

**TOWN OF OCEAN RIDGE  
SPECIAL MAGISTRATE CODE ENFORCEMENT HEARING  
AGENDA**



**September 3, 2024 at 10:00 AM  
Town Hall Commission Chambers**

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**APPROVAL OF MINUTES**

1. Approval of August 6, 2024 Minutes

**CASES TO BE HEARD**

2. **CASE NO. 2024-008**  
**CASE NO. 2024-008**  
MICHAEL DUBOSE  
9 OCEAN AVE, OCEAN RIDGE, FL 33435  
**RE: 9 OCEAN AVE**  
BOYNTON BEACH PARK, LT 3 BLK 4  
**NATURE OF VIOLATION**  
67-51 & FBC 105.1, 66-29, 67-174(a)(1), 30-157,  
64-46(a)
3. **CASE NO. 2024-016**  
**CASE NO. 2024-016**  
JANINE GAUTHIER  
5000 N OCEAN BLVD G20, BRINY BREEZES,  
FL 33435  
**CITATION PO1622OR**  
VIOLATION @ OLD OCEAN BLVD  
**NATURE OF VIOLATION**  
54-2 NO PARKING AS POSTED
4. **CASE NO. 2024-019**  
**CASE NO. 2024-019**  
CYNTHINE L. LEY  
4528 PINE HOLLOW DR. TAMPA, FL 3324  
**CITATION 0470**  
VIOLATION @ 6100 BLK OF NOB ON THE  
BEACH  
**NATURE OF VIOLATION**  
62-28 ANIMAL ON THE BEACH, FIRST  
OFFENSE

**ADJOURNMENT**

Please be advised that if a person decides to appeal any decision with respect to any matter considered at this meeting, such person will need a record of the proceedings, and that for such purpose, he/she may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based. The town neither provides nor prepared such record.

Persons who need an accomodation in order to attend or participate in this meeting should contact the Town Clerk at 561-732-2635 at least 5 days prior to the meeting in order to request such assistance. Please take notice that one or more Town Commissioners may be present at any board or commission meeting of the Town of Ocean Ridge.

The Town of Ocean Ridge is holding all meetings in-person, with an additional option of listening to the audio live. Any person wishing to listen to the audio live can access the feed on the date and time of the meeting by dialing +1 (571) 317-3122 and using 910-698-933 as the access code. Persons who are unable to attend the meeting in person may submit public comments to be read into the record by emailing the Town Clerk a minimum of one business day prior to the meeting at [kavery@oceanridgeflorida.com](mailto:kavery@oceanridgeflorida.com) or by calling Town Hall during business hours before the meeting date and time and providing your comment to the Town Clerk.

MINUTES  
TOWN OF OCEAN RIDGE  
SPECIAL MAGISTRATE/COMMUNITY STANDARDS HEARING  
AUGUST 6, 2024

Present: Special Magistrate Amity Barnard, Town Attorney Christy Goddeau, and Town Clerk Kelly Avery.

The meeting was called to order at 10:00 A.M. by Special Magistrate Barnard.

Special Magistrate Barnard explained the hearing process, noting that the Town will call cases as they appear on the agenda. All those persons planning to provide testimony were sworn in by Special Magistrate Barnard.

**1. ADOPTION OF JULY 2, 2024, MINUTES**

The Community Standards Hearing Minutes of July 2, 2024, were adopted as submitted by Special Magistrate Barnard.

**2. CASE NO. 2024-010**

**OCEAN RIDGE YACHT CLUB HOA INC-  
RENAISSANCE MGT  
1800 N CONGRESS AVE, STE 120  
BOYNTON BEACH, FL 33426  
RE: 5600 N OCEAN BLVD  
OCEAN RIDGE YACHT CLUB COMMON  
AREA K/A PT OF LTS 1 & 2 BENSON  
BROTHERS SUB & PT OF LT A TROPICAL SHORES  
NATURE OF VIOLATION  
64-81, 67-174(a)(1) & 67-174(a)(2)**

Town Attorney Goddeau introduced the case for the Special Magistrate.

Town Clerk Avery provided background information on the case.

Code Enforcement Officer Manny Palacios provided background information and stated that the property was a hazard.

Jill Gallo, Property Manager, and Tricia Schmidt, Director of Operations, represented the Respondent. Special Magistrate Barnard asked if they had any objections to the documents shown on the screen by the Town and they had none. Mrs. Gallo informed the Special Magistrate that they needed clarity on the code and explained they were correcting the violation.

Special Magistrate Barnard asked for the Town's recommendation. Town Attorney Goddeau recommended that the Respondent apply for permits and approval from the Army Corp of Engineers. She also requested a fine of One Hundred Dollars (\$100.00) per day if the Respondent does not comply within a reasonable amount of time and costs of One Hundred Seventy-Three and Forty-Seven Cents (\$173.47) for administrative costs.

Special Magistrate Barnard entered the Towns case file exhibit #1 into the record without objection. She ordered that based on the proper notice of the violation and found that the property violates sections 64-81,67-174(a)(1) of the Code of Ordinances of the Town. She stated that the respondent must provide a written engineer's/marine report assessing the condition of the onsite docks and program for repair or replacement within forty-five (45) days of the date of this order. She also required all dock repairs/replacement within one hundred twenty (120) days of the date of this order. She mentioned if state or federal permits are required, the Respondent may request a hearing for additional time to comply. She also assessed administrative costs of \$173.47 payable within 30 days.

**3. CASE NO. 2024-011                      LINEAR ALLOCATION IV LLC  
2985 N OCEAN DR  
DELRAY BEACH, FL 33483  
RE: 15 HARBOUR DR. N  
RIDGE HARBOUR ESTATES LT 24  
NATURE OF VIOLATION  
64-81 & 67-17(a)(1)**

Town Attorney Goddeau summarized the case for the Special Magistrate. She stated the Town has notice of service and photos.

Special Magistrate Barnard stated that in Case 2024-010, based on the evidentiary case file, she found that there was good and sufficient notice given for the hearing.

Town Clerk Avery provided background information on the case.

Ileen Gonzalez represented the Respondent. Special Magistrate Barnard asked if she had any objections to the documents shown on the screen by the Town and she had no objections. Special Magistrate Barnard entered the Towns case file exhibit #1 into the record without objection and included R1 (the Respondent authorization letter). Special Magistrate Barnard asked for the Town's recommendation. Town Attorney Goddeau recommended that the Respondent comply within thirty (30) days and a letter from an engineer. She requested a fine of One Hundred Dollars (\$100.00) per day if the Respondent is not compliant within a reasonable amount of time. She also assessed the costs of One Hundred Seventy-Three and Forty-Seven Cents (\$173.47) payable within thirty (30) days and a letter from an engineer. Special Magistrate Barnard granted her requests.

**4. CASE NO. 2024-012                      IAN GOLDBAUM  
6 SABAL ISLAND DR  
RE: 6 SABAL ISLAND  
MC CORMICK MILE LT 6  
NATURE OF VIOLATION  
67-51 & FBC 105.1**

Town Clerk Avery summarized the case for the Special Magistrate.

The Respondent was not present.

Special Magistrate Barnard asked for the Town's recommendation. Town Attorney Goddeau recommended compliance within thirty (30) days, a \$50.00 per day if the Respondent does not

comply, and administrative costs of One Seventy-Two Dollars and Ninety-Seven Cents (\$172.97). Special Magistrate Barnard entered the Towns case file exhibit #1 into the record without objection. She stated that based on the evidentiary case file, she found that there was good and sufficient notice given for the hearing. She finds that the property violates sections 67-51 & FBC 105.1 for the white vinyl fence that is installed without the required permits and requested that the Respondent comply by obtaining a building permit within thirty (30) days or be assessed with a fine of Fifty Dollars (\$50.00) per day for each day the violation continues. She also assessed the administrative cost payable within thirty (30) days.

**5. CASE NO 2024-013 DONALD H. TRACEY  
380 GLENBROOK DR.  
ATLANTIS, FL 33462  
CITATION PO16100R  
VIOLATION @ 17 OCEAN AVE  
NATURE OF VIOLATION  
67-1 (D) CONSTRUCTION SITE PARKING,  
3<sup>RD</sup> + OFFENSE**

Town Attorney Goddeau summarized the case for the Special Magistrate. She explained that this was the third parking offense.

Officers Sigelakis and Pilon provided testimony regarding the parking violation.

Donald Tracey explained that this was his second offense, and he provided written permission that he was allowed to park on the property by the owner. Special Magistrate Barnard asked the Town if they had any objections to the letter and they had none.

Town Attorney Goddeau read the section on Resolution 2022-02 regarding parking citation procedures.

Special Magistrate Barnard entered R1 written notice and the Towns case file exhibit #1 into the record without objection. She stated that based on the evidentiary case file, she found that there was good and sufficient notice given for the hearing. She finds that the Respondent violates sections 67-1 for construction site parking. She assessed a fine of One Hundred Dollars (\$100.00) and administrative costs of One Hundred Sixty-Four Dollars (\$164.00) payable within thirty (30) days.

**6. CASE NO 2024-015 CPI REAL ESTATE INC  
3500 45<sup>TH</sup> ST STE 11  
WEST PALM BEACH, FL 33407  
RE: 5019 N OCEAN BLVD  
PALM BEACH SHORE ACRES BLKS A, B, & Z  
W 272 FT OF LT 17 (LESS W 18 FT N OCEAN  
BLV & N 10 FT TROPICAL DR R/WS) BLK A  
NATURE OF VIOLATION  
67-51 Working w/out permit & FBC 105.1**

Town Attorney Goddeau summarized the case for the Special Magistrate.

SPECIAL MAGISTRATE CODE ENFORCEMENT HEARING OF AUGUST 6, 2024

Code Enforcement Officer Manny Palacios provided background information, and he stated that as of today the violation still exists on the property. Town Clerk Avery added that the Respondent applied for a permit that was issued but had a penalty and had not been picked up.

Donna Horrigan, owner of the property, explained that she had paid the fine and provided the receipt.

Town Attorney Goddeau stated that the owner has complied, and the town is only seeking the administrative costs of One Hundred Sixty-Four Dollars (\$164.00).

Special Magistrate Barnard asked Mrs. Horrigan did she had any objections to the documents on the screen and she had none. Special Magistrate Barnard entered the Towns case file exhibit #1 into the record without objection. She stated that based on the evidentiary case file, she found that there was good and sufficient notice given for the hearing. She finds that the Respondent violated sections 67-51 for work without a permit and complied but not within the specified time. She assessed administrative costs of \$164.00 payable within thirty (30) days.

