

TOWN OF LOXAHATCHEE GROVES
TOWN HALL COUNCIL CHAMBERS
SPECIAL MAGISTRATE HEARING MINUTES
WEDNESDAY, JUNE 18, 2025 – 9:00 A.M. – 9:10 A.M.



Meeting Audio Available Upon Request in the Office of the Town Clerk

CALL TO ORDER

The meeting was called to order by Amity Barnard, Special Magistrate, at 9:00 A.M. on Wednesday, June 18, 2025.

SWEARING IN OF OFFICERS, STAFF AND RESPONDENTS

ROLL CALL

Staff Present:

- Sammie Brown, FRA-RP, MEDP, Town Clerk Assistant
- John Suarez, Code Enforcement Officer
- Deanna Thomas, Code Enforcement Officer
- Caryn Gardner-Young, MPA, AICP, ESQ, Community Standards Director

Special Magistrate:

Amity R. Barnard, Esq.

Adjournment:

Meeting adjourned at 9:00 A.M.

PLEASE SEE THE FOLLOWING SPECIAL MAGISTRATE ORDERS

Prepared By:
Amity Barnard, Esq.
Davis & Associates, P.A.
701 Northpoint Parkway, Suite 205
West Palm Beach, FL 33407

Returned to:
Town of Loxahatchee Groves
155 F Rd
Loxahatchee Groves, FL 33470

**SPECIAL MAGISTRATE HEARING
TOWN OF LOXAHATCHEE GROVES, FLORIDA
(561) 793-2418**

TOWN OF LOXAHATCHEE GROVES, FLORIDA,

CASE NO. 25030077

Petitioner,

v.

SANDRA L CALDERON,

Respondent.

_____ /

ORDER ASSESSING FINE

RE: Violation of Sections 92-010 of the Town ULDC and 105.1 (FBC) of the Code of Ordinances of the Town of Loxahatchee Groves.

LEGAL DESCRIPTION

LOXAHATCHEE GROVES E 254.05 FT OF N 220.20 FT OF S 455.20 FT OF TR 49 BLK B

STREET ADDRESS:

1181 West C Road
Loxahatchee Groves, Florida 33470

PARCEL CONTROL NUMBER:

41-41-43-17-01-249-0110

The Code Enforcement Special Magistrate heard testimony at the Code Enforcement Special Magistrate Hearing held on the 18th day of June, 2025 regarding the above-referenced case and based on the evidence presented at that hearing, enters the following Findings of Fact, Conclusions of Law and Order.

FINDINGS OF FACT

1. Respondent, SANDRA L CALDERON, is the owner of the above-described property.
2. Respondent was not present at the hearing; however, there was a finding of proper notice.

3. By the "Order Finding Violation" dated May 5, 2025, the Special Magistrate ordered the Respondent to comply with Sections 92-010 of the Town ULDC and 105.1 (FBC) of the Code of Ordinances of the Town of Loxahatchee Groves on or before June 4, 2025.
3. At the hearing on June 18, 2025, John Suarez, the Town's Code Enforcement Officer testified under oath and presented documentary and photographic evidence of violations remaining on the property. The Town's documentary and photographic evidence were entered into the record without objection as Composite Exhibit 1. Such testimony revealed that Section 105.1 (FBC) of the Code of Ordinances of the Town of Loxahatchee Groves had come into compliance.

CONCLUSIONS OF LAW

The above-stated facts constitute a continuing violation of Section 92-010 of the Code of Ordinances of the Town of Loxahatchee Groves.

ORDER

Respondent is hereby Orders to continue to comply with Section 105.1 (FBC) of the Code of Ordinances of the Town of Loxahatchee Groves. It is further the Order of the Special Magistrate that a Fine of One Thousand Four Hundred Dollars (\$1,400.00) is hereby assessed beginning June 5, 2025 through June 18, 2025, a period of fourteen (14) days, and continuing to accrue at One Hundred Dollars (\$100.00) per day for each day that the violation continues to exist until compliance is achieved.

Respondent is further assessed administrative costs in the amount of \$234.50 for prosecuting the June 18, 2025 hearing, payable within thirty (30) days of the date of this order. Administrative costs in the amount of \$234.05 for prosecuting the May 5, 2025 hearing are also hereby *reaffirmed*.

Should you violate the same Section of the Code again, you may be subject to a fine of up to \$500.00 per day for such repeat violation. Additionally, the Code Inspector is not required to give a reasonable time to correct the repeat violation and the case may be presented to the Special Magistrate even if the repeat violation has been corrected prior to the Special Magistrate hearing.

Should a dispute arise concerning compliance, either party may request a hearing before the Code Enforcement Special Magistrate on the issue of compliance only.

A certified copy of this Order may be recorded in the Public Records of Palm Beach County, Florida, and, once recorded, shall constitute a lien against the property upon which the violation exists and upon any other real or personal property owned by the Respondent, pursuant to Chapter 162, Florida Statutes.

Upon complying in any code enforcement matter, it is always the responsibility of the Respondent to contact the Code Enforcement Department at (561) 793-2418 to request a re-inspection of the property.

DONE AND ORDERED THIS 18th day of June, 2025.

TOWN OF LOXAHATCHEE GROVES
CODE ENFORCEMENT SPECIAL MAGISTRATE

BY: 
AMITY BARNARD, ESQ.
SPECIAL MAGISTRATE