

**VILLAGE OF ROYAL PALM BEACH  
SPECIAL MAGISTRATE HEARING AGENDA  
WEDNESDAY August 14th, 2024  
5:30 PM  
VILLAGE MEETING HALL**

**SPECIAL MAGISTRATE:** Doug MacGibbon

**VILLAGE ATTORNEY:** Amity R Barnard

**CODE ENFORCEMENT INSPECTORS:** Margaret Hancotte, Andrew Armienti & Anthony Sandlin. Community Development Administrator: Lynda Walker

**MINUTES:**

Minutes of the June 12, 2024, & July 10, 2024 Special Magistrate Hearing to be reviewed and signed by the Special Magistrate.

**FINE ASSESSMENT HEARING:**

CASE # 24-0243, 268 PONCE DE LEON STREET; DEANNA TREVORS, DEANNA TREVORS TR & DEANNA TREVORS TR TITL HLDR

Code Section: 15-141 & 15-71

Description: Tree is hatracked.

Legal: LA MANCHA TWO LT 10 BLK Z

PCN: 72-41-43-14-02-026-0100

CASE # 24-0133, 213 SANDPIPER AVENUE; LUKAS & JENNIFER SCHATNER

Code Section: 9-5, 26-57 & 14-4(a)

Description: Hedges exceed height allowed. Shed and pergola without a permit. Disabled vehicle.

Legal: THE WILLOWS LT 56 BLK B

PCN: 72-41-43-26-07-002-0560

CASE # 24-0257, 135 FINCH COURT; DOROTHY COPPER

Code Section: 15-132

Description: Hoop left curbside.

Legal: THE WILLOWS FIRST ADDITION LOT 47 BLK G

PCN: 72-41-43-25-01-007-0470

CASE # 24-0262, 150 SPARROW DRIVE; FENGE TAN & MELINDA & WAH & YUT TOM

Code Section: 14-4(a)

Description: Disabled vehicle.

Legal: THE WILLOWS LOT 19 BLK H

PCN: 72-41-43-26-07-008-0190

CASE # 24-0311, 1094 CONCERT WAY; JEAN R CESAR

Code Section: 12-4(c)

Description: Garbage can is in public view.

Legal: COUNTERPOINT ESTS PL 1 LOT 178

PCN: 72-41-43-25-02-000-1780

CASE # 24-0325, 107 BILBAO STREET; JOANNA E FERNANDEZ FRANJUL

Code Section: 06-190(a)(5)

Description: Sidewalk is stained.

Legal: LA MANCHA LT 1 BLK C

PCN: 72-41-43-14-01-003-0010

**VIOLATION HEARING:**

CASE # 24-0287, COUNTRY CLUB VIEWS; COUNTRY CLUB VIEWS HMOWNERS ASSN INC.

Code Section: 11-3

Description: The community remote gate access is not working with Village remotes.

Legal: COUNTRY CLUB VIEWS TRS B & C K/A RECREATIONAL

PCN: 72-41-43-23-17-002-0000

CASE # 24-0298, 127 SEVILLA AVENUE; JORGE V NAVAS

Code Section: 9-4(2) & 12-4(c)

Description: Fence is in disrepair. Garbage can is in public view.

Legal: INDIAN TRAIL ESTATES UNIT 2 LT 2 BLK B

PCN: 72-41-43-14-09-002-0020

CASE # 24-0319, 764 CAMELLIA DRIVE; YAJAIRA LOBO

Code Section: 14-2, 06-190(a)(1)(3)(5) & 12-4(c)

Description: Fence is in disrepair. Garbage can is in public view.

Legal: PALM BEACH COLONY SECS 1 & 2 LT 45 BLK 11

PCN: 72-41-43-26-02-011-0450

CASE # 24-0302, 155 ROY COURT CIRCLE; ZENA HEPBURN

Code Section: 06-190(i)

Description: Tarp on the roof.

Legal: HUNTINGTON WOODS IN PB48P111 LT 28 BLK B

PCN: 72-41-43-14-08-002-0280

CASE # 24-0326, 172 PARKWOOD DRIVE; 2018 3 IH BORROWER LP

Code Section: 9-1

Description: Installed new fence without a permit.

Legal: HUNTINGTON WOODS IN PB48P111 LT 32 BLK D

PCN: 72-41-43-14-08-004-0320

CASE # 24-0356, 129 FINCH COURT; DEBRA M OWENS

Code Section: 26-62(F), 06-191(11) & 06-190(a)(1)

Description: Fence in disrepair. Pool not secured. Pool not maintained. Shed in disrepair.

Legal: THE WILLOWS FIRST ADDITION LOT 44 BLK G

PCN: 72-41-43-25-01-007-0440

CASE # 24-0372, 125 SEAGULL COURT; FREDERICK MARK & LAUREN ADRIENNE CLIMO

Code Section: 9-4(2) & 26-62(f)

Description: Fence in disrepair. Pool not secure.

