Dam Agenda Item #:

#### PALM BEACH COUNTY BOARD OF COUNTY COMMISSIONERS

# AGENDA ITEM SUMMARY

Meeting Date: Nov. 29, 2011	[] [X]	Consent Workshop	[] []	Regular Public Hearing				
Department:	Planning, Zoning Building							
Submitted By:	Code Enforcement							
Submitted For:	Code Enforcement							

## I. EXECUTIVE BRIEF

Title: Private Properties in the Corbett Wildlife Area

Summary: Staff is seeking BCC approval to "recognize" as existing, certain private properties in the Corbett Wildlife Area (Corbett). In exchange for this recognition, the property owners will agree to record a document in the Public Records, acknowledging that there can be no further subdivision or building of these properties. In addition, any repairs would be limited to no more than \$1,000 per year.

There are 14 properties in Corbett that are privately owned and used as temporary hunting camps. There are a variety of structures on these properties some dating back to the 1940's and others recently built (2007). None of the structures are eligible to receive building permits. Most of the properties are not in their original configuration and have been subdivided without proper approvals. These properties do not and could not meet the Subdivision Code or the Unified Land Development Code (ULDC) particularly because of access and drainage. District 1 (GDB)

Background and Policy Issues: In response to a Code Enforcement complaint, code enforcement staff, along with Department of Environmental Protection (DEP), health department and other agencies took a trip to the area in question. Various violations were observed and the property owners were notified. The DEP violations have been cured and the health department has worked with the property owners to find workable solutions to the health violations. Given the location of the area and the subdivision and ULDC regulations, no County solutions could be provided. The only alternatives are a Code Enforcement Special Master hearing, which will likely result in the structures being demolished and the properties recombined to some form of the original ownership; or the staff's recommendation above.

### Attachments:

- 1. Landowners List
- 2. Corbett Wildlife Area Maps
- 3. Photos of the Corbett Area

Recommended by:		11/9/11
	Executive Director	Date/
Approved By:	Maller	11/21/11
	Deputy County Administrator	Date

Approved By:

Deputy County Administrator

#### II. FISCAL IMPACT ANALYSIS

A. Five Year Summary of Fiscal Impact:

Fiscal Years	20 <u>12</u>	20 <u>13</u>	20 <u>14</u>	20 <u>15</u>	20 <u>16</u>
Capital Expenditures					
Operating Costs					
External Revenues				-	
Program Income (Count	у)			-	
In-Kind Match (County)	3 <u></u>				
NET FISCAL IMPACT					
No. ADDITIONAL FTE POSITIONS (Cumulativ	e)				
Is Item Included In Curre	ent Budget?	Yes	_ No		
Budget Account No.: Reporting Category	Fund	_ Departm	ent l	Jnit	Object

Recommended Sources of Funds/Summary of Fiscal Impact: There is no cost associated Β. with this Agenda as this is a workshop only. However, depending on the outcome of workshop there may be an impact in the future.

**Departmental Fiscal Review:** C.

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III. REVIEW COMMENTS

OFMB Fiscal and/or Contract Dev. and Control Comments: A.

OFMB ufficiency:

16/11 Contract Dev. and Control

Legal S Β.

County Attorney

C. **Other Department Review:** 

**Department Director** 

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# CORBETT LANDOWNERS

00-39-41-30-00-006-0010 Jimmy C. Compton Ellis Smith Structures: 1989 Sub-divided: 3/27/08 22.2101 acres

00-39-41-30-00-006-0020 Florida Fish & Game Vacant Sub-Divided: 3/27/08 0.46 acres

00-39-41-30-00-015-0020 Joanne Messier Larry Daughtrey Robert Daughtrey Structures: 1970 Sub-Divided: 5/29/69 5.0 acres

00-39-41-30-00-015-0080 Robert L. Daughtrey Vacant Sub-Divided: 1/31/77 2.41 acres

00-39-41-30-00-015-0060 Carolyn M. Duffy Structures: 1960's Sub-Divided: May 2009 2.0 acres

00-39-41-30-00-015-0050 Kent McNeal Sean Niebel Structures: 1989 Sub-Divided: 2/19/85 1.0 acre

