



CITY OF FORT LAUDERDALE

**SPECIAL MAGISTRATE HEARING
1st FLOOR COMMISSION CHAMBERS
FORT LAUDERDALE CITY HALL
ROSE-ANN FLYNN PRESIDING
SEPTEMBER 5, 2019
9:00 A.M.**

Staff Present:

Loen Garrick, Administrative Assistant
Christina Chaney, Administrative Assistant
Morgan Dunn, Administrative Assistant
Katrina Jordan, Administrative Services Supervisor
Crystal Green-Griffith, Administrative Assistant
Porshia Williams, Code Compliance Manager
Rhonda Hasan, Assistant City Attorney
Stephanie Bass, Code Compliance Officer
Steven Bisch, Code Compliance Officer
Gustavo Caracas, Code Compliance Officer
Leonard Champagne, Senior Code Compliance Officer
Paulette DelGrosso, Code Compliance Officer
Dick Eaton, Code Compliance Supervisor
Bovary Exantus, Code Compliance Officer
Manuel Garcia, Code Compliance Officer
Linda Holloway, Senior Code Compliance Officer
Patrice Jolly, Code Compliance Officer
Roberta Jones, Code Compliance Officer
Captain Robert Kisarewich, Fire Inspector
Dorian Koloian, Code Compliance Officer
Stephanie Philogene, Code Compliance Officer
Wilson Quintero Jr., Code Compliance Officer
Wilson Quintero, Senior Code Compliance Officer
Mary Rich, Senior Code Compliance Officer
Mike Sanguinetti, Code Compliance Officer
Will Snyder, Code Compliance Officer
Hector Suarez, Code Compliance Officer
John Suarez, Senior Code Compliance Officer
Irma Westbrook, Code Compliance Supervisor
Gail Williams, Code Compliance Officer

Respondents and witnesses

CE19072380: Matthew Nelson
CE19062057: Peterson Joseph
CE19071952; CE19071944; CE19071939; CE19071934; CE19071949; CE19071931:
Douglas Owens

CE19072339: Raphael Reme; Diana Magid
CE18010755: Konstantin Popov
CE18081509: Robert Longway; Michelle Longway
CE19052433: Tommy Bolden
CE19070324: Basil Wees
CE19022244: Marcia Meyer
CE18100411: Courtney Crush; Jason Crush
CE16081989: Carlos Valdes; Tim Sachs
CE19052351; CE19031857: Alyse Lemstrom
CE19012217: Matthew Letourneau
CE18111395: Donald Purcell
CE19052600: B. Goodard
CE18091090: Deena Gray
CE19080421: Rodrig Rotem
CE18011362: Mark Farnan
CE19031414: Sonia Eutsey
CE18082299: Rudolfo Mueller
CE18110690: Chris Joyce
CE19010442; CE18121246: Andrew Schein
CE19021960: Laura English
CE19042675: Ronald Williams; Meredith Williams
CE19061332: Alphonso Bradley; Greg Bradley
CE19060391: Loriann Carmack; Luis Cabanillas
CE19031857: Alyse Lemstrom
CE19070995: Howard Butler
CE19061796: Arlei Vazquez; Alvarez Raul
CE19031042: Louis Andreana
CE19030113: Erick Guzman
CE19050971: Ian Cato
CE19071909: Chris Williams
CE19072406: Johannah Carter
CE19050021: Muhammad Paracha
CE19070846: Jens Berding
CE19032210: Stephen Sippet
CE18120174: James Barron
CE19070217: Keith Edwards
CE18070838; CE17121300: Beth Brooks
CE18070584: Eduardo Zunniga
CE19061755: Valery Rhodes
CE19010751; CE18110309: Leola Mayo
CE19061726: Buffy Sanders; Shandra Davis
CE19020851: Lucille Gladson; Jo Gladson
CE19061577: Timothy Haider
CE19021602: Jack Seiler

NOTE: All individuals who presented information to the Special Magistrate during these proceedings were sworn in.

The meeting was called to order at 9:00 A.M.

The following two cases for the same owners were heard together:

Case: CE17121300 Request for extension
2631 SW 12 TER
BROOKS, BETH KAY LE ET AL. BROOKS, TAMI

This case was first heard on 6/7/18 to comply by 9/6/18. Violations and extensions were as noted in the agenda. The property was not in compliance, and fines had accrued to \$2,350.

Mike Sanguinetti, Code Compliance Officer, reported the owner was receiving assistance from Rebuild Florida with the repairs. He stated this should be the last extension granted.

Beth Brooks requested another 91 days. She stated she had just completed the evaluation with Rebuild Florida.

Ms. Flynn granted a 91-day extension, during which time no fines would accrue.

Case: CE18070838 Request for extension
2631 SW 12 TER
BROOKS, BETH KAY LE ET AL. BROOKS, TAMI

This case was first heard on 11/15/18 to comply by 2/14/19. Violations and extensions were as noted in the agenda. The property was not in compliance, and fines had accrued to 5,500.,

Ms. Flynn granted a 91-day extension, during which time no fines would accrue.

Case: CE19032210
2124 BAYVIEW DR
SIPLET, STEPHEN I

Service was via posting at the property on 8/5/19 and at City Hall on 8/22/19.

Leonard Champagne, Senior Code Compliance Officer, testified to the following violation(s):

9-305(b)

THE LANDSCAPE AT THIS PROPERTY IS NOT BEING MAINTAINED IN A NEAT AND WELL KEPT APPEARANCE. THERE ARE AREAS OF DEAD

AND MISSING GROUND COVER.

Complied:

9-280(h)(1)

9-304(b)

47-34.4 B.1.

9-306

9-280(b)

18-4(c)

Officer Champagne presented the case file into evidence and recommended ordering compliance within 45 days or a fine of \$100 per day.

Stephen Sippet was not sure the grass would be filled in within that time and requested 90 days.

Ms. Flynn Found in favor of the City and ordered compliance within 91 days or a fine of \$100 per day.

Case: CE19012217

808 NE 14 ST

AMD HOLDINGS LLC

This case was first heard on 6/6/19 to comply by 7/4/19. Violations and extensions were as noted in the agenda. The property was in compliance and fines had accrued to \$1,800.

Matthew Letourneau waived his right to notice of a Massy Hearing and requested mitigation of the fines. He said he had been traveling at the time of the last hearing and two of the windows had been incorrect with the first order and needed to be reordered.

Bovary Exantus, Code Compliance Officer, recommended imposition of the fines.

Ms. Flynn imposed a fine of \$600 for the time the property was out of compliance.

Case: CE19071909

1832 MIDDLE RIVER DR

CORAL RANCH PROPERTIES LLC

Service was via posting at the property on 8/5/19 and at City Hall on 8/22/19.

Leonard Champagne, Senior Code Compliance Officer, testified to the following violation(s):

47-34.4 B.1.

THERE IS A BOAT TRAILER BEING OPENLY PARKED/STORED
OVERNIGHT ON THIS RC-15-RESIDENTIAL SINGLE FAMILY

ZONED PROPERTY. THIS IS A RECURRING VIOLATION PER PREVIOUS CASE CE19021321 CITED ON FEBRUARY 15, 2019 AND CURRENT CASE CITED ON JULY 26, 2019. THIS CASE WILL BE PRESENTED TO THE SPECIAL MAGISTRATE FOR A FINDING OF FACT WHETHER OR NOT THE VIOLATION COMPLIES PRIOR TO THE HEARING DATE.

Officer Champagne reported the violation was now in compliance and requested a finding that the violation had existed as cited.

Chris Williams said the trailer belonged to a tenant. He said he was not notified by the City when the first violations occurred in February.

Ms. Flynn Found in favor of the City that the violation had existed as cited.

Case: CE19052433

Request for extension

424 NW 15 WY

BOLDEN, VIRGIL LEE & BOLDEN, ROSA MAE

This case was first heard on 8/1/19 to comply by 9/5/19. Violations and extensions were as noted in the agenda. The property was not in compliance.

Will Snyder, Code Compliance Officer, reported two violations remained and recommended a 63-day extension.

Tommy Bolden requested a 63-day extension.

Ms. Flynn granted a 63-day extension, during which time no fines would accrue.

Case: CE19042675

1311 SW 18 ST

WILLIAMS, RONALD B

Service was via posting at the property on 7/29/19 and at City Hall on 8/22/19.

Mike Sanguinetti, Code Compliance Officer, testified to the following violation(s):

18-12(a)

THERE IS OVERGROWTH CONSISTING OF GRASS, PLANTS AND WEEDS AS WELL AS TRASH, RUBBISH, LITTER AND DEBRIS ON THIS PROPERTY AND SWALE AREA.

9-305(b)

THE LANDSCAPE AT THIS PROPERTY IS NOT BEING MAINTAINED IN A NEAT AND WELL KEPT APPEARANCE. THERE ARE AREAS OF DEAD AND MISSING GROUND COVER.

9-306

THE EXTERIOR BUILDING WALLS HAVE NOT BEEN MAINTAINED. STRUCTURAL PARTS INCLUDING FASCIA AND SOFFITS ARE IN DISREPAIR. THERE ARE AREAS OF THE EXTERIOR THAT HAVE STAINS, MISSING AND PEELING PAINT.

9-308(a)

THERE ARE MULTIPLE BROKEN AND MISSING ROOF TILES. THE ROOF IS NOT IN GOOD REPAIR AND IS NOT WEATHER OR WATERTIGHT.

9-308(b)

THERE IS TRASH, DEBRIS AND MILDEW STAINS ON THE ROOF OF THIS PROPERTY.

Withdrawn

24-27.(b)

Complied

47-19.1 D.

9-280(h)(1)

9-304(b)

Officer Sanguinetti presented the case file into evidence and recommended ordering compliance with 18-12(a) within 14 days and with the remaining violations within 63 days or a fine of \$50 per day, per violation.

Ronald Williams requested more than 63 days because he had been having trouble finding a contractor.

Ms. Flynn Found in favor of the City and ordered compliance with 18-12(a) within 14 days and with the remaining violations within 91 days or a fine of \$50 per day, per violation.

Case: CE19061755

2700 NW 16 ST

RHODES, JOHNNIE LEE

Service was via posting at the property on 8/22/19 and at City Hall on 8/22/19.

Bovary Exantus, Code Compliance Officer, testified to the following violation(s):

18-4(c)

THERE IS A DERELICT VEHICLE ON THE PROPERTY.

Officer Exantus presented the case file into evidence and recommended ordering compliance within 14 days or a fine of \$250 per day.

Valery Rhodes said this was his wife's car and it needed a tag and tires. He said he was on a fixed income and requested 30 days.

Ms. Flynn Found in favor of the City and ordered compliance within 14 days or a fine of \$250 per day.

Case: CE19020851

5720 NE 20 TER
GLADSON, LUCILLE D

This case was first heard on 4/4/19 to comply by 5/2/19. Violations and extensions were as noted in the agenda. The property was in compliance, fines had accrued to \$1,500 and the City was requesting a \$488 fine be imposed.

Leonard Champagne, Senior Code Compliance Officer, recommended no fine be imposed.

Lucille Gladson thanked Ms. Flynn.

Ms. Flynn imposed no fine.

Case: CE19010442

1227 NW 6 AV
MENDEZ, MAURICIO

Administrative Hearing

24-7(b)

UNLAWFUL ACCUMULATION OF SOLID WASTE (RUBBISH, DEBRIS, BUILDING MATERIALS, LITTER BULK TRASH, ETC.) ON THE PROPERTY AND/OR SWALE CONSTITUTING A PUBLIC NUISANCE.

Wilson Quintero Jr., Code Compliance Officer, testified that the violation had been posted on 1/8/19; on 1/10/19 the violation remained and the City had subsequently removed the trash.

