



CITY OF FORT LAUDERDALE

**SPECIAL MAGISTRATE HEARING
1st FLOOR COMMISSION CHAMBERS
FORT LAUDERDALE CITY HALL
THOMAS ANSBRO PRESIDING
FEBRUARY 14, 2023
9:00 A.M.**

Staff Present:

Monique Drake, Administrative Assistant
Christine Chaney, Administrative Assistant
Laura Tooley, Landscape Plans Examiner
Loen Garrick, Administrative Assistant
Crystal Green-Griffith, Administrative Assistant
Katrina Jordan, Code compliance Manager
Joy Nichols, Administrative Assistant
Antonio Wood, Administrative Assistant
Rhonda Hasan, Assistant City Attorney
Stephanie Bass, Code Compliance Supervisor
Gustavo Caracas, Code Compliance Officer
Packet Casey, Fire Safety Officer
Leonard Champagne, Sr. Code Compliance Officer
Julio Davila, Code Compliance Supervisor
Paulette DelGrosso, Code Compliance Officer
Manuel Garcia Senior Code Compliance Officer
Patt Gavin, Code Compliance Officer
Robert Kisarewich, Fire Safety Captain
Dorian Koloian, Senior Code Compliance Officer
Malaika Murray, Code Compliance Officer
Karen Proto, Code Compliance Officer
Bernstein Saimbert, Code Compliance Officer
David Sandiford, Code Compliance Officer
Gail Williams, Sr. Code Compliance Officer

Respondents and witnesses

CE22100114: Omar Hastings; Kimberly Hastings
CE22110244: Alfredo Guido
CE22120719; CE22120703; CE22120723; CE23010206;
CE22120377; CE22120704: Arthur Peyrot; Antonio
Pompa
CE22100135: Ashomy Pinder
CE22060319: Ziomara Blackmoon
CE22090334: Raffi Anac
CE22120424: Betty Robinson; Ivy Williams; Robert
Williams
CE22120662: Jordan Bund
CE21110541: William Muller; Bryan Lewis
CE21050038: Roya Edwards
CE22110126: Averie Sheppard; Michael Cila
CE22070431: Alexander Mohr

CE22100400: Jamal Hunt
CE22120319: Carol Stevenson; Arthur Stevenson
CE22110347: Andrew Ferri
CE22110374: David Crosby
CE22120826: Kayley Arn
CE22070571: Anthony Willis
CE22080251: Omri Bloch
CE22110007: Carlton English
CE22070344: Andrew Schein Esq.
CE22080781: Lakecia Stephens; Tara Stephens
CE22030185: Vito Labalestra
CE22020738: Thomas Stevens
CE22080501: Lee Cooper

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.

Mr. Ansbro requested a moment of silence for the victims of the Marjorie Stoneman Douglas shooting five years ago.

Case: CE21050038

ORDERED TO REAPPEAR

1201 SE 2 CT
LAS OLAS REGENCY TR;
DOERING, JUDITH C TRUSTEE ET AL

This case was first heard on 6/30/22 to comply by 9/29/22. Violations and extensions were as noted in the agenda. The property was not in compliance, fines had accrued to \$4,100 and the City was requesting imposition of the fines, which would continue to accrue until the property was in compliance.

Gustavo Caracas, Code Compliance Officer, reported there had been progress with the perimeter wall.

Roya Edwards said the wall was still under construction and requested 90 days. Officer Caracas did not object.

Mr. Ansbro granted a 91-day extension, during which time no fines would accrue.

Case: CE22110244

417 SW 22 AVE
GUIDO, ALMAROSA H/E;
GUIDO, ALFREDO B

Service was via posting at the property on 1/23/23 and at City Hall on 1/31/23.

Diego Santos, Code Compliance Officer, testified to the following violation(s):

VIOLATIONS: 18-12.(a) **Complied**

THERE IS OVERGROWTH, TRASH, RUBBISH AND DEBRIS ON THIS PROPERTY AND/OR ITS SWALE.

47-34.4.B.1. **Complied**

THERE IS OVERNIGHT PARKING OF A COMMERCIAL VEHICLE(S) AND/OR A TRAILER AT THIS LOCATION.

47-34.1.A.1.

THERE IS ILLEGAL LAND USE OCCURRING AT THIS PROPERTY. THERE ARE ITEMS BEING STORED OUTSIDE OF THIS PROPERTY INCLUDING BUT NOT LIMITED TO: TOOLS, PROPANE TANKS, LADDERS, CONTAINERS, BUCKETS, PLYWOOD AND OTHER MISCELLANEOUS ITEMS.

9-304(b)

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

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

Alfredo Guido said he was building a fence.

Mr. Ansbro found in favor of the City and ordered compliance within 63 days or a fine of \$25 per day, per violation.

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Case: CE22030185

4205 NE 22 AVE
VITO LABALESTRA

Ordered to Reappear

This case was first heard on 6/14/22 to comply by 8/16/22. Violations and extensions were as noted in the agenda. The property was not in compliance, and fines had accrued to \$4,200.

Malaika Murray, Code Compliance Officer, said the pool violation was in compliance.

Vito Labalestra said they were putting an addition on the home and requested two months to pull the permit to demolish the roof and comply the violation. Officer Murray recommended 56 days with an order to reappear.

Mr. Ansbro granted a 56-day extension, during which time no fines would accrue and ordered the respondent to attend the 4/11/23 hearing.

Case: CE22070344

2512 LAGUNA DR
PATTEN, FOREST; FOREST E PATTEN REV TR

Service was via posting at the property on 1/28/23 and at City Hall on 1/31/23.

Rafael Santos, Code Compliance Officer, testified to the following violation(s):

VIOLATION: 9-305(b)

THE SWALE AREA IS COVERED WITH ARTIFICIAL TURF. THE SWALE AREA MUST BE LIVING GROUND COVER.

Officer Santos presented the case file into evidence and recommended ordering compliance within 35 days or a fine of \$25 per day.

Andrew Schein Esq. requested 35 days.

Mr. Ansbro found in favor of the City and ordered compliance within 35 days or a fine of \$75 per day.