**7. CASE NO 2024-017                      ERIC J HOCHSTADT  
6407 BELLA CIRCLE APT, 404  
BOYNTON BEACH, FL 33437  
CITATION 0469  
VIOLATION @ OCEANFRONT PARK  
NATURE OF VIOLATION  
62-28 ANIMAL ON BEACH, FIRST OFFENSE**

Town Attorney Goddeau introduced the case and Sergeant Gary Roy summarized the case for the Special Magistrate.

The Respondent was not present.

Town Attorney Goddeau recommended thirty (30) days to pay off the fine and a daily fine of Twenty-Five Dollars (25.00) a day if the Respondent fails to pay within the time specified. Special Magistrate Barnard entered the Town case file exhibit #1 into the record without objection. She finds that the Respondent violated sections 62-28 regarding animals on the beach. She assessed costs of \$164.00 payable within thirty (30) days and a daily fine of Twenty -Five Dollars (\$25.00) for each day for non-payment of the citation.

**ADJOURNMENT**

The hearing was adjourned at 11:22 A.M.

Minutes prepared by Deputy Town Clerk Pinder and adopted by Special Magistrate Barnard on September 3, 2024.

ATTEST:

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Kelly Avery, Town Clerk

**COMMUNITY STANDARDS SPECIAL MAGISTRATE  
TOWN OF OCEAN RIDGE**

PAGE 1 OF 2

CE CASE NO.: 2024-008

**AFFIDAVIT AND NOTICE OF VIOLATION**

STATE OF FLORIDA  
COUNTY OF PALM BEACH

THE UNDERSIGNED CERTIFIES AND SWEARS that he/she) has just and reasonable grounds to believe and does believe that on 1/20/24, at \_\_\_\_\_ hours, the Respondent(s), MICHAEL DUBOSE owner(s) of the property located at 9 OCEAN AVE (BOYNTON BEACH PARK, LT 3 BLK 4), Ocean Ridge, FL 33435, did violate Section(s) 67-51 & FBC 105.1, 66-29, 67-174(a)(1), 30-157, 64-46(a) of the Town's Code of Ordinances by:

Sec. 67-51 Working w/out permit & FBC 105.1 - Please apply for permits for all construction on home and deck

Sec. 66-29. - Recreational vehicles and park trailers - Please remove RV from property

Sec. 67-174. - Maintenance and appearance standards - Please fix exterior of all structures to good repair and condition and apply for permit(s) to repair main home including roof.

Sec. 30-157 - Residential rental registration - Please apply for rental registration; registration will not be issued if living in unhabitable structure (i.e., shed).

Sec. 64-46. - Off-street parking - Parking required to be on driveway- Please remove all vehicle and motorcycle from yard and park in driveway

This violation notice is base upon:  personal observation/investigation,  or upon a witness

Affidavit (check one or both); Witness Affidavit, if any, must be attached hereto. The legal description of the property where the violation occurred is 9 OCEAN AVE (BOYNTON BEACH PARK, LT 3 BLK 4)

Pursuant to Town Code Section(s) 67-51 & FBC 105.1, 66-29, 67-174(a)(1), 30-157, 64-46(a), and Chapter 162, Florida Statutes, the violation(s) must be corrected within 14 calendar days from the receipt of this notice, failing which this matter shall be heard by a Community Standards Special Magistrate at Town Hall, 6450 N Ocean Blvd., Ocean Ridge, FL 33435, Telephone 561-732-2635, at 10:00 A.M. on July 2, 2024.

If unsure as to how to correct the violation, contact the undersigned Code Enforcement Officer Immediately.

YOU ARE HEREBY ORDERED to appear and answer the above charges. Your failure to appear may result in the Special Magistrate proceeding in your absence.

# AFFIDAVIT AND NOTICE OF VIOLATION

PAGE 2 OF 2

CE CASE NO.: 2024-008

To avoid a hearing in this case, it is your obligation to notify the undersigned Community Standards Officer of compliance on or before 6/24/24 at the Town of Ocean Ridge 561-732-2635.

If you are found in violation of the Town Code, the Special Magistrate has the legal authority to levy fines of up to \$250.00 a day against you and your property for every day that any violation continues beyond the date set in an order of the Special Magistrate for compliance, or, in the case of a repeat violation, a fine of up to \$500.00 a day upon a finding that repeat violation has been committed. If a violation is found to be irreparable or irreversible in nature, a fine of up to \$5,000 may be imposed by the Special Magistrate as per F.S.162.09 (2)(a).

Should you desire, you have the right to obtain an attorney, at your own expense, to represent you before the Special Magistrate. You will have the opportunity to present witnesses as well as question witnesses against you prior to the Special Magistrate making a determination. You should be prepared, at the hearing, to present evidence concerning the amount of time you will need to correct the alleged violation should you be found in violation of the Town Code. If you wish to have witnesses subpoenaed or if you have other questions, you may contact the Town Clerk's Office at 561-732-2635.

Any interested party seeking to appeal any decision of the Special Magistrate with respect to any matter considered at the hearing will need a record of the proceedings, and will need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence presented.

If you need a special accommodation in order to attend the hearing, you must advise the Town Clerk's Office at 561-732-2635 at least thirty-six (36) hours prior to the hearing.

Printed: Manny Palacios

Signed: Manny Palacios  
Community Standards Officer

The foregoing Affidavit and Notice of Violation was sworn to (or affirmed) and subscribed before me by means of physical presence this 11<sup>th</sup> day of June, 2024 by Manny Palacios, who is personally known to me to be a Community Standards Officer of the Town of Ocean Ridge, Florida, and who did take an oath.

Witness my hand and seal the day and year first written above.



Kelly Iavery  
NOTARY PUBLIC, State of Florida  
My Commission Expires: 12/7/27



# TOWN OF OCEAN RIDGE

6450 North Ocean Boulevard, Ocean Ridge, Florida 33435  
(561) 732-2635 Main ♦ (561) 737-8359 Fax

## AFFIDAVIT OF SERVICE

TOWN OF OCEAN RIDGE

Petitioner

COMMUNITY STANDARDS

CE CASE NO.: 2024-008

vs.

Code Section(s):

67-51 & FBC 105.1, 66-29, 67-174(a)(1),  
30-157, 64-46(a)

of the Town's Code of Ordinances

Respondent

VIOLATION ADDRESS: 9 OCEAN AVE (BOYNTON BEACH PARK, LT 3 BLK 4), Ocean Ridge, FL 33435

I, Manny Palacios, Community Standards Officer, hereby certify and return that I have served a Community Standards Special Magistrate Affidavit and Notice of Violation for July 2, 2024 at 10:00 A.M. on the above named respondent on

~~MICHAEL DUBOSE~~ at 2:45 AM PM  
6/11/24

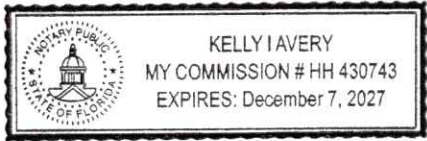
SERVICE OBTAINED BY POSTED: By posting a Community Standards Special Magistrate Affidavit and Notice of Violation at the violation address and in the lobby of Town Hall, and by mailing a Community Standards Special Magistrate Affidavit and Notice of Violation by first class mail to the above named respondent.

6-11-24 Date Manny Palacios Community Standards Officer

Sworn to and Subscribed

Before me by means of physical presence, this 11<sup>th</sup> day of June 2024.

(SEAL)



Kelly Iavery  
NOTARY PUBLIC, State of Florida  
My Commission Expires: 12/7/27

**Property Detail**

**Location Address :** 9 OCEAN AVE  
**Municipality :** OCEAN RIDGE  
**Parcel Control Number :** 46-43-45-27-07-004-0030  
**Subdivision :** BOYNTON BEACH PARK IN  
**Official Records Book/Page :** 29933 / 673  
**Sale Date :** MAR-2018  
**Legal Description :** BOYNTON BEACH PARK, LT 3 BLK 4

**Owner Information**

<b>Owner(s)</b>	<b>Mailing Address</b>
DUBOSE MICHAEL	9 E OCEAN AVE BOYNTON BEACH FL 33435 5234

**Sales Information**

<b>Sales Date</b>	<b>Price</b>	<b>OR Book/Page</b>	<b>Sale Type</b>	<b>Owner</b>
MAR-2018	\$10	29933 / 00673	QUIT CLAIM	DUBOSE MICHAEL
SEP-2003	\$470,000	16031 / 00169	WARRANTY DEED	DUBOSE MICHAEL &
MAY-2001	\$10	12633 / 00958	QUIT CLAIM	CUTHILL ANTHONY E
JUN-2000	\$100	11879 / 00182	QUIT CLAIM	CUTHILL VALERIE
JUN-2000	\$200	11879 / 00182	QUIT CLAIM	CUTHILL VALERIE K
JUN-2000	\$305,000	11874 / 01602	WARRANTY DEED	CUTHILL VALERIE K &
OCT-1997	\$235,000	10032 / 00308	WARRANTY DEED	
MAY-1993	\$175,000	07740 / 01707	WARRANTY DEED	
OCT-1991	\$35,000	07000 / 01523	WARRANTY DEED	
JAN-1981	\$100	03451 / 00801	QUIT CLAIM	
JAN-1978	\$95,000	02976 / 00344		

**Exemption Information**

<b>Applicant/Owner(s)</b>	<b>Year</b>	<b>Detail</b>
DUBOSE MICHAEL	2024	HOMESTEAD
DUBOSE MICHAEL	2024	ADDITIONAL HOMESTEAD

**Property Information**

**Number of Units :** 1  
**\*Total Square Feet :** 2361  
**Acres :** 0.3898  
**Property Use Code :** 0100—SINGLE FAMILY  
**Zoning :** RSF—SINGLE FAMILY RESIDENTIAL (46-OCEAN RIDGE)

**Appraisals**

<b>Tax Year</b>	<b>2023</b>	<b>2022</b>	<b>2021</b>	<b>2020</b>	<b>2019</b>
Improvement Value	\$339,352	\$25,001	\$16,716	\$16,962	\$17,081
Land Value	\$1,027,895	\$747,560	\$432,225	\$431,640	\$384,120
Total Market Value	\$1,367,247	\$772,561	\$448,941	\$448,602	\$401,201

**Assessed and Taxable Values**

<b>Tax Year</b>	<b>2023</b>	<b>2022</b>	<b>2021</b>	<b>2020</b>	<b>2019</b>
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Assessed Value	\$357,984	\$347,557	\$337,434	\$332,775	\$325,293
Exemption Amount	\$50,000	\$50,000	\$50,000	\$50,000	\$50,000
Taxable Value	\$307,984	\$297,557	\$287,434	\$282,775	\$275,293

<b>Taxes</b>					
<b>Tax Year</b>	<b>2023</b>	<b>2022</b>	<b>2021</b>	<b>2020</b>	<b>2019</b>
AD VALOREM	\$5,816	\$5,781	\$5,751	\$5,670	\$5,588
NON AD VALOREM	\$188	\$184	\$178	\$173	\$175
TOTAL TAX	\$6,004	\$5,965	\$5,929	\$5,843	\$5,763

Dorothy Jacks, CFA, AAS PALM BEACH COUNTY PROPERTY APPRAISER [www.pbcpa.gov](http://www.pbcpa.gov)

Sec. 67-51. - Permit required generally; demolition permits.

