



**CODE ENFORCEMENT
SPECIAL MAGISTRATE MODIFICATION HEARING AGENDA
MARCH 19, 2014 9:00 AM**

Special Magistrate: Thomas H Dougherty

Agenda No.: 001 **Status:** Active
Respondent: Bruce L. Blum As Trustee of the Family Foundation Trust **CEO:** Maggie Bernal
 U/T/D 10/3/89
 PO BOX 31703, West Palm Beach, FL 33420-1703
Situs Address: 3630 Catalina Rd, Palm Beach Gardens, FL **Case No:** C-2013-04260011
PCN: 00-43-41-31-01-009-0120 **Zoned:** RM

- Violations:**
- 1 **Details:** Grass/Weeds. All premises and exterior property shall be maintained free from grass/weeds or uncultivated vegetation: greater than seven (7) inches in height when located on developed residential or developed nonresidential lots, as set forth in division 6. All noxious weeds shall be prohibited. This term shall not include cultivated flowers and gardens, or native vegetation.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (c) (2)
Issued: 05/01/2013 **Status:** MCEH

 - 2 **Details:** All structures shall be kept free from insect (Bee's) and vermin infestation. All structures in which insects (Bee's) or vermin are found shall be promptly exterminated by approved processes that will not be injurious to human health. After extermination, proper precautions shall be taken to prevent re-infestation.
 The exterior of a structure (soffit) shall be maintained in good repair, structurally sound and sanitary so as not to pose a threat to the public health, safety or welfare.
Code: Palm Beach County Property Maintenance Code - Section 14-33 (a)
 Palm Beach County Property Maintenance Code - Section 14-36
Issued: 05/01/2013 **Status:** MCEH

Agenda No.: 002 **Status:** Active
Respondent: White Sands Investment Group, LLC **CEO:** Jamie G Illicete
 326 Lake Frances Dr, West Palm Beach, FL 33417
Situs Address: 1901 Redbank Rd, North Palm Beach, FL **Case No:** C-2012-12270007
PCN: 00-43-42-04-04-002-0530 **Zoned:** RH

- Violations:**
- 1 **Details:** Electrical panels in the kitchen and back room closet changed out without first obtaining required building permits. Electrical wiring in kitchen and to rear storage room installed without permits.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1
Issued: 12/28/2012 **Status:** CLS

 - 2 **Details:** Installation of water heater without first obtaining required building permits is prohibited.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1
Issued: 12/28/2012 **Status:** MCEH

 - 3 **Details:** Changed out pool pump and wiring without first obtaining required building permits is prohibited.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1
Issued: 12/28/2012 **Status:** CLS

 - 4 **Details:** All plumbing fixtures shall be properly connected to either a public sewer system or to an approved private sewage disposal system. Kitchen sink draining onto ground.
Code: Palm Beach County Property Maintenance Code - Section 14-45 (e) (1)
Issued: 12/28/2012 **Status:** CLS

 - 6 **Details:** All accessory structures, including detached garages, fences, walls, pool deck and swimming pools shall be maintained structurally sound and in good repair. Chain-link fence gate/latches in disrepair. Pool deck in disrepair.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (d)
Issued: 12/28/2012 **Status:** MCEH

 - 7 **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. Roof in disrepair as rain is leaking into interior of structure.
Code: Palm Beach County Property Maintenance Code - Section 14-33 (g)
Issued: 12/28/2012 **Status:** CLS

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| 8 | <p>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 wall plaster cracked and in disrepair.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-33 (f)
Issued: 12/28/2012 Status: CLS</p> |
| 9 | <p>Details: All interior surfaces, including windows and doors, shall be maintained in good, clean and sanitary condition. Peeling paint, cracked or loose plaster, decayed wood, and other defective surface conditions shall be corrected. Interior walls and ceiling in back room and bathroom in disrepair.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-34 (c)
Issued: 12/28/2012 Status: CLS</p> |
| 10 | <p>Details: All overhang extensions shall be maintained in good repair and be properly anchored so as to be kept in a sound condition. When required, all exposed surfaces of metal or wood shall be protected from the elements and against decay or rust by periodic application of weather-coating materials, such as paint or similar surface treatment. Roof soffits in disrepair. Roof overhang soffits and fascia paint chipped and peeling.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-33 (i)
Issued: 12/28/2012 Status: CLS</p> |
| 11 | <p>Details: Every window, door and frame shall be kept in sound condition, good repair and weather tight. Exterior windows and doors in disrepair.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-33 (m)
Issued: 12/28/2012 Status: MCEH</p> |
| 12 | <p>Details: Every door, window and other outside opening utilized or intended for ventilation purposes serving any structure containing habitable rooms, shall have approved, tightly fitting screens of not less than 16 mesh per inch. Missing screens on windows.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-43 (a) (1)
Issued: 12/28/2012 Status: CLS</p> |
| 13 | <p>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. Both bathroom toilets and showers not functioning properly. Bathroom sink in main structure and toilet in back room leaking.</p> <p>Code: Palm Beach County Property Maintenance Code - Section 14-45 (c) (1)
Issued: 12/28/2012 Status: CLS</p> |

cc: White Sands Investment Group, Llc

Agenda No.: 003

Status: Active

Respondent: Tarkowski, Robert
619 Wauregan Rd, J, Danielson, CT 06239-4239

CEO: Lorraine Miller

Situs Address: 10705 Eland St, Boca Raton, FL

Case No: C-2012-06280004

PCN: 00-41-47-25-10-041-0060

Zoned: RS

Violations:

