

**VILLAGE OF ROYAL PALM BEACH  
SPECIAL MAGISTRATE HEARING AGENDA  
WEDNESDAY October 11, 2023  
5:30 PM  
VILLAGE MEETING HALL**

**SPECIAL MAGISTRATE:** Doug MacGibbon

**VILLAGE ATTORNEY:** Amity R Barnard

**CODE ENFORCEMENT INSPECTORS:** Lynda Walker, Denna Foley, Margaret Hancotte & Administrative Assistant: Sherry Harris

**MINUTES:**

Minutes of the September 13, 2023, Special Magistrate Hearing to be reviewed and signed by the Special Magistrate.

**FINE ASSESSMENT HEARING:**

**CASE # 23-0390, 788 ROYAL PALM BEACH BLVD; ORLANDO CRESPO**

Code Section: 9-4

Description: Fence is in disrepair.

Legal: PALM BEACH COLONY SECS 1 & 2 LT 1 BLK 18

PCN: 72-41-43-26-02-018-0010

**CASE # 23-0419, 106 CAYO COSTA CT; JONATHAN MONTEAGUDO**

Code Section: 06-190(a)(1)(i)

Description: Roof is in disrepair & covered with a tarp.

Legal: SEMINOLE ESTATES & TOWNHOMES LT 54

PCN: 72-41-43-14-35-05-000-0540

**CASE # 23-0451, GREENWAY VILLAGE ASSOCIATION SECOND INC.;**

Code Section: 06-192, 06-194, 06-193(1)(a)(c)(2)a. e, 06-189, 06-190(a)(1)(2), & 06-191(5)

Description: Structures are damaged & has penetration holes in them allowing for an infestation of rodents.

Legal: GREENWAY VILLAGE CONDOMINIUM NORTH II

**CASE # 23-0601, 11776 OLEANDER DR; XIAOHE CHU**

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

Description: Sidewalk stained. Garbage can in public view.

Legal: PALM BEACH COLONY SECS 1 & 2 LT 19 BLK 3

PCN: 72-41-43-26-02-003-0190

CASE # 23-0612, 113 MADRID ST; EURVRARO AMAND SAINT

Code Section: 26-57

Description: Gazebo is built without a permit.

Legal: LA MANCHA TWO LT 37 BLK CC

PCN: 72-41-43-14-02-029-0370

CASE # 23-0982, 289 PONCE DE LEON ST; PROGRESS RESIDENTIAL BORROWER 2 LLC

Code Section: 15-57

Description: Grass and weeds exceeds height allowed.

Legal: LA MANCHA TWO LT 5 BLK Q

PCN: 72-41-43-14-02-017-0050

CASE # 23-0258, 102 RIVERA AVE; MIYALY CRUZ

Code Section: 9-4(2)

Description: Fence in disrepair.

Legal: LA MANCHA TWO LT 26 BLK M

PCN: 72-41-43-14-02-013-0260

CASE # 23-0356, 138 MARTIN CIR; PAMELA J BROWN

Code Section: 26-57 & 6-22 108.4

Description: Shed in setback area without a permit, pool without a permit.

Legal: THE WILLOWS FIRST ADDITION LT 37 BLK E

PCN: 72-41-43-25-01-005-0370

CASE # 23-0391, 329 LAS PALMAS ST; GARTH RHODEN & TRINETTA C TAYLOR

Code Section: 26-57

Description: Shed without a permit.

Legal: LA MANCHA TWO LT 24 BLK B

PCN: 72-41-43-14-02-002-0240

CASE # 23-0400, CONFIDENTIAL RECORD

Code Section: 15-71

Description: Tree removed without vegetation removal permit.

Legal: THE WILLOWS FIRST ADDITION LOT 20 BLK H

PCN: 72-41-43-25-01-008-0200

CASE # 23-0422, 108 KENSINGTON WAY; NIRMALA MUNIRAM & MOHAMED J RAHAMAN

Code Section: 23-17 & 12-4(c)

Description: Parking on/over the sidewalk, Garbage can in public view.

Legal: ANTHONY GROVES PH 1 LT 26 BLK 8

PCN: 72-41-44-01-01-008-0260

CASE #23-0494 306 LA MANCHA AVE; PROGRESS RESIDENTIAL BORROWER 5 LLC

Code Section: 9-1

Description: Permit # 22-2070 has expired.

Legal: LA MANCHA LT 7 BLK P

PCN: 72-41-43-14-01-016-0070

CASE # 23-0535, 120 SANDPIPER AVE, MARIE A ANGELES GUDINO & MOISES A LOPEZ TELLEZ

Code Section: 9-1

Description: Permit # 22-0056 has expired.

Legal: THE WILLOWS LOT 11 BLK A

PCN: 72-41-43-26-07-001-0110

CASE # 23-0536, 120 SANDPIPER AVE, MARIE A ANGELES GUDINO & MOISES A LOPEZ TELLEZ

Code Section: 06-22 105.5

Description: Permit # 22-0223 has expired.

Legal: THE WILLOWS LOT 11 BLK A

PCN: 72-41-43-26-07-001-0110

CASE # 23-0537, 107 CORTES AVE, WINSOME RICHARDS

Code Section: 06-22 105.5

Description: Permit # 21-2897 has expired.

Legal: LA MANCHA LT 4 BLK G

PCN: 72-41-43-14-01-007-0040

CASE # 23-0659, 124 SYCAMORE DR, US BANK TRUST NA TR

Code Section: 14-4 & 12-4(c)

Description: Disabled vehicles. Garbage cans in public view.

Legal: CRESTWOOD UNIT 3 PL 2 LT 64

PCN: 72-41-43-27-16-000-0640

**REPEAT VIOLATION:**

CASE # 23-0984 10403 CARMEN LN; SRMZ 3 LLC

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

Description: Parking on the front lawn

Legal: COUNTERPOINT ESTS PL 3 LT 377

PCN: 72-41-43-25-04-000-3770

**VIOLATION HEARING:**

CASE # 23-0396, 764 CAMELLIA DR; YAJAIRA LOBO

Code Section: 06-190(e)

Description: Miscellaneous items stored in the carport.

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

PCN: 72-41-43-26-01-011-0450

CASE # 23-0567, 118 GALIANO ST; JORGE LOPEZ & MICHELLE RICE

Code Section: 06-22 108.4 & 14-2

Description: Work done without a permit (Pavers/Stones). Miscellaneous items.

Legal: LA MANCHA THREE LT 9 BLK B

PCN: 72-41-43-14-03-002-0090

CASE # 23-0593, 1017 GRANDVIEW CIR; MUFLEH MARWAN TRUST

Code Section: 06-190(a)(1)

Description: Structure is stained.

Legal: COUNTERPOINT ESTATES PL 11 IN PB48P165 LT 911

PCN: 72-41-43-25-12-000-9110

CASE # 23-0595, 1116 GRANDVIEW CIR; GARENCHA R BEAUVIOR & BERTINA ELCINE

Code Section: 06-190(a)(1)(3)

Description: Driveway is stained.

Legal: COUNTERPOINT ESTATES PL 11 IN PB48P165 LT 835

PCN: 72-41-43-25-12-000-8350

CASE # 23-0606, 117 SPANISH PINE TER; JEAN C ALTIDOR

Code Section: 15-40

Description: Palm tree branches are hanging over the sidewalk.

Legal: ROYAL PINE ESTATES LT 13 BLK C

PCN: 72-41-43-23-07-003-0130

CASE # 23-0607, 192 ROYAL PINE CIR E; JULIO REINA & MARIBEL REINA

Code Section: 14-2, 12-4(c), 06-190(d) & 15-132

Description: Miscellaneous items. Garbage can in public view. Planting areas are over grown.

Legal: ROYAL PINE ESTATES LT 2 BLK A

PCN: 72-41-43-23-07-001-0020

CASE # 23-0613, 129 KINGS WAY, MICHAEL DAVIS & SHENIKA DAVIS

Code Section: 14-4(a)

Description: Disabled vehicle.

Legal: CRESTWOOD UNIT 1 PL 2 LT 9 BLK C

PCN: 72-41-43-27-10-003-0090

CASE # 23-0629, 11751 DAHLIA DR; GOYTTE RENTALS OF PALM BEACH COUNTY LLC

Code Section: 06-190(a)(1)(h), 9-4 & 06-22 108.4

Description: Pavers are in disrepair. Storm shutters are closed. A board is covering the window.

Plywood is used as a gate. Pavers installed without a permit.

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

PCN: 72-41-43-26-02-002-0020

CASE # 23-0656, 11845 BALSAM DR; JUANA M MACHADO EST & SONIA L BICHARA & MINERVA NALL & MARIA C PIZ & ORLANDO PIZ & SANDRA SIBORI

Code Section: 06-190(a)(1)(d), 15-132 & 15-57

Description: Structure is stained. Planting areas are overgrown. Grass and weeds exceeds height allowed.

Legal: PALM BEACH COLONY SECS 1 & 2 REPL LT 10 BLK 3

PCN: 72-41-43-26-02-003-0100

CASE # 23-0671, 873 CAMELLIA DR; SUZETTE CHARLES & VICTORIN MURAT

Code Section: 06-190(d) & 15-132

Description: Planting areas are overgrown.

Legal: PALM BEACH COLONY SEC 2 REPL LT 12 BLK 12

PCN: 72-41-43-35-02-012-0120

CASE # 23-0690, 121 SEVILLA AVE; 2018 2 IH BORROWER LP

Code Section: 06-22 108.4, 9-4 & 15-132

Description: Pavers installed without a permit. Driveway extended without a permit. Fence and gate in disrepair. Gravel placed in the swale.

Legal: LA MANCHA THREE LT 5 BLK 1

PCN: 72-41-43-14-03-009-0050

CASE # 23-0762, 10404 OLIVER LN; FKH SFR C1 LP

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

Description: Garbage can in public view. Miscellaneous items.

Legal: COUNTERPOINT ESTS PL 3 LOT 372

PCN: 72-41-43-25-04-000-3720

CASE # 23-0765, 1254 CAROUSEL WAY; ELENA CONEY & CHRISTOPHER SILLET

Code Section: 06-22 108.4

Description: Water heater replaced without a permit

Legal: COUNTERPOINT ESTS PL 3 LOT 308

PCN: 72-41-43-25-04-000-3080

CASE # 23-0809, 1521 RUNNING OAK LN; MANGY DELICE & JOSEPH E LABOSSIERE

Code Section: 06-22 108.4

Description: Work done without a permit, above ground pool deck, electric etc.

Legal: MADISON GREEN PL 1 PAR B REPL LT 85

PCN: 72-41-43-22-01-000-0850

CASE # 23-0836, 102 PRINCESS CT; IH5 PROPERTY FLORIDA LP

Code Section: 06-190(a)(1)(3)(5)

Description: Sidewalk and driveway are stained.

Legal: CRESTWOOD UNIT 1 PL 2 LT 25 BLK B

PCN: 72-41-43-27-10-002-0250

CASE # 23-0858, 10945 GRANDVIEW CT; RAYMOND T MURPHY

Code Section: 23-18(b)(2)d. & 14-2

Description: Restricted trailer in public view. Miscellaneous items.

Legal: COUNTERPOINT ESTATES PL 11 IN PB48P165 LT 900

PCN: 72-41-43-25-12-000-9000

CASE # 23-0886, 800 HIBISCUS DR; GONZALO J ESTEVEZ

Code Section: 06-22 108.4, 9-1, 15-71 & 15-130

Description: Work done without a permit, electric, wall, door, front porch steps, etc. Fence installed without a permit. Trees removed without vegetation removal permits.

Legal: PALM BEACH COLONY SECS 1 & 2 LT 35 BLK 6

PCN: 72-41-43-26-02-006-0350

CASE # 23-0351, 111 SUNFLOWER CIR; LARISSA DEL TORRO & JOSE R RODRIGUEZ

Code Section: 06-22 108.4

Description: Pavers installed without a permit

Legal: HAWTHORN SUBDIVISION LOT 6 BLK A

PCN: 72-41-43-15-01-001-0060

CASE # 23-0639, 106 MORGATE CIR; JESSICA DE LEON & JORGE DE LEON

Code Section: 26-57

Description: Canopy/Gazebo installed without a permit

Legal: CRESTWOOD SUB UNIT 2 LT 5 BLK I

PCN: 72-41-43-27-07-009-0050

CASE # 23-0657, 103 SYCAMORE DR; JANSON C CARDENTEX

Code Section: 12-4(c)

Description: Garbage can in public view

Legal: CRESTWOOD UNIT 3 PL 2 LT 77

PCN: 72-41-43-27-16-000-0770

CASE # 23-0663, 210 PARK RD N; GUERDA S BONHOMME & PHILLIPPE BONHOMME

Code Section: 23-16

Description: Vehicle parked against the flow of traffic

Legal: CRESTWOOD UNIT 3 PL 2 LT 41

PCN: 72-41-43-27-16-000-0410

CASE # 23-0664, 200 PARK RD N; GUSTAVO ARITA

Code Section: 14-4, 06-190(a)(3)(5) & 12.4(c)

Description: Disabled vehicle. Sidewalk and driveway are stained. Garbage can in public view.

Legal: CRESTWOOD UNIT 3 PL 2 LT 36

PCN: 72-41-43-27-16-000-0360

CASE # 23-0699, 123 SANDPIPER AVE; MICHAEL CHIERCO

Code Section: 14-4, 06-190(a)(3) & 12.4(c)

Description: Disabled vehicle. Driveway and walkway are stained. Garbage can in public view

Legal: THE WILLOWS LOT 12 BLK B

PCN: 72-41-43-26-07-002-0120

CASE # 23-0713, 163 BILBAO ST; CINDY CISSON

Code Section: 14-2, 14-4 & 15-57

Description: Miscellaneous items in public view. Disabled vehicle. Grass and weeds exceeds height allowed.

Legal: LA MANCHA LT 22 BLK K

PCN: 72-41-43-14-01-011-0220

CASE # 23-0733, 161 BOBWHITE CT; FRANCISCO T RENTERIA & IRIS N TORIBIO

Code Section: 23-16, 14-4 & 12.4(c)

Description: Parking in swale over 24 hours. Disabled vehicle. Garbage can in public view.

Legal: THE WILLOWS FIRST ADDITION LT 2 BLK B

PCN: 72-41-43-25-01-002-0020

CASE # 23-0736, 116 TOLEDO ST; PROGRESS RESIDENTIAL BORROWER 5 LLC

Code Section: 06-190(a)(3)(5) & 15-132

Description: Sidewalk and driveway are stained. Grass and weeds growing onto sidewalk.

Legal: LA MANCHA TWO LT 5 BLK F

PCN: 72-41-43-14-02-006-0050

CASE # 23-0769, 117 KENSINGTON WAY; CALEME MARIUS & MAXELIA SAINT FLEUR MARIUS

Code Section: 23-17

Description: Parking on/over the sidewalk.

Legal: ANTHONY GROVES PH 1 LT 18 BLK 7

PCN: 72-41-44-01-01-007-0180

CASE # 23-0796, 100 SANDPIPER AVE; KELLY ORNELAS & TRACY ORNELAS

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

Description: Parking on the lawn.

Legal: THE WILLOWS LOT 1 BLK A

PCN: 72-41-43-26-07-001-0010

CASE # 23-0800, 147 HERON PKWY; SRP SUB LLC

Code Section: 9-5

Description: Hedges exceeds height allowed.

Legal: THE WILLOWS LOT 88 BLK B

PCN: 72-41-43-26-07-002-0880

CASE # 23-0864, 117 JAY CT; JEIMY TEJERA

Code Section: 23-17 & 23-16

Description: Vehicles parked over the sidewalk. Vehicle parked against the flow of traffic.

Legal: THE WILLOWS FIRST ADDITION LOT 10 BLK G

PCN: 72-41-43-25-01-007-0100

CASE # 23-0940, 110 PARKWOOD DR; TARA M LOVERSO

Code Section: 9-1

Description: Permit # 20-0584 has expired.

Legal: HUNTINGTON WOODS IN PB48P111 LT 63 BLK D

PCN: 72-41-43-14-08-004-0630

CASE # 23-0976, 156 CORDOBA CIR; PROGRESS RESIDENTIAL BORROWER 1 LLC

Code Section: 15-57, 15-132 & 06-190(a)(1)(3)(5)

Description: Grass and weeds exceed height allowed. Grass and weeds growing onto the sidewalk. Structure sidewalk and driveway are stained.

Legal: LA MANCHA LT 20 BLK H

PCN: 72-41-43-14-01-008-0200

CASE # 23-0986, 107 BILBAO ST; ALWAYS ABUNDANCE LLC

Code Section: 15-57

Description: Grass and weeds exceed height allowed.

Legal: LA MANCHA LT 1 BLK C

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

**FINE MITIGATION HEARING:**

CASE #22-0658, 219 BOBWHITE ROAD; MARIA L WOODSON

Code Section: 06-22 105.5

Description: Expired permit # 21-2516

Legal: THE WILLOWS FIRST ADDITION LT 30, BLK 8

PCN: 72-41-43-25-01-002-0300

**HEALTH SAFETY ABATEMENT:**

**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.**