- (a) *Permits generally.* No construction, alteration, remodeling or demolition of any improvement on any lot may be commenced without a permit by the town building official.
- (b) *Demolition permits.*
  - (1) *Partial demolition.* Applications for permits for a partial demolition of any improvement must be accompanied by one of the following:
    - a. An approved building permit for any reconstruction, alteration or remodeling which is the purpose for which the partial demolition permit is being sought, including a time certain within which new construction will commence and be completed; or
    - b. Plans prepared by a registered architect or engineer demonstrating that once the partial demolition has been completed, the property and improvements remaining will consist of a complete, finished structure(s) in compliance with all other applicable provisions of the town's zoning and building requirements.
  - (2) *Complete demolition.* Applications for permits for complete demolition shall include a plan to meet the applicable clearing, groundcover and other requirements of sections 67-136, 67-137, 67-153 and all other applicable provisions of town's Code of Ordinances, or be accompanied by an approved building permit for any reconstruction, alteration or remodeling which is the purpose for which the complete demolition permit is being sought, including a time certain within which new construction will commence and be completed.
  - (3) *Timeframes.* For purposes of this section, and notwithstanding any code section to the contrary, once demolition or partial demolition begins, a contractor has 60 days to complete the demolition. In addition, the requirements under sections 67-136, 67-137, 67-153 and all other applicable requirements of town's Code of Ordinances must be completed no later than 120 days of the issuance of the demolition permit. These requirements do not extend the timeframes for construction as set forth in section 67-52.
  - (4) *Posting.* Permits for the demolition or partial demolition of any improvements on land within the town shall be posted in the same manner as and pursuant to the same requirements for construction permits as required by the town's Code of Ordinances, including but not limited to those found in sections 67-59 and 67-153, as well as the Florida Building Code and any applicable county amendments thereto.
  - (5) *Letter of credit.* To ensure that a demolition occurs within the timeframes set forth herein, the town requires that the property owner, developer or contractor, as appropriate, file with the town documents guaranteeing that the demolition will occur as set forth herein. Such guarantee shall be a personal bond secured by an unconditional and irrevocable letter of credit in an amount equal to 110 percent of the total cost of the demolition project which shall include grading and other requirements of sections 67-136, 67-137, 67-153, and all other

applicable requirements of the town's Code of Ordinance. The expiration date of the letter of credit shall be at least three months after the expiration date of the anticipated demolition project date. The letter of credit shall be issued to the town by a state or United States banking institution. The town, after 30 days' written notice to the property owner, developer, or contractor, as appropriate, shall have the right to use any funds resulting from drafts on the letter of credit to secure satisfactory completion of the demolition project in the event the property owner, developer, or contractor, as appropriate, fails to complete the demolition project within the timeframe prescribed. Notwithstanding the requirements set forth herein, the town building official may waive the guarantee requirement of providing an unconditional and irrevocable letter of credit, provided that the property owner, developer, or contractor has complied with subsection (b)(1), and the building official has determined that the demolition will have limited adverse impacts and no life-safety issues, and that the timeframe(s) for the partial demolition or interior demolition does not require clearing, groundcover and other requirements of sections 67-136, 67-137, 67-153, and all other applicable provisions of town's Code of Ordinances.

(6) *Penalties.* Failure to comply with these requirements of this section will subject the property owner to code enforcement, injunction, or any other remedies under the town's Code of Ordinances or the law.

(Ord. No. 613, § 2(B), 12-7-2015; Ord. No. 2021-01, § 2, 4-5-2021; Ord. No. 2022-05, § 2, 6-2-2022)

Editor's note— Ord. No. 2021-01, § 2, adopted April 5, 2021, changed the title of § 67-51, from "Permit required" to read as herein set out.

**[A]105.1 Required.**

Any *owner* or owner's authorized agent who intends to construct, enlarge, alter, *repair*, move, demolish or change the occupancy of a building or structure, or to erect, install, enlarge, alter, *repair*, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be performed, shall first make application to the *building official* and obtain the required *permit*.

Sec. 66-29. - Recreational vehicles and park trailers.

(a) *Temporary placement.* Recreational vehicles and park trailers placed temporarily in flood hazard areas shall:

- (1) Be on the site for fewer than 180 consecutive days; or
- (2) Be fully licensed and ready for highway use, which means the recreational vehicle or park model is on wheels or jacking system, is attached to the site only by quick-disconnect type utilities and security devices, and has no permanent attachments such as additions, rooms, stairs, decks and porches.

(Ord. No. 623, § 3, 7-10-2017)

Sec. 67-174. - Maintenance and appearance standards.

- (a) *Standards.* The owner and operator of all real properties within the town shall maintain the exterior of all structures on the premises in such a manner to conform with all town codes and ordinances; to avoid blighting influences on neighboring properties, and to avoid the creation of hazards to public health, safety and welfare. Properties shall be maintained in accordance with the following standards:
- (1) The exterior of all premises and every structure thereon, including all parts of the structures and appurtenances whether or not exposed to public view, shall be maintained in good condition and shall not show evidence of deterioration, weathering, discoloration, ripping, tearing or other holes or breaks. All screened enclosures shall be properly fitted and maintained. All other surfaces shall be maintained free of broken glass, crumbling stone, brick or stucco, or other conditions reflective of deterioration or inadequate maintenance.
  - (2) All surfaces requiring paint or which are otherwise protected from the elements shall be kept painted or protected. Painted surfaces shall be maintained free of graffiti, void of any substantial evidence of deterioration, including but not limited to peeling, mildew, oxidation or weather or water staining.
  - (3) All off-street parking spaces shall be asphalt, concrete, gravel, turf block or paving units and shall be smooth surfaced and in good repair in compliance with town codes; provided, however, that off-street parking spaces surfaced with gravel shall be maintained so that the surface is substantially level, even and well contained, with no gravel on adjacent public or private roadways.
- (b) *Deficiencies.* Property failing to meet the standards in subsection (a) above, will be considered "deficient." A blighting influence on the surrounding neighborhood in violation of this division exists when a deficiency or combination of deficiencies represents more than 25 percent of the area of any wall or roof or paved surface as viewed from any single vantage point off the property.
- (c) *Landscaping.* Except as herein provided, the entire yard must be landscaped. Height shall conform with all applicable town ordinances. Play areas, gardens, flower beds, compost beds or containers, driveways, walks or other landscape architectural features or accessory structures not intended to have vegetative cover should be clearly defined and maintained free of weeds. Dead, dying or defoliated hedges or trees are deficient. All foliage infected by any exotic pests including but not limited to whitefly [*Singhiella simplex* (Singh) (Hemiptera: Aleyrodidae)] is deficient. All landscaping shall comply with the provisions of chapter 66, article IV, division 1, sections 66-119, 66-120, 66-125, division 2, division 3 and division 4 of this land development code. In addition, landscaping shall be maintained in good condition, shall present a healthy, neat, and orderly appearance, and shall be free from refuse and debris. Property not meeting these standards will

be considered deficient. A blighting influence on the surrounding neighborhood in violation of this division will exist if more than 33 percent of the yard area visible from any single vantage point-off the property is deficient.

- (d) *Landscaping in public rights-of-way.* Swales and parkways shall be sodded or seeded by the abutting real property owner or occupant with grass, which shall be maintained to a height not greater than permitted by this Code for the abutting property owner's private property, or with other landscape materials as may be permitted or licensed by the town.

(Ord. No. 540, 3-13-2003; Ord. No. 550, §§ 2, 3, 12-6-2004; Ord. No. 598, § 2, 7-9-2012)

Sec. 30-157. - Residential rental registration.

- (a) Every person engaging in the lease of real property located in a residential zoning district not governed by a cooperative or condominium association or otherwise exempt, shall register all rental properties with the town on a form provided by the town for that purpose. For purposes of this section and section 30-158 below, a "rental property" shall be defined as a single-family, duplex, triplex or multi-family dwelling.
- (b) The rental registration shall include the number of rental properties being registered and, for each rental property, valid information concerning, but not limited to, owner's name and address, the property control numbers, addresses, and number of units contained in each rental property being registered. All rental properties in the town owned by a single owner may be included in a single rental registration form.
- (c) Registration shall be required annually no later than January 31 for all rental properties leased or held for lease as of January 1. For properties not leased or held for lease as of January 1, that become leased after that date, a rental registration form shall be required to be provided to the town no later than 15 days after the commencement of the lease period.
- (d) Properties that are governed by a not-for-profit association pursuant to F.S. chs. 718 and 719, are exempt from the town's residential rental registration program.
- (e) The provisions of this section may be enforced and penalties imposed for violations of this section as provided by law. Without limiting the town's right to impose any other penalties as provided by law, or to enforce this section by any other lawful means, a violation of this section shall be subject to code enforcement procedure and penalties contained in chapter 16.

(Ord. No. 603, § 2, 6-3-2013; Ord. No. 608, § 2, 9-9-2014)

Sec. 64-46. - Off-street parking.

(a) *Single-family and two-family dwellings.* All single-family and two-family dwellings shall require one off-street parking space per bedroom or per room that may qualify as a bedroom, in accordance with the Florida Building Code, except as set forth below. Parking shall occur on driveways and parking areas otherwise permitted by code. Parking areas which are not contiguous to a street or right of way shall be connected to such by a driveway. Driveways shall be considered as constituting off-street parking spaces for single-family and two-family duplex dwellings in all appropriate residential districts, provided that sufficient spaces are available on such driveways to meet the requirements of this section. Driveways shall be constructed in a manner that is clearly delineated and engineered and consistent with section 67-174(a)(3). Each single-family and two-family dwellings shall include an accessory attached and/or detached, fully-enclosed garage to accommodate two full-size vehicles. For every two bedrooms above four bedrooms, an additional garage parking space shall be provided. For single/two-family dwellings on existing lots less than 10,000 square feet in area, that are located in zoning districts other than RSF and RSE, only one off-street parking space shall be required. Each interior parking space shall be a minimum of ten feet by 20 feet. Each exterior parking space shall be a minimum of nine feet by 18 feet. Parking spaces shall be located on the same property as the primary structure and vertically stacked spaces shall not be counted as a parking space.

(b) *Multiple-family and other special exception uses.*

(1) *Location of on-site parking spaces.* Parking spaces shall be located so that no spaces are a greater distance than 600 feet from the building or use to which they are assigned.