Legal: THE WILLOWS FIRST ADDITION LT 70 BLK G

PCN: 72-41-43-25-01-007-0700

CASE # 24-0406, 113 GRANADA STREET; CONFIDENTIAL RECORD

Code Section: 23-18(b)(2)c.2.(3) & 15-142

Description: Parking on the lawn and on both sides of the house. Lawn has ruts & bare areas.

Legal: LA MANCHA LT 45 BLK F

PCN: 72-41-43-14-01-006-0450

CASE # 24-0407, 359 LAS PALMAS STREET; SRP SUB LLC

Code Section: 23-18(b)(2)

Description: Restricted trailer parked on the lawn and not screened from public view.

Legal: LA MANCHA TWO LT 7 BLK C

PCN: 72-41-43-14-02-003-0070

CASE # 24-0413, 132 SUNFLOWER CIRCLE; STEVEN L & TERRY WILSON

Code Section: 15-132 & 23-18(b)(3)

Description: Lawn has bare areas. Parking on the lawn.

Legal: HAWTHORN SUBDIVISION LOT 10 BLK D

PCN: 72-41-43-15-01-004-0100

CASE # 24-0424, 113 SWAN PARKWAY W; WILSER M & SONIA R ALMEIDA

Code Section: 23-18(b)(3)

Description: Parking on the lawn.

Legal: THE WILLOWS LOT 37 BLK E

PCN: 72-41-43-26-07-005-0370

CASE # 24-0445, 11503 SOUTHERN BLVD.; PSN CONSULTANTS INC.

Code Section: 23-49(a)(6), 26-31, 26-61(g)(1), 2-75, 26-89(3) & 26-66(4)

Description: Special exception use conditions not being met. Vehicles stored in parking lot after hours/overnight.

Legal: 35-43-41, SLY 284.53 FT OF NLY 1090.82 FT OF W 200.01 FT OF E 978.17 FT OF SW ¼ (LESS S 86.50 FT SR 80R/W)

PCN: 72-41-43-35-00-000-7210

CASE # 24-0463, 124 CORTES AVENUE; PATRICIA BECKARD

Code Section: 26-67 & 14-2

Description: POD without a permit. Misc. items in public view.

Legal: LA MANCHA LT 36 BLK H

PCN: 72-41-43-14-01-008-0360

CASE # 24-0470, 159 CORDOBA CIRCLE; RICARDO ESPINOSA, MAUREEN CARMEL & GEORGE BENNETT

Code Section: 26-57

Description: Playset structure without a permit.

Legal: LA MANCHA LT 30 BLK I

PCN: 72-41-43-14-01-009-0300

CASE # 24-0477, 2505 SHOMA DRIVE; DNA CAPITAL LLC

Code Section: 6-22 108.4

Description: Work without a permit.

Legal: SHOMA TOWNHOMES AT ROYAL PALM BEACH CONDOMINIUM UNIT 252  
BLDG 25

PCN: 72-41-44-01-12-025-2520

CASE # 24-0490, 145 SUNFLOWER CIRCLE; BENJAMIN P & COLLEEN M CAMPBELL

Code Section: 06-135

Description: House numbers not posted.

Legal: HAWTHORN SUBDIVISION LOT 13 BLK B

PCN: 72-41-43-15-01-002-0130

CASE # 24-0493, 154 ROY COURT CIRCLE; LAURA M & MARTHA L GUERRERO, EDUARDO A PORRAS & GUSTAVO G SIQUEIRA

Code Section: 6-22 108.4

Description: Work without a permit.

Legal: HUNTINGTON WOODS IN PB48P111 LT 71 BLK D

PCN: 72-41-43-14-08-004-0710

CASE # 24-0494, 152 ROY COURT CIRCLE; LUCCAM MERCY

Code Section: 15-40 & 15-132

Description: Palm fronds over the sidewalk do not meet the vertical clearance required. Dead palm fronds.

Legal: HUNTINGTON WOODS IN PB48P111 LT 72 BLK D

PCN: 72-41-43-14-08-004-0720

CASE # 24-0495, 101 GREENWOOD COURT; IH5 PROPERTY FLORIDA LP

Code Section: 12-4(c)

Description: Garbage can is in public view.

Legal: HAWTHORN SUBDIVISION LOT 43 BLK B

PCN: 72-41-43-15-01-002-0430

CASE # 24-0506, 120 LA MANCHA AVENUE; ANN P PETERSEN

Code Section: 6-22 108.4

Description: Work without a permit.

Legal: LA MANCHA LT 9 BLK F

PCN: 72-41-43-14-01-006-0090

CASE # 24-0525, 159 CORDOBA CIRCLE; RICARDO ESPINOSA, MAUREEN CARMEL,  
GEORGE BENNETT

Code Section: 23-16

Description: Vehicles parked in the swale for over 24 hours.

