

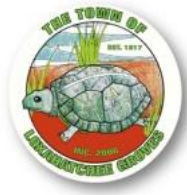
TOWN OF LOXAHATCHEE GROVES

TOWN HALL COUNCIL CHAMBER

SPECIAL MAGISTRATE HEARING

AGENDA

WEDNESDAY, SEPTEMBER 18, 2024 – 9:00 A.M.



Administration

Town Manager Francine L. Ramaglia, MPA, CPA, AICP, ICMA-CM

Town Attorney: Torcivia, Donlon, Goddeau, & Rubin, P.A.

Town Clerk, Valarie Oakes, CMC

Code Enforcement Inspector (or Manager) Mario Matos

Special Magistrate

Amity R. Barnard, Esq

Civility: Being "civil" is not a restraint on the First Amendment right to speak out, but it is more than just being polite. Civility is stating your opinions and beliefs, without degrading someone else in the process. Civility requires a person to respect other people's opinions and beliefs even if he or she strongly disagrees. It is finding a common ground for dialogue with others. It is being patient, graceful, and having a strong character. That is why we say "Character Counts" in Town of Loxahatchee. Civility is practiced at all Town meetings.

Special Needs: In accordance with the provisions of the Americans with Disabilities Act (ADA), persons in need of a special accommodation to participate in this proceeding shall, within three business days prior to any proceeding, contact the Town Clerk's Office, 155 F Road, Loxahatchee Groves, Florida, (561) 793-2418.

Quasi-Judicial Hearings: Some of the matters on the agenda may be "quasi-judicial" in nature. Town Council Members are required to disclose all ex-parte communications regarding these items and are subject to voir dire (a preliminary examination of a witness or a juror by a judge or council) by any affected party regarding those communications. All witnesses testifying will be "sworn" prior to their testimony. However, the public is permitted to comment, without being sworn. Unsworn comment will be given its appropriate weight by the Town Council.

Appeal of Decision: If a person decides to appeal any decision made by the Town Council with respect to any matter considered at this meeting, he or she will need a record of the proceeding, and for that purpose, may need to ensure that a verbatim record of the proceeding is made, which record includes any testimony and evidence upon which the appeal will be based.

Consent Calendar: Those matters included under the Consent Calendar are typically self-explanatory, non controversial, and are not expected to require review or discussion. All items will be enacted by a single motion. If discussion on an item is desired, any Town Council Member, without a motion, may "pull" or remove the item to be considered separately. If any item is quasi-judicial, it may be removed from the Consent Calendar to be heard separately, by a Town Council Member, or by any member of the public desiring it to be heard, without a motion.

OPENING

MINUTES:

Minutes of the (previous Special Magistrate Hearing Date): The Special Magistrate Hearing is to be reviewed and signed by the Special Magistrate upon approval.

- Wednesday, August 21st, 2024

FINE ASSESSMENT HEARING:

1. **CASE #24060020 1300 D ROAD; ESCUE FARMS. LLC**

Code Section: 30-6, 20-017, 20-010 (G)(1)

Description: Keeping of fill on property, prohibited uses, Residential Zoning District

Legal: LOXAHATCHEE GROVES TRACT 5 BLK D

PCN: 41-41-43-17-01-404-0010

2. **CASE #** 23010003/23010006; 16169 SOUTHERN BLVD; LANTANA HOLDINGS, LLC

Code Section: 20-017 (Case No. 23010003); 87-030 (Case No. 23010006)

Description: Zoning Violation; Tree Removal Unpermitted

Legal: 36-43-40, SLY 922 FT OF WLY 926.54 FT OF E ¼ LYG N OF ADJ TO SR 80
R/W

PCN: 41-41-43-36-00-000-1020

3. **CASE #** 24040005; 15349 COLLRECTING CANAL ROAD; STEPHEN & CYNTHIA SCRENCI

Code Section: 05-040(a-b); 175-110; 175-170; 175-240

Description: Change of topography without FDA permit.

Legal: LOXAHATCHEE GROVES E 322.6 FT OF W 967.8 FT OF LT 1 BLK B

PCN: 41-41-43-17-01-201-00060

4. **CASE #** 24050010; 13281 24TH COURT NORTH; JAMES SAVNIK & CYNTHIA VARGAS;

Code Section: 05-040(a-b)

Description: Work without permits. Enclosure of Garage.

