

CERTIFIED MAIL



TOWN OF JUPITER

CODE COMPLIANCE DIVISION NOTICE OF VIOLATION

November 23, 2024

**BRE DDR IVA CONCOURSE FL LLC
3300 ENTERPRISE PKWY
CLEVELAND, OH 44122-7200**

CASE NO.: 24-000839

You are hereby notified that an inspection was made at:

LOCATION: 135 N ALTERNATE A1A, Jupiter, Florida
PCN: 30434106000020220

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

Violation Information

PLEASE SUBMIT PAYMENT FOR MULTIPLE FALSE ALARM RESPONSES TO THE TIRES PLUS FACILITY BY THE JUPITER POLICE DEPARTMENT. AN INVOICE WAS DELIVERED ON JULY 19, 2024 TO THE BUSINESS AND PAYMENT HAS NOT YET BEEN RECEIVED.
PLEASE CONTACT CHARLAYNE AT 561-741-2478

Violation Description

ALARM SYSTEMS EXCESS FALSE ALARMS

3-7(a)(c) EXCESSIVE FALSE ALARMS

(a) No person shall allow, permit, cause or fail to prevent the emission, for any reason, by the alarm used by that person, or any alarm serving a premises or a building occupied and controlled by such person, of more than three false alarms within any 12-month period of time. The emission of more than three false alarms within a period of 12 consecutive months is excessive and constitutes a public nuisance, and is a violation of this chapter, and shall subject that person to a civil citation subject to the penalties of this Code. A response to any excessive false alarms by the town police department will result in the alarm user being charged a service fee in accordance with the fee schedule established by the town manager on file in the town clerk's office for each false alarm in excess of three false alarms in any consecutive 12-month period.

(c) Once notified by the police department, the user will have 30 days within which to pay any said service charges, after which, the same shall be delinquent.

Therefore, you are hereby directed to correct this violation before **December 13, 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,

Don Dougherty
Code Compliance Officer
Town of Jupiter

AFFIDAVIT OF POSTING

Notice of Violation

Case No.: 24-000839
Date Posted: November 23, 2024
Property Owner: BRE DDR IVA CONCOURSE FL LLC
Property Address: 135 N ALTERNATE A1A

Places of Posting: Town Hall
135 N ALTERNATE A1A

(See Attached Copy of Posted Notice)

STATE OF FLORIDA
COUNTY OF PALM BEACH

BEFORE ME, the undersigned authority personally appeared, **DON DOUGHERTY**, 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

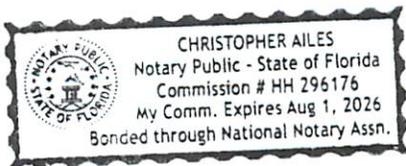


Personally appeared before me the undersigned authority, and acknowledged that (he)/(she) did execute the foregoing affidavit.

Sworn to and subscribed before me this 23 day of November, 2024.



Notary Public



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[Handwritten signature]

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