Andrew Schein, attorney, said a neighbor had put the bulk trash on the property and referred to the photo included with the notice indicating where it was posted. He pointed out that the notice was "quite inadequate." Ms. Hasan examined the photo and said the code did not specify where the notice should be posted but she felt this was a conspicuous spot.

Ms. Flynn denied the appeal.

Case: CE18121246

3201 NE 30 CT
MILEY, O B II

Request for extension

This case was first heard on 6/6/19 to comply by 8/8/19. Violations and extensions were as noted in the agenda. The property was not in compliance, and fines had

accrued to \$2,700.

Will Snyder, Code Compliance Officer, reported the paving permit application was in the works.

Andrew Schein, attorney, stated the permit had been issued but there were some zoning issues and requested 63 days.

Ms. Flynn granted a 63-day extension, during which time no fines would accrue.

Case: CE19021602

3021 SEVILLE ST
FRANK STUART HERSHMAN FAM TR % SEIL

Service was via posting at the property on 8/2/19 and at City Hall on 6/6/19.

47-19.5.D.5.

THE BORDER WALL ON THE PROPERTY IS NOT IN GOOD REPAIR, NOT BEING MAINTAINED OR SECURED. THE WALL IS LEANING AND STAINED AND DIRTY.

Complied:

47-20.20.H.

Linda Holloway, Senior Code Compliance Officer, requested the case be continued to the next hearing.

Jack Seiler, trustee, said the owner had died and they were trying to determine the location and ownership of the wall.

Ms. Flynn continued the case to the next hearing.

Case: CE18110309

3515 SW 12 CT
MAYO, LEOLA E

This case was first heard on 1/17/19 to comply by 2/21/19. Violations and extensions were as noted in the agenda. The property was in compliance, fines had accrued to \$4,400 and the City was requesting the full fine be imposed.

Dorian Koloian, Code Compliance Officer, recommended reducing the fines to \$1,500.

Leola Mayo said they had worked diligently to get in compliance. She explained that someone at the City had given them bad information about what material they could put in the swale and they had put gravel down. She requested the fines be waived.

Ms. Flynn imposed a fine of \$500 for the time the property was out of compliance.

Due to a mix-up, Officer Koloian and Ms. Mayo had been discussing violations association with Case CE19010751, not the outside storage associated with this case.

Ms. Mayo explained it had taken some time to patch and pant the house and then to get someone to haul away the trash from the yard.

Ms. Flynn imposed a fine of \$600 for the time 47-34.1.A.1.Outside Storage was out of compliance under case CE18110309. She then reconsidered the landscaping violation under the next case.

Case: CE19010751

3515 SW 12 CT
MAYO, LEOLA E

This case was first heard on 6/6/19 to comply by 7/11/19. Violations and extensions were as noted in the agenda. The property was in compliance, fines had accrued to \$2,700 and the City was requesting the full fine be imposed.

Dorian Koloian, Code Compliance Officer, stated 9-305(b)Landscape Maintenance was out of compliance for 54 days. She recommended reducing the fines to \$626 to cover administrative costs.

Leola Mayo requested the fines be waived because this was a financial burden and they had been working diligently.

Ms. Flynn imposed a fine of \$200 for the time the property was out of compliance.

Case: CE19060391

1464 SW 28 WAY
CARMACK, LORIANN MARIE MELGAREJO, LUIS

Service was via posting at the property on 8/9/19 and at City Hall on 8/22/19.

Wilson Quintero, Senior Code Compliance Officer, testified to the following violation(s):

9-305(b)

THE LANDSCAPE AT THIS PROPERTY IS NOT BEING
MAINTAINED IN A NEAT AND WELL KEPT APPEARANCE.
THERE ARE AREAS OF DEAD AND MISSING GROUND COVER,
INCLUDING THE SWALE AREA.

Complied:

9-304(b)

9-280(g)

18-4(c)
9-306

Officer Quintero presented the case file into evidence and recommended ordering compliance within 14 days or a fine of \$25 per day.

Loriann Carmack said they were working to comply but were confused about what was allowed. Luis Cabanillas said he had agreed with Inspector Quintero that they would re-sod the entire swale.

Ms. Flynn Found in favor of the City and ordered compliance within 14 days or a fine of \$25 per day.

Case: CE18081509

Request for extension

417 SW 16 CT
ROGERS, RICHARD C

This case was first heard on 1/17/19 to comply by 4/4/19. Violations and extensions were as noted in the agenda. The property was not in compliance, and fines had accrued to \$6,200.

Mike Sanguinetti, Code Compliance Officer, said the owner would request an extension.

Robert Longway said they had just transferred the property from the estate of his uncle, who had died. He described the work they had already done and said they were dealing with a reverse mortgage company to get funds released for the roof repair. He stated the debris and tarp had been removed from the roof.

Ms. Hasan noted that the estate was still the title holder and only the personal representative could be responsible.

Michelle Longway stated she was the estate's personal representative but Mr. Longway, her son, was handling things for her.

Ms. Flynn granted a 63-day extension, during which time no fines would accrue.

Case: CE19061577

Administrative Hearing

5741 BAYVIEW DR
GOODWIN-HAIDER, JEAN HAIDER, TIMOTHY

24-7(b)

UNLAWFUL ACCUMULATION OF SOLID WASTE (RUBBISH, DEBRIS, BUILDING MATERIALS, LITTER BULK TRASH, ETC.) ON THE PROPERTY AND/OR SWALE CONSTITUTING A PUBLIC NUISANCE.

Wilson Quintero Jr., Code Compliance Officer, testified that the violation had been posted on 6/20/19; on 6/24/19 the violation remained and the City had subsequently removed the trash.

Timothy Haider said a contractor had trimmed the trees and Mr. Haider said he was not physically able to remove the pile of trimmings himself within the time allowed on the notice. He stated he had difficulty timing the trimming with the bulk pickup. Officer Quintero said he had left a voicemail for Mr. Haier explaining that the trimmings just needed to be moved out of the swale to comply the violation but Mr. Haider had not understood this.

Ms. Flynn granted the appeal.

Case: CE19052351
721 NW 19 TER
LARRY JAMES

Service was via posting at the property on 8/16/19 and at City Hall on 8/22/19.

Stephanie Bass, Code Compliance Officer, testified to the following violation(s):
9-304(b)
THE DRIVEWAY HAS CRACKS AND UNEVEN AREAS OF CEMENT.
Complied:
9-280(h)(1)
9-308.

Officer Bass presented the case file into evidence and recommended ordering compliance within 63 days or a fine of \$50 per day.

Alyse Lemstrom was not sure of what must be done and whether it could be done in 63 days. She thought they had addressed the last violation. Officer Bass said she had informed the contractor about what must be done and he had agreed.

Ms. Flynn Found in favor of the City and ordered compliance within 63 days or a fine of \$50 per day.

Case: CE19031857
1465 NW 6 ST
JAMES, LARRY G

Request for extension

This case was first heard on 6/20/19 to comply by 8/8/19. Violations and extensions were as noted in the agenda. The property was not in compliance, and fines had accrued to \$2,700.

Gustavo Caracas, Code Compliance Officer, recommended a 14-day extension.

Alyse Lemstrom said they were demolishing the building and the architect was working with the CRA on a redevelopment plan. The CRA did not want the building demolished until there was a plan in place.

Porshia Williams, Code Compliance Manager, recommended the 14-day extension and said this building was in the Sistrunk corridor. Officer Quintero explained that the exterior needed painting. Ms. Lemstrom stated the building demolition should be done by November. She had received quotes for repairing and repainting the façade of up to \$40,000.

Ms. Flynn granted a 14-day extension, during which time no fines would accrue and ordered the respondent to attend the 9/19/19 hearing.

Case: CE18120174 Request for extension
2222 INTRACOASTAL DR
SWARZAK, ANTHONY; SWARZAK, ELIZABETH

This case was first heard on 2/21/19 to comply by 4/25/19. Violations and extensions were as noted in the agenda. The property was not in compliance, and fines had accrued to \$2,700.

Stephanie Bass, Code Compliance Officer, said the permit had been issued, so the property was in compliance. She said she would monitor the permit.

James Barron agreed.

Case: CE19061726 Ordered to re-appear
3516 JACKSON BLVD
SANDERS, BUFFY II DAVIS-SANDERS, SHANDRA

This case was first heard on 8/1/19 to comply by 9/5/19.

Gustavo Caracas, Code Compliance Officer, confirmed that the property was in compliance.

Shandra Davis Sanders thanked Ms. Flynn.

Case: CE16081989
710 N FEDERAL HWY
LAUDERDALE ONE LLC

This case was first heard on 6/1/17 to comply by 8/3/17. Violations and extensions

were as noted in the agenda. The property was not in compliance, fines had accrued to \$41,400 and the City was requesting imposition of the fines, which would continue to accrue until the property was in compliance.

Paulette DelGrosso, Code Compliance Officer, recommended another extension, since the respondent was diligently working to comply.

Carlos Valdes requested at least 90 more days. He said they were in the permit process now.

Ms. Flynn granted a 91-day extension, during which time no fines would accrue.

Case: CE19080421

990 W COMMERCIAL BLVD
B I C CORP %EAP MANAGEMENT CORP

Personal service was made on 8/14/19. Service was also via posting at City Hall on 8/22/19.

Captain Robert Kisarewich, Fire Inspections Officer, testified to the following violation(s):

NFPA 1:50.5.2.1

THE HOOD FIRE SUPPRESSION SYSTEM HAS NOT HAD A
PASSING INSPECTION AND TAGGED BY A STATE LICENSED
COMPANY WITHIN THE PAST 6 MONTHS.

Captain Kisarewich presented the case file into evidence and recommended ordering compliance within 63 days or a fine of \$100 per day. He said they had a permit and just needed inspections.

Rodrig Rotem agreed.

Ms. Flynn Found in favor of the City and ordered compliance within 63 days or a fine of \$100 per day.

Case: CE19070217

2453 SW 6 CT
EDWARDS, KEITH

Service was via posting at the property on 8/14/19 and at City Hall on 8/22/19.

Will Snyder, Code Compliance Officer, testified to the following violation(s):

9-306

THE EXTERIOR BUILDING WALLS HAVE NOT BEEN MAINTAINED.
STRUCTURAL PARTS INCLUDING THE BARRIER WALL ARE IN

DISREPAIR. THERE ARE AREAS OF THE EXTERIOR THAT HAVE STAINS, MISSING AND PEELING PAINT.

9-305(b)

THE LANDSCAPE AT THIS PROPERTY IS NOT BEING MAINTAINED IN A NEAT AND WELL KEPT APPEARANCE. THERE ARE AREAS OF DEAD AND MISSING GROUND COVER.

9-304(b)

THERE ARE VEHICLES/TRAILERS PARKED ON THE LAWN AREA.

Officer Snyder presented the case file into evidence and recommended ordering compliance within 63 days or a fine of \$50 per day, per violation.

Keith Edwards agreed.

Ms. Flynn Found in favor of the City and ordered compliance within 63 days or a fine of \$50 per day, per violation.

Case: CE19031042

1701 NW 14 CT
2771 LLC

This case was first heard on 6/6/19 to comply by 7/11/19. Violations and extensions were as noted in the agenda. The property was in compliance, fines had accrued to \$850 and the City was requesting the full fine be imposed.

Stephanie Bass, Code Compliance Officer, recommended reducing the fines to \$626 to cover administrative costs.

Louis Andreana said the tenant was responsible for the violation and this had cost them a substantial amount of money to comply and to repair the property after the tenant was evicted. He asked for a further fine reduction.

Ms. Flynn imposed a fine of \$400 for the time the property was out of compliance.

Case: CE19022244

521 SW 17 ST
MEYER, MARCIA

Request for extension

This case was first heard on 6/6/19 to comply by 6/16/19 and 8/8/19. Violations and extensions were as noted in the agenda. The property was not in compliance, and fines had accrued to \$4,050.

