

**CITY OF PALM BEACH GARDENS
CODE COMPLIANCE SPECIAL MAGISTRATE HEARING
CITY HALL COUNCIL CHAMBERS
OCTOBER 26, 2021 @ 2:00P.M.**

Special Magistrate:	Kevin Wagner	
Code Compliance Attorney:	Walter Porr	
Neighborhood Services Director:	J.R. Evans	
Code Compliance Operations Manager:	Ismael Vasquez	
Recording Secretary:	Kathryn Hunter-Stiles	
Code Compliance Officers:	Doris Bainter	Maximillion Lewis
	Machelle St. Clair	Jorge Sanabria
	Kathryn Hunter-Stiles	Mary Zarek

I. CALL TO ORDER

II. PLEDGE OF ALLEGIANCE

III. FIRE & POLICE DEPARTMENT CODE COMPLIANCE CASES

A. VIOLATION HEARING (NONE)

B. FINE ASSESSMENTS (NONE)

C. REPEAT VIOLATIONS (NONE)

IV. CODE COMPLIANCE CASES

A. REPEAT VIOLATIONS (NONE)

B. VIOLATION HEARING

C. FINE ASSESSMENTS

V. FINE REDUCTIONS

VI. STIPULATION AGREEMENTS

VII. FORECLOSURE AUTHORIZATION HEARINGS (NONE)

VIII. ADJOURNMENT

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IV. CODE COMPLIANCE CASES

B. VIOLATION HEARING

1. CASE NUMBER:
CODE-21-02-013399

OWNER/RESPONDENT:

JAMES & MCHELE R TWOMEY
10531 DOYLE RD
UTICA, NY 13502

VIOLATION LOCATION:

1003 10TH CT
PALM BEACH GARDENS, FL 33410

PCN#: 52-43-42-07-18-099-1003
LEGAL: SANDALWOOD ESTATES LOT 1003

CODE SECTION VIOLATED:

86-27 – EXHIBIT A SECTION 105.1 REQUIRED

CODE OFFICER:

MACHELLE ST. CLAIR

- 2 -

PLEASE TAKE NOTICE AND BE ADVISED that if any interested person desires to appeal any decision made by the Code Compliance Special Magistrate with respect to any matter considered at this hearing, such interested person may need a verbatim record of the proceedings, including the testimony and evidence presented at this hearing. The City does not provide such a record.

In accordance with the Americans with Disabilities Act and Section 286.26, Florida Statutes, persons with disabilities needing special accommodations in order to participate in this proceeding are entitled to the provision of certain assistance at no cost. Please call the City Clerk's Office at 561-799-4122 no later than five (5) days prior to the hearing if this assistance is required. For hearing impaired assistance, please call the Florida Relay Service Numbers: 800-955-8771 (TDD) or 800-955-8770 (VOICE).

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2. CASE NUMBER:

CODE-21-08-013840

OWNER/RESPONDENT:

SHARON H BOVA TRUST
812 ANCHORAGE DRIVE
NORTH PALM BEACH, FL 33408

VIOLATION LOCATION:

11942 ASH STREET
PALM BEACH GARDENS, FL 33410

PCN#: 52-42-42-01-02-034-0070

LEGAL: PL NO 4 CITY OF P B GARDENS LT 7 BLK 34

CODE SECTION VIOLATED:

**78-393 – PARKING AND STORAGE RESTRICTIONS FOR COMMERCIAL
VEHICLES**

78-394 – EXCEPTIONS FOR COMMERCIAL VEHICLES

CODE OFFICER:

JORGE SANABRIA

- 3 -

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3. CASE NUMBER:
CODE-21-04-013500

OWNER/RESPONDENT:

ASHLEY VAN ARSDALE
10017 DAPHNE AVENUE
PALM BEACH GARDENS, FL 33410

VIOLATION LOCATION:

