

Adam Osowsky

From: Adam Osowsky
Sent: Friday, March 3, 2023 9:27 AM
To: JERRY RUGGIRELLO
Subject: RE: 1006 Grand Ct code violation

Good morning,

As requested, I have scheduled you for the April 11, 2023, hearing at 1pm. The hearing will be located once at in the council chambers in Town Hall.

This email will act as your official Notice of Hearing.

Respectfully,

Adam Osowsky
Code Compliance Officer

Town of Highland Beach
3616 S. Ocean Boulevard
Highland Beach, FL 33487
(561) 278-4540 Office
(561) 278-2606 Fax
www.highlandbeach.us

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-----Original Message-----

From: JERRY RUGGIRELLO <jerry1031@aol.com>
Sent: Thursday, March 2, 2023 3:14 PM
To: Adam Osowsky <aosowsky@highlandbeach.us>
Cc: Jeff Remas <bco@highlandbeach.us>
Subject: 1006 Grand Ct code violation

Mr. Osowsky,

It was a pleasure meeting with you and Mr. Remas this morning.
I found you both to be very informative and helpful.

I am requesting to be placed on the agenda for a Fine Reduction Hearing at the next opportunity.
You mentioned that it may be too late for the March Meeting and it may need to occur on April 11. In any event, if you or someone from your staff could inform me of which date, I will gladly be there with supporting documentation to plead my request.
I thank you in advance.

Sincerely,
Jerome Ruggirello
1006 Grand Ct Homeowner

TOWN OF HIGHLAND BEACH, FLORIDA
CODE ENFORCEMENT BOARD

TOWN OF HIGHLAND BEACH, FLORIDA,

Petitioner,

v.

AJR GRAND HIGHLAND BEACH LLC
1006 Grand Court
Highland Beach, FL 33487

Case No: 2022-11-006

PCN: 24-43-47-09-00-002-0090

Respondent.

LEGAL: 9-47-43 LT 6 & SELY 35.68 FT OF
LT 7 UNREC GRAND CAY ESTS IN N ½ OF
GOV LT 2 AS IN OR 1027 PG 1371

ORDER FINDING VIOLATION

THIS MATTER having come before the Code Enforcement Board on January 10, 2023, and having heard the testimony of the parties, and having considered the evidence presented by the parties, and having been fully appraised of the circumstances, the Board does find as follows:

FINDINGS OF FACT

1. Respondent is the owner of the property located at 1006 Grand Court, Highland Beach, Florida, as described above.
2. By Notice of Violation, the Town advised Respondent that it was in violation of Section 116.1 of the Florida Building Code (as adopted by Section 6-26 of the Town Code) for an unsafe, unpermitted structure (ten-post platform boat lift) as determined by the Building Official pursuant to Section 30-24 of the Town Code of Ordinances.
3. Respondent was not in attendance.
4. All required notices were served in compliance with Section 162.12, Florida Statutes, and Section 2-106 of the Town Code of Ordinances.
5. The testimony and evidence presented at the hearing demonstrated that the violation remained on the Property as of the date of the hearing.

CONCLUSIONS OF LAW

1. By reason of the foregoing, Respondent is in violation of the Town Code of Ordinances and is therefore subject to the provisions of Article V, Chapter 2, of the Code of Ordinances of the Town of Highland Beach, under the authority of Chapter 162 of the Florida Statutes, as both may be amended from time to time.

2. Respondent remains in violation of the Code sections cited above.

COMPLIANCE

1. IT IS HEREBY ORDERED that Respondent shall comply with the above section of the Town of Highland Beach's Code of Ordinances as follows:

a. Respondent shall comply with the Town Code within fourteen (14) days of the date of the hearing **or by January 24, 2023.**

b. Should Respondent fail to bring the Property into compliance by the date specified above, **a fine in the amount of \$250.00** shall be assessed against Respondent for each day the Property remains in violation past the date set for compliance.

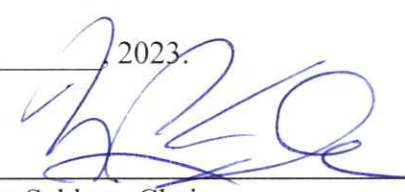
c. No further action shall be required for the entry of such fine.

2. Respondent is further ordered to reimburse the Town in the amount of \$250.00 for administrative costs incurred in prosecuting the case before the Board, which shall be included in the Lien amount. Said costs shall be paid by the date set for compliance.

3. Should Respondent violate the same code section cited herein, such reoccurrence may subject the Respondent to a repeat violator fine of up to \$500.00 per day for every day of the violation, plus administrative costs in enforcing the action, pursuant to Chapter 162, Florida Statutes.

4. Respondent may submit a written request for a hearing to challenge this Order prior to its recordation as a Lien provided Respondent does so within thirty (30) days from the date this Order was executed. If Respondent fails to comply with the Town Code within the specified deadline and timely request such a hearing in writing to the Town, the Town may record a certified copy of such Order in the Public Records of Palm Beach County, Florida, and thereafter the Order shall constitute a Lien against the real and/or personal property owned by Respondent. If such a hearing is requested, the Town shall notify Respondent of the hearing date by regular and certified mail. Respondent is not entitled to a rehearing of the case, and there shall be no presentation of evidence as to the existence or non-existence of the violation. Instead, Respondent shall Show Cause why this Order should not be recorded as a Lien in the Public Records of Palm Beach County, Florida.

DONE AND ORDERED this 11th day of Jan, 2023.



Myles Schlam, Chair
Code Enforcement Board

Copies Furnished to:

Respondent