Case: CE22020738

4501 N FEDERAL HWY
BURDINES REAL ESTATE INC;
% FEDERATED DEPT STORES TAX DEPT

This case was first heard on 6/14/22 to comply by 8/9/22. Violations and extensions were as noted in the agenda. The property was in compliance, fines had accrued to \$6,100 and the City was requesting the full fine be imposed.

Malaika Murray, Code Compliance Officer, recommended imposition of the fine.

Thomas Stevens said they had already applied for fine mitigation.

Mr. Ansbro imposed the \$6,100 fine.

Case: CE22100135

704 SW 24 AVE
PINDER, ASHOMY

Service was via posting at the property on 1/23/23 and at City Hall on 1/31/23.

Diego Santos, Code Compliance Officer, testified to the following violation(s):

VIOLATIONS: 9-280(b) **Complied**

18-1.

THERE ARE ITEMS BEEN STORE UNDER THE CARPORT INCLUDING BUT NOT LIMITED TO: SHOPVACUUM, FRIGOBAR, COOLER, BOXES AND OTHER MISCELLANEOUS ITEMS THAT IS CREATING A PUBLIC NUISANCE. IT IS BEING MAINTAINED IN SUCH A MANNER THAT THE PROPERTY IS OR MAY REASONABLY THREATENS OR ENDANGERS THE PUBLIC HEALTH, SAFETY OR WELFARE OR MAY ADVERSELY AFFECT AND IMPAIR THE ECONOMIC WELFARE OF ADJACENT PROPERTIES.

9-306 **Complied**

9-304(b) **Complied**

THE DRIVEWAY ENTRANCE IS NOT MAINTAINED. THERE ARE AREAS OF THE DRIVEWAY THAT ARE MISSING GRAVEL.

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 AND NEXT TO THE DRIVEWAY.

18-12.(a) **Complied**

Officer Santos presented the case file into evidence and recommended ordering compliance within 35 days or a fine of \$25 per day, per violation.

Ashomy Pinder said he thought the property was in compliance.

Mr. Ansbro found in favor of the City and ordered compliance within 35 days or a fine of \$25 per day, per violation.

Case: CE22100114

301 SW 24 AVE
876REALTY LLC

Service was via posting at the property on 1/23/23 and at City Hall on 1/31/23.

Diego Santos, Code Compliance Officer, testified to the following violation(s):

VIOLATIONS: 47-34.1.A.1.

THERE IS ILLEGAL LAND USE OCCURRING AT THIS PROPERTY. THERE IS OUTDOOR STORAGE AT THE BACK OF THIS PROPERTY INCLUDING BUT NOT LIMITED TO BUCKETS, CANS, METAL AWNINGS, TRASH AND DEBRIS. 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 MOSQUITOS, OR THREATENS OR ENDANGERS THE PUBLIC HEALTH, SAFETY OR WELFARE OR MAY ADVERSELY AFFECT AND IMPAIR THE ECONOMIC WELFARE OF ADJACENT PROPERTIES.

18-1.

THERE ARE ITEMS BEEN STORE UNDER THE CARPORT INCLUDING BUT NOT LIMITED TO: REFRIGERATOR, INDOOR FURNITURE, SOFA, BOX MATTRESS, PLASTIC CONTAINERS AND OTHER MISCELLANEOUS ITEMS. THIS PROPERTY THAT IS CREATING A PUBLIC NUISANCE. IT IS BEING MAINTAINED IN SUCH A MANNER THAT THE PROPERTY IS OR MAY REASONABLY ADVERSELY AFFECT AND IMPAIR THE ECONOMIC WELFARE OF ADJACENT PROPERTIES.

9-304(b)

THERE IS A VEHICLE PARKED ON THE GRASS/LAWN AREA, A GRAY ACURA.

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THE ASPHALT DRIVEWAY ON THE SIDE OF THE PROPERTY IS CRACKED. THERE ARE WEEDS GROWING THROUGH THE DRIVEWAY SURFACE.

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 AREAS AND SURROUNDING THE PROPERTY.

18-12.(a) **Complied**

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

Omar Hastings agreed to comply.

Mr. Ansbro found in favor of the City and ordered compliance within 63 days or a fine of \$25 per day, per violation.

Case: CE22070431

1540 SE 17 ST

FARRELL HOLDINGS 1540 LLC

This case was first heard on 10/27/22 to comply by 12/15/22. Violations and extensions were as noted in the agenda. The property was not in compliance, fines had accrued to \$1,525 and the City was requesting imposition of the fines, which would continue to accrue until the property was in compliance.

Rafael Santos, Code Compliance Officer, said a permit application had been submitted.

Alexander Mohr hoped to have the permit within two weeks.

Mr. Ansbro imposed the \$1,525 fine, which would continue to accrue until the property was in compliance.

Case: CE22080251

2301 NW 23 LN 1-2

BLOCH, ARNONA

This case was first heard on 11/9/22 to comply by 12/7/22. Violations and extensions were as noted in the agenda. The property was in compliance, fines had accrued to \$1,100 and the City was requesting the full fine be imposed.

Karen Proto, Code Compliance Officer, recommended reducing fines to administrative costs of \$534.

Omri Bloch said he had been out of the country but as soon as he was aware of the violation, he had acted to comply.

Mr. Ansbro imposed administrative costs of \$534.

Case: CE22060319

720 NW 14 TER

MPG 700-745 LLC;

%METROPOLITAN PROPERTY GROUP

This case was first heard on 8/9/22 to comply by 9/6/22. Violations and extensions were as noted in the agenda. The property was in compliance, fines had accrued to \$7,900 and the City was requesting the full fine be imposed.

Julio Davila, Code Compliance Supervisor, recommended imposition of the fine.

Ziomara Blackmoon requested a fine reduction.

Mr. Ansbro imposed the \$7,900 fine.

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Case: CE22120703

CITATION

511 SW 11 ST
SHARVIT, ADI

This case was cited on 12/25/22 to comply by 12/25/22. Violations and extensions were as noted in the agenda. The property was in compliance, fines had accrued to \$600 and the City was requesting the full fine be imposed. No appeal was received.

