



# Town of Highland Beach

3614 South Ocean Boulevard • Highland Beach, Florida 33487

## NOTICE OF HEARING / APPEARANCE

CASE NO. CC2021-12-014

TOWN OF HIGHLAND BEACH, FLORIDA

VS.

ROTHBERG, MICHAEL  
3833 S. OCEAN BLVD.  
HIGHLAND BEACH, FL 33487

**POSTED  
ON PROPERTY**

**01/25/2022**

**DATE**

Re: 3833 S. Ocean Blvd., Highland Beach FL, 33487 (PCN: 24-43-47-04-00-001-0160)

**YOU ARE HEREBY NOTIFIED** that pursuant to Article V, Chapter 2 (Administration) of the Town of Highland Beach's Code of Ordinances, the Code Enforcement Board will be conducting a Code Enforcement Board meeting on **Tuesday, February 08, 2022, at 2:00 P.M.**, reference observed road rock in swale and on property after construction permits have been closed, (28-10(A) Maintenance standards for cultivated landscape areas). During the meeting, a hearing will take place to determine whether you have violated one or more provisions and/or sections of the Town of Highland Beach's Code, as set forth in the attached "Violation Notice," sworn to by the Code Enforcement Officer of the Town of Highland Beach.

**THEREFORE, YOU ARE HEREBY COMMANDED** to be and appear before the Code Enforcement Board at the aforesaid place, date and time. The attached Notice of Public Meeting Protocol document, is an informational guide to provide you with assistance in attending, participating or viewing the meeting. **IF YOU FAIL TO APPEAR, A JUDGMENT MAY BE RENDERED AGAINST YOU.**

**ADDITIONALLY, YOU ARE ENTITLED** to be represented by counsel, to present testimony and evidence, and to testify on your own behalf. Subpoenas for records, surveys, plats and other materials and for witnesses may be requested and will be issued by the Code Enforcement Board upon proper request.

## CERTIFICATE OF SERVICE

**I HEREBY CERTIFY** that a copy of the foregoing notice has been furnished to the above-named addressee by posting on the door of the addressee's residence and by U.S. Postal Service Certified Mail, Return Receipt Domestic Mail, **SIGNED** this 25<sup>th</sup> day of January 2022.

\_\_\_\_\_  
Jason Manko  
Code Compliance Officer

Certified Mail: 7019 0700 0001 2739 4822

[www.highlandbeach.us](http://www.highlandbeach.us)

Tel (561) 278-4548 • Fax (561) 265-3582



# Town of Highland Beach

## Notice of Public Meeting Protocol

The Town of Highland Beach is committed to serving the needs of the public while also working to ensure the safety and health of the town's staff, the community and visitors alike. In accordance with the State and the County's easing of the COVID-19 restrictions, effective June 01, 2021, all town departments reopened with regular operating hours.

That said, as an added layer of protection for the safety of all attending meetings in the Commission Chambers, the wearing of facial coverings or masks is required. Also, until further notice, Social distancing requirements and in-person meeting capacity limits remains in place. For those interested, Zoom Video Communications and telephone participation are offered.

The following information is guidance for preregistration for in-person, Zoom or telephone participation, and for viewing and providing public comments at the meeting:

### **PREREGISTRATION FOR IN-PERSON ATTENDANCE/PARTICIPATION AT ALL MEETINGS:**

- All interested persons, Quasi-Judicial meeting applicants, their representatives, and witnesses **must preregister** to attend/participate in a meeting by sending an email to Town Clerk Lanelda Gaskins at [publiccomments@highlandbeach.us](mailto:publiccomments@highlandbeach.us) or contacting (561) 278-4548 no later than one (1) business day prior to the meeting date (**e.g. by 4:30 P.M. on a Monday, if the meeting is scheduled for that Tuesday, etc.**) The subject matter to be discussed must be included in the preregistration request. If the meeting is a **Public Hearing Quasi-Judicial meeting**, the subject matter and application number must be included in the preregistration request.
- In-person attendance/participation will be based upon the order in which the preregistration requests are received by the Town Clerk's Office. For **Public Hearing Quasi-Judicial meetings**, precedence into the Commission Chambers will be given to applicants, their representatives and/or witnesses over all others preregistered parties. The Quasi-Judicial meeting participants will also be allowed in the Commission Chambers at the time of the hearing that is relevant to their applicant/client.
- The Zoom Video Communications is an option for those individuals who are interested in participating on the meeting online or via telephone.

