

CERTIFIED MAIL



TOWN OF JUPITER

CODE COMPLIANCE DIVISION NOTICE OF VIOLATION

September 11, 2024

**HEATHER G FRAZIER
306 4TH ST
JUPITER, FL 33458**

CASE NO.: **24-000598**

You are hereby notified that an inspection was made at:

LOCATION: **306 4TH ST**, Jupiter, Florida
PCN: **30424101070240110**

The following violation of the Town of Jupiter Code of Ordinances was observed:

Violation Information

****THIS VIOLATION COMPLIED ON 8/1/24****

NUMEROUS TRASH BAGS, EMPTY BOXES, OLD BICYCLES, AND OTHER TRASH AND DEBRIS ARE BEING STORED ON THE OUTSIDE OF THIS PROPERTY. PROPERLY DISPOSE OF ALL ITEMS TO RETURN THE PROPERTY TO A CLEAN AND SANITARY CONDITION. BULK TRASH PICK-UP DAYS FOR THIS PROPERTY ARE TUESDAYS. PLACE BULK TRASH OUT FOR COLLECTION NO EARLIER THAN NOON THE DAY BEFORE PICK-UP.

Violation Description

**NUISANCES ILLEGAL ACCUMULATION/STORAGE
13-2 ILLEGAL ACCUMULATION/STORAGE**

The unauthorized or illegal accumulation or storage of abandoned property, construction debris, inert waste material, refuse, hazardous wastes or similar waste products upon any public or private property within the town is hereby declared to be a public nuisance.

Violation Information

THE ENTIRE DRIVEWAY AT THIS PROPERTY IS SEVERELY DAMAGED AND BEYOND THE POINT OF BASIC REPAIR. CONTACT THE ENGINEERING DEPARTMENT AT 561-741-2467 TO OBTAIN A PERMIT BEFORE INSTALLING A NEW DRIVEWAY TO BRING THE PROPERTY BACK INTO COMPLIANCE.

Violation Description

**ZONING DRIVEWAY MAINTENANCE
27-2833(1)(a-c) DRIVEWAY MAINTENANCE**

a. Driveways dedicated to the specific use of a residential dwelling shall be considered as constituting off-street parking spaces for all residential uses when sufficient space is available on such driveways to meet the requirements of this section.

b. All residential driveways shall meet the requirements as stated in this section and be maintained free of pot holes and deteriorating conditions.

c. A driveway shall be deemed deteriorated if more than ten percent of the area of the driveway is damaged or degraded.

Violation Information

****THIS VIOLATION COMPLIED ON 9/11/24****

A WINDOW ON THE EAST SIDE OF THIS PROPERTY IS BEING COVERED WITH A WOODEN BOARD. REMOVE THIS AND ALL OTHER WOODEN BOARDS FROM ALL WINDOWS.

Violation Description

NUISANCES EXTERIOR MAINTENANCE

13-41(c)(2)(a-b) EXTERIOR MAINTENANCE

(c) Exterior of buildings and structures.

(2) The exterior of a building or structure shall be maintained in a good state of repair, and shall be structurally sound and sanitary so as not to pose a threat to the public health, safety or welfare. A nuisance is hereby declared to exist if the exterior of a building or structure has deteriorated to the point where either:

a. Twenty percent or more of the total exterior building surface area, including, but not limited to, exterior walls, fascia boards, window and door frames, exterior doors and garage doors, eaves, soffits, siding, stucco, awnings, garages, porches, and carports, has blistered, peeling or missing paint and/or is rotted and/or has mold or mildew. For purposes of this section, the surface area of openings such as windows, breezeways, sliding glass, glass, or French doors shall not be included in the calculation of the total exterior building area.

b. Windows, glass panes, doors, screens, screened enclosures, rails and stiles are missing, broken, or are deteriorated and in need of repair.

Therefore, you are hereby directed to correct this violation before **September 26, 2024** and notify the Code Compliance Office at (561) 741-2477 that the violation has been corrected.

Failure to correct this violation in the time specified may result in your being ordered to appear before the Town of Jupiter Code Compliance Special Magistrate.

Sincerely,

Paul Ruddock
Code Compliance Officer
Town of Jupiter

CERTIFIED MAIL

AFFIDAVIT OF POSTING

Notice of Violation

Case No.: 24-000598
Date Posted: September 12, 2024
Property Owner: HEATHER G FRAZIER
Property Address: 306 4TH ST

Places of Posting: Town Hall
306 4TH ST

(See Attached Copy of Posted Notice)

STATE OF FLORIDA
COUNTY OF PALM BEACH

BEFORE ME, the undersigned authority personally appeared, **PAUL RUDDOCK**, a duly-designated Code Compliance Officer of the Town of Jupiter, who, after being duly sworn by me under oath, deposes and says:

1. Prior to posting this notice, the undersigned has reviewed the file of this matter and has determined that a bona fide attempt was made to hand-deliver or mail notice to the alleged violator.
2. This Affidavit of Posting shall serve to meet the notice requirements of Section 162.12, Florida Statutes.
3. This property was posted for at least ten (10) days in two (2) locations, the first being upon the property where the code violation is alleged to exist, the address of which is listed herein above, and the second being at the Jupiter Town Hall, 210 Military Trail, Jupiter, Florida 33458, in accordance with Section 162.12(2)(b), F.S. The undersigned affiant submits this affidavit as proof of compliance with the requirements of Section 162.12(2)(b), F.S.

FURTHER AFFIANT SAYETH NOT

 #1194

Personally appeared before me the undersigned authority, and acknowledged that (he)/(she) did execute the foregoing affidavit.

Sworn to and subscribed before me this 12th day of September, 2024.



Notary Public