Mike Sanguinetti, Code Compliance Officer, stated two violations remained.

Marcia Meyer said the home needed a new roof and the cost was “astronomical.” She said she had not known that the fines were accruing. Ms. Meyer thought the violations were now in compliance.

Ms. Flynn granted a 63-day extension, during which time no fines would accrue.

Case: CE18070584

2670 E SUNRISE BLVD # HOTEL
DEJ HOTELS LLC

This case was first heard on 8/2/18 to comply by 11/1/18. Violations and extensions were as noted in the agenda. The property was not in compliance, fines had accrued to \$48,600 and the City was requesting imposition of the fines, which would continue to accrue until the property was in compliance.

Captain Robert Kisarewich, Fire Inspections Officer, reported the system required additional work before it could be approved.

Eduardo Zunniga said they been working diligently to comply. They were awaiting parts for the air handler and requested 91 days. Captain Kisarewich noted the respondent had already been provided several extensions.

Ms. Flynn granted a 63-day extension, during which time no fines would accrue.

Case: CE19071931

1021 SW 2 ST
HOUSING AUTHORITY OF THE CITY OF FTL

Personal service was made on 8/13/19. Service was also via posting at City Hall on 8/22/19.

Captain Robert Kisarewich, Fire Inspections Officer, testified to the following violation(s):

NFPA 1:13.3.1.1 (Service)
THE FIRE SPRINKLER SYSTEMS IS IN NEED OF SERVICE
AS THE SYSTEM WAS YELLOW TAGGED WITH DEFICIENCIES.

Captain Kisarewich presented the case file into evidence and recommended ordering compliance within 63 days or a fine of \$100 per day.

Douglas Owens agreed.

Ms. Flynn Found in favor of the City and ordered compliance within 63 days or a fine of \$100 per day.

Case: CE19071934

1009 SW 2 ST
HOUSING AUTHORITY OF THE CITY OF FTL

Personal service was made on 8/13/19. Service was also via posting at City Hall on 8/22/19.

Captain Robert Kisarewich, Fire Inspections Officer, testified to the following violation(s):

NFPA 1:13.3.1.1 (Service)
THE FIRE SPRINKLER SYSTEMS IS IN NEED OF SERVICE
AS THE SYSTEM WAS YELLOW TAGGED WITH DEFICIENCIES.

Captain Kisarewich presented the case file into evidence and recommended ordering compliance within 63 days or a fine of \$100 per day.

Douglas Owens agreed.

Ms. Flynn Found in favor of the City and ordered compliance within 63 days or a fine of \$100 per day.

Case: CE19071939

1001 SW 2 ST
HOUSING AUTHORITY OF THE CITY OF FTL

Personal service was made on 8/13/19. Service was also via posting at City Hall on 8/22/19.

Captain Robert Kisarewich, Fire Inspections Officer, testified to the following violation(s):

NFPA 1:13.3.1.1 (Service)
THE FIRE SPRINKLER SYSTEMS IS IN NEED OF SERVICE
AS THE SYSTEM WAS YELLOW TAGGED WITH DEFICIENCIES.

Captain Kisarewich presented the case file into evidence and recommended ordering compliance within 63 days or a fine of \$100 per day.

Douglas Owens agreed.

Ms. Flynn Found in favor of the City and ordered compliance within 63 days or a fine of \$100 per day.

Case: CE19071944

115 SW 9 TER
HOUSING AUTHORITY OF THE CITY OF FTL

Personal service was made on 8/13/19. Service was also via posting at City Hall on 8/22/19.

Captain Robert Kisarewich, Fire Inspections Officer, testified to the following violation(s):

NFPA 1:13.3.1.1 (Service)

THE FIRE SPRINKLER SYSTEMS IS IN NEED OF SERVICE
AS THE SYSTEM WAS YELLOW TAGGED WITH DEFICIENCIES.

Captain Kisarewich presented the case file into evidence and recommended ordering compliance within 63 days or a fine of \$100 per day.

Douglas Owens agreed.

Ms. Flynn Found in favor of the City and ordered compliance within 63 days or a fine of \$100 per day.

Case: CE19071949

1012 W BROWARD BLVD
HOUSING AUTHORITY OF THE CITY OF FTL

Personal service was made on 8/14/19. Service was also via posting at City Hall on 8/22/19.

Captain Robert Kisarewich, Fire Inspections Officer, testified to the following violation(s):

NFPA 1:10.4.4

THE FIRE ALARM SYSTEM HAS NOT BEEN TESTED, INSPECTED
AND/OR TAGGED IN ACCORDANCE WITH THE CODE.

NFPA 1:13.3.1.1 (SERVICE)

THE FIRE SPRINKLER SYSTEMS IS IN NEED OF SERVICE
AS THE SYSTEM WAS YELLOW TAGGED WITH DEFICIENCIES.

Captain Kisarewich presented the case file into evidence and recommended ordering compliance within 63 days or a fine of \$100 per day, per violation.

Douglas Owens agreed.

Ms. Flynn Found in favor of the City and ordered compliance within 63 days or a fine of \$100 per day, per violation.

Case: CE19071952

945 SW 1 ST

HOUSING AUTHORITY OF THE CITY OF FTL

Personal service was made on 8/13/19. Service was also via posting at City Hall on 8/22/19.

Captain Robert Kisarewich, Fire Inspections Officer, testified to the following violation(s):

NFPA 1:13.3.1.1 (Service)

THE FIRE SPRINKLER SYSTEMS IS IN NEED OF SERVICE
AS THE SYSTEM WAS YELLOW TAGGED WITH DEFICIENCIES.

Captain Kisarewich presented the case file into evidence and recommended ordering compliance within 63 days or a fine of \$100 per day.

Douglas Owens agreed.

Ms. Flynn Found in favor of the City and ordered compliance within 63 days or a fine of \$100 per day.

Case: CE19072339

211 SW 2 ST # W

RIVERWALK CENTRE LTD

Service was via posting at the property on 8/13/19 and at City Hall on 8/22/19.

Captain Robert Kisarewich, Fire Inspections Officer, testified to the following violation(s):

NFPA 1:11.1.2

ELECTRICAL WIRING NOT PER NFPA 70, NATIONAL
ELECTRICAL CODE.

NFPA 1:11.1.5.6

EXTENSION CORDS ARE BEING USED AS A SUBSTITUTE FOR
PERMANENT WIRING IN MULTIPLE LOCATIONS THROUGHOUT
THE CLUB.

NFPA 101:7.2.1.8.1

FIRE RATED SELF-CLOSING OR AUTOMATIC-CLOSING
DOOR(S) DON'T SELF-CLOSE AND LATCH.

NFPA 1:11.1.10

THERE IS/ARE MISSING ELECTRICAL COVER(S) FOR
OUTLETS AND IN CIRCUIT BREAKER PANELS.

NFPA 101:7.10.2.1

EXIT SIGN(S) DOES/DO NOT INDICATE THE WAY TO THE EXIT.

NFPA 101:13.3.4.1.1

AN APPROVED FIRE ALARM SYSTEM IN ACCORDANCE WITH 9.6.1 AND
13.3.4 IS NOT PROVIDED.

NFPA 1:1.12.1 - ATF

A SPECIAL EFFECTS CO SYSTEM WAS INSTALLED WITHOUT FIRST OBTAINING PERMITS.

NFPA 55:7.1.4.4

COMPRESSED GAS CONTAINERS, CYLINDERS AND TANKS IN USE OR IN STORAGE HAVE NOT SECURED TO PREVENT THEM FROM FALLING OR BEING KNOCKED OVER BY CORRALLING THEM AND SECURING THEM TO A CART, FRAMEWORK, OR FIXED OBJECT BY USE OF A RESTRAINT.

NFPA 1:12.5.1

ARTIFICIAL TURF HAS BEEN ADDED TO THE WALLS, BEDS HAVE BEEN ADDED AND DRAPERIES AND OTHER HANGING CLOTH MATERIAL HAS BEEN ADDED THROUGHOUT, TO WHERE THE INTERIOR FINISH HAS BEEN ALTERED AND MUST MEET, OR EXCEED MINIMUM FIRE RATING FOR OCCUPANCY.

NFPA 101:39.2.2.2.1

THE FIRE RATING OF DOORS IN THE MEANS OF EGRESS DO NOT CONFORM TO THE LIFE SAFETY CODE. DOORS COMPLYING WITH 7.2.1 SHALL BE PERMITTED.

Complied:

NFPA 1 20.1.5.6.1

Captain Kisarewich presented the case file into evidence. He said many of the violations had been addressed but required inspection.

Raphael Reme said they had complied most of the violations.

Ms. Hasan said there had been a Code Enforcement case against this property heard the previous week for work without permits. She suggested giving the respondent 14 days with an order to reappear, at which time Captain Kisarewich could report the results of his inspection.

Ms. Flynn Found in favor of the City and ordered compliance within 14 days or a fine of \$100 per day, per violation and ordered the respondent to attend the 9/19/19 hearing.

Case: CE18100411

600 BREAKERS AVE
SEAWIND PLAZA LLC

This case was first heard on 2/7/19 to comply by 3/14/19. Violations and extensions were as noted in the agenda. The property was not in compliance, fines had accrued to \$15,900 and the City was requesting imposition of the fines, which would continue to accrue until the property was in compliance.

Will Snyder, Code Compliance Officer, stated there was a delay on permitting for the re-designated use which was required for the business tax receipt. He recommended a

63-day extension.

Jason Crush, attorney, agreed.

Ms. Flynn granted a 63-day extension, during which time no fines would accrue.

Case: CE18091090

941 SW 21 TER
941 TERRACE FL LLC
%CFR REALTY PARTNERS LLC

This case was first heard on 5/16/19 to comply by 7/4/19. Violations and extensions were as noted in the agenda. The property was not in compliance, fines had accrued to \$3,100 and the City was requesting imposition of the fines, which would continue to accrue until the property was in compliance.

Dorian Koloian, Code Compliance Officer, reported the owner was working toward compliance and recommended a 63-day extension.

Deena Gray agreed.

Ms. Flynn granted a 63-day extension, during which time no fines would accrue.

Case: CE19070995

1500 DAVIE BLVD
WELLS FARGO BANK NA
%FRENKEL LAMBERT WEISS & GORDON

Service was via posting at the property on 8/2/19 and at City Hall on 8/22/19.

Wilson Quintero, Senior Code Compliance Officer, testified to the following violation(s):

9-280(b)

THERE ARE BUILDING PARTS WHICH ARE DETERIORATED AND NOT BEING MAINTAINED, INCLUDING BUT NOT LIMITED TO ROTTEN ROOF FASCIA, WINDOWS COVERED WITH WOODEN BOARDS AND A BROKEN GARAGE DOOR.

9-280(h)(1)

THE FENCE AT THIS PROPERTY IS IN DISREPAIR AND IS NOT BEING MAINTAINED AS REQUIRED. THE GATE ENTRANCE IS DOWN AND THE FENCE HAS BROKEN SLATS.

Complied:

47-34.4 B.1.

Officer Quintero presented the case file into evidence and recommended ordering

compliance within 63 days or a fine of \$250 per day, per violation.

Howard Butler said there was a tenant in the property who was being evicted. He requested 63 days.

Ms. Flynn Found in favor of the City and ordered compliance within 63 days or a fine of \$250 per day, per violation.

Case: CE19050971

Administrative Hearing

1713 NW 7 CT

C & S DEVELOPER & BUILDING MORE LLC

24-7(b)

UNLAWFUL ACCUMULATION OF SOLID WASTE (RUBBISH, DEBRIS, BUILDING MATERIALS, LITTER BULK TRASH, ETC.) ON THE PROPERTY AND/OR SWALE CONSTITUTING A PUBLIC NUISANCE.

