, Monique 2763 Creek Rd, West Palm Beach, FL 33406-5922	CEO: Maggie Bernal
Situs Address: 2763 Creek Rd, West Palm Beach, FL	Case No.: C-2016-12120027
PCN: 00-43-44-08-15-002-0121	Zoned: RS

Violations:

- 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: 12/29/2016 **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 nuisance.
Code: Palm Beach County Property Maintenance Code - Section 14-33 (g)
Issued: 12/29/2016 **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.
It shall be unlawful for any owner of land in any residential district to park on, cause to be parked on, or allow to be parked on residentially zoned land any unlicensed or unregistered vehicle for a period exceeding one hour in any 24 hour period.

More Specifically: Outdoor storage of unlicensed/unregistered and/or inoperable vehicle(s) is not permit in a residential area.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Unified Land Development Code - 6.A.1.D.19.a.2)
Issued: 12/29/2016 **Status:** CEH

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JUNE 07, 2017 9:00 AM**

cc: Code Enforcement

Agenda No.: 019 **Status:** Active
Respondent: Sardinas, Yordan **CEO:** Maggie Bernal
4357 Venus Ave, West Palm Beach, FL 33406-4041
Situs Address: 655 Neptune St, West Palm Beach, FL **Case No:** C-2016-06170024
PCN: 00-42-44-01-05-000-0750 **Zoned:** RM

- Violations:**
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| 3 | Details: Erecting/installing fence without first obtaining required building permits is prohibited.
Code: PBC Amendments to FBC 5th Edition (2014) - 105.1
Issued: 06/20/2016 Status: CEH |
| 4 | Details: Erecting/installing paved driveway without first obtaining required building permits is prohibited.
Code: PBC Amendments to FBC 5th Edition (2014) - 105.1
Issued: 06/20/2016 Status: CEH |

Agenda No.: 020 **Status:** Removed
Respondent: CVS 4785 FL LLC, N/K/A SCP 2003 D-16 LLC **CEO:** Brian Burdett
1200 S PINE ISLAND Rd, PLANTATION, FL 33324
Situs Address: 12750 S Military Trl, Boynton Beach, FL **Case No:** C-2017-03020028
PCN: 00-42-46-01-36-001-0000 **Zoned:** MUPD

- Violations:**
- | | |
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| 1 | 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: 03/03/2017 Status: CLS |
| 2 | 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.

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.
Code: Unified Land Development Code - 2.A.1.G.3.e
Unified Land Development Code - 2.A.1.P
Issued: 03/03/2017 Status: CLS |

cc: Cvs 4785 Fl Llc Administrative Store #4785 C/O N/K/A Scp 2003 D-16 Llc

Agenda No.: 021 **Status:** Active
Respondent: Gadd, Nancy **CEO:** Brian Burdett
490 Tulip Tree Dr, Lake Worth, FL 33462-5156
Situs Address: 490 Tulip Tree Dr, Lake Worth, FL **Case No:** C-2016-08160005
PCN: 00-43-45-09-11-004-0030 **Zoned:** RM

- Violations:**
- | | |
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| 1 | Details: Weeds. All premises and exterior property shall be maintained free from weeds or uncultivated vegetation:
greater than seven (7) inches in height when located on developed residential or developed nonresidential lots,
as set forth in division 6. All noxious weeds shall be prohibited. This term shall not include cultivated flowers and gardens, or native vegetation.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (2)
Issued: 01/19/2017 Status: CEH |
| 2 | Details: It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 01/19/2017 Status: CEH |
| 3 | Details: Erecting/installing above ground swimming pool without first obtaining required building permits is prohibited.
Code: PBC Amendments to FBC 5th Edition (2014) - 105.1
Issued: 01/19/2017 Status: CEH |

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Agenda No.: 022 **Status:** Active
Respondent: Kelm, Dianne M; The Estate of Dianne M. Kelm; Unknown
CEO: Brian Burdett
Personal Representative, Spouse, Heirs, Devisees, Grantees,
Assignees, Lienors, Creditors, Trustees and All other
Parties Claiming By, Through, Under or Against the Estate
of Dianne M. Kelm and All Other Unknown Persons or
Parties Having or Claiming to have any right, Title or
Interest in the Property Located at 1211 Monroe Blvd.
Lantana Florida 33462
5743 E Casper Rd, Mesa, AZ 85205-7407

Situs Address: 1211 Monroe Blvd, Lake Worth, FL **Case No:** C-2016-06130016
PCN: 00-43-45-09-20-000-0410 **Zoned:** RM

- Violations:**
- 1** **Details:** Weeds. All premises and exterior property shall be maintained free from weeds or uncultivated vegetation:
greater than seven (7) inches in height when located on developed residential or developed nonresidential lots,
as set forth in division 6. All noxious weeds shall be prohibited. This term shall not include cultivated flowers and gardens, or native vegetation.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (2)
Issued: 07/08/2016 **Status:** CLS
 - 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.
Code: Unified Land Development Code - 6.A.1.D.19.a.2)
Issued: 07/08/2016 **Status:** CEH

cc: Kelm, Dianne M
The Estate Of Dianne M. Kelm; Unknown Personal Representative, Spouse, Heirs, Devisees, Grantees, Assignees,
Lienors, Creditors, Trustees And All

Agenda No.: 023 **Status:** Active
Respondent: Edwards, Robert; Edwards, Kate **CEO:** Jack T Haynes Jr
3360 Hurricane Dr, Lake Worth, FL 33462-3630

Situs Address: 3360 Hurricane Dr, Lake Worth, FL **Case No:** C-2016-12160029
PCN: 00-43-45-06-02-024-0070 **Zoned:** RS

- Violations:**
- 3** **Details:** Any contractor, owner, or agent authorized in accordance with Florida Statute Chapter 489 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, plumbing, fire protection system, or accessible or flood resistant site element, 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(s).

More specifically: A shed has been installed at the premises without permit.
Code: PBC Amendments to FBC 5th Edition (2014) - 105.1
Issued: 12/30/2016 **Status:** CEH
 - 4** **Details:** Any contractor, owner, or agent authorized in accordance with Florida Statute Chapter 489 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, plumbing, fire protection system, or accessible or flood resistant site element, 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(s).

More specifically: A fence has been installed at the premises without permit.
Code: PBC Amendments to FBC 5th Edition (2014) - 105.1
Issued: 12/30/2016 **Status:** CEH

cc: Code Enforcement

Agenda No.: 024 **Status:** Active
Respondent: Bergeron, Jason N **CEO:** Michael A Curcio
14573 72nd Ct N, Loxahatchee, FL 33470-4453

Situs Address: 14573 72nd Ct N, Loxahatchee, FL **Case No:** C-2016-10120020
PCN: 00-41-42-29-00-000-7740 **Zoned:** AR

- Violations:**
- 1** **Details:** Erecting/installing storage shed without first obtaining required building permits is prohibited.

More specifically small storage shed on property.

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- Code:** PBC Amendments to FBC 5th Edition (2014) - 105.1
Issued: 10/20/2016 **Status:** CEH
- 2 Details:** Erecting/installing shipping container without first obtaining required building permits is prohibited.
- More specifically shipping container located on property.
- Code:** PBC Amendments to FBC 5th Edition (2014) - 105.1
Issued: 10/20/2016 **Status:** CEH
- 3 Details:** Erecting/installing wire fence and gates without first obtaining required building permits is prohibited.
- More specifically the wire fence around property and metal gates across driveway.
- Code:** PBC Amendments to FBC 5th Edition (2014) - 105.1
Issued: 10/20/2016 **Status:** CEH
- 4 Details:** Erecting/installing elevated wood structure without first obtaining required building permits is prohibited.
- More specifically elevated wood structure with open storage below.
- Code:** PBC Amendments to FBC 5th Edition (2014) - 105.1
Issued: 10/20/2016 **Status:** CEH

Agenda No.: 025 **Status:** Active
Respondent: Berkzynski, Eleanor **CEO:** Michael A Curcio
 4218 Main St, Skokie, IL 60076-2047
Situs Address: 80th Ln N, Loxahatchee, FL **Case No.:** C-2016-08110011
PCN: 00-41-42-19-00-000-5850 **Zoned:** AR

- Violations:**
- 1 Details:** 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.
- More specifically overgrown vegetation encroaching on adjacent developed lot.
- Code:** Palm Beach County Property Maintenance Code - Section 14-32 (c) (1)
Issued: 08/19/2016 **Status:** CEH

Agenda No.: 026 **Status:** Postponed
Respondent: Roa, Jose A; Fernandez, Iliana **CEO:** Michael A Curcio
 2780 Holly Rd, West Palm Beach, FL 33406-4340
Situs Address: 2780 Holly Rd, West Palm Beach, FL **Case No.:** C-2016-07250015
PCN: 00-43-44-05-02-002-0112 **Zoned:** RS

- Violations:**
- 3 Details:** Erecting/installing New A/C compressor without first obtaining required building permits is prohibited.
- More specifically new A/C compressor located in West driveway.
- Code:** PBC Amendments to FBC 5th Edition (2014) - 105.1
Issued: 07/28/2016 **Status:** CEH
- 4 Details:** Erecting/installing storage shed without first obtaining required building permits is prohibited.
- More specifically storage shed in back yard, (East side).
- Code:** PBC Amendments to FBC 5th Edition (2014) - 105.1
Issued: 07/28/2016 **Status:** CEH
- 5 Details:** Erecting/installing/enclosing carport without first obtaining required building permits is prohibited.
- More specifically carport was enclosed without building permits.
- Code:** PBC Amendments to FBC 5th Edition (2014) - 105.1
Issued: 07/28/2016 **Status:** CEH
- 7 Details:** Erecting/installing patio without first obtaining required building permits is prohibited.
- More specifically patio in the back of property, (East side)
- Code:** PBC Amendments to FBC 5th Edition (2014) - 105.1
Issued: 07/28/2016 **Status:** CEH
- 8 Details:** Erecting/installing new windows without first obtaining required building permits is prohibited.
- More specifically new windows installed without building permits.
- Code:** PBC Amendments to FBC 5th Edition (2014) - 105.1

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9	Issued: 07/28/2016	Status: CEH
	Details: Erecting/installing patio roof structure without first obtaining required building permits is prohibited.	
	More specifically patio roof/overhang at edge of pool.	
	Code: PBC Amendments to FBC 5th Edition (2014) - 105.1	
	Issued: 07/28/2016	Status: CEH
10	Details: Erecting/installing enclosed living space without first obtaining required building permits is prohibited.	
	More specifically enclosed room on East side in back of house.	
	Code: PBC Amendments to FBC 5th Edition (2014) - 105.1	
	Issued: 07/28/2016	Status: CEH
11	Details: Erecting/installing roof structure without first obtaining required building permits is prohibited.	
	More specifically roof structure and stucco wall on West side of property	
	Code: PBC Amendments to FBC 5th Edition (2014) - 105.1	
	Issued: 07/28/2016	Status: CEH
12	Details: Erecting/installing roof structure without first obtaining required building permits is prohibited.	
	More specifically roof structure/overhang on East side of house.	
	Code: PBC Amendments to FBC 5th Edition (2014) - 105.1	
	Issued: 07/28/2016	Status: CEH
13	Details: Erecting/installing storm shutters without first obtaining required building permits is prohibited.	
	More specifically all storm shutters attached to house.	
	Code: PBC Amendments to FBC 5th Edition (2014) - 105.1	
	Issued: 07/28/2016	Status: CEH

Agenda No.: 027 **Status:** Removed
Respondent: Joseph, Hermione Orelus; Orelus, Patrick **CEO:** Michael A Curcio
 18636 90th St N, Loxahatchee, FL 33470-5157
Situs Address: 18636 90th St N, Loxahatchee, FL **Case No.:** C-2016-08300008
PCN: 00-40-42-15-00-000-7380 **Zoned:** AR

1	Details: Erecting/installing Modular Building without first obtaining required building permits is prohibited.	
	More specifically permit # PR-2016-022475-000 for Modular Building not approved.	
	Code: PBC Amendments to FBC 5th Edition (2014) - 105.1	
	Issued: 10/31/2016	Status: CLS

Agenda No.: 028 **Status:** Removed
Respondent: Little, John P III **CEO:** Michael A Curcio
 2934 Westgate Ave, West Palm Beach, FL 33409-4852
Situs Address: 87th St N, Loxahatchee, FL **Case No.:** C-2016-10250005
PCN: 00-41-42-22-00-000-3580 **Zoned:** AR

1	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.	
	More specifically uncultivated vegetation encroaching on developed lot located on W side of vacant property.	
	Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (1)	
	Issued: 10/31/2016	Status: CLS

Agenda No.: 029 **Status:** Active
Respondent: Sun Lovers Homes South FL as Trustee of the 12143 66th St
 Land Trust **CEO:** Michael A Curcio
 PO BOX 480238, Ft Lauderdale, FL 33348-0238
Situs Address: 12143 66th St N, West Palm Beach, FL **Case No.:** C-2016-12190039
PCN: 00-41-42-34-00-000-1500 **Zoned:** AR

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
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Violations:

- 1 **Details:** 4. Separation and Setbacks
 In addition to the separation requirements in Article 4.D.8.B.1, Separation, Type I A Excavation shall maintain the following minimum setbacks, measured from the inside edge of the lake maintenance easement.
 a. 15 feet at the time of construction from any adjacent property line. The top of bank shall be a minimum of five feet.

