



Town of Highland Beach

3614 South Ocean Boulevard • Highland Beach, Florida 33487

NOTICE OF HEARING / APPEARANCE

CASE NO. CC2023-01-034

TOWN OF HIGHLAND BEACH, FLORIDA

VS.

Laura & Robin Sax
4011 S. Ocean Blvd.
Highland Beach FL, 33487

Re: 4011 S. Ocean Blvd., Highland Beach FL 33487 4786 (PCN: 24-43-47-04-00-005-0040)

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 **Wednesday, March 15, 2023, at 1:00 P.M.**, regarding Built/Installed/Erected new rear stairs/posts in/above sand dune for beach access without required town 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 Notice of Public Meeting Protocol is available on the Town's Website, <https://highlandbeach-fl.municodem meetings.com/?>. **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 27th day of February 2023.

Adam Osowsky
Code Compliance Officer

Certified Mail: 7021 1970 0002 3025 2162

www.highlandbeach.us

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

7021 1970 0002 3025 2162

U.S. Postal Service™
CERTIFIED MAIL® RECEIPT
Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

OFFICIAL USE

Certified Mail Fee	\$ 4.15
Extra Services & Fees (check box, add fees appropriate)	
<input type="checkbox"/> Return Receipt (hardcopy)	\$ 3.35
<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	\$ 6.3
Total Postage and Fees	\$ 8.13



Laura & Robin Sax
4011 S. Ocean Blvd.
Highland Beach, FL 33487
CC2023-01-034

See reverse for instructions

Property Detail

Location Address	4011 S OCEAN BLVD		
Municipality	HIGHLAND BEACH		
Parcel Control Number	24-43-47-04-00-005-0040		
Subdivision			
Official Records Book	29719	Page	359
Sale Date	MAR-2018		
Legal Description	4-47-43, S 100 FT OF N 700 FT OF GOV LT 5 E OF A-1-A A/K/A CITY LOT NO 50		

Owner Information

Owners	Mailing address
SAX LAURA K & SAX ROBIN B	4011 S OCEAN BLVD HIGHLAND BEACH FL 33487 3306

Sales Information

Sales Date	Price	OR Book/Page	Sale Type	Owner
MAR-2018	\$10	29719 / 00359	QUIT CLAIM	SAX LAURA K &
OCT-2015	\$9,025,000	27910 / 00258	WARRANTY DEED	HIGHLAND BEACH OCEAN VIEW LLC
SEP-2012	\$10	25473 / 01331	QUIT CLAIM	GONZALEZ RICHARD A
JUL-2012	\$10	25413 / 00754	QUIT CLAIM	GONZALEZ RICHARD A &
AUG-2007	\$10	22211 / 01241	QUIT CLAIM	GONZALEZ RICHARD A &
APR-2007	\$10,700,000	21705 / 01798	WARRANTY DEED	GONZALEZ RICHARD A &
AUG-2004	\$1	17445 / 00905	WARRANTY DEED	BARRY ROSEMARIE
MAY-1999	\$100	11203 / 01570	WARRANTY DEED	BARRY ROSEMARIE
DEC-1998	\$100	10825 / 00108	QUIT CLAIM	BARRY JAMES A JR & ROSEMARIE
FEB-1998	\$1,175,000	10248 / 00443	WARRANTY DEED	BARRY ROSEMARIE TR
OCT-1990	\$100	06668 / 01913	WARRANTY DEED	

Exemption Information

Applicant/Owner	Year	Detail
SAX LAURA K &	2023	HOMESTEAD
SAX LAURA K &	2023	ADDITIONAL HOMESTEAD
SAX ROBIN B	2023	HOMESTEAD
SAX ROBIN B	2023	ADDITIONAL HOMESTEAD

Property Information

Number of Units	1
*Total Square Feet	15639
Acres	0.5954
Use Code	0100 - SINGLE FAMILY
Zoning	RS - Residential Single Family (24-HIGHLAND BEACH)

Appraisals

Tax Year	2022	2021	2020
Improvement Value	\$8,571,180	\$5,884,872	\$5,483,267
Land Value	\$6,336,300	\$4,800,300	\$4,400,300
Total Market Value	\$14,907,480	\$10,685,172	\$9,883,567
All values are as of January 1st each year			

