



**CODE ENFORCEMENT
SPECIAL MAGISTRATE MODIFICATION HEARING AGENDA
MAY 20, 2015 9:00 AM**

Special Magistrate: Earl K Mallory

Agenda No.: 001 **Status:** Active
Respondent: Dalland Properties LP **CEO:** Maggie Bernal
 2300 E Las Olas Blvd, Fl 4TH, Fort Lauderdale, FL
 33301-1578
Situs Address: 5167 Pat Pl, West Palm Beach, FL **Case No:** C-2013-11190008
PCN: 00-42-43-02-02-008-0370 **Zoned:** RM

- Violations:**
- 1 **Details:** All vacant structures and premises thereof or vacant land shall be maintained in a clean, safe, secure and sanitary condition as provided herein so as not to cause a deteriorating problem or adversely affect the public health, safety or welfare.
Code: Palm Beach County Property Maintenance Code - Section 14-31 (c)
Issued: 11/22/2013 **Status:** MCEH
 - 2 **Details:** It shall be unlawful for the owner or occupant of a building, structure or property to utilize the premises of such property for the open storage of any motor vehicle which is inoperable and in a state of disrepair, appliances, glass, building material, construction debris, automotive parts, tires, vegetative debris, garbage, trash or similar items.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 11/22/2013 **Status:** MCEH
 - 3 **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: 11/22/2013 **Status:** MCEH
 - 4 **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: 11/22/2013 **Status:** MCEH
 - 5 **Details:** All accessory structures, including detached garages, fences, walls, and swimming pools shall be maintained structurally sound and in good repair.
Code: Palm Beach County Property Maintenance Code - Section 14-32 (d)
Issued: 11/22/2013 **Status:** MCEH
 - 6 **Details:** Every window, door and frame shall be kept in sound condition, good repair and weather tight.
Code: Palm Beach County Property Maintenance Code - Section 14-33 (m)
Issued: 11/22/2013 **Status:** MCEH

cc: Dalland Properties Lp

Agenda No.: 002 **Status:** Active
Respondent: Huey, Michael S **CEO:** Bobbie R Boynton
 2476 Flamingo Rd, Palm Beach Gardens, FL 33410-1307
Situs Address: 2476 Flamingo Rd, Palm Beach Gardens, FL **Case No:** C-2013-11270012
PCN: 00-43-41-32-01-000-0451 **Zoned:** RS

- Violations:**
- 1 **Details:** Erecting/installing a shed without first obtaining required building permits is prohibited.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1
Issued: 12/19/2013 **Status:** MCEH
 - 3 **Details:** Erecting/installing a detached gazebo bar structure with deck and railing without first obtaining required building permits is prohibited.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1
Issued: 12/19/2013 **Status:** MCEH

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| 4 | <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 may be parked outdoors in a residential district provided that the vehicles are: owned and used by a resident of the premises..</p> <p>Code: Unified Land Development Code - 6.A.1.D.19.b.5)
 Unified Land Development Code - 6.A.1.D.19.b.5)a)</p> <p>Issued: 12/19/2013 Status: CLS</p> |
| 5 | <p>Details: Renovations/alterations to convert garage to habitable space without first obtaining required building permits is prohibited.</p> <p>Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1</p> <p>Issued: 12/19/2013 Status: MCEH</p> |
| 6 | <p>Details: Alterations/Renovations to enclose rear porch without first obtaining required building permits is prohibited.</p> <p>Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1</p> <p>Issued: 12/19/2013 Status: MCEH</p> |
| 7 | <p>Details: Erecting/installing an addition to rear of structure without first obtaining required building permits is prohibited.</p> <p>Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1</p> <p>Issued: 12/19/2013 Status: MCEH</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.</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>A Certificate of Completion may be issued upon satisfactory completion of a building, structure, electrical, gas, mechanical or plumbing system.</p> <p>Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1
 Palm Beach County Amendments to the Florida Building Code 2010 Edition - 110.3.10
 Palm Beach County Amendments to the Florida Building Code 2010 Edition - 111.4</p> <p>Issued: 12/19/2013 Status: MCEH</p> |

cc: Huey, Michael S

Agenda No.: 003	Status: Active
Respondent: Hanson, George 33 E Rivercrest, Houston, TX 77042-2502	CEO: Larry W Caraccio
Situs Address: Airport Rd, FL	Case No: C-2010-07200001
PCN: 00-36-42-26-01-000-0210	Zoned: RH

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| Violations: | <p>1 Details: UNCULTIVATED VEGETATION GREATER THAN EIGHTEEN (18) INCHES IN HEIGHT OR THAT CONSTITUTES A FIRE HAZARD, BRAZILIAN PEPPER , AND/OR ACCUMULATIONS OF WASTE, YARD TRASH, OR RUBBLE AND DEBRIS, ARE NOT PERMITTED.</p> <p>Code: Palm Beach County Property Maintenance Code - 602.1
 Palm Beach County Property Maintenance Code - 602.3</p> <p>Issued: 07/23/2010 Status: MCEH</p> |
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cc: Neita, Andrew

