



**SPECIAL MAGISTRATE
HEARING AGENDA
December 2, 2021 10:00 AM**

PLEASE TAKE NOTE AND BE ADVISED that if any interested person desires to appeal any decision made by the Special Magistrate with respect to any matter considered at this Hearing, such interested person may need a verbatim record of the proceedings made, including the testimony and evidence presented at this Hearing.

CALL TO ORDER

SWEARING IN OF ALL WITNESSES

QUASI-JUDICIAL PROCEEDINGS

The Special Magistrate shall have the jurisdiction and authority to hear and decide alleged violations of the Codes and Ordinances enacted by the Town of Lake Park.

Category: NEW CASES

#	Case No.	Date Issue	Req'd Action
1	21060022	6/23/2021	

Owner	Address	Site Address
WOLFE HEATHER J	831 W ILEX DR LAKE PARK, FL 33403	831 W Ilex Dr, Lake Park, FL 33403

Description

- 1- Outdoor storage of items within a carport. The carport is to be used for parking of vehicle not storage
- 2- Property Maint: The driveway has deteriorated over the years please repair or replace the driveway (Need to apply for permit)

Note The previous case was closed because wrong ordinance section was used.

Violations

Ordinance/Regulation	Section	Description	Means Correction	Days Comply
Chapter 54 BUILDINGS AND BUILDING REGULATIONS*	Sec. 54-71	Property maintenance standards. general. (a) Applicability. These regulations shall apply to all private property, including all buildings and structures within the town. (b) General regulations. (1) All buildings and structures, both		14
Chapter 68 OUTDOOR STORAGE*	Sec. 68-3	Prohibited outdoor storage in residential zoning districts. Outdoor storage on a site zoned for single-family or duplex residences is subject to the following conditions and restrictions: (1) Automobiles, pickup trucks, light vans and/or motorcyc		14

# Case No.	Date Issue	Req'd Action
2 21080034	8/13/2021	

Owner PERKINS CONNIE S & PERKINS MARION K
Address 645 SILVER BEACH RD LAKE PARK, FL 33403
Site Address 647 Silver Beach Rd, Lake Park, FL 33403

Description

Deteriorated driveway please repair or replace does require a permit.

Violations

Ordinance/Regulation	Section	Description	Means Correction	Days Comply
Chapter 16 OFFENSES*	Sec. 16-10	Property Maintenance. (a) It shall be unlawful for the owner, occupant, lessee, or person in control of any land including the swales, sidewalks, driveways, alleys, driveway aprons, or curbs, which abut, or are adjacent or contiguous to the proper		14
Chapter 54 BUILDINGS AND BUILDING REGULATIONS*	Sec. 54-71	Property maintenance standards. general. (a) Applicability. These regulations shall apply to all private property, including all buildings and structures within the town. (b) General regulations. (1) All buildings and structures, both		14

# Case No.	Date Issue	Req'd Action
3 21080037	8/16/2021	

Owner KNIGHTON ULYSSES J & KNIGHTON GAIL O
Address 437 SILVER BEACH RD LAKE PARK, FL 33403
Site Address 437 Silver Beach Rd, Lake Park, FL 33403

Description

PROPERTY MAINT VIOLATION; Paint is peeling off the roof area. Please paint the Roof/house. The driveway has discoloration that needs to be pressure washed.
 OUTDOOR STORAGE VIOLATION; A vehicle may not be used as storage. All vehicles MUST have a valid tag attached and be in good working condition. Please remove the vehicle.

Violations

Ordinance/Regulation	Section	Description	Means Correction	Days Comply
Chapter 54 BUILDINGS AND BUILDING REGULATIONS*	Sec. 54-71	Property maintenance standards. general. (a) Applicability. These regulations shall apply to all private property, including all buildings and structures within the town. (b) General regulations. (1) All buildings and structures, both		21
Chapter 68 OUTDOOR STORAGE*	Sec. 68-3	Prohibited outdoor storage in residential zoning districts. Outdoor storage on a site zoned for single-family or duplex residences is subject to the following conditions and restrictions: (1) Automobiles, pickup trucks, light vans and/or motorcyc		21

