

**CITY OF PALM BEACH GARDENS  
CODE ENFORCEMENT SPECIAL MAGISTRATE HEARING  
MAY 18, 2010  
COUNCIL CHAMBERS  
2:00PM**

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<b>Special Magistrate:</b>	<b>Kevin Wagner</b>
<b>Code Enforcement Attorney:</b>	<b>Abigail Jorandby Keith W. Davis R. Max Lohman</b>
<b>Operations Director:</b>	<b>David Reyes</b>
<b>Code Supervisor:</b>	<b>Mohammad Jamal</b>
<b>Recording Secretary:</b>	<b>Theresa Gonzalez</b>
<b>Code Officers:</b>	<b>Alex Lopez – Senior Code Officer Michael Williams – Code Officer Robert Williams- Code Officer Ismael Vasquez – Code Officer Robert Creston – Code Officer</b>

**I. REPEAT VIOLATION CASES**

- A.     **Case No.**  
          [10.04.3706](#)  
          **Property Owner**  
          Regina Gagne  
          585 Riverside Drive  
          Palm Beach Gardens  
          **Violation Location:**  
          585 Riverside Drive  
          Palm Beach Gardens  
          PCN:           52434218030050180  
          LEGAL:        PLAT 1 PALM BEACH GARDENS ESTS LT 18 BLK 5  
          **Code Section Violated:**  
          78-395 Recreational vehicles and watercraft  
          **Corrective Action:**  
          Boat must remain properly screened per code  
          **Code Officer:**  
          Michael Williams

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**II. VIOLATION CASES**

- A. Case No.**  
[10.04.3729](#)  
**Property Owner**  
PGA Commons Land Trust  
5520 PGA Blvd, Suite 200  
Palm Beach Gardens  
**Violation Location:**  
5090 PGA Blvd  
Palm Beach Gardens  
PCN: 52424211340010000  
LEGAL: PGA COMMONS PL 4 TR A K/A COMMERCIAL DEVELOPMENT  
**Code Section Violated:**  
34-56 General Restrictions  
**Corrective Action:**  
Violations are irreversible and irreparable in nature; failure to comply with stipulation dated June 16, 2009, case # CODE-09-04-002802  
**Code Officer:**  
Robert Williams
- B. Case No.**  
[10.04.3709](#)  
**Property Owner**  
Riverside Development Company LLC  
505 S Flagler Drive, Ste 1002  
West Palm Beach, FL 33401  
**Violation Location:**  
10385 Riverside Drive  
Palm Beach Gardens  
PCN: 52434207440010020  
LEGAL: GARDENS COMMERCE CENTER TR A (LESS PT K/A PROPOSED  
BLDG 3 IN OR21674P402 & SLY 96.51 FT OF NLY 112.59 FT OF E  
243.52  
**Code Section Violated:**  
78-328 Pruning  
**Corrective Action:**  
Current pruning does not meet City's standards and requirements; consequently, this presents an irreversible violation; if there are any questions regarding the City's standards for pruning please contact Mark Hendrickson, City Forester, at 561.799.4259  
**Code Officer:**  
Michael Williams

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**C. Case No.**

[10.01.3437](#)

**Property Owner**

Danny and Eden Quillen  
423 Woodview Circle  
Palm Beach Gardens

**Violation Location:**

423 Woodview Circle  
Palm Beach Gardens

PCN: 52424202040001320

LEGAL: BENT TREE PH 1 LT 132

**Code Section Violated:**

78-742 Remedies

**Corrective Action:**

Adhere to structure color requirements within Resolution 102, 1994 (1. Exterior body: Neutral ground; 2. Exterior trim: Windpipe; 3. Exterior door: Mexican bowl; 4. Roof: Morocco slurry)

**Code Officer:**

Alex Lopez

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**D. Case No.**

[10.04.3730](#)

**Property Owner**

Dreamstar Acquisitions V LLC  
11000 Prosperity Farms Rd, #205  
Palm Beach Gardens