 More specifically maintain required 15 foot setback from pond to adjacent property line.
Code: Unified Land Development Code - 4.D.5.B.4.a
Issued: 12/29/2016 **Status:** CEH
- 2 **Details:** Erecting/installing chain link fence without first obtaining required building permits is prohibited.

 More specifically fence on East and West side of house.
Code: PBC Amendments to FBC 5th Edition (2014) - 105.1
Issued: 12/29/2016 **Status:** CEH
- 3 **Details:** Erecting/installing light pole without first obtaining required building permits is prohibited.

 More specifically light pole in front of house.
Code: PBC Amendments to FBC 5th Edition (2014) - 105.1
Issued: 12/29/2016 **Status:** CEH

Agenda No.: 030

Status: Active

Respondent: Vernice, Luc
13715 77th Pl N, West Palm Bch, FL 33412-2193

CEO: Michael A Curcio

Situs Address: 13715 77th Pl N, West Palm Beach, FL

Case No: C-2017-02060001

PCN: 00-41-42-28-00-000-3680

Zoned: AR

Violations:

- 1 **Details:** A maximum of seven vehicles may be parked outdoors on a lot supporting a single family residential use.
Code: Unified Land Development Code - 6.A.1.D.20.a
Issued: 02/08/2017 **Status:** CEH
- 2 **Details:** It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 02/08/2017 **Status:** CEH
- 3 **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: 02/08/2017 **Status:** CEH
- 4 **Details:** Erecting/installing accessory structures without first obtaining required building permits is prohibited.

 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 two elevated structures in NW corner.
Code: PBC Amendments to FBC 5th Edition (2014) - 105.1
 PBC Amendments to FBC 5th Edition (2014) - 110.3.10
Issued: 02/08/2017 **Status:** CEH
- 5 **Details:** Erecting/installing metal gate/fencing and concrete columns without first obtaining required building permits is prohibited.
Code: PBC Amendments to FBC 5th Edition (2014) - 105.1
Issued: 02/08/2017 **Status:** CEH
- 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.

 E-2014-000195-0000 Electrical Repairs has expired
Code: PBC Amendments to FBC 5th Edition (2014) - 105.4.1

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7	<p>Issued: 02/08/2017 Status: CEH</p> <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>B-2002-016445-0000 (B02014934) Pool Residential has expired.</p> <p>Code: PBC Amendments to FBC 5th Edition (2014) - 105.4.1</p>
8	<p>Issued: 02/08/2017 Status: CEH</p> <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>B-2002-016445-0001 (B02023928) Pool Cages (Screen Enclosure) has expired.</p> <p>Code: PBC Amendments to FBC 5th Edition (2014) - 105.4.1</p>
9	<p>Issued: 02/08/2017 Status: CEH</p> <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>B-2002-016445-0002 (B02029125) Fence - Commercial Baby Guard has expired.</p> <p>Code: PBC Amendments to FBC 5th Edition (2014) - 105.4.1</p>
10	<p>Issued: 02/08/2017 Status: CEH</p> <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>E-2002-016445-0003 (E02009034) Pool Electric has expired.</p> <p>Code: PBC Amendments to FBC 5th Edition (2014) - 105.4.1</p>

cc: Pbso

Agenda No.: 031	Status: Postponed
Respondent: HC PROPERTY INVESTMENTS LLC 1507 4th St, Key West , FL 33040	CEO: Jose Feliciano
Situs Address: 921 State St, Lake Worth, FL	Case No: C-2017-01300018
PCN: 00-43-44-20-05-000-0240	Zoned: RH

Violations:

1	<p>Details: All plumbing fixtures shall be properly connected to either a public sewer system or to an approved private sewage disposal system. Specifically: waste water draining onto ground at rear yard of rear structure.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-45 (e) (1)</p> <p>Issued: 02/07/2017 Status: CEH</p>
2	<p>Details: Every window, door and frame shall be kept in sound condition, good repair and weather tight. Specifically: Windows throughout dwelling unit (s) are in disrepair and or broken.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-33 (m)</p> <p>Issued: 02/07/2017 Status: CEH</p>
3	<p>Details: Erecting/installing or converting rear accessory structure (Garage) into habitable space without first obtaining required building permits is prohibited.</p> <p>Code: PBC Amendments to FBC 5th Edition (2014) - 105.1</p> <p>Issued: 02/07/2017 Status: CEH</p>
4	<p>Details: Erecting/installing an aluminum roofed structure without first obtaining required building permits is prohibited.</p> <p>Code: PBC Amendments to FBC 5th Edition (2014) - 105.1</p> <p>Issued: 02/07/2017 Status: CEH</p>
5	<p>Details: Erecting/installing a utility shed without first obtaining required building permits is prohibited.</p> <p>Code: PBC Amendments to FBC 5th Edition (2014) - 105.1</p> <p>Issued: 02/07/2017 Status: CEH</p>
6	<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: 02/07/2017 Status: CEH</p>

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- 7 **Details:** All exterior walls shall be free from holes, breaks, loose or rotting materials; and maintained weatherproof and properly surface coated where required to prevent deterioration. Exterior walls in disrepair at areas of structure.(s)
Code: Palm Beach County Property Maintenance Code - Section 14-33 (f)
Issued: 02/07/2017 **Status:** CEH
- 8 **Details:** Every sink, lavatory, bathtub or shower, drinking fountain, water closet or other plumbing fixtures shall be properly connected to either a public water system or to an approved private water system. All kitchen sinks, lavatories, laundry facilities, bathtubs and showers shall be supplied with hot and cold running water.
Code: Palm Beach County Property Maintenance Code - Section 14-45 (d) (1)
Issued: 02/07/2017 **Status:** CEH

Agenda No.: 032 **Status:** Postponed
Respondent: Loor, Wilfredo G; Loor, Craciela H **CEO:** Jose Feliciano
4538 Weymouth St, Lake Worth, FL 33463-2252
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:** CEH
- 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:** CEH
- 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:** CEH
- 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:** CEH
- 5 **Details:** It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items. Extensive trash and debris present throughout property.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 02/01/2017 **Status:** CEH

cc: Loor, Fred
Loor, Graciela H
Loor, Wilfredo G

Agenda No.: 033 **Status:** Active
Respondent: West Palm Realty, LLC.; West Palm Nassim, LLC. **CEO:** Jose Feliciano
155 office Plaza Dr, Fl 1, Tallahassee, FL 32301
Situs Address: 4560 Forest Hill Blvd, West Palm Beach, FL **Case No:** C-2016-05090019
PCN: 00-42-44-12-21-000-0011 **Zoned:** UC

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JUNE 07, 2017 9:00 AM**

Violations:

- | | |
|----------|---|
| 1 | <p>Details: 1) Use of Required Off-Street Parking:
Off-street parking spaces shall be provided for the use of residents, customers, patrons and employees. Required parking spaces shall not be used for the storage, sale or display of goods or materials or for the sale, repair, or servicing of vehicles. All vehicles parked within off-street parking areas shall be registered and capable of moving under their own power. Required off-street parking spaces shall be free from building encroachments, except that a portion of the required parking area may be used for the following purposes:
a. Temporary Events
Required off-street parking areas may be used on a temporary basis pursuant to a Special Permit issued by the Zoning Director for a temporary event.
b. Recyclable Materials Collection Bins</p> <p>Code: Unified Land Development Code - 2.A.1.P
Unified Land Development Code - 6.A.1.D.3</p> <p>Issued: 02/10/2017 Status: CEH</p> |
| 2 | <p>Details: Uses identified with an "S" are permitted in the district only if approved by the Zoning Director in accordance with Article 2.D.2, Special Permit. More specifically, car detailing and washing, mobile food vendors, miscellaneous Holiday merchandise vendors operate from site as well.</p> <p>Code: Unified Land Development Code - 4.A.3.A.4</p> <p>Issued: 02/10/2017 Status: CEH</p> |

cc: West Palm Nassim, Llc.
West Palm Nassim, Llc.
West Palm Realty, Llc.

Agenda No.: 034

Status: Postponed

Respondent: Young, Adam A

CEO: Jose Feliciano

2509 Sun Up Ln, Lake Worth, FL 33462-2543

Situs Address: 2509 Sunup Ln, Lake Worth, FL

Case No: C-2015-06110023

PCN: 00-43-45-05-06-001-0250

Zoned: RS

Violations:

- | | |
|----------|--|
| 1 | <p>Details: Hedges may be planted and maintained along or adjacent to a residential lot line, as follows: a. Hedges shall not exceed four feet in height when located within the required front setback. b. Hedges shall not exceed eight feet in height when located on or adjacent to the side, side street, or rear property lines.</p> <p>Code: Unified Land Development Code - 7.D.3.B.2</p> <p>Issued: 02/02/2017 Status: CEH</p> |
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Agenda No.: 035

Status: Removed

Respondent: YUAN INVESTMENT LLC

CEO: Jose Feliciano

5334 Moon Shadow Ln, Lake Worth, FL 33463-5927

Situs Address: 3209 Buckley Ave, Lake Worth, FL

Case No: C-2016-12280029

PCN: 00-43-44-20-04-003-0050

Zoned: RM

Violations:

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| 3 | <p>Details: It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items. Specifically: Trash and debris openly stored at property front yard.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)</p> <p>Issued: 02/15/2017 Status: CLS</p> |
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cc: Yuan Investment Llc

Agenda No.: 036

Status: Active

Respondent: Anrud, Dhanraj

CEO: Ray A Felix

102 Park Rd N, Royal Palm Beach, FL 33411-1563

Situs Address: 12435 56th Pl N, West Palm Beach, FL

Case No: C-2016-06070049

PCN: 00-41-43-03-00-000-2070

Zoned: AR

Violations:

- | | |
|----------|---|
| 1 | <p>Details: Erecting/installing sunroom/4 seasons room addition without first obtaining required building permits is prohibited.</p> <p>Code: PBC Amendments to FBC 5th Edition (2014) - 105.1</p> <p>Issued: 07/22/2016 Status: CEH</p> |
| 2 | <p>Details: Erecting/installing a front and rear wood deck with lattice fencing without first obtaining required building permits is prohibited.</p> <p>Code: PBC Amendments to FBC 5th Edition (2014) - 105.1</p> <p>Issued: 07/22/2016 Status: CEH</p> |
| 3 | <p>Details: Erecting/installing a carport in the front of the residence and a roofed overhang on the rear of the residence without first obtaining required building permits is prohibited.</p> |

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JUNE 07, 2017 9:00 AM**

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| 4 | Code: PBC Amendments to FBC 5th Edition (2014) - 105.1
Issued: 07/22/2016 | Details: Erecting/installing an accessory structure; more specifically a shed, without first obtaining required building permits is prohibited. | Status: CEH |
| 5 | Code: PBC Amendments to FBC 5th Edition (2014) - 105.1
Issued: 07/22/2016 | Details: Installing electrical wiring to also include the installation of ceiling fan and lighting and wiring from the residence to a detached shed without first obtaining required building permits is prohibited. | Status: CEH |
| 6 | Code: PBC Amendments to FBC 5th Edition (2014) - 105.1
Issued: 07/22/2016 | Details: Erecting/installing fence without first obtaining required building permits is prohibited. | Status: CEH |
| 7 | Code: PBC Amendments to FBC 5th Edition (2014) - 105.4.1
Issued: 07/22/2016 | 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-2001-002511-0000 B01001738 Siding and permit #P-1988-002478-0000 P88002478 INSTALL PLUMBING FOR, have become inactive/expired. | Status: CEH |

