

CODE ENFORCEMENT SPECIAL MAGISTRATE MODIFICATION HEARING AGENDA MAY 15, 2013 9:00 am

Special Magistrate: Christy L Goddeau

Agenda No.:001Status:ActiveRespondent:Parara, SherronCEO:Maggie Bernal

723 E 226th St, Apt A, Bronx, NY 10466-4294

Situs Address: 5364 Helene Pl, West Palm Beach, FL Case No: C-2012-04160013

PCN: 00-42-43-02-01-006-0070 Zoned: RM

Violations:

Details: 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 Chapter 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 - 302.3

Issued: 04/18/2012 **Status:** MCEH

3 Details: Interior and/or exterior renovations including but not limited to repairs, alterations, and/or additions of

structual, electrical, plumbing, mechanical without the proper permits is prohibited.

Code: PBC Amendments to the FBC 2010 Edition - 105.1

Issued: 04/18/2012 **Status:** MCEH

cc: Parara, Sharron

Agenda No.: 002 Status: Active

Respondent: Rorabecks Plants & Produce Inc CEO: Caroline Foulke

2135 S Congress Ave, 3-C, West Palm Beach, FL 33406

Situs Address: 4661 Poseidon Pl, Lake Worth, FL Case No: C-2009-05080009

PCN: 00-42-45-01-06-000-1040 Zoned: RS

Violations:

Details: Renovations/alterations including but not limited to, electrical, mechanical, plumbing.

Code: PBC Amendments to the FBC 2007 Edition - 105.1

Issued: 05/11/2009 **Status:** MCEH

Details: One (1) address sign shall be required for each principal building or use on premises showing only the numerical address designation on the premises upon which they are maintained. 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 - 303.3

Issued: 05/11/2009 Status: MCEH

cc: Attorney At Law

Rorabeck'S Plants & Produce, Inc Rorabecks Plants & Produce Inc

 Agenda No.:
 003
 Status: Active

 Respondent:
 Milner, Devron
 CEO: Bruce R Hilker

1096 54th Ave, Vero Beach, FL 32966-4719

Situs Address: 11120 Monet Ridge Rd, Palm Beach Gardens, FL Case No: C-2012-02030004

PCN: 00-43-42-06-01-000-0270 Zoned: RS

Violations:

Details: Every permit issued shall expire 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 the FBC 2007 Edition - 105.4

Issued: 02/09/2012 **Status:** MCEH

2 Details: Roof coverings shall be applied in accordance with the applicable provisions of this section and the manufacture¿s installation instructions. Unless otherwise specified in this section, roof coverings shall be installed to resist the component and cladding loads specified in Table R301.2(2), adjusted for height and

exposure in accordance with Table R301.2(3).

Code: PBC Amendments to the FBC 2007 Edition - R905.1

Issued: 02/09/2012 **Status:** MCEH

cc: Milner, Devron

CODE ENFORCEMENT SPECIAL MAGISTRATE MODIFICATION HEARING AGENDA

MAY 15, 2013 9:00 am

 Agenda No.:
 004
 Status:
 Active

 Respondent:
 Florida East Coast Railway, LLC
 CEO:
 Jamie G Illicete

1200 S Pine Island Rd, Plantation, FL 33324

Situs Address: Florida East Coast Railway R/W lying East of & adjacent to that 20' Case No: C-2011-01270017

platted alley as platted in the Plat of Jupiter Cresta Unit One, PB 26 Pg 248 from 4100 County Line Rd to 19900 Mona Rd, Jupiter,

FL

PCN: 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, landscape material, building rubbish, shipping/storage containers, debris, garbage or similar items.

Code: Palm Beach County Property Maintenance Code - 305.1

Issued: 01/27/2011 Status: MCEH

2 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. Property being used for the storage of commercial equipment, shipping/storage containers, vehicles, trailers, material, etc.

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

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

Issued: 01/27/2011 **Status:** MCEH

3 Details: Erecting/installing accessory structures without first obtaining required building permits is prohibited.
Installed fences and accessory structures without permits.

