

**CITY OF PALM BEACH GARDENS
CODE ENFORCEMENT SPECIAL MAGISTRATE HEARING
JANUARY 18, 2011
COUNCIL CHAMBERS
2:00PM**

Special Magistrate:	Kevin Wagner
Code Enforcement Attorney:	Abigail Jorandby
Operations Director:	David Reyes
Code Supervisor:	Mohammad Jamal
Recording Secretary:	Theresa Gonzalez
Code Officers:	Alex Lopez – Senior Code Officer
	Michael Williams – Code Officer
	Robert Williams- Code Officer
	Ismael Vasquez – Code Officer
	Robert Creston – Code Officer

I. REPEAT VIOLATION CASES

- A. **Case No.**
 [10.12.4241](#)
- Property Owner**
 Joel Goodsen LLC
 601 Brickell Key Drive, Ste 500
 Miami, FL 33131
- Violation Location:**
 11360 US Highway 1
 Palm Beach Gardens
 PCN: 52434204270010000
 LEGAL: COMFORT INN TR A K/A ALL OF PLAT
- Code Section Violated:**
 78-742 Remedies
- Corrective Action:**
 Cease and desist all newspaper or other media advertising (The Palm Beach Post, Internet, Email) of restaurant, bar, or lounge pursuant to Resolution 2, 2008; due to the irreversible/irreparable nature of the violations, the Code Enforcement Special Magistrate will set forth ruling
- Code Officer:**
 Robert Williams

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- B.** **Case No.**
 [10.12.4216](#)
 Property Owner
 Hilltop Residential LTD
 9900 SW 107 Avenue
 Miami, FL 33176
 Violation Location:
 3090 Lychee Street
 Palm Beach Gardens
 PCN: 52434218000005120
 LEGAL: 18/42/43, TH PT OF S ¾ OF SE ¼ LYG E OF & ADJ TO C-17 CNL
 (LESS N 518.69 FT OF E 663.32 FT, S 147.58 FT OF N 666.27 FT OF
 E 515.74 FT, S 467 FT OF E 100FT & S 453 FT OF W 973.35 FT)
 Code Section Violated:
 79-5 Maintenance and appearance standards for all structures and landscaping
 Corrective Action:
 Remove all trash and debris, illegal dumping from entire lot
 Code Officer:
 Michael Williams

II. VIOLATION CASES

- A.** **Case No.**
 [10.11.4189](#)
 Property Owner
 James and Michele Hartwell
 3912 Lighthouse Drive
 Palm Beach Gardens
 Violation Location:
 3912 Lighthouse Drive
 Palm Beach Gardens
 PCN: 52434218040310120
 LEGAL: PL NO 3 CITY OF P B GARDENS LT 12 BLK 31
 Code Section Violated:
 79-5 Maintenance and appearance standards for all structures and landscaping
 Corrective Action:
 Cut all high grass and/or weeds throughout entire property; remove all trash, debris and
 dead limbs, bushes from property; trim all bushes and trees to reflect maintenance so
 that they do not create a haven for vermin, snakes, etc.
 Code Officer:
 Michael Williams

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- B.** **Case No.**
 [10.09.4024](#)
 Property Owner
 Esaie Larose
 534 Holly Drive
 Palm Beach Gardens
 Violation Location:
 534 Holly Drive
 Palm Beach Gardens
 PCN: 52434218030010070
 LEGAL: PALM BEACH GARDENS ESTS PL 1 LT 7 BLK 1
 Code Section Violated:
 34-181 Nuisance declared
 79-5 Maintenance and appearance standards for all structures and landscaping
 Corrective Action:
 34-181 All vehicles on property must adhere to code section above
 79-5 Remove all outside storage from property; remove all trash and/or debris from
 property
 Code Officer:
 Michael Williams

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C.

Case No.

[10.07.3881](#)

Property Owner

PGA North II of Florida LLC
3701 Catalfumo Way
Palm Beach Gardens

Violation Location:

4299 Kyoto Gardens Drive
Palm Beach Gardens

PCN: 52424201240230000

LEGAL: MACARTHUR PARCEL 5A TRS WMT 1 & WMT 2 K/A WATER
MGMT

Code Section Violated:

78-329 Maintenance

78-742 Remedies

Corrective Action:

78-329 Mow, cut, trim, and keep maintained grass areas around the water management area and canal and mechanically/chemically remove exotic aquatic plants and algae; provide a copy of aquatic contract and/or maintenance schedule for the lake maintenance; replace thirteen (13) dead Sabal Palms from the planting beds along the south side of the water management area; maintain all other landscape areas within the site in accordance with this code

78-742 Mow, cut, trim, and keep maintained the medians and shoulders along both side of Kyoto Gardens Drive between Military Trail and Alternate A1A; adhere to a regular maintenance schedule of the aforementioned areas as described in Resolution 166,2005, Condition 16 and keep maintained

Code Officer:

Robert Williams

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D. **Case No.**
 [10.01.3466](#)
 Property Owner
 PGA North II of Florida LLC
 3701 Catalfumo Way
 Palm Beach Gardens
 Violation Location:
 4101 Kyoto Gardens Drive
 Palm Beach Gardens
 PCN: 52424201240160000
 LEGAL: MACARTHUR PARCEL 5A TRS WMT 1 & WMT 2 K/A WATER
 MGMT
 Code Section Violated:
 78-742 Remedies
 Corrective Action:
 Adhere to remedies within Resolution 65, 2009
 Code Supervisor:
 Mohammad Jamal
 Presented by Code Officer:
 Robert Williams

E. **Case No.**
 [11.01.4273](#)
 Property Owner
 Judith Tenhoeve
 306 Sandtree Drive
 Lake Park, FL 33403
 Violation Location:
 306 Sandtree Drive
 Palm Beach Gardens
 PCN: 52434219030000031
 LEGAL: SANDTREE NWLY PT OF LT 3 AS IN OR3361P1643
 Code Section Violated:
 79-5 Maintenance and appearance standards for all structures and landscaping
 Corrective Action:
 Immediately exterminate bee infestation coming from the front soffit area; this situation
 presents a health and safety violation to the community
 Code Officer:
 Michael Williams

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III. FINE ASSESSMENT/STATUS HEARING

- A. Case No.**
[10.11.4193](#)
Property Owner
Robert and Diane Desjarlais
1147 Rainwood Circle
Palm Beach Gardens
Violation Location:
1147 Rainwood Circle
Palm Beach Gardens
PCN: 52434208090000240
LEGAL: RAINWOOD WEST LOT 24
Code Section Violated:
79-5 Maintenance and appearance standards for all structures and landscaping
Corrective Action:
Mow, cut, trim, prune, and keep maintained on a regular basis to include all shrubs, palms, hedging, planting beds, and lawn; remove all trash and debris to include discarded lumber in side yard; repair screen enclosure so screens are in place and doors to enclosure operate properly
Code Officer:
Robert Williams
- B. Case No.**
[10.09.4106](#)
Property Owner
Randall and Holly Lavere
304 Cherry Street
Palm Beach Gardens
Violation Location:
304 Cherry Street
Palm Beach Gardens
PCN: 52434218030060290
LEGAL: PL 1 PALM BEACH GARDEN ESTS LT 29 BLK 6
Code Section Violated:
78-393 Parking and storage restrictions for commercial vehicles
Corrective Action:
Commercial vehicle prohibited
Code Officer:
Michael Williams

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- C.** **Case No.**
[10.08.3970](#)
Property Owner
Marsha F Rockhold
9494 Birmingham Drive
Palm Beach Gardens
Violation Location:
9494 Birmingham Drive
Palm Beach Gardens
PCN: 52424213020050140
LEGAL: UNIT 2 PALM BEACH SQUARE LT 14 BLK 5
Code Section Violated:
78-395 Recreational vehicles and watercraft
79-5 Maintenance and appearance standards for all structures and landscaping
Corrective Action:
78-395 Remove RV/camper from property or properly screen according to above code section; Per owner's request to be scheduled for 11/23/10 hearing at 2:00pm
79-5 Remove RV/camper from property or properly screen according to above code section; Per owner's request to be scheduled for 11/23/10 hearing at 2:00pm
Code Officer:
Ismael Vasquez
- D.** **Case No.**
[10.10.4128](#)
Property Owner
Group Force Northlake LLC
18205 Biscayne Blvd, Ste 2202
Aventura, FL 33160
Violation Location:
3855 Northlake Blvd
Palm Beach Gardens
PCN: 52434218000007400
LEGAL: 8-42-43, E 409.45 FT OF N 271.53 FT OF S 371.53 FT OF SE ¼ OF
 SW ¼ OF SW ¼ (LESS E 203.57 FT OF N 216.14 FT OF S 316.14 FT)
Code Section Violated:
79-5 Maintenance and appearance standards for all structures and landscaping
78-329 Maintenance
Corrective Action:
79-5 Cease all parking and storage of vehicles on vacant lot
78-329 Sod all bare areas of lot and provide irrigation per City code
Code Officer:
Michael Williams