### **ZOOM PARTICIPATION:**

**Online or Telephone Access** – Access to the meeting will begin on the date and time of the meeting.

- To Join Meeting: All interested persons **must preregister** to participate by contacting Town Clerk Lanelda Gaskins at [publiccomments@highlandbeach.us](mailto:publiccomments@highlandbeach.us) or by calling (561) 278-4548 no later than one (1) business day prior to the meeting date (**e.g. by 4:30 P.M. on a Monday if the meeting is scheduled for that Tuesday; and by 4:30 P.M.**).
- Meeting access information and instructions will be provided to those persons two hours prior to the meeting.
- The video camera display feature will only be enabled for Public Hearing Quasi-Judicial matters and during public comments only. The video camera display feature will be disabled for public use.

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For additional information on using Zoom, please visit Zoom Support by click on the following link: <https://support.zoom.us/hc/en-us>.

**Viewing Only** - To view the meeting, preregistration is not required. The public can view the meeting on the following:

- Highland Beach TV Channel 99 online streaming on the Town's website and via Highland Beach YouTube at <https://www.youtube.com/channel/UCTAGr8WCa44Y3Q2Bb6UN2mw>.

### **PROVIDING PUBLIC COMMENT:**

Persons desiring to provide public comments must do so by one of the methods listed below. Public comments will be limited to five minutes (three minutes for special Commission meeting items only) per person during the designated section of the agenda. If an interested person desires to provide written public comment, all comments must be directed to Lanelda Gaskins, Town Clerk as follows:

### **TO SEND COMMENTS IN ADVANCE VIA EMAIL:**

- To submit public comments, click on the link <https://mmportal6.teamunicode.com/> to go to the Agendas and Meeting webpage. At the top of the page click on "Public Comments" to submit your comments, or
- Submit your comments to [publiccomments@highlandbeach.us](mailto:publiccomments@highlandbeach.us).
- The Town will receive such public comments no later than two (2) hours prior to the meeting. If timely received, Town staff will read the public comment at the meeting.
- Live Zoom Video Participation - If attending via Zoom online, please follow Zoom instructions above. Once the meeting gets to the applicable public comment period, the host of the meeting will allow public participants (audio only) into the meeting from the waiting room, to provide live public comment.
- Live Zoom Telephone Participation - If attending via Zoom by telephone, please follow the instructions above. Once the meeting gets to the appropriate public comment period, the host of the meeting will allow public participants into the meeting from the waiting room, to provide live public comment.

Should you have any questions, please feel free to contact the Town Clerk's Office at (561) 278-4548.

Published: 05.26.2021/Updated 08.02.2021



Town of Highland Beach  
3614 South Ocean Boulevard • Highland Beach, Florida 33487

NOTICE OF HEARING / APPEARANCE

**POSTED  
ON PROPERTY**  
01/25/2022  
DATE

CASE NO. CC2021-12-014  
TOWN OF HIGHLAND BEACH, FLORIDA

VS  
RUTHERBERG, MICHAEL  
3833 S. OCEAN BLVD.  
HIGHLAND BEACH, FL 33487

Re: 3833 S. Ocean Blvd., Highland Beach FL 33487 (PCN: 24-43-47-04-03-001-0168)

YOU ARE HEREBY NOTIFIED that pursuant to Article V, Chapter 2 (Administration) of the Town of Highland Beach's Code of Ordinances, the Code Enforcement Board will be conducting a Code Enforcement Board meeting on **Tuesday, February 08, 2022, at 2:00 P.M.**, reference observed road work on right and on property after construction permits have been closed. (25-10(A) Maintenance standards for maintained areas) During the meeting, a hearing will take place to determine whether you have violated one or more provisions and/or sections of the Town of Highland Beach's Code as set forth in the attached "Violation Notice" sworn to by the Code Enforcement Officer of the Town of Highland Beach.

THEREFORE, YOU ARE HEREBY COMMANDED to be and appear before the Code Enforcement Board at the aforesaid place, date and time. The attached Notice of Public Meeting Proceeds documents an informational guide to provide you with assistance in attending, participating or viewing the meeting. IF YOU FAIL TO APPEAR, A JUDGMENT MAY BE RENDERED AGAINST YOU.

ADDITIONALLY, YOU ARE ENTITLED to be represented by counsel, to present testimony and evidence, and to testify on your own behalf. Subpoenas for records, surveys, plans and other materials and for witnesses may be requested and will be issued by the Code Enforcement Board upon proper request.

**CERTIFICATE OF SERVICE**

I HEREBY CERTIFY that a copy of the foregoing notice has been furnished to the above-named addressee by posting on the door of the addressee's residence and by U.S. Postal Service Certified Mail, Return Receipt.

*Janet Munko*  
Code Compliance Officer  
Certified Mail: 7019 0700 (000) 279 8022

www.hIGHLANDbeach.org  
Tel: (561) 278-4248 • Fax: (561) 265-3582

3833

3833



## Town of Highland Beach

3616 South Ocean Blvd.  
Highland Beach, FL 33487  
Phone: 561-278-4540  
Fax: 561-278-2606

December 16, 2021

ROTHBERG, MICHAEL  
3833 S. OCEAN BLVD.  
HIGHLAND BEACH, FL 33487

RE: Code Compliance Case No. CC2021-12-014

MICHAEL ROTHBERG,

**Location :** 3833 SO OCEAN BLVD  
HIGHLAND BEACH FL, 33487

**Complaint Description:**

Observed road rock in swale and on property after construction permits have been closed. PLEASE RESTORE SWALE AND PARKING AREA BY 1/14/22.

**28-10(A) Maintenance standards for cultivated landscape areas**

General: The owner, and/or lessee of land subject to this chapter shall be responsible for the maintenance of all landscaping located on their property and on adjacent public rights-of-way, which shall be maintained in good condition so as to present a healthy, neat and orderly landscape area which shall include, but not be limited to, weeding, mulching, fertilizing, pruning, mowing, and edging as generally set forth in this section.

Failure to comply may result in additional code enforcement actions being taken, which can result in a fine against the violator & property in the amount of \$250.00 per day for each day the violation exists. Your anticipated cooperation is greatly appreciated and simple compliance will resolve this matter easier than the formal process.

Should you have any questions, please contact Code Compliance Officer Jason Manko for a reinspection at 561-351-6169 or the Town of Highland Beach Building Dept. at 561-278-4540.

Regards,

Jason Manko  
Code Compliance Officer  
561-351-6169

Evidence Sheet	
Case Number:	CC2021-12-014
Property Address:	3833 S Ocean Blvd.
Inspector:	Jason Manko



**Property Detail**

Location Address 3833 S OCEAN BLVD  
 Municipality HIGHLAND BEACH  
 Parcel Control Number 24-43-47-04-00-001-0160  
 Subdivision

Official Records Book 30752

Page 145

Sale Date JUL-2019

Legal Description 4-47-43, S 100 FT OF N 1550 FT OF GOV LTS 1, 2 & 3 LYG E OF & ADJ TO ICW R/W  
 & W OF & ADJ TO S OCEAN BLVD R/W & S 100 FT OF N 1350 FT OF GOV LT 1 LYG  
 E OF & ADJ TO S OCEAN BLVD R/W

**Owner Information****Owners**

LAIKIN ROTHBERG JUDITH FAE  
 ROTHBERG MICHAEL J &

**Mailing address**

3833 S OCEAN BLVD  
 BOCA RATON FL 33487 3304

**Sales Information**

Sales Date	Price	OR Book/Page	Sale Type	Owner
JUL-2019	\$10	30752 / 00145	WARRANTY DEED	ROTHBERG MICHAEL J &
AUG-2018	\$21,500,000	30174 / 01634	WARRANTY DEED	ROTHBERG MICHAEL J &
MAY-2018	\$250,000	29907 / 01958	WARRANTY DEED	ISLAND BEACH DOCK LLC
MAR-2010	\$3,625,500	23790 / 00675	WARRANTY DEED	SPIEGEL SAM &
JAN-1996	\$60,000	09098 / 00566	WARRANTY DEED	GELLER DONALD &
NOV-1995	\$1,990,000	08999 / 01531	WARRANTY DEED	
FEB-1995	\$925,000	08623 / 00157	REP DEED	
FEB-1995	\$100	08649 / 01105	REP DEED	
JUL-1992	\$1,750,000	07327 / 01411	WARRANTY DEED	
FEB-1985	\$825,000	04485 / 01496	WARRANTY DEED	

**Exemption Information****Applicant/Owner**

;AIKIN ROTHBERG JUDITH FAE  
 ;AIKIN ROTHBERG JUDITH FAE  
 ROTHBERG MICHAEL J &  
 ROTHBERG MICHAEL J &

**Year**

2022  
 2022  
 2022  
 2022

**Detail**

HOMESTEAD  
 ADDITIONAL HOMESTEAD  
 HOMESTEAD  
 ADDITIONAL HOMESTEAD

**Property Information**

Number of Units 1  
 \*Total Square Feet 13505  
 Acres 2.3555  
 Use Code 0100 - SINGLE FAMILY  
 Zoning RML - Multi-Family Low-Density ( 24-HIGHLAND BEACH )

**Appraisals**

Tax Year	2021	2020	2019
Improvement Value	\$7,109,729	\$7,740,533	\$1,268,193
Land Value	\$8,400,000	\$7,700,000	\$3,681,900
Total Market Value	\$15,509,729	\$15,440,533	\$4,950,093

*All values are as of January 1st each year***Assessed and Taxable Values**

Tax Year	2021	2020	2019
Assessed Value	\$15,509,729	\$15,367,035	\$3,455,200
Exemption Amount	\$50,000	\$50,000	\$50,000
Taxable Value	\$15,459,729	\$15,317,035	\$3,405,200

**Taxes**

Tax Year	2021	2020	2019
Ad Valorem	\$262,228	\$264,938	\$59,801
Non Ad Valorem	\$0	\$0	\$175
Total tax	\$262,228	\$264,938	\$59,976

7019 0700 0001 2739 4822

<b>U.S. Postal Service™</b>	
<b>CERTIFIED MAIL® RECEIPT</b>	
Domestic Mail Only	
For delivery information, visit our website at <a href="http://www.usps.com">www.usps.com</a> ®.	
<b>OFFICIAL USE</b>	
Certified Mail Fee	\$ 3.55
Extra Services & Fees (check box, add fees as appropriate)	
<input checked="" type="checkbox"/> Return Receipt (hardcopy)	\$ 3.05
<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	\$ 58.
Total Postage	\$ 7.38
Sent To	ROTHBERG, MICHAEL
Street and Apt	3833 S. OCEAN BLVD.
City, State, Zip	HIGHLAND BEACH, FL 33487
	CC2021-12-014
PS Form 3800, April 2015 PSN 7530-02-000-90347 See Reverse for Instructions	

HIGHLAND BEACH, FL 33487  
JAN 25 2022  
Postmark Here  
CPO #0031