Manuel Garcia, Code Compliance Officer, said this owner had two properties with multiple violations.

Arthur Peyrot and Antonio Pompa were present.

Mr. Ansbro imposed the \$600 fine.

Case: CE23010206

CITATION

513 SW 11 ST
SHARVIT, ADI

This case was cited on 1/7/23 to comply by 1/7/23. Violations and extensions were as noted in the agenda. The property was in compliance, fines had accrued to \$15,000 and the City was requesting the full fine be imposed. No appeal was received.

Manuel Garcia, Senior Code Compliance Officer, recommended imposition of the fine.

Arthur Peyrot said he had responded to the disturbance at the vacation rental and called 911 twice because he could not resolve the situation.

Mr. Ansbro imposed the \$15,000 fine.

Case: CE22120377

CITATION

513 SW 11 ST
SHARVIT, ADI

This case was cited on 12/14/22 to comply by 12/14/22. Violations and extensions were as noted in the agenda. The property was in compliance, fines had accrued to \$400 and the City was requesting the full fine be imposed. No appeal was received.

Manuel Garcia, Senior Code Compliance Officer, recommended imposition of the fine.

Arthur Peyrot said they had evicted the renters but it was too late after the noise was reported.

Mr. Ansbro imposed a fine of \$400 for the time the property was out of compliance.

Case: CE22120704

CITATION

513 SW 11 ST
SHARVIT, ADI

This case was cited on 12/25/22 to comply by 12/25/22. Violations and extensions were as noted in the agenda. The property was in compliance, fines had accrued to \$400 and the City was requesting the full fine be imposed. No appeal was received.

Manuel Garcia, Senior Code Compliance Officer, recommended imposition of the fine.
Arthur Peyrot and Antonio Pompa were present.

Mr. Ansbro imposed the \$400 fine.

Case: CE22120719

511 SW 11 ST

SHARVIT, ADI

Personal service was accepted on 2/1/23. Service was also via posting at City Hall on 1/31/23.

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

VIOLATION: 15-282.(d)(1)a.

THERE IS A QUALIFYING NUMBER OF VIOLATIONS AT THIS VACATION RENTAL PROPERTY (CASE NUMBER CE22120267) TO REQUEST A CERTIFICATE SUSPENSION(180 DAY) BEFORE THE SPECIAL MAGISTRATE.

Officer Garcia presented the case file into evidence and recommended suspending the vacation rental certificate for 180 days.

Arthur Peyrot said there had been no problems at the property since these violations.

Mr. Ansbro found in favor of the City and suspended the vacation rental certificate for 180 days.

Case: CE22120723

513 SW 11 ST

SHARVIT, ADI

Personal service was accepted on 2/1/23. Service was also via posting at City Hall on 1/31/23.

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

VIOLATION: 15-282.(d)(1)a.

THERE IS A QUALIFYING NUMBER OF VIOLATIONS AT THIS VACATION RENTAL PROPERTY (CASE NUMBERS CE22120377, CE22120268) TO REQUEST A CERTIFICATE SUSPENSION(180 DAY) BEFORE THE SPECIAL MAGISTRATE.

Officer Garcia presented the case file into evidence and recommended suspending the vacation rental certificate for 180 days.

Arthur Peyrot and Antonio Pompa were present.

Mr. Ansbro found in favor of the City and suspended the vacation rental certificate for 180 days.

Case: CE22090334

ORDERED TO REAPPEAR

721 SW 7 AVE

721 TARPON RIVER LLC

This case was first heard on 12/13/22 to comply by 12/23/22 and 2/14/23. Violations and extensions were as noted in the agenda. The property was not in compliance, and fines had accrued to \$5,300.

Dorian Koloian, Senior Code Compliance Officer, said fines had accrued for two of the violations. She provided recent photos of the property showing the violations continued. She said the demolition permit was in process.

Raffi Anac described his efforts to comply and to communicate with Officer Koloian. He requested 30-45 days to demolish the home.

Stephanie Bass, Code Compliance Supervisor, said the property had originally had a "No Trespassing" sign on it, preventing the officer from inspecting it and informed Mr. Anac he must allow access to confirm violations were in compliance. If he was demolishing the property, the permit must be issued and he must show progress toward demolition. Ms. Hasan said there was another case against this property that required the owner to demolish by the end

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of March or the City would demolish the property. Supervisor Bass requested the fines continue to accrue for 18-1 and 18-12.(a). Officer Koloian recommended a 42-day extension for 9-306.

Mr. Ansbro granted a 42-day extension for 9-306, during which time no fines would accrue, but fines would continue to accrue for 18-1 and 18-12.(a).

Case: CE22110007

2309 NW 6 PL

ENGLISH, CARLTON; FFRENCH, PEARLINA

Service was via posting at the property on 1/18/23 and at City Hall on 1/31/23.

Julio Davila, Code Compliance Supervisor, testified to the following violation(s):

VIOLATIONS: 9-306 **Complied**

47-34.1.A.1. **Complied**

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 FRONT YARD OF THE SUBJECT PROPERTY. IN ADDITION, THE DRIVEWAY APPROACH OF THE PROPERTY IS IN DISREPAIR. THE AREA IS NOT SURFACED WITH A HARD, DUSTLESS MATERIAL OR MAINTAINED IN A SMOOTH AND WELL GRADED CONDITION.

18-12.(a) **Complied**

18-4.(c) **Complied**

Supervisor Davila presented the case file into evidence and recommended ordering compliance within 35 days or a fine of \$25 per day, per violation.

Carlton English agreed to comply.

Mr. Ansbro found in favor of the City and ordered compliance within 35 days or a fine of \$25 per day, per violation.

Case: CE22120826

CITATION

2130 NE 56 ST

KUBRAK, DMYTRO NIKOLAEVICH

This case was cited on 1/4/23 to comply by 1/19/23. Violations and extensions were as noted in the agenda. The property was in compliance, fines had accrued to \$3,600 and the City was requesting imposition of the full fine. No appeal was received.

Leonard Champagne, Senior Code Compliance Officer, recommended imposition of the fine.

