



Town of Highland Beach

3614 South Ocean Boulevard • Highland Beach, Florida 33487

NOTICE OF HEARING / APPEARANCE

CASE NO. CC2023-06-003

TOWN OF HIGHLAND BEACH, FLORIDA

VS.

Carl Benda & Rashmi Benda
4203 Tranquility Dr.
Highland Beach FL, 33487

Re: 4203 Tranquility Dr., Highland Beach FL 33487 (PCN:24-43-47-04-02-005-0120)

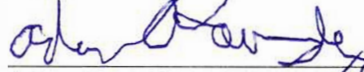
YOU ARE HEREBY NOTIFIED that pursuant to Article V, Chapter 2 (Administration) of the Town of Highland Beach's Code of Ordinances, the Code Enforcement Board will be conducting a Code Enforcement Board meeting on *Tuesday, July 11, 2023, at 1:00 P.M., in the Library Community Room at 3618 South Ocean Boulevard*, regarding dumpster not screened to code, (12-4 Temporary construction fences). 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. **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 16th day of June 2023.



Adam Osowsky
Code Compliance Officer

Certified Mail: 7021 1970 0002 3025 2360

www.highlandbeach.us

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

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 fee if appropriate)	
<input checked="" type="checkbox"/> Return Receipt (hardcopy)	\$ 3.55
<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	\$ 1.63
Total Postage and Fees	\$ 8.13

Postmark
HIGHLAND BEACH, FL 33487
JUN 16 2023
CPB #023

Carl & Rashmi Benda
4203 Tranquility Dr
Highland Beach, FL 33487
CC2023-06-003

Reverse for Instructions

7021 1970 0002 3025 2360

Property Detail

Location Address 4203 TRANQUILITY DR
Municipality HIGHLAND BEACH
Parcel Control Number 24-43-47-04-02-005-0120
Subdivision BEL LIDO IN
Official Records Book 20555 Page 319
Sale Date JUN-2006
Legal Description BEL LIDO LT 12 BLK 5

Owner Information

Owners	Mailing address
BENDA CARL E & BENDA RASHMI	4203 TRANQUILITY DR HIGHLAND BEACH FL 33487 4215

Sales Information

Sales Date	Price	OR Book/Page	Sale Type	Owner
JUN-2006	\$1,550,000	20555 / 00319	WARRANTY DEED	BENDA CARL E &
OCT-2004	\$900,000	17674 / 00668	CERT OF TITLE	
SEP-2002	\$630,000	14174 / 01805	QUIT CLAIM	MARTINOVIC ANDREJ
SEP-2002	\$222,000	14174 / 01801	QUIT CLAIM	REAL ESTATE DEPOT INC &
AUG-2002	\$650,000	14051 / 00125	QUIT CLAIM	REAL ESTATE DEPOT INC &
OCT-2000	\$330,000	12100 / 01861	QUIT CLAIM	MARTINOVIC ANDREJ
SEP-2000	\$10	12100 / 01855	QUIT CLAIM	MARTINOVIC ANDREJ
AUG-1991	\$420,000	06942 / 01114	WARRANTY DEED	
MAY-1991	\$100	06853 / 00593	QUIT CLAIM	
JUL-1987	\$100	05343 / 00656	QUIT CLAIM	
DEC-1986	\$335,000	05126 / 01812	WARRANTY DEED	
JAN-1981	\$155,000	03441 / 00600	WARRANTY DEED	

Exemption Information

Applicant/Owner	Year	Detail
BENDA CARL E &	2023	HOMESTEAD
BENDA CARL E &	2023	ADDITIONAL HOMESTEAD
BENDA RASHMI	2023	HOMESTEAD
BENDA RASHMI	2023	ADDITIONAL HOMESTEAD

Property Information

Number of Units 1
*Total Square Feet 3645
Acres 0.2882
Use Code 0100 - SINGLE FAMILY
Zoning RS - RESIDENTIAL SINGLE FAMILY (24-HIGHLAND BEACH)

Appraisals

Tax Year	2022	2021	2020
Improvement Value	\$131,937	\$315,644	\$259,879
Land Value	\$1,823,182	\$1,495,000	\$1,300,000
Total Market Value	\$1,955,119	\$1,810,644	\$1,559,879

All values are as of January 1st each year

Assessed and Taxable Values

Tax Year	2022	2021	2020
Assessed Value	\$1,629,169	\$1,581,717	\$1,559,879
Exemption Amount	\$50,000	\$50,000	\$50,000
Taxable Value	\$1,579,169	\$1,531,717	\$1,509,879

Taxes

Tax Year	2022	2021	2020
Ad Valorem	\$26,045	\$26,136	\$26,274
Non Ad Valorem	\$184	\$178	\$173
Total tax	\$26,229	\$26,314	\$26,447



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CASE NO. CC2023-06-003

TOWN OF HIGHLAND BEACH, FLORIDA

VS.