# Case No.	Date Issue	Req'd Action
4 21080040	8/16/2021	

Owner UPHILL GLOBAL ENTERPRISES INC
Address 745 US HIGHWAY 1 STE 106 NORTH PALM BEACH, FL 33408
Site Address 429 Silver Beach Rd, Lake Park, FL 33403

Description

1- PROPERTY MAINT VIOLATION; There is visible deterioration of paint throughout the property, where it's peeling or maybe mold covered. Please repaint.
2- OPERATING A BUSINESS (RENTAL PROPERTY) W/O A BUSINESS TAX RECEIPT. Please contact the Town of Lakepark for your BTR application. (561) 881-3321

Violations

Ordinance/Regulation	Section	Description	Means Correction	Days Comply
Chapter 28 TAXATION*	Sec. 28-32	Business tax receipt required; application and pre-requisites to issuance. (a) An application for a new business tax receipt or the renewal of an existing business tax receipt shall be accompanied by payment of the appropriate application fee. The		21
Chapter 54 BUILDINGS AND BUILDING REGULATIONS*	Sec. 54-71	Property maintenance standards. general. (a) Applicability. These regulations shall apply to all private property, including all buildings and structures within the town. (b) General regulations. (1) All buildings and structures, both		21
Chapter 78 ZONING*	Sec. 328-329	Reserved.		21

# Case No.	Date Issue	Req'd Action
5 21090011	9/7/2021	

Owner JENKINS TORREY & MALDONADO KATHY
Address 838 DATE PALM DR LAKE PARK, FL 33403
Site Address 838 Date Palm Dr, Lake Park, FL 33403

Description

1- OUTDOOR STORAGE VIOLATION: Please remove the black vehicle with front end damage away from the property. Lpc 68-3
2- HOUSE NUMBERS; All address related numbers/letters shall be posted on contrasting backgrounds and clearly visible from the street.3.All building numbers and/or letters shall be a minimum of six inches in height. Lpc 54-1
3- LAWN MAINTENANCE: Please mow the lawn. lpc 54-71

Violations

Ordinance/Regulation	Section	Description	Means Correction	Days Comply
Chapter 54 BUILDINGS AND BUILDING REGULATIONS*	Sec. 54-1 DISPLAY OF STREET NUMBER REQUIRED	All buildings within the town shall have affixed to the front of same the street number assigned thereto in accordance with the following criteria:		14

		(1) Residential buildings. Numerals at least six inches high of a contrasting color with the backg	
Chapter 54 BUILDINGS AND BUILDING REGULATIONS*	Sec. 54-71	Property maintenance standards. general. (a) Applicability. These regulations shall apply to all private property, including all buildings and structures within the town. (b) General regulations. (1) All buildings and structures, both	14
Chapter 68 OUTDOOR STORAGE*	Sec. 68-3	Prohibited outdoor storage in residential zoning districts. Outdoor storage on a site zoned for single-family or duplex residences is subject to the following conditions and restrictions: (1) Automobiles, pickup trucks, light vans and/or motorcyc	14

# Case No.	Date Issue	Req'd Action
6 21090023	9/24/2021	

Owner	Address	Site Address
AES REAL ESTATE INVESTMENTS LLC	3632 E HAMILTON KY ROYAL PALM BEACH, FL 33411	510 Evergreen Dr, Lake Park, FL 33403

Description

There are evidence of interior and exterior damage at your property located at 510 Evergreen Dr. Please address the following:

- 1- Repair replace ALL rotted wood to include doors, window frames, fascia boards, A/C frames, patio steps, painting of the building and roofing. CHECK FOR PERMIT REQUIREMENT.
- 2- Electrical outlets cannot be cemented in please remove.
- 3- Installation of a water heater without permits. Apply for a permit 3 times the fee will apply.
- 4- Plumbing cannot have an open dead end. Needs to be capped
- 5- Existing electrical box has an extension cord coming out of it. Need to remove it via certified electrician
- 6- Open electrical outlets needs to be covered.
- 7- No open structural holes can be patched via plywood. Remove the plywood and cover the hole.
CHECK FOR PERMIT
- 8- Building appears to have mold. Please have mold assessment completed by a certified company and forward the results to the Town

