

# TOWN OF LOXAHATCHEE GROVES

TOWN HALL COUNCIL CHAMBERS

## SPECIAL MAGISTRATE HEARING MINUTES

NOVEMBER 4, 2024 – 9:00 A.M. – 10:04 A.M.



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*Meeting Audio Available Upon Request in the Office of the Town Clerk*

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### **CALL TO ORDER**

The meeting was called to order by Amity Barnard, Special Magistrate, at 9:00 A.M. on Monday, November 4<sup>th</sup>, 2024

### **ROLL CALL**

Sammie Brown, Town Clerk Assistant, called the roll.

### **Staff Present:**

- Jacek Tomasik, Town Building Official
- Tanya Early, Esq, Town Attorney, Torcivia, Donlon, Godeau, & Rubin, P.A.
- Sammie Brown, FRA-RP, MEDP, Town Clerk Assistant
- John Suarez Code Enforcement Officer

### **Special Magistrate:**

Amity R. Barnard, Esq.

### **Adjournment:**

Meeting adjourned at 10:04 A.M.

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**PLEASE SEE THE FOLLOWING SPECIAL MAGISTRATE ORDERS**

Prepared By:  
Amity Barnard, Esq.  
Davis & Associates, P.A.  
701 Northpoint Parkway, Suite 205  
West Palm Beach, FL 33407

Returned to:  
Town of Loxahatchee Groves  
155 F Rd  
Loxahatchee Groves, FL 33470

**SPECIAL MAGISTRATE HEARING  
TOWN OF LOXAHATCHEE GROVES, FLORIDA  
(561) 793-2418**

**TOWN OF LOXAHATCHEE GROVES, FLORIDA,**

**CASE NO. 24020007**

**Petitioner,**

**v.**

**GALT LIFE LLC,**

**Respondent.**

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**ORDER GRANTING CONTINUANCE AND SETTING FINE ASSESSMENT HEARING**

**RE:** Violation of Sections 05-040(A-B), 175-110, 175-170 and 175-240 of the Town ULDC of the Code of Ordinances of the Town of Loxahatchee Groves.

**LEGAL DESCRIPTION**

**LOXAHATCHEE GROVES E 1/2 OF N 1/2 OF TR 32 BLK B**

**STREET ADDRESS:**

3571 C Road  
Loxahatchee Groves, Florida 33470

**PARCEL CONTROL NUMBER:**

41-41-43-17-01-232-0010

The Code Enforcement Special Magistrate heard testimony at the Code Enforcement Special Magistrate Hearing held on the 4<sup>th</sup> day of November, 2024 regarding the above-referenced case and based on the evidence presented at that hearing, enters the following Findings of Fact and Order.

**FINDINGS OF FACT**

1. Respondent, GALT LIFE LLC, is the owner of the above-described property.
2. Respondent was not present at the hearing; however, there was a finding of proper notice.
3. By the “Order Granting Continuance and Setting Fine Assessment Hearing” dated August 21, 2024, the Special Magistrate ordered the Respondent to comply with the above-referenced sections on or before October 13, 2024.
4. At the hearing on November 4, 2024, John Suarez, the Town’s Code Enforcement Officer and Jack Tomasik, the Town’s Building Official, testified under oath and presented documentary and photographic evidence of the violation continuing to occur on the property. The Town’s documentary and photographic evidence were entered into the record as Composite Exhibit #1 without objection.
5. At the hearing on November 4, 2024, the Town requested to continue this matter.

**ORDER**

It is the Order of the Special Magistrate that this matter be continued. Respondent is hereby ordered to comply with Sections 05-040(A-B), 175-110, 175-170 and 175-240 of the Town ULDC of the Code of the Ordinances of the Town of Loxahatchee Groves no later than January 10, 2025. **This matter is set for Fine Assessment Hearing on January 15, 2025 at 9:00 am at the Town of Loxahatchee Groves Town Hall, 155 F Road, Loxahatchee Groves, Florida 33470.** At such hearing, a fine in the amount of Two Hundred Fifty Dollars (\$250.00) may be assessed for each day that the violations continue to exist past January 10, 2024, the compliance deadline set by this Order.

Administrative costs for prosecuting the November 4, 2024 hearing are hereby *reserved*.