Agenda No.: 037	Status: Active
Respondent: Anrud, Dhanraj 102 Park Rd N, Royal Palm Beach, FL 33411-1563	CEO: Ray A Felix
Situs Address: 12350 56th Pl N, West Palm Beach, FL	Case No.: C-2016-07140021
PCN: 00-41-43-03-00-000-1570	Zoned: AR

- | | | | |
|----------|---|---|--------------------|
| 1 | Code: PBC Amendments to FBC 5th Edition (2014) - 105.1
Issued: 08/17/2016 | Details: Erecting/installing accessory structures and or sheds without first obtaining required building permits is prohibited. | Status: CEH |
| 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#B-2006-051903-0000 B08011470 Addition now shows to be inactive. | |
| | | 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: PBC Amendments to FBC 5th Edition (2014) - 105.4.1
PBC Amendments to FBC 5th Edition (2014) - 110.3.10
PBC Amendments to FBC 5th Edition (2014) - 111.5
Issued: 08/17/2016 | | Status: CEH |
| 3 | | Details: It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items. | |
| | Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 08/17/2016 | | Status: CEH |
| 4 | Code: PBC Amendments to FBC 5th Edition (2014) - 105.1
Issued: 08/17/2016 | Details: Erecting/installing roofed overhang on the rear of the residence without first obtaining required building permits is prohibited. | Status: CEH |

Agenda No.: 038	Status: Active
Respondent: Arjona, Kefren; Arjona, Maria C 3333 Riverland Rd, Ft Lauderdale, FL 33312-4384	CEO: Ray A Felix
Situs Address: 19055 Green Grove Ct, Loxahatchee, FL	Case No.: C-2016-06020008
PCN: 00-40-43-09-00-000-5070	Zoned: AR

CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JUNE 07, 2017 9:00 AM

Agenda No.: 041 **Status:** Active
Respondent: Kearney, Michael D **CEO:** Ray A Felix
18725 W Sycamore Dr, Loxahatchee, FL 33470-1831 **Type:** Repeat
Situs Address: 18725 W Sycamore Dr, Loxahatchee, FL **Case No:** C-2016-12270006
PCN: 00-40-43-10-00-000-8260 **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: 01/31/2017 Status: CEH
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Agenda No.: 042 **Status:** Postponed
Respondent: Metayer, Paul; Metayer, Cheryl **CEO:** Ray A Felix
19983 Egret Ln, Loxahatchee, FL 33470-2577
Situs Address: 19983 Egret Ln, Loxahatchee, FL **Case No:** C-2016-06210005
PCN: 00-40-43-21-01-000-2100 **Zoned:** AR

Violations:

1	Details: Residential swimming pools shall comply with Sections R4501.17.1.1 through R4501.17.15 . 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 - R4501.17 Issued: 08/30/2016 Status: CEH
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Agenda No.: 043 **Status:** Active
Respondent: Donovan R. Bryan and Maxine A. Bryan as Trustees of **CEO:** Ray A Felix
the 14534 74th Street North Trust dated October 30, 2012
14534 74th St N, Loxahatchee, FL 33470-5209
Situs Address: 14534 74th St N, Loxahatchee, FL **Case No:** C-2016-06270018
PCN: 00-41-42-29-00-000-7480 **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: 09/27/2016 Status: CEH
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cc: Bryan, Donovan R
Bryan, Maxine A
Donnovan R. Bryan And Maxine A. Bryan As Trustees

Agenda No.: 044 **Status:** Active
Respondent: CASA DEL MONTE MHP LLC **CEO:** Caroline Foulke
1200 SOUTH PINE ISLAND Rd, PLANTATION, FL 33324
Situs Address: 6151 Forest Hill Blvd, West Palm Beach, FL **Case No:** C-2015-08140027
PCN: 00-42-44-10-00-000-5030 **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. Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1 Issued: 08/19/2015 Status: CEH
2	Details: 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: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 110.3.10 Issued: 08/19/2015 Status: CEH

cc: Casa Del Monte Mhp Llc

Agenda No.: 045 **Status:** Active
Respondent: Gonzalez, Georlando; Romero, Yulema **CEO:** Caroline Foulke

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JUNE 07, 2017 9:00 AM**

1322 E Libby Dr, West Palm Beach, FL 33406-4918

Situs Address: 1322 E Libby Dr, West Palm Beach, FL
PCN: 00-43-44-07-16-001-0130

Case No: C-2016-08230002
Zoned: RM

- Violations:**
- 1 **Details:** Erecting/installing paver brick driveway and sidewalk without first obtaining required building permits is prohibited.
Code: PBC Amendments to FBC 5th Edition (2014) - 105.1
Issued: 08/23/2016 **Status:** CEH
 - 2 **Details:** No person shall commence to place or maintain a facility in rights-of-way without first having obtained a permit as set forth in this article, except either:
(1) In the case of an emergency; or (2) For road construction in a platted road right-of-way dedicated to the public and not maintained by the county, or not intended to be maintained by the county
Code: Palm Beach County Codes & Ordinances - Ordinance 2008-006
Issued: 08/23/2016 **Status:** CEH

Agenda No.: 046

Status: Active

Respondent: The Wheel Enterprises Inc
6000 NW 66th Way, Parkland, FL 33067

CEO: Caroline Foulke

Situs Address: 759 N Benoist Farms Rd, West Palm Beach, FL
PCN: 00-42-43-27-05-007-0122

Case No: C-2016-06210031
Zoned: IL

- Violations:**
- 1 **Details:** The list of uses in Table 4.A.3.A, Use Matrix, is intended to classify uses on the basis of common functional characteristics and land use compatibility.

Uses identified with a "D" or exceeding the thresholds of Table 4.A.3.A, Threshold for Projects Requiring DRO Approval are permitted subject to approval by the DRO in accordance with Article 2.D, Administrative Process. More specifically, A Contractor's storage yard and Agriculture Transshipment Facility.
Code: Unified Land Development Code - 4.A.3.A - Use Matrix Table
Unified Land Development Code - 4.A.3.A.2
Issued: 07/13/2016 **Status:** CEH
 - 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.
Code: PBC Amendments to FBC 5th Edition (2014) - 105.4.1
Issued: 07/13/2016 **Status:** CEH
 - 3 **Details:** Erecting/installing canopy and plat form/loading dock without first obtaining required building permits is prohibited.
Code: PBC Amendments to FBC 5th Edition (2014) - 105.1
Issued: 07/13/2016 **Status:** CLS

cc: The Wheel Enterprises Inc.

Agenda No.: 047

Status: Active

Respondent: Valdes, Jahaziel
8257 Belvedere Rd, West Palm Beach, FL 33411-3208

CEO: Caroline Foulke

Situs Address: 8257 Belvedere Rd, West Palm Beach, FL
PCN: 00-42-43-27-05-002-0163

Case No: C-2016-07200001
Zoned: AR

- Violations:**
- 1 **Details:** Erecting/installing fence, video cameras, security yard lights, and structures without first obtaining required building permits is prohibited.
Code: PBC Amendments to FBC 5th Edition (2014) - 105.1
Issued: 09/02/2016 **Status:** CEH
 - 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.
Code: PBC Amendments to FBC 5th Edition (2014) - 105.4.1
Issued: 09/02/2016 **Status:** CEH
 - 3 **Details:** One commercial vehicle of not over one ton rated capacity may be parked per dwelling unit, providing all of the following conditions are met: vehicle is registered or licensed; used by a resident of the premises; gross vehicle weight rating (gvwr) does not exceed 12,500 pounds; height does not exceed nine feet, including any load, bed, or box; and total vehicle length does not exceed 26 feet.
Code: Unified Land Development Code - 6.A.1.D.19.b.1)
Issued: 09/02/2016 **Status:** CEH

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JUNE 07, 2017 9:00 AM**

Violations:

- | | |
|----------|--|
| 1 | <p>Details: Recreational vehicles, boats, sports vehicles and trailers shall not be used for living, sleeping or housekeeping purposes.
 Code: Unified Land Development Code - 6.A.1.D.19.b.5)d)
 Issued: 12/15/2016 Status: CLS</p> |
| 3 | <p>Details: Erecting/installing an accessory structure (Shed) without first obtaining required building permits is prohibited.
 Code: PBC Amendments to FBC 5th Edition (2014) - 105.1
 Issued: 12/15/2016 Status: CEH</p> |
| 4 | <p>Details: Erecting/installing lights and related electrical without first obtaining required building permits is prohibited.
 Code: PBC Amendments to FBC 5th Edition (2014) - 105.1
 Issued: 12/15/2016 Status: CEH</p> |
| 5 | <p>Details: Erecting/installing electrical gate without first obtaining required building permits is prohibited.
 Code: PBC Amendments to FBC 5th Edition (2014) - 105.1
 Issued: 12/15/2016 Status: CEH</p> |
| 6 | <p>Details: Hedges may be planted and maintained along or adjacent to a residential lot line, as follows: a. Hedges shall not exceed four feet in height when located within the required front setback. b. 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.3.B.2
 Issued: 12/15/2016 Status: CLS</p> |
| 7 | <p>Details: Recreational vehicles, boats, sports vehicles and trailers shall be located in the side or rear yard and screened from surrounding property and streets with an opaque wall, fence or hedge a minimum of six feet in height.
 Code: Unified Land Development Code - 6.A.1.D.19.b.5)c)
 Issued: 12/15/2016 Status: CEH</p> |

cc: Florida Department Of Corrections Mayo Annex (Inmate)
Grein, Mario
Mario Grein C/O Southeast Toyota Distributors, Llc

Agenda No.: 052

Status: Active

Respondent: Appolon, Jean
4923 Bonanza Dr, Lake Worth, FL 33467-4780

CEO: Jack T Haynes Jr

Situs Address: 4923 Bonanza Dr, Lake Worth, FL

Case No: C-2016-06130015

PCN: 00-42-44-30-01-014-0060

Zoned: AR

Violations:

- | | |
|----------|---|
| 1 | <p>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: 12/02/2016 Status: CEH</p> |
| 2 | <p>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: 12/02/2016 Status: CEH</p> |

Agenda No.: 053

Status: Active

Respondent: DDC LLC; ASD DEVELOPMENT LLC; JMS FUNDING LLC; LSL LANDCO LLC
4207 S Hudson Pkwy, Englewood, CO 80113-5014

CEO: Jack T Haynes Jr

Situs Address: 6270 Lyons Rd, Lake Worth, FL

Case No: C-2017-02090011

PCN: 00-42-45-05-09-007-0000

Zoned: AR

Violations:

- | | |
|----------|--|
| 1 | <p>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: 02/10/2017 Status: CEH</p> |
|----------|--|

Agenda No.: 054

Status: Active

Respondent: Boice, Charles F
14254 Leeward Way, Palm Beach Gardens, FL 33410-1128

CEO: Bruce R Hilker

Situs Address: 14254 Leeward Way, Palm Beach Gardens, FL

Case No: C-2016-08010001

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JUNE 07, 2017 9:00 AM**

PCN: 00-43-41-20-02-000-0250

Zoned: RS

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: 10/25/2016 **Status:** CEH

Agenda No.: 055

Status: Removed

Respondent: Coloma, Patricia D
3812 Van Cott Cir, Lake Park, FL 33403-1044

CEO: Bruce R Hilker

Situs Address: 3812 Van Cott Cir, West Palm Beach, FL

Case No: C-2016-11010012

PCN: 00-43-42-18-08-000-0091

Zoned: RM

Violations: **1** **Details:** Accessory structures may be setback a distance of five feet from the side and rear property lines provided it is not located in an established easement of required landscape buffer.
Code: Unified Land Development Code - 5.B.1.A.1.d.1)
Issued: 11/01/2016 **Status:** CLS

Agenda No.: 056

Status: Active

Respondent: Himalaya Development LLC
17888 67th Ct N, Loxahatchee Groves, FL 33470

CEO: Bruce R Hilker

Situs Address: 1568 Point Way, North Palm Beach, FL

Case No: C-2016-06290014

PCN: 00-43-42-04-12-000-0350

Zoned: RS

Violations: **2** **Details:** Erecting/installing a 6' wood fence without first obtaining required building permits is prohibited.
Code: PBC Amendments to FBC 5th Edition (2014) - 105.1
Issued: 07/07/2016 **Status:** CEH

cc: Himalaya Development Llc
Himalaya Development Llc

Agenda No.: 057

Status: Active

Respondent: Gardener Enterprises Inc.
2604 Yarmouth Dr, Wellington, FL 33414-7649