Code: PBC Amendments to the FBC 2007 Edition - 105.1

Issued: 01/27/2011 Status: MCEH

4 Details: Parking shall be prohibited on all vacant properties in residential districts. Parking of vehicles, equipment and trailers on vacant residential zoned property.

Code: Unified Land Development Code - 6.A.1.D.19.a.3)

Issued: 01/27/2011 Status: MCEH

cc: Akerman Senterfitt

Contractors Alarm Services, Inc. Florida East Coast Railway, Llc

Kahan, Shir P L

Milton, Leach, Whitman, D'Andrea & Milton, P.A.

Molter, Jimmy Roden, Jeff

Agenda No.: 005 Status: Active

Respondent: Tong, Phuong CEO: Cynthia L Sinkovich

4778 Poseidon Pl, Boca Raton, FL 33496

Situs Address: 4778 Poseidon Pl, Lake Worth, FL Case No: C-2012-05040004

PCN: 00-42-45-01-11-000-1940 Zoned: RS

Violations:

Details: All premises and exterior property shall be maintained free from weeds or uncultivated vegetation: (1)

Greater than eighteen (18) inches in height when located on vacant lots, or (2) Greater than seven (7) inches in height when located on developed residential or developed nonresidential lots; as set forth in Chapter 6. All noxious weeds shall be prohibited. This term shall not include cultivated flowers and gardens, or native vegetation.

Specifically: Weeds, grass and uncultivated vegetation exceeds 7 inches in height on this developed residential lot.

Code: Palm Beach County Property Maintenance Code - 302.3

Issued: 05/14/2012 **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, ice box, refrigerator, stove, or other appliances, glass, building material, building rubbish, debris, garbage or similar items. Specifically: Trash, debris, tires and other such items.

Code: Palm Beach County Property Maintenance Code - 305.1

Issued: 05/14/2012 Status: MCEH

3 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. Boat needs current licenses and registration.

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, ice box, refrigerator, stove, or other appliances, glass, building material, building rubbish, debris, garbage or similar items.

Specifically: Boat parked on property appears to be inoperable.

Code: Palm Beach County Property Maintenance Code - 305.1 Unified Land Development Code - 6.A.1.D.19.a.2)

Issued: 05/14/2012 **Status:** CLS

CODE ENFORCEMENT

SPECIAL MAGISTRATE MODIFICATION HEARING AGENDA

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Details: Any standing dead trees in close proximity to developed lots or rights-of-way shall be considered a nuisance. Dead trees on the front of the property.

Code: Palm Beach County Property Maintenance Code - 602.7

Issued: 05/14/2012 Status: MCEH

cc: Tong, Phuong

Agenda No.: 006 Status: Active

Respondent: Columbian Building Assn of WPB Inc.; Cioffi, Charles M CEO: Rick E Torrance

1155 S Congress Ave, West Palm Beach, FL 33406-5114

Situs Address: 1155 S Congress Ave, West Palm Beach, FL Case No: C-2011-12270009

PCN: 00-43-44-07-12-000-0070 Zoned: RM

Violations:

Details: The oak trees on the property have been hat-racked. Pruning is permitted after installation to allow for

healthy growth. Trees shall not be pruned to reduce the canopy spread to less than 20 feet.

Code: Unified Land Development Code - 7.E.6

Issued: 01/18/2012 Status: MCEH

Details: Tree topping (hat-racking) is prohibited. 2

Code: Unified Land Development Code - 7.E.6.A.4

Issued: 01/18/2012 Status: MCEH

Agenda No.: 007 Status: Active

Respondent: Scutari, Pablo A; Scutari, Elida I CEO: Rick E Torrance

2540 Palmarita Rd, West Palm Beach, FL 33406-5135

Situs Address: 2540 Palmarita Rd, West Palm Beach, FL Case No: C-2011-03210017

PCN: 00-43-44-08-13-000-0181 Zoned: RS

Violations:

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 - 303.2

Issued: 04/01/2011 Status: MCEH

ADJOURNMENT:

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

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