Kayley Arn, representative, was present.

Mr. Ansbro imposed the \$3,600 fine

Case: CE22070571

2201 NW 6 CT

WILLIS, ANTHONY JR

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This case was first heard on 10/11/22 to comply by 11/8/22. Violations and extensions were as noted in the agenda. The property was in compliance, fines had accrued to \$14,550 and the City was requesting the full fine be imposed.

Karen Proto, Code Compliance Officer, recommended imposition of the fine.

Anthony Willis was present.

Mr. Ansbro imposed the \$14,550 fine.

Case: CE22110347

CITATION

1798 SE 25 AVE
MARIETTA HOSPITALITY LLC;
CDN HOSPITALITY LLC

This case was cited on 11/16/22 to comply by 1/15/23. Violations and extensions were as noted in the agenda. The property was not in compliance, fines had accrued to \$4,750 and the City was requesting imposition of the fines, which would continue to accrue until the property was in compliance. No appeal was received.

Rafael Santos, Code Compliance Officer, recommended imposition of the fine.

Andrew Ferri said the tree had been a hazard, was leaning toward the home and he had asked the property manager to get a quote to remove the tree. When Mr. Ferri came to Florida in January, he found there was a fine running.

Mr. Ansbro imposed the \$4,750 fine, which would continue to accrue until the property was in compliance.

Case: CE22120424

CITATION APPEAL

819 NW 2 ST
ROBINSON, BETTY J; WILLIAMS, IVY L

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

Bernstein Saimbert, Code Compliance Officer, described the process for this violation and said he had reinspected the property on 12/29/22 and determined the City contractor had removed the debris. He presented photos of the property and recommended imposition of the \$400 for the City contractor to remove the debris.

Ivy Williams said they paid someone to keep the lot clear but she had been late to clear it in December. Ms. Williams said they did not know about the violation until January 12 because they had not received notification of the citation. Ms. Hasan said the property had been posted regarding the violation.

Jose Davila said the case would be recalled later in the hearing after the owners spoke with staff. Mr. Ansbro put the case on recall.

Upon returning to the case, Katrina Jordan, Code compliance Manager, said staff had determined due process was not followed and withdrew the case.

Case: CE22120319

CITATION APPEAL

1601 SW 22 AVE
STEVENSON, CAROL

Manuel Garcia, Senior Code Compliance Officer, testified that the property had been cited on 12/14/22 to comply by 12/15/22 and 12/28/22. The property was in compliance and fines had accrued to \$5,600. He recommended imposition of the fine, plus \$75 administrative costs.

Arthur Stevenson said the equipment belonged to their son and they had subsequently found a place to store the vehicles

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and equipment. He said one of the vehicles required repairs and they had needed to order parts for it.

Mr. Ansbro reduced the fine to \$4,075, payable within 60 days.

Case: CE22110374
1918 S ANDREWS AVE
CRATOR 1918 LLC

CITATION APPEAL

Rafael Santos, Code Compliance Officer, testified that the property had been cited on 11/17/22 and the graffiti remained on 12/1/22. The City had subsequently removed the graffiti on 12/5/22. He recommended imposing the costs for abatement: \$2,420.31.

David Crosby said he had received notice of the violation in the mail on December 7, providing 10 days to have the work done. In the same mail, he received notice of the fine. He stated the work was done prior to December 17.

Dorian Koloian, Sr. Code Compliance Officer said the Notice of Violation was posted on the property and mailed on November 18, 2022. The work order was processed on December 1 and the contractor had done the work on December 5. Mr. Crosby said this was a crime committed against his property and objected to the remediation costing \$\$2,600.

Ms. Hasan stated notice requirements had been met.

Mr. Ansbro put the case on recall.

Upon returning to the case, Katrina Jordan, Code compliance Manager, withdrew the case due to a lack of due process.

Case: CE22110126
1223 SW 15 AVE
CILA, MICHAEL SHEPPARD, AVERIE

CITATION APPEAL

Rafael Santos, Code Compliance Officer, testified that the property had been cited on 11/5/22, to comply by 1/4/23. The property was not in compliance and fines had accrued to \$6,900. He recommended imposition of the fine.

Laura Tooley, Landscape Plans Examiner, said she had reviewed the arborist's report the owner had provided but the report did not contain sufficient information, per State statute. The report did not indicate which tree was being assessed. She requested an after-the-fact permit be required for the three Laurel Oak trees.

Averie Sheppard said he had three reports from a certified arborist regarding the Laurel Oak trees. He said the trees were pushing against the home's foundation and had caused roof damage.

Ms. Hasan said the reports showed eight deficiencies. The owner could provide an updated report to comply the violation.

Michael Cila said they had followed the guidance provided by the arborist. She noted it had taken over a month to receive a reply to their questions from City staff and they had never been notified of the checklist of items needed in the report.

Mr. Ansbro denied the appeal and imposed the fine.

Case: CE22080501
5201 NE 17 AVE
COOPER, LEE T & SUSAN L

This case was first heard on 11/9/22 to comply by 12/14/22. Violations and extensions were as noted in the agenda. The property was not in compliance, fines had accrued to \$6,200 and the City was requesting imposition of the fines, which would continue to accrue until the property was in compliance.

Lee Cooper said he had hired someone to do the work but he had contracted COVID, delaying compliance. He requested

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30 days.

Malaika Murray, Code Compliance Officer, recommended imposition of the fine.

Mr. Ansbro granted a 35-day extension, during which time no fines would accrue.

Case: CE22080781

2517 SW 6 CT

STEPHENS, LAKECIA C

This case was first heard on 11/9/22 to comply by 12/14/22. Violations and extensions were as noted in the agenda. The property was in compliance, fines had accrued to \$1,525 and the City was requesting imposition of the full fines.

Diego Santos, Code Compliance Officer, recommended imposition of the fine. He said the vehicles had been removed prior to incurring a fine but the driveway repair had been completed February 13, 2023. He said administrative costs totaled \$718 and he would not oppose reducing to administrative costs.

Lakecia Stephens requested a fine reduction.

Mr. Ansbro imposed administrative costs of \$718.