(2) *Landscaping.* All off-street parking areas for all uses except single-family and two-family residential dwellings shall be landscaped as outlined in article IV of chapter 66. The administrative official shall determine from the site plans submitted whether the requirements of the town landscape code have been met.

(3) *Drainage and maintenance.* The proposed grading and drainage for the off-street parking facilities shall be approved by the administrative official. All parking areas shall be paved with a minimum of a six-inch shellrock or limerock base and a one-inch hot plant-mix asphaltic concrete or other acceptable base for durable weatherproof surface pavement. The parking lot shall be maintained in a manner so as to not create a hazard or nuisance.

(4) *Parking geometrics, signing and marking requirements.* Parking spaces and lots shall be designed to meet the minimum geometric requirements defined in this section, as follows:

a. The minimum stall dimensions for parking spaces shall be nine feet in width and 18 feet in length. However, "compact vehicle" parking spaces measuring not less than eight feet in width and 16 feet in length shall be permitted for not more than ten percent of all

required parking spaces. Wherever "compact vehicle" parking spaces are used, the net area saved by use of the smaller parking space(s) shall be used for additional landscape, as provided in this land development code.

- b. "Handicapped" parking spaces shall be dimensioned as required by law.
- c. All parking spaces shall be delineated by painted lines, curbs or other means to indicate individual spaces; except this provision may be waived when parking spaces are placed on stabilized sod.
- d. Concrete wheel stops or continuous concrete or asphalt curb or similar material shall be provided for all parking areas, and shall be so located as to provide a minimum of two feet of clear area from the front edge of the parking space to the edge of the wheel stop.
- e. "Dead-end" parking spaces are discouraged, but when unavoidable due to site conditions, shall be designed to provide for a minimum maneuvering area of 24 feet in width and six feet in depth, immediately adjacent to such parking space.
- f. Traffic control signs and other pavement markings shall be used as necessary to ensure safe and efficient traffic operation on the lots. Such signing and marking shall be subject to the approval of the town traffic engineer and by the administrative official.

Minimum Parking Bay Dimensions by Parking Angle and Parking Bay Illustrations

A (feet)	B (feet)	C (feet)	Parking Angle	A' (feet)	B' (feet)	C' (feet)
21	30	30	0	33	42	42
27	43	34	20	39	58	50
30	48	39	30	41	61	53
32	52	44	40	43	63	55
34	54	47	45	45	66	59
34	54	48	50	45	66	60
40	61	56	60	50	73	68
40	61	57	70	50	73	69
45	65	64	80	45	65	65
45	65	65	90	45	65	65

*Parking Lot Schematic*

*One-Way Traffic*

*Two-Way Traffic*

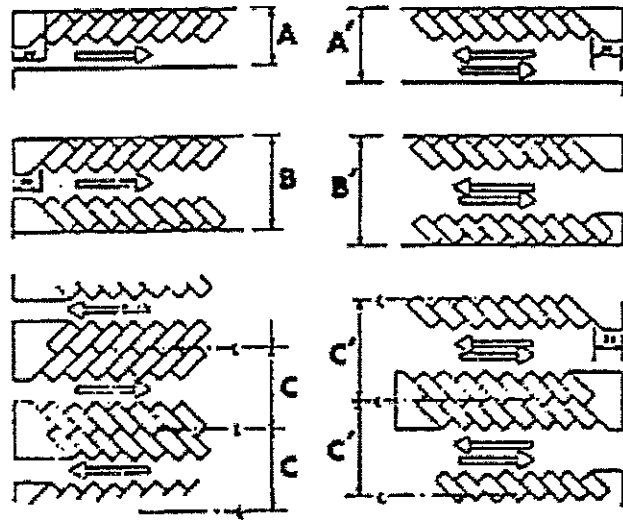


Figure 64-8

Parking Lot Schematic Figure 64-8

Notes:

- (1) All examples show 45-degree angle parking.
- (2) Wheel stops or curbs are required when the parking spaces face the property line.
- (3) A minimum backup distance of 20 feet is required between the property line and the first stall as shown in examples above.
- (4) Within the area formed by the right-of-way lines of intersecting streets, a straight line connecting points on such right-of-way lines at a distance equal to the required setback for the applicable zoning district from their point of intersection, such connecting line extending beyond the points to the edge of the pavement, there shall be a clear space with no obstruction to vision. Fences, walls, or plantings shall be restricted to a height of three feet or less above the average grade of each street as measured at the centerlines thereof.
- (4.1) Minimum parking bay dimensions by parking angle and parking bay illustration. See Figure 64-8.
- (5) Parking access and driveways: Each parking stall shall have appropriate access to a street or alley, and maneuvering and access aisle areas shall be sufficient to permit vehicles to enter and leave the parking area in a forward motion, with the exception of single-family and duplex areas. Driveways shall be paved and meet the requirements outlined in subsection (b) (6) of this section unless very high volumes or other special circumstances warrant variation by the zoning administrator.
- (6) Access dimension guidelines: The dimension at the street shall be as follows:

Width*:	
---------	--

Minimum (one-way)	15 feet
Minimum (two-way)	25 feet
Maximum	35 feet
Right turn radius**:	
Minimum	10 feet
Maximum	30 feet

\* Measured along right-of-way line at inner limit of curbed radius sweep or between radius and near edge of curbed island at least 50 square feet in area. The minimum width applies principally to one-way driveways.

\*\* On side of driveway exposed to entry or exit by right-turning vehicles.

- (7) Site plan requirements: At the time of the application for any minor development (site plan required or major development) for which parking spaces are required to be constructed, a site plan for such parking facilities shall be submitted to the zoning administrator. The site plan shall include the following:
- a. Landscaping and screening shall be provided as outlined in article IV of chapter 66 of this land development code.
  - b. Channelization and division of parking areas within the interior of the parking lot for pedestrian and vehicular traffic shall be accomplished by the use of landscaped areas with trees, other natural growth or artificial features or raised curbs. Traffic channelization and other traffic controls, including signing, pavement marking, and ingress and egress to public roads, shall be approved by the zoning administrator.
  - c. When the parking facilities are housed in an underground garage or a multistoried structure or on the roofs of buildings, a site plan shall be submitted under this land development code for approval of interior traffic circulation, slope of ramp, ease of access and utilization of ramps, for approval of parking stall and aisle dimensions, proper traffic control signing and pavement marking for safe and efficient vehicular and pedestrian operation, for approval of location of entrances and exits on public roads, for approval of sight distances at such entrances and exits and at corners of intersecting public roads, and for approval of the effective screening of the cars located in or on the parking structures from adjoining properties and from public roads.
  - d. The site plan shall be prepared with careful regard to the location of the parking facilities with relation to adjoining land uses, and the parking facilities shall be devised to have the least adverse effect on such adjoining or neighboring properties. The site plan submitted shall show:
    1. The location and design of entrances from and exits to public roads.

2. The location and size of all buildings and structures.
3. The location and dimensions of parking spaces and aisles, and directional markings and traffic control devices and signs, and the location of future parking areas as required by subsection (8) of this section.
4. The location and design of walls, fences, landscaped areas, banks, berms, changes of grades and planting materials, including the type and names of materials proposed to be planted.
5. Such other information that may be required by the administrative official to meet the rules and regulations of this and other applicable ordinances of the town.

(8) Off-street parking spaces required:

- a. Residential uses: Two spaces per dwelling unit are required for residential uses.
- b. Government services: Required spaces for governmental services are as follows:
  1. One space per employee on the shift of greatest employment.
  2. One space for each three seats provided in the government service facility if public meeting rooms or areas are provided. This parking requirement shall be in addition to the employee parking requirement in subsection (b)(8)b.1. of this section.

(9) Special parking prohibition:

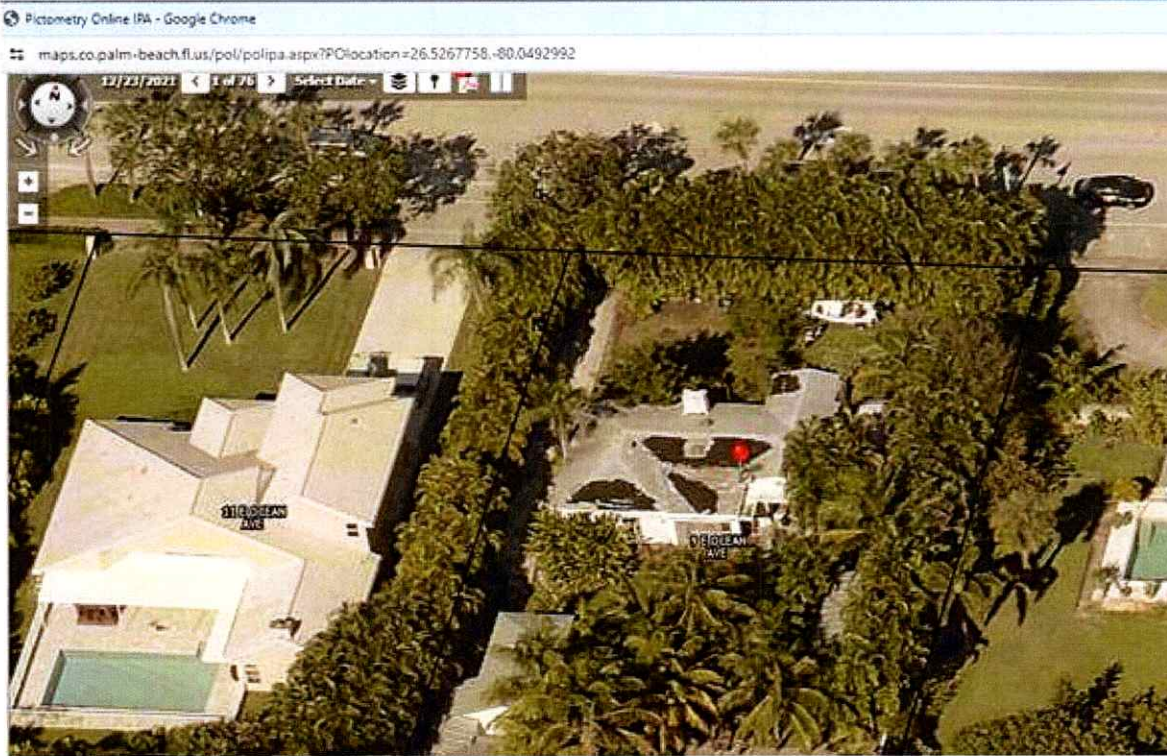
- a. There shall be no overnight parking in any front, side or rear yard, except on driveways and parking areas otherwise permitted by code.
- b. There shall be no parking on any vacant parcel of land within the town. Vacant parcels of land are those upon which no structure exists to which the parking may be determined to be an accessory use.