**Upon complying in any code enforcement matter, it is always the responsibility of the Respondent to contact the Code Enforcement Department at (561) 793-2418 to request a re-inspection of the property.**

DONE AND ORDERED THIS 4<sup>th</sup> day of November, 2024.

TOWN OF LOXAHATCHEE GROVES  
CODE ENFORCEMENT SPECIAL MAGISTRATE

BY:   
AMITY BARNARD, ESQ.  
SPECIAL MAGISTRATE

Prepared By:  
Amity Barnard, Esq.  
Davis & Associates, P.A.  
701 Northpoint Parkway, Suite 205  
West Palm Beach, FL 33407

Returned to:  
Town of Loxahatchee Groves  
155 F Rd  
Loxahatchee Groves, FL 33470

**SPECIAL MAGISTRATE HEARING  
TOWN OF LOXAHATCHEE GROVES, FLORIDA  
(561) 793-2418**

**TOWN OF LOXAHATCHEE GROVES, FLORIDA,**

**CASE NO. 23090002**

**Petitioner,**

**v.**

**BRIGHTVIEW LANDSCAPE SERVICES INC,**

**Respondent.**

**ORDER GRANTING CONTINUANCE AND SETTING FINE ASSESSMENT HEARING**

**RE:** Violation of Section 87-030 of the Town ULDC and Section 18-24 of the Code of Ordinances of the Town of Loxahatchee Groves.

**LEGAL DESCRIPTION**  
LOXAHATCHEE GROVES W 487.68 FT OF TR 10 BLK E

**STREET ADDRESS:**  
13710 Okeechobee Boulevard  
Loxahatchee Groves, Florida 33470

**PARCEL CONTROL NUMBER:**  
41-41-43-17-01-510-0030

The Code Enforcement Special Magistrate heard testimony at the Code Enforcement Special Magistrate Hearing held on the 4<sup>th</sup> day of November, 2024 regarding the above-referenced case and based on the evidence presented at that hearing, enters the following Findings of Fact and Order.

**FINDINGS OF FACT**

1. Respondent, BRIGHTVIEW LANDSCAPE SERVICES INC, is the owner of the above-described property.
2. Respondent was not present at the hearing; however, there was a finding of proper notice.
3. By the “Order Granting Continuance and Setting Fine Assessment Hearing” dated August 21, 2024, the Special Magistrate ordered the Respondent to comply with the above-referenced sections on or before October 1, 2024.
4. At the hearing on November 4, 2024, John Suarez, the Town’s Code Enforcement Officer, testified under oath and presented documentary and photographic evidence of the violation continuing to occur on the property. The Town’s documentary and photographic evidence were entered into the record as Composite Exhibit #1 without objection.
5. At the hearing on November 4, 2024, the Town requested to continue this matter.

**ORDER**

It is the Order of the Special Magistrate that this matter be continued. Respondent is hereby ordered to comply with Section 87-030 of the Town ULDC and Section 18-24 of the Code of the Ordinances of the Town of Loxahatchee Groves no later than February 14, 2025. **This matter is set for Fine Assessment Hearing on February 19, 2025 at 9:00 am at the Town of Loxahatchee Groves Town Hall, 155 F Road, Loxahatchee Groves, Florida 33470.** At such hearing, a fine in the amount of Two Hundred Fifty Dollars (\$250.00) may be assessed for each day that the violations continue to exist past February 14, 2025, the compliance deadline set by this Order.

Administrative costs for prosecuting the November 4, 2024 hearing are hereby *reserved*.

**Upon complying in any code enforcement matter, it is always the responsibility of the Respondent to contact the Code Enforcement Department at (561) 793-2418 to request a re-inspection of the property.**

DONE AND ORDERED THIS 4<sup>th</sup> day of November, 2024.

TOWN OF LOXAHATCHEE GROVES  
CODE ENFORCEMENT SPECIAL MAGISTRATE

BY:   
AMITY BARNARD, ESQ.  
SPECIAL MAGISTRATE

Prepared By:  
Amity Barnard, Esq.  
Davis & Associates, P.A.  
701 Northpoint Parkway, Suite 205  
West Palm Beach, FL 33407

Returned to:  
Town of Loxahatchee Groves  
155 F Rd  
Loxahatchee Groves, FL 33470

**SPECIAL MAGISTRATE HEARING  
TOWN OF LOXAHATCHEE GROVES, FLORIDA  
(561) 793-2418**

**TOWN OF LOXAHATCHEE GROVES, FLORIDA,**

**CASE NO. 24050005**

**Petitioner,**

v.