CEO: Kenneth E Jackson

Situs Address: 4454 Tellin Ave, West Palm Beach, FL

Case No: C-2014-12040007

PCN: 00-42-44-01-05-000-0580

Zoned: UI

Violations: **1** **Details:** Landscape areas which are required to be created or preserved by this Article shall not be used for temporary parking or the storage/display of materials or sale of products or services.
Code: Unified Land Development Code - 7.E.5.F
Issued: 12/04/2014 **Status:** CEH

Agenda No.: 058

Status: Postponed

Respondent: Goble, Elfriede
5040 Brent Knoll Ln, Suwanee, GA 30024-1376

CEO: Kenneth E Jackson

Situs Address: 2866 S Military Trl, West Palm Beach, FL

Case No: C-2016-11100029

PCN: 00-42-44-13-04-001-0010

Zoned: UI

Violations:

- 1** **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, Having a nightclub without a Zoning approvable.
Code: Unified Land Development Code - 4.A.3.A.7
Issued: 11/17/2016 **Status:** CEH
- 2** **Details:** Erecting/installing removing walls in units 2866, 2868 and 2870 without first obtaining required building permits is prohibited.
Code: PBC Amendments to FBC 5th Edition (2014) - 105.1
Issued: 11/17/2016 **Status:** CEH
- 3** **Details:** Lamps, light-emitting diodes or bulbs in excess of the amount and intensity of light generated by a 30 watt incandescent lamp or 300 lumens, whichever is less
Code: Unified Land Development Code - 8.G.3.B.2.d
Issued: 11/17/2016 **Status:** CEH
- 4** **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

CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JUNE 07, 2017 9:00 AM

Issued: 11/17/2016

Status: CEH

Agenda No.: 059 **Status:** Removed
Respondent: BAHAM, WILTON **CEO:** Dwayne E Johnson
1531 Betts Creek Dr, Auburn, GA 30011-3264
Situs Address: 23040 Watergate Cir, Boca Raton, FL **Case No.:** C-2017-03130042
PCN: 00-41-47-36-03-000-6530 **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: 03/13/2017 Status: CLS
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cc: Baham, Wilton

Agenda No.: 060 **Status:** Removed
Respondent: Kranenberg, William J **CEO:** Dwayne E Johnson
10407 Sleepy Brook Way, Boca Raton, FL 33428-5735
Situs Address: 10407 Sleepy Brook Way, Boca Raton, FL **Case No.:** C-2017-02230026
PCN: 00-41-47-25-06-000-0930 **Zoned:** RS

Violations:

1	Details: Erecting/installing Metal Structure with Canopy with out first obtaining required building permits is prohibited. Code: PBC Amendments to FBC 5th Edition (2014) - 105.1 Issued: 02/24/2017 Status: CLS
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Agenda No.: 061 **Status:** Postponed
Respondent: Mattiace, Alexander **CEO:** Dwayne E Johnson
22706 Sleepy Brook Ln, Boca Raton, FL 33428-5728
Situs Address: 22706 Sleepy Brook Ln, Boca Raton, FL **Case No.:** C-2017-02230021
PCN: 00-41-47-25-09-000-1040 **Zoned:** RS

Violations:

1	Details: All wood and metal surfaces including but not limited to, window frames, doors, door frames, cornices, porches and trim shall be maintained in good condition. Peeling, flaking and chipped paint shall be eliminated and surfaces repainted. Code: Palm Beach County Property Maintenance Code - Section 14-33 (b) Issued: 02/23/2017 Status: CEH
2	Details: It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items. Code: Palm Beach County Property Maintenance Code - Section 14-35 (a) Issued: 02/23/2017 Status: CEH

Agenda No.: 062 **Status:** Removed
Respondent: Powers, Tammy L **CEO:** Dwayne E Johnson
22993 Seaspray Pl, Boca Raton, FL 33428-5719
Situs Address: 22993 Seaspray Pl, Boca Raton, FL **Case No.:** C-2017-02100025
PCN: 00-41-47-25-02-000-2560 **Zoned:** AR

Violations:

1	Details: Recreational vehicles, boats, sports vehicles and/or trailers are not to be parked in a required front setback or other area between the structure and the street, or on street except for the purpose of loading or unloading during a period not to exceed two hours in any 24 hour period. Code: Unified Land Development Code - 6.A.1.D.19.b.5)b) Issued: 02/10/2017 Status: CLS
3	Details: Erecting/installing Fence without first obtaining required building permits is prohibited. Code: PBC Amendments to FBC 5th Edition (2014) - 105.1 Issued: 02/10/2017 Status: CLS

Agenda No.: 063 **Status:** Active
Respondent: Gail S. Kanellos, Trustee Of the Gail S. Kanellos 1988 **CEO:** Ozmer M Kosal
Revocable Trust, u/d/t dated December 21, 1988.
800 Careswell St, Marshfield, MA 02050-5629
Situs Address: 12659 79th Ct N, FL **Case No.:** C-2016-11290027

CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JUNE 07, 2017 9:00 AM

PCN: 00-41-42-27-00-000-3190

Zoned: AR

Violations:

- | | | |
|----------|---|--------------------|
| 1 | 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.

Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (1)
Issued: 12/08/2016 | Status: CEH |
|----------|---|--------------------|

Agenda No.: 064

Status: Active

Respondent: Cohen Market Ventures LLC

CEO: Ray F Leighton

712 Us Highway 1, North Palm Beach, FL 33408-4525

Situs Address: 5015 Okeechobee Blvd, West Palm Beach, FL

Case No: C-2017-01300027

PCN: 00-42-43-23-00-000-5060

Zoned: CG

Violations:

- | | | |
|----------|---|--------------------|
| 1 | Details: Window signs not exceeding 20 percent coverage of each glass window or glass door to which the sign is attached Any sign either hung within two feet of a window or attached to a display located within two feet of a window is considered a window sign.

Code: Unified Land Development Code - 8.B.14
Issued: 02/22/2017 | Status: CEH |
| 2 | 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: 02/22/2017 | Status: CLS |
| 3 | Details: Erecting/installing neon lighting and neon signs without first obtaining required building permits is prohibited.

Code: PBC Amendments to FBC 5th Edition (2014) - 105.1
Issued: 02/22/2017 | Status: CLS |
| 4 | Details: Window signs not exceeding 20 percent coverage of each glass window or glass door to which the sign is attached. Any sign either hung within two feet or attached to a display located within two feet of a window is considered a window sign.

Code: Unified Land Development Code - 8.B.14
Issued: 02/22/2017 | Status: CEH |
| 6 | Details: Window signs not exceeding 20 percent of each glass window or glass door to which the sign is attached. Any sign either hung within two feet of a window or attached to a display located within two feet of a window is considered a window sign.

Code: Unified Land Development Code - 8.B.14
Issued: 02/22/2017 | Status: CLS |
| 7 | Details: Window signs not exceeding 20 percent coverage of each glass window or glass door to which the sign is attached. Any sign either hung within two feet or attached to a display located within two feet of a window is considered a window sign.

Code: Unified Land Development Code - 8.B.14
Issued: 02/22/2017 | Status: CLS |

cc: Code Enforcement

Agenda No.: 065

Status: Removed

Respondent: Cohen Market Ventures LLC

CEO: Ray F Leighton

712 Us Highway 1, North Palm Beach, FL 33408-4525

Situs Address: 5015 Okeechobee Blvd, West Palm Beach, FL

Case No: C-2017-02170001

PCN: 00-42-43-23-00-000-5060

Zoned: CG

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: 03/03/2017 | Status: CLS |
|----------|--|--------------------|

Agenda No.: 066

Status: Active

Respondent: Higgins, Kathleen G

CEO: Ray F Leighton

3037 N Haverhill Rd, West Palm Beach, FL 33417-2820

Situs Address: 3037 N Haverhill Rd, West Palm Beach, FL

Case No: C-2017-01090007

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JUNE 07, 2017 9:00 AM**

PCN: 00-42-43-14-00-000-5190

Zoned: AR

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)
 Issued: 01/17/2017 Status: CEH</p> |
| 2 | <p>Details: A maximum of one recreational vehicle and any two of the following, or a maximum of three of any of the following, may be parked outdoors on a residential parcel with a residential unit: sports vehicle, boat or vessel with accompanying trailers, and trailers.</p> <p>Code: Unified Land Development Code - 6.A.1.D.19.b.5)
 Issued: 01/17/2017 Status: CEH</p> |
| 3 | <p>Details: The list of uses in Table 4.A.3.A, Use Matrix, is intended to classify uses on the basis of common functional characteristics and land use compatibility.</p> <p>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, operating a contractors storage yard in a AR zoning district is prohibited.</p> <p>Code: Unified Land Development Code - 4.A.3.A - Use Matrix Table
 Unified Land Development Code - 4.A.3.A.7
 Issued: 01/17/2017 Status: CEH</p> |

Agenda No.: 067

Status: Active

Respondent: Orrico, Anthony P
4416 Collette Dr, Tequesta, FL 33469-2573

CEO: Michelle I Malkin-Daniels

Situs Address: 4416 Colette Dr, Jupiter, FL

Case No.: C-2017-01190047

PCN: 00-42-40-25-30-000-0120

Zoned: RS

Violations:

- | | |
|----------|---|
| 1 | <p>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.</p> <p>Code: Unified Land Development Code - 6.A.1.D.19.b.5)b)
 Issued: 01/25/2017 Status: CEH</p> |
|----------|---|

Agenda No.: 068

Status: Active

Respondent: Shivers, Conolius
6868 Church St, Jupiter, FL 33458-3827

CEO: Michelle I Malkin-Daniels

Situs Address: 6868 Church St, Jupiter, FL

Case No.: C-2016-06210004

PCN: 00-42-41-03-01-000-0260

Zoned: RH

Violations:

- | | |
|----------|--|
| 1 | <p>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.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (2)
 Issued: 09/23/2016 Status: CEH</p> |
|----------|--|

cc: Shivers, Conolius

Agenda No.: 069

Status: Active

Respondent: Teachout, David
19298 Gulfstream Dr, Tequesta, FL 33469-2068

CEO: Michelle I Malkin-Daniels

Situs Address: 19298 Gulfstream Dr, Jupiter, FL

Case No.: C-2016-05040010

PCN: 00-42-40-25-03-001-0140

Zoned: RS

Violations:

- | | |
|----------|---|
| 1 | <p>Details: Erecting/installing sheds without first obtaining required building permits is prohibited.</p> <p>Code: PBC Amendments to FBC 5th Edition (2014) - 105.1
 Issued: 05/24/2016 Status: CLS</p> |
|----------|---|

CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JUNE 07, 2017 9:00 AM

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. More specifically for the inactive permit B-1995-021797-0000 (B95016559) for Driveway and Turnout.</p> <p>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.</p> <p>Code: PBC Amendments to FBC 5th Edition (2014) - 105.4.1 PBC Amendments to FBC 5th Edition (2014) - 110.3.10</p> <p>Issued: 05/24/2016 Status: CEH</p>
7	<p>Details: Erecting/installing fencing without first obtaining required building permits is prohibited.</p> <p>Code: PBC Amendments to FBC 5th Edition (2014) - 105.1</p> <p>Issued: 05/24/2016 Status: CEH</p>
8	<p>Details: Erecting/installing a pool without first obtaining the required building permits is prohibited.</p> <p>Code: PBC Amendments to FBC 5th Edition (2014) - 105.1</p> <p>Issued: 05/24/2016 Status: CLS</p>
9	<p>Details: 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. Permit B-2016-008292-0000 Alterations/Demolition has become inactive.</p> <p>Code: PBC Amendments to FBC 5th Edition (2014) - 110.3.10</p> <p>Issued: 05/24/2016 Status: CLS</p>
10	<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: 05/24/2016 Status: CEH</p>
11	<p>Details: Recreational vehicles, boats, sports vehicles and trailers shall not be used for living, sleeping or housekeeping purposes.</p> <p>Code: Unified Land Development Code - 6.A.1.D.19.b.5)d)</p> <p>Issued: 05/24/2016 Status: CEH</p>

Agenda No.: 070	Status: Active
Respondent: BOCA MEDICAL PLAZA LLC 7111 FAIRWAY Dr, 302, Palm Beach, FL 33418	CEO: Jeffrey P Shickles
Situs Address: 7100 Camino Real, Building D, Boca Raton, FL	Case No: C-2017-01170063
PCN: 00-42-47-28-03-001-0010	Zoned: CG

