



Town of Highland Beach

3614 South Ocean Boulevard • Highland Beach, Florida 33487

NOTICE OF HEARING / APPEARANCE

CASE NO. CC2021-10-002

TOWN OF HIGHLAND BEACH, FLORIDA

VS.

ROBERT LEONE
4217 INTRACOASTAL DRIVE
HIGHLAND BEACH, FL 33487

POSTED
ON PROPERTY
12/22/2021
DATE

Re: 4217 Intracoastal Drive, Highland Beach, FL (PCN: 24-43-47-04-02-004-0300)

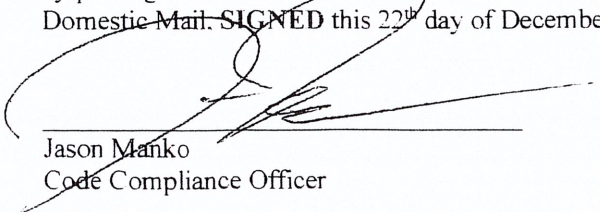
YOU ARE HEREBY NOTIFIED that pursuant to Article V, Chapter 2 (Administration) of the Town of Highland Beach's Code of Ordinances, the Code Enforcement Board will be conducting a Code Enforcement Board meeting on **Tuesday, January 11, 2022, at 2:00 P.M.**, reference observed bathroom remodel without permit, (30-122 (A) Building Permits Required). 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 22nd day of December 2021.


Jason Manko
Code Compliance Officer

Certified Mail: 7019 0700 0001 2739 4792

www.highlandbeach.us

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



Town of Highland Beach

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

October 05, 2021

ROBERT LEONE
4217 INTRACOASTAL DRIVE
HIGHLAND BEACH, FL 33487

RE: Code Compliance Case No. CC2021-10-002

ROBERT LEONE,

Location : 4217 INTRACOASTAL DRIVE
HIGHLAND BEACH FL, 33487

Complaint Description:

Observed bathroom remodel without permit. PLEASE OBTAIN PERMIT FROM BUILDING DEPARTMENT BY 10/19/21.

30-122 (A) Building Permits Required

All construction within the Town of Highland Beach, unless otherwise exempted, shall require a building permit issued pursuant to the provisions of this code. All building permits shall be issued by the building official or designee.

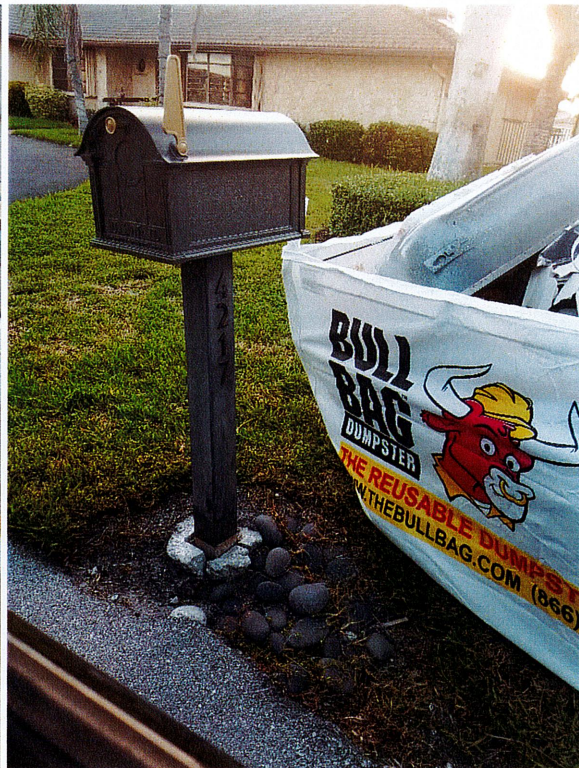
Failure to comply may result in additional code enforcement actions being taken, which can result in a fine against the violator & property in the amount of \$250.00 per day for each day the violation exists. Your anticipated cooperation is greatly appreciated and simple compliance will resolve this 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:	CC2021-10-002
Property Address:	4217 Intracoastal Dr.
Inspector:	Jason Manko



Property Detail

Location Address 4217 INTRACOASTAL DR
 Municipality HIGHLAND BEACH
 Parcel Control Number 24-43-47-04-02-004-0300
 Subdivision BEL LIDO IN
 Official Records Book 11449 Page 0593
 Sale Date NOV-1999
 Legal Description BEL LIDO LT 30 BLK 4

Owner Information

Owners	Mailing address
LEONE ROBERT	4217 INTRACOASTAL DR
LEONE ROBERT TR	HIGHLAND BEACH FL 33487 4209
ROBERT LEONE TR TITL HLDR	

Sales Information

Sales Date	Price	OR Book/Page	Sale Type	Owner
NOV-1999	\$1,075,000	11449 / 00593	WARRANTY DEED	LEONE ROBERT
DEC-1996	\$499,000	09578 / 01856	WARRANTY DEED	
FEB-1991	\$100	06762 / 01034	WARRANTY DEED	
FEB-1987	\$375,000	05195 / 00879	WARRANTY DEED	

Exemption Information

Applicant/Owner	Year	Detail
LEONE ROBERT	2021	HOMESTEAD
LEONE ROBERT	2021	ADDITIONAL HOMESTEAD

Property Information

Number of Units 1
 *Total Square Feet 4688
 Acres 0.2870
 Use Code 0100 - SINGLE FAMILY
 Zoning RS - Residential Single Family (24-HIGHLAND BEACH)

Appraisals

Tax Year	2021	2020	2019
Improvement Value	\$458,207	\$488,432	\$494,668
Land Value	\$1,495,000	\$1,300,000	\$1,495,000
Total Market Value	\$1,953,207	\$1,788,432	\$1,989,668

All values are as of January 1st each year

Assessed and Taxable Values

Tax Year	2021	2020	2019
Assessed Value	\$1,118,998	\$1,103,548	\$1,078,737
Exemption Amount	\$50,000	\$50,000	\$50,000
Taxable Value	\$1,068,998	\$1,053,548	\$1,028,737

Taxes

Tax Year	2021	2020	2019
Ad Valorem	\$18,292	\$18,386	\$18,191
Non Ad Valorem	\$178	\$173	\$175
Total tax	\$18,470	\$18,559	\$18,366

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

ROBERT LEONE
4217 INTRACOASTAL DRIVE
HIGHLAND BEACH, FL 33487

CC2021-10-002



9590 9402 5086 9092 0498 84

2. Article Number (Transfer from service label)

7019 0700 0001 2739 4792

PS Form 3811, July 2015 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X

Robert Leone

☐ Agent☐ Addressee

B. Received by (Printed Name)

Robert Leone

C. Date of Delivery

12/24

D. Is delivery address different from item 1? If YES, enter delivery address below:

☐ Yes☐ No

DEC 28 2021

Town of Highland Beach, FL

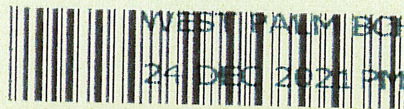
Town Clerk's Office

3. Service Type

☐ Adult Signature☐ Adult Signature Restricted Delivery☐ Certified Mail®☐ Certified Mail Restricted Delivery☐ Collect on Delivery☐ Collect on Delivery Restricted Delivery☐ Insured Mail☐ Insured Mail Restricted Delivery (over \$500)☐ Priority Mail Express®☐ Registered Mail™☐ Registered Mail Restricted Delivery☐ Return Receipt for Merchandise☐ Signature Confirmation™☐ Signature Confirmation Restricted Delivery

Domestic Return Receipt

USPS TRACKING #



WEST PALM BEACH FL 334

24 DEC 2021 PM 1 L

9590 9402 5086 9092 0498 84

United States
Postal ServiceFirst-Class Mail
Postage & Fees Paid
USPS
Permit No. G-10

• Sender: Please print your name, address, and ZIP+4® in this box•

Town of Highland Beach
Attn: Clerk's Office
3614 S. Ocean Boulevard
Highland Beach, FL 33487

37-339899