Agenda No.: 004	Status: Active
Respondent: Conti, Robert 1 Paul Clark Dr, Somers Point, NJ 08244-2370	CEO: Matthew M Dumas
Situs Address: 4266 D Este Ct, 108, Lake Worth, FL	Case No: C-2013-06190016
PCN: 00-42-44-27-12-000-1580	Zoned: RH

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| Violations: | <p>1 Details: Installing sliding glass doors without first obtaining required building permits is prohibited.</p> <p>Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1</p> <p>Issued: 07/17/2013 Status: MCEH</p> |
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Agenda No.: 005	Status: Active
Respondent: Batmasian, James H 215 N Federal Hwy, Boca Raton, FL 33432-3994	CEO: Kenneth E Jackson
Situs Address: 5096 Forest Hill Blvd, Building 1, West Palm Beach, FL	Case No: C-2013-12230001

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PCN: 00-42-44-11-38-002-0010

Zoned: MUPD

Violations:

1 **Details:** Commercial, Public and Civic uses located within 250 feet of a residential district shall not commence business activities, including deliveries and stocking, prior to 6:00 AM nor continue business activities later than 11:00 PM daily. Measurement shall be taken by drawing a straight line from the closest point on the perimeter of the residential district to the closest point on the perimeter of the exterior wall, structure, or bay, housing the non-residential use.
Code: Unified Land Development Code - 3.D.3.A.2.a
Issued: 12/23/2013 **Status:** MCEH

cc: Lazar, Jason M

Agenda No.: 006

Status: Active

Respondent: Quail Ridge Country Club Inc
301 N Atlantic Ave, Lantana, FL 33462

CEO: Lorraine Miller

Situs Address: 4033 Quail Ridge Dr S, Boynton Beach, FL

Case No.: C-2013-09100016

PCN: 00-42-45-36-09-001-0010

Zoned: RS

Violations:

1 **Details:** Erecting/installing a paver deck without first obtaining required building permits is prohibited.
Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1
Issued: 10/23/2013 **Status:** MCEH

cc: Quail Ridge Country Club Inc
Quail Ridge Country Club Inc

Agenda No.: 007

Status: Active

Respondent: Heiser, Paul; Heiser, Pia
14744 Temple Blvd, Loxahatchee, FL 33470-4470

CEO: Steven R Newell

Situs Address: 14744 Temple Blvd, Loxahatchee, FL

Case No.: C-2014-08050020

PCN: 00-41-42-29-00-000-3060

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.

The building official shall inspect or cause to be inspected, at various intervals, all construction or work for which a permit is required, and a final inspection shall be made of every building, structure, electrical, gas, mechanical or plumbing system upon completion, prior to the issuance of the Certificate of Occupancy or Certificate of Completion.

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

Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1
Palm Beach County Amendments to the Florida Building Code 2010 Edition - 110.3.10
Palm Beach County Amendments to the Florida Building Code 2010 Edition - 111.4
Issued: 08/08/2014 **Status:** MCEH

cc: Building Division

Agenda No.: 008

Status: Active

Respondent: Smith, Bruce M; Smith, Nancy T
15860 62nd Pl N, Loxahatchee, FL 33470-3448

CEO: Steven R Newell

Situs Address: 15860 62nd Pl N, Loxahatchee, FL

Case No.: C-2014-09170020

PCN: 00-41-42-31-00-000-7105

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.

The building official shall inspect or cause to be inspected, at various intervals, all construction or work for which a permit is required, and a final inspection shall be made of every building, structure, electrical, gas, mechanical or plumbing system upon completion, prior to the issuance of the Certificate of Occupancy or Certificate of Completion.

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

Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.4.1
Palm Beach County Amendments to the Florida Building Code 2010 Edition - 110.3.10
Palm Beach County Amendments to the Florida Building Code 2010 Edition - 111.4
Issued: 10/07/2014 **Status:** MCEH

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2	Details: Installed a gas heater for the swimming pool without first obtaining a permit. Code: Palm Beach County Amendments to the Florida Building Code 2010 Edition - 105.1 Issued: 10/07/2014 Status: CLS
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Agenda No.: 009

Status: Active

Respondent: Wedzik, Kathleen S
23161 Rainbow Rd, Boca Raton, FL 33428-5619

CEO: Karen A Wytovich

Situs Address: 23161 Rainbow Rd, Boca Raton, FL

Case No: C-2012-09200035

PCN: 00-41-47-25-02-000-3340

Zoned: AR

Violations:

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| 1 | 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 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)
Issued: 09/25/2012
Status: MCEH |
| 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 automotive parts, tires, vegetative debris, garbage, trash or similar items.
Code: Palm Beach County Property Maintenance Code - Section 14-35 (a)
Issued: 09/25/2012
Status: MCEH |

cc: Wedzik, Kathleen

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. "