

**CITY OF PALM BEACH GARDENS  
CODE COMPLIANCE SPECIAL MAGISTRATE HEARING  
CITY HALL COUNCIL CHAMBERS  
MARCH 23, 2021 @ 2:00 P.M.**

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

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

**CITY OF PALM BEACH GARDENS  
CODE COMPLIANCE SPECIAL MAGISTRATE HEARING  
CITY HALL COUNCIL CHAMBERS  
MARCH 23, 2021 @ 2:00 P.M.**

**IV. CODE COMPLIANCE CASES**

**A. VIOLATION HEARING**

**1. CASE NUMBER:**  
**CODE-20-12-013251**

**OWNER/RESPONDENT:**

DONALD E. CUNNINGHAM  
3653 HOLLY DRIVE  
PALM BEACH GARDENS, FL 33410

**VIOLATION LOCATION:**

3653 HOLLY DRIVE  
PALM BEACH GARDENS, FL 33410

**PCN#:** 52-43-42-07-01-058-0260

**LEGAL:** CITY OF PALM BEACH GARDENS 5 LOT 26 BLK 58

**CODE SECTION VIOLATED:**

**78-290 – TEMPORARY SIGNS ALLOWED**

**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).

**CITY OF PALM BEACH GARDENS  
CODE COMPLIANCE SPECIAL MAGISTRATE HEARING  
CITY HALL COUNCIL CHAMBERS  
MARCH 23, 2021 @ 2:00 P.M.**

**2. CASE NUMBER:**

**CODE-21-01-013292**

**OWNER/RESPONDENT:**

GIANFRANCO COLIA  
326 LIGHTHOUSE DRIVE  
PALM BEACH GARDENS, FL 33410

**VIOLATION LOCATION:**

326 LIGHTHOUSE DRIVE  
PALM BEACH GARDENS, FL 33410

**PCN#:** 52-43-42-18-03-015-0220

**LEGAL:** PLAT 1 PALM BEACH GARDEN ESTS LOT 22 BLK 15

**CODE SECTION VIOLATED:**

**78-395 – RECREATIONAL VEHICLES AND WATERCRAFT**

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

**CODE OFFICER:**

MACHELLE ST. CLAIR

**- 3 -**

**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).

**CITY OF PALM BEACH GARDENS  
CODE COMPLIANCE SPECIAL MAGISTRATE HEARING  
CITY HALL COUNCIL CHAMBERS  
MARCH 23, 2021 @ 2:00 P.M.**

**3. CASE NUMBER:**  
**CODE-20-08-012932**

**OWNER/RESPONDENT:**

RICHARD A. & JULIE J. ADAMS  
257 CHERRY AVENUE  
PALM BEACH GARDENS, FL 33410

**VIOLATION LOCATION:**

257 CHERRY STREET  
PALM BEACH GARDENS, FL 33410

**PCN#:** 52-43-42-18-03-004-0140  
**LEGAL:** PL 1 PALM BEACH GARDEN ESTS LT 14 BLK 4

**CODE SECTION VIOLATED:**

**86-27 – EXHIBIT A SECTION 105.1 REQUIRED**

**CODE OFFICER:**

MACHELLE ST. CLAIR

- 4 -

**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).

**CITY OF PALM BEACH GARDENS  
CODE COMPLIANCE SPECIAL MAGISTRATE HEARING  
CITY HALL COUNCIL CHAMBERS  
MARCH 23, 2021 @ 2:00 P.M.**

**4. CASE NUMBER:**

**CODE-20-08-012931**

**OWNER/RESPONDENT:**

CHARLES M. & MARGARET G. WOODY  
523 IVY AVENUE  
PALM BEACH GARDENS, FL 33410

**VIOLATION LOCATION:**

523 IVY AVENUE  
PALM BEACH GARDENS, FL 33410

**PCN#:** 52-43-42-18-03-004-0050

**LEGAL:** PL NO 1 PALM BEACH GARDEN ESTSLOT 5 BLK 4

**CODE SECTION VIOLATED:**

**86-27 – EXHIBIT A SECTION 105.1 REQUIRED**

**CODE OFFICER:**

MACHELLE ST. CLAIR

- 5 -

**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).

**CITY OF PALM BEACH GARDENS  
CODE COMPLIANCE SPECIAL MAGISTRATE HEARING  
CITY HALL COUNCIL CHAMBERS  
MARCH 23, 2021 @ 2:00 P.M.**

**5. CASE NUMBER:**

**CODE-20-02-012461**

**OWNER/RESPONDENT:**

KAREN MELVIN  
4243 ARBOR WAY  
PALM BEACH GARDENS, FL 33410

**VIOLATION LOCATION:**

4243 ARBOR WAY  
PALM BEACH GARDENS, FL 33410

**PCN#:** 52-42-42-13-03-008-0020

**LEGAL:** UNIT NO 3 PALM BEACH SQUARE LT 2 BLK 8

**CODE SECTION VIOLATED:**

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

**CODE OFFICER:**

DORIS BANTER

- 6 -

**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).

**CITY OF PALM BEACH GARDENS  
CODE COMPLIANCE SPECIAL MAGISTRATE HEARING  
CITY HALL COUNCIL CHAMBERS  
MARCH 23, 2021 @ 2:00 P.M.**

**B. FINE ASSESSMENTS**

**1. 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:**

**78-344 – CONSTRUCTION AND MAINTENANCE**

**CODE OFFICER:**

JORGE SANABRIA

- 7 -

**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).

**CITY OF PALM BEACH GARDENS  
CODE COMPLIANCE SPECIAL MAGISTRATE HEARING  
CITY HALL COUNCIL CHAMBERS  
MARCH 23, 2021 @ 2:00 P.M.**

**2. 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**

**- 8 -**

**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).

**CITY OF PALM BEACH GARDENS  
CODE COMPLIANCE SPECIAL MAGISTRATE HEARING  
CITY HALL COUNCIL CHAMBERS  
MARCH 23, 2021 @ 2:00 P.M.**

**VI. STIPULATION AGREEMENT**

**1. CASE NUMBER:**  
**CODE-17-03-009251**

**OWNER/RESPONDENT:**

SAN MATERA THE GARDENS CONDOMINIUM ASSOCIATION  
11910 KEW GARDENS AVENUE  
PALM BEACH GARDENS, FL 33410

**VIOLATION LOCATION:**

2500 GARDENS PARKWAY  
PALM BEACH GARDENS, FL 33410

**PCN#:** 52-43-42-05-30-013-0000

**LEGAL:** GRANDE AT PALM BEACH GARDENS PAR M & N (LESS PB103P69)  
K/A LANDSCAPING & PED ACCESS

**CODE SECTION VIOLATED:**

**78-329 – MAINTENANCE**

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

**CODE OFFICER:**

**DORIS BANTER**

**- 9 -**

**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).

**CITY OF PALM BEACH GARDENS  
CODE COMPLIANCE SPECIAL MAGISTRATE HEARING  
CITY HALL COUNCIL CHAMBERS  
MARCH 23, 2021 @ 2:00 P.M.**

**VIII. ADJOURNMENT**

**FUTURE HEARING DATE**

**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.**

**- 10 -**

**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).