



# SPECIAL MAGISTRATE LIEN REDUCTION AGENDA

AUGUST 18, 2022

11:00 A.M.

COMMISSION MEETING ROOM  
CITY HALL

100 N ANDREWS AVE

H. 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**

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CASE NO: CE22020330  
CASE ADDR: 100 SW 10 ST  
OWNER: GLENSHEE OMEGA CARLETON LLC;  
% VIA DECIMUS LLC  
PRESENTER: KATRINA JORDAN

VIOLATIONS: 24-27. (b)  
THERE ARE WASTE CONTAINERS LEFT ROADSIDE OVERNIGHT AFTER COLLECTION DAY AND NOT PULLED BACK TO AN APPROVED LOCATION.

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

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CASE NO: CE22010196  
CASE ADDR: 300-320 SW 2 ST  
OWNER: EAST LAUDERDALE PROPERTIES LLC  
PRESENTER: KATRINA JORDAN

VIOLATIONS: 15-28  
THE BUSINESS "ORIGINAL FAT CATS" AT THIS LOCATION IS OPERATING WITHOUT A CURRENT YEAR BUSINESS TAX RECEIPT.

Sec. 25-181  
THE ESTABLISHMENT "ORIGINAL FAT CATS" AT THIS LOCATION IS OPERATING WITHOUT A CURRENT YEAR SIDEWALK CAFE BUSINESS TAX RECEIPT/PERMIT.

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CASE NO: CE22020384  
CASE ADDR: 401 N BIRCH RD #1014  
OWNER: ROSEMARY INVESTMENTS LLC  
PRESENTER: KATRINA JORDAN

VIOLATION: 15-281. (a)  
THERE IS OPERATION OF A VACATION RENTAL WITH AN EXPIRED CERTIFICATE OF COMPLIANCE AT THIS LOCATION.

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CASE NO: CE22030587  
CASE ADDR: 900 W SUNRISE BLVD  
OWNER: JN & SONS REALTY LLC  
PRESENTER: KATRINA JORDAN

VIOLATIONS: 18-1.  
THERE IS GRAFFITI PAINTED ON THE BUILDING WALLS OF THE COMMERCIAL PROPERTY WHICH IS CREATING A PUBLIC NUISANCE. IT IS BEING MAINTAINED IN SUCH A MANNER THAT THE PROPERTY MAY ADVERSELY AFFECT AND IMPAIR THE ECONOMIC WELFARE OF ADJACENT PROPERTIES.

47-22.9.  
SIGN(S) HAS/HAVE BEEN ERECTED WITHOUT THE REQUIRED PERMITS FROM THE CITY OF FORT LAUDERDALE. BANANA FLAG AND FLAT BANNER SIGN.

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CASE NO: CE22050156  
CASE ADDR: 900 W SUNRISE BLVD  
OWNER: JN & SONS REALTY LLC  
PRESENTER: KATRINA JORDAN

VIOLATION: 18-1.  
THERE IS GRAFFITI PAINTED ON THE BUILDING WALLS OF THE COMMERCIAL PROPERTY WHICH IS CREATING A PUBLIC NUISANCE. IT IS BEING MAINTAINED IN SUCH A MANNER THAT THE PROPERTY MAY ADVERSELY AFFECT AND IMPAIR THE ECONOMIC WELFARE OF ADJACENT PROPERTIES.

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CASE NO: CE22020247  
CASE ADDR: 1441 NW 6 AVE  
OWNER: NEMETH,CHRISTINE  
PRESENTER: KATRINA JORDAN

VIOLATION: 15-281.(a)  
THERE IS OPERATION OF A VACATION RENTAL WITH AN EXPIRED CERTIFICATE OF COMPLIANCE AT THIS LOCATION.

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CASE NO: CE22030478  
CASE ADDR: 1515 SW 6 AVE 1-2  
OWNER: OLTOL2 LP  
PRESENTER: KATRINA JORDAN

VIOLATION: 24-27. (b)  
THERE ARE WASTE CONTAINERS LEFT ROADSIDE OVERNIGHT AFTER COLLECTION DAY AND NOT PULLED BACK TO AN APPROVED LOCATION.

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CASE NO: CE07041847  
CASE ADDR: 1633 NW 8 AVE  
OWNER: VOLCY, JEAN CLAUDE  
PRESENTER: KATRINA JORDAN

VIOLATIONS: 47-19.9  
THERE IS OUTSIDE STORAGE OF A REFRIGERATOR AND OTHER MISCELLANEOUS ITEMS ON THE PROPERTY.

9-281 (b)  
THERE IS A GRAY UNLICENSED, INOPERABLE FORD TAURUS AND A RED TOYOTA TRUCK ON THE PROPERTY.

9-304 (b)  
THE PARKING LOT IS NOT BEING MAINTAINED. THE WHEELSTOPS ARE NOT SECURED AND THE PARKING STRIPES ARE FADED OR MISSING.

9-313 (a)  
HOUSE NUMBERS NOT DISPLAYED OR VISIBLE FROM THE STREET.

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CASE NO: CE15081956  
CASE ADDR: 1633 NW 8 AVE  
OWNER: VOLCY, JEAN CLAUDE  
PRESENTER: KATRINA JORDAN

VIOLATIONS: 9-276(c) (3)  
THERE IS EVIDENCE OF TERMITES IN THE STRUCTURE.

9-280(h) (1)  
THE FENCE AT THIS PROPERTY IS IN DISREPAIR.

18-12(a)  
THERE IS OVERGROWTH, TRASH AND DEBRIS ON THIS PROPERTY.

9-280(g)  
COMPLIED

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CASE NO: BE20040237  
CASE ADDR: 1801 SW 11 CT  
OWNER: HARVEY J ADELSON FAM TR  
ADELSON, HARVEY J TRSTEE ETAL  
PRESENTER: KATRINA JORDAN

VIOLATIONS: FBC(2017) 110.15  
PURSUANT TO FLORIDA BUILDING CODE AND THE POLICY ESTABLISHED BY THE BROWARD COUNTY BOARD OF RULES AND APPEALS FOR THE BUILDING SAFETY INSPECTION PROGRAM, THE FOLLOWING HAS NOT BEEN FULLY COMPLIED WITH:

THE REQUIRED 40 YEARS BUILDING SAFETY INSPECTION REPORTS OR THE 10 YEARS RECERTIFICATION INSPECTION REPORTS PREPARED BY A PROFESSIONAL ENGINEER OR ARCHITECT REGISTERED IN THE STATE OF FLORIDA HAS NOT BEEN FURNISHED TO THE BUILDING OFFICIAL WITHIN 90 DAYS OF THE INITIAL NOTICE SENT TO YOU.

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CASE NO: CE22041051  
CASE ADDR: 1901 NE 56 ST  
OWNER: TTT RENTALS LLC  
PRESENTER: KATRINA JORDAN

VIOLATION: 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: CE15080382  
CASE ADDR: 2151 NW 29 TER  
OWNER: GONZALEZ, CESAR DANIEL  
PRESENTER: KATRINA JORDAN

VIOLATIONS: FBC(2014) 105.3.1.4.3  
THIS BUILDING HAS BEEN ALTERED AND CONSTRUCTION  
WORK PERFORMED WITHOUT OBTAINING THE REQUIRED  
PERMITS AND INSPECTIONS IN THE FOLLOWING MANNER,  
BUT NOT LIMITED TO:  
1. AFTER FIRE, INTERIOR OF DWELLING HAS BEEN  
DEMOLISHED. WALL AND CEILING COVERINGS REMOVED.  
2. ELECTRICAL AND PLUMBING FIXTURES HAVE BEEN  
ALTERED AND/OR REMOVED.

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 PROCESS.

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CASE NO: CE22030689  
CASE ADDR: 2424 NE 9 ST #303  
OWNER: KEY ONE PROPERTY - 303 LLC  
PRESENTER: KATRINA JORDAN

VIOLATION: 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: CE22030447  
CASE ADDR: 3170 NW 69 CT  
OWNER: BYRD, KAYDEEN  
PRESENTER: KATRINA JORDAN

VIOLATION: 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: CE19090637  
CASE ADDR: 3305 NE 16 CT  
OWNER: VICSTIR REV FAM TR ETAL  
PRESENTER: KATRINA JORDAN

VIOLATIONS: 9-279(f)  
THERE IS CURRENTLY NO WATER SERVICE TO THIS OCCUPIED PROPERTY.

VIOLATIONS: 9-279.(a)  
WITHDRAWN

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CASE NO: CE-19110917  
CASE ADDR: 3305 NE 16 CT  
OWNER: VICSTIR REV FAM TR ETAL  
PRESENTER: KATRINA JORDAN

VIOLATIONS: 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.

18-12 (a)  
THERE IS OVERGROWTH CONSISTING OF GRASS, PLANTS AND WEEDS ON THE PROPERTY AND SWALE AREA. THERE IS TRASH, RUBBISH, LITTER AND DEBRIS ON THE PROPERTY, INCLUDING BUT NOT LIMITED TO PLASTIC POOL HOSES, PLASTIC AND ALUMINUM SIDING, POOL CHEMICAL GALLON CONTAINERS, DAMAGED BICYCLES, ETC.

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CASE NO: CE22040383  
CASE ADDR: 4040 GALT OCEAN DR #424  
OWNER: BELLA VISTA 424 LLC  
PRESENTER: KATRINA JORDAN

VIOLATION: 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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