Wilson Quintero Jr., Code Compliance Officer, testified that the violation had been posted and 48 hours later the violation remained and the City had subsequently removed the trash.

Ian Cato stated he had not been notified of the violation and requested the fine be waived. He did not feel it was fair that he was charged for someone else putting trash on his vacant lot.

Ms. Flynn denied the appeal.

Case: CE19061796

1700 NW 28 AV

GOLDEN REALTY INVESTMENTS GROUP LLC

Service was via posting at the property on 8/12/19 and at City Hall on 8/22/19.

Gustavo Caracas, Code Compliance Officer, testified to the following violation(s):

9-280(h)(1)

THE CHAIN LINK FENCE IS IN DISREPAIR WITH SECTIONS THAT ARE BENT, NOT SECURED TO THE POST AND MISSING.

Complied:

18-12(a)

9-306

9-305(b)

Officer Caracas presented the case file into evidence and recommended ordering compliance within 14 days or a fine of \$100 per day.

Arlei Vazquez said they had rehabilitated the property and the fence was not part of the property. Officer Caracas said he had explained to Mr. Vazquez that when they purchased the property, they became responsible for the violations, including the fence. He also asked that the sidewalk be power washed because it became slippery when it was wet.

Mr. Vazquez stated 14 days would not be enough time to pull permits to repair the fence.

Ms. Flynn Found in favor of the City and ordered compliance within 63 days or a fine of \$100 per day.

Case: CE18082299

1070 SW 31 ST
MUELLER, RUDOLFO A

This case was first heard on 12/6/18 to comply by 1/17/19. Violations and extensions were as noted in the agenda. The property was in compliance, fines had accrued to \$18,250 and the City was requesting a \$1,825 fine be imposed.

Mike Sanguinetti, Code Compliance Officer, confirmed he property was in compliance and recommended reducing the fine to \$1,825.

Rudolfo Mueller agreed to the fine reduction.

Ms. Flynn imposed a fine of \$1,825 for the time the property was out of compliance.

Case: CE18011362

1001 NW 52 ST
CES PROPERTY DIVISION

This case was first heard on 8/2/18 to comply by 8/12/18 and 11/1/18. Violations and extensions were as noted in the agenda. The property was in compliance, fines had accrued to \$23,400 and the City was requesting a \$1,031 fine be imposed.

Mary Rich, Senior Code Compliance Officer, stated administrative costs totaled \$1,031.

Mark Farnan agreed to the fine reduction.

Ms. Flynn imposed a fine of \$1,031 for the time the property was out of compliance.

Case: CE19070846

2108 NE 63 ST
BERDING, JENS

Service was via posting at the property on 8/5/19 and at City Hall on 8/22/19.

Hector Suarez, Code Compliance Officer, testified to the following violation:

15-272.(a)

THIS PROPERTY IS BEING UTILIZED AS A VACATION RENTAL
WITHOUT THE REQUIRED CERTIFICATE OF COMPLIANCE FROM THE
CITY.

Officer Suarez presented the case file into evidence and recommended ordering compliance within 63 days or a fine of \$250 per day.

Jens Berding said they had been working on compliance for a couple of months. They did not believe they were required to install hard-wired smoke detectors unless they performed other construction. He described their efforts to avoid having to install the hard-wired smoke detectors, including several meetings with City staff to discuss the difference in their interpretations of the ordinance.

Mr. Berding said his argument was that the City was holding owners to a different fire safety standard for a short-term rental property than for a home that was owner-occupied or that was rented on a long-term basis. He stated they had done everything else that was needed for the certificate of compliance from the City.

Ms. Hasan said ordinance section 15-278.1(c) regarding vacation rental unit carbon dioxide and smoke detection/notification systems was very clear that these “shall be interconnected, hard wired and receive primary power from the building wiring.” She clarified that the State mandated building and fire codes were the minimum requirements but the City had the option of imposing stricter codes, which it had done regarding vacation rentals.

Ms. Flynn read from the vacation rental ordinance, which referred to maintaining the systems per Section R314 Smoke Alarms and R315 Carbon Monoxide Alarms of the Florida Residential Building Code. Mr. Berding said it was the Florida Building Code that stated the hard-wired systems were only required if the owner made other major changes to the building. He said they had installed 10-year battery smoke detectors in the bedrooms and kitchen and installed hard-wired, interconnected smoke detectors on the first and second floors of the addition that was built in 2004.

Porshia Williams, Code Compliance Manager, said she had explained to Mr. Berding that the vacation rental code was more strict than other rentals in some areas and had provided him some other examples.

Ms. Flynn said she did not see ambiguity in the language and said, “They said hard-wired because they meant hard-wired.”

Ms. Flynn found in favor of the City and ordered compliance within 63 days or a fine of \$250 per day.

Case: CE18111395

830 SW 27 AVE
WONDERFUL ME HAIR DESIGN INC.

This case was first heard on 3/21/19 to comply by 3/31/19 and 6/27/19. Violations and extensions were as noted in the agenda. The property was in compliance, fines had accrued to \$650 and the City was requesting the full fine be imposed.

Mary Rich, Senior Code Compliance Officer, recommended no fine be imposed because the owner there had been an issue with Broward County that had delayed compliance.

Donald Purcell agreed to the fine reduction.

Ms. Flynn imposed no fine.

Case: CE19021960

1239 NE 15 AVE
ENGLISH, ERIC & LAURA

This case was first heard on 5/16/19 to comply by 6/27/19. Violations and extensions were as noted in the agenda. The property was in compliance, fines had accrued to \$2,350 and the City was requesting a \$359 fine be imposed.

Paulette DeGrosso, Code Compliance Officer, recommended reducing the fines to \$359 to cover administrative costs.

Laura English agreed with the fine reduction.

Ms. Flynn imposed a fine of \$359 for the time the property was out of compliance.

Case: CE19031414

1025 NW 5 CT
EUTSEY, SONIA WILLIAMS

Service was via posting at the property on 8/12/19 and at City Hall on 8/22/19.

Roberta Jones, Code Compliance Officer, testified to the following violation(s):

9-280(h)(1)

THE FENCE AT THIS PROPERTY IS IN DISREPAIR AND NOT BEING MAINTAINED AS REQUIRED. THERE ARE PORTIONS OF THE FENCE THAT ARE DAMAGED, BENT AND NOT SECURED TO THE

POSTS.

Officer Jones presented the case file into evidence and recommended ordering compliance within 14 days or a fine of \$25 per day.

Sonia Eutsey agreed.

Ms. Flynn Found in favor of the City and ordered compliance within 14 days or a fine of \$25 per day, per violation.

Case: CE19050021

2090 NE 55 CT

PARACHA INVESTMENTS LLC

Service was via posting at the property on 8/1/19 and at City Hall on 8/22/19.

John Suarez, Code Compliance Officer, testified to the following violation(s):

9-280(b)

THIS RS-8 ZONED SINGLE-FAMILY PROPERTY HAS BUILDING PARTS WHICH ARE DETERIORATED AND IN DISREPAIR, INCLUDING BUT NOT LIMITED TO THE SOFFIT, FASCIA BOARDS AND THE STORAGE SPACE DOOR.

9-304(b)

THE DRIVEWAY AT THIS PROPERTY IS IN DISREPAIR AND IS NOT BEING MAINTAINED. THE DRIVEWAY HAS CRACKS, POTHOLES AND THE ASPHALT IS LOOSE AND MISSING IN SOME AREAS.

9-305(b)

THE LANDSCAPE AT THIS PROPERTY IS NOT BEING MAINTAINED IN A NEAT AND WELL-KEPT APPEARANCE. THERE ARE AREAS OF DEAD AND MISSING GROUND COVER. THERE IS DEAD PLANT LIFE THROUGHOUT THE PROPERTY.

9-306

THE EXTERIOR BUILDING WALLS, FASCIA BOARDS AND SOFFITS HAVE NOT BEEN MAINTAINED. THERE IS PEELING, MISSING AND CHIPPING PAINT ON THE EXTERIOR BUILDING WALLS INCLUDING BUT NOT LIMITED TO THE FASCIA BOARDS AND SOFFITS.

9-308(a)

THE ROOF OF THIS RS-8 ZONED SINGLE-FAMILY PROPERTY IS IN A STATE OF DISREPAIR. THERE ARE SECTIONS OF THE ROOF WHERE THE TILES ARE LOOSE, BROKEN OR MISSING.

THE ROOF IS DIRTY AND STAINED THROUGHOUT.

9-313.(a)

HOUSE NUMBERS ARE NOT PROPERLY DISPLAYED ON THIS
PROPERTY. THERE ARE MISSING HOUSE NUMBERS.

Complied:
9-308(b)

Officer Suarez presented the case file into evidence and recommended ordering compliance with 9-313.(a) within 14 days and with the remaining violations within 91 days or a fine of \$100 per day, per violation.

Muhammad Paracha agreed.

Ms. Flynn Found in favor of the City and ordered compliance with 9-313.(a) within 14 days and with the remaining violations within 91 days or a fine of \$100 per day, per violation.

Case: CE19062057

15 SE 25 ST
FEDERAL 627 N, LLC

Service was via posting at the property on 7/31/19 and at City Hall on 8/22/19.

Manuel Garcia, Code Compliance Officer, testified to the following violation(s):
9-305(b)

THE LANDSCAPE AT THIS PROPERTY IS NOT BEING
MAINTAINED IN A NEAT AND WELL KEPT APPEARANCE.
THERE ARE AREAS OF DEAD AND MISSING GROUND COVER.

Officer Garcia presented the case file into evidence and recommended ordering compliance within 91 days or a fine of \$100 per day.

Peterson Joseph agreed.

Ms. Flynn Found in favor of the City and ordered compliance within 91 days or a fine of \$100 per day.

Case: CE19070324

442 SW 22 TER
WEES, BASIL G & ELLEN L

Service was via posting at the property on 8/5/19 and at City Hall on 8/22/19.

Dorian Koloian, Code Compliance Officer, testified to the following violation(s):
9-305(b)

THE LANDSCAPE AT THIS PROPERTY IS NOT BEING MAINTAINED IN

A NEAT AND WELL KEPT APPEARANCE. THERE ARE AREAS OF DEAD AND MISSING GROUND COVER ON THE PROPERTY AND SWALE.

9-306

THE EXTERIOR BUILDING WALLS HAVE NOT BEEN MAINTAINED. STRUCTURAL PARTS INCLUDING FASCIA AND SOFFITS ARE IN DISREPAIR. THERE ARE AREAS OF THE EXTERIOR THAT HAVE STAINS, MISSING AND PEELING PAINT.

18-4(c)

THERE ARE DERELICT VEHICLES ON THE PROPERTY. THIS IS A RECURRING VIOLATION. PREVIOUS CASE NUMBER CE16070814. THIS CASE WILL BE PRESENTED TO THE SPECIAL MAGISTRATE TO OBTAIN A FINDING OF FACT WHETHER OR NOT THE VIOLATION COMES INTO COMPLIANCE PRIOR TO THE HEARING.

Complied:

9-313.(a)

Officer Koloian presented the case file into evidence and recommended ordering compliance with 18-4(c) within 14 days and with the remaining violations within 63 days or a fine of \$25 per day, per violation.

Basil Wees agreed.

Ms. Flynn Found in favor of the City and ordered compliance with 18-4(c) within 14 days and with the remaining violations within 63 days or a fine of \$25 per day, per violation.

Case: CE19072380

1 N FTL BEACH BLVD
CWI-GG RCFL PROPERTY OWNER LLC

Personal service was made on 8/14/19. Service was also via posting at City Hall on 8/22/19.

Captain Robert Kisarewich, Fire Inspections Officer, testified to the following violation(s):

NFPA 1:50.5.2.1

THE MAIN HOTEL KITCHEN HOOD FIRE SUPPRESSION SYSTEM HAS NOT BEEN INSPECTED AND TAGGED BY A STATE LICENSED COMPANY WITHIN THE PAST 6 MONTHS.

NFPA 1:11.7.5.2

EMERGENCY GENERATOR IS NOT BEING MAINTAINED IN ACCORDANCE WITH NFPA 110.

Captain Kisarewich presented the case file into evidence and recommended ordering compliance within 63 days or a fine of \$100 per day, per violation.

Matthew Nelson requested 30 days.

Ms. Flynn Found in favor of the City and ordered compliance within 63 days or a fine of \$100 per day, per violation.

Case: CE18110690

1144 NW 4 AVE
HIZUENGA 1144 LAND TR

This case was first heard on 6/6/19 to comply by 6/27/19. Violations and extensions were as noted in the agenda. The property was not in compliance, fines had accrued to \$1,725 and the City was requesting imposition of the fines, which would continue to accrue until the property was in compliance.

Steven Bisch, Code Compliance Officer, reported the property was not in compliance and recommended imposition of the fines.

Chris Joyce said FPL had been parking in the swale and this required putting down new sod and repairing sprinkler heads.

Ms. Flynn granted a 14-day extension, during which time no fines would accrue.

Case: CE18010755

314 ISLE OF CAPRI DR
POPOV, KONSTANTIN

This case was first heard on 5/17/18 to comply by 7/19/18. Violations and extensions were as noted in the agenda. The property was not in compliance, fines had accrued to \$15,900 and the City was requesting imposition of the fines, which would continue to accrue until the property was in compliance.

Will Snyder, Code Compliance Officer, reported there was a permit for the seawall reconstruction. He said the contractor had explained that he could not keep up with the demand for seawall construction. Officer Snyder recommended a 63-day extension.

Konstantin Popov agreed.

Ms. Flynn granted a 63-day extension, during which time no fines would accrue.

Ms. Flynn took a brief break.

Case: CE19070862

1701 NW 15 AV
SMITH, EDWARD D & GLENDA W T

Service was via posting at the property on 8/3/19 and at City Hall on 8/22/19.

Patrice Jolly, Code Compliance Officer, testified to the following violation(s):

9-280(h)(1)

THE CHAIN LINK FENCE AT THIS PROPERTY IS IN
DISREPAIR AND IS NOT BEING MAINTAINED AS REQUIRED.

9-305(b)

THE LANDSCAPE AT THIS PROPERTY IS NOT BEING
MAINTAINED IN A NEAT AND WELL KEPT APPEARANCE.
THERE ARE AREAS OF DEAD AND MISSING GROUND COVER
ON THE PROPERTY AND SWALE.

Withdrawn:

9-280(b)

Complied:

9-304(b)

9-305(a)

18-12(a)

Officer Jolly presented the case file into evidence and recommended ordering compliance within 63 days or a fine of \$25 per day, per violation.

Ms. Flynn Found in favor of the City and ordered compliance within 63 days or a fine of \$25 per day, per violation.

Case: CE19041150

1130 NE 11 AVE

CYRUS DEVELOPMENT V LLC

Service was via posting at the property on 8/1/19 and at City Hall on 8/22/19.

Paulette DelGrosso, Code Compliance Officer, testified to the following violation(s):

18-12(a)

THERE IS OVERGROWTH CONSISTING OF GRASS, PLANTS
AND WEEDS AS WELL AS TRASH, RUBBISH, LITTER AND
DEBRIS ON THIS PROPERTY AND SWALE AREA.

Complied:

18-4(c)

9-306

9-308(b)

Officer DelGrosso presented the case file into evidence and recommended ordering compliance within 14 days or a fine of \$50 per day.

Ms. Flynn Found in favor of the City and ordered compliance within 14 days or a fine of \$50 per day.

Case: CE19050532

2061 NW 29 AVE
FORD, CHAUNCEY H/E MCWHITE, ROBERTA M

Personal service was made on 8/6/19. Service was also via posting at City Hall on 8/22/19.

John Suarez, Code Compliance Officer, testified to the following violation(s):

9-304(b)

THERE ARE VEHICLE(S) PARKED ON THE LAWN AT THIS PROPERTY.

9-305(b)

THE LANDSCAPE AT THIS PROPERTY IS NOT BEING MAINTAINED IN A NEAT AND WELL-KEPT APPEARANCE. THERE ARE AREAS OF DEAD AND MISSING GROUND COVER.

Complied:

9-280(b)

Officer Suarez presented the case file into evidence and recommended ordering compliance within 14 days or a fine of \$25 per day, per violation.

Ms. Flynn Found in favor of the City and ordered compliance within 14 days or a fine of \$25 per day, per violation.

Case: CE19072242

316 SW 14 CT
BARBER, BRUCE R

Service was via posting at the property on 8/1/19 and at City Hall on 8/22/19.

Manuel Garcia, Code Compliance Officer, testified to the following violation(s):

18-12(a)

THERE IS OVERGROWTH CONSISTING OF GRASS, PLANTS, AND WEEDS AS WELL AS TRASH, RUBBISH, LITTER AND DEBRIS ON THIS PROPERTY AND SWALE AREA. THIS VIOLATION WAS PREVIOUSLY CITED ON 7/22/2018 UNDER CASE CE18071643 AND ALSO ON 12/11/2018 UNDER CASE CE18120608. DUE TO THE RECURRING NATURE OF THIS VIOLATION, THIS CASE WILL BE PRESENTED TO THE SPECIAL MAGISTRATE WHETHER THE PROPERTY COMES INTO COMPLIANCE BEFORE THE HEARING OR NOT.

Officer Garcia stated this property had been cited three times in the past year for this violation. He presented the case file into evidence and recommended ordering

compliance within 14 days or a fine of \$100 per day.

Ms. Flynn Found in favor of the City and ordered compliance within 14 days or a fine of \$100 per day.

Case: CE19070093

3780 SW 14 ST
14 STREET 3780 TR NO 3780
14 STREET 3780 TR TRUSTEE

Service was via posting at the property on 8/3/19 and at City Hall on 8/22/19.

John Suarez, Code Compliance Officer, testified to the following violation(s):

18-12(a)

THERE IS OVERGROWTH CONSISTING OF GRASS, PLANTS,
AND WEEDS AS WELL AS TRASH, RUBBISH, LITTER AND
DEBRIS ON THIS FENCED, VACANT, BOARDED PROPERTY
AND SWALE AREA.

Officer Suarez presented the case file into evidence and recommended ordering compliance within 14 days or a fine of \$100 per day,.

Ms. Flynn Found in favor of the City and ordered compliance within 14 days or a fine of \$100 per day.

Case: CE19070853

416 NW 15 WY
ARNOLD, JAMES GORDON, CLINT

Service was via posting at the property on 8/22/19 and at City Hall on 8/22/19.

Bovary Exantus, Code Compliance Officer, testified to the following violation(s):

9-279(f)

OCCUPIED DWELLING WITHOUT CITY WATER SERVICE.

Officer Exantus presented the case file into evidence and recommended ordering compliance within 14 days or a fine of \$250 per day.

Ms. Flynn Found in favor of the City and ordered compliance within 14 days or a fine of \$250 per day.

Case: CE19052443

2021 NW 30 WAY
LOVE, WILLIE

Service was via posting at the property on 8/7/19 and at City Hall on 8/22/19.

Mary Rich, Senior Code Compliance Officer, testified to the following violation(s):

9-304(b)

THE DRIVEWAY IS IN DISREPAIR AND NOT BEING MAINTAINED.
THERE ARE UNEVEN AREAS OF ASPHALT.

9-306

THE EXTERIOR BUILDING WALLS AND FASCIA HAVE NOT BEEN
MAINTAINED. THERE ARE AREAS OF THE EXTERIOR BUILDING WALLS
AND FASCIA THAT HAVE MISSING, CHIPPING PAINT. THERE IS A
WINDOW COVERED WITH PLYWOOD.

Complied:

9-280(h)(2)

BCZ 39-275(6)(b)

Officer Rich presented the case file into evidence and recommended ordering compliance within 91 days or a fine of \$25 per day, per violation.

Ms. Flynn Found in favor of the City and ordered compliance within 91 days or a fine of \$25 per day, per violation.

Case: CE19041361

1883 SW 21 ST
CRP LMC PROP CO LLC

Service was via posting at the property on 7/29/19 and at City Hall on 8/22/19.

Mike Sanguinetti, Code Compliance Officer, testified to the following violation(s):

9-306

THE EXTERIOR BUILDING WALLS HAVE NOT BEEN MAINTAINED.
STRUCTURAL PARTS INCLUDING SIDING, FASCIA AND SOFFITS ARE
IN DISREPAIR. THERE ARE AREAS OF THE EXTERIOR THAT HAVE
DECAYED OR DECAYING STRUCTURAL PARTS. EXTERIOR WALLS
ALSO HAVE STAINS, MISSING AND PEELING PAINT.

Complied:

9-313.(a)

Officer Sanguinetti presented the case file into evidence and recommended ordering compliance within 63 days or a fine of \$50 per day.

Ms. Flynn Found in favor of the City and ordered compliance within 63 days or a fine of \$50 per day.

Case: CE19050992

403 SW 17 ST
BOCA ISLAND LLC

Service was via posting at the property on 7/16/19 and at City Hall on 8/22/19.

Mike Sanguinetti, Code Compliance Officer, testified to the following violation(s):
47-18.47 A.

THIS PROPERTY HAS BEEN IDENTIFIED AS A COMMUNITY RESIDENCE. THEY HAVE NOT REGISTERED WITH THE PLANNING AND ZONING DIVISION OF THE CITY'S DEPARTMENT OF SUSTAINABLE DEVELOPMENT AS REQUIRED NOR HAVE THEY BEGUN THE PROCESS TOWARDS OBTAINING STATE CERTIFICATION.

Officer Sanguinetti presented the case file into evidence and recommended ordering compliance within 63 days or a fine of \$100 per day.

Ms. Flynn Found in favor of the City and ordered compliance within 63 days or a fine of \$100 per day.

Case: CE19050993

407 SW 17 ST
BOCA ISLAND LLC

Service was via posting at the property on 7/24/19 and at City Hall on 8/22/19.

Mike Sanguinetti, Code Compliance Officer, testified to the following violation(s):
47-18.47 A.

THIS PROPERTY HAS BEEN IDENTIFIED AS A COMMUNITY RESIDENCE. THEY HAVE NOT REGISTERED WITH THE PLANNING AND ZONING DIVISION OF THE CITY'S DEPARTMENT OF SUSTAINABLE DEVELOPMENT AS REQUIRED NOR HAVE THEY BEGUN THE PROCESS TOWARDS OBTAINING STATE CERTIFICATION.

Officer Sanguinetti presented the case file into evidence and recommended ordering compliance within 63 days or a fine of \$100 per day.

Ms. Flynn Found in favor of the City and ordered compliance within 63 days or a fine of \$100 per day.

Case: CE19052600

925 NW 17 AV
GODDARD, BERTHA MOORE
SAXX, TAMIKA

Service was via posting at the property on 8/7/19 and at City Hall on 8/22/19.

Stephanie Bass, Code Compliance Officer, testified to the following violation(s):

9-304(b)

THE DRIVEWAY IS NOT WELL GRADED AND IS IN NEED OF RESURFACING.

Complied:

18-12(a)

Officer Bass presented the case file into evidence and recommended ordering compliance within 63 days or a fine of \$50 per day.

Ms. Flynn Found in favor of the City and ordered compliance within 63 days or a fine of \$50 per day.

Case: CE19052621

841 NW 19 AVE
JAROSTI LLC

Service was via posting at the property on 8/7/19 and at City Hall on 8/22/19.

Stephanie Bass, Code Compliance Officer, testified to the following violation(s):

9-304(b)

THE PAVED DRIVEWAY HAS CRACKS AND MISSING AREAS OF CEMENT. IT IS NOT SMOOTH AND WELL GRADED.

Complied:

18-12(a)

9-305(b)

9-306

9-280(h)(1)

Officer Bass presented the case file into evidence and recommended ordering compliance within 63 days or a fine of \$50 per day.

Ms. Flynn Found in favor of the City and ordered compliance within 63 days or a fine of \$50 per day.

Case: CE19070262

824 NW 19 AV
BOSKET, MATTIE L

Service was via posting at the property on 8/12/19 and at City Hall on 8/22/19.

Gustavo Caracas, Code Compliance Officer, testified to the following violation(s):

18-4(c)

THERE ARE DERELICT VEHICLES AND TRAILER(S) ON THE PROPERTY.

Officer Caracas presented the case file into evidence and recommended ordering compliance within 14 days or a fine of \$50 per day.

Ms. Flynn Found in favor of the City and ordered compliance within 14 days or a fine of \$50 per day.

Case: CE19070451

824 NW 19 AV
BOSKET, MATTIE L

Service was via posting at the property on 8/12/19 and at City Hall on 8/22/19.

Gustavo Caracas, Code Compliance Officer, testified to the following violation(s):

18-12(a)

THERE IS OVERGROWTH CONSISTING OF GRASS, PLANTS AND WEEDS AS WELL AS TRASH, RUBBISH, LITTER AND DEBRIS ON THE PROPERTY AND SWALE AREA.

47-34.1.A.1.

THERE ARE ITEMS BEING STORED OUTSIDE ON THE PROPERTY, INCLUDING BUT NOT LIMITED TO: BARRELS, APPLIANCES, FURNITURE AND OTHER MISCELLANEOUS ITEMS. THIS IS A NON PERMITTED USE IN THIS RD-15 ZONING DISTRICT PER SECTION 47-5.12.

9-305(b)

THE LANDSCAPE AT THIS PROPERTY IS NOT BEING MAINTAINED IN A NEAT AND WELL KEPT APPEARANCE. THERE ARE AREAS OF DEAD AND MISSING GROUND COVER ON THE PROPERTY AND SWALE.

9-306

THE EXTERIOR BUILDING WALLS ARE NOT BEING MAINTAINED. STRUCTURAL PARTS INCLUDING FASCIA AND SOFFITS ARE IN DISREPAIR. THERE ARE AREAS OF THE EXTERIOR THAT HAVE STAINS, MISSING AND PEELING PAINT.

9-304(b)

THERE ARE VEHICLES PARKED ON THE LAWN.

Officer Caracas presented the case file into evidence and recommended ordering compliance within 14 days or a fine of \$50 per day, per violation.

Ms. Flynn Found in favor of the City and ordered compliance within 14 days or a fine of \$50 per day, per violation.

Case: CE19070689

1851 NE 46 ST
SAAPAZ BEACH PROPERTIES LLC

Service was via posting at the property on 8/5/19 and at City Hall on 8/22/19.

Leonard Champagne, Senior Code Compliance Officer, testified to the following violation(s):

18-12(a)

THERE IS OVERGROWTH CONSISTING OF GRASS, PLANTS AND WEEDS AS WELL AS TRASH, RUBBISH, LITTER AND DEBRIS ON THIS PROPERTY AND SWALE AREA. THIS IS A RECURRING VIOLATION PER CASES CE19022245 CITED ON 3/2/2019 AND CE19070689 CITED ON 7/10/2019 WHEN THE PROPERTY WAS CITED FOR THE SAME

VIOLATION. THIS CASE WILL BE HEARD BY THE SPECIAL MAGISTRATE REGARDLESS OF WHETHER IT COMES INTO COMPLIANCE.

24-27.(b)

THERE ARE WASTE CONTAINERS LEFT ROADSIDE OVERNIGHT AFTER COLLECTION DAY AND NOT PULLED BACK TO AN APPROVED LOCATION. THIS IS A RECURRING VIOLATION PER CASES CE19032143 CITED ON 3/28/2019 AND CE19070689 CITED ON 7/10/2019 WHEN THE PROPERTY WAS CITED FOR THE SAME VIOLATION. THIS CASE WILL BE HEARD BY THE SPECIAL MAGISTRATE REGARDLESS OF WHETHER IT COMES INTO COMPLIANCE.

9-305(b)

THE LANDSCAPE AT THIS PROPERTY IS NOT BEING MAINTAINED IN A NEAT AND WELL KEPT APPEARANCE. THERE ARE AREAS OF DEAD AND MISSING GROUND COVER.

Officer Champagne presented the case file into evidence and recommended ordering compliance within 14 days or a fine of \$200 per day, per violation.

Ms. Flynn Found in favor of the City and ordered compliance within 14 days or a fine of \$200 per day, per violation.

Case: CE19042419

2620 SW 5 ST
PILZ, PETER JASON

Service was via posting at the property on 8/2/19 and at City Hall on 8/22/19.

Wilson Quintero, Senior Code Compliance Officer, testified to the following violation(s):

18-12(a)

THERE IS OVERGROWTH CONSISTING OF GRASS, PLANTS AND

WEEDS AS WELL AS TRASH, RUBBISH, LITTER AND DEBRIS ON THIS PROPERTY AND SWALE AREA. THIS IS A RECURRING VIOLATION AS PER CASE NUMBER CE15090209 AND WILL BE PRESENTED BEFORE THE SPECIAL MAGISTRATE WHETHER IT COMES INTO COMPLIANCE OR NOT.

9-280(b)

THERE ARE BUILDING PARTS WHICH ARE DETERIORATED AND NOT MAINTAINED. THE WINDOW NEXT TO THE FRONT DOOR IS MISSING AND/OR BROKEN.

9-304(b)

THERE ARE VEHICLES AND TRAILERS PARKED ON THE LAWN. THIS IS A RECURRING VIOLATION AS PER CASE NUMBER

CE17021098. THIS CASE WILL BE HEARD BEFORE THE SPECIAL MAGISTRATE WHETHER IT COMES INTO COMPLIANCE OR NOT.

9-305(b)

THE LANDSCAPE AT THIS PROPERTY IS NOT BEING MAINTAINED IN A NEAT AND WELL KEPT APPEARANCE. THERE ARE AREAS OF DEAD AND MISSING GROUND COVER.

9-306

THE EXTERIOR BUILDING WALLS HAVE NOT BEEN MAINTAINED. STRUCTURAL PARTS INCLUDING FASCIA AND SOFFITS ARE IN DISREPAIR. THERE ARE AREAS OF THE EXTERIOR THAT HAVE STAINS, MISSING AND PEELING PAINT.

Withdrawn:

24-27.(b)

Complied:

9-278(e)

Officer Quintero presented the case file into evidence and recommended ordering compliance within 14 days or a fine of \$25 per day, per violation.

Ms. Flynn Found in favor of the City and ordered compliance within 14 days or a fine of \$25 per day, per violation.

Case: CE19061001

1317 SW 37 AV
DAHOUTI, SOOKLAL

Service was via posting at the property on 8/7/19 and at City Hall on 8/22/19.

Wilson Quintero, Senior Code Compliance Officer, testified to the following violation(s):

47-34.1.A.1.

THERE IS OUTDOOR STORAGE IN PLAIN VIEW TO NEIGHBORING PROPERTIES INCLUDING, BUT NOT LIMITED TO,

CONSTRUCTION MATERIALS, BUCKETS, PAVERS AND BRICKS.
OUTSIDE STORAGE IS NOT A PERMITTED USE OF THIS RD-15 ZONED
RESIDENTIAL PROPERTY PER ULDR TABLE 47-5.12.

Complied:

24-27.(b)
9-306

Officer Quintero presented the case file into evidence and recommended ordering compliance within 14 days or a fine of \$50 per day.

Ms. Flynn Found in favor of the City and ordered compliance within 14 days or a fine of \$50 per day.

Case: CE19070865

2631 SW 5 ST
FLORIDA LAND TR GARRETT, STEVEN SCOTT TRUSTEE

Service was via posting at the property on 8/2/19 and at City Hall on 8/22/19.
Wilson Quintero, Senior Code Compliance Officer, testified to the following violation(s):

18-12(a) **Complied**

THERE IS OVERGROWTH CONSISTING OF GRASS, PLANTS AND WEEDS AS WELL AS TRASH, RUBBISH, LITTER AND DEBRIS ON THIS PROPERTY AND SWALE AREA. THIS VIOLATION WAS PREVIOUSLY CITED ON 03/24/2018 CASE CE18031544; ON 9/18/2018 CASE CE18091220 AND 4/28/2019 CASE CE19042424. DUE TO THE RECURRING NATURE OF THIS VIOLATION, THIS CASE WILL BE PRESENTED TO THE MAGISTRATE WHETHER THE PROPERTY COMES INTO COMPLIANCE BEFORE THE HEARING OR NOT.

Complied:

9-304(b)

Officer Quintero presented the case file into evidence and stated the property was now in compliance. he requested a finding of fact that violation 18-12(a) had existed as cited.

Ms. Flynn Found in favor of the City that violation 18-12(a) had existed as cited.

Case: CE19030113

1708 SW 10 CT
GUZMAN, ERICK H/E DOBLER, MICHELLE

Service was via posting at the property on 8/19/19 and at City Hall on 8/22/19.

Gail Williams, Code Compliance Officer, testified to the following violation(s):

9-305(b)

THE LANDSCAPE AT THIS PROPERTY IS NOT BEING MAINTAINED IN A NEAT AND WELL KEPT APPEARANCE. THERE ARE AREAS OF DEAD AND MISSING GROUND COVER ON THE SWALE.

Complied:

47-34.1.A.1.

24-7(b)

Officer Williams presented the case file into evidence and recommended ordering compliance within 63 days or a fine of \$50 per day.

Ms. Flynn Found in favor of the City and ordered compliance within 63 days or a fine of \$50 per day.

Case: CE19061062

1801 SW 12 ST

NER YITZCHAK OF HIGHLAND LAKES INC.

Service was via posting at the property on 8/20/19 and at City Hall on 8/22/19.

Gail Williams, Code Compliance Officer, testified to the following violation(s):

9-306

THE EXTERIOR BUILDING WALLS HAVE NOT BEEN MAINTAINED. STRUCTURAL PARTS INCLUDING FASCIA AND SOFFITS ARE IN DISREPAIR. THERE ARE AREAS OF THE EXTERIOR THAT HAVE STAINS, MISSING AND PEELING PAINT.

18-12(a)

THERE IS OVERGROWTH CONSISTING OF GRASS, PLANTS AND WEEDS AS WELL AS TRASH, RUBBISH, LITTER AND DEBRIS ON THIS PROPERTY AND SWALE AREA.

Officer Williams presented the case file into evidence and recommended ordering compliance with 18-12(a) within 14 days and with 9-306 within 63 days or a fine of \$50 per day, per violation.

Ms. Flynn Found in favor of the City and ordered with 18-12(a) within 14 days and with 9-306 within 63 days or a fine of \$50 per day, per violation.

Case: CE19061133

1608 SW 5 ST

SAPP, DILLON R

Service was via posting at the property on 8/19/19 and at City Hall on 8/22/19.

Gail Williams, Code Compliance Officer, testified to the following violation(s):

47-34.4 B.1.

THERE IS A COMMERCIAL TRAILER BEING OPENLY PARKED AND OR STORED OVERNIGHT ON THIS SINGLE FAMILY RS-8 ZONED PROPERTY.

Officer Williams presented the case file into evidence and recommended ordering compliance within 63 days or a fine of \$50 per day.

Ms. Flynn Found in favor of the City and ordered compliance within 63 days or a fine of \$50 per day.

Case: CE19062255

1001 SW 4 AVE
1001 SW 4TH AVE CORP

Certified Mail was accepted on 8/10/19. Service was also via posting at City Hall on 8/22/19.

Gail Williams, Code Compliance Officer, testified to the following violation(s):

18-12(a)

THERE IS OVERGROWTH CONSISTING OF GRASS, PLANTS AND WEEDS AS WELL AS TRASH AND DEBRIS TO INCLUDE A CHAIR, BUCKETS AND A MOP ON THIS PROPERTY AND SWALE AREA.

9-305(b)

THE LANDSCAPE AT THIS PROPERTY IS NOT BEING MAINTAINED IN A NEAT AND WELL KEPT APPEARANCE. THERE ARE OVERGROWN TREES AND PLANTS THAT ARE NOT BEING TRIMMED AND MAINTAINED.

Officer Williams presented the case file into evidence and recommended ordering compliance within 14 days or a fine of \$50 per day, per violation.

Ms. Flynn Found in favor of the City and ordered compliance within 14 days or a fine of \$50 per day, per violation.

Case: CE19041948

535 NW 23 AV
HAMILTON, LORAIN EST

Service was via posting at the property on 8/14/19 and at City Hall on 8/22/19.

Will Snyder, Code Compliance Officer, testified to the following violation(s):

9-305(b)

THE LANDSCAPE AT THIS PROPERTY IS NOT BEING MAINTAINED IN A NEAT AND WELL KEPT APPEARANCE. THERE ARE AREAS OF

DEAD AND MISSING GROUND COVER IN THE SWALE AREA.

Officer Snyder presented the case file into evidence and recommended ordering compliance within 63 days or a fine of \$50 per day.

Ms. Flynn Found in favor of the City and ordered compliance within 63 days or a fine of \$50 per day.

Case: CE19062048

819 NW 4 AV
GOMEZ, SONYA

Service was via posting at the property on 8/5/19 and at City Hall on 8/22/19.

Dorian Koloian, Code Compliance Officer, testified to the following violation(s):

9-304(b)

THE GRAVEL DRIVEWAY IS IN DISREPAIR. IT IS NOT WELL GRADED AND HAS GRASS AND WEEDS GROWING THROUGH IT.

9-306

THE EXTERIOR BUILDING WALLS HAVE NOT BEEN MAINTAINED. THERE ARE AREAS OF THE EXTERIOR THAT HAVE STAINS, MISSING AND PEELING PAINT.

Officer Koloian presented the case file into evidence and recommended ordering compliance within 63 days or a fine of \$50 per day, per violation.

Ms. Flynn Found in favor of the City and ordered compliance within 63 days or a fine of \$50 per day, per violation.

Case: CE19031686

400 SW 31 AV
JOHNSON, W L & JUANITA W

Service was via posting at the property on 8/16/19 and at City Hall on 8/22/19.

Dorian Koloian, Code Compliance Officer, testified to the following violation(s):

9-304(b)

THERE ARE VEHICLES PARKED ON THE GRASS.

9-305(b)

THE LANDSCAPE AT THIS PROPERTY IS NOT BEING MAINTAINED IN A NEAT AND WELL KEPT APPEARANCE. THERE ARE AREAS OF DEAD AND MISSING GROUND COVER ON THE PROPERTY AND SWALE.

Complied:

18-1.

9-280(h)(1)
9-306

Officer Koloian presented the case file into evidence and recommended ordering compliance within 63 days or a fine of \$25 per day, per violation.

Ms. Flynn Found in favor of the City and ordered compliance within 63 days or a fine of \$25 per day, per violation.

Case: CE19042568
711 CAROLINA AVE
TAH 2015-1 BORROWER LLC

Service was via posting at the property on 8/5/19 and at City Hall on 8/22/19.

Dorian Koloian, Code Compliance Officer, testified to the following violation(s):

9-305(b)

THE LANDSCAPE AT THIS PROPERTY IS NOT BEING MAINTAINED IN A NEAT AND WELL KEPT APPEARANCE. THERE ARE AREAS OF DEAD AND MISSING GROUND COVER ON THE PROPERTY AND SWALE.

9-308(b)

THERE ARE MILDEW STAINS ON THE ROOF OF THIS PROPERTY.

Complied:

9-304(b)

18-1.

18-12(a)

9-306

Officer Koloian presented the case file into evidence and recommended ordering compliance within 63 days or a fine of \$50 per day, per violation.

Ms. Flynn Found in favor of the City and ordered compliance within 63 days or a fine of \$50 per day, per violation.

Case: CE19041925
1636 NW 6 AVE
MR COOPER %NATIONSTAR MORTGAGE LLC

Service was via posting at the property on 7/31/19 and at City Hall on 8/22/19.

Stephanie Philogene, Code Compliance Officer, testified to the following violation(s):

9-280(h)(1)

THE WOODEN FENCE AT THIS PROPERTY IS IN DISREPAIR AND IS NOT BEING MAINTAINED AS REQUIRED. THE FENCE HAS MISSING SLATS.

Complied:

9-305(b)
9-308(b)
9-304(a)

Withdrawn:

47-21.16.A.

Officer Philogene presented the case file into evidence and recommended ordering compliance within 63 days or a fine of \$50 per day.

Ms. Flynn Found in favor of the City and ordered compliance within 63 days or a fine of \$50 per day.

Case: CE19050451

204 NW 17 CT
KEYSTONE HALLS INC.

Service was via posting at the property on 8/1/19 and at City Hall on 8/22/19.

Stephanie Philogene, Code Compliance Officer, testified to the following violation(s):

47-19.4.B.1.

THERE IS A DUMPSTER AT THIS PROPERTY THAT IS NOT STORED PROPERLY. THE DUMPSTER IS LEFT OUT AT ROADSIDE AFTER TRASH PICKUP AND STORED OVER THE DRAINAGE SYSTEM.

Complied:

18-12(a)
47-19.4.D.8.

Officer Philogene presented the case file into evidence and recommended ordering compliance within 91 days or a fine of \$100 per day.

Ms. Flynn Found in favor of the City and ordered compliance within 91 days or a fine of \$100 per day.

Case: CE19062241

1020 NW 23 RD
ROBBINS, DAVID B & TAYLOR, DEBRA M

Service was via posting at the property on 8/1/19 and at City Hall on 8/22/19.

Stephanie Philogene, Code Compliance Officer, testified to the following violation(s):

9-304(b) **Complied**

THERE ARE VEHICLES PARKED ON THE GRASS AND THE

GRAVEL DRIVEWAY IS NOT WELL GRADED. THIS IS A RECURRING VIOLATION PER CASE CE14080876 WHEN THE PROPERTY WAS CITED FOR THE SAME VIOLATION. THIS CASE WILL BE PRESENTED TO THE SPECIAL MAGISTRATE SEEKING A FINDING OF FACT WHETHER IT COMES INTO COMPLIANCE OR NOT.

47-34.1.A.1. Complied

THERE IS OUTDOOR STORAGE THROUGHOUT THE PROPERTY CONSISTING OF, BUT NOT LIMITED TO A REFRIGERATOR, BOXES, CONTAINERS, BUCKETS AND OTHER MISCELLANEOUS ITEMS. THIS IS A RECURRING VIOLATION PER CASE CE14080876 WHEN THE PROPERTY WAS CITED FOR THE SAME VIOLATION. THIS CASE WILL BE PRESENTED TO THE SPECIAL MAGISTRATE SEEKING A FINDING OF FACT WHETHER IT COMES INTO COMPLIANCE OR NOT.

18-1. Complied

THERE IS OUTDOOR STORAGE OF MISCELLANEOUS ITEMS UNDER THE CARPORT THAT IS CREATING A PUBLIC NUISANCE. IT IS BEING MAINTAINED IN SUCH A MANNER THAT THE PROPERTY IS OR MAY REASONABLY BECOME INFESTED OR INHABITED BY RODENTS, VERMIN OR WILD ANIMALS, OR MAY FURNISH A BREEDING PLACE FOR MOSQUITOES, OR THREATENS OR ENDANGERS THE PUBLIC HEALTH, SAFETY OR WELFARE OF ADJACENT PROPERTIES. THIS IS A RECURRING VIOLATION PER CASE CE16091815 WHEN THE PROPERTY WAS CITED FOR THE SAME VIOLATION. THIS CASE WILL BE HEARD BY THE SPECIAL MAGISTRATE SEEKING A FINDING OF FACT WHETHER IT COMES INTO COMPLIANCE OR NOT.

9-306 Complied

THE EXTERIOR BUILDING WALLS AND SHUTTERS ARE NOT BEING MAINTAINED. THE WALLS AND SHUTTERS ARE STAINED AND MILDEWED. THIS IS A RECURRING VIOLATION PER CASE CE14080876 WHEN THE PROPERTY WAS CITED FOR THE SAME VIOLATION. THIS CASE WILL BE HEARD BY THE SPECIAL MAGISTRATE SEEKING A FINDING OF FACT WHETHER IT COMES INTO COMPLIANCE OR NOT.

18-4(c) Complied

THERE ARE SEVERAL DERELICT VEHICLES ON THE PROPERTY. THIS IS A RECURRING VIOLATION PER CASES CE14080876 AND CE16091815 WHEN THE PROPERTY WAS CITED FOR THE SAME VIOLATION. THIS CASE WILL BE PRESENTED TO THE SPECIAL MAGISTRATE SEEKING A FINDING OF FACT WHETHER IT COMES INTO COMPLIANCE OR NOT.

Complied:
18-12(a)

Officer Philogene presented the case file into evidence and requested a finding of fact that violations: 9-34(b); 47-34.1.A.1.; 18-1; 9-306 and 18-4(c) had existed as cited.

Ms. Flynn found in favor of the City that violations: 9-34(b); 47-34.1.A.1.; 18-1; 9-306 and 18-4(c) had existed as cited.

Case: CE19071897
900 SUNRISE LN
CHIEFTAIN HOLDINGS LP

Personal service was made on 8/14/19. Service was also via posting at City Hall on 8/22/19.

Captain Robert Kisarewich, Fire Inspections Officer, testified to the following violation(s):

NFPA 1:13.3.1.1 (Service)

THE FIRE SPRINKLER SYSTEMS IS IN NEED OF SERVICE.

NFPA 25:13.6.2.1

THE REQUIRED INSPECTIONS AND OPERATIONAL TESTS HAVE NOT BEEN MADE ON THE BACKFLOW PREVENTION DEVICE WITHIN THE PAST 12 MONTHS.

NFPA 25:5.3.3.1

THE WATER GONG IS INOPERABLE.

Captain Kisarewich presented the case file into evidence and recommended ordering compliance within 63 days or a fine of \$100 per day, per violation.

Ms. Flynn Found in favor of the City and ordered compliance within 63 days or a fine of 100 per day, per violation.

Case: CE19072399
1130 N FLAGLER DR
1130 FLAGLER LLC % JAMES TRUNZO

Service was also via posting at the property on 8/14/19 and at City Hall on 8/22/19.

Captain Robert Kisarewich, Fire Inspections Officer, testified to the following violation(s):

NFPA 1:13.3.1.1 (Service)

THE FIRE SPRINKLER SYSTEMS IS IN NEED OF SERVICE.

Captain Kisarewich presented the case file into evidence and recommended ordering

compliance within 63 days or a fine of \$100 per day.

Ms. Flynn Found in favor of the City and ordered compliance within 63 days or a fine of \$100 per day.

Case: CE19080323

812 SE 12 ST
SCHMID, FREDERICK W JR

Service was via posting at the property on 8/13/18 and at City Hall on 8/22/19.

Captain Robert Kisarewich, Fire Inspections Officer, testified to the following violation(s):

F-103.2.5

UNABLE TO GAIN ENTRY TO PERFORM A FIRE SAFETY INSPECTION.