(Ord. No. 540, 3-13-2003; Ord. No. 638, § 2, 11-5-2018)

**Cross reference**— Licenses and business regulations, [ch. 30](#); nuisances, [ch. 34](#); streets and sidewalks, [ch. 46](#); parking regulations, [§ 54-76](#) et seq.; buildings and building regulations, [ch. 67](#).

# Kelly Avery

**From:** Courtney Hammond  
**Sent:** Wednesday, January 31, 2024 3:24 PM  
**To:** Kelly Avery  
**Subject:** 9 Ocean Ave



**Courtney Hammond | 9-1-1 Dispatcher/Clerk**

Ocean Ridge Police Department  
6450 N Ocean Blvd. Ocean Ridge, FL 33435  
561.732.8331 (Phone) | 561.732.8676 (Fax)  
[chammond@oceanridgeflorida.com](mailto:chammond@oceanridgeflorida.com)



**PLEASE NOTE:** Florida has a very broad public records law. Most written communications to or from the Town of Ocean Ridge officials and employees regarding public business are public records available to the public and media upon request. Your e-mail communications may be subject to public disclosure. Under Florida law, e-mail addresses are public records. If you do not want your e-mail address released in response to a public records request, do not send electronic mail to this entity. Instead, contact this office by phone or in writing. The views expressed in this message may not necessarily reflect those of the Town of Ocean Ridge. If you have received this message in error, please notify us immediately by replying to this message, and please delete it from your computer. Thank you.

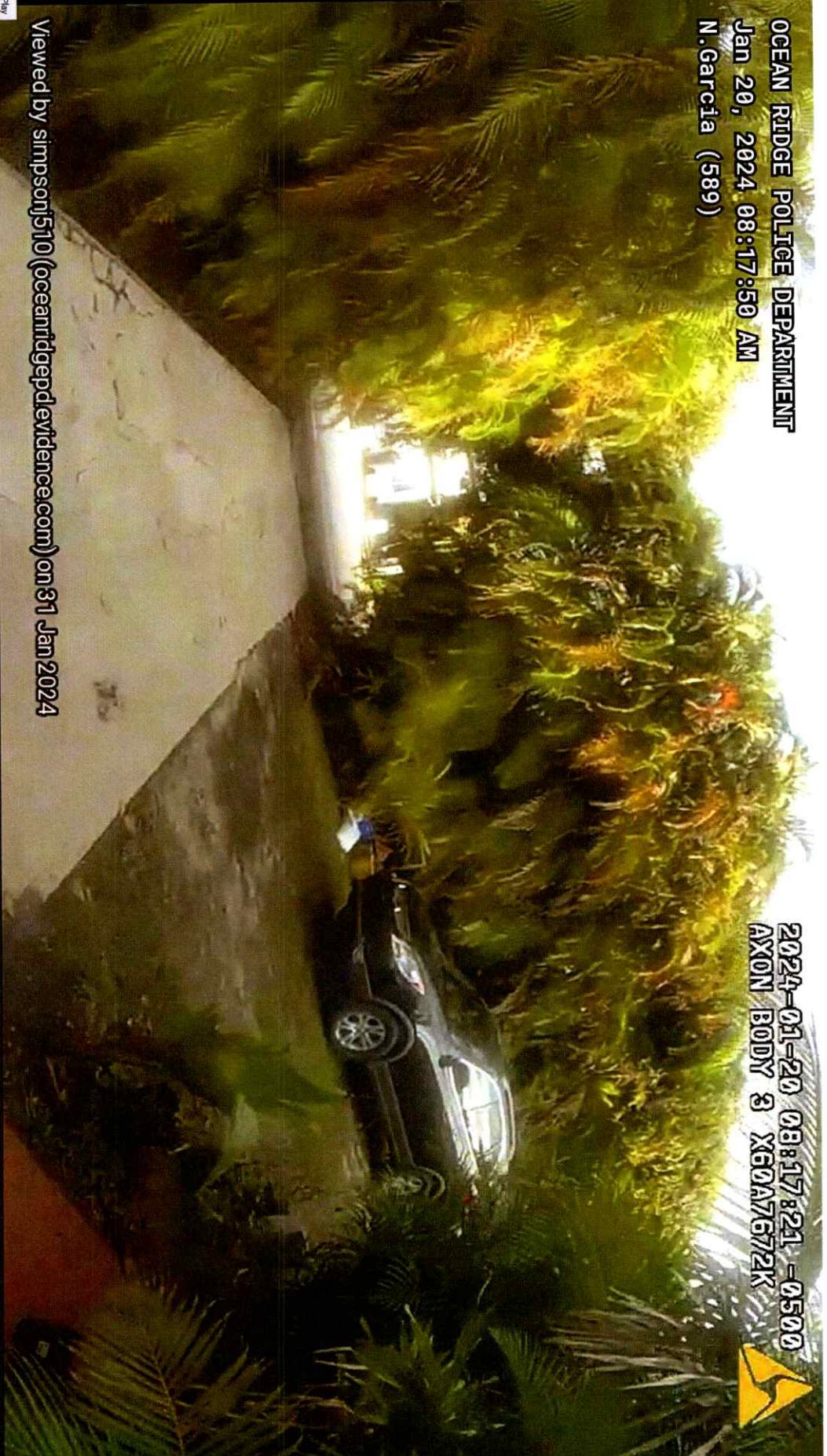






OCEAN RIDGE POLICE DEPARTMENT  
Jan 20, 2024 08:17:50 AM  
N. Garcia (589)

2024-01-20 08:17:21 - 0500  
AXON BODY 3 X60A7672K



Viewed by simpsonj510 (oceanridgepevidence.com) on 31 Jan 2024

Play 00:53 / 07:37 1X

Settings Stop Search

OCEAN RIDGE POLICE DEPARTMENT  
Jan 20, 2024 08:18:08 AM  
N.Garceta (589)

2024-01-20 08:17:38 -0500  
AXON BODY 3 X60A7672K



Viewed by simpsonj510 (oceanridgepd.evidence.com) on 31 Jan 2024

01:11 / 07:37 G 1X



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Jan 20, 2024 08:24:04 AM  
N. Garcia (589)

2024-01-20 08:23:34 -0500  
AXON BODY 3 X60A7672K



Viewed by simpsonj510 (oceanridgepd.evidence.com) on 31 Jan 2024

07:07 / 07:37 0.5X



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Jan 20, 2024 08:24:14 AM  
N. Garcia (589)

2024-01-20 08:28:44 -0500  
AXON BODY 3 X60A7672K



Viewed by simpsonj510 (oceanridgepd.evidence.com) on 31 Jan 2024

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Settings icons

OCEAN RIDGE POLICE DEPARTMENT

Jan 20, 2024 08:18:14 AM

N. Garcia (589)

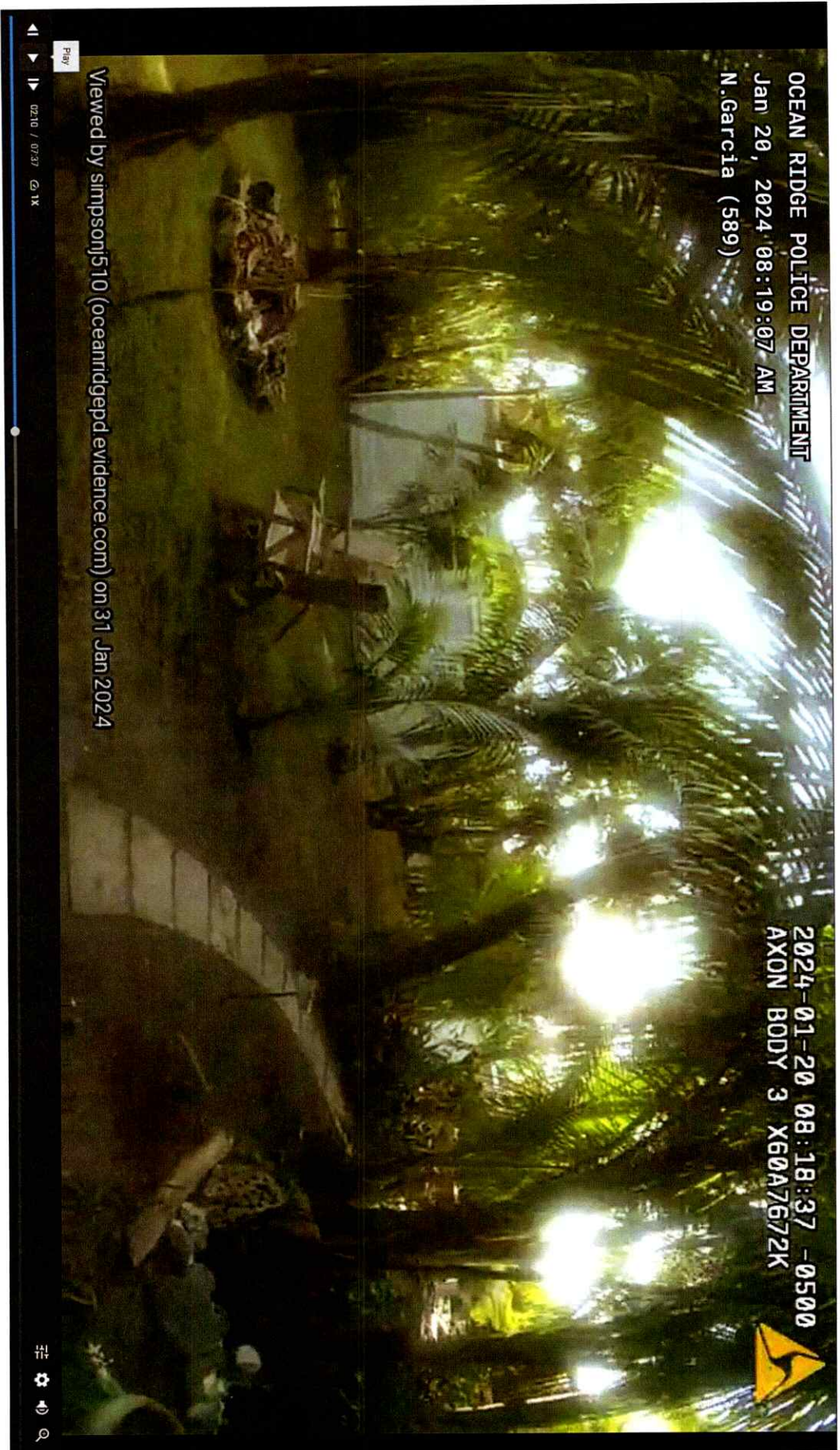
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AXON BODY 3 X60A7672K



Viewed by simpsonj510 (oceanridgepd.evidence.com) on 31 Jan 2024

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OCEAN RIDGE POLICE DEPARTMENT