Assessed and Taxable Values

Tax Year	2022	2021	2020
Assessed Value	\$9,295,442	\$9,024,701	\$8,900,100
Exemption Amount	\$50,000	\$50,000	\$50,000
Taxable Value	\$9,245,442	\$8,974,701	\$8,850,100

Taxes

Tax Year	2022	2021	2020
Ad Valorem	\$151,690	\$152,301	\$153,154
Non Ad Valorem	\$184	\$178	\$173
Total tax	\$151,874	\$152,479	\$153,327



Town of Highland Beach

3614 South Ocean Boulevard • Highland Beach, Florida 33487

NOTICE OF HEARING / APPEARANCE

CASE NO. CC2023-01-034

TOWN OF HIGHLAND BEACH, FLORIDA

VS.

Laura & Robin Sax
4011 S. Ocean Blvd.
Highland Beach FL, 33487

**POSTED
ON PROPERTY**

02/27/2023

DATE

Re: 4011 S. Ocean Blvd., Highland Beach FL 33487 4786 (PCN: 24-43-47-04-00-005-0040)

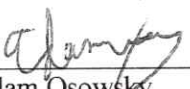
YOU ARE HEREBY NOTIFIED that pursuant to Article V, Chapter 2 (Administration) of the Town of Highland Beach's Code of Ordinances, the Code Enforcement Board will be conducting a Code Enforcement Board meeting on **Wednesday, March 15, 2023, at 1:00 P.M.**, regarding Built/Installed/Erected new rear stairs/posts in/above sand dune for beach access without required town 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.

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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 27th day of February 2023.



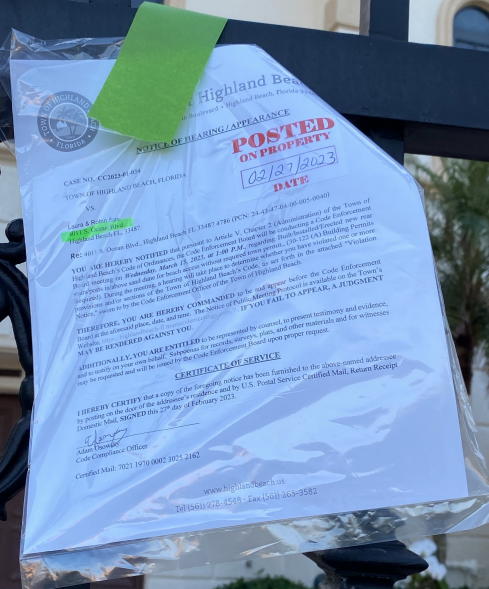
Adam Osowsky
Code Compliance Officer

Certified Mail: 7021 1970 0002 3025 2162

www.highlandbeach.us

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

02/27/2023 07:43:19
Highland Beach, FL 33487



CASE NO. CC2023-015
TOWN OF HIGHLAND BEACH, FLORIDA

VS.
Luis A. Rios, Jr.
[Redacted]

PC 801.5, Ocean Beach, Highland Beach FL 33487 (PCN 24-4327-01-00-000-0000)
[Redacted]
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 Wednesday, March 15, 2023 at 1:00 P.M., regarding the [Redacted] Building located at [Redacted] address and date for such notice without meeting [Redacted] you have violated one or more provisions of the Town of Highland Beach's Code of Ordinances, as set forth in the attached "Violation Notice," given to you by the Code Enforcement Officer of the Town of Highland Beach.

IF YOU FAIL TO APPEAR AT JUDGMENT
THEREFORE, YOU ARE HEREBY COMMANDED to be and appear before the Code Enforcement Board on the date and time set forth in the attached "Violation Notice" to present testimony and evidence, and to submit to your own oath. Failure to appear, submit evidence, and other materials and for witnesses may be rendered against you.

ADDITIONALLY, YOU ARE ENTITLED to be represented by counsel, to present testimony and evidence, and to submit to your own oath. Failure to appear, submit evidence, and other materials and for witnesses may be rendered against you.

CERTIFICATE OF SERVICE
I HEREBY CERTIFY that a copy of the foregoing notice has been furnished to the above-named addressee by mailing on the date of the address of residence and by U.S. Postal Service Certified Mail, Return Receipt, [Redacted] 27th day of February 2023.