1	<p>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.</p> <p>Code: Unified Land Development Code - 2.A.1.G.3.e</p> <p>Issued: 01/19/2017 Status: CEH</p>
2	<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. MAINLY PAVERS AND PALLETS</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)</p> <p>Issued: 01/19/2017 Status: CEH</p>

cc: Boca Medical Plaza Llc
Boca Medical Plaza Llc

Agenda No.: 071	Status: Active
Respondent: FR DEL MAR VILLAGE LLC FEDERAL REALTY INVESTMETN TRUST C/O 1201 HAYES St, TALLAHASSEE, FL 32301	CEO: Jeffrey P Shickles
Situs Address: 7024 Beracasa Way, Boca Raton, FL	Case No: C-2017-02090002
PCN: 00-42-47-21-10-000-0010	Zoned: CG

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
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Violations: **1** **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. DONATION CLOTHING RECEPTE
Code: Unified Land Development Code - 2.A.1.G.3.e
Issued: 02/13/2017 **Status:** CEH

cc: Fr Del Mar Village Llc Federal Realty Investment Trust
Fr Del Mar Village Llc Federal Realty Investmetn Trust C/O

Agenda No.: 072 **Status:** Removed
Respondent: KASA 2010 INC **CEO:** Jeffrey P Shickles
9858 CLINTMOORE Rd, C111, Boca Raton, FL 33496
Situs Address: 22539 SW 7th St, Boca Raton, FL **Case No:** C-2017-01120041
PCN: 00-42-47-29-05-002-0030 **Zoned:** RS

Violations: **1** **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. White Toyota
Code: Unified Land Development Code - 6.A.1.D.19.a.2)
Issued: 01/18/2017 **Status:** CLS

cc: Kasa 2010 Inc

Agenda No.: 073 **Status:** Active
Respondent: LAKESIDE CENTER (EDENS) LLC **CEO:** Jeffrey P Shickles
1200 S PINE ISLAND Rd, PLANTATION, FL 33324
Situs Address: 8236 Glades Rd, Boca Raton, FL **Case No:** C-2017-02020030
PCN: 00-42-43-27-05-076-0671 **Zoned:** CG

Violations: **1** **Details:** Erecting/installing INTERIOR WALL without first obtaining required building permits is prohibited.
Code: PBC Amendments to FBC 5th Edition (2014) - 105.1
Issued: 02/08/2017 **Status:** CEH

cc: Fire Rescue
Lakeside Center (Edens) Llc
Mattress One

Agenda No.: 074 **Status:** Active
Respondent: NAGD PALMS PLAZA LP **CEO:** Jeffrey P Shickles
1200 SOUTH PINE ISLAND Rd, PLANTATION, FL 33324
Situs Address: 22191 Powerline Rd, 2A, Boca Raton, FL **Case No:** C-2017-01170061
PCN: 00-42-47-28-01-021-0040 **Zoned:** CG

Violations: **1** **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. STORAGE CONTAINERS
Code: Unified Land Development Code - 2.A.1.G.3.e
Issued: 01/19/2017 **Status:** CEH

cc: Nadg Palms Plaza Lp

Agenda No.: 075 **Status:** Removed
Respondent: Galvan, Lucas M **CEO:** Thomas J Pitura
5829 Banana Rd, West Palm Beach, FL 33413-1876
Situs Address: 5829 Banana Rd, West Palm Beach, FL **Case No:** C-2017-02080016
PCN: 00-42-43-35-12-020-0180 **Zoned:** RM

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: 02/08/2017 **Status:** CLS

CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JUNE 07, 2017 9:00 AM

Agenda No.: 076 **Status:** Removed
Respondent: U.S. Bank Trust, N.A., as Trustee for LSF9 Master Participation Trust title to the hereinabove referenced property is issued to U.S. Bank Trust, N.A., as Trustee for LSF9 Master Participation Trust, 13801 Wireless Way, Oklahoma City, OK 73134-2500 **CEO:** Thomas J Pitura

Situs Address: 831 Sarazen Dr, West Palm Beach, FL **Case No:** C-2016-12280031
PCN: 00-42-43-35-09-010-0120 **Zoned:** RM

- Violations:**
- 1** **Details:** Weeds. All premises and exterior property shall be maintained free from weeds or uncultivated vegetation:
greater than seven (7) inches in height when located on developed residential or developed nonresidential lots,
as set forth in division 6. All noxious weeds shall be prohibited. This term shall not include cultivated flowers and gardens, or native vegetation.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (2)
Issued: 01/19/2017 **Status:** CLS
 - 2** **Details:** Enclosing a carport without first obtaining required building permits is prohibited.
Code: PBC Amendments to FBC 5th Edition (2014) - 105.1
Issued: 01/19/2017 **Status:** CLS

Agenda No.: 077 **Status:** Removed
Respondent: Beck, Blair; Beck, Gregory **CEO:** Jeffrey P Shickles
10655 Lake Oak Way, Boca Raton, FL 33498-1510

Situs Address: 10655 Lake Oak Way, Boca Raton, FL **Case No:** C-2017-03060005
PCN: 00-41-47-01-32-001-0800 **Zoned:** RS

- Violations:**
- 1** **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: 03/06/2017 **Status:** CLS

Agenda No.: 078 **Status:** Active
Respondent: Boca YVC LLC **CEO:** Jeffrey P Shickles
2924 Davie Rd, Ste 202, Davie, FL 33314-1615

Situs Address: 9101 Lakeridge Blvd, Boca Raton, FL **Case No:** C-2017-01130023
PCN: 00-42-47-06-14-001-0000 **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. More specifically, pallets, cleaning supplies, shopping carts, crates, shelving and shipping containers.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 01/23/2017 **Status:** CEH
 - 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 1980-00206. More specifically, Reattach gates on dumpster enclosures and remove shipping containers.
Code: Unified Land Development Code - 2.A.1.P
Issued: 01/23/2017 **Status:** CEH
 - 3** **Details:** Erecting/installing storage shed/container without first obtaining required building permits is prohibited.
Code: PBC Amendments to FBC 5th Edition (2014) - 105.1
Issued: 01/23/2017 **Status:** CEH
 - 4** **Details:** Banners, streamers, pennants, balloons and other signs made of lightweight fabric, plastic or similar material, are prohibited.
Code: Unified Land Development Code - 8.C.1
Issued: 01/23/2017 **Status:** CEH

cc: Boca Yvc Llc

Agenda No.: 079 **Status:** Removed
Respondent: Cesar, Emmanuel F **CEO:** Jeffrey P Shickles
22672 SW 65th Way, Boca Raton, FL 33428-5924

Situs Address: 22672 SW 65th Way, Boca Raton, FL **Case No:** C-2017-01310004
PCN: 00-42-47-30-02-009-0310 **Zoned:** RM

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JUNE 07, 2017 9:00 AM**

Violations:

- | | |
|----------|--|
| 1 | <p>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.</p> <p>Code: Unified Land Development Code - 6.A.1.D.19.a.2)</p> <p>Issued: 01/31/2017 Status: CLS</p> |
| 2 | <p>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.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-33 (c)</p> <p>Issued: 01/31/2017 Status: CLS</p> |

Agenda No.: 080

Status: Active

Respondent: Dasilva, Darli F

CEO: Jeffrey P Shickles

22202 SW 58th Ave, Boca Raton, FL 33428-4532

Situs Address: 22202 SW 58th Ave, Boca Raton, FL

Case No: C-2017-01200001

PCN: 00-42-47-30-06-025-0500

Zoned: RM

Violations:

- | | |
|----------|--|
| 1 | <p>Details: Erecting/installing converting garage into a habitable space without first obtaining required building permits is prohibited.</p> <p>Code: PBC Amendments to FBC 5th Edition (2014) - 105.1</p> <p>Issued: 01/20/2017 Status: CEH</p> |
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Agenda No.: 081

Status: Active

Respondent: Howard, Carol A

CEO: Jeffrey P Shickles

22686 SW 66th Ave, Boca Raton, FL 33428-5321

Situs Address: 22686 SW 66th Ave, Boca Raton, FL

Case No: C-2017-02230006

PCN: 00-42-47-30-02-007-0090

Zoned: RM

Violations:

- | | |
|----------|--|
| 3 | <p>Details: Erecting/installing pool without first obtaining required building permits is prohibited.</p> <p>Code: PBC Amendments to FBC 5th Edition (2014) - 105.1</p> <p>Issued: 02/23/2017 Status: CEH</p> |
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Agenda No.: 082

Status: Removed

Respondent: Reyes, Deysi; Jurado, Roberto

CEO: Jeffrey P Shickles

22218 SW 58th Ave, Boca Raton, FL 33428-4532

Situs Address: 22218 SW 58th Ave, Boca Raton, FL

Case No: C-2017-01190005

PCN: 00-42-47-30-06-025-0480

Zoned: RM

Violations:

- | | |
|----------|--|
| 1 | <p>Details: Erecting/installing shed without first obtaining required building permits is prohibited.</p> <p>Code: PBC Amendments to FBC 5th Edition (2014) - 105.1</p> <p>Issued: 01/19/2017 Status: CLS</p> |
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Agenda No.: 083

Status: Removed

Respondent: Stevens, Betsy K

CEO: Jeffrey P Shickles

5053 Sunrise Blvd, Delray Beach, FL 33484-1117

Situs Address: 5053 Sunrise Blvd, Delray Beach, FL

Case No: C-2016-12150022

PCN: 00-42-46-11-02-000-0740

Zoned: AR

Violations:

- | | |
|----------|--|
| 1 | <p>Details: Erecting/installing outdoor shed without first obtaining required building permits is prohibited.</p> <p>Code: PBC Amendments to FBC 5th Edition (2014) - 105.1</p> <p>Issued: 12/28/2016 Status: CLS</p> |
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Agenda No.: 084

Status: Active

Respondent: Flores, Jose

CEO: David T Snell

4817 Kirk Rd, Lake Worth, FL 33461-5319

Situs Address: 4817 Kirk Rd, Lake Worth, FL

Case No: C-2017-02270031

PCN: 00-42-44-25-00-000-6440

Zoned: RM

**CODE ENFORCEMENT
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Violations:

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

More Specifically: The Premises Is Utilized To Store Two Commercial Box Trucks

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

Issued: 03/01/2017

Status: CEH

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

More Specifically: The Premises In Utilized To Store Pavers, Coolers, Inoperable/Vehicles and Other Trash and Debris.

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

Issued: 03/01/2017

Status: CEH

Agenda No.: 085

Status: Removed

Respondent: Franker, George; Kummerfeldt, Cheri
3269 Palomino Dr, Lake Worth, FL 33462-3611

CEO: David T Snell

Situs Address: 3269 Palomino Dr, Lake Worth, FL

Case No.: C-2016-09270006

PCN: 00-43-45-06-02-027-0180

Zoned: RS

Violations:

1 **Details:** Recreational vehicles, boats, sports vehicles and trailers shall be located in the side or rear yard and screened from surrounding property and streets with an opaque wall, fence or hedge a minimum of six feet in height.

More Specifically: The Unscreened Boat /Trailer On Premises.

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

Issued: 12/07/2016

Status: CLS

Agenda No.: 086

Status: Removed

Respondent: Montissol, Eliava V; Montissol, Emmanuel; Montissol, Melvin
6032 Triphammer Rd, Lake Worth, FL 33463-1553

CEO: David T Snell

Situs Address: 6032 Triphammer Rd, Lake Worth, FL

Case No.: C-2016-08290032

PCN: 00-42-44-35-04-000-5030

Zoned: RS

Violations:

1 **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.

More Specifically: 3 Unlicensed Vehicles Premises.

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

Issued: 09/09/2016

Status: CLS

Agenda No.: 087

Status: Removed

Respondent: Saul, Lisa A
2550 Ray Ct, Lake Worth, FL 33462

CEO: David T Snell

Situs Address: 2550 Ray Ct, Lake Worth, FL

Case No.: C-2017-01120037

PCN: 00-43-45-05-06-001-0090

Zoned: RS

Violations:

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

More Specifically: Boat & Trailer Parked In Front of Setback.