Jan 20, 2024 08:19:07 AM

N. Garcia (589)

2024-01-20 08:18:37 -0500  
AXON BODY 3 X60A7672K



Viewed by simpsonj510 (oceanridgepd.evidence.com) on 31 Jan 2024

Play  
02:16 / 07:37 1x

Settings  
Full Screen  
Close

OCEAN RIDGE POLICE DEPARTMENT  
Jan 20, 2024 08:19:24 AM  
N. Garcia (589)

2024-01-20 08:18:55 -0500  
AXON BODY 3 X60A7672K



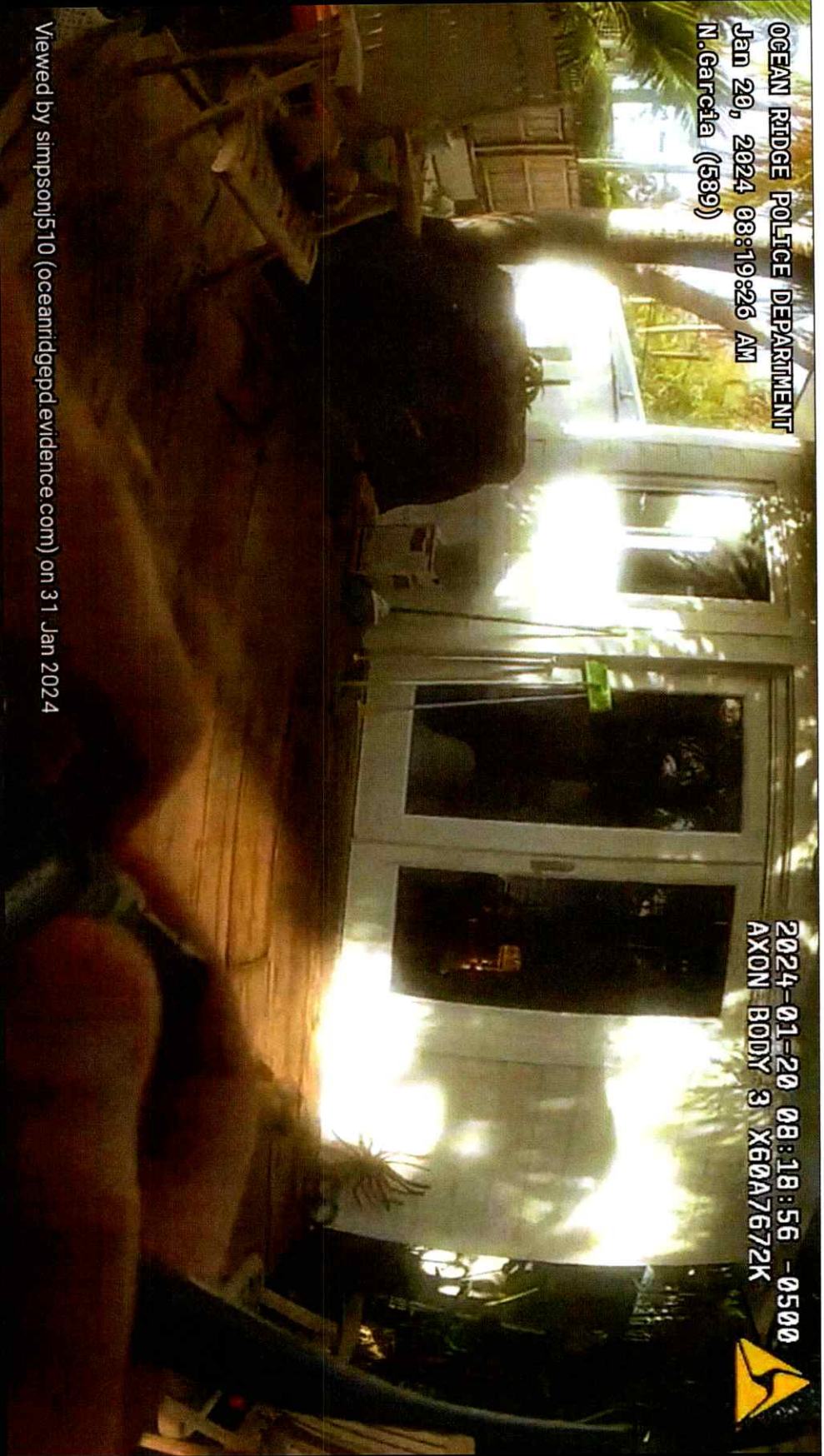
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Jan 20, 2024 08:19:26 AM  
N.Garcia (539)

2024-01-20 08:18:56 - 0500  
AXON BODY 3 X60A7672K



Viewed by simpsonj510 (oceanridgepd.evidence.com) on 31 Jan 2024

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OCEAN RIDGE POLICE DEPARTMENT

Jan 20, 2024 08:20:29 AM

N. Garcia (589)

2024-01-20 08:19:59 -0500  
AXON BODY 3 X60A7672K



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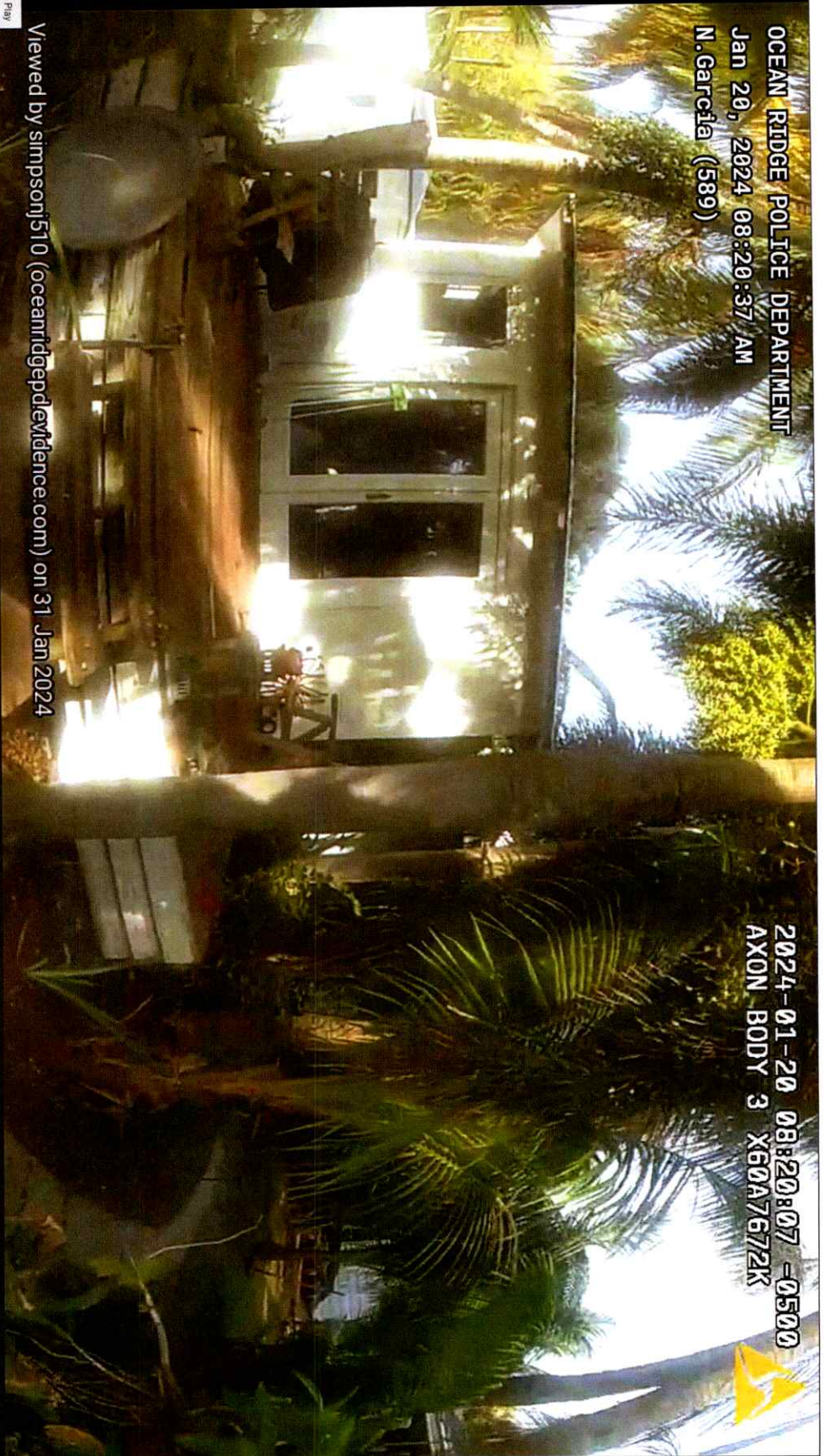
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OCEAN RIDGE POLICE DEPARTMENT

