



Town of Highland Beach

3614 South Ocean Boulevard • Highland Beach, Florida 33487

NOTICE OF HEARING / APPEARANCE

CASE NO. CC2023-04-010

TOWN OF HIGHLAND BEACH, FLORIDA

VS.

Theodore Harwood
1032 Russell Dr.
Boca Raton FL, 33487

Re: 1032 Russell Dr., Highland Beach FL 33487 4786 (PCN: 24-43-47-04-01-000-1052)

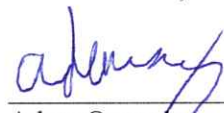
YOU ARE HEREBY NOTIFIED that pursuant to Article V, Chapter 2 (Administration) of the Town of Highland Beach's Code of Ordinances, the Code Enforcement Board will be conducting a Code Enforcement Board meeting on ***Tuesday, May 09, 2023, at 1:00 P.M.***, regarding garbage/recycle cans out during prohibited time, (24-3(B) Storage and collection - Time). 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 20th day of March 2023.



Adam Osowsky
Code Compliance Officer

Certified Mail: 7021 1970 0002 3025 2261

www.highlandbeach.us

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

7021 1970 0002 3025 2261

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 as appropriate)
☐ Return Receipt (hardcopy) \$ 3.35
☐ Return Receipt (electronic) \$ _____
☐ Certified Mail Restricted Delivery \$ _____
☐ Adult Signature Required \$ _____
☐ Adult Signature Restricted Delivery \$ _____

Postage \$ 6.3
 Total Postage and Fees \$ 9.13

Postmark
 Here
 APR 20 2023
 HIRSHLAND BEACH, FL 33487
 CPO #0231

Theodore Harwood
 1032 Russel Dr.
 Boca Raton, FL 33487
CC2023-04-010

See Reverse for Instructions

Property Detail

Location Address	1032 RUSSELL DR		
Municipality	HIGHLAND BEACH		
Parcel Control Number	24-43-47-04-01-000-1052		
Subdivision	DELRAY BY THE SEA IN		
Official Records Book	33874	Page	870
Sale Date	SEP-2022		
Legal Description	DELRAY-BY-THE-SEA TH PT OF LT 105 IN OR2759P234 A/K/A UNIT 57 BOCA COVE		

Owner Information

Owners	Mailing address
HARWOOD THEODORE M	1032 RUSSELL DR BOCA RATON FL 33487 4230

Sales Information

Sales Date	Price	OR Book/Page	Sale Type	Owner
SEP-2022	\$228,106	33874 / 00870	WARRANTY DEED	HARWOOD THEODORE M
JUL-2018	\$567,000	30001 / 00160	WARRANTY DEED	HARWOOD THEODORE M &
APR-2002	\$335,000	13652 / 01363	WARRANTY DEED	DIBARTOLO MICHAEL L &
DEC-1994	\$145,000	08563 / 01298	WARRANTY DEED	
MAR-1988	\$175,000	05610 / 00713	WARRANTY DEED	
AUG-1987	\$178,000	05389 / 01747	WARRANTY DEED	
MAR-1984	\$125,000	04181 / 00279	WARRANTY DEED	

Exemption Information

Applicant/Owner	Year	Detail
HARWOOD THEODORE M	2023	HOMESTEAD
HARWOOD THEODORE M	2023	ADDITIONAL HOMESTEAD

Property Information

Number of Units	1
*Total Square Feet	1840
Acres	0.04
Use Code	0110 - TOWNHOUSE
Zoning	RML - Multi-Family Low-Density (24-HIGHLAND BEACH)

Appraisals

Tax Year	2022	2021	2020
Improvement Value	\$607,817	\$450,431	\$455,563
Land Value	\$0	\$0	\$0
Total Market Value	\$607,817	\$450,431	\$455,563
All values are as of January 1st each year			

Assessed and Taxable Values

Tax Year	2022	2021	2020
Assessed Value	\$338,888	\$329,017	\$324,474
Exemption Amount	\$50,000	\$50,000	\$50,000
Taxable Value	\$288,888	\$279,017	\$274,474

Taxes

Tax Year	2022	2021	2020
Ad Valorem	\$4,898	\$4,901	\$4,920
Non Ad Valorem	\$100	\$96	\$95
Total tax	\$4,998	\$4,997	\$5,015



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VS.

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1032 Russell Dr.
Boca Raton FL, 33487

**POSTED
ON PROPERTY**

04/20/23
DATE

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Adam Osowsky
Code Compliance Officer

Certified Mail: 7021 1970 0002 3025 2261

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



20/04/2023

26° 23' 43.445" N, 80° 4'

7.490" W

Highland Beach, FL 33487



Town of Highland Beach

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

April 04, 2023

HARWOOD THEODORE M
1032 RUSSELL DR
BOCA RATON, FL 33487-1625

RE: Code Compliance Case No. CC2023-04-010

HARWOOD THEODORE M,

Location : 1032 RUSSELL DR
HIGHLAND BEACH FL, 33487

Complaint Description:

Violation: Garbage/recycle cans out during prohibited time.