Case: CE22100400

1601 NW 6 ST

WILLIE RAWLS JR LIV TR; RAWLS, WILLIE JR TRUSTEE

Service was via posting at the property on 1/17/23 and at City Hall on 1/31/23.

Julio Davila, Code Compliance Officer, testified to the following violation(s):

VIOLATIONS: 18-8.(a) **Withdrawn**

THIS PROPERTY APPEARS TO HAVE HAD THE WINDOWS BOARDED WITHOUT FIRST OBTAINING A CERTIFICATE FROM THE CITY. TWO WINDOWS AT THE EAST, AND ONE WINDOW AT THE NORTH ARE BOARDED UP.

47-19.5.D.5.

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 AND MISSING, PEELING PAINT.

47-21.11.A.

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

47-20.20.(H)

THERE ARE PARKING FACILITIES THAT ARE NOT MAINTAINED AT THIS NWRAC-MUW ZONED PROPERTY. THE ASPHALT PARKING AREA IN THE REAR OF THE PROPERTY IS DAMAGED, HAS POTHOLES, CRACKS AND UNEVEN SECTIONS. THE AREA NEEDS TO BE RESURFACED AND SHOULD BE RESTRIPEDED AND HAVE WHEEL STOPS INSTALLED.

Supervisor Davila presented the case file into evidence and recommended ordering compliance within 28 days or a fine of \$50 per day, per violation.

Jamal Hunt, the deceased owner's son, agreed to comply.

Mr. Ansbro found in favor of the City and ordered compliance within 28 days or a fine of \$50 per day, per violation.

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Case: CE21110541

1105 AVOCADO ISLE

WILLIAM & GLORIA MULLER REV TR

This case was first heard on 4/28/22 to comply by 5/12/22. Violations and extensions were as noted in the agenda. The property was not in compliance, fines had accrued to \$4,850 and the City was requesting imposition of the fines, which would continue to accrue until the property was in compliance.

Malaika Murray, Code Compliance Officer, recommended imposition of the fine.

William Muller said he had a medical problem and he had hired someone to remove the vessels.

Mr. Ansbro imposed the \$4,850 fine, which would continue to accrue until the property was in compliance.

Mr. Ansbro took a brief recess.

Case: FC22100004

1135 NE 15 AVE

PSD INVESTMENTS LLC

Packet Casey, Code Compliance Officer, testified to the following violation(s):

VIOLATIONS: 1:1.7.7.2, FFPC 6th **Withdrawn**

THERE IS STORAGE IN THE ELECTRIC METER ROOM.

1:13.6.4.3.2.1, FFPC

THE FIRE EXTINGUISHER(S) HAS/HAVE NOT BEEN SERVICED AND TAGGED BY A CERTIFIED PERSON/COMPANY WITHIN THE PAST 12 MONTHS.

Officer Casey presented the case file into evidence and recommended ordering compliance within 28 days or a fine of \$100 per day.

Mr. Ansbro found in favor of the City and ordered compliance within 28 days or a fine of \$100 per day.

Case: CE22070196

2445 NW 26 AVE

ROBINSON, FRANCES EST

Service was via posting at the property on 1/17/23 and at City Hall on 1/31/23.

Karen Proto, Code Compliance Officer, testified to the following violation(s):

VIOLATIONS: 9-306 **Complied**

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

18-1.

THERE IS UNLAWFUL STORAGE AT THIS PROPERTY 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 MOSQUITOS, OR THREATENS OR ENDANGERS THE PUBLIC HEALTH, SAFETY OR WELFARE OR MAY ADVERSELY AFFECT AND IMPAIR THE ECONOMIC WELFARE OF ADJACENT PROPERTIES. ITEMS ARE BEING STORED OUTSIDE THE PROPERTY SUCH AS APPLIANCES, REFRIGERATOR, BUCKETS, GAS CONTAINERS, AND OTHER MISCELLANEOUS ITEMS.

9-304(b) **Complied**

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THERE IS A VEHICLE UNLAWFULLY PARKED ON THE GRASS/LAWN AREA.

Officer Proto presented the case file into evidence and recommended ordering compliance within 42 days or a fine of \$25 per day.

Mr. Ansbro found in favor of the City and ordered compliance within 42 days or a fine of \$25 per day.

Case: CE22090708

433 NW 15 WAY

CHENG, PETER KAR CHUN

Service was via posting at the property on 1/6/23 and at City Hall on 1/31/23.

Bernstein Saimbert, Code Compliance Officer, testified to the following violation(s):

VIOLATIONS: 9-306 **Complied**

9-304(b)

THE GRAVEL IN THE SWALE IS NOT BEING MAINTAINED. THE GRAVEL IS WORN AND THERE ARE WEEDS GROWING THROUGH IT.

9-280(g) **Complied**

Officer Saimbert presented the case file into evidence and recommended ordering compliance within 28 days or a fine of \$100 per day.

Mr. Ansbro found in favor of the City and ordered compliance within 28 days or a fine of \$100 per day.

Case: CE22100624

1217 NW 4 ST

BLACK BRICK PROPERTIES LLC

Service was via posting at the property on 1/17/23 and at City Hall on 1/31/23.

Bernstein Saimbert, Code Compliance Officer, testified to the following violation(s):

VIOLATIONS: 47-34.1.A.1. **Complied**

THERE IS AN ILLEGAL LAND USE OCCURRING AT THIS RS-8 SINGLE FAMILY ZONE PROPERTY. THERE ARE TRASH BAGS, LANDSCAPE DEBRIS, CHAIRS, BUCKETS AND OTHER MISCELLANEOUS ITEMS.

18-12.(a)

THERE IS OVERGROWTH, TRASH, RUBBISH AND DEBRIS ON THIS PROPERTY AND/OR ITS SWALE. THIS IS A RECURRING VIOLATION PER CASE CE21071133. THIS CASE WILL BE PRESENTED TO THE SPECIAL MAGISTRATE SEEKING A FINDING OF FACT WHETHER OR NOT THE VIOLATION COMPLIES PRIOR TO THE HEARING DATE.