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

Issued: 01/18/2017

Status: CLS

Agenda No.: 088

Status: Removed

Respondent: Aanonsen, Eric
9720 Palomino Dr, Lake Worth, FL 33467-1019

CEO: Dawn M Sobik

Situs Address: Park Lane Rd, FL

Case No.: C-2016-08150024

PCN: 00-41-45-12-00-000-3020

Zoned: AR

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
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Violations: **1** **Details:** Any contractor, owner, or agent authorized in accordance with Florida Statute Chapter 489 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, plumbing, fire protection system, or accessible or flood resistance site element, 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(s). More specifically: The structure built on the property to operate the wholesale nursery constructed without a permit.
Code: PBC Amendments to FBC 5th Edition (2014) - 105.1
Issued: 09/30/2016 **Status:** CLS

Agenda No.: 089 **Status:** Removed
Respondent: Amann, Robert G **CEO:** Dawn M Sobik
5380 Helene Cir, Boynton Beach, FL 33472-1283
Situs Address: 5380 Helene Cir, Boynton Beach, FL **Case No:** C-2017-02220044
PCN: 00-42-45-14-10-000-1780 **Zoned:** RTS

Violations: **1** **Details:** Uncultivated vegetation when greater than 7 inches in height when located on developed residential or developed non-residential lots shall be considered a nuisance.
Code: Palm Beach County Property Maintenance Code - Section 14-62 (3) (a) and (b)
Issued: 03/01/2017 **Status:** CLS

Agenda No.: 090 **Status:** Removed
Respondent: IH5 Property Florida LP Invitation Homes-Tax Dept **CEO:** Dawn M Sobik
1201 Hays St, Tallahassee, FL 32301
Situs Address: 5227 Rosen Blvd, Boynton Beach, FL **Case No:** C-2017-01200049
PCN: 00-42-45-14-15-000-0830 **Zoned:** RTS

Violations: **1** **Details:** The roof and flashing shall be sound, tight and not have defects that admit rain. Roof drainage shall be adequate to prevent dampness or deterioration in the walls or interior portion of the structure. Roof drains, gutters and down spouts shall be maintained in good repair and free from obstructions. Roof water shall not be discharged in a manner that creates an adjacent public nuisance.
More specifically: The roof is in disrepair
Code: Palm Beach County Property Maintenance Code - Section 14-33 (g)
Issued: 01/26/2017 **Status:** CLS

cc: Invitation Homes Tax Dept

Agenda No.: 091 **Status:** Removed
Respondent: Kir, Boynton **CEO:** Dawn M Sobik
PO BOX 5020, New Hyde Park, NY 11042-0020
Situs Address: 9851 S Military Trl, Boynton Beach, FL **Case No:** C-2016-11010008
PCN: 00-42-45-23-05-000-0010 **Zoned:** AR

Violations: **1** **Details:** Window signs- Window signs not exceeding 20 percent coverage of each glass window or glass door to which the sign is attached. Any sign either hung within two feet of a window or attached to a display located within two feet of a window is considered a window sign.
More specifically: Window signs exceeding the allowable 20 percent of each glass window or door:
Unit 9819-I Pinch A Penny (window glass and indoor display within two feet of window)
Unit 9819-C Barber Shop
Unit 9851-B Vision Center
Unit 9851-H Nail Spa
Unit 9851-E Tri County Tech Svc.
Unit 9851-G Captain's Catch Restaurant
Unit 9851-D Pizza Hut
Unit 9903-B International Jewelry Exchange
Code: Unified Land Development Code - 8.B.4
Issued: 12/20/2016 **Status:** CLS

Agenda No.: 092 **Status:** Removed
Respondent: Maurizio, Richard; Maurizio, Deborah **CEO:** Dawn M Sobik
5646 Pebblebrook Ln, Boynton Beach, FL 33472-2401
Situs Address: 5646 Pebble Brook Ln, Boynton Beach, FL **Case No:** C-2017-03060046
PCN: 00-42-45-14-14-000-0180 **Zoned:** RTS

CODE ENFORCEMENT
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Violations: **1** **Details:** It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items.
More specifically: Inoperable vehicle in the driveway.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 03/09/2017 **Status:** CLS

Agenda No.: 093 **Status:** Removed
Respondent: Verona Lakes Homeowners Assn Inc. The Continental Group Inc. **CEO:** Dawn M Sobik
1800 NW Corporate Blvd, Ste 200, Boca Raton, FL 33431

Situs Address: 9390 Verona Lakes Blvd, Boynton Beach, FL **Case No:** C-2016-11280010
PCN: 00-42-45-18-05-018-0000 **Zoned:** RT

Violations: **1** **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: Common area not being maintained next to and behind 9404 Verona Lakes Blvd. Grass is overgrown and mulch is missing along hedges.
Code: Unified Land Development Code - 2.A.1.G.3.e
Issued: 12/19/2016 **Status:** CLS

cc: Verona Lakes Homeowners Assn, Inc.

Agenda No.: 094 **Status:** Active
Respondent: DELHOMME, YVENA; DELHOMME, GUFFRAND **CEO:** Rl Thomas
7288 Willow Springs Cir N, Boynton Beach, FL 33436-9405

Situs Address: 7288 Willow Spring Cir N, Boynton Beach, FL **Case No:** C-2017-01200055
PCN: 00-42-45-12-11-000-0450 **Zoned:** RS

Violations: **1** **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: 01/25/2017 **Status:** CEH

cc: Pbso

Agenda No.: 095 **Status:** Active
Respondent: FERRIER, YSEMONIQUE **CEO:** Rl Thomas
3967 Green Forest Dr, Boynton Beach, FL 33436-3157

Situs Address: 3967 Green Forest Dr, Boynton Beach, FL **Case No:** C-2017-01040004
PCN: 00-43-45-19-09-007-0100 **Zoned:** RS

Violations: **1** **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: 01/06/2017 **Status:** CEH

Agenda No.: 096 **Status:** Active
Respondent: SIMEON, ELUCIEN; SIMEON, TILIANA **CEO:** Rl Thomas
7348 Willow Spring Cir S, Boynton Beach, FL 33436-9416

Situs Address: 7348 Willow Spring Cir S, Boynton Beach, FL **Case No:** C-2017-01040032
PCN: 00-42-45-12-15-000-1770 **Zoned:** RS

Violations: **1** **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: 01/06/2017 **Status:** CEH

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JUNE 07, 2017 9:00 AM**

2 **Details:** No structure or land shall hereafter be located, extended, converted, developed, built or structurally altered without full compliance with the terms of this Article and other applicable regulations.

Methods of Reducing Flood Losses

In order to accomplish its objectives, this Article includes methods and provisions for:

1. Restricting or prohibiting uses which are dangerous to health, safety, and property due to water or erosion hazards, or which result in adverse impacts from erosion, flood heights or floodwater velocities;
2. Requiring that uses vulnerable to floods, including facilities which serve such uses, be protected against flood damage throughout their intended life span;
3. Controlling the alteration of natural floodplains, stream channels, and natural protective barriers, which help accommodate or channel flood waters;
4. Controlling filling, grading, dredging, minimum floor elevations and other construction detail which may affect flood damage to buildings; and
5. Preventing or regulating the construction of flood barriers that will unnaturally divert floodwaters, which may increase flood hazards in other areas.

Requirement for Building Permit and Elevation Confirmation

A building permit shall be required in conformance with the provisions of this Article and building codes prior to the commencement of any building activities. All required minimum elevations for building floors or components shall be confirmed by a certified survey prior to subsequent building inspections.

Code: Unified Land Development Code - 18.A.1.D
 Unified Land Development Code - 18.A.1.E
 Unified Land Development Code - 18.A.1.F
Issued: 01/06/2017

Status: CEH

Agenda No.: 100

Status: Active

Respondent: Windmill Farms Inc.
 712 U.S Highway One, Ste 210-5, North Palm Beach, FL
 33408

CEO: Rick E Torrance

Situs Address: 19631 Green Grove Ct, Loxahatchee, FL

Case No: C-2016-08170036

PCN: 00-40-43-09-00-000-7150

Zoned: AR

Violations:

1 **Details:** Structures and fencing have been erected without first obtaining required building permits.
 Code: PBC Amendments to FBC 5th Edition (2014) - 105.1
 Issued: 08/25/2016

Status: CEH

cc: Windmill Farms Inc.

Agenda No.: 101

Status: Removed

Respondent: Florida Park Investments LLC
 2799 NW Boca Raton Blvd, Ste 111, Boca Raton, FL 33431

CEO: Deborah L Wiggins

Type: Life Safety

Situs Address: 2767 S Military Trl, West Palm Beach, FL

Case No: C-2016-10190016

PCN: 00-42-44-13-00-000-7090

Zoned: UI

Violations:

1 **Details:** Electrical Facilities required. Every occupied building shall be provided with an electrical system in compliance with the requirements of this section. (2) Service. The size and usage of appliances and equipment shall serve as a basis for determining the need for additional facilities in accordance with the adopted guidelines of the county. (3) Electrical system hazards. Where it is found that the electrical system in a structure constitutes a hazard to the occupants or the structure by reason of inadequate service, improper fusing, insufficient outlets, improper wiring or installation, deterioration or damage, or for similar reasons, the code official shall require the defects to be corrected to eliminate the hazard; More specifically, the Electrical Services to the Mobile Home Park Units are in disrepair. Permits shall be required to bring same to good working order.

Code: Palm Beach County Property Maintenance Code - 14-55(B) (c)

Issued: 11/07/2016

Status: CLS

2 **Details:** Repairing Electrical Services without first obtaining required building permits is prohibited; More specifically, repairs have been effected to the Electrical Services to the Mobile Home Units without having obtained required permits.

Code: PBC Amendments to FBC 5th Edition (2014) - 105.1

Issued: 11/07/2016

Status: CLS

3 **Details:** A Certificate of Completion may be issued upon satisfactory completion of a building, structure, electrical, gas, mechanical or plumbing system; More specifically: it is necessary to obtain Certificates of Completion for the repair of Electrical Services to the Mobile Home Units.

Code: PBC Amendments to FBC 5th Edition (2014) - 111.5

Issued: 11/07/2016

Status: CLS

CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JUNE 07, 2017 9:00 AM

cc: Building Division
Florida Park Investments Llc

Agenda No.: 102 **Status:** Removed
Respondent: Palomo, Jorge H; Guerrero, Mevys P **CEO:** Deborah L Wiggins
5844 Tarragon Dr, West Palm Beach, FL 33415-7034
Situs Address: 5844 Tarragon Dr, West Palm Beach, FL **Case No:** C-2017-01270044
PCN: 00-42-44-14-09-013-0150 **Zoned:** RM

- Violations:**
- 1** **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: 02/22/2017 **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 (miscellaneous items and possible inoperable vehicles).
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 02/22/2017 **Status:** CLS

Agenda No.: 103 **Status:** Removed
Respondent: MM&RB Holdings LLC **CEO:** Deborah L Wiggins
149 Bilbao St, Royal Palm Beach, FL 33411-1310
Situs Address: 2473 S Haverhill Rd, West Palm Beach, FL **Case No:** C-2016-07270050
PCN: 00-42-44-14-05-004-0080 **Zoned:** RM

- Violations:**
- 1** **Details:** It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items; More specifically: construction materials, construction debris and other miscellaneous items.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 10/19/2016 **Status:** CLS
 - 2** **Details:** Erecting/installing chain link fencing without first obtaining required building permits is prohibited.
Code: PBC Amendments to FBC 5th Edition (2014) - 105.1
Issued: 10/19/2016 **Status:** CLS
 - 3** **Details:** Erecting/installing a concrete driveway without first obtaining required building permits is prohibited.
Code: PBC Amendments to FBC 5th Edition (2014) - 105.1
Issued: 10/19/2016 **Status:** CLS

cc: Mm&Rb Holdings Llc

Agenda No.: 104 **Status:** Removed
Respondent: Soto, Olga Brinia; Vera, Rogrigo **CEO:** Deborah L Wiggins
4990 Clinton Blvd, Lake Worth, FL 33463-2269
Situs Address: Springfield St, West Palm Beach, FL **Case No:** C-2016-12140012
PCN: 00-42-44-24-10-000-0890 **Zoned:** RM

- Violations:**
- 1** **Details:** Vacant Lot Prohibitions - Parking shall be prohibited on all vacant properties in residential districts.
Code: Unified Land Development Code - 6.A.1.D.19.a)3.
Issued: 01/17/2017 **Status:** CLS
 - 2** **Details:** Erecting/installing fencing without first obtaining required building permits is prohibited.
Code: PBC Amendments to FBC 5th Edition (2014) - 105.1
Issued: 01/17/2017 **Status:** CLS
 - 3** **Details:** Erecting/installing modular/trailer unit without first obtaining required building permits is prohibited.
Code: PBC Amendments to FBC 5th Edition (2014) - 105.1
Issued: 01/17/2017 **Status:** CLS

Agenda No.: 105 **Status:** Active
Respondent: Alencar, Dayse **CEO:** Karen A Wytovich
859 E Jeffrey St, 201, Boca Raton, FL 33487-4134