[Signature]
Code Compliance Officer
Certified Mail 7021 1079 0002 3071 2162
www.highbeachfla.com
Tel (561) 978-4515 Fax (561) 966-9582



Town of Highland Beach

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

January 30, 2023

SAX LAURA K & SAX ROBIN B
4011 S OCEAN BLVD
HIGHLAND BEACH, FL 33487

RE: Code Compliance Case No. CC2023-01-034

SAX LAURA K & SAX ROBIN B,

Location : 4011 S OCEAN BLVD
HIGHLAND BEACH FL, 33487

Complaint Description:

Violation: Built/Installed/Erected new rear stairs/posts in/above sand dune for beach access without required town permit.

Correction: Must obtain ALL required permits by 2/14/2023.

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 by the above date will result, without any further notice, in you being summoned to appear before the town Code Enforcement board, 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 the Code Compliance Officer for a reinspection at 561-351-6169 or the Town of Highland Beach Building Dept. at 561-278-4540.

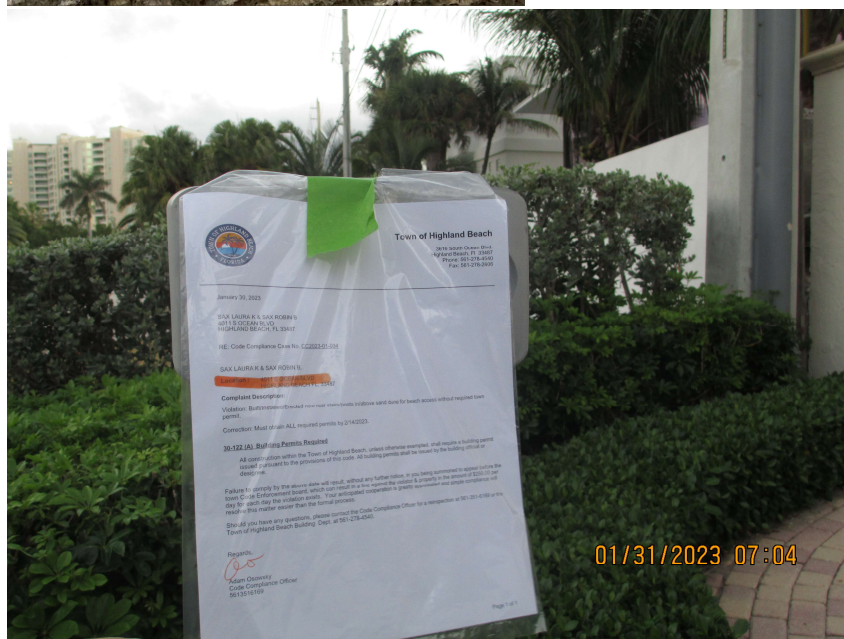
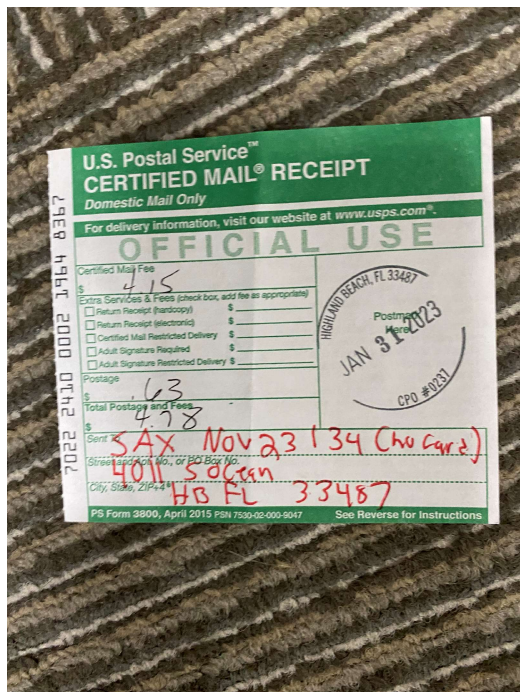
Regards,

Adam Osowsky
Code Compliance Officer
5613516169

Evidence Sheet	
Case Number:	CC2023-01-020
Property Address:	3401 S OCEAN BLVD 2
Officer:	Adam Osowsky



Evidence Sheet	
Case Number:	CC2023-01-034
Property Address:	4011 S Ocean Blvd
Officer:	Adam Osowsky



Evidence Sheet	
Case Number:	CC2023-01-034
Property Address:	4011 S Ocean Blvd
Officer:	Adam Osowsky