**BRIGHTVIEW LANDSCAPE SERVICES INC,**

**Respondent.**

**ORDER GRANTING CONTINUANCE AND SETTING FINE ASSESSMENT HEARING**

RE: Violation of Sections 05-040(A-B), 175-110, 175-170 and 175-240 of the Town ULDC of the Code of Ordinances of the Town of Loxahatchee Groves.

**LEGAL DESCRIPTION**

LOXAHATCHEE GROVES W 487.68 FT OF TR 10 BLK E

**STREET ADDRESS:**

13710 Okeechobee Boulevard  
Loxahatchee Groves, Florida 33470

**PARCEL CONTROL NUMBER:**

41-41-43-17-01-510-0030

The Code Enforcement Special Magistrate heard testimony at the Code Enforcement Special Magistrate Hearing held on the 4<sup>th</sup> day of November, 2024 regarding the above-referenced case and based on the evidence presented at that hearing, enters the following Findings of Fact and Order.

**FINDINGS OF FACT**

1. Respondent, BRIGHTVIEW LANDSCAPE SERVICES INC, is the owner of the above-described property.
2. Respondent was not present at the hearing; however, there was a finding of proper notice.
3. By the “Order Granting Continuance and Setting Fine Assessment Hearing” dated August 21, 2024, the Special Magistrate ordered the Respondent to comply with the above-referenced sections on or before October 1, 2024.
4. At the hearing on November 4, 2024, John Suarez, the Town’s Code Enforcement Officer, testified under oath and presented documentary and photographic evidence of the violation continuing to occur on the property. The Town’s documentary and photographic evidence were entered into the record as Composite Exhibit #1 without objection.
5. At the hearing on November 4, 2024, the Town requested to continue this matter.

**ORDER**

It is the Order of the Special Magistrate that this matter be continued. Respondent is hereby ordered to comply with Sections 05-040(A-B), 175-110, 175-170 and 175-240 of the Town ULDC of the Code of the Ordinances of the Town of Loxahatchee Groves no later than February 14, 2025. **This matter is set for Fine Assessment Hearing on February 19, 2025 at 9:00 am at the Town of Loxahatchee Groves Town Hall, 155 F Road, Loxahatchee Groves, Florida 33470.** At such hearing, a fine in the amount of up to Two Hundred Fifty Dollars (\$250.00) may be assessed for each day that the violations continue to exist past February 14, 2025, the compliance deadline set by this Order.

Administrative costs for prosecuting the November 4, 2024 hearing are hereby *reserved*.

**Upon complying in any code enforcement matter, it is always the responsibility of the Respondent to contact the Code Enforcement Department at (561) 793-2418 to request a re-inspection of the property.**

DONE AND ORDERED THIS 4<sup>th</sup> day of November, 2024.

TOWN OF LOXAHATCHEE GROVES  
CODE ENFORCEMENT SPECIAL MAGISTRATE

BY:   
\_\_\_\_\_  
AMITY BARNARD, ESQ.  
SPECIAL MAGISTRATE

Prepared By:  
Amity Barnard, Esq.  
Davis & Associates, P.A.  
701 Northpoint Parkway, Suite 205  
West Palm Beach, FL 33407

Returned to:  
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Loxahatchee Groves, FL 33470

**SPECIAL MAGISTRATE HEARING  
TOWN OF LOXAHATCHEE GROVES, FLORIDA  
(561) 793-2418**

**TOWN OF LOXAHATCHEE GROVES, FLORIDA,**

**CASE NO. 24020011**

**Petitioner,**

**v.**

**ARIAGNA G BENTANCOURT & DANIEL SOSA,**

**Respondents.**

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**ORDER GRANTING CONTINUANCE AND SETTING FINE ASSESSMENT HEARING**

RE: Violation of Sections 05-040(a-b), 175-110, 175-170 and 175-240 of the Town ULDC of the Code of Ordinances of the Town of Loxahatchee Groves.