Legal: LA MANCHA LT 30 BLK I

PCN: 72-41-43-14-01-009-0300

CASE # 24-0526, 143 GRANADA STREET; PROGRESS RESIDENTIAL BORROWER 5  
LLC

Code Section: 23-18(b)(3)

Description: Parking on the lawn.

Legal: LA MANCHA LT 30 BLK F

PCN: 72-41-43-14-01-006-0300

CASE # 24-0533, 103 S STATE ROAD 7; LOWES HOME CENTERS LLC

Code Section: 15-141, 15-57, 15-8, 23-49(a)(6)(b)(17), 26-61(g)(1), 12-54, 06-195(a)(b)(c),  
2-75, 20-21 & 20-41

Description: Dead, dying, missing landscape. Grass and weeds are overgrown. Hedges are overgrown. Prohibited vegetation. Garbage and litter on the property. Screening on the exterior storage areas are torn, missing and not uniform in color. Merchandise, carts and racks stored on property and in required parking spaces. Propane tanks, water jug return, security cameras and air fill up station added without site plan approval. Signage on garage door, air fill up etc. Prohibited, without permits and approval. Striping on the north side of property is faded.

Legal: LOWES HOME CENTER TR A

PCN: 72-41-43-36-01-000-0010

CASE # 24-0566, 3230 DUNNING DRIVE; CLOUTIER INVESTMENT USA LLC

Code Section: 15-57, 06-190(d) & 9-5

Description: Grass & Weeds exceed height allowed. Planted areas are not maintained. Hedges exceed height allowed.

Legal: CRESTWOOD NORTH LT 123

PCN: 72-41-43-15-13-000-1230

CASE # 24-0588, 100 PARK ROAD N; DHANRAJ ANRUD

Code Section: 23-16, 23-18(b)(1)(2) & 26-58(c)

Description: Restricted trailer parked in the swale/ not screened with an unconcealed load are prohibited. Exterior evidence of having a business.

Legal: CRESTWOOD SUB UNIT 2 LT 1 BLK M

PCN: 72-41-43-27-07-013-0010

CASE # 24-0589, 106 PARK ROAD N; DHANRAJ ANRUD

Code Section: 23-18(b)(2)(3)

Description: Parking on lawn.

Legal: CRESTWOOD SUB UNIT 2 LT 4 BLK M

PCN: 72-41-43-27-07-013-0040

**FINE MITIGATION HEARING:**

**CASE# 16-1714, 114 GALIANO STREET; CHRISTOPHER P & SUSAN SULLIVAN**

Code Section: 14-4(a), 14-2 & 12-4(c)

Description: Disabled/unregistered vehicles. Debris & garbage can is not screened.

Legal: LA MANCHA THREE LT 7 BLK B

PCN: 72-41-43-14-03-002-0070

**CASE # 23-0238, 114 GALIANO STREET; SUSAN L SULLIVAN**

Code Section: 14-4(a), 14-2, 06-190(a)(1)(3)(5) & (d), 15-132 & 12-4(c) & 6-22 108.4

Description: Disabled vehicle, Misc. items, Sidewalk & driveway are stained. Planting areas are overgrown. Recycle bin in public view, Water heater changed out without a permit.

Legal: LA MANCHA THREE LT 7 BLK B

PCN: 72-41-43-14-03-002-0070

**CASE # 18-1193, 10793 DALMANY WAY; DANILZA VILLALONA**

Code Section: 12-4 (c), 06-190(a)(1)(5)

Description: Garbage can in public view. Sidewalk stained.

Legal: COUNTERPOINT ESTATES PL NO 13 IN PB50P13 LT 677

PCN: 72-41-43-25-15-000-6670

**CASE # 23-1063, 2001 CRESTWOOD BLVD; MADISON GREEN GOLF CLUB LLC.**

Code Section: 15-71, 15-130 & 15-141

Description: Dead tree located behind Westmont Drive

Legal: MADISON GREN PL 1 TR GC-6 REPL TR B K/A GOLF OPERATIONS

PCN: 72-41-43-22-02-002-0000

**Adjournment:**

**If a person decides to appeal any decision made by this group with respect to any matter considered at this meeting or hearing, he or she will need to ensure that a verbatim record of the proceedings is made, which record should include the testimony and evidence upon which the appeals is to be based. The Village of Royal Palm Beach does not provide such record. In accordance with the provisions of the Americans with Disabilities Act (ADA), this document can be made available in an alternate format (Large Print) upon request. Special accommodations can be provided upon request with three (3) days advanced notice of any meeting, by contacting the Village Clerk's office, Village of Royal Palm Beach, 1050 Royal Palm Beach Blvd, Royal Palm Beach, FL 33411 (561) 790-5100.**

**Hearing Assistance: If any person wishes to use a Listening Aid Hearing Device, please contact the village clerk prior to any meeting held in the Council Chambers.**