



SPECIAL MAGISTRATE HEARING MINUTES

June 20, 2024 at 9:00 AM

Council Chambers – 340 Ocean Drive

PRESENT: MORRIS “SKIP” MILLER, SPECIAL MAGISTRATE
LEONARD RUBIN, TOWN ATTORNEY
LYNN HAMEL, CODE COMPLIANCE OFFICER
FRANK DAVILA, DIRECTOR OF PLANNING & ZONING
BUCK EVANS, BUILDING OFFICIAL
FIORELLA VERDECIA, ADMINISTRATIVE SECRETARY

ALSO PRESENT: CAITLIN E. COPELAND-RODRIGUEZ, TOWN CLERK
ISABELLA HICKEY, SENIOR PLANNER
FABINNE AZEMAR, PLANNING TECHNICIAN
RICK KOZALL, ATTORNEY FOR COASTAL PROPERTY CONCEPTS, INC
DEBBIE HUFFMAN, OCEANSIDE HOA REPRESENTATIVE

AUDIENCE: 5

CALL TO ORDER – 9:00AM

DISCUSSION ITEMS

Town Attorney Rubin swore in all parties wishing to give testimony on the items below.

1. SPECIAL MAGISTRATE HEARING MINUTES - NOVEMBER 16, 2023

Special Magistrate Miller approved the minutes for November 16, 2023.

2. CASE NO. 24-05-36: CONSTRUCTION SITE STANDARDS (13440, 13460, & 13480 US HWY 1)

Code Compliance Officer Hamel stated that both parties have agreed upon a stipulation.

3. CASE NO. 24-06-37: EXPIRED BUILDING PERMIT (844 OCEANSIDE DRIVE)

Code Compliance Officer Hamel presented the staff report regarding this case (*staff report attached*).

Special Magistrate Miller ordered that the permit be extended for six (6) months; certified the fines in the amount of \$5,017.96 (accrued fines from June 1st – June 19th plus staff costs) for Case No. 24-06-37; and have the fines in the amount of \$200/day continue to accrue if the Certificate of Occupancy is not received within 30 days.

ADJOURNMENT

Special Magistrate Miller adjourned the meeting at 9:56am.



Morris (Skip) Miller, Special Magistrate



Fiorella Verdecia, Administrative Secretary