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| 1 | <p>Details: For all newly installed fire alarm systems or existing systems that are undergoing renovations/alterations, when the fire department is required to be notified, such notification shall be accomplished through central station monitoring, which shall be listed for central station services, per NFPA 72. The system shall be certified by the organization that has listed the central station. (The fire alarm system does not meet this local code based on the idea that there is no 24 hour backup for the phone lines.)</p> <p>Code: Palm Beach County Fire Code - 13.7.1.4.11.5
Issued: 07/10/2012 Status: MCEH</p> |
| 2 | <p>Details: Automatic sprinkler systems installed in impractical evacuation capability facilities shall be supervised in accordance with Sections 7-7. (Fire sprinkler system needs repair. The pipe is hanging on the back porch.)</p> <p>Code: National Fire Protection Association 101 - 22-2.3.5.3
Issued: 07/10/2012 Status: CLS</p> |
| 3 | <p>Details: Supervisory Signals: Where supervised automatic sprinkler systems are required by another section of this code, supervisory attachments shall be installed and monitored for integrity in accordance with NFPA 72, National Fire Alarm Code, and distinctive supervisory signal shall be supervised to indicate a condition that would impair the satisfactory operation of the sprinkler system.</p> <p>Code: National Fire Protection Association 101 - 7-7.2.1
Issued: 07/10/2012 Status: CLS</p> |
| 4 | <p>Details: Maintenance and Testing: All automatic sprinkler and standpipe systems required by this code shall be inspected, tested and maintained in accordance with NFPA 25, Standard for the Inspection, Testing and Maintenance of Weather-Based Fire Protection Systems. Where a required automatic sprinkler system is out of service for more than 4 hours in a 24-hour period, the building shall be evacuated or an approved fire watch shall be provided for all portions left unprotected by the shutdown until the sprinkler system has been returned to service.</p> <p>Code: National Fire Protection Association 101 - 7-7.5</p> |

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5	Issued: 07/10/2012 Details: The owner or his designated representative shall be responsible for inspection, testing and maintenance of the system and alterations or additions to this system. Delegation of responsibility shall be in writing or made with a copy of such delegation made available to the authority having jurisdiction. Code: National Fire Protection Association - 72 7-1.2 Issued: 07/10/2012	Status: MCEH Status: MCEH
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cc: Barrett Law Firm
 Fire Rescue
 Gaita & Liszt, P.L.
 Kool Breeze Boca Manor Alf
 Tarkowski, Robert

Agenda No.: 004	Status: Active			
Respondent: Afre, Steve R; Afre, Karen M 11151 154th Rd, Jupiter, FL 33478-6789	CEO: Deborah L Wiggins			
Situs Address: 13109 Indiantown Rd, Jupiter, FL	Case No.: C-2013-04300033			
PCN: 00-41-40-33-00-000-5020	Zoned: AR			
Violations:	<table style="width: 100%;"> <tr> <td style="width: 5%; text-align: center;">1</td> <td style="width: 75%;"> 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, accessory uses cannot be present (parking, storage and accessory type structures) without there being a primary use on the premises (this specific land parcel). Code: Unified Land Development Code - 1.I.2.U.18. Unified Land Development Code - 4.A.3.A.7 Issued: 05/08/2013 </td> <td style="width: 20%; text-align: right;"> Status: MCEH </td> </tr> </table>	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, accessory uses cannot be present (parking, storage and accessory type structures) without there being a primary use on the premises (this specific land parcel). Code: Unified Land Development Code - 1.I.2.U.18. Unified Land Development Code - 4.A.3.A.7 Issued: 05/08/2013	Status: MCEH
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Agenda No.: 005	Status: Active									
Respondent: Berck, Richard E 9732 Sandy Run, Jupiter, FL 33478-9329	CEO: Deborah L Wiggins									
Situs Address: 9732 Sandy Run, Jupiter, FL	Case No.: C-2013-04110017									
PCN: 00-42-41-18-00-000-3240	Zoned: AR									
Violations:	<table style="width: 100%;"> <tr> <td style="width: 5%; text-align: center;">1</td> <td style="width: 75%;"> Details: It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items. Code: Palm Beach County Property Maintenance Code - Section 14-35 (a) Issued: 06/24/2013 </td> <td style="width: 20%; text-align: right;"> Status: MCEH </td> </tr> <tr> <td style="text-align: center;">2</td> <td> 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; there is an inactive slab permit on record, # B1999-029104 (historical eprmit # B99021544). Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1 Issued: 06/24/2013 </td> <td style="text-align: right;"> Status: MCEH </td> </tr> <tr> <td style="text-align: center;">3</td> <td> Details: Erecting/installing a storage/accessory structure without first obtaining required building permits is prohibited. Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1 Issued: 06/24/2013 </td> <td style="text-align: right;"> Status: CLS </td> </tr> </table>	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: 06/24/2013	Status: MCEH	2	Details: Every permit issued shall become invalid unless the work authorized by such permit is commenced within 6 months after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 6 months after the time the work is commenced; there is an inactive slab permit on record, # B1999-029104 (historical eprmit # B99021544). Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1 Issued: 06/24/2013	Status: MCEH	3	Details: Erecting/installing a storage/accessory structure without first obtaining required building permits is prohibited. Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1 Issued: 06/24/2013	Status: CLS
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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; there is an inactive slab permit on record, # B1999-029104 (historical eprmit # B99021544). Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1 Issued: 06/24/2013	Status: MCEH								
3	Details: Erecting/installing a storage/accessory structure without first obtaining required building permits is prohibited. Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1 Issued: 06/24/2013	Status: CLS								