**Violation Location:**

11000 Prosperity Farms Rd  
Palm Beach Gardens

PCN: 52434205000005340

LEGAL: 5-42-43, W ½ OF SW ¼ OF SW ¼ OF SE ¼ LYG E OF & ADJ TO  
PROSPERITY FARMS RD (LESS N 300 FT & S 60 FT MONET RD  
R/W)

**Code Section Violated:**

78-303 Approval required

78-308 Compliance

**Corrective Action:**

78-303 Violations are irreversible and irreparable in nature for the removal of seven trees without the proper permits; in the future consult with City Forester for replacement of missing landscape materials and before engaging in any major tree/landscape work

78-308 Violations are irreversible and irreparable in nature for the replacement of the seven trees within thirty (30) days of removal and the improper pruning of twenty five (25) palms; consult City Forester for landscape restoration plan

**Code Officer:**

Robert Williams

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- E.**     **Case No.**  
[10.04.3738](#)  
**Property Owner**  
Taco Bell America Inc.  
PO Box 35370  
Louisville, KY 40232  
**Violation Location:**  
3800 Northlake Blvd  
Palm Beach Gardens  
PCN:           52434219000003390  
LEGAL:        19-42-43, E 210 FT OF W 1259.35 FT OF SLY 219.49 FT OF NLY  
                  319.49 FT OF W 1/2 OF NW ¼  
**Code Section Violated:**  
78-328 Pruning  
**Corrective Action:**  
Due to the irreversible and irreparable nature of these violations for eleven (11) Oak trees, Code Enforcement Special Magistrate will set forth ruling  
**Code Officer:**  
Ismael Vasquez
- F.**     **Case No.**  
[10.03.3611](#)  
**Property Owner**  
Goldcoast Beef II Inc.  
3835 Ace Rd W  
Lake Worth, FL 33467  
**Violation Location:**  
3802 Northlake Blvd  
Palm Beach Gardens  
PCN:           52434219000003370  
LEGAL:        19-42-43, E 211.11 FT OF W 1049.35 FT OF SLY 219.16 FT OF NLY  
                  319.16 FT OF W 1/2 OF NW ¼  
**Code Section Violated:**  
30-39 Excessive false alarm signals limited  
**Corrective Action:**  
Cease false alarm activity and pay civil fine of \$580.00 on or before 04/30/2010.  
**Police Officer:**  
Julius Barone

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- G.**     **Case No.**  
          [10.03.3638](#)  
          **Property Owner**  
          Jay and Elizabeth Boyle  
          4 Berwick Rd  
          Palm Beach Gardens  
          **Violation Location:**  
          4 Berwick Rd  
          Palm Beach Gardens  
          PCN:           52424210010001190  
          LEGAL:        PGA RESORT COMMUNITY PL 1 LOT 119  
          **Code Section Violated:**  
          30-39 Excessive false alarm signals limited  
          **Corrective Action:**  
          Cease false alarm activity and pay civil fine of \$145.00 on or before 04/30/2010.  
          **Police Officer:**  
          Julius Barone
- H.**     **Case No.**  
          [10.03.3643](#)  
          **Property Owner**  
          James and Jessica Barnett  
          4400 Applecrest Drive  
          Palm Beach Gardens  
          **Violation Location:**  
          4400 Applecrest Drive  
          Palm Beach Gardens  
          PCN:           52424213050420440  
          LEGAL:        UNIT NO 5 PALM BEACH SQUARE LT 44 BLK 42  
          **Code Section Violated:**  
          79-5 Maintenance and appearance standards for all structures and landscaping  
          **Corrective Action:**  
          Cut, mow, trim and keep maintained all lawn/landscaping areas; also remove all  
          trash/debris from property  
          **Code Officer:**  
          Ismael Vasquez

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**I. Case No.**

[10.03.3596](#)

