

CATAMARAN 1 – CASE & PERMITTING TIME LINE

February 8, 2023	Case initiated
March 22, 2023	Special Magistrate Hearing - the owner was provided graduated time periods to complete each phase of compliance. 1) Termite treatment within 30 days; 2) Proof of elimination of termites within 60 days; 3) Obtain a permit for truss repair within 90 days.
April 18, 2023	Received emailed receipt for pest control treatment which complied item #1 of the Order.
May 30, 2023	A Notice of Extension of Time - 60 additional days to comply item #2 and 90 additional days to comply #3.
August 29, 2023	Affidavit of Non-Compliance was prepared and recorded on August 30, 2023
September 15, 2023	A letter contesting the fines was received.
October 18, 2023	Special Magistrate Massey Hearing - 90 day extension and stay of the fines was approved.
January 24, 2024	Affidavit of Non-Compliance was recorded and fines restarted.
February 9, 2024	A letter contesting the fines was received.
April 11, 2024	Special Magistrate Extension of Time Hearing - 60 day extension and stay of the fines was approved. According to this Order fines would resume after the expiration of this extension.
April 22, 2024	Permit application for the truss repair was received without any signed or sealed drawings. Applicant informed that drawings are necessary to process the application.
April 23, 2024	Permit application for the roof repair was also received. The association was informed that it would be better to complete the truss repair before doing the roof replacement.
May 7, 2024	Roof permit issued.
June 6, 2024	Sheathing, Dry-In and In Progress inspection approved on the roof permit.
June 7, 2024	The necessary drawings from the truss repair permit were received.
June 10, 2024	Review of the truss repair permit is completed and comments were sent to the contractor.
June 11, 2024	An email contesting the fines in the violation case was received.
June 12, 2024	Per the Extension of Time Order the extension expired and fines re-started.

June 20, 2024	Revised drawings for the truss repair were received without a revision form. The applicant was emailed.
June 27, 2024	Following a conversation with a representative from the association, a permit condition was emailed to the applicant reiterating the fact that a general contractor is needed to do the truss repair. A roofing contractor is not able to do this work under his licensing. This was emailed to the contractor along with the missing revision form that should have accompanied the drawings that were submitted.
July 11, 2024	Special Magistrate Hearing to stay the fines and provide an extension. The fines were stayed and an extension to September 11, 2024 was provided in order to obtain the permit for the truss repair.
August 19, 2024	A Change of Contractor was received from the General Contractor, Treasure Coast General Contracting, along with all the necessary forms.
August 20, 2024	Permit for the truss repair is issued.
September 4, 2024	Preliminary engineering report was submitted and received approval.
September 30, 2024	Final Engineering Report including As-Built drawing for the truss repair included and approved upon review.
October 1, 2024	This case was complied. An Affidavit of Compliance was recorded on 10/7/2024.

From the timeline you can see that fines were started 3 times and they accumulated as follows:

8/29/2023 to 10/18/2023	- \$4,900.00
1/24/2024 to 4/11/2024	- \$7,800.00
6/12/2024 to 7/11/2024	- <u>\$2,900.00</u>
Total of accrued fines:	\$15,600.00

This amount does not include the \$80.00 in recording fees and other administrative fees.

According to the Rules of Procedure for the Special Magistrate Board, the Building Department is allowed 1 administrative extension of up to 90 days after the time allowed by the Special Magistrate on the Order Determining Violation. Our Department did provide the maximum extension of 90 days to comply the case. All subsequent extensions must be approved by the Special Magistrate. The Association's counsel contested the start of fines each time, but fines accrue until they are stopped by the Special Magistrate. Therefore the fines accrued each time until the scheduled Special Magistrate Hearing.

The necessary permit to comply this case was applied for more than a year after the original Order was issued. Once applied for another 4 months passed before permitting and plan review staff received the necessary plans and forms to issue the permit. Once necessary plans were submitted, each plan review was completed within 1 to 3 days.