Legal: LOXAHATCHEE GROVES E 202.86 FT OF W 1217.16 FT OF TR 19 BLK F
(A/K/A PARCEL O)

PCN: 41-41-43-17-01-619-0080

5. CASE # 24060022; 13281 24TH COURT NORTH; JAMES SAVNIK & CYNTHIA VARGAS;

Code Section: 175-110; 175-170; 175-240

Description: Land grading and pond excavation/filling without FDA

Legal: LOXAHATCHEE GROVES E 202.86 FT OF W 1217.16 FT OF TR 19 BLK F
(A/K/A PARCEL O)

PCN: 41-40-43-36-01-619-0080

6. CASE # 24020011; 15449 LOS ANGELES DRIVE; ARIAGNA G BENTANCOURT & DANIEL SOSA

Code Section: 05-040 (a-b), 175-110, 175-170, 175-240

Description: Leveling / skretting - Correction is to obtain the appropriate permits (FDA).

Legal: LOXAHATCHEE GROVES S 100 FT OF N 143.01 FT OF S 311.33 FT OF TR 7
BLK B

PCN: 41-41-43-17-01-207-0220

7. **CASE # 24060005; 1557 E ROAD; TRAVERS FARM, LLC**

Code Section: 20-050(A)(1)

Description: Living in a Residential Vehicle without a permitted residential structure within the agriculture residential zoning district.

Legal: LOXAHATCHEE GROVES E 1/2 OF S 1/2 OF TR 45 BLK D

PCN: 41-41-43-17-01-445-0030

8. **CASE # 23060006; 3384 C ROAD; MARIA E. FONTE & ROBERTO PEREZ**

Code Section: 05-040 (a-b), 175-110, 175-170 and 175-240

Description: Operating an unpermitted business.

Legal: LOXAHATCHEE GROVES W 1/2 OF TR 14 BLK F

PCN: 41-41-43-17-01-614-0030

VIOLATION HEARING

9. **CASE #24080001; 15369 LOS ANGELES DRIVE; BOAZ PATRICIA A & BOAZ STEVEN**

C

Code Section: 30-5; 45-010

Description: Property maintenance; excessive growth of grass, weeds, brush, and other overgrowth.

Legal: LOXAHATCHEE GROVES N 172.01 FT OF S 340.33 FT OF W 133 FT OF E 690 FT OF TR 7 BLK **PCN:** 41-41-43-17-01-405-0010

PCN: 41-41-43-17-01-207-0180

10. CASE #24090003; 14916 22ND RD N; WARD MICHAEL L

Code Section: 50-030 (C) (3)

Description: Lighting, that results in glare onto adjacent properties or streets.

Legal: LOXAHATCHEE GROVES E 127.5 FT OF W 510 FT OF S 325 FT OF TR 15 BLK C

PCN: 41-41-43-17-01-315-0070

11. CASE #23040032; 120 ANCHORAGE DRIVE SOUTH; JACK LAND LLC

Code Section: 30-5; 45-010

Description: Property maintenance; excessive growth of grass, weeds, brush, and other overgrowth.

Legal: LOXAHATCHEE GROVES W 1/2 OF TR 14 BLK F

PCN: 41-41-43-17-01-614-0030

12. CASE #24050003; 14199 TANGERINE DRIVE; MCCORMICK HOMES LLC

Code Section: 05-040(A-B)

Description: Permits required; expiration of permits and development orders.

Legal: LOXAHATCHEE HOMES PL NO 2 LT 324

PCN: 41-41-43-32-02-000-3240

FINE MITIGATION HEARING

HEALTH SAFETY ABATEMENT HEARING

REPEAT VIOLATION HEARING

ORDER RESCINDING HEARING

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 proceeding is made, which record should include the testimony and evidence upon which the appeals is to be based. The Town of Loxahatchee Groves does not provide such a 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 with three (3) days advanced notice of any meeting, by contacting the Town of Loxahatchee Groves, 155 F Road, Loxahatchee Groves, FL 33470.