

**CITY OF PALM BEACH GARDENS
CODE COMPLIANCE SPECIAL MAGISTRATE HEARING
CITY HALL COUNCIL CHAMBERS
JANUARY 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:	Anbre Duval
Code Compliance Officers:	Doris Bainter Machelle St. Clair Mary Zarek
	Kathryn Hunter-Stiles Jorge Sanabria

- 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 (NONE)**
- VI. STIPULATION AGREEMENTS (NONE)**
- VII. FORECLOSURE AUTHORIZATION HEARINGS (NONE)**
- VIII. ADJOURNMENT**

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CITY HALL COUNCIL CHAMBERS
JANUARY 26, 2021 @ 2:00P.M.**

IV. CODE COMPLIANCE CASE

A. VIOLATION HEARING

1. CASE NUMBER:
CODE-20-08-012907

OWNER/RESPONDENT:

NORMA G. NEINER
319 CAMELLIA STREET
PALM BEACH GARDENS, FL 33410

VIOLATION LOCATION:

319 CAMELLIA STREET
PALM BEACH GARDENS, FL 33410

PCN#: 52-43-42-18-03-006-0030

LEGAL: PL 1 PALM BEACH GARDEN ESTATESLT 3 BLK 6

CODE SECTION VIOLATED:

78-395 – RECREATIONAL VEHICLES AND WATERCRAFT

CODE OFFICER:

MACHELLE ST. CLAIR

- 2 -

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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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B. FINE ASSESSMENTS

1. CASE NUMBER:
CODE-20-03-012539

OWNER/RESPONDENT:

CITY CENTRE ASSOCIATES, LLC
AW PROPERTY COMPANY C/O
11780 US HIGHWAY 1, SUITE 305
NORTH PALM BEACH, FL 33408

VIOLATION LOCATION:

2000 PGA BLVD., 3100
PALM BEACH GARDENS, FL 33408

PCN#: 52-43-42-04-30-001-0000
LEGAL: OAKBROOK CORPORATE CENTRE TR A

CODE SECTION VIOLATED:

78-344 – CONSTRUCTION AND MAINTENANCE

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

CODE OFFICER:

MACHELLE ST. CLAIR

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2. CASE NUMBER:

CODE-20-03-012540

OWNER/RESPONDENT:

CITY CENTRE ASSOCIATES, LLC
AW PROPERTY COMPANY C/O
11780 US HIGHWAY 1, SUITE 305
NORTH PALM BEACH, FL 33408

VIOLATION LOCATION:

2000 PGA BLVD., 2100
PALM BEACH GARDENS, FL 33408

PCN#: 52-43-42-04-41-001-0000

LEGAL: CITY CENTRE 2 PAR 1

CODE SECTION VIOLATED:

78-329 – MAINTENANCE

78-344 – CONSTRUCTION AND MAINTENANCE

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

CODE OFFICER:

MACHELLE ST. CLAIR

- 4 -

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3. CASE NUMBER:

CODE-20-03-012541

OWNER/RESPONDENT:

CITY CENTRE ASSOCIATES, LLC
AW PROPERTY COMPANY C/O
11780 US HIGHWAY 1, SUITE 305
NORTH PALM BEACH, FL 33408

VIOLATION LOCATION:

2000 PGA BLVD., 5001
PALM BEACH GARDENS, FL 33408

PCN#: 52-43-42-04-30-005-0000

LEGAL: OAKBROOK CORPORATE CENTRE TR E

CODE SECTION VIOLATED:

78-344 – CONSTRUCTION AND MAINTENANCE

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

CODE OFFICER:

MACHELLE ST. CLAIR

- 5 -

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4. CASE NUMBER:

CODE-20-03-012542

OWNER/RESPONDENT:

OAKBROOK CORPORATE CENTRE POA, INC.
LIONSTONE GROUP C/O
100 WAUGH DRIVE, SUITE 600
HOUSTON, TX 77007

VIOLATION LOCATION:

2000 PGA BLVD
PALM BEACH GARDENS, FL 33410

PCN#: 52-43-42-04-30-007-0000

LEGAL: OAKBROOK CORPORATE CENTRE TR G K/A PRIVATE ST

CODE SECTION VIOLATED:

78-344 – CONSTRUCTION AND MAINTENANCE

CODE OFFICER:

MACHELLE ST. CLAIR

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5. CASE NUMBER:

CODE-19-10-012248

OWNER/RESPONDENT:

IVT PGA PLAZA PALM BEACH GARDENS 1031, LLC
C/O INVENTRUST PROPERTIES CORPORATION
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:

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

78-344 – CONSTRUCTION AND MAINTENANCE

78-276 – PERMITS REQUIRED, FEES AND REVOCATION

78-285 – PERMITTED SIGNS

CODE OFFICER:

JORGE SANABRIA

- 7 -

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6. CASE NUMBER:

CODE-19-10-012249

OWNER/RESPONDENT:

IVT PGA PLAZA PALM BEACH GARDENS 1031, LLC
C/O INVENTRUST PROPERTIES CORPORATION
3025 HIGHLAND PARKWAY, SUITE 350
DOWNERS GROVE, IL 60515

VIOLATION LOCATION:

2658 PGA BLVD.
PALM BEACH GARDENS, FL 33410

PCN#: 52-43-42-05-39-001-0010

LEGAL: PGA PLAZA PAR A (LESS NLY 170 FT OF ELY 205 FT OF WLY 508.61 FT & NLY 200 FT OF ELY 200 FT)

CODE SECTION VIOLATED:

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

78-344 – CONSTRUCTION AND MAINTENANCE

78-378 – DUMPSTERS

78-276 – PERMITS REQUIRED, FEES AND REVOCATION

78-284 – PROHIBITED SIGNS AND PROHIBITED SIGN LOCATIONS

78-285 – PERMITTED SIGNS

CODE OFFICER:

JORGE SANABRIA

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7. CASE NUMBER:

CODE-19-09-012141

OWNER/RESPONDENT:

REAL SUB, LLC
PUBLIX SUPERMARKETS INC.
C/O P.O. BOX 32018
LAKELAND, FL 33802

VIOLATION LOCATION:

11210 N. JOG ROAD
PALM BEACH GARDENS, FL 33418

PCN#: 52-42-42-03-11-001-0010

LEGAL: MIRASOL WALK TR 1 (LESS OUTPARS 1 IN OR19077P284, 2 IN OR19077P288, 3 A/K/A SUNTRUST BANK LEASE PAR, 4 A/K/A BANK OF AMERICA LEASE PAR & 5 IN OR18596P210)

CODE SECTION VIOLATED:

78-276 – PERMITS REQUIRED FEES AND REVOCATION

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

SENIOR CODE OFFICER:

KATHRYN HUNTER-STILES

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8. CASE NUMBER:

CODE-19-06-011885

OWNER/RESPONDENT:

C/O GLL REAL ESTATE PARTNERS
200 S. ORANGE AVENUE, SUITE 1375
ORLANDO, FL 32801

VIOLATION LOCATION:

11315 LEGACY AVENUE
PALM BEACH GARDENS, FL 33410

PCN#: 52-43-42-06-20-001-0000

LEGAL: LEGACY PLACE COMMERCIAL REPL TR A K/A DEVELOPMENT

CODE SECTION VIOLATED:

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

SENIOR CODE OFFICER:

KATHRYN HUNTER-STILES

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VIII. ADJOURNMENT

FUTURE HEARING DATE

~~FEBRUARY 23, 2021 @ 2:00 P.M.~~ - CANCELLED

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

APRIL 27, 2021 @ 2:00 P.M.

MAY 25, 2021 @ 2:00 P.M.

JUNE 22, 2021 @ 2:00 P.M.

JULY 27, 2021 @ 2:00 P.M.

AUGUST 24, 2021 @ 2:00 P.M.

SEPTEMBER 28, 2021 @ 2:00 P.M.

OCTOBER 26, 2021 @ 2:00 P.M.

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

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