00-39-41-30-00-016-0010 Anthony N. Capito Frank Lewis Structures: 1940's to present Sub-Divided: 4/14/1982 5.0 acres

3

00-39-41-30-00-015-0010 Dalama LLC Structures: 1972 Sub-divided: 5/29/69 5.0 acres

00-39-41-30-00-006-0030 Board of Trustees of the Internal Improvement Trust Fund (TIITF) Vacant Sub-Divided: 4/23/08 3.6461 acres

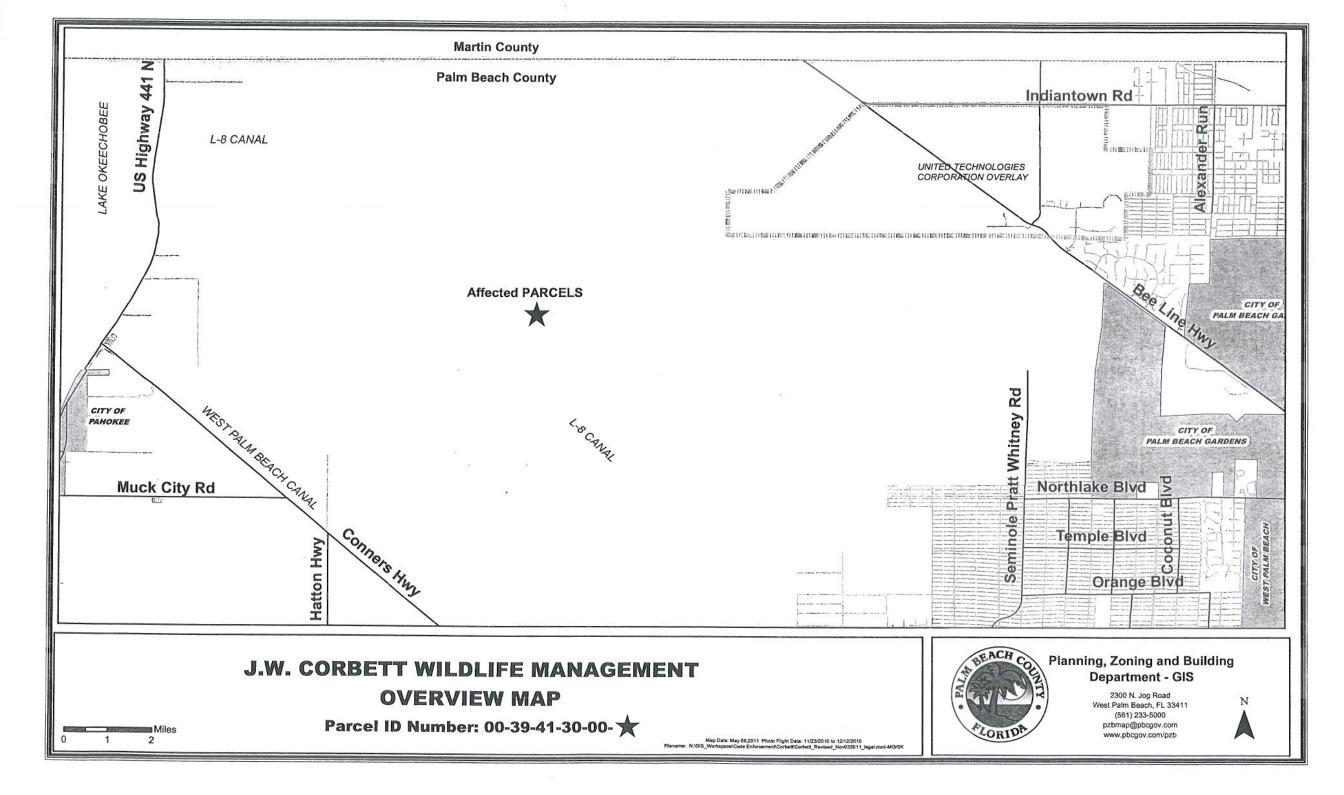
00-39-41-30-00-015-0040 Larry D. Daughtrey Vacant Sub-Divided: 1/31/77 2.41 acres