10017 DAPHNE AVENUE
PALM BEACH GARDENS, FL 33410

PCN#: 52-43-42-07-01-056-0140
LEGAL: CITY OF PALM BEACH GARDENS 5 LOT 14 BLK 56

CODE SECTION VIOLATED:

**79-5 – MAINTENANCE AND APPEARANCE STANDARDS FOR ALL REAL
PROPERTY**

CODE OFFICER:

MACHELLE ST. CLAIR

- 4 -

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C. FINE ASSESSMENT

1. CASE NUMBER:
CODE-20-05-012675

OWNER/RESPONDENT:

GARDENS PLAZA VENTURE LLC
2030 S. DOUGLAS ROAD, SUITE 209
MIAMI, FL 33134

VIOLATION LOCATION:

7100 FAIRWAY DRIVE
PALM BEACH GARDENS, FL 33418

PCN#: 52-42-42-10-19-001-0010

LEGAL: PGA NATIONAL SHOPS ON THE GREEN PT OF PAR 1 K/A PAR 1-A
IN OR25566P153

CODE SECTION VIOLATED:

78-378 – DUMPSTERS

78-344 – CONSTRUCTION AND MAINTENANCE

**79-5 – MAINTENANCE AND APPEARANCE STANDARDS FOR ALL REAL
PROPERTY**

CODE OFFICER:

MARY ZAREK

- 5 -

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2. CASE NUMBER:
CODE-21-07-013745

OWNER/RESPONDENT:

GEJ PALM BEACH WEST LLC
120 WHITE PLAINS ROAD, SUITE 110
TARRYTOWN, NY 10591

VIOLATION LOCATION:

5500 PGA BLVD.
PALM BEACH GARDENS, FL 33418

PCN#: 52-42-42-11-32-005-0000
LEGAL: PGA COMMONS PL 1 TR E K/A COMMERCIAL

CODE SECTION VIOLATED:

78-742 – REMEDIES

78-303 – APPROVAL REQUIRED

CODE OFFICER:

MARY ZAREK

- 6 -

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V. FINE REDUCTIONS

1. CASE NUMBER:
CODE-19-10-012248

OWNER/RESPONDENT:

IVT PGA PLAZA PALM BEACH GARDENS 1031 LLC
3025 HIGHLAND PARKWAY, SUITE 350
DOWNERS GROVE, IL 60515

VIOLATION LOCATION:

2570 PGA BLVD.
PALM BEACH GARDENS, FL 33410

PCN#: 52-43-42-05-39-001-0020

LEGAL: PGA PLAZA NLY 170 FT OF ELY 205 FT OF WLY 508.61 FT OF PAR A

CODE SECTION VIOLATED:

78-344 – CONSTRUCTION AND MAINTENANCE

CODE OFFICER:

JORGE SANABRIA

- 7 -

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VI. STIPULATION AGREEMENTS

1. CASE NUMBER:
CODE-20-03-012597

OWNER/RESPONDENT:

GARDEN VILLAS TOWNHOUSES HOMEOWNERS ASSOCIATION, INC.
4320 LILAC STREET, #4A
PALM BEACH GARDENS, FL 33410

VIOLATION LOCATION:

4320 LILAC STREET
PALM BEACH GARDENS, FL 33410

PCN#: 52-42-42-12-11-001-0000
LEGAL: GARDEN VILLAS TRACT A

CODE SECTION VIOLATED:

78-344 – CONSTRUCTION AND MAINTENANCE

**79-5 – MAINTENANCE AND APPEARANCE STANDARDS FOR ALL REAL
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CODE OFFICER:

MACHELLE ST. CLAIR

- 8 -

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VIII. ADJOURNMENT

FUTURE HEARING DATES

NOVEMBER 23, 2021 @ 2:00 P.M.

JANUARY 25, 2022 @ 2:00 P.M.

FEBRUARY 22, 2022 @ 2:00 P.M.

MARCH 22, 2022 @ 2:00 P.M.

APRIL 26, 2022 @ 2:00 P.M.

- 9 -

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