



Town of Lake Park  
535 Park Avenue  
Lake Park, FL 33403

**SPECIAL MAGISTRATE  
HEARING AGENDA  
December 2, 2010 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
10100041	10/25/2010	

Owner	Address	Site Address
NGUYEN BINH TAT & NGUYEN HONG THI	536 SW AKRON AVE STUART, FL 34994	905 FORESTERIA Dr Lake Park, FL 33403

**Description**

PURSUANT TO CODE SECTION 54-74, EXPIRED VEGETATION MUST BE REMOVED.

**Violations**

Ordinance/Regulation	Section	Description	Days to Comply
Chapter 54 BUILDINGS AND BUILDING REGULATIONS*	Sec. 54-74	Additional landscape and property standards. (1) Developed lots: (a) Shall be kept free of debris, rubbish, trash or litter. (b) Shall be maintained free of diseased or dead trees and plant materials. (c) Shall be kept free and clear ...	14

**Case History**

Case No.	Date Issue	Req'd Action
10070032	7/15/2010	

**Owner** P O LLC  
**Address** 509 NW 55TH TER BOCA RATON FL 33487  
**Site Address** 900 10TH St Lake Park, FL 33403

**Description**

PURSUANT TO CODE SECTION 78-253 PROPERTY DOES NOT MEET MINIMUM LANDSCAPE REQUIREMENTS.

**Violations**

Ordinance/Regulation	Section	Description	Days to Comply
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, gol...	30

**Case History**

Case No.	Date Issue	Req'd Action
10090039	9/23/2010	

**Owner** FEITOSA MARIA  
**Address** 2211 SW 15TH ST MIAMI, FL 33145  
**Site Address** 715 EVERGREEN Dr Lake Park, FL 33403

**Description**

PURSUANT TO CODE SECTION 54-100 NO PERMIT OBTAINED FOR RENOVATIONS, BUILDING AND ELECTRICAL

**Violations**

Ordinance/Regulation	Section	Description	Days to 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...	11

**Case History**

Case No.	Date Issue	Req'd Action
10060004	6/4/2010	

**Owner** SANDERSON TRUST  
 SANDERSON GEORGE D TRUSTEE  
**Address** 14092 PORT CIR PALM BEACH GARDENS FL 33410  
**Site Address** 801 13th LAKE PARK FL. 33403

**Description**

PURSUANT TO CODE SECTION 78-34 / TRAILER PLACED ON PROPERTY WITHOUT VALUE OF PERMIT OR AUTHORIZATION.

PURSUANT TO CODE SECTION 78-75 / VEHICLE STORAGE USE AS A USE BY RIGHT NOT PERMITTED IN THE C-1 DISTRICT.

**Violations**

Ordinance/Regulation	Section	Description	Days to Comply
Chapter 78 ZONING*	Sec. 78-34	Buildings and uses to conform to district regulations. No building or premises shall be erected, altered or used for any purpose other than a purpose permitted in the district in which such building or premises shall be located, except in conformity...	10
Chapter 78 ZONING*	Sec. 78-75	CLIC-1 campus light industrial/commercial district. Within the CLIC campus light industrial/commercial district, the following regulations shall apply: (1) Purpose and intent. It is the purpose of the CLIC district to allow the development of a ...	10

**Case History**

Case No.	Date Issue	Req'd Action
10100055	10/29/2010	

**Owner**

LAJEUNESSE ROSE V /  
DEUTSCHE NATIONAL  
TRUST CO. TRUSTEE

**Address**

745 GREENBRIAR DR Lake  
Park, FL 33403

**Site Address**

745 GREENBRIAR Dr Lake Park, FL  
33403

**Description**

PURSUANT TO CODE SECTION 16-10, PROPERTY IS OVERGROWN. PURSUANT TO CODE SECTION 68-3, PROHIBITED OUTDOOR STORAGE OF VEHICLE AND HOUSEHOLD GOODS. PURSUANT TO CODE SECTION 26-5, UNSANITARY SWIMMING POOL.

**Violations**

Ordinance/Regulation	Section	Description	Days to Comply
Chapter 16 OFFENSES*	Sec. 16-10	Maintenance of private property. (a) It shall be unlawful for the owner, occupant, lessee, or person in control of any land which is within the town limits, whether the area is unoccupied or occupied, to permit, maintain, or allow to remain thereo...	10
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...	10
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

**Case History**