Agenda No.: 006	Status: Active						
Respondent: Apostle's Oak, LLC 8901 Kendale Pl, Lake Worth, FL 33467-7031	CEO: Matthew M Doumas						
Situs Address: 6488 Audubon Trl, Lake Worth, FL	Case No.: C-2011-11180001						
PCN: 00-41-44-35-01-000-1810	Zoned: AR						
Violations:	<table style="width: 100%;"> <tr> <td style="width: 5%; text-align: center;">1</td> <td style="width: 75%;"> Details: Erecting/installing fencing without first obtaining required building permits is prohibited. More specifically, fencing has been installed to enclose portions of the property for the keeping of horses. Code: PBC Amendments to the FBC 2007 Edition - 105.1 Issued: 11/18/2011 </td> <td style="width: 20%; text-align: right;"> Status: MCEH </td> </tr> <tr> <td style="text-align: center;">2</td> <td> Details: Erecting/installing accessory structures (i.e., pole barns) without first obtaining required building permits is prohibited. Code: PBC Amendments to the FBC 2007 Edition - 105.1 Issued: 11/18/2011 </td> <td style="text-align: right;"> Status: MCEH </td> </tr> </table>	1	Details: Erecting/installing fencing without first obtaining required building permits is prohibited. More specifically, fencing has been installed to enclose portions of the property for the keeping of horses. Code: PBC Amendments to the FBC 2007 Edition - 105.1 Issued: 11/18/2011	Status: MCEH	2	Details: Erecting/installing accessory structures (i.e., pole barns) without first obtaining required building permits is prohibited. Code: PBC Amendments to the FBC 2007 Edition - 105.1 Issued: 11/18/2011	Status: MCEH
1	Details: Erecting/installing fencing without first obtaining required building permits is prohibited. More specifically, fencing has been installed to enclose portions of the property for the keeping of horses. Code: PBC Amendments to the FBC 2007 Edition - 105.1 Issued: 11/18/2011	Status: MCEH					
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Agenda No.: 007 **Status:** Active
Respondent: Adams, William H IV **CEO:** Rick E Torrance
4203 N Browning Dr, West Palm Beach, FL 33406-2915
Situs Address: 4203 N Browning Dr, West Palm Beach, FL **Case No:** C-2013-05160020
PCN: 00-42-44-01-04-000-0300 **Zoned:** RM

- Violations:**
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| 1 | Details: Enclosing the carport without first obtaining required building permits is prohibited.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1
Issued: 05/17/2013 Status: MCEH |
| 2 | Details: All sidewalks, walkways, stairs, driveways, parking lots, parking spaces and similar areas shall be kept in a proper state of repair, and maintained free from hazardous conditions.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (b)
Issued: 05/17/2013 Status: MCEH |

Agenda No.: 008 **Status:** Active
Respondent: St Dak Tong Inc. **CEO:** Bruce R Hilker
6973 Donald Ross Rd, Palm Beach Gardens, FL 33418-8306
Situs Address: 6973 Donald Ross Rd, Palm Beach Gardens, FL **Case No:** C-2012-03200004
PCN: 00-42-41-22-00-000-7080 **Zoned:** AR

- Violations:**
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| 1 | Details: Erecting/installing shed without first obtaining required building permits is prohibited.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1
Issued: 04/25/2012 Status: MCEH |
| 2 | Details: Erecting/installing concrete slabs without first obtaining required building permits is prohibited.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1
Issued: 04/25/2012 Status: MCEH |

Agenda No.: 009 **Status:** Active
Respondent: Donner, Donald E; Donner, Elizabeth A **CEO:** Charles Zahn
PO BOX 670, Loxahatchee, FL 33470-0670
Situs Address: 43rd Rd N, Loxahatchee Groves, FL **Case No:** C-2012-09130012
PCN: 00-40-43-11-00-000-5430 **Zoned:** AR

- Violations:**
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| 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 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, open storage on a vacant lot is prohibited.
Code: Unified Land Development Code - 4.A.3.A - Use Matrix Table
Unified Land Development Code - 4.A.3.A.7
Issued: 09/25/2012 Status: MCEH |
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ADJOURNMENT:

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