Officer Saimbert presented the case file into evidence and recommended ordering compliance within 10 days or a fine of \$100 per day.

Mr. Ansbro found in favor of the City and ordered compliance within 10 days or a fine of \$100 per day.

Case: CE22100615

3629 SW 14 ST

TOUSSAINT, PIERRE

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Service was via posting at the property on 1/31/23 and at City Hall on 1/31/23.

David Sandiford, Code Compliance Officer, testified to the following violation(s):

VIOLATIONS: 9-305(b)

THE LANDSCAPING IS NOT BEING MAINTAINED. THERE IS MISSING GROUND COVER.

47-20.20.(H)

THERE ARE PARKING FACILITIES THAT ARE NOT MAINTAINED AT THIS PROPERTY. THE PARKING SURFACE NEEDS TO BE RESEALED AND RESTRIPEDED. THERE ARE SOME MISSING WHEEL STOPS AND NEED TO BE REPAINTED.

9-304(b)

THERE ARE VEHICLES PARKED ON THE GRASS/LAWN AREA.

18-12.(a)

THERE IS OVERGROWTH, TRASH, RUBBISH AND DEBRIS ON THIS PROPERTY AND/OR ITS SWALE.

Officer Sandiford presented the case file into evidence and recommended ordering compliance with 18-12.(a) within 10 days and with the remaining violations within 35 days or a fine of \$100 per day, per violation.

Mr. Ansbro found in favor of the City and ordered compliance with 18-12.(a) within 10 days and with the remaining violations within 35 days or a fine of \$100 per day, per violation.

Case: CE22120836

1101 NW 7 AVE

MPBX LLC

Service was via posting at the property on 1/30/23 and at City Hall on 1/31/23.

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

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.

9-308(b)

THERE IS DEBRIS, TRASH, OR ANOTHER ELEMENT WHICH IS NOT PERMANENT ON THE ROOF.

9-305(a) **Complied**

THERE IS GROWTH OF LANDSCAPE MATERIAL ENCROACHING UPON THE PUBLIC RIGHT-OF-WAY.

47-21.11.D. **Complied**

THERE IS FOLIAGE BLOCKING THE VISIBILITY ALONG NW 7 AVE OF ONCOMING TRAFFIC.

18-12.(a)

THERE IS TRASH, RUBBISH AND DEBRIS ON THIS PROPERTY AND/OR ITS SWALE.

24-7(b) **Complied**

Officer Koloian presented the case file into evidence and recommended ordering compliance with 18-12.(a) within 10 days and with the remaining violations within 35 days or a fine of \$50 per day, per violation.

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Mr. Ansbro found in favor of the City and ordered compliance with 18-12.(a) within 10 days and with the remaining violations within 35 days or a fine of \$50 per day, per violation.

Case: CE22110015

868 NW 17 AVE

BOLDLOCK INVESTMENTS I LLC

Service was via posting at the property on 1/17/23 and at City Hall on 1/31/23.

Julio Davila, Code Compliance Supervisor, testified to the following violation(s):

VIOLATIONS: 47-34.1.A.1. **Complied**

18-12.(a) **Complied**

9-304(b) **Complied**

THERE ARE VEHICLES IMPROPERLY PARKED ON THE PROPERTY. THE VEHICLES WERE OBSERVED PARKED OVER A DIRT AREA ON THE SIDE OF THE PROPERTY. THIS IS A RECURRING VIOLATION OF PREVIOUS CASE NUMBER CE19010484.

9-305(b) **Complied**

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. THIS IS A RECURRING VIOLATION OF PREVIOUS CASE NUMBER CE19010484. THIS CASE WILL BE PRESENTED TO THE SPECIAL MAGISTRATE SEEKING A FINDING OF FACT WHETHER OR NOT THE VIOLATION COMPLIES PRIOR TO THE HEARING DATE.

Supervisor Davila presented the case file into evidence and requested a finding of fact that 9-304(b) and 9-305(b) had existed as cited.

Mr. Ansbro found in favor of the City that 9-304(b) and 9-305(b) had existed as cited.

Case: CE22100627

1770 NW 25 AVE

MCGOWAN, ANNIE B EST

Service was via posting at the property on 1/18/23 and at City Hall on 1/31/23.

Julio Davila, Code Compliance Supervisor, testified to the following violation(s):

VIOLATIONS: 9-306

STRUCTURAL PARTS INCLUDING FASCIA AND SOFFITS ARE IN DISREPAIR AND HAVE NOT BEEN SUITABLY PROTECTED FROM THE ELEMENTS. THERE ARE AREAS OF THE EXTERIOR THAT HAVE STAINS AND MISSING, PEELING PAINT.

9-305(b)

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

9-304(b)

THE DRIVEWAY AT THIS PROPERTY IS NOT BEING MAINTAINED AS REQUIRED. THE SURFACE HAS CRACKS, DAMAGED SECTIONS AND IS STAINED WITH DIRT.

18-4.(c) **Complied**

THERE ARE DERELICT VEHICLES BEING PARKED/STORED ON THE SWALE AND ON THE PROPERTY. A BLACK HONDA ACCORD AND A SILVER FORD MUSTANG. THIS IS

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A REPEAT VIOLATION OF PREVIOUS CASE NUMBER CE22060634.

Supervisor Davila presented the case file into evidence and recommended ordering compliance within 28 days or a fine of \$50 per day, per violation and a finding of fact that 18-4.(c) had existed as cited.

Mr. Ansbro found in favor of the City and ordered compliance within 28 days or a fine of \$50 per day, per violation and found that 18-4.(c) had existed as cited.

Case: CE22100685

715 NW 14 WAY

IMANUEL CHURCH OF GOD IN CHRIST

Service was via posting at the property on 1/12/23 and at City Hall on 1/31/23.

Julio Davila, Code Compliance Supervisor, testified to the following violation(s):

VIOLATIONS: 18-12.(a) **Complied**

9-306

THE EXTERIOR BUILDING WALLS HAVE NOT BEEN MAINTAINED. STRUCTURAL PARTS INCLUDING FASCIA AND SOFFITS HAVE STAINS AND MISSING, PEELING PAINT.