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JUNE 07, 2017 9:00 AM**

Situs Address: 5181 Buchanan Rd, Delray Beach, FL
PCN: 00-42-46-23-03-000-5870

Case No: C-2017-02060008
Zoned: RS

Violations: **1** **Details:** Erecting/installing a shed without first obtaining required building permits is prohibited.
Code: PBC Amendments to FBC 5th Edition (2014) - 105.1
Issued: 02/06/2017 **Status:** CEH

Agenda No.: 106
Respondent: Conrad, John
160 Brittany D, Delray Beach, FL 33446-2037

Status: Removed
CEO: Karen A Wytovich

Situs Address: 160 Brittany D, Delray Beach, FL
PCN: 00-42-46-22-07-004-1600

Case No: C-2016-09150015
Zoned: RH

Violations: **1** **Details:** Erecting/installing /enclosing a screen porch without first obtaining required building permits is prohibited.
Code: PBC Amendments to FBC 5th Edition (2014) - 105.1
Issued: 09/16/2016 **Status:** CLS

Agenda No.: 107
Respondent: Joseph, Jean Bernard; Penn, Marie
18913 Cloud Lake Cir, Boca Raton, FL 33496-2132

Status: Active
CEO: Karen A Wytovich

Situs Address: 18913 Cloud Lake Cir, Boca Raton, FL
PCN: 00-42-47-06-04-003-0580

Case No: C-2016-08220032
Zoned: RS

Violations: **1** **Details:** Erecting/installing an addition to the rear of the home without first obtaining required building permits is prohibited.
Code: PBC Amendments to FBC 5th Edition (2014) - 105.1
Issued: 09/16/2016 **Status:** CEH

Agenda No.: 108
Respondent: Martin M Schwartz Martin M. Schwartz Trust dated 5/17/16.
15362 Strathearn Dr, Apt 12804, Delray Beach, FL 33446

Status: Removed
CEO: Karen A Wytovich

Situs Address: 15362 Strathearn Dr, Unit 12804 Building 128, Delray Beach, FL
PCN: 00-42-46-21-18-128-0040

Case No: C-2016-11030015
Zoned: RTS

Violations: **1** **Details:** Erecting/installing/ renovations to a condo including relocating a wall and replacing a window without first obtaining required building permits is prohibited.
Code: PBC Amendments to FBC 5th Edition (2014) - 105.1
Issued: 11/07/2016 **Status:** CLS

Agenda No.: 109
Respondent: Mejia, Jorge E
2268 NW 30th Rd, Boca Raton, FL 33431-6366

Status: Removed
CEO: Karen A Wytovich

Situs Address: 5397 Cleveland Rd, Delray Beach, FL
PCN: 00-42-46-23-03-000-7890

Case No: C-2017-02170003
Zoned: RS

Violations: **1** **Details:** Parking shall be prohibited on all vacant properties in residential districts.
More specifically, boat, trailer and car parked on vacant lot.
Code: Unified Land Development Code - 6.A.1.D.19.a.3)
Issued: 02/17/2017 **Status:** CLS

Agenda No.: 110
Respondent: Alexis, Regino; Charles, Myslande
7702 Blairwood Cir, Lake Worth, FL 33467-1806

Status: Active
CEO: Charles Zahn

Situs Address: 7702 Blairwood Cir S, Lake Worth, FL
PCN: 00-42-44-33-04-000-1910

Case No: C-2016-04080011
Zoned: RM

Violations: **1** **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. More Specifically:(vehicles parked on the parcel are unlicensed and unregistered)
Code: Unified Land Development Code - 6.A.1.D.19.a.2)
Issued: 06/27/2016 **Status:** CEH

Agenda No.: 111
Respondent: Gordon, Eric R

Status: Postponed
CEO: Charles Zahn

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JUNE 07, 2017 9:00 AM**

421 Possum Pass, West Palm Beach, FL 33413-2232

Situs Address: 421 Possum Pass, West Palm Beach, FL

Case No: C-2016-05230074

PCN: 00-42-43-27-05-012-0282

Zoned: AR

Violations:

- | | |
|----------|---|
| 1 | <p>Details: Erecting a wood structure without first obtaining required building permits is prohibited.
More specifically:(construction of a wood structure on the parcel without the benefit of a building permit and inspections)</p> <p>Code: PBC Amendments to FBC 5th Edition (2014) - 105.1</p> <p>Issued: 07/13/2016</p> <p style="text-align: right;">Status: CEH</p> |
| 2 | <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.
More Specifically:(building permit B2002-027948-0000)</p> <p>Code: PBC Amendments to FBC 5th Edition (2014) - 105.4.1</p> <p>Issued: 07/13/2016</p> <p style="text-align: right;">Status: CEH</p> |

Agenda No.: 112

Status: Removed

Respondent: Morell, Brian M; Morell, Wendy K
10655 Cypress Lakes Preserve Dr, Wellington, FL
33449-4612

CEO: Charles Zahn

Situs Address: 4658 Bonanza Dr, Lake Worth, FL

Case No: C-2016-04270020

PCN: 00-42-44-30-01-004-0120

Zoned: AR

Violations:

- | | |
|----------|---|
| 1 | <p>Details: Erecting/installing metal carport without first obtaining required building permits is prohibited.</p> <p>Code: PBC Amendments to FBC 5th Edition (2014) - 105.1</p> <p>Issued: 04/27/2016</p> <p style="text-align: right;">Status: CLS</p> |
| 2 | <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>More specifically:(building permit is inactive B-1996-004494-0000)</p> <p>Code: PBC Amendments to FBC 5th Edition (2014) - 105.4.1</p> <p>Issued: 04/27/2016</p> <p style="text-align: right;">Status: CLS</p> |

cc: Morell, Brian M Wendy K

Agenda No.: 113

Status: Postponed

Respondent: Trail Properties INC.
14446 Draft Horse Ln, Wellington, FL 33414-4500

CEO: Charles Zahn

Situs Address: 638 S Military Trl, West Palm Beach, FL

Case No: C-2016-09080012

PCN: 00-42-44-01-05-000-0610

Zoned: CG

Violations:

- | | |
|----------|---|
| 1 | <p>Details: Uses identified with an "A" are permitted in the district only if approved by the BCC in accordance with Article 2.B, Public Hearing Process - Class A conditional uses. More specifically, automotive repair requires approval of the Board of County Commission in the Zoning District)
The list of uses in Table 4.A.3.A, Use Matrix, is intended to classify uses on the basis of common functional characteristics and land use compatibility. Specifically:(repair and maintenance on the parcel requires approval of the Palm Beach County Commission on the parcel)</p> <p>Code: Unified Land Development Code - 4.A.3.A - Use Matrix Table
Unified Land Development Code - 4.A.3.A.6</p> <p>Issued: 11/01/2016</p> <p style="text-align: right;">Status: CEH</p> |
| 2 | <p>Details: The list of uses in Table 4.A.3.A, Use Matrix, is intended to classify uses on the basis of common functional characteristics and land use compatibility.
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, out door storage is prohibited on the parcel.</p> <p>Merchandise must be mobile and stored indoors overnight daily. Merchandise must be accessory to a principal use located on the same property. Merchandise shall not be located in any required setback, parking space, loading space, loading area, vehicular use area, fire lane, landscape buffer, or required sidewalk, ADA accessibility route, or drainage easements.</p> <p>Code: Unified Land Development Code - 4.A.3.A - Use Matrix Table
Unified Land Development Code - 4.A.3.A.7
Unified Land Development Code - 5.B.1.A.4</p> <p>Issued: 11/01/2016</p> <p style="text-align: right;">Status: CEH</p> |

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JUNE 07, 2017 9:00 AM**

- | | |
|----------|---|
| 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. Specifically:(permit B-2001-027551-0000 is inactive)</p> <p>Code: PBC Amendments to FBC 5th Edition (2014) - 105.4.1
Issued: 11/01/2016 Status: CEH</p> |
| 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. Specifically:(permit B1982-010892-0000 is inactive)</p> <p>Code: PBC Amendments to FBC 5th Edition (2014) - 105.4.1
Issued: 11/01/2016 Status: CLS</p> |
| 9 | <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. Specifically:(permit B1982-011624-0000 is inactive)</p> <p>Code: PBC Amendments to FBC 5th Edition (2014) - 105.4.1
Issued: 11/01/2016 Status: CLS</p> |

cc: Florida Trail Properties Inc
Trail Properties Inc.

Agenda No.: 114	Status: Removed
Respondent: Lloyd Clark Phillips, III as Trustee of the Lloyd and Angelique Phillips Joint Revocable Trust Angelique Phillips as Trustee of the Lloyd and Angelique Phillips Joint Revocable Trust 15860 96th St N, Jupiter, FL 33478-9316	CEO: Rick E Torrance
Situs Address: 15860 96th St N, Jupiter, FL	Case No: C-2016-09150013
PCN: 00-42-41-18-00-000-3080	Zoned: AR

Violations:

- | | |
|----------|--|
| 1 | <p>Details: Fences or walls in any zoning district, shall not be electrified or contain any substance such as broken glass, spikes, nails, barbed wire, razors, or any other dangerous material designed to inflict discomfort, pain or injury to a person or animal.</p> <p>Code: Unified Land Development Code - 5.B.1.A.2.e
Issued: 10/24/2016 Status: CLS</p> |
| 3 | <p>Details: Erecting/installing a carport, fences and a utility structure without first obtaining required building permits is prohibited. The pole barn was also enclosed without a permit from the building department.</p> <p>Code: PBC Amendments to FBC 5th Edition (2014) - 105.1
Issued: 10/24/2016 Status: CLS</p> |
| 4 | <p>Details: No structure or land shall hereafter be located, extended, converted, developed, built or structurally altered without full compliance with the terms of this Article and other applicable regulations.</p> <p style="margin-left: 20px;">Methods of Reducing Flood Losses
In order to accomplish its objectives, this Article includes methods and provisions for:</p> <ol style="list-style-type: none"> 1. Restricting or prohibiting uses which are dangerous to health, safety, and property due to water or erosion hazards, or which result in adverse impacts from erosion, flood heights or floodwater velocities; 2. Requiring that uses vulnerable to floods, including facilities which serve such uses, be protected against flood damage throughout their intended life span; 3. Controlling the alteration of natural floodplains, stream channels, and natural protective barriers, which help accommodate or channel flood waters; 4. Controlling filling, grading, dredging, minimum floor elevations and other construction detail which may affect flood damage to buildings; and 5. Preventing or regulating the construction of flood barriers that will unnaturally divert floodwaters, which may increase flood hazards in other areas. <p style="margin-left: 20px;">Requirement for Building Permit and Elevation Confirmation
A building permit shall be required in conformance with the provisions of this Article and building codes prior to the commencement of any building activities. All required minimum elevations for building floors or components shall be confirmed by a certified survey prior to subsequent building inspections.</p> <p>Code: Unified Land Development Code - 18.A.1.D
Unified Land Development Code - 18.A.1.E
Unified Land Development Code - 18.A.1.F
Issued: 10/24/2016 Status: CLS</p> |

CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JUNE 07, 2017 9:00 AM

cc: Beltrano & Associates

Agenda No.: 115 **Status:** Removed
Respondent: IRWIN, LEVY H **CEO:** Michael J Hauserman
1601 Forum Pl, Ste 500, West Palm Beach, FL 33401-8103
Situs Address: 8240 Century Village Blvd, Boca Raton, FL **Case No:** C-2017-03220037
PCN: 00-42-47-08-05-000-0060 **Zoned:** AR

Violations: **1** **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 More specifically, Swimming pool enclosure gates in disrepair / not functioning to code.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (d) (2)
Issued: 03/24/2017 **Status:** CLS

cc: Irwin, Levy H

Agenda No.: 116 **Status:** Active
Respondent: Diaz, Jandel **CEO:** Kenneth E Jackson
275 Ranch Ln, West Palm Beach, FL 33406-3169
Situs Address: 275 Ranch Ln, West Palm Beach, FL **Case No:** C-2016-05060017
PCN: 00-43-44-05-06-018-0060 **Zoned:** RS

Violations: **1** **Details:** Erecting/installing a back porch without first obtaining required building permits is prohibited.
Code: PBC Amendments to FBC 5th Edition (2014) - 105.1
Issued: 07/29/2016 **Status:** CEH

cc: Commissioners

Agenda No.: 117 **Status:** Removed
Respondent: Vay, Gregory A **CEO:** Bruce R Hilker
44 Waterview Cir, East Hampton, CT 06424-1474
Situs Address: 14313 Palmwood Rd, Palm Beach Gardens, FL **Case No:** C-2017-03030009
PCN: 00-43-41-20-01-003-0100 **Zoned:** RS

Violations: **1** **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: 03/24/2017 **Status:** CLS

cc: Vay, George

Agenda No.: 118 **Status:** Active
Respondent: Tjac Palmetto Park Llc **CEO:** Dwayne E Johnson
7111 Fairway Dr, Ste 302, Palm Beach Gardens, FL 33418
Situs Address: 7000 Palmetto Park Rd, 102, Boca Raton, FL **Case No:** C-2016-11030006
PCN: 00-42-47-28-01-021-0020 **Zoned:** CG

Violations: **1** **Details:** Hours of Operation 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: 12/05/2016 **Status:** CEH
2 **Details:** Uses identified with an "A" are permitted in the district only if approved by the BCC in accordance with Article 2.B, Public Hearing Process - Class A conditional uses. More specifically, operating a Cocktail Lounge / Night Club at 7000 Palmetto Park Road, Suite 102 which has a use of Restaurant, Type II.
Code: Unified Land Development Code - 4.A.3.A.6
Issued: 12/05/2016 **Status:** CEH

cc: Gray Robinson
The Beer Barn, Inc.