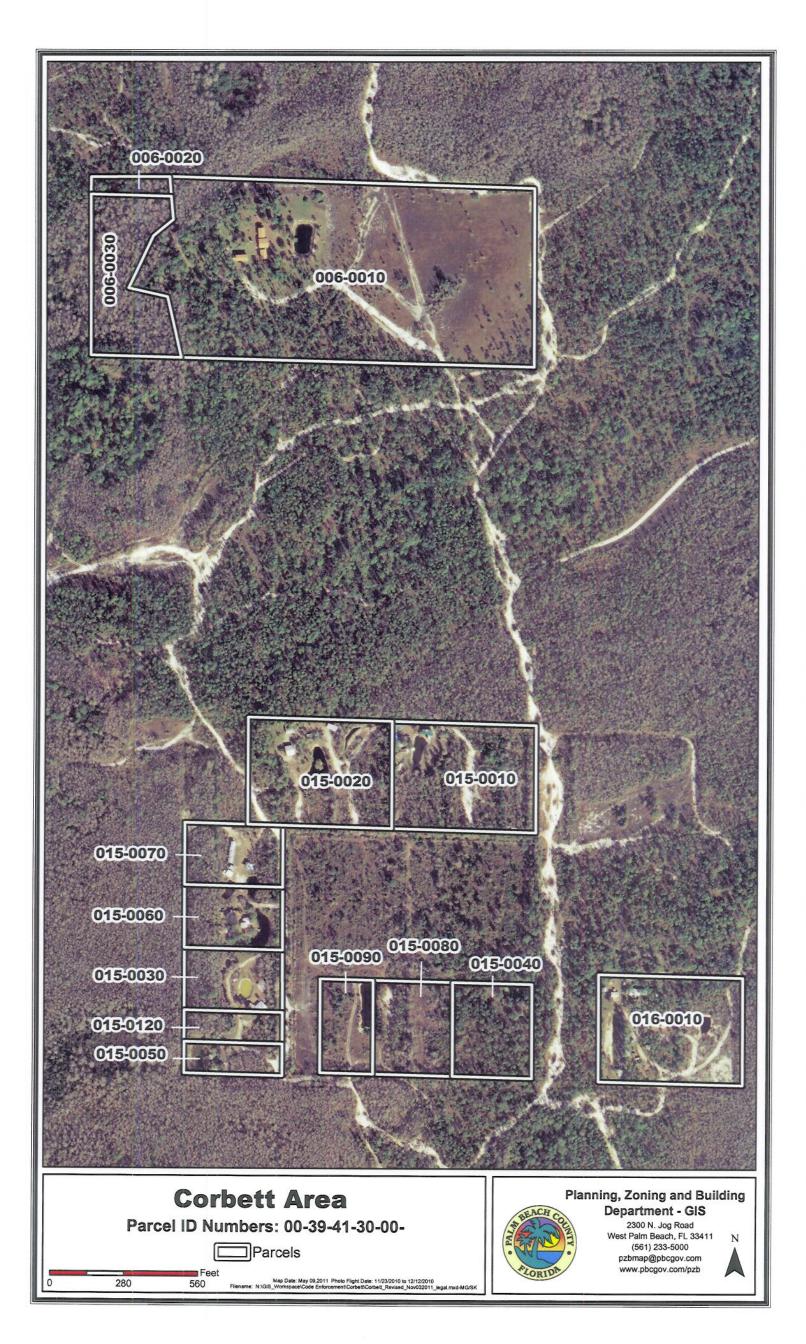
00-39-41-30-00-015-0030 Russell A. Eichorst Structures: 1989 Sub-Divided: 2/17/94 2.0 acres

00-39-41-30-00-015-0120 Russell A. Eichorst James L. Bradley Vacant Sub-Divided: February 1985 1.0 acres

00-39-41-30-00-015-0070 Mike Merrill Craig Washington Keith Washington Structures: 2002 Sub-Divided: 7/21/76 2.0 acres

00-39-41-30-00-015-0090 Jerome M. Gray Jr. Jerome M. Gray Sr. John G. Gray Jr Stephen C. Holmes Robert C. Mitchell Dorsey L. Prothman Vacant Sub-Divided: 5/15/78 1.41 acres







8/06/2009

Provide States