47-21.11.A.

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

47-20.20.(H)

THERE ARE PARKING FACILITIES THAT ARE NOT MAINTAINED AT THIS PROPERTY. THE SURFACE HAS CRACKS, POTHOLES, FADED STRIPING AND BROKEN/LOOSE/MISSING WHEEL STOPS.

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

Mr. Ansbro found in favor of the City and ordered compliance within 63 days or a fine of \$50 per day, per violation.

Case: CE22080509

619 SE 13 ST

COASTLINE SHORES LLC

Service was via posting at the property on 1/18/23 and at City Hall on 1/31/23.

Rafael Santos, Code Compliance Officer, testified to the following violation(s):

VIOLATIONS: 9-306

THE EXTERIOR BUILDING WALLS HAVE NOT BEEN MAINTAINED. STRUCTURAL PARTS INCLUDING FASCIA, SOFFITS ARE DIRTY AND NEED PRESSURE WASHING AND PAINTING. THERE ARE AREAS OF THE EXTERIOR THAT HAVE STAINS AND MISSING, PEELING PAINT.

9-278(e) **Complied**

THERE ARE HURRICANE SHUTTERS COVERING SOME OF THE WINDOWS AT THIS RESIDENTIAL PROPERTY.

Officer Santos presented the case file into evidence and recommended ordering compliance within 35 days or a fine of \$25 per day.

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Mr. Ansbro found in favor of the City and ordered compliance within 35 days or a fine of \$25 per day.

Case: CE22100781

401 SE 20 ST 1-4

401 SE 20 STREET LLC

Service was via posting at the property on 1/18/23 and at City Hall on 1/31/23.

Rafael Santos, Code Compliance Officer, testified to the following violation(s):

VIOLATION: 47-20.20.(H)

THERE ARE PARKING FACILITIES THAT ARE NOT MAINTAINED AT THIS PROPERTY.
THE PARKING SURFACE HAS POTHoles, WHEEL STOPS ARE NOT MAINTAINED AND
THE PARKING SPACES NEED TO BE RESTRIPEd AND BLACK RESEALED.

Officer Santos presented the case file into evidence and recommended ordering compliance within 28 days or a fine of \$50 per day.

Mr. Ansbro found in favor of the City and ordered compliance within 28 days or a fine of \$50 per day.

Case: CE22090168

2080 SW 27 AVE

VASSELLO, LORI

Service was via posting at the property on 1/23/23 and at City Hall on 1/31/23.

Diego Santos, Code Compliance Officer, testified to the following violation(s):

VIOLATIONS: 9-278(e)

THERE ARE HURRICANE SHUTTERS COVERING SOME OF THE WINDOWS OF THIS
OCCUPIED RESIDENTIAL PROPERTY.

9-280(h)(1)

THE FENCE AT THIS PROPERTY IS IN DISREPAIR AND IS NOT BEING MAINTAINED
AS REQUIRED. THERE ARE BROKEN LINKS, SOME PARTS ARE ROTTEN AND THE
DOOR IN THE SIDE IS MISSING.

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 AND MISSING, 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.

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

Mr. Ansbro found in favor of the City and ordered compliance within 63 days or a fine of \$25 per day, per violation.

Case: CE22101053

2248 SW 14 CT

HPA BORROWER 2016-1 LLC

Service was via posting at the property on 1/23/23 and at City Hall on 1/31/23.

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Diego Santos, Code Compliance Officer, testified to the following violation(s):

VIOLATIONS: 9-306

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

9-304(b)

THE DRIVEWAY IS DIRTY, HAS STAINS AND WEEDS ARE GROWING THROUGH THE DRIVEWAY SURFACE.

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.

18-12.(a) **Complied**

9-280(h)(1)

THE FENCE AT THE BACK OF THIS PROPERTY IS IN DISREPAIR AND IS NOT BEING MAINTAINED AS REQUIRED. THE FENCE IS ROTTEN WITH MILDEW, HAS VEGETATION GROWING ON IT. THE FENCE IS LEANING AND FALLING APART.

Officer Santos presented the case file into evidence and recommended ordering compliance within 35 days or a fine of \$100 per day, per violation.

Mr. Ansbro found in favor of the City and ordered compliance within 35 days or a fine of \$100 per day, per violation.

Case: CE22080232

801 SW 24 AVE

GIAMAR & MIR HOLDINGS LLC

Service was via posting at the property on 1/27/23 and at City Hall on 1/31/23.

Diego Santos, Code Compliance Officer, testified to the following violation(s):

VIOLATIONS: 18-12.(a) **Complied**

9-306 **Complied**

THE EXTERIOR BUILDING WALLS HAVE NOT BEEN MAINTAINED. THERE ARE AREAS OF THE EXTERIOR THAT HAVE STAINS AND IT IS DIRTY.

9-304(b) **Complied**

THE DRIVEWAY IS NOT WELL GRADED. THE GRAVEL DRIVEWAY HAS WEEDS GROWING THROUGH IT AND IS DIRTY.

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 SIDE AND IN THE BACK OF THE PROPERTY AS WELL AS IN THE SWALE AREA.

Officer Santos presented the case file into evidence and recommended ordering compliance within 35 days or a fine of \$25 per day.

Mr. Ansbro found in favor of the City and ordered compliance within 35 days or a fine of \$25 per day.

Case: CE22100134

700 SW 24 AVE

MARTIN, MOHAMMED ABDUL;

MATIN, PARVIN

Service was via posting at the property on 1/23/23 and at City Hall on 1/31/23.

Diego Santos, Code Compliance Officer, testified to the following violation(s):

VIOLATIONS: 9-304(b)

THE DRIVEWAY ON THIS PROPERTY HAS NOT BEEN MAINTAINED. THERE ARE CRACKS IN THE CONCRETE, WEEDS ARE GROWING THROUGH THE DRIVEWAY AND THERE IS MISSING GRAVEL IN THE ENTRANCE AND EXIT OF THE 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 IN THE SWALE AND IN THE FRONT OF THE PROPERTY.