**LEGAL DESCRIPTION**

LOXAHATCHEE GROVES E 100 FT OF W 300 FT OF N 143.01 FT OF S 311.33 FT OF TR 7 BLK B

**STREET ADDRESS:**

15449 Los Angeles Drive  
Loxahatchee Groves, Florida 33470

**PARCEL CONTROL NUMBER:**

41-41-43-17-01-207-0220

The Code Enforcement Special Magistrate heard testimony at the Code Enforcement Special Magistrate Hearing held on the 4<sup>th</sup> day of November, 2024 regarding the above-referenced case and based on the evidence presented at that hearing, enters the following Findings of Fact and Order.



**FINDINGS OF FACT**

1. Respondents, ARIAGNA G BENTANCOURT & DANIEL SOSA, are the owners of the above-described property.
2. Respondents were represented at the hearing by DANIEL SOSA and Brian Sosa, Nephew and Translator; there was also a finding of proper notice.
3. By the “Order Granting Continuance and Setting Fine Assessment Hearing” dated July 17, 2024, the Special Magistrate ordered the Respondent to comply with the above-referenced sections on or before September 13, 2024.
4. At the hearing on November 4, 2024, John Suarez, the Town’s Code Enforcement Officer, testified under oath and presented documentary and photographic evidence of the violation continuing to occur on the property. The Town’s documentary and photographic evidence were entered into the record as Composite Exhibit #1 without objection.
5. At the hearing on November 4, 2024, the Town requested to continue this matter.

**ORDER**

It is the Order of the Special Magistrate that this matter be continued. Respondents are hereby ordered to comply with Sections 05-040(a-b), 175-110, 175-170 and 175-240 of the Town ULDC of the Code of the Ordinances of the Town of Loxahatchee Groves no later than January 10, 2025. **This matter is set for Fine Assessment Hearing on January 15, 2025 at 9:00 am at the Town of Loxahatchee Groves Town Hall, 155 F Road, Loxahatchee Groves, Florida 33470.** At such hearing, a fine in the amount of up to Two Hundred Fifty Dollars (\$250.00) may be assessed for each day that the violations continue to exist past January 10, 2025, the compliance deadline set by this Order.

Administrative costs for prosecuting the November 4, 2024 hearing are hereby *reserved*.

**Upon complying in any code enforcement matter, it is always the responsibility of the Respondents to contact the Code Enforcement Department at (561) 793-2418 to request a re-inspection of the property.**

DONE AND ORDERED THIS 4<sup>th</sup> day of November, 2024.

TOWN OF LOXAHATCHEE GROVES  
CODE ENFORCEMENT SPECIAL MAGISTRATE

BY:   
AMITY BARNARD, ESQ.  
SPECIAL MAGISTRATE

Prepared By:  
Amity Barnard, Esq.  
Davis & Associates, P.A.  
701 Northpoint Parkway, Suite 205  
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**SPECIAL MAGISTRATE HEARING  
TOWN OF LOXAHATCHEE GROVES, FLORIDA  
(561) 793-2418**

**TOWN OF LOXAHATCHEE GROVES, FLORIDA,**

**CASE NO. 23060006**

**Petitioner,**

**v.**

**MARIA E FONTE & ROBERTO PEREZ,**

**Respondents.**

**ORDER GRANTING CONTINUANCE AND SETTING FINE ASSESSMENT HEARING**

RE: Violation of Sections 05-040(a-b), 175-110, 175-170 and 175-240 of the Town ULDC of the Code of Ordinances of the Town of Loxahatchee Groves.

**LEGAL DESCRIPTION**

LOXAHATCHEE GROVES W 1/2 OF S 1/2 (LESS S 20 FT) OF TR 24 BLK C

**STREET ADDRESS:**

3384 C Road  
Loxahatchee Groves, Florida 33470

**PARCEL CONTROL NUMBER:**

41-41-43-17-01-324-0020

The Code Enforcement Special Magistrate heard testimony at the Code Enforcement Special Magistrate Hearing held on the 4<sup>th</sup> day of November, 2024 regarding the above-referenced case and based on the evidence presented at that hearing, enters the following Findings of Fact and Order.