**Property Owner**

James and Alessandra Finck  
3711 Holly Drive  
Palm Beach Gardens

**Violation Location:**

3711 Holly Drive  
Palm Beach Gardens

PCN: 52434207010580220

LEGAL: CITY OF PALM BEACH GARDENS 5 LT 22 BLK 58

**Code Section Violated:**

79-5 Maintenance and appearance standards for all structures and landscaping

78-182 Lighting regulations

**Corrective Action:**

79-5 Paint all faded, peeling, dirty areas of entire home exterior; cut all high grass and weeds to entire property; remove dead tree in rear yard; repair and/or replace all fencing and disrepair (contact Building Dept. at 561.799.4201 to ascertain if permits are applicable for scope of work); cease all unapproved parking (i.e. parking of vehicles on grass); driveway requires repainting or resurfacing; remove all outside storage from public view (i.e. furniture, equipment, etc.); remove all boarding from windows/openings; must all remove any boarding serving as siding and/or unpermitted protective barrier (contact Building Dept. at 561.799.4201 to ascertain if permits are required for any alterations to building exterior

78-182 Remove all holiday lighting

**Code Officer:**

Michael Williams

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**III. FINE ASSESSMENT/STATUS HEARING**

**A. Case No.**

[10.01.3455](#)

**Property Owner**

Paul Mann and Kara Hughes  
8019 Edgemere Lane  
Palm Beach Gardens

**Violation Location:**

8019 Edgemere Lane  
Palm Beach Gardens

PCN: 52424201070060020

LEGAL: EDGEMERE LOT 2 BLK F

**Code Section Violated:**

79-5 Maintenance and appearance standards for all structures and landscaping

**Corrective Action:**

Pressure wash entire roof so to be free of mold and mildew

**Code Officer:**

Robert Williams

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**B. Case No.**

[09-02-2624](#)

**Property Owner**

Donnini Enterprises, Inc.  
3501 SW Corporate Parkway  
Palm City, FL 34990

**Violation Location:**

9730 Alt A1A

Palm Beach Gardens

PCN: 52434218000001020

LEGAL: 18-42-43, IRREG SHAPED PAR OF NEWLY 154.15 FT OF NE ¼  
LYG NLY OF & ADJ TO ALT A1A R/W & SLY OF & ADJ TO  
LIGHTHOUSE DR R/W

**Code Section Violated:**

78-159 Permitted uses, minor and major conditional uses, and prohibited uses

78-226 Zoning regulations

0-0 Multiple (78-329, 79-5, 78-378, 78-284, 78-112)

**Corrective Action:**

78-159 Must remove all vehicles from lot (auto dealership requires approval from the City) or must obtain approval from the City prior to operating an automotive dealership

78-226 Must remove all vehicles stored on the property

0-0 Per City Forester: restore missing/damaged hedges, mulch, sod on entire property and keep maintained as per approved landscape site plan; replace and restore all missing palms and keep maintained; all irrigation shall be operable, in good repair, in designated areas and keep maintained as per approved landscape site plan

0-0 Pressure wash entire buildings and walk paths and keep maintained; paint entire buildings and curbs and keep maintained; repair all pot holes, damaged curbs, light stands, dumpster enclosure and fencing on entire property and keep maintained; repair damaged structure at rear of property (permits may apply – consult with Building Department); remove from property all trash and debris and keep maintained; all open storage to be stored out of public view; remove non-permitted and prohibited A-frame signs; banners pennants, window signs and keep maintained; obtain permits and final inspection for dumpster enclosure, installment of window in bay area and sign display overhang

0-0 All repairs are to be made as per PBG Building Department; please contact Building Department for detailed instructions

**Code Officer:**

Alex Lopez

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**C. Case No.**  
[08-10-2372](#)  
**Property Owner**  
Michael Wheeler  
58 E Balfour Dr  
Palm Beach Gardens  
**Violation Location:**  
58 E Balfour Dr  
Palm Beach Gardens  
PCN: 52-42-42-10-06-000-0130  
LEGAL: VILLAS OF THURSTON UNIT 13  
**Code Section Violated:**  
79-5 Maintenance and appearance standards for all structures and landscaping  
**Corrective Action:**  
79-5 Replace damaged roof (permits may apply; consult with city building department)  
**Code Officer:**  
Alex Lopez

<b>IV. STIPULATION</b>	<b>(NONE)</b>
<b>V. FINE REDUCTION HEARING</b>	<b>(NONE)</b>
<b>VI. FORECLOSURE AUTHORIZATION HEARING</b>	<b>(NONE)</b>