Jan 20, 2024 08:20:37 AM

N. Garcia (589)

2024-01-20 08:20:07 -0500  
AXON BODY 3 X60A7672K



Viewed by simpsonj510 (oceanridgepevidence.com) on 31 Jan 2024

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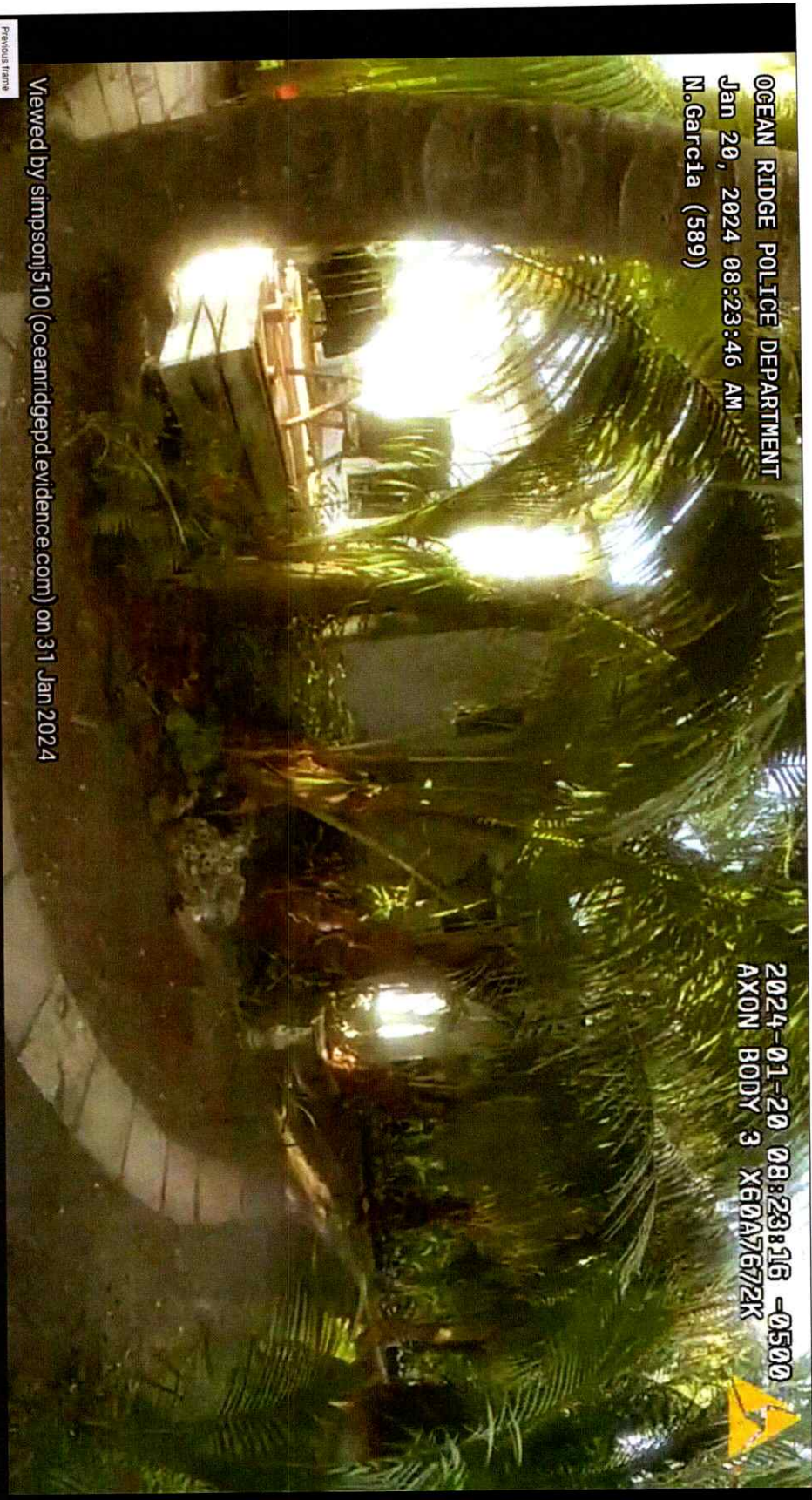
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N.Garcia (589)

2024-01-20 08:23:16 -0500  
AXON BODY 3 X60A7672K

Viewed by simpsonj510 (oceanridgepd.evidence.com) on 31 Jan 2024

Previous frame  
06:49 / 07:37 0.5x

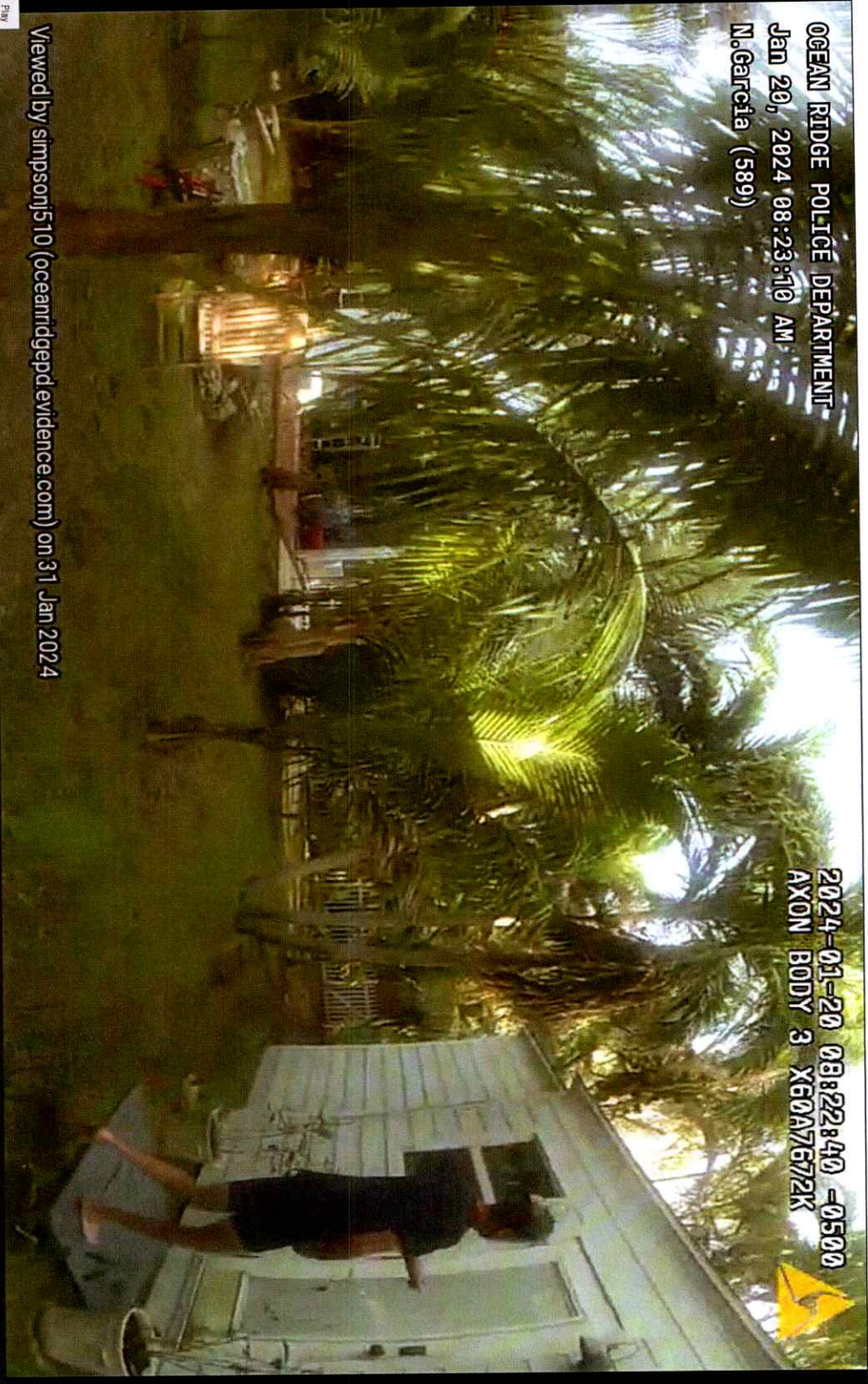


OCEAN RIDGE POLICE DEPARTMENT

Jan 20, 2024 08:23:10 AM

N. Garcia (589)

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AXON BODY 3 X60A7672K



Viewed by simpsonj510 (oceanridgepd.evidence.com) on 31 Jan 2024

06:13 / 07:37 0.5X

Settings icons

OCEAN RIDGE POLICE DEPARTMENT

Jan 20, 2024 08:20:34 AM

N. Garcia (539)

2024-01-20 08:20:04 -0500  
AXON BODY 3 X60A7672K



Viewed by simpson510 (oceanridgepd.evidence.com) on 31 Jan 2024

Play 08:37 / 07:37 0.5X

Full screen, settings, and search icons

OCEAN RIDGE POLICE DEPARTMENT  
Jan 20, 2024 08:24:08 AM  
N. Garcia (589)

2024-01-20 08:23:33 -0500  
AXON BODY 3 X60A7672K



Viewed by simpsonj510 (@oceanridgepd.evidence.com) on 31 Jan 2024

0711 / 0737 @ 0.5X



BRUTE

COMMUNITY STANDARDS SPECIAL RULES  
TOWN OF OCEAN RIDGE

Page 1 of 7  
12/08/02, 2010

AFFIDAVIT AND NOTICE OF VIOLATION

STATE OF FLORIDA  
COUNTY OF DADE

THE UNDERSIGNED CERTIFIED AND TRUSTED SERVICE BY THE STATE OF FLORIDA  
COUNTY OF DADE, has this day delivered to the undersigned a copy of the  
AFFIDAVIT AND NOTICE OF VIOLATION, which is a true and correct copy of the  
AFFIDAVIT AND NOTICE OF VIOLATION, as the same appears on the records of the  
COUNTY OF DADE.

My name is \_\_\_\_\_  
My title is \_\_\_\_\_  
My address is \_\_\_\_\_  
My phone number is \_\_\_\_\_  
My fax number is \_\_\_\_\_  
My e-mail address is \_\_\_\_\_  
My business address is \_\_\_\_\_  
My business phone number is \_\_\_\_\_  
My business fax number is \_\_\_\_\_  
My business e-mail address is \_\_\_\_\_

This document is a true and correct copy of the original document as the same appears on the records of the County of Dade, Florida. I, the undersigned, a duly sworn and certified process server by the State of Florida, County of Dade, have this day delivered to the undersigned a copy of the original document as the same appears on the records of the County of Dade, Florida.

7022 3330 0001 1264 9371

<b>U.S. Postal Service™</b>	
<b>CERTIFIED MAIL® RECEIPT</b>	
<i>Domestic Mail Only</i>	
For delivery information, visit our website at <a href="http://www.usps.com">www.usps.com</a> ®.	
<b>OFFICIAL USE</b>	
Certified Mail Fee	
\$	
Extra Services & Fees (check box, add fee as appropriate)	
<input type="checkbox"/> Return Receipt (hardcopy)	\$
<input type="checkbox"/> Return Receipt (electronic)	\$
<input type="checkbox"/> Certified Mail Restricted Delivery	\$
<input type="checkbox"/> Adult Signature Required	\$
<input type="checkbox"/> Adult Signature Restricted Delivery	\$
Postage	
\$	
<b>Total Postage and Fees</b>	
\$ <u>9.21</u>	<b>Town of Ocean Ridge</b>
Sent To	
<u>Michael Dubase</u>	
Street and Apt. No., or PO Box No.	
<u>9 E Ocean Avenue</u>	
City, State, ZIP+4®	
<u>Bonnton Beach, FL 33435</u>	
PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions	

1084-007  
**Received**  
JUN 12 2024

**CODE ENFORCEMENT HEARING  
COST RECOVERY CALCULATION WORKSHEET  
TOWN OF OCEAN RIDGE**

CASE NUMBER: 2024-008  
 HEARING DATE: JULY 1, 2024  
 ADDRESS: 9 OCEAN  
 DATE PAID:  
 METHOD OF PAYMENT:

ITEM	UNIT AMOUNT	# OF UNITS	TOTAL
CODE ENF. HEARING FEE	\$ 100.00	1	\$ 100.00
CODE ENFORCEMENT CLERK	\$ 34.00	1	\$ 34.00
CODE ENFORCEMENT OFFICER	\$ 30.00	1	\$ 30.00
BUILDING OFFICIAL	\$ 36.00	0	\$ -
ZONING OFFICIAL	\$ 45.00	0	\$ -
CERTIFIED MAILING	\$ 9.21	1	\$ 9.21
PHOTOGRAPHS	\$ -	0	\$ -
<b>TOTAL AMOUNT DUE</b>			<b>\$ 173.21</b>



