

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

**Meeting to be held in the Town Hall on Tuesday, Sept. 12, 2006 at 10:00 A.M.**

A. **ADOPTION OF AUGUST 8, 2006 MINUTES**

B. **STATUS HEARING**  
**CASE NO. CE#2006-06**

**Allyn R. and Joseph R. Bryan, 3 Fayette Drive, Ocean Ridge FL 33435**

**RE: Tropical Park Add #1 Subdivision Easterly 96.94' of Lot 1 (3 Fayette Drive)**

**NATURE OF VIOLATION**

Violate Section(s) 67-51 of the Town Code of Ordinance and Section 105.1 of the Florida Building Code, and Sections 110, 304, 101.6, 103.2.1, 307.4 and 305.3.2 of the Standard Building Code. This single-family residence was illegally converted into three (3) dwelling units without a permit. There are exposed wires on the outside of the structure. The porch deck and shower fixture in the rear of the house were not permitted. The walkway on the side of the house is broken and unsafe. The electrical box in the utility room in the rear of the house has exposed wires and exposed insulation. There are flammables and combustibles next to the hot water heater and exposed to outside temperatures, which constitutes a hazard. Screening is missing from the soffit. There is junk and debris around the perimeter of the house and outside storage of furniture, building material and equipment.

C. **VIOLATION HEARING**  
**CASE NO. CE#2006-0057**

**James P. Cooksey, 27 Princewood Lane, Palm Beach Gardens, FL 33410**

**RE: Lot 9, Blk 1, Boynton Beach Park Subdivision (23 Coconut Lane)**

**NATURE OF VIOLATION**

Violate Section(s) 34-6 of the Town's Code of Ordinances by allowing the grass and weeds to grow in excess of 12 inches on the property

**CASE NO. CE#2006-0058**

**CPI Real Estate Inc., 49 NE 22<sup>nd</sup> Street, Miami FL 33137-4822**

**RE: BLKS A, B & Z Palm Beach Shores Acres W 272' of Lot 17 (Less W 18' N Ocean Blvd. & N 10' Tropical Dr R/WS) Blk A (5019 North Ocean Blvd.)**

**NATURE OF VIOLATION**

Violate Section(s) 67-136(c) and 67-150(b)(5) of the Town's Code of Ordinances by allowing dirt to remain on the property without appropriate ground cover

Case No. CE#2006-0051

David Blonder, 5880 N Ocean Blvd., Ocean Ridge FL 33435

RE: Amended PL of Boyntons Sub SLY 80' of Muck Lot 46 W of SR A1A (5880 N Ocean Blvd.)

**NATURE OF VIOLATION**

Violate Section(s) 67-174(a)(1) of the Town's Code of Ordinances by not replacing the missing railing on the second story balcony

**D. REQUEST FOR FINE REDUCTION**

CASE NO. CE#2006-36

Joseph Chalal, 31 Anna Street, Ocean Ridge FL 33435

RE: Lot 9, Coastal Shores West Subdivision (31 Anna Street, Ocean Ridge FL 33435)

**NATURE OF VIOLATION**

Violate Section(s) 66-151(7) of the Town's Code of Ordinances by not maintaining the trees on property so as not to come in contact or otherwise obstruct or interfere with power or other utility lines or facilities (**Violation corrected by 7/18/06 due date and Administrative Fines paid 8/14/06**)

**E. 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.