18-12.(a) **Complied**

Officer Santos presented the case file into evidence and recommended ordering compliance within 35 days or a fine of \$25 per day, per violation.

Mr. Ansbro found in favor of the City and ordered compliance within 35 days or a fine of \$25 per day, per violation.

Case: CE22100730

2661 SW 7 ST

RIAL, LIZZETTE H/E; RIAL,JOSE E

Service was via posting at the property on 1/23/23 and at City Hall on 1/31/23.

Diego Santos, Code Compliance Officer, testified to the following violation(s):

VIOLATIONS: Sec. 24-27.(b) **Complied**

9-304(b) **Complied**

47-34.1.A.1. **Complied**

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 BOTH SIDES OF THE PROPERTY AND IN THE SWALE AREA.

18-12.(a)

THERE IS OVERGROWTH, TRASH, RUBBISH AND DEBRIS ON THIS PROPERTY AND/OR ITS SWALE.

Officer Santos presented the case file into evidence and recommended ordering compliance within 35 days or a fine of \$25 per day, per violation.

Mr. Ansbro found in favor of the City and ordered compliance within 35 days or a fine of \$25 per day, per violation.

Case: CE22120636

CITATION APPEAL

2627 N ATLANTIC BLVD

NATACHA UMLAUF TR; UMLAUF, NATACHA TRS

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Stephanie Bass, Code Compliance Supervisor, testified that the property had been cited on 12/24/22, to comply by 12/27/22. The property was in compliance and fines had accrued to \$200. She said the owner had requested a second rescheduling.

Mr. Ansbro denied the appeal and imposed the \$200 fine plus the \$75 administrative fee.

Case: CE22120828

CITATION

2649 MIDDLE RIVER DR 1-3
2649 PULSO LLC

This case was cited on 1/4/23 to comply by 1/19/23. Violations and extensions were as noted in the agenda. The property was in compliance, fines had accrued to \$800 and the City was requesting imposition of the full fines. No appeal was received.

Mr. Ansbro imposed the \$800 fine.

Case: CE22080471

2540 NW 19 ST
DEVINE TOUCH INVESTMENTS INC

This case was first heard on 11/9/22 to comply by 1/4/23. Violations and extensions were as noted in the agenda. The property was not in compliance, fines had accrued to \$2,050 and the City was requesting imposition of the fines, which would continue to accrue until the property was in compliance.

Mr. Ansbro imposed the \$2,050 fine, which would continue to accrue until the property was in compliance.

Case: CE22080901

810 SE 16 ST
ECLIPSE DECATHLON RE HARBOR BCH LLC
% FORMATION CAPITAL ASSET

This case was first heard on 12/13/22 to comply by 1/10/23. Violations and extensions were as noted in the agenda. The property was in compliance, fines had accrued to \$3,400 and the City was requesting the full fine be imposed.

Mr. Ansbro imposed the \$3,400 fine.

Case: CE22120662

CITATION

911 SW 11 AVE
NOBSMARINA INC

This case was first heard cited on 12/23/22 to comply by 12/26/22. Violations and extensions were as noted in the agenda. The property was not in compliance, fines had accrued to \$7,500 and the City was requesting imposition of the fines, which would continue to accrue until the property was in compliance. No appeal was received.

Mr. Ansbro imposed the \$7,500 fine, which would continue to accrue until the property was in compliance.

Case: CE22120401

CITATION

804 NW 19 ST
MALONE, EDGAR

This case was cited on 12/28/22 to comply by 1/11/23. Violations and extensions were as noted in the agenda. The property was in compliance, fines had accrued to \$4,200 and the City was requesting the full fine be imposed.

Mr. Ansbro imposed the \$4,200 fine.

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Case: CE22120554 CITATION

1032 NE 8 AVE

ACOMB, JACK; ACOMB, LAWRENCE T

This case was cited on 12/21/22 to comply by 1/11/23. Violations and extensions were as noted in the agenda. The property was not in compliance, fines had accrued to \$5,100 and the City was requesting imposition of the fines, which would continue to accrue until the property was in compliance. No appeal was received.

Mr. Ansbro imposed the \$5,100 fine, which would continue to accrue until the property was in compliance.

Case: CE22110666 CITATION

430 NE 9 AVE

KIENZLE, LYBBI; % ROBERT KIENZLE

This case was cited on 12/13/22 to comply by 12/28/22. Violations and extensions were as noted in the agenda. The property was in compliance, fines had accrued to \$250 and the City was requesting the full fine be imposed. No appeal was received.

Mr. Ansbro imposed the \$250 fine.

Case: CE22050780 VACATE F/O 12/13/2022

3215 NE 38 ST

PREMONT AMERICAN FAM TR;

LABRECQUE, JOHANNE TRUSTEE

This was a request to vacate the Final Order dated 12/13/22.

Mr. Ansbro vacated the Final Order dated 12/13/22.

Case: CE22070530

1070 NW 23 RD

HINES, MANONA EST;

% DOROTHY H HOLMES

This case was first heard on 11/9/22 to comply by 12/7/22. Violations and extensions were as noted in the agenda. The property was not in compliance, fines had accrued to \$27,600 and the City was requesting imposition of the fines, which would continue to accrue until the property was in compliance.

Mr. Ansbro imposed the \$27,600 fine, which would continue to accrue until the property was in compliance.

Case: CE22070374

204 SW 24 AVE

GASKIN, RUSSHARD B; GASKIN, ROSE EST

This case was first heard on 10/27/22 to comply by 12/29/22. Violations and extensions were as noted in the agenda. The property was not in compliance, fines had accrued to \$4,400 and the City was requesting imposition of the fines, which would continue to accrue until the property was in compliance.

Mr. Ansbro imposed the \$4,400 fine, which would continue to accrue until the property was in compliance.

Staff entered the complied, closed, withdrawn and rescheduled cases listed on pages 50 and 51 into the record as an exhibit.

Cases Complied

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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:

None

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:

None

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:

CE22120404

There being no further business, the hearing was adjourned at 12:14 P.M.


SPECIAL MAGISTRATE

ATTEST:


CLERK, SPECIAL MAGISTRATE