



SPECIAL MAGISTRATE LIEN REDUCTION AGENDA

VIRTUAL & IN PERSON HEARING

NOVEMBER 9, 2021

12:00 P.M.

MEETING CAN BE ACCESSED BY REGISTERING AT THE LINK BELOW:

<https://www.fortlauderdale.gov/government/SM>

MARK PURDY
PRESIDING

PLEASE NOTE THAT TWO-WAY COMMUNICATION BETWEEN MEMBERS OF THE BOARD OF ADJUSTMENTS IS PROHIBITED BY SUNSHINE LAW, PLEASE DO NOT REPLY TO ANY BOARD MEMBER. ALL DISCUSSIONS ON ITEMS RELATIVE TO THE AGENDA SHOULD TAKE PLACE AT SCHEDULED BOARD MEETINGS.

Two or more City Commissioners and/or Advisory Board members may be present at this meeting. If a person decides to appeal any decision made with respect to any matter considered at this public meeting or hearing, he/she will need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based.

AUXILIARY AIDS AND SERVICES: If you desire auxiliary aids and services to assist in viewing or hearing the City Commission meetings or reading the agenda and minutes for the meeting, please contact the City Clerk's Office at 954-828-5002 at a minimum of two days prior to the meeting and arrangements will be made to provide these services to you.

Unless otherwise stated, these Items are quasi-judicial. Board members shall disclose any communication or site visits they have had pursuant to Section 47-1.13 of the ULDR. All persons speaking on a quasi-judicial matter will be sworn in and will be subject to cross-examination.



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LIEN REDUCTION HEARING

CASE NO: BE20080196
CASE ADDR: 401 LIDO DR
OWNER: 401 LIDO LLC
PRESENTER: KATRINA JORDAN

VIOLATIONS: 25-7(a)
IT IS UNLAWFUL TO OBSTRUCT THE SWALE OR RIGHT OF WAY WITH
CONSTRUCTION MATERIALS.

CASE NO: BE20080185
CASE ADDR: 401 LIDO DR
OWNER: 401 LIDO LLC
PRESENTER: KATRINA JORDAN

VIOLATIONS: 24-11(b)
THERE IS LOOSE OR UNSECURED SAND AND CONSTRUCTION DEBRIS ON
SITE.

CASE NO: BE20090078
CASE ADDR: 401 LIDO DR
OWNER: 401 LIDO LLC
PRESENTER: KATRINA JORDAN

VIOLATIONS: 25-7(a)
THERE IS CONSTRUCTION EQUIPMENT AND MATERIALS ON THE SWALE.

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CASE NO: BE20080071
CASE ADDR: 401 LIDO DR
OWNER: 401 LIDO LLC
PRESENTER: KATRINA JORDAN

VIOLATIONS: Sec. 25-14
THERE SILT/SEDIMENT CONSTRUCTION MATTER DISCHARGING INTO STREETS AT
THIS LOCATION.

CASE NO: BE20080060
CASE ADDR: 401 LIDO DR
OWNER: 401 LIDO LLC
PRESENTER: KATRINA JORDAN

VIOLATIONS: 25-7
OBSTRUCT THE RIGHT OF WAY WITH MATERIALS AND EQUIPMENT.

CASE NO: BE20060163 S
CASE ADDR: 401 LIDO DR
OWNER: 401 LIDO LLC
PRESENTER: KATRINA JORDAN

VIOLATIONS: 25-14
THERE ARE OFFENSIVE FLUIDS AND MATTER DISCHARGING INTO STREETS
AT THIS LOCATION.

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CASE NO: CE10081229
CASE ADDR: 834 NW 15 AVE
OWNER: PRESCOTT, LESLIE A
PRESCOTT, RAYMOND
PRESENTER: KATRINA JORDAN

VIOLATIONS: FBC 105.1
THE BUILDING HAS BEEN CHANGED IN THE FOLLOWING
MANNER WITHOUT OBTAINING THE REQUIRED PERMIT OR
INSPECTIONS:
WORK W/O PERMITS IS IN PROGRESS INSIDE THE
PROPERTY:

1. NEW WOOD BEAMS, JOISTS AND FLOOR SHEATHING ARE
BEING INSTALLED.
2. REAR WOOD FLOORS ARE BEEN REPLACED.
3. PARTITION WALLS WERE PARTIALLY REMOVED. THE
FRAMING MEMBERS AND DRYWALL ARE BEING REPLACED.

CASE NO: CE18030094
CASE ADDR: 881 NW 16 TER
OWNER: WORLDWIDE SHIPPING LLC
PRESENTER: KATRINA JORDAN

VIOLATIONS: 18-12(a)
THERE IS OVERGROWTH CONSISTING OF GRASS, PLANTS
AND/OR WEEDS AS WELL AS TRASH, RUBBISH, LITTER
AND/OR DEBRIS ON THIS PROPERTY AND SWALE AREA.

CASE NO: CE21030566
CASE ADDR: 903 SW 9 AVE
OWNER: 9386-2266 QUEBEC INC
PRESENTER: KATRINA JORDAN

VIOLATIONS: 15-272.(a)
THIS PROPERTY IS BEING UTILIZED AS A VACATION RENTAL, WITHOUT
THE REQUIRED CERTIFICATE OF COMPLIANCE FROM THE CITY.

