

PALM BEACH COUNTY  
BOARD OF COUNTY COMMISSIONERS

AGENDA ITEM SUMMARY

Meeting Date: August 19, 2025

☒ Consent  
☐ Workshop

☐ Regular  
☐ Public Hearing

Department: Office of Financial Management and Budget

I. EXECUTIVE BRIEF

**Motion and Title:** Staff recommends motion to approve: a negotiated settlement offer in the amount of \$40,000 for the full satisfaction of a code compliance lien entered against Craig L. Johnston on June 19, 2019.

**Summary:** On August 15, 2018, a Code Compliance Special Magistrate (CCSM) issued an order giving Craig L. Johnston until December 13, 2018 to bring his property located at 4558 61<sup>st</sup> Street South, Lake Worth into full code compliance. The violations included uncultivated vegetation exceeding seven (7) inches; open storage of inoperable vehicles, equipment and miscellaneous debris; expired permits; and installation of a fence without a valid building permit. Compliance with the CCSM's order was not timely achieved, and a fine of \$50 per day was imposed. The CCSM executed an order imposing a code lien against Mr. Johnston on June 19, 2019.

The Code Compliance Division (Code Compliance) issued an affidavit of compliance for the property stating the violations were corrected as of May 21, 2024. The total fine amount on January 16, 2025, the date on which settlement discussions began, amounted to \$99,416.72. David F. Milledge, the legal representative for the current property owner Journey Church Lake Worth Inc. has agreed to pay Palm Beach County \$40,000 (40%) for the full settlement of the outstanding code compliance lien. This is not a homestead property. **District 2 (SF)**

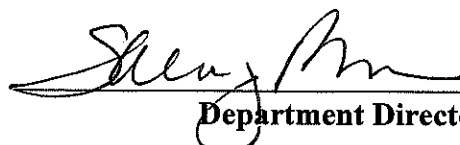
**Background and Justification:** Craig L. Johnston purchased the property in March of 1984. In November of 2017, a complaint was made regarding the condition of the property. Subsequently, a notice of violation was issued to the owner. From November of 2017 through May of 2024, Code Compliance inspected the property nine (9) times. There was no communication between the assigned Code Officer and Mr. Johnston; he was not present at the hearing.

According to the legal representative of the homeowner, Mr. Johnston suffered some health issues and was not able to care for himself or the property. As a result, he was placed into a conservatorship. The property fell into disrepair after years of neglect and became the subject of several code violations. Journey Church Lake Worth Inc. purchased the property on March 26, 2024 and rectified all outstanding violations; \$40,000 was set aside and is currently held in an escrow account to pay for the liens. David F. Milledge contacted the Office of Financial Management and Budget on behalf of Journey Church Lake Worth Inc. to settle the outstanding lien.

Settlement offers that reduce any debt amount due to Palm Beach County by more than \$2,500 require the approval of the Board, per Countywide PPM CW-F-048.

Attachments: None

Recommended by:



Department Director

7/18/2025

Date

Approved by:



County Administrator

8/2/25

Date

II. FISCAL IMPACT ANALYSIS

A. Five Year Summary of Fiscal Impact:

| Fiscal Years            | 2025     | 2026 | 2027 | 2028 | 2029 |
|-------------------------|----------|------|------|------|------|
| Capital Expenditures    |          |      |      |      |      |
| Operating Costs         |          |      |      |      |      |
| External Revenues       | (40,000) |      |      |      |      |
| Program Income (County) |          |      |      |      |      |
| In-Kind Match(County    |          |      |      |      |      |
| NET FISCAL IMPACT       | (40,000) |      |      |      |      |
| #ADDITIONAL FTE         |          |      |      |      |      |
| POSITIONS (CUMULATIVE)  |          |      |      |      |      |

Is item included in Current Budget?

Yes ☐ No ☒

Is this item using Federal Funds?

Yes ☐ No ☒

Is this item using State Funds?

Yes ☐ No ☒

Budget Account No.: Fund 0001 Department 600 Unit 6241 Object 5900

B. Recommended Sources of Funds/Summary of Fiscal Impact:

C. Departmental Fiscal Review:

III. REVIEW COMMENTS

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

Lucy Muth

7/21/2025

7/17/25

OFMB

7/21

03 7/21

7/18/25

7/21

7/21

N/A

Contract Dev. and Control

B. Legal Sufficiency:

Assistant County Attorney

C. Other Department Review:

N/A

Department Director