



# SPECIAL MAGISTRATE VIRTUAL HEARING AGENDA

JULY 11, 2023

8:30 A.M.

**MEETING CAN BE ACCESSED BY REGISTERING AT THE LINK BELOW:**

<https://www.fortlauderdale.gov/sm>

THOMAS ANSBRO  
PRESIDING

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. All persons speaking on a quasi-judicial matter will be sworn in and will be subject to cross-examination.

If you desire auxiliary services to assist in viewing or hearing the meetings or reading agendas and minutes for the meetings, please contact the City Clerk's office at (954) 828-5002 and arrangements will be made to provide these services for you.



CITY OF FORT LAUDERDALE  
SPECIAL MAGISTRATE AGENDA  
JULY 11, 2023  
8:30 AM

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NEW BUSINESS  
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CASE NO: FC23040001  
CASE ADDR: 50 SE 12 ST  
OWNER: 50 SE 12 STREET LLC  
INSPECTOR: PHILLIPE LAHENS

VIOLATIONS: MO Sec. 13-58 (b) `   
THE FIRE PROTECTION SYSTEM REPORT REQUIRED TO BE SUBMITTED TO THE  
FIRE-RESCUE DEPARTMENT HAS NOT BEEN SUBMITTED ELECTRONICALLY TO THE  
COMPLIANCE ENGINE (TCE).

MO 13-64, 1/1/05  
KNOX BOX MUST CONTAIN EMERGENCY CONTACT INFORMATION,

1:18.2.2.1, FFPC 6th  
ACCESS TO OR WITHIN THE STRUCTURE OR AREA IS DIFFICULT BECAUSE OF  
SECURITY.

1:1.7.7.2, FFPC 6th  
THERE IS STORAGE IN THE ELECTRIC METER ROOM.

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CASE NO: FC23040007  
CASE ADDR: 5300 NW 33 AVE  
OWNER: RMS PROPERTIES III LLC  
INSPECTOR: PHILLIPE LAHENS

VIOLATIONS: 1:13.3.1.1, FFPC 6th  
THE FIRE SPRINKLER SYSTEM IS IN NEED OF SERVICE.

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.

1:4.5.8.6 , FFPC 6th  
THE FIRE ALARM SYSTEM HAS NOT BEEN TESTED, INSPECTED AND/OR TAGGED IN  
ACCORDANCE WITH THE CODE.  
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CITY OF FORT LAUDERDALE  
SPECIAL MAGISTRATE AGENDA  
JULY 11, 2023  
8:30 AM

CASE NO: FC23040002  
CASE ADDR: 510 SE 12 CT  
OWNER: JEAN E OLSEN LIV TR OLSEN, JEAN & OL  
INSPECTOR: PHILLIPE LAHENS

VIOLATION: NFPA 101:7.10.5.2.1,  
THE EXIT SIGN DOES NOT ILLUMINATE AS DESIGNED.

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CASE NO: CE23020662  
CASE ADDR: 3147 NW 68 CT  
OWNER: WARD, DALEN  
INSPECTOR: GAIL WILLIAMS  
COMMISSION DISTRICT 1

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 ON THE FRONT LAWN.

BCZ39-275 (7) (a)

THERE IS A COMMERCIAL VEHICLE PARKED/STORED AT THIS LOCATION IN VIOLATION OF THE BROWARD COUNTY ZONING ORDINANCE. A WHITE BOX WITH JUST DECKS MARKING AND A YELLOW PENSKE BOX TRUCK PARKED IN DRIVEWAY.

47-34.4.1.A.1

THERE IS A COMMERCIAL VEHICLE PARKED ON THE RIGHT-OF-WAY OF THIS PROPERTY. (YELLOW PENSKE BOX TRUCK TEXAS TAG LXP6084 PARKED IN THE SWALE) .

9-308 (b)

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

18-4 (b)

THERE IS A DERELICT VEHICLE OR VESSEL ON THIS PRIVATE PROPERTY. A GREY COLOR NISSAN ALTIMA WITH NO TAG, VIN #1N4BCV3MN339025.

9-304 (b)

THERE ARE VEHICLES PARKED ON THE GRASS/LAWN AREA.

9-306

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

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CITY OF FORT LAUDERDALE  
SPECIAL MAGISTRATE AGENDA  
JULY 11, 2023  
8:30 AM

CASE NO: CE23040019  
CASE ADDR: 1409 NE 1 AVE  
OWNER: JASPE, PATRICIA  
INSPECTOR: FITZGERALD SIMMONS  
COMMISSION DISTRICT 2

VIOLATIONS: Sec. 26-129(a) (4)

THERE ARE VEHICLES THAT ARE UNLAWFULLY PARKING ON THE SIDEWALK  
ABUTTING THIS PROPERTY.

9-304 (b)

THERE ARE VEHICLES THAT ARE UNLAWFULLY PARKING ON THE LAWN/DIRT  
SURFACE OF THIS PROPERTY.

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CASE NO: CE23030399  
CASE ADDR: 937 SW 17 ST  
OWNER: DUNCANSON, DAVID M & CAROL ANNE  
INSPECTOR: MALAIKA MURRAY  
COMMISSION DISTRICT 4

VIOLATIONS: 47-21.15.C.1

CONSTRUCTION SITE WITH TREES NOT PROTECTIVELY BARRICADED.

47-21.15.A

TREE REMOVED ALONG THE FRONT OF THE PROPERTY WITHOUT PERMIT.

47-21.15.D.

DAMAGE WAS INFLICTED UPON THE ROOT SYSTEM BY EQUIPMENT DURING  
CONSTRUCTION RESULTING IN A HAZARDOUS TREE WHICH HAD TO BE REMOVED.

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CASE NO: CE23050784  
CASE ADDR: 5560 NE 33 AVE  
OWNER: PEKIC, MARKO &; PEKIC, AGE  
INSPECTOR: DORIAN KOLOIAN  
COMMISSION DISTRICT 1

VIOLATIONS: 9-280 (b)

THERE ARE BUILDING PARTS WHICH ARE DETERIORATED AND NOT MAINTAINED.  
THE DOORS ON THE SIDE OF THE HOUSE ARE DETERIORATED AND IN DISREPAIR.

9-280 (h) (1)

THE FENCE AT THIS PROPERTY IS IN DISREPAIR AND IS NOT BEING MAINTAINED  
AS REQUIRED. THE FENCE IS NOT SECURE. IT HAS NO POST AND IS BEING HELD  
BY A WIRE FASTENED TO THE HOSE ROLLER ON THE SIDE OF THE HOUSE. THERE  
IS ALSO A GAP ON THE OTHER SIDE.

CONTINUED

CITY OF FORT LAUDERDALE  
SPECIAL MAGISTRATE AGENDA  
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18-11. (b)

THE SWIMMING POOL LOCATED AT THIS UNOCCUPIED PROPERTY HAS STAGNANT WATER, TRASH AND DEBRIS. THE BUILDING DOES NOT HAVE THE REQUIRED UTILITY SERVICES AND SAFEGUARDS HAVE NOT BEEN TAKEN TO PREVENT HUMAN BEINGS OR ANIMALS FROM FALLING INTO OR HAVING ACCESS TO THE POOL PER CODE ORDINANCE. THE POOL IN THIS CONDITION PRESENTS A HEALTH AND SAFETY ISSUE FOR THE COMMUNITY IN THAT IT MAY BECOME A BREEDING GROUND FOR MOSQUITOS AND IS A PUBLIC NUISANCE.

18-12. (a)

THERE IS OVERGROWTH, TRASH, RUBBISH AND DEBRIS ON THIS PROPERTY AND/OR ITS SWALE. THIS IS A REPEAT VIOLATION: PREVIOUS CASE NUMBER IS CE22050462 AND WILL BE PRESENTED TO THE MAGISTRATE WHETHER OR NOT IT IS COMPLIED PRIOR TO THE HEARING.

9-306

THE EXTERIOR BUILDING WALLS HAVE NOT BEEN MAINTAINED. STRUCTURAL PARTS INCLUDING FASCIA, SOFFITS AND BALCONIES ARE IN DISREPAIR. THERE ARE AREAS OF THE EXTERIOR THAT HAVE STAINS AND MISSING, PEELING PAINT. THIS IS A REPEAT VIOLATION: PREVIOUS CASE NUMBER IS CE22050462 AND WILL BE PRESENTED TO THE MAGISTRATE WHETHER OR NOT IT IS COMPLIED 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. THIS IS A REPEAT VIOLATION: PREVIOUS CASE NUMBER IS CE22050462 AND WILL BE PRESENTED TO THE MAGISTRATE WHETHER OR NOT IT IS COMPLIED PRIOR TO THE HEARING.

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CITY OF FORT LAUDERDALE  
SPECIAL MAGISTRATE AGENDA  
JULY 11, 2023  
8:30 AM

CASE NO: CE23010650  
CASE ADDR: 2705 NW 20 ST  
OWNER: JJ BROTHERS REALTY CO; % NIEN-CHUN WENG  
INSPECTOR: KAREN PROTO  
COMMISSION DISTRICT 3

VIOLATIONS: 9-306

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

BCZ-39-275 (6) (B)

THERE IS NON-PERMITTED LAND USE IN THIS RD-10 ZONING DISTRICT OF UNROOFED OUTDOOR STORAGE. THERE ARE ITEMS BEING STORED OUTSIDE OF THE PROPERTY SUCH AS BUT NOT LIMITED TO PLASTIC CONTAINERS, CHRISTMAS DECORATIONS, BUCKETS AND OTHER MISCELLANEOUS ITEMS.

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.

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CASE NO: CE23030103  
CASE ADDR: 2910 NW 25 ST  
OWNER: HICKSON, ERIC C SR; PICERE, BONITA L & SAVAGE, CALVIN  
INSPECTOR: KAREN PROTO  
COMMISSION DISTRICT 3

VIOLATIONS: 9-308 (a)

THE ROOF IS NOT IN GOOD REPAIR AND IS NOT WEATHER OR WATERTIGHT. THERE APPEARS TO BE A WHITE PLASTIC TARP WRAPPED AROUND THE TOP OF THE ROOF.

9-306

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

9-304 (b)

THE PAVED DRIVEWAY IS IN DISREPAIR THE DRIVEWAY HAS CRACKS AND POTHoles AND NEEDS TO RESURFACED.

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CITY OF FORT LAUDERDALE  
SPECIAL MAGISTRATE AGENDA  
JULY 11, 2023  
8:30 AM

CASE NO: CE22120607  
CASE ADDR: 2031 NW 29 AVE  
OWNER: SANDS, DARRYL; SANDS, MARY E  
INSPECTOR: KAREN PROTO  
COMMISSION DISTRICT 3

VIOLATIONS: 18-1.

THERE IS A ROOFED OUTDOOR STORAGE VIOLATION 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. THERE ARE ITEM BEING STORED OUTSIDE SUCH AS BUT NOT LIMITED TO PAINT CANS, FURNITURE, BASKETS, TARPS, PARKING CONE AND OTHER MISCELLANEOUS ITEMS. THIS IS A REPEAT VIOLATION REFER TO CASE NUMBER CE18061469 AND WILL BE PRESENTED TO THE MAGISTRATE WHETHER OR NOT IT IS COMPLIED PRIOR TO THE HEARING.

9-306

THE EXTERIOR BUILDING WALLS HAVE NOT BEEN MAINTAINED. THERE ARE AREAS OF THE EXTERIOR THAT HAS MISSING PAINT. THIS IS A REPEAT VIOLATION REFER TO CASE NUMBER CE18061469 AND WILL BE PRESENTED TO THE MAGISTRATE WHETHER OR NOT IT IS COMPLIED 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.

9-304 (b)

THE PAVED DRIVEWAY IS IN DISREPAIR. THERE ARE CRACKS AND LARGE POTHoles. THE DRIVEWAY NEEDS TO BE RESURFACED. THIS IS A REPEAT VIOLATION REFER TO CASE NUMBER CE18061469 AND WILL BE PRESENTED TO THE MAGISTRATE WHETHER OR NOT IT IS COMPLIED PRIOR TO THE HEARING.

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CITY OF FORT LAUDERDALE  
SPECIAL MAGISTRATE AGENDA  
JULY 11, 2023  
8:30 AM

CASE NO: CE23060070  
CASE ADDR: 2160 TANBARK LN  
OWNER: BAZZANO, ROBERT; ROBERT BAZZANO LIV TR  
INSPECTOR: MARCO AGUILERA  
COMMISSION DISTRICT 4

VIOLATION: 47-19.3(h)

THERE IS A WATERCRAFT DOCKED ADJACENT TO RESIDENTIAL PROPERTY IN SUCH A POSITION THAT CAUSES IT TO EXTEND BEYOND THE SIDE SETBACK LINES OF THIS RS-3.52 RESIDENTIAL ZONED PROPERTY. THIS IS A REPEAT VIOLATION OF CASE CE23020588 WHERE MAGISTRATE IMPOSED FINES FOR THE SAME VIOLATION. DUE TO REPEATED VIOLATION, FINES BEGIN AS OF TODAY AT \$150.00 PER DAY UNTIL THE PROPERTY COMES INTO COMPLIANCE AND WILL BE BROUGHT BEFORE THE SPECIAL MAGISTRATE REGARDLESS OF WHETHER THE PROPERTY COMES INTO COMPLIANCE OR NOT.

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CASE NO: CE23050213  
CASE ADDR: 2240 SW 33 TER  
OWNER: DEGRAEVE, PAOLA VERONIQUE  
INSPECTOR: MARCO AGUILERA  
COMMISSION DISTRICT 3

VIOLATIONS: 9-313.(a)

PROPERTY IS NOT IDENTIFIED BY APPROVED ADDRESS NUMBERS.

9-306

THE ROCK FACADE ON THE EXTERIOR BUILDING WALLS HAS BEEN PARTIALLY REMOVED EXPOSING UNPAINTED AND STAINED CONCRETE.

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CASE NO: CE23040172  
CASE ADDR: 3708 SW 14 ST  
OWNER: MURRAY, GLEN & BERBETH L JONES  
INSPECTOR: MARCO AGUILERA  
COMMISSION DISTRICT 3

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 IN THE SWALE AREA.

47-34.1.A.1.

THERE IS ILLEGAL LAND USE OCCURRING AT THIS PROPERTY. THERE IS UNPERMITTED OUTDOOR STORAGE OF HOUSEHOLD ITEMS IN THE DRIVEWAY INCLUDING BUT NOT LIMITED TO APPLIANCES, COOLERS, RUGS, PIECES OF WOOD, BASKETS, AND OTHER MISCELLANEOUS ITEMS.

CONTINUED

CITY OF FORT LAUDERDALE  
SPECIAL MAGISTRATE AGENDA  
JULY 11, 2023  
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18-4. (c)

THERE IS A DERELICT TRAILER ON THE SWALE (OR) ON THE PROPERTY. THE TRAILER HAS NO LICENSE PLATE.

47-21.16.A.

THERE IS A TREE STUMP ON THE FRONT YARD OF THE PROPERTY.

9-304 (b)

THERE IS TRAILER PARKED ON THE GRASS/LAWN AREA.

9-280 (h) (1)

THE FENCE AT THIS PROPERTY IS IN DISREPAIR AND IS NOT BEING MAINTAINED AS REQUIRED. THE WOODEN FENCE IS FALLING OVER AND CHAIN LINK FENCE IS LEANING OVER AND FULL OF WEEDS.

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CASE NO: CE23050181  
CASE ADDR: 2080 SW 37 TER  
OWNER: FKH SFR C1 LP; %FIRST KEY HOMES LLC  
INSPECTOR: MARCO AGUILERA  
COMMISSION DISTRICT 3

VIOLATIONS: 18-12. (a)

THERE IS OVERGROWTH ON THIS PROPERTY AND/OR ITS SWALE.

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 FRONT YARD.

9-304 (b)

THE DRIVEWAY IS IN A STATE OF DISREPAIR, DRIVEWAY IS CRACKED, UNEVEN AND NOT BEING MAINTAINED IN SMOOTH WELL GRADED CONDITION.

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CASE NO: CE23020691  
CASE ADDR: 839 SW 13 ST 1-2  
OWNER: JOUINI, MOHAMED  
INSPECTOR: RAFAEL SANTOS  
COMMISSION DISTRICT 4

VIOLATION: 47-20.20. (H)

THERE ARE PARKING FACILITIES THAT ARE NOT MAINTAINED AT THIS PROPERTY. THE PARKING FACILITY IS FADED, WITH POTHOLES AND CRACKS.

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CITY OF FORT LAUDERDALE  
SPECIAL MAGISTRATE AGENDA  
JULY 11, 2023  
8:30 AM

CASE NO: CE23040066  
CASE ADDR: 409 SE 16 ST  
OWNER: EDWARD W SHERBURNE REV LIV TR; SHERBURNE, EDWARD W TRSTEE  
INSPECTOR: RAFAEL SANTOS  
COMMISSION DISTRICT 4

VIOLATIONS: 9-313.(a)  
PROPERTY IS NOT IDENTIFIED BY APPROVED ADDRESS NUMBERS.

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

9-305(b)  
THE GRAVEL SWALE AREA AT THIS PROPERTY IS NOT BEING MAINTAINED IN A NEAT AND WELL-KEPT APPEARANCE. THERE ARE WEEDS GROWING THROUGH GRAVEL AND AREAS OF MISSING SOD IN THE FRONT YARD.

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CASE NO: CE23040076  
CASE ADDR: 417 SE 16 ST  
OWNER: EDWARD SHERBURNE W REV TR; SHERBURNE, EDWARD W TRSTEE  
INSPECTOR: RAFAEL SANTOS  
COMMISSION DISTRICT 4

VIOLATIONS: 47-34.1.A.1  
THERE ARE ITEMS BEING STORED OUTDOORS ON THIS PROPERTY ON THE EAST SIDE OF THE PROPERTY, INCLUDING, BUT NOT LIMITED TO; WOOD, CHAIRS, AWNINGS, AND OTHER MISCELLANEOUS ITEMS.

9-305(b)  
THE GRAVEL SWALE AREA AT THIS PROPERTY IS NOT BEING MAINTAINED IN A NEAT AND WELL-KEPT APPEARANCE. THERE ARE AREAS OF WEEDS GROWING THROUGH. THERE IS MISSING SOD IN THE FRONT YARD.

Sec. 24-27(b)  
THERE IS (ARE) CONTAINERS LEFT IN FRONT YARD 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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CITY OF FORT LAUDERDALE  
SPECIAL MAGISTRATE AGENDA  
JULY 11, 2023  
8:30 AM

CASE NO: CE23050437  
CASE ADDR: 1829 SW 4 AVE  
OWNER: ARENAS, GRIMALDO BRAVO  
INSPECTOR: RAFAEL SANTOS  
COMMISSION DISTRICT 4

VIOLATIONS: 9-304 (b)  
THERE ARE VEHICLES 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 IN THE FRONT YARD.

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CASE NO: CE23050534  
CASE ADDR: 601 SW 18 ST  
OWNER: O'BRIEN, JOEL; TOCUNAGA, DORA  
INSPECTOR: RAFAEL SANTOS  
COMMISSION DISTRICT 4

VIOLATION: 9-305 (a)  
THERE IS GROWTH OF LANDSCAPE MATERIAL ENCROACHING UPON THE PUBLIC RIGHT-OF-WAY.

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CASE NO: CE23050325  
CASE ADDR: 645 NE 4 AVE  
OWNER: TAHO FLAGLER TOWNHOMES LLC  
INSPECTOR: GUSTAVO CARACAS  
COMMISSION DISTRICT 2

VIOLATION: 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 ARE TREES ON THE RIGHT-OF-WAY THAT ARE NOT BEING TRIMMED, BLOCKING THE "STOP" SIGN. THERE IS A DEAD PALM TREE STUMP ON THE SWALE OF THE PROPERTY.

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CITY OF FORT LAUDERDALE  
SPECIAL MAGISTRATE AGENDA  
JULY 11, 2023  
8:30 AM

CASE NO: CE23050461  
CASE ADDR: 500 N ANDREWS AVE  
OWNER: MOTIF APARTMENTS LLC  
INSPECTOR: GUSTAVO CARACAS  
COMMISSION DISTRICT 2

VIOLATIONS: 9-305 (b)

THE LANDSCAPE LOCATED ON THE SWALE/RIGHT-OF-WAY AT THIS MULTI FAMILY HOME/PROPERTY IS NOT BEING MAINTAINED IN A NEAT AND WELL-KEPT APPEARANCE. THERE ARE AREAS OF DEAD AND MISSING GROUND COVER.

47-22.9.

"NO PARKING" SIGN(S) HAS/HAVE BEEN ERECTED ON THE PUBLIC RIGHT-OF-WAY AND/OR SWALE (I.E.: SIDEWALKS) WITHOUT THE REQUIRED PERMITS FROM THE CITY OF FORT LAUDERDALE.

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CASE NO: CE23050827  
CASE ADDR: 433 NE 1 AVE  
OWNER: ECI FLAGLER VILLAGE LLC  
INSPECTOR: GUSTAVO CARACAS  
COMMISSION DISTRICT 2

VIOLATION: 18-12. (a)

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

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CASE NO: CE23050828  
CASE ADDR: 100 NW 7 AVE  
OWNER: MILLER PROPERTY INVEST LLC; BELLISSIMA REAL ESTATE LLC  
INSPECTOR: GUSTAVO CARACAS  
COMMISSION DISTRICT 2

VIOLATION: 18-12. (a)

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

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CASE NO: CE23050829  
CASE ADDR: 100 NW 7 AVE  
OWNER: MILLER PROPERTY INVEST LLC; BELLISSIMA REAL ESTATE LLC  
INSPECTOR: GUSTAVO CARACAS  
COMMISSION DISTRICT 2

VIOLATION: 18-12. (a)

THERE IS OVERGROWTH, TRASH, RUBBISH AND DEBRIS ON THIS VACANT LOT/PROPERTY AND/OR ITS SWALE.  
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CITY OF FORT LAUDERDALE  
SPECIAL MAGISTRATE AGENDA  
JULY 11, 2023  
8:30 AM

CASE NO: CE23050830  
CASE ADDR: 100 NW 7 AVE  
OWNER: MILLER PROPERTY INVEST LLC; BELLISSIMA REAL ESTATE LLC  
INSPECTOR: GUSTAVO CARACAS  
COMMISSION DISTRICT 2

VIOLATION: 18-1.

THERE IS OVERGROWTH, TRASH AND DEBRIS AS WELL AS GRAFFITI AT THIS VACANT LOT/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 THREATENS OR ENDANGERS THE PUBLIC HEALTH, SAFETY OR WELFARE OR MAY ADVERSELY AFFECT AND IMPAIR THE ECONOMIC WELFARE OF ADJACENT PROPERTIES.

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CASE NO: CE23050831  
CASE ADDR: 100 NW 7 AVE  
OWNER: MILLER PROPERTY INVEST LLC; BELLISSIMA REAL ESTATE LLC  
INSPECTOR: GUSTAVO CARACAS  
COMMISSION DISTRICT 2

VIOLATION: 18-1.

THERE IS OVERGROWTH, TRASH AND DEBRIS AS WELL AS GRAFFITI AT THIS VACANT LOT/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 THREATENS OR ENDANGERS THE PUBLIC HEALTH, SAFETY OR WELFARE OR MAY ADVERSELY AFFECT AND IMPAIR THE ECONOMIC WELFARE OF ADJACENT PROPERTIES.

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CASE NO: CE23050309  
CASE ADDR: 1525 E LAS OLAS BLVD  
OWNER: 7-ELEVEN INC; % TAX DEPT #10407  
INSPECTOR: GUSTAVO CARACAS  
COMMISSION DISTRICT 4

VIOLATION: 47-22.6.f.

THERE IS A "STOP" SIGN IN STATE OF DISREPAIR LOCATED WITHIN THE PARKING LOT AREA. THE SIGN IS NO LONGER IN AN UPRIGHT POSITION, IT IS LEANING.

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CITY OF FORT LAUDERDALE  
SPECIAL MAGISTRATE AGENDA  
JULY 11, 2023  
8:30 AM

CASE NO: CE23050880  
CASE ADDR: 1817 SE 7 ST  
OWNER: 1817 SE 7TH STREET LLC  
INSPECTOR: GUSTAVO CARACAS  
COMMISSION DISTRICT 4

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

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CASE NO: CE23060237  
CASE ADDR: 10 SE 17 AVE  
OWNER: 10 COLEE LLC  
INSPECTOR: GUSTAVO CARACAS  
COMMISSION DISTRICT 4

VIOLATIONS: 47-21.15.C.  
THE REMOVAL OF TREE PROTECTION AND ASSOCIATED TREE ABUSE DEMONSTRATES  
INTENT AND RESULTED IN IRREPARABLE DAMAGES.

47-21.15.D.  
ABUSING LIVE OAK TREE(S) ON THE PROPERTY WHICH WERE TO BE PROTECTED  
AS PER APPROVED PERMIT.

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CASE NO: CE23030807  
CASE ADDR: 1501 SW 19 AVE  
OWNER: PRIOR, ALEC STEPHEN  
INSPECTOR: DIEGO SANTOS  
COMMISSION DISTRICT 4

VIOLATIONS: 9-306  
THE EXTERIOR BUILDING WALLS HAVE NOT BEEN MAINTAINED. STRUCTURAL PARTS  
INCLUDING FASCIA AND SOFFITS ARE IN DISREPAIR. THERE ARE STAINS AND  
MISSING/PEELING PAINT.

9-280(h)(1)  
THE WOOD FENCE/GATE AT THIS PROPERTY IS IN DISREPAIR AND IS NOT BEING  
MAINTAINED AS REQUIRED. THE FENCE IS STAINED. THERE ARE BROKEN SLOTS,  
AND IT IS LEANING.

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  
SURROUNDING THE PROPERTY IN THE SWALE AREA.

CONTINUED

CITY OF FORT LAUDERDALE  
SPECIAL MAGISTRATE AGENDA  
JULY 11, 2023  
8:30 AM

9-308 (b)

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

9-305 (a)

THERE IS GROWTH OF LANDSCAPE MATERIAL ALONG WITH AN ACCUMULATION OF LEAVES ENCROACHING UPON THE PUBLIC RIGHT-OF-WAY.

18-12. (a)

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

18-1.

THERE ARE ITEMS BEING STORED OUTSIDE AT THIS PROPERTY INCLUDING BUT NOT LIMITED TO: BOAT PARTS, INDOOR FURNITURE, SEVERAL PLASTIC CONTAINERS, SEVERAL RED PANELS AND OTHER MISCELLANEOUS ITEMS THAT ARE 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.

9-304 (b)

THERE IS A GOLD ACURA PENNSYLVANIA LICENSE PLATE GLG-8543 EXPIRED 7-17 PARKED IN THE FRONT OF THE PROPERTY ON THE GRASS/LAWN AREA AND A DERELICT VESSEL ON TOP OF JACK STANDS AND WOOD BEHIND THE FENCE ON THE SIDE OF THE PROPERTY PARKED ON THE GRASS/LAWN AREA.

18-4. (c)

THERE IS A DERELICT VEHICLE, A GOLD ACURA, PENNSYLVANIA LICENSE PLATE GLG-8543 EXPIRED 7-17 PARKED IN THE FRONT OF THE PROPERTY AND A DERELICT VESSEL ON TOP OF JACK STANDS AND WOOD PARKED BEHIND THE FENCE ON THE SIDE OF THE PROPERTY.

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CITY OF FORT LAUDERDALE  
SPECIAL MAGISTRATE AGENDA  
JULY 11, 2023  
8:30 AM

CASE NO: CE23040156  
CASE ADDR: 2400 SW 5 ST  
OWNER: INVESTMENT GREEN LINE INC  
INSPECTOR: DIEGO SANTOS  
COMMISSION DISTRICT 3

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 THROUGHOUT THE ENTIRE PROPERTY INCLUDING THE SWALE AREAS.

47-21.15.A

IT SHALL BE UNLAWFUL TO REMOVE A TREE WITHOUT FIRST OBTAINING A TREE REMOVAL PERMIT. A PONGAM TREE. THIS IS A CLASS A TREE. A PERMIT IS REQUIRED. THE CIVIL CITATION VIOLATION NOTICE HAS BEEN ISSUED FOR CUTTING ONE (1) PONGAM TREE ON THE PROPERTY.

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CASE NO: CE23010328  
CASE ADDR: 2400 SW 5 PL  
OWNER: JOSEPH, MAYRA A  
INSPECTOR: DIEGO SANTOS  
COMMISSION DISTRICT 3

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 IN THE FRONT OF THE PROPERTY.

9-304 (b)

THE DRIVEWAY IS NOT BEING MAINTAINED AT THIS PROPERTY. THERE IS BROKEN AND CRACKED ASPHALT. THERE ARE WEEDS GROWING THROUGH THE CRACKS IN THE ASPHALT.

18-12. (a)

THERE IS OVERGROWTH, TRASH, RUBBISH AND DEBRIS THROUGHOUT THE PROPERTY AND ITS SWALE IN THE FRONT AND IN THE SIDE BY SW 24TH AVE.

9-308 (b)

THERE IS DEBRIS, TRASH, OR ANOTHER ELEMENT WHICH IS NOT A PERMANENT PART ON THE ROOF. THERE ARE PIECES OF BLUE TARP AND WOOD SURROUNDING THE ROOF AND THE FASCIA.

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CITY OF FORT LAUDERDALE  
SPECIAL MAGISTRATE AGENDA  
JULY 11, 2023  
8:30 AM

CASE NO: CE23060144  
CASE ADDR: 2516 DAVIE BLVD  
OWNER: BARBARAJEAN LLC  
INSPECTOR: DIEGO SANTOS  
COMMISSION DISTRICT 4

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 THROUGHOUT THE VACANT LOT. THERE ARE POTHoles THAT ARE FULL OF WATER. THIS CASE WILL BE PRESENTED TO THE SPECIAL MAGISTRATE AS A RECURRING VIOLATION (CE-21080447) WHETHER OR NOT IT COMES INTO COMPLIANCE BEFORE THE HEARING.

18-12. (a)

THERE IS OVERGROWTH, TRASH, RUBBISH AND DEBRIS ON THIS PROPERTY AND/OR ITS SWALE. THIS CASE WILL BE PRESENTED TO THE SPECIAL MAGISTRATE AS A RECURRING VIOLATION (CE-19020050) WHETHER OR NOT IT COMES INTO COMPLIANCE BEFORE THE HEARING.

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CASE NO: CE23060210  
CASE ADDR: 2508 DAVIE BLVD  
OWNER: BARBARAJEAN LLC  
INSPECTOR: DIEGO SANTOS  
COMMISSION DISTRICT 4

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 THROUGHOUT THE VACANT LOT. THERE ARE POTHoles THAT ARE FULL OF WATER. THIS CASE WILL BE PRESENTED TO THE SPECIAL MAGISTRATE AS A RECURRING VIOLATION (CE-21080448) WHETHER OR NOT IT COMES INTO COMPLIANCE BEFORE THE HEARING.

18-12. (a)

THERE IS OVERGROWTH, TRASH, RUBBISH AND DEBRIS ON THIS PROPERTY AND/OR ITS SWALE. THIS CASE WILL BE PRESENTED TO THE SPECIAL MAGISTRATE AS A RECURRING VIOLATION (CE-19020056) WHETHER OR NOT IT COMES INTO COMPLIANCE BEFORE THE HEARING.

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CITY OF FORT LAUDERDALE  
SPECIAL MAGISTRATE AGENDA  
JULY 11, 2023  
8:30 AM

CASE NO: CE23020916  
CASE ADDR: 524 SW 22 AVE  
OWNER: TREEMEND LLC CORP  
INSPECTOR: DIEGO SANTOS  
COMMISSION DISTRICT 3

VIOLATIONS: 9-363

FAILURE TO REGISTER THE RESIDENTIAL RENTAL DWELLING(S) WITHIN THE CITY. THE FREE APPLICATION HAS NOT BEEN SUBMITTED OR IS INCOMPLETE.

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

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CASE NO: CE23050687  
CASE ADDR: 1270 SW 28 WAY  
OWNER: POPULAR REAL ESTATE COMPANY  
INSPECTOR: DIEGO SANTOS  
COMMISSION DISTRICT 4

VIOLATIONS: 9-363

FAILURE TO REGISTER THE RESIDENTIAL RENTAL DWELLING(S) WITHIN THE CITY. THE FREE APPLICATION HAS NOT BEEN SUBMITTED OR IS INCOMPLETE.

9-280 (b)

THERE ARE BUILDING PARTS WHICH ARE DETERIORATED AND NOT MAINTAINED INCLUDING BUT NOT LIMITED TO DOORS, DOOR FRAMES AND THE PORCH ROOF. THIS IS A RECURRING VIOLATION REFERENCE CASE NUMBER CE19070930. THIS CASE WILL BE PRESENTED TO THE SPECIAL MAGISTRATE REGARDLESS IF IT COMES TO COMPLIANCE OR NOT.

9-308 (a)

THERE ARE PARTS OF THE ROOF STRUCTURE AT THE PROPERTY THAT ARE IN DISREPAIR. THE ROOF IS DIRTY AND IS NOT WEATHER OR WATERTIGHT. THIS IS A RECURRING VIOLATION, REFERENCE CASE NUMBER CE19070930. THIS CASE WILL BE PRESENTED TO THE SPECIAL MAGISTRATE REGARDLESS IF IT COMES TO COMPLIANCE OR NOT.

CONTINUED

CITY OF FORT LAUDERDALE  
SPECIAL MAGISTRATE AGENDA  
JULY 11, 2023  
8:30 AM

9-306

THE EXTERIOR BUILDING WALLS HAVE NOT BEEN MAINTAINED. STRUCTURAL PARTS INCLUDING FASCIA AND SOFFITS SHOW DETERIORATION AND ARE IN DISREPAIR. THERE ARE AREAS OF THE EXTERIOR THAT HAVE STAINS AND MISSING, PEELING PAINT. THIS IS A RECURRING VIOLATION, REFERENCE CASE NUMBER CE19070930. THIS CASE WILL BE PRESENTED TO THE SPECIAL MAGISTRATE REGARDLESS IF IT COMES TO COMPLIANCE OR NOT.

18-1.

THERE ARE ITEMS BEING STORED OUTSIDE OF THIS PROPERTY, INCLUDING BUT NOT LIMITED TO: SOFA, PLASTIC CONTAINERS, BRICKS, WHEEL, COOLER 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 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.

18-12. (a)

THERE IS OVERGROWTH, TRASH, RUBBISH AND DEBRIS ON THIS PROPERTY IN THE FRONT, SIDE, AND IN THE BACKYARD AND/OR ITS SWALE. THIS IS A RECURRING VIOLATION: REFERENCE CASE NUMBER CE19070930. THIS CASE WILL BE PRESENTED TO THE SPECIAL MAGISTRATE REGARDLESS IF IT COMES TO COMPLIANCE OR NOT.

18-4. (c)

THERE IS A DERELICT VEHICLE A BURGUNDY TOYOTA LAND CRUISER, WITH NEBRASKA EXPIRED LICENSE PLATE # 22-P849 EXP 10-2021, AND A FLAT TIRE, ON THE PROPERTY.

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CITY OF FORT LAUDERDALE  
SPECIAL MAGISTRATE AGENDA  
JULY 11, 2023  
8:30 AM

CASE NO: CE23020928  
CASE ADDR: 612 SW 22 AVE  
OWNER: DE LA CRUZ, JOCHIMIN KING  
INSPECTOR: DIEGO SANTOS  
COMMISSION DISTRICT 3

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 IN THE FRONT OF THE PROPERTY AND ON THE SWALE.

9-304 (b)

THERE IS ONE VEHICLE PARKED ON THE GRASS/LAWN AREA. THE DRIVEWAY CONCRETE IS CRACKED. THERE IS MISSING GRAVEL IN THE ENTRYWAY AND WEEDS ARE GROWING THROUGH IT.

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.

18-1.

THERE ARE ITEMS BEING STORED UNDER THE CARPORT INCLUDING BUT NOT LIMITED TO SEVERAL DIFFERENT PIECES OF PLYWOOD, CLOTH RAGS 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 ENDANGERS THE PUBLIC HEALTH, SAFETY OR WELFARE OR MAY ADVERSELY AFFECT AND IMPAIR THE ECONOMIC WELFARE OF ADJACENT PROPERTIES.

18-4. (c)

THERE IS A DERELICT VEHICLE ON THE PROPERTY: A WHITE DODGE TRUCK WITH MISSING TAILLIGHTS AND NOT VISIBLE VALID LICENSE PLATE.

47-39.A.1.B.10

AUTO BODY WORK AND PAINTING SHALL BE PROHIBITED IN ANY RESIDENTIAL AREA. THERE IS A DODGE PICKUP TRUCK BEING PAINTED UNDER THE CARPORT AT THIS RESIDENCIAL RS-8 PROPERTY.

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CITY OF FORT LAUDERDALE  
SPECIAL MAGISTRATE AGENDA  
JULY 11, 2023  
8:30 AM

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VACATION RENTALS  
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CASE NO: CE23040343  
CASE ADDR: 1241 NW 46 CT  
OWNER: ARABOV, ETHAN; ABROV, ITZHAK  
INSPECTOR: LEONARD CHAMPAGNE  
COMMISSION DISTRICT 1

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: CE23050265  
CASE ADDR: 1018 NE 17 TER  
OWNER: RCEM & ASSOCIATES LLC  
INSPECTOR: PATT GAVIN  
COMMISSION DISTRICT 2

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: CE23050635  
CASE ADDR: 1107 NE 16 CT  
OWNER: BROOKLYN LLC  
INSPECTOR: PATT GAVIN  
COMMISSION DISTRICT 2

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: CE23050843  
CASE ADDR: 1109 NE 16 AVE  
OWNER: ALVAREZ, ALEJANDRO; GRAFF, ALEXANDRA  
INSPECTOR: PATT GAVIN  
COMMISSION DISTRICT 2

VIOLATION: 15-278(7)  
THE ADVERTISEMENT FOR THIS VACATION RENTAL PROPERTY DOES NOT MEET THE  
ORDINANCE REQUIREMENTS RELATING TO OCCUPANCY, CERTIFICATE NUMBER,  
AND/OR SEXUAL PREDATOR VERBIAGE. MAXIMUM OCCUPANCY IS TWO GUESTS PER  
BEDROOM.  
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CITY OF FORT LAUDERDALE  
SPECIAL MAGISTRATE AGENDA  
JULY 11, 2023  
8:30 AM

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HEARING TO IMPOSE FINES  
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CASE NO: FC23010010  
CASE ADDR: 916 SW 8 AVE  
OWNER: CARO, LEONARD J COHEN-CARO, MYRA  
INSPECTOR: PHILLIPE LAHENS

VIOLATION: 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.

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CASE NO: CE22110598  
CASE ADDR: 1201 CITRUS ISLE 1-2  
OWNER: SHALOM SHALOM LLC  
INSPECTOR: MALAIKA MURRAY  
COMMISSION DISTRICT 4

VIOLATIONS: 9-280 (b)  
THERE IS MISSING PAINT CREATING BLEMISHES IN THE PAINT ALONG THE FRONT  
OF THE PROPERTY AND ALONG THE FASCIA ON THE PROPERTY.

18-1.  
THERE IS A BOAT ENGINE STORED UNDER THE CARPORT THAT IS UNSIGHTLY AND  
CAUSING BLIGHT WHICH IS ADVERSELY AFFECT AND IMPAIR THE ECONOMIC  
WELFARE OF ADJACENT PROPERTIES.

47-34.1.A.1.  
THERE IS ILLEGAL LAND USE OCCURING AT THIS PROPERTY. THERE ARE ROOF  
TILES STORED ALONG THