

CITY OF WEST PALM BEACH

CODE COMPLIANCE SPECIAL MAGISTRATE

July 11, 2008

Property Hearings and Other Matters (lien reductions/violation disputes) 9:00 a.m.
Commission Chambers

MINUTES

Staff Present:

Special Magistrate: Gary Brandenburg

Staff City Attorney: Joshua Koehler

Secretary to the Special Magistrate: Erica Nichols

Case # CE08050086 806 38TH ST Violations: 18-209-a 18-209-b 18-210-b 26-35-b	Owner: WILLIAMS FRANCES E Code Officer: CHARLES SCOTT 822-1474 ORDERED: REPEAT - \$100 PER DAY FROM 5/2/08 - 5/28/08
Case # CE08040889 2023 N FLAGLER DR Violations: 94-450-e-1-a	Owner: WCI COMMUNITIES INC Code Officer: JOHN MURPHY 822-1489 ORDERED: 60 DAYS TO COMPLY OR \$100 PER DAY
Case # CE08040862 904 21ST ST Violations: 18-209-a 18-209-b 18-210-b	Owner: ROBERSON DAVID PATRICK Code Officer: JOHN MURPHY 822-1489 FINDING OF FACT
Case # CE08040890 0 BROWARD AVE Violations: 94-450-e-1-a	Owner: WCI COMMUNITIES INC Code Officer: JOHN MURPHY 822-1489 ORDERED: 60 DAYS TO COMPLY OR \$100 PER DAY
Case # CE08040891 2030 BROWARD AVE Violations: 94-450-e-1-a	Owner: WCI COMMUNITIES INC Code Officer: JOHN MURPHY 822-1489 ORDERED: 60 DAYS TO COMPLY OR \$100 PER DAY
Case # CE08040892 2111 N FLAGLER DR # 1 Violations: 94-450-e-1-a	Owner: WCI COMMUNITIES INC Code Officer: JOHN MURPHY 822-1489 ORDERED: 60 DAYS TO COMPLY OR \$100 PER DAY
Case # CE08040215 3801 GREENWOOD AVE Violations: 18-103-b 34-102-a 94-71-c	Owner: B&L 529 PROPERTIES LLC Code Officer: CHARLES SCOTT 822-1474 ORDERED: 30 DAYS TO COMPLY OR \$200 PER DAY
Case # CE08040210 5600 GREENWOOD AVE Violations: 94-442-d	Owner: HINKOFER MARK & Code Officer: CHARLES SCOTT 822-1474 COMPLIED
Case # CE08040221 4506 GREENWOOD AVE Violations: 74-2 94-442-b-1 94-482-a	Owner: THOMAS HEATHER Code Officer: CHARLES SCOTT 822-1474 ORDERED: 30 DAYS TO COMPLY OR \$150 PER DAY
Case # CE08040219 3404 WESTVIEW AVE Violations: 74-2 74-2-c-2 78-6 94-442-b-1 94-71-c	Owner: GREEN ANGELA & Code Officer: CHARLES SCOTT 822-1474 ORDERED: 15 DAYS TO COMPLY OR \$20 PER DAY

<p>Case # CE08050087 806 39TH ST</p> <p>Violations: 18-209-a 18-209-b 18-210-b</p>	<p>Owner: SOTO OSCAR Code Officer: CHARLES SCOTT 822-1474</p> <p>FINDING OF FACT</p>
<p>Case # CE08050078 4000 GREENWOOD AVE</p> <p>Violations: 18-265</p>	<p>Owner: LAMBERT VLADIMIR Code Officer: CHARLES SCOTT 822-1474</p> <p>ORDERED: 30 DAYS TO COMPLY OR \$100 PER DAY</p>
<p>Case # CE08050015 521 17TH ST</p> <p>Violations: 74-2 94-71-c</p>	<p>Owner: FERGUSON MARTHA & Code Officer: CHARLES SCOTT 822-1474</p> <p>COMPLIED</p>
<p>Case # CE08040809 1028 19TH ST</p> <p>Violations: 18-103-b 18-103-j 94-302-4</p>	<p>Owner: HSBC BANK USA NA TR Code Officer: JOHN MURPHY 822-1489</p> <p>ORDERED: 30 DAYS TO COMPLY OR \$200 PER DAY</p>
<p>Case # CE08040837 1221 ALPHA ST</p> <p>Violations: 18-103-j 74-2 94-482-a 94-71-c</p>	<p>Owner: WAHLBERG KENNETH & Code Officer: DONALD WILLIAMS 822-1470</p> <p>ORDERED/STIPULATED: 45 DAYS TO COMPLY OR \$100 PER DAY</p>
<p>Case # CE08040833 1704 MERCER AVE</p> <p>Violations: 34-102-a 74-2 74-2-c-2 94-446-2 94-482-a 94-71-c</p>	<p>Owner: TEDDER KRISTIN I Code Officer: DONALD WILLIAMS 822-1470</p> <p>FINDING OF FACT</p>
<p>Case # CE08050114 904 21ST ST</p> <p>Violations: 34-102-a</p>	<p>Owner: ROBERSON DAVID PATRICK Code Officer: JOHN MURPHY 822-1489</p> <p>ORDERED: IMMEDIATE ABATEMENT</p>
<p>Case # CE08050324 3015 BROADWAY</p> <p>Violations: 74-2-c-1 78-6</p>	<p>Owner: CARR ERNEST E & Code Officer: SUE CALDERON 822-1469</p> <p>ORDERED: 15 DAYS TO COMPLY OR \$100 PER DAY</p>
<p>Case # CE08050453 1408 N SAPODILLA AVE</p> <p>Violations: 18-209-a 18-209-b 18-210-b</p>	<p>Owner: 1408 N SAPODILLA LAND TRUST Code Officer: JOHN MURPHY 822-1489</p> <p>FINDING OF FACT</p>
<p>Case # CE08060193 726 NEW YORK ST</p> <p>Violations: 18-102-4</p>	<p>Owner: DANIELS KATHRYN G Code Officer: DONALD WILLIAMS 822-1470</p> <p>ORDERED: 7 DAYS TO COMPLY OR ABATEMENT</p>
<p>Case # CE08050112 816 HIGH ST</p> <p>Violations: 105.1</p>	<p>Owner: CORTES EVELYN Code Officer: TILLEY,BOB</p> <p>ORDERED/STIPULATED: 120 DAYS TO COMPLY OR \$100 PER DAY</p>
<p>Case # CE08050451 0 18TH ST</p>	<p>Owner: NELSON FRANKIE M ET AL Code Officer: JOHN MURPHY 822-1489</p>

Violations:	18-209-a 26-35-b	18-209-b	18-210-b	ORDERED: REPEAT- \$100 PER DAY FROM 5/15/08 – 6/10/08
Case #	CE08050450			Owner: SMITH ROSALEE
	18TH ST			Code Officer: JOHN MURPHY 822-1489
Violations:	18-209-a 26-35-b	18-209-b	18-210-b	ORDERED: REPEAT- \$150 PER DAY FROM 5/15/08 – 6/11/08
Case #	CE08040782			Owner: DAVILA DANIEL E &
	909 W LAKEWOOD RD			Code Officer: CARLOS MALDONADO 822-1491
Violations:	18-162-a	22-32-a		ORDERED: 30 DAYS TO COMPLY OR \$150 PER DAY
Case #	CE08050446			Owner: KING JAY B ET AL
	1400 N TAMARIND AVE			Code Officer: JOHN MURPHY 822-1489
Violations:	18-209-a 26-35-b	18-209-b	18-210-b	ORDERED: REPEAT- \$150 PER DAY FROM 5/19/08 – 6/12/08
Case #	CE08040927			Owner: VELASQUEZ EDELMIRA
	618 49TH ST			Code Officer: SUE CALDERON 822-1469
Violations:	18-162-a 34-102-a 94-71-c	18-209-a 74-2	22-32-a 94-302-4	RESCHEDULED 30 DAYS
Case #	CE08040441			Owner: MONTOYA JUAN A &
	907 CHURCHILL RD			Code Officer: CARLOS MALDONADO 822-1491
Violations:	18-103-j 74-2-c-2	34-102-a 94-302-4	74-2 94-71-c	ORDERED: 20 DAYS TO COMPLY OR \$100 PER DAY
Case #	CE08040756			Owner: THOMPSON'S SERVICE STATION
	2510 BROADWAY			Code Officer: JOHN MURPHY 822-1489
Violations:	22-32-a	82-144		ORDERED: SPLIT- 5 DAYS TO COMPLY 22-32-A OR \$100 PER DAY/ONE TIME IMMEDIATE FINE OF \$100 FOR VIOLATION OF 82-144
Case #	CE07120169			Owner: 314 10TH STREET LTD PARTNERSHIP
	314 10TH ST			Code Officer: JOHN FRASCA 822-1475
Violations:	18-265			ORDERED: 60 DAYS TO COMPLY OR \$100 PER DAY
Case #	CE08040434			Owner: GREENLANDS REALTORS INC
	717 N TAMARIND AVE			Code Officer: JOHN FRASCA 822-1475
Violations:	18-208-j	18-209-a	94-444-b	ORDERED/STIPULATED: 5 DAYS TO COMPLY 18-209-A OR \$100 PER DAY/60 DAYS TO COMPLY 94-444-B OR \$100 PER DAY
Case #	CE08050509			Owner: JJC REAL ESTATE HOLDINGS LLC
	615 59TH ST			Code Officer: SUE CALDERON 822-1469
Violations:	74-2	94-71-c		ORDERED: 15 DAYS TO COMPLY OR \$50 PER DAY
Case #	CE08050139			Owner: BECKER DANIEL
	233 PILGRIM RD			Code Officer: JORDAN,CHUCK

Violations: 105.1

COMPLIED

Case # CE08030872
444 24TH ST

Owner: BIEDERWOLF JOHN &
Code Officer: ROBERTSON,DOUG

Violations: 105.1

**ORDERED: 30 DAYS TO COMPLY
OR \$50 PER DAY**

Other Matters (lien reductions/violation disputes)

1.	CE05100490 Lien Reduction 704 Belvedere Rd BLUM EVELYN TR	PCN # 74-43-43-33-08-000-0180 Legal Desc: BELVEDERE COURT 1 REPL LTS 18 THRU 23 (LESS N 10 FT BELVEDERE RD R/W) LT 24 (LESS N 10 FT & RTN CURVE AREA BELVEDERE	3401.6 replace grease trap Building Case	Balance Due: \$289,500.00	Postponed 30 days per Magistrate.
2.	CE04080388 Lien Reduction 2311 Embassy Drive GREY MILTON G & Olive S	PCN # 74-43-43-07-01-000-0190 Legal Desc: PRESIDENT COUNTRY CLUB PL 4 LT 19	94-3-2-4 maintain fence Orin Cohen	Balance Due: \$56,000.00 Reduced To: \$ 4,000.00 Payable within 90 days or \$56,000.00	Property owner gave deposit for fence but work was not done. Orange protective fence was up for an extended period of time due to divorce of property owners, wife having stroke, death of wife's father, and husband working out of country.
3.	CE05120172 Lien Reduction 420 48 th Street CALVERT LAWRENCE P III & Jody	PCN #74-43-43-04-04-005-0330 Legal Desc: NORTH PALM BEACH PL 1 LTS 33 & 34 BLK 5	18-103-e make weathertight external doors and/or windows, 18-103-j exterior paint, 34-102-a inoperative/junk vehicles, 74-2 trash/debris/garbage, 74-2-c-1 hazardous trees/vegetation, 74- 2-c-3 trees/hedges obstructing right-of-way, 74-2-c-4 alleyway/easement/right-of- way, 78-6 address characters, 94-302-4 repair fence and/or wall, 94-442-b-1 landscaped areas, 94-442-d sod swale, 94- 446-2 maintain landscape, 94- 71-c outside storage Kevin Lavine	Balance Due: \$3,250.00 Reduced To: \$ 150.00 Payable within 10 days or \$3,250.00	Current owner bought property with violations and in disrepair. Once they purchased property they cleaned it up and complied all violations within a matter of days. They only became aware of the fine/lien when recently went to refinance.
4.	CE08040802 Invoice Dispute 821 42 nd Street MORISMA ANTONIO & Lilly	PCN # 74-43-43-04-13-012-0071 Legal Desc: NORTHMORE ADD E 1/2 OF LT 7, LT 8 & W 1/2 OF LT 9 BLK 12	Invoice Dispute Kendrick Crawford	\$100.00	Violation upheld.

5.	CE08050337 Invoice Dispute 624 28 th Street DAVIS HYACINTH	PCN # 74-43-43-09-05-045-0100 Legal Desc: NORTHWOOD ADD LTS 10 & 11 BLK 45	Invoice Dispute Kendrick Crawford	\$100.00	Violation upheld.
6.	CE08040511 Invoice Dispute 521 Churchill Rd. ROMAN ANTONIO	PCN # 74-43-44-04-04-022-0170 Legal Desc: COLONIAL ESTS LTS 17 & 18 BLK 22	Invoice Dispute Lillian Haughton	\$100.00	Violation upheld.
7.	CE08040810 Invoice Dispute 315 Orange Way CHASE ANNE K	PCN # 74-43-44-10-06-002-0620 Legal Desc: HOMEWOOD, WEST PALM BEACH LTS 62 TO 64 INC BLK 2	Invoice Dispute Lillian Haughton	\$100.00	Violation upheld.
8.	Ce08050054 Invoice Dispute 1320 Wellington Street WALKER CHARLES R JR	PCN # 74-43-43-28-13-005-0120 Legal Desc: MERCER PARK REPL LOT 12 BLK 5	Invoice Dispute Lillian Haughton	\$100.00	Violation upheld.
9.	CE08040433 Invoice Dispute 801 McIntosh Street MATYSKIEL J R & DOROTHY	PCN # 74-43-44-04-10-000-0260 Legal Desc: SOUTHWOOD HEIGHTS LOTS 26 & 27	Invoice Dispute Lillian Haughton	\$ 100.00	Violation upheld.
10.	CE07120350 Invoice Dispute 5816 Churchill Ct. FRANCISCO GLORIA	PCN #74-43-44-04-29-000-0630 Legal Desc: PARK RIDGE LT 63	Invoice Dispute Lillian Haughton	\$ 100.00	Violation upheld.