Correction: Only place garbage/recycle bins out during allowable times by 4/13/2023

24-3(B) Storage and collection - Time

(b) Trash, garbage, and recyclable items shall be placed near State Road A-1-A pavement edge but not before noon on the day preceding the morning pickup for the foregoing items and the empty containers shall be picked up by 8:00 p.m. on the day of the trash, garbage and recycling pickup.

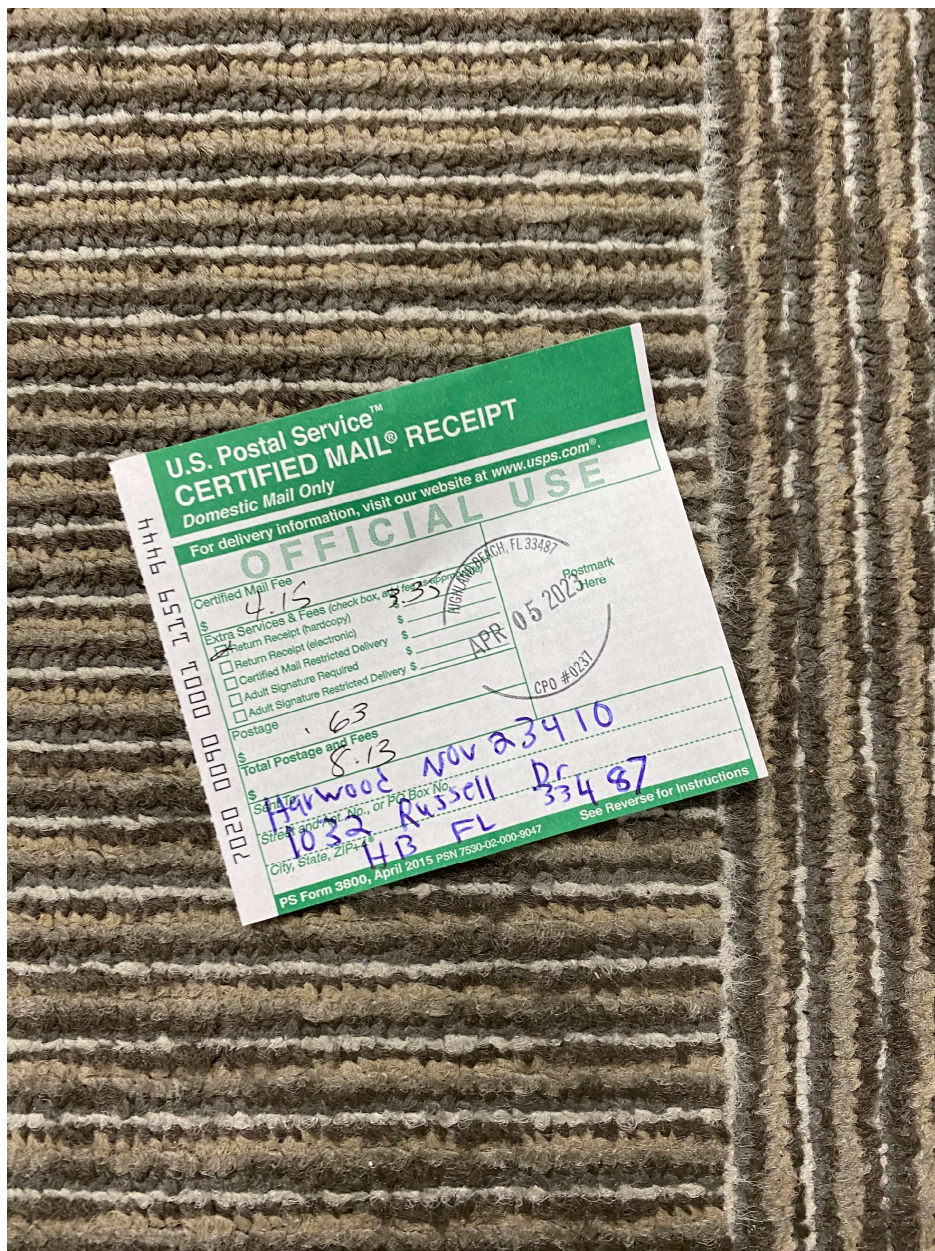
Failure to comply by the above date will result, without any further notice, in you being summoned to appear before the town Code Enforcement board, which can result in a fine against the violator & property in the amount of \$250.00 per day for each day the violation exists. Your anticipated cooperation 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:	CC2023-04-010
Property Address:	1032 Russell Dr
Officer:	Adam Osowsky



Tracking Number:

Remove X

70200090000111599444

Copy Add to Informed Delivery (<https://informedelivery.usps.com/>)

Latest Update

Your item was delivered to an individual at the address at 2:03 pm on April 11, 2023 in BOCA RATON, FL 33487.

Get More Out of USPS Tracking:

USPS Tracking Plus[®]

Delivered

Delivered, Left with Individual

BOCA RATON, FL 33487
April 11, 2023, 2:03 pm

See All Tracking History

Feedback

Text & Email Updates



USPS Tracking Plus[®]



Product Information



See Less ^

Track Another Package

Enter tracking or barcode numbers

Need More Help?

Contact USPS Tracking support for further assistance.

FAQs

Evidence Sheet	
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