

***** AGENDA *****
TOWN OF OCEAN RIDGE, FLORIDA
SPECIAL MASTER CODE ENFORCEMENT HEARING

Meeting to be held in the Town Hall on Tuesday, June 7, 2005 at 10:00 A.M.

A. **APPROVAL OF MINUTES FROM MARCH 14TH, APRIL 5TH, AND MAY 3RD, 2005**

B. **STATUS/FINE ASSESSMENT HEARING**

CASE NO. CE#2004-33 Joseph & Allyn Bryan, 3 Fayette Drive, Ocean Ridge FL 33435

RE: Ely 96.94' of Lot 1, Tropical Park Addition No. 1 Subdivision (3 Fayette Drive)

NATURE OF VIOLATION

Violate Section 67-174(a)(1) and Section 67-175(8) of the Town Code of Ordinances by allowing the paint to peel on the fascia of the house, allowing the outside balcony on the second floor in front of the house to remain bent, and allowing the door bell wires to be exposed. **(Initial Hearing held March 1, 2005, Status held May 3, 2005)**

CASE NO. CE#2005-20 Carmono Fernando & Shelby St. James, 6780 North Ocean Blvd., Ocean Ridge Fl 33435

RE: Lot 43, McCormick Mile Subdivision (6780 N. Ocean Blvd.)

NATURE OF VIOLATION

Violate Sections 64-81, 67-96, 67-77, and 66-1 of the Town Code of Ordinances by not maintaining the property by allowing seawall to remain in unsafe condition, by spreading fill on area of the property without obtaining a permit, by causing damage to the sidewalk in front of the resident as well as filling the drain with dirt thereby causing a problem with the drainage system, by doing renovation work on the swimming pool without obtaining a permit, by not providing proof as requested by the zoning official that the on site detention facility could accommodate a minimum of one inch of rain fall in one hour. **(Initial Hearing held March 1, 2005)**

C. VIOLATION HEARINGS

CASE NO. CE#2004-36

**Gary Cantor, 7 Ocean Harbour Circle,
Ocean Ridge FL 33435**

**RE: Lot 46, Inlet Cay Subdivision (46 Bimini
Cove Drive)**

NATURE OF VIOLATION

Violate Section 63-118(B), Ordinance 229,
Ordinance 345, 64-8, 64-43(A)(B), and 64-54(A) of
the Town Code of Ordinances by allowing a non-
resident use of the premises to exist, which is
prohibited, by being in violation of the Town's
established zoning map, by allowing the property to
be used as a private club in violation of the access
requirements as well as the minimum area
requirements, and allowing the property to be
used as a time share as defined by Town Code.

(Initial Hearing held on March 14, 2005)

CASE NO. CE#2005-25

**Mary L. Abinanti, 106 Bonito Drive, Ocean
Ridge FL 33435**

**RE: Lot 106, McCormick Mile Addition #1 (106
Bonito Drive)**

NATURE OF VIOLATION

Violate Section 67-51 of the Town Code of
Ordinances by building a dock without first
obtaining a permit

CASE NO. CE#2005-51

**Ocean Ridge Associates LLC, 2415 University
Drive, Pompano Beach FL 33065 and Pete
Dwyer of Dwyer Construction & Development,
7811 Seagate Drive, Delray Beach FL 33483**

**RE: Palm Beach Shore Acres 76' of West 748' of
Lot 17 Blk A (28 Tropical Drive)**

NATURE OF VIOLATION

Violate Sections 67-150(b)(5) and 67-153(d) of the
Town Code of Ordinances by allowing airborne
sediments to constitute a nuisance for adjacent
property owners

D. ADJOURNMENT

Please be advised that if a person decides to appeal any decision made by the Town Commission with respect to any matter considered at this meeting, such person will need to ensure that a verbatim record includes the testimony and evidence upon which the appeal is based. The Town neither provides nor prepares such record. Persons who need an accommodation in order to attend or participate in this meeting should contact the Town Clerk at 732-2635 at least 2 days prior to the meeting in order to request such assistance.