# PARKING VIOLATION

## VIOLATION INFORMATION

AGENCY CASE #	CITATION #	DATE	TIME
24-19904	<b>P016220R</b>	07/21/2024	9:16 AM

## AGENCY INFORMATION

AGENCY NAME	COUNTY	CITY
OCEAN RIDGE POLICE DEPARTMENT	PALM BEACH	OCEAN RIDGE

## ROADWAY INFORMATION

BUSINESS NAME (if applicable)	ZONE
	OCEAN RIDGE

ADDRESS #	OCCURRED ON STREET, ROAD, HIGHWAY
	OLD OCEAN BLVD

FEET	MILES	DIRECTION	AT/FROM STREET, ROAD, HIGHWAY
88		NORTH	BEACHWAY DR

## VIOLATOR INFORMATION

CHECK IF OWNER IS BUSINESS OR THE GOVERNMENT <input type="checkbox"/>	BUSINESS NAME

FIRST	MIDDLE	LAST	SUFFIX
JANINE		GAUTHIER	

STREET	CITY	STATE	ZIP
5000 N OCEAN BLVD UNIT G 20	BRINY BREEZES	FL	33435

DL/ID #	STATE	BIRTH DATE	RACE	GENDER	TELEPHONE
	FL	02/23/1939	W	F	

YR VEHICLE	TAG #	TRAILER TAG #	TAG EXP DATE	STATE
2018	Y08CRZ		02/23/2026	FL

COLOR	STYLE	MAKE	MODEL	V.I.N. OR MOTOR #
WHI	UTILITY	MERZ	SUV	WDC0G4JB9JV028249

## VIOLATION

CODE #	
54-2	NO PARKING AS POSTED

## OTHER COMMENTS:

PARKING IN NO PARKING ZONE

## PAYMENT INFORMATION

NAME	
TOWN OF OCEAN RIDGE	
ADDRESS	
6450 N OCEAN BLVD.	
CITY	ZIP
OCEAN RIDGE	33435
PHONE #	
(861) 732-6331	
EMAIL ADDRESS	WEB SITE PAGE

IF PAID WITHIN 10 DAYS	FINE \$30.00	IF PAID AFTER 10 DAYS	FINE \$40.00	FILING FEE
------------------------	--------------	-----------------------	--------------	------------

## COURT INFORMATION(if applicable)

COURT DATE	COURT TIME	COURTROOM # / OTHER DETAILS

## REPORTING OFFICER

OFFICER SIGNATURE	BADGE #	ID #	TROOP UNIT
<i>J Pilon</i>	540	540	PATROL
RANK	FIRST	MIDDLE	LAST
OFFICER	J	R	PILON



Town of Ocean Ridge Office of Community Standards  
6450 N Ocean Blvd. Ocean Ridge, Florida ph. (561) 732-2635

**NOTICE OF HEARING**

**DATE:** 07/30/24

**CASE NO.:** CE 2024-016

**Owner / Respondent:** Janine Gauthier

**Violation Location:** Old Ocean Blvd (Ocean Ridge, FL)

You are hereby formally notified that there will be a public hearing in the Town Commission Chambers of the Town of Ocean Ridge, Florida, Town Hall, located at 6450 N Ocean Boulevard, Ocean Ridge, Florida 33435 on: September 3, 2024 at 10:00 am

The hearing will address the above referenced code compliance case number and violation(s) of the following Code Section(s) of the Code of Ordinances of the Town of Ocean Ridge, Florida:

- (1) Violation of Section 54-2 of the Ocean Ridge Code of Ordinances
- (2) Violation of Section \_\_\_\_\_ of the Ocean Ridge Code of Ordinances

You are hereby ordered to appear before the Community Standards Special Magistrate on the above referenced date at the above referenced time in order to answer these charges. Failure to appear may result in the Special Magistrate proceeding in your absence.

**NOTICE:** THIS CASE SHALL BE PRESENTED TO THE SPECIAL MAGISTRATE EVEN IF THE VIOLATIONS HAVE BEEN CORRECTED PRIOR TO THE HEARING AND FINES AND COSTS MAY STILL BE IMPOSED. Fines up to \$250.00 per day for the first violation and up to \$500.00 per day for Repeat Violations may be assessed by the Special Magistrate.

This “Notice of Violation Hearing” is issued pursuant to Chapter 162 of the Florida Statutes.

Please govern yourself accordingly.

*Manny Palacios*

\_\_\_\_\_  
Manny Palacios, Code Compliance Officer

**CODE ENFORCEMENT HEARING  
COST RECOVERY CALCULATION WORKSHEET  
TOWN OF OCEAN RIDGE**

CASE NUMBER: 2024-016  
 HEARING DATE: SEPTEMBER 3, 2024  
 ADDRESS: OLD OCEAN BLVD  
 DATE PAID:  
 METHOD OF PAYMENT:

ITEM	UNIT AMOUNT	# OF UNITS	TOTAL
CODE ENF. HEARING FEE	\$ 100.00	1	\$ 100.00
CODE ENFORCEMENT CLERK	\$ 34.00	1	\$ 34.00
CODE ENFORCEMENT OFFICER	\$ 30.00	1	\$ 30.00
BUILDING OFFICIAL	\$ 36.00	0	\$ -
ZONING OFFICIAL	\$ 45.00	0	\$ -
CERTIFIED MAILING	\$ 8.97	1	
PHOTOGRAPHS	\$ -	0	\$ -
<b>TOTAL AMOUNT DUE</b>			<b>\$ 164.00</b>

Parking Violation       Ordinance Violation

AGENCY CASE # <b>24-24158</b>	CITATION # <b>0470</b>	DATE <b>8/22/24</b>	TIME <b>9:15am</b>
AGENCY NAME <b>OCEAN RIDGE POLICE DEPARTMENT</b>		TYPE OF DEPARTMENT <b>POLICE</b>	
COUNTY OF CITATION <b>PALM BEACH</b>		PLACE OR CITY OF CITATION <b>OCEAN RIDGE</b>	
VIOLATOR or OWNER			
NAME (PRINT) FIRST <b>Cynthia</b>	MIDDLE <b>L</b>	LAST <b>Ley</b>	SUFFIX
STREET <b>4528 PINE Hollow DR</b>			
CITY <b>Tampa</b>		STATE <b>FL</b>	ZIP CODE <b>336024</b>
LICENSE NUMBER <b>[REDACTED]</b>		CLASS <b>E</b>	DL EXP. <b>3/28/28</b>
BIRTH DATE <b>3/28/61</b>	RACE <b>W</b>	GENDER <b>F</b>	HEIGHT <b>5'07</b>
YR VEHICLE <b>—</b>	TAG # <b>—</b>	TRAILER TAG # <b>—</b>	TAG EXP. DATE <b>—</b>
COLOR <b>—</b>	STYLE <b>—</b>	MAKE <b>—</b>	MODEL <b>—</b>
V.I.N. OR MOTOR # <b>N/A</b>		DECAL # <b>—</b>	

ROADWAY INFORMATION			
ADDRESS # <b>60100</b>		OCCURRED ON STREET, ROAD, HIGHWAY <b>N. On Beach</b>	
FEET	MILES	DIR.	AT/FROM STREET, ROAD, HIGHWAY

VIOLATION	
ORDINANCE # <b>602-28</b>	CHARGE DESCRIPTION <b>Animal- Prohibited Animals</b>
OTHER VIOLATION COMMENTS <b>Conit Date 9/3/24 at 10am</b>	

PAYMENT INFORMATION			
NAME <b>TOWN OF OCEAN RIDGE</b>			
ADDRESS <b>6450 N. OCEAN BLVD.</b>			
CITY <b>OCEAN RIDGE</b>		ZIP <b>33435</b>	
PHONE # <b>561-732-8331</b>			
IF PAID WITHIN <b>10</b> DAYS	FINE <b>15.00</b>	IF PAID AFTER <b>10</b> DAYS	PARKING VIOLATION ADDITIONAL <b>\$10.00</b>
		HANDICAP VIOLATION ADDITIONAL <b>\$50.00</b>	

REPORTING OFFICER			
OFFICER SIGNATURE <b>[Signature]</b>		BADGE # <b>540</b>	
RANK <b>P/O</b>	FIRST <b>Jimmy</b>	MIDDLE <b>R</b>	LAST <b>Peter</b>

THIS IS A PARKING CITATION ISSUED PURSUANT TO TOWN CODE AND THEREFORE, DOES NOT REQUIRE A SIGNATURE. SEE PAYMENT INFORMATION SHOWN ABOVE.

THIS CITATION IS ISSUED PURSUANT TO SECTION 162.21, FLORIDA STATUTE. THE VIOLATION FOR WHICH YOU ARE CHARGED IS A CIVIL INFRACTION. YOUR SIGNATURE BELOW DOES NOT CONSTITUTE AN ADMISSION OF GUILT HOWEVER, WILLFUL REFUSAL TO SIGN AND ACCEPT THIS CITATION IS A MISDEMEANOR OF THE 2ND DEGREE AS PROVIDED S.775.082 OR 775.083 FLORIDA STATUTE. FAILURE TO PAY THE APPLICABLE CIVIL PENALTY (SEE PAYMENT INFORMATION ABOVE) OR REQUEST A HEARING FROM THE CLERK OF THE COURT WITHIN 10 DAYS SHALL CONSTITUTE A WAIVER OF YOUR RIGHT TO CONTEST HIS CITATION, AND JUDGEMENT MAY BE ENTERED AGAINST YOU FOR AN AMOUNT OF UP TO \$500. PER INFRACTION.

SIGNATURE OF INDIVIDUAL **[Signature]**      DATE **8/22/24**

**CODE ENFORCEMENT HEARING  
COST RECOVERY CALCULATION WORKSHEET  
TOWN OF OCEAN RIDGE**

CASE NUMBER: 2024-019  
 HEARING DATE: SEPTEMBER 3, 2024  
 ADDRESS: 6100 BLK @ BEACH  
 DATE PAID:  
 METHOD OF PAYMENT:

ITEM	UNIT AMOUNT	# OF UNITS	TOTAL
CODE ENF. HEARING FEE	\$ 100.00	1	\$ 100.00
CODE ENFORCEMENT CLERK	\$ 34.00	1	\$ 34.00
CODE ENFORCEMENT OFFICER	\$ 30.00	1	\$ 30.00
BUILDING OFFICIAL	\$ 36.00	0	\$ -
ZONING OFFICIAL	\$ 45.00	0	\$ -
CERTIFIED MAILING	\$ 8.97	1	
PHOTOGRAPHS	\$ -	0	\$ -
<b>TOTAL AMOUNT DUE</b>			<b>\$ 164.00</b>