Note: An email was sent to the property owner at doron66landrich@comcast.net on 09/24/2021 @ approx. 2:50pm

Violations

Ordinance/Regulation	Section	Description	Means Correction	Days Comply
Chapter 54 BUILDINGS AND BUILDING REGULATIONS*	Sec. 54-100	Permits. Any owner, authorized agent, or contractor who desires to construct, enlarge, alter, repair, move, demolish, or change a residential building or structure, or to cause such work to be done, shall first make application to the community deve		21
Chapter 54 BUILDINGS AND BUILDING REGULATIONS*	Sec. 54-122	Facilities required. (a) Sanitary facilities. Every dwelling unit shall contain not less than a kitchen sink, lavatory, tub or shower, and a water closet all in good working condition and properly connected to an approved water and sewer system.		21

Chapter 54 BUILDINGS AND BUILDING REGULATIONS*	Sec. 54-125	General requirements for the exterior and interior of structures. (a) Foundation. The building foundation system shall be maintained in a safe manner and capable of supporting the load which normal use may cause to be placed thereon. (b) Ext	21
Chapter 54 BUILDINGS AND BUILDING REGULATIONS*	Sec. 54-72	General requirements for the exterior and interior of structures. (a) Foundation. The building foundation system shall be maintained in a safe manner and capable of supporting the load which normal use may cause to be placed thereon. (b) Ex	21

# Case No.	Date Issue	Req'd Action
7 21090024	9/28/2021	

Owner	Address	Site Address
PHIPPS EWART & MORGAN PHIPPS LIZA	905 W ILEX DR LAKE PARK, FL 33403	905 W Ilex Dr, Lake Park, FL 33403

Description

OUTDOOR STORAGE VIOLATION; There is a vehicle parked stored in the backyard. Please remove the vehicle. LPC. 68-3
 PARKING ON AN UNAPPROVED SURFACE: All vehicles MUST be parked in the driveway, carport or out on the street. You may park on the swale ONLY from 6:00PM to 8:00AM LPC 68-3
 OVERGROWN PROPERTY; Lawn and trees please cut the lawn and trim the trees. LPC 54-74

Violations

Ordinance/Regulation	Section	Description	Means Correction	Days Comply
Chapter 54 BUILDINGS AND BUILDING REGULATIONS*	Sec. 54-74	Additional Landscape and Property Standards. (1) Developed lots including those swale, swale areas, sidewalks, driveway aprons, and driveways which are adjacent to, or abut a developed lot: (a) Shall be kept free of debris, rubbish, trash or		14
Chapter 68 OUTDOOR STORAGE*	Sec. 68-3	Prohibited outdoor storage in residential zoning districts. Outdoor storage on a site zoned for single-family or duplex residences is subject to the following conditions and restrictions: (1) Automobiles, pickup trucks, light vans and/or motorcyc		14

# Case No.	Date Issue	Req'd Action
8 21100015	10/22/2021	

Owner LAKE PARK SQUARE JOINT VENTURE, ATTN: TAX DEPT 2ETA
Address PO BOX 1000 MOORESVILLE, NC 28115
Site Address 401 N Congress Ave, Lake Park, FL 33403

Description

1- PROPERTY MAINTENANCE: Accumulation of trash and debris all around the property. Especially around outside storage areas to include but not limited to the trash compactor, bushes around the Southside of the property, Westside of the property and parking lots. Please pickup/remove ALL trash away from the aforementioned areas. Lpc. 16-10
2- ADDITIONAL LANDSCAPE & PROPERTY STANDART: Any and all undeveloped lots shall be maintained and be free of trash and overgrowth.