Agenda No.: 119 **Status:** Active
Respondent: WESTCHESTER SQUARE LLC **CEO:** Frank T Austin

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JUNE 07, 2017 9:00 AM**

Situs Address: 2750 NE 185th St, Ste 203, Miami, FL 33180-2877 **Type:** Repeat
2800 N Military Trl, West Palm Beach, FL **Case No:** C-2017-04030017
PCN: 00-42-43-24-19-000-0010 **Zoned:** CG

Violations: **1** **Details:** 1) 3.D.3.A.2.a, Unified Land Development Code. Hours Of Operation. 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. More specifically, conducting business activities in bays 121-123 between the hours of 11:00 PM through 6:00 AM in bays 121-123.

Previous Complaint Number: 2016-01110045
Code: Unified Land Development Code - 3.D.3.A.2.a
Issued: 04/10/2017 **Status:** CEH

cc: Code Enforcement

Agenda No.: 120 **Status:** Active
Respondent: Petrillo, Wilhelmina J **CEO:** RI Thomas
1518 Laurel Cir, Clearwater, FL 33756-2360
Situs Address: 3855 Ocala Rd, Lake Worth, FL **Case No:** C-2016-09200061
PCN: 00-43-45-06-04-020-0250
RE: Request to Rescind Special Magistrate Order dated April 5, 2017 due to duplicate case issued in error.

Agenda No.: 121 **Status:** Active
Respondent: Kushner, Drew **CEO:** Dawn M Sobik
5385 Adams Rd, Delray Beach, FL 33484-8126
Situs Address: 5385 Adams Rd, Delray Beach, FL **Case No:** C-2015-12110007
PCN: 00-42-46-23-02-000-2480
RE: As per Director, the request to challenge the Imposition of Fine Lien is to be heard during the June 2017 CEH.
cc: Canty, Bonnie

Agenda No.: 122 **Status:** Removed
Respondent: Preefer, Rachel; Preefer, Richard R; Preefer, Robbie **CEO:** Jose Feliciano
6658 Paul Mar Dr, Lake Worth, FL 33462-3940
Situs Address: 6658 Paul Mar Dr, Lake Worth, FL **Case No:** C-2016-04140029
PCN: 00-43-45-05-02-000-0280 **Zoned:** RS

Violations: **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. The following building permits have expired and are inactive. Permits # B93002365, B89001863, B87028731, B87028731 and B81017036.
Code: PBC Amendments to FBC 5th Edition (2014) - 105.4.1
Issued: 04/14/2016 **Status:** CLS

Agenda No.: 123 **Status:** Active
Respondent: Gould, Merrick M; Gould, Darinka **CEO:** Dwayne E Johnson
10784 Avenida Santa Ana, Boca Raton, FL 33498-6715
Situs Address: 10784 Avenida Santa Ana, Boca Raton, FL **Case No:** C-2017-01250011
PCN: 00-41-47-13-06-000-0830 **Zoned:** RTS

Violations: **2** **Details:** Residential swimming pools shall comply with Sections R4501.17.1.1 through R4501.17.15 . 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.

Erecting/installing Pool Barrier without first obtaining required building permits is prohibited.

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: Florida Building Code, Residential as FBC-R - R4501.17
PBC Amendments to FBC 5th Edition (2014) - 105.1
PBC Amendments to FBC 5th Edition (2014) - 110.3.10
Issued: 02/01/2017 **Status:** CEH

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JUNE 07, 2017 9:00 AM**

cc: Gould, Darinka
Gould, Merrick Martin

Agenda No.: 124 **Status:** Active
Respondent: Kurtis, Lynsey K **CEO:** Frank H Amato
3218 Palm Dr, Delray Beach, FL 33483-6217
Situs Address: 3218 Palm Dr, Delray Beach, FL **Case No:** C-2016-09200009
PCN: 00-43-46-04-18-000-0031
RE: Rescind Special Magistrate Order dated March 2, 2017 due to change of ownership prior to the Code Enforcement Hearing.

Agenda No.: 125 **Status:** Active
Respondent: Witney C Condominium Association, Inc. **CEO:** Dawn M Sobik
400 S Dixie Hwy, Ste 420, Boca Raton, FL 33432
Situs Address: 15449 Lakes of Delray Blvd, Unit 204, Delray Beach, FL **Case No:** C-2017-03030058
PCN: **Zoned:**

Violations: **1** **Details:** All plumbing fixtures shall be properly installed and maintained in working order, and shall be kept free from obstructions, leaks and defects and be capable of performing the function for which such plumbing fixtures are designed. All plumbing fixtures shall be maintained in a safe, sanitary and functional condition.
More specifically: Plumbing in the common area between units #104 & #204 located at 15449 Lakes of Delray Blvd. Delray Beach, FL., is in disrepair. Pipe is leaking into unit #104.
Code: Palm Beach County Property Maintenance Code - Section 14-45 (c) (1)
Issued: 03/06/2017 **Status:** CEH

cc: Phil Cittadino Management, Inc.

Agenda No.: 126 **Status:** Active
Respondent: Reece, Warren **CEO:** Dawn M Sobik
15449 Lakes of Delray Blvd, Unit 204, Delray Beach, FL 33484
Situs Address: 15449 Lakes of Delray Blvd, 204, Delray Beach, FL **Case No:** C-2017-03030039
PCN: 00-42-46-23-41-003-2040 **Zoned:** RH

Violations: **1** **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: 04/06/2017 **Status:** CEH

cc: Legal Aid Of Palm Beach County

Agenda No.: 127 **Status:** Removed
Respondent: MORGAN, Marshall **CEO:** Ozmer M Kosal
16348 78th Dr N, Palm Beach Gardens, FL 33418-7677
Situs Address: 16348 78th Dr N, Palm Beach Gardens, FL **Case No:** C-2017-01120019
PCN: 00-42-41-09-00-000-7160 **Zoned:** AR

Violations: **2** **Details:** Erecting/installing a fence without first obtaining the required building permits is prohibited.
Code: PBC Amendments to FBC 5th Edition (2014) - 105.1
Issued: 01/18/2017 **Status:** CEH
3 **Details:** Erecting/installing carport structure on your property without first obtaining the required building permits is prohibited.
Code: PBC Amendments to FBC 5th Edition (2014) - 105.1
Issued: 01/18/2017 **Status:** CEH

Agenda No.: 128 **Status:** Active
Respondent: Square Lake Plaza Condominium Assoc. Inc. **CEO:** Bruce R Hilker
8195 N Military Trl, Ste C, Palm Beach Gardens, FL 33410
Situs Address: 8195 N Military Trl, West Palm Beach, FL **Case No:** C-2008-03040026
PCN: 00-42-42-24-07-- **Zoned:** CG

Violations: **1** **Details:** 7.) IT SHALL BE THE DUTY AND RESPONSIBILITY OF EVERY OWNER OR OCCUPANT TO KEEP THE PREMISES OF PROPERTY CLEAN AND TO REMOVE FROM THE PREMISES ALL DEAD TREES, TRASH, GARBAGE OR SIMILAR ITEMS.
Code: Palm Beach County Property Maintenance Code - 7.) 305.1

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JUNE 07, 2017 9:00 AM**

2	<p>Issued: 03/11/2008 Status: CEH</p> <p>Details: 9.) ADDITIONAL INTERIOR RENOVATIONS (REMOVAL OF WALL) WITHOUT PERMIT. Code: PBC Amendments to FBC 2004 Edition - 9.) 105.1</p>
3	<p>Issued: 03/11/2008 Status: CEH</p> <p>Details: 4.) PARKING VEHICLES IN A LANDSCAPE BUFFER OR THE EXISTING/ULTIMATE R-O-WAY OF AN ABUTTING STREET IS PROHIBITED. Code: Unified Land Development Code - 4.) 6.A.1.D.2.B</p>
4	<p>Issued: 03/11/2008 Status: CEH</p> <p>Details: 5.) ERECTED 3 CANOPIES WITHOUT PERMITS AND NOT SHOWING ON SITE PLAN. 6>0 ALL DRIVEWAYS, PARKING LOTS SHALL BE MAINTAINED FREE FROM HAZARDOUS CONDITIONS. (POTHOLE). Code: PBC Amendments to FBC 2004 Edition - 5.) 105.1</p>
5	<p>Issued: 03/11/2008 Status: CEH</p> <p>Details: FAILURE TO COMPLY WITH CONDITIONS OF APPROVAL AND APPROVED SITE PLAN ON P86-29, R86-762, R86-763: 1.) CONDITION 2 & 15 - MISSING 6 FOOT HIGH CONCRETE WALL AND LANDSCAPE ON WEST PROPERTY LINE. Code: Unified Land Development Code - 1.) 2.A.1.P</p>
6	<p>Issued: 03/11/2008 Status: CEH</p> <p>Details: 2.) CONDITION 4 - NO STORAGE OF MATERIALS, EQUIPMENT, SHELVING, PRODUCE STANDS, PALLETS, CARDBOARD CONTAINERS. Code: Unified Land Development Code - 2.) 2.A..1.P Unified Land Development Code - 2.) 2.B.1.H.2</p>
7	<p>Issued: 03/11/2008 Status: CEH</p> <p>Details: 3.) MISSING REQUIRED HEDGE AND TREES ON SOUTH PROPERTY LINE. Code: Unified Land Development Code - 3.) 2.A.1.P</p>
8	<p>Issued: 03/11/2008 Status: CEH</p> <p>Details: 8.) PERMIT B06038664 FOR INTERIOR RENOVATIONS IS NO LONGER ACTIVE AS OF 3/2/08. Code: PBC Amendments to FBC 2004 Edition - 8.) 105.1</p>

cc: Guadagno, Sod
Konyk & Lemme Plc
Sapir, Rick

Agenda No.: 129 **Status:** Postponed
Respondent: Grosso, Carlo J; Grosso, Anna M **CEO:** Rick E Torrance
15742 Northlake Blvd, West Palm Beach, FL 33412-1781
Situs Address: Northlake Blvd, Loxahatchee , FL **Case No:** C-2017-05040031
PCN: 00-41-42-18-00-000-7750 **Zoned:** AR

Violations:	<p>1 Details: There are five processes to obtain a zoning approval for a use, as follows: Permitted by Right, Special Permit, DRO, Class B Conditional Use, or Class A Conditional Use. Each Use Matrix identifies all zoning districts, uses, and approval process.</p> <p>Uses identified with an "A" are allowed in the zoning districts with a recommendation by the Zoning Commission, and approved by the BCC in accordance with Article 2.B, Public Hearing Process. More specifically, Solid Waste Transfer Station.</p> <p>Code: Unified Land Development Code - 4.A.7.C.5 Issued: 05/05/2017 Status: CEH</p>
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cc: Carlo J. Grosso; Anna M. Grosso

Agenda No.: 130 **Status:** Active
Respondent: Patterson, Nancy E **CEO:** Jose Feliciano
201 Randolph Ct, Lake Worth, FL 33461-4326
Situs Address: 201 Randolph Ct, Lake Worth, FL **Case No:** C-2015-12070022
PCN: 00-42-44-25-00-000-1330
RE: As per CEO Feliciano, the case against 201 Randolph Ct had the error in NOH service. The tracking number showed up as delivered on the USPS website, although it was not.

**CODE ENFORCEMENT
SPECIAL MAGISTRATE HEARING AGENDA
JUNE 07, 2017 9:00 AM**

E. HOUSE KEEPING ITEMS (CONTESTED HEARING)

F. CLOSING REMARKS

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

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