Carl Benda & Rashmi Benda
4203 Tranquility Dr.
Highland Beach FL, 33487

**POSTED
ON PROPERTY**

6/19/23
DATE

Re: 4203 Tranquility Dr., Highland Beach FL 33487 (PCN:24-43-47-04-02-005-0120)

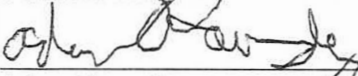
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Adam Osowsky
Code Compliance Officer

Certified Mail: 7021 1970 0002 3025 2360





Town of Highland Beach

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

June 05, 2023

BENDA CARL E & BENDA RASHMI
4203 TRANQUILITY DR
HIGHLAND BEACH, FL 33487

RE: Code Compliance Case No. CC2023-06-003

BENDA CARL E & BENDA RASHMI,

Location : 4203 TRANQUILITY DR
HIGHLAND BEACH FL, 33487

Complaint Description:

Violation: Dumpster not screened to code.

Correction: Must screen dumpster from public view per Construction Site Management Handbook by June 12, 2023.

12-4 Temporary construction fences.

A temporary construction fence is required on all construction sites undergoing land disturbing construction or land development activities. All construction/demolition activities as well as all dumpsters, portable toilets, storage facilities, materials and any other item related to the construction must be located inside the temporary construction fence area. Before the temporary construction fence may be erected, a site plan depicting the materials, location and access gates must be approved as part of the fence permit issuance. At a minimum, the construction site must be completely enclosed, on all sides, by temporary construction fencing to prevent public access.

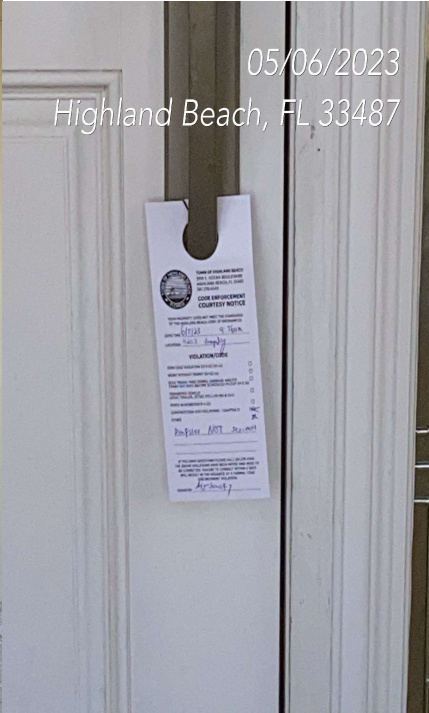
Failure to comply by the above date will result, without any further notice, in you being summoned to appear before the town Code Enforcement board, which can result in a fine against the violator & property in the amount of \$250.00 per day for each day the violation exists. Your anticipated cooperation 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:	CC2023-06-003
Property Address:	4203 Tranquility
Officer:	Adam Osowsky



Evidence Sheet	
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Property Address:	4203 Tranquility
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7022 2410 0002 1964 7636

U.S. Postal Service™
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Certified Mail Fee
 \$ 4.15

Extra Services & Fees (check box, add fee as appropriate)

Return Receipt (hardcopy) \$ _____

Return Receipt (electronic) \$ _____

Certified Mail Restricted Delivery \$ _____

Adult Signature Required \$ _____

Adult Signature Restricted Delivery \$ _____



Postage
 \$ 0.63

Total Postage and Fees
 \$ 4.78

Sent To Renda NOV 2363 nocard

Street 747 Lylit, Pr

City, State, ZIP+4® HO FL 33487

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

Certified Mail service provides the following benefits:

- A receipt (this portion of the Certified Mail label).
- A unique identifier for your mailpiece.
- Electronic verification of delivery or attempted delivery.
- A record of delivery (including the recipient's signature) that is retained by the Postal Service™ for a specified period.

Important Reminders:

- You may purchase Certified Mail service with First-Class Mail®, First-Class Package Service®, or Priority Mail® service.
- Certified Mail service is *not* available for international mail.
- Insurance coverage is *not* available for purchase with Certified Mail service. However, the purchase of Certified Mail service does not change the insurance coverage automatically included with certain Priority Mail items.
- For an additional fee, and with a proper endorsement on the mailpiece, you may request the following services:
 - Return receipt service, which provides a record of delivery (including the recipient's signature). You can request a hardcopy return receipt or an electronic version. For a hardcopy return receipt, complete PS Form 3811, *Domestic Return Receipt*; attach PS Form 3811 to your mailpiece;

for an electronic return receipt, see a retail associate for assistance. To receive a duplicate return receipt for no additional fee, present this USPS®-postmarked Certified Mail receipt to the retail associate.

- Restricted delivery service, which provides delivery to the addressee specified by name, or to the addressee's authorized agent.
- Adult signature service, which requires the signee to be at least 21 years of age (not available at retail).
- Adult signature restricted delivery service, which requires the signee to be at least 21 years of age and provides delivery to the addressee specified by name, or to the addressee's authorized agent (not available at retail).
- To ensure that your Certified Mail receipt is accepted as legal proof of mailing, it should bear a USPS postmark. If you would like a postmark on this Certified Mail receipt, please present your Certified Mail item at a Post Office™ for postmarking. If you don't need a postmark on this Certified Mail receipt, detach the barcoded portion of this label, affix it to the mailpiece, apply appropriate postage, and deposit the mailpiece.

IMPORTANT: Save this receipt for your records.