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CASE NO: CE18090851
CASE ADDR: 1400 NW 11 PL
OWNER: 10277 FINANCIAL FREEDOM LLC
PRESENTER: KATRINA JORDAN

VIOLATIONS: 18-12(a)
COMPLIED

18-4(c)
THERE ARE SEVERAL DERELICT VEHICLES OR TRAILER ON THE SWALE (OR) ON THE PROPERTY.

9-280(b)
THERE ARE BUILDING PARTS WHICH ARE DETERIORATED AND NOT MAINTAINED. THE ROOF IS IN DISREPAIR, AND FASICA BOARDS ARE ROTTED IN SOME AREAS. THERE IS A BLUE TARP HANGING FROM THE ROOF.

9-304(b)
THE PARKING FACILITIES AT THIS PROPERTY ARE NOT BEING MAINTAINED IN A GOOD CONDITION. THE GRAVEL DRIVEWAY IS WORN AND MISSING AREAS OF GRAVEL. THIS IS A RECURRING VIOLATION THE PREVIOUS CASE IS CE14120458. THIS CASE WILL BE PRESENTED TO THE SPECIAL MAGISTRATE SEEKING A FINDING OF FACT WHETHER OR NOT THE VIOLATION COMPLIES PRIOR TO THE HEARING.

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.

CASE NO: CE19022236
CASE ADDR: 1700 NW 4 ST
OWNER: MCDONALD, RICHARD K
PRESENTER: KATRINA JORDAN

VIOLATIONS: 9-280(h) (1)
THE FENCE AT THIS PROPERTY IS IN DISREPAIR AND IS NOT BEING MAINTAINED AS REQUIRED. THE CHAIN LINK FENCING IS NOT PROPERLY ATTACHED TO THE POSTS OR SUPPORT BEAMS.

CONTINUED

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9-304 (b)

THERE ARE VEHICLES/TRAILERS PARKED ON THE GRASS/LAWN AREA.

47-34.4 B.1.

THERE IS A BOAT AND TRAILER IMPROPERLY STORED IN
THE FRONT YARD OF THIS RESIDENTIALLY ZONED RS-8 PROPERTY.

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.

9-280 (b)

THERE ARE BUILDING PARTS WHICH ARE DETERIORATED AND NOT
MAINTAINED. THE WINDOW ON THE SOUTHERN FACING WALL OF THIS
PROPERTY IS BROKEN.

18-12 (a)

COMPLIED

CASE NO: CE12080842
CASE ADDR: 2425 NE 26 AVE
OWNER: RUBENSTEIN, PAUL C
PAUL C RUBENSTEIN REV TR
PRESENTER: KATRINA JORDAN

VIOLATIONS: FBC(2010) 105.1
THE DECORATIVE BLOCK SITE WALL WAS ALTERED AND INCREASED
TO A HEIGHT THAT EXCEEDS THE PERMISSIBLE LIMIT.

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CASE NO: CE16091585
CASE ADDR: 2656 MIDDLE RIVER DR
OWNER: ALBANESE, ROBERT D
PRESENTER: KATRINA JORDAN

VIOLATIONS: FBC(2014) 105.3.1.4.11
THE FOLLOWING DESCRIBED WORK REQUIRES A MECHANICAL PERMIT AND INSPECTIONS:
1. MOVED A/C CONDENSER FROM ORIGINAL PERMITTED LOCATION TO ANOTHER.
2. INSTALLED ADDITIONAL MINI-SPLIT A/C SYSTEM.

FBC(2014) 110.6
THIS WORK IS IN PROGRESS OR IT HAS BEEN PERFORMED AND/OR COVERED-UP WITHOUT THE REQUIRED INSPECTIONS APPROVAL FROM THE BUILDING DEPARTMENT THROUGHOUT THE PERMITTING AND INSPECTION PROCESS.

FBC(2014) 111.1.1
THE USE AND THE OCCUPANCY OF THIS DWELLING HAS BEEN CHANGED FROM THE ORIGINALLY PERMITTED OCCUPANCY CLASSIFICATION OF DUPLEX TO A QUADPLEX WITHOUT OBTAINING THE REQUIRED PERMITS AND THE CERTIFICATE OF OCCUPANCY FROM THE BUILDING DEPARTMENT.

CASE NO: CE20071366
CASE ADDR: 2656 MIDDLE RIVER DR
OWNER: ALBANESE, ROBERT D
PRESENTER: KATRINA JORDAN

VIOLATIONS: 9-306
THE FRONT GLASS WINDOW IS BROKEN AND/OR IN DISREPAIR. THERE ARE SECTIONS THAT ARE COVERED WITH TAPE.

18-12(a)
THERE IS OVERGROWTH, TRASH, RUBBISH AND DEBRIS ON THIS PROPERTY AND/OR ITS SWALE.

9-304(b)
THERE IS A MOTORBIKE PARKED ON THE GRASS/LAWN AREA.