Captain Kisarewich presented the case file into evidence and recommended ordering compliance within 63 days or a fine of \$100 per day.

Ms. Flynn Found in favor of the City and ordered compliance within 63 days or a fine of \$100 per day.

Case: CE19070307

101 N BIRCH RD # 402
BAUMAN, BARRY H & ROMANACH, JAVIER

Service was via posting at the property on 8/8/19 and at City Hall on 8/22/19.

Will Snyder, Code Compliance Officer, testified to the following violation:

15-272.(a)

THIS PROPERTY IS BEING UTILIZED AS A VACATION RENTAL
WITHOUT THE REQUIRED CERTIFICATE OF COMPLIANCE FROM THE
CITY.

Officer Snyder presented the case file into evidence and recommended ordering compliance within 63 days or a fine of \$250 per day.

Ms. Flynn found in favor of the City and ordered compliance within 63 days or a fine of \$250 per day.

Case: CE19071948

3101 BAYSHORE DR # 2003
E E CHANNEL ENTERPRISES LLC

Service was via posting at the property on 8/14/19 and at City Hall on 8/22/19.

Will Snyder, Code Compliance Officer, testified to the following violation:

15-272.(a)

THIS PROPERTY IS BEING UTILIZED AS A VACATION RENTAL
WITHOUT THE REQUIRED CERTIFICATE OF COMPLIANCE FROM THE
CITY.

Officer Snyder presented the case file into evidence and recommended ordering compliance within 63 days or a fine of \$250 per day.

Ms. Flynn found in favor of the City and ordered compliance within 63 days or a fine of \$250 per day.

Case: CE19070668

2007 NE 30 ST
FYFE, JOHN M

Service was via posting at the property on 8/5/19 and at City Hall on 8/22/19.

Leonard Champagne, Senior Code Compliance Officer, testified to the following violation:

15-272.(a)

THIS PROPERTY IS BEING UTILIZED AS A VACATION RENTAL
WITHOUT THE REQUIRED CERTIFICATE OF COMPLIANCE FROM THE
CITY.

Officer Champagne presented the case file into evidence and recommended ordering compliance within 63 days or a fine of \$250 per day.

Ms. Flynn found in favor of the City and ordered compliance within 63 days or a fine of \$250 per day.

Case: CE19031188

1516 SW 5 PL
APART FLORIDA LLC

This case was first heard on 5/16/19 to comply by 6/6/19. Violations and extensions were as noted in the agenda. The property was in compliance, fines had accrued to \$200 and the City was requesting the full fine be imposed.

Ms. Flynn imposed the \$200 fine.

Case: CE18121185

1801 NW 26 AV
WILLIAMS, TERESA EQLE
WILLIAMS, PHIL EST

This case was first heard on 5/16/19 to comply by 5/26/19 and 6/13/19. Violations and extensions were as noted in the agenda. The property was not in compliance, fines had accrued to \$2,075 and the City was requesting imposition of the fines, which would continue to accrue until the property was in compliance.

Ms. Flynn imposed the \$2,075 fine, which would continue to accrue until the property was in compliance.

Case: CE18101961

3101 BAYSHORE DR # 1401
GGG US INC
%MANGO & ASSOC P L

This case was first heard on 12/6/18 to comply by 1/17/19. Violations and extensions were as noted in the agenda. The property was in compliance, fines had accrued to \$5,000 and the City was requesting a \$350 fine be imposed.

Ms. Flynn imposed a fine of \$350 for the time the property was out of compliance.

Case: CE19010239

1227 NE 5 TER
COOPER, ROBYN T

This case was first heard on 6/6/19 to comply by 7/11/19. Violations and extensions were as noted in the agenda. The property was not in compliance, fines had accrued to \$2,750 and the City was requesting imposition of the fines, which would continue to accrue until the property was in compliance.

Ms. Flynn imposed the \$2,750 fine, which would continue to accrue until the property was in compliance.

Case: CE19020002

1437 NW 3 AV
CHIA, JAVIER

This case was first heard on 6/6/19 to comply by 6/27/19. Violations and extensions were as noted in the agenda. The property was in compliance, fines had accrued to \$1,550 and the City was requesting the full fine be imposed.

Ms. Flynn imposed the \$1,550 fine.

Case: CE19031266

1201 NW 5 AV
DEUTSCHE BANK NA TR CO TRUSTEE

This case was first heard on 6/6/19 to comply by 7/11/19. Violations and extensions were as noted in the agenda. The property was not in compliance, fines had accrued to \$5,350 and the City was requesting imposition of the fines, which would continue to accrue until the property was in compliance.

Ms. Flynn imposed the \$5,350 fine, which would continue to accrue until the property was in compliance.

Case: CE19010421

3540 SW 12 PL
HODGES, SABRINA

This case was first heard on 6/6/19 to comply by 7/11/19. Violations and extensions were as noted in the agenda. The property was not in compliance, fines had accrued to \$5,500 and the City was requesting imposition of the fines, which would continue to accrue until the property was in compliance.

Ms. Flynn imposed the \$5,500 fine, which would continue to accrue until the property was in compliance.

Case: CE18121420

1107 NW 10 PL
WALKER, DONIAL WALKER, EDITH EST

This case was first heard on 6/20/19 to comply by 7/25/19. Violations and extensions were as noted in the agenda. The property was not in compliance, fines had accrued to \$1,025 and the City was requesting imposition of the fines, which would continue to accrue until the property was in compliance.

Ms. Flynn imposed the \$1,025 fine, which would continue to accrue until the property was in compliance.

Later in the meeting, staff requested Ms. Flynn rehear the case.

Linda Holloway, Senior Code Compliance Officer, requested Ms. Flynn grant a 14-day extension.

Ms. Flynn granted a 14-day extension, during which time no fines would accrue.

Case: CE19020647

1465 NE 53 ST
CARDOSO REALTY INVESTMENT 29 LLC

This case was first heard on 5/16/19 to comply by 6/27/19. Violations and extensions were as noted in the agenda. The property was not in compliance, fines had accrued to \$17,250 and the City was requesting imposition of the fines, which would continue to accrue until the property was in compliance.

Ms. Flynn imposed the \$17,250 fine, which would continue to accrue until the property was in compliance.

Case: CE19061171

1180 SW 25 AVE
JAI RE INVESTMENTS LLC

This case was first heard on 7/3/19 to comply by 7/7/19. Violations and extensions were as noted in the agenda. The property was not in compliance, fines had accrued to \$11,800 and the City was requesting imposition of the fines, which would continue to accrue until the property was in compliance.

Ms. Flynn imposed the \$11,800 fine, which would continue to accrue until the property was in compliance.

Case: CE19011360

2409 DAVIE BLVD
HESS REALTY CORP PROPERTY TAX DEPARTMENT

This case was first heard on 6/6/19 to comply by 6/20/19. Violations and extensions were as noted in the agenda. The property was not in compliance, fines had accrued to \$15,200 and the City was requesting imposition of the fines, which would continue to accrue until the property was in compliance.

Ms. Flynn imposed the \$15,200 fine, which would continue to accrue until the property was in compliance.

Case: CE19011362

2415 DAVIE BLVD
HESS RETAIL STORES LLC
PROPERTY TAX DEPARTMENT

This case was first heard on 6/6/19 to comply by 6/20/19. Violations and extensions were as noted in the agenda. The property was not in compliance, fines had accrued to \$15,200 and the City was requesting imposition of the fines, which would continue to accrue until the property was in compliance.

Ms. Flynn imposed the \$15,200 fine, which would continue to accrue until the property was in compliance.

Case: CE19020214

1445 NW 7 TER
DEUTSCHE BANK NA TR TRUSTEE
%NATIONSTAR MORTGAGE LLC

This case was first heard on 6/6/19 to comply by 6/20/19 and 7/11/19. Violations and extensions were as noted in the agenda. The property was not in compliance, fines had accrued to \$20,700 and the City was requesting imposition of the fines, which would continue to accrue until the property was in compliance.

Ms. Flynn imposed the \$20,700 fine, which would continue to accrue until the property was in compliance.

Case: CE19020924

1515 W SUNRISE BLVD
DISCOUNT AUTO PARTS INC
% ADVANCE STORES CO INC #9213

This case was first heard on 6/6/19 to comply by 7/11/19. Violations and extensions were as noted in the agenda. The property was not in compliance, fines had accrued to \$2,750 and the City was requesting imposition of the fines, which would continue to accrue until the property was in compliance.

Ms. Flynn imposed the \$2,750 fine, which would continue to accrue until the property was in compliance.

Case: CE19031028

1707 NW 14 CT
SPIRIT PROPERTY GROUP INC %LOURDES

This case was first heard on 6/6/19 to comply by 7/11/19. Violations and extensions were as noted in the agenda. The property was in compliance, fines had accrued to \$500 and the City was requesting the full fine be imposed.

Ms. Flynn imposed the \$500 fine.

Case: CE19031179

213 S FTL BEACH BLVD
TRD OF FORT LAUDERDALE LLC

This case was first heard on 6/11/19 to comply by 6/12/19. Violations and extensions were as noted in the agenda. The property was not in compliance, fines had accrued to \$8,400 and the City was requesting imposition of the fines, which would continue to accrue until the property was in compliance.

Ms. Flynn imposed the \$8,400 fine, which would continue to accrue until the property was in compliance.

Case: CE19031118

1501 NW 14 CT
COLLINS, EDWARD W EST

This case was first heard on 6/6/19 to comply by 7/11/19. Violations and extensions were as noted in the agenda. The property was not in compliance, fines had accrued to \$8,350 and the City was requesting imposition of the fines, which would continue to accrue until the property was in compliance.

Ms. Flynn imposed the \$8,350 fine, which would continue to accrue until the property was in compliance.

Case: CE19041254

2500 NW 28 TER
SHERRIL, BETTY EST

This case was first heard on 6/6/19 to comply by 7/4/19. Violations and extensions were as noted in the agenda. The property was not in compliance, fines had accrued to \$9,300 and the City was requesting imposition of the fines, which would continue to accrue until the property was in compliance.

Ms. Flynn imposed the \$9,300 fine, which would continue to accrue until the property was in compliance.

Case: CE18080976

Request to vacate order of 3/21/19

1705 SW 11 ST
PORTER, ORENTHIAN JAMES

This was a request to vacate the order dated 3/21/19.

Ms. Flynn vacated the order dated 3/21/19.

Complied, Closed, Withdrawn and Rescheduled Cases

Ms. Flynn accepted pages 67, 68 and 69 of complied, closed, withdrawn and rescheduled cases as an exhibit.

Cases Complied

The below listed cases were complied since the agenda was published. Additional information regarding respondents, violations, etc. can be found in the agenda, which is incorporated into this record by reference:

CE19071891 CE19072406 CE19080337

Cases Rescheduled

The below listed cases were rescheduled since the agenda was published. Additional information regarding respondents, violations, etc. can be found in the agenda, which is incorporated into this record by reference:

None

Cases Closed

The below listed cases were closed since the agenda was published. Additional information regarding respondents, violations, etc. can be found in the agenda, which is incorporated into this record by reference:

None

Cases Withdrawn

The below listed cases were withdrawn since the agenda was published. Additional information regarding respondents, violations, etc. can be found in the agenda, which is incorporated into this record by reference:
CE19061332

Cases with No Service

The below listed cases had no service. Additional information regarding respondents, violations, etc. can be found in the agenda, which is incorporated into this record by reference:

None


Respondent Non-Appearance

Respondents for the below listed cases did not appear. Additional information regarding respondents, violations, etc. can be found in the agenda, which is incorporated into this record by reference:

None

There being no further business, the hearing was adjourned at 12:37 P.M.


Special Magistrate

ATTEST:

Clerk, Special Magistrate