



"The Capital City of the Palm Beaches"

Construction Services Department

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CONSTRUCTION BOARD OF ADJUSTMENT AND APPEALS

AGENDA

April 17, 2009

The regular meeting of the Construction Board of Adjustment and Appeals will be held on April 17, 2009, at 2 p.m. in the Commission Chambers, West Palm Beach City Hall, 401 Clematis Street, 1st Floor, West Palm Beach, Florida.

SHOULD ANY INTERESTED PARTY SEEK TO APPEAL ANY DECISION MADE BY THE BOARD WITH RESPECT TO ANY MATTER CONSIDERED AT SUCH A MEETING OR HEARING, HE WILL NEED A RECORD OF THE PROCEEDINGS AND FOR SUCH PURPOSE HE MAY NEED TO INSURE THAT A VERBATIM RECORD OF THE PROCEEDINGS IS MADE, WHICH RECORD INCLUDES THE TESTIMONY AND THE EVIDENCE UPON WHICH THE APPEAL IS TO BE BASED. THE CITY OF WEST PALM BEACH DOES NOT PREPARE OR PROVIDE SUCH A RECORD.

- ▶ **CALL TO ORDER/ROLL CALL**
- ▶ **APPROVAL OF MINUTES** from the meeting of January 15, 2009
- ▶ **EXPARTE DISCLOSURES**

CASE NUMBER 1337

500 Division
Lot 6
Block 18
Clows Add.
Alice E. Moore
Michael Brown

"An Equal Opportunity Employer"

At the regular meeting of January 15, 2009, the Board issued the following Order: **AT THE MEETING OF APRIL 16, 2009, THE APPLICANT SHALL PRESENT A SHORING PLAN, SIGNED AND SEALED BY A FLORIDA STATE REGISTERED ENGINEER, AND COST ESTIMATE, ALSO CERTIFIED BY A GENERAL CONTRACTOR OR ENGINEER. AT THAT TIME, THE APPLICANT WILL ADVISE THE BOARD OF AN ACTION PLAN.**

CASE NUMBER 1352 800 Handy Avenue
Lot 38
Block 12
Roosevelt Estates
Willie V. Willis
Arverne Mosely

At the regular meeting of June 19, 2008, the Board issued the following Order: **THE BOARD AGREES WITH AND ACCEPTS THE CITY'S FINDINGS OF FACT AS PRESENTED. AN EXTENSION OF NINETY (90) DAYS IS GRANTED TO SUBMIT PLANS FOR PERMIT AND RESOLVE ANY EXISTING LEGAL ISSUES. ANY COMMENTS FROM THE BUILDNG DEPARTMENT ARE TO BE ADDRESSED AND PLANS RESUBMITTED WITHIN FIFTEEN (15) DAYS. ONCE THE PERMIT IS ISSUED, CONSTRUCTION IS TO BEGIN EXPEDITIOUSLY AND CONTINUE THROUGH COMPLETION, OR THE UNSAFE BUILDING ORDER SHALL BE REINSTATED.**

CASE NUMBER 1339 1105 22nd Street
Lot 44
Grant Park
Chainy Mae Nelson

At the regular meeting of April 17, 2008, the Board issued the following Order: **APPLICANT MUST APPEAR BEFORE THE BOARD IF NO PLANS HAVE BEEN SUBMITTED BY THE TIME OF THE NEXT MEETING (MAY 15, 2008). IF PLANS HAVE BEEN SUBMITTED, ANY COMMENTS FROM THE BUILDING DEPARTMENT ARE TO BE REPLIED TO WITHIN 15 DAYS AND RESUBMITTED. WHEN A PERMIT IS OBTAINED, CONSTRUCTION IS TO START AND PROCEED TO COMPLETION IN AN EXPEDITIOUS MANNER. IF ANY OF THESE CONDITIONS ARE NOT MET, THE DEMOLITION ORDER SHALL BE REINSTATED.**

CASE NUMBER 1374 2509 N. Dixie Highway
Lots 1-8
Block 16
Alfie Makboul

The applicant is requesting an appeal of the decision of the building official pursuant to Section 401 of the Standard Unsafe Building Abatement Code, as amended by the City of West Palm Beach. The appeal is specific so the issuance of the Notice of Unsafe Building ordering the demolition of the structure referenced above.

CASE NUMBER 1364 4020 Waverly Drive
Lot 14
Block 3
P.B. Lakes N. PL 1
Yolanda Murray

At the meeting of November 20, 2008, the Board issued the following Order: **THE BOARD AGREES WITH AND ACCEPTS THE CITY'S FINDINGS OF FACT AS PRESENTED. A SECURITY FENCE IS TO BE INSTALLED AROUND THE PROPERTY WITHIN SEVEN (7) DAYS. DRAWINGS ARE TO BE SUBMITTED FOR PERMIT AND THE WALLS BRACED WITHIN THE NEXT THIRTY (30) DAYS. CONSTRUCTION IS TO BEGIN WITHIN SIXTY (60) DAYS.**

CASE NUMBER 1376 1120 11th Street
Lot 10
Block 46
Lake Ave. Add.
Do Right Church of Jesus Christ God & the Holy Spirit Inc.
Pastor Sylvester McKinon

The applicant is requesting an appeal of the decision of the building official pursuant to Section 401 of the Standard Unsafe Building Abatement Code, as amended by the City of West Palm Beach. The appeal is specific so the issuance of the Notice of Unsafe Building ordering the demolition of the structure referenced above.

CASE NUMBER 1377 1320 13th Street
W45' of Lot 23, E15' of Lot 24
Block 34
Roosevelt Estates
Chris Graeve
Francis Christie

The applicant is requesting an appeal of the decision of the building official pursuant to Section 401 of the Standard Unsafe Building Abatement Code, as amended by the City of West Palm Beach. The appeal is specific so the issuance of the Notice of Unsafe Building ordering the demolition of the structure referenced above.

CASE NUMBER 1375 301 Lamberton Drive
DR Palm Beach, Inc.
Perry & Taylor, P.A.

At the regular meeting of the City of West Palm Beach Construction Board of Adjustment and Appeals on June 19, 2008, the Board issued the following Order: **THE BOARD AGREES WITH AND ADOPTS THE CITY'S FINDINGS OF FACT AS PRESENTED. THE APPLICANT IS GRANTED 120 DAYS TO EXTEND THE TEMPORARY CERTIFICATE OF OCCUPANCY.**

At the regular meeting of the City of West Palm Beach Construction Board of Adjustment and Appeals on October 16, 2008, the Board issued the following Order: **THE BOARD AGREES WITH AND ACCEPTS THE CITY'S FINDINGS OF FACT AS PRESENTED. THIS REQUEST FOR A 120 DAY EXTENSION TO THE CURRENT PARTIAL/CONDITIONAL CERTIFICATE OF OCCUPANCY IS GRANTED.**

The applicant is requesting an additional extension to the Partial/Conditional Certificate of Occupancy beyond the allowable 90 days prescribed in the City's adopted Resolution No. 47-06 establishing the Building Permit Fee Schedule of Rates and Charges. This resolution authorizes the issuance of a Partial and/or Conditional Certificate of Occupancy valid for a period of 30 days, and up to 2 extensions of 30 days each for a total of 90 days. Any extensions beyond 90 days from the original issuance must be granted by the Construction Board of Adjustment and Appeals.

Doug Wise,
Building Official