Violations

Ordinance/Regulation	Section	Description	Means Correction	Days Comply
Chapter 16 OFFENSES*	Sec. 16-10	Property Maintenance. (a) It shall be unlawful for the owner, occupant, lessee, or person in control of any land including the swales, sidewalks, driveways, alleys, driveway aprons, or curbs, which abut, or are adjacent or contiguous to the proper		21
Chapter 54 BUILDINGS AND BUILDING REGULATIONS*	Sec. 54-74	Additional Landscape and Property Standards. (1) Developed lots including those swale, swale areas, sidewalks, driveway aprons, and driveways which are adjacent to, or abut a developed lot: (a) Shall be kept free of debris, rubbish, trash or		21

# Case No.	Date Issue	Req'd Action
9 21100016	10/22/2021	

Owner MAHARAJ SUMINTRA
Address 1020 4TH ST LAKE PARK, FL 33403
Site Address 1020 4th St, Lake Park, FL 33403

Description

1- Outdoor storage of untagged and inoperable vehicles. Remove vehicles Lpc. 68-3
2- Outdoor storage of aluminum shutters. Remove Lpc. 68-3
3- Areas where the vehicles are being parked needs re-sodding. Lpc. 78-253
4- Driveway needs to be resurfaced. (PERMIT REQUIRED) Lpc. 54-71
5- Appears the sidewalk is broken due to vehicle (s) driving over I needs to be repaired (PERMIT REQUIRED) Lpc. 54-71
6- Sidewalk entryway (s) are broken. Needs to be repaired. (PERMIT REQUIRED) Lpc. 54-71
7- Parking of vehicles in an unauthorized surface (grass) All vehicles must be parked within the driveway, carport or out in the street. ALL vehicles must have a valid tag attached and be in good operational condition. Lpc. 30-2
8- Maintenance standards for private swimming pools. Please maintain your pool. Lpc. 26-5
9- Carport enclosure done without a permit. Please obtain your permit 3 times the fee will apply. 54-100.
UPON RECEIPT OF YOUR PERMIT YOU MUST CALL FOR AN INSPECTION. Lpc-54-8 (110-3)

Code Compliance Officer
 Abe Aksal
 (561) 718-1032

Violations

Ordinance/Regulation	Section	Description	Means Correction	Days Comply
Chapter 26 SWIMMING POOLS*	Sec. 26-5	Maintenance standards for private swimming pools. All swimming pools located on private property within the town shall be maintained so as not to constitute a nuisance. For purposes of this section, a nuisance may include, but not be limited to, the		14
Chapter 28 TAXATION*	Sec. 28-33	Engaging in business without a local business tax receipt upon false representation. It shall be unlawful for any person to engage in any trade, business, profession or occupation within the town without a business tax receipt, or upon a business ta		14
Chapter 30 TRAFFIC AND MOTOR VEHICLES*	Sec. 30-2	Prohibited parking. (a) Streets and service alleys. (1) The on-street parking on any portion of Park Avenue is strictly prohibited except in designated parking stalls or areas which are designated by town signage for the temporary stopping		10
Chapter 54 BUILDINGS AND BUILDING REGULATIONS*	Sec. 54-100	Permits. Any owner, authorized agent, or contractor who desires to construct, enlarge, alter, repair, move, demolish, or change a residential building or structure, or to cause such work to be done, shall first make application to the community deve		30
Chapter 54 BUILDINGS AND BUILDING REGULATIONS*	Sec. 54-71	Property maintenance standards. general. (a) Applicability. These regulations shall apply to all private property, including all buildings and structures within the town. (b) General regulations. (1) All buildings and structures, both		30
Chapter 54 BUILDINGS AND BUILDING REGULATIONS*	Sec. 54-8	Chapter One Amendments Adopted. CHAPTER ONE - ADMINISTRATION Section 101. General. 101.1 Title. These regulations shall be known as the Florida Building Code hereinafter referred to as "this code." 101.2 Scope. The provisions of this		14
Chapter 68 OUTDOOR STORAGE*	Sec. 68-3	Prohibited outdoor storage in residential zoning districts. Outdoor storage on a site zoned for single-family or duplex residences is subject to the following conditions and restrictions: (1) Automobiles, pickup trucks, light vans and/or motorcyc		10
Chapter 78 ZONING*	Sec. 328-329	Reserved.		14
Chapter 78 ZONING*	Sec. 78-253	Minimum landscape requirements. (a) Nonresidential districts. (1) In nonresidential districts, no more than 40 percent of the total landscape area shall be covered with sod (grass), except those projects proposing playgrounds, ballfields,		30

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Total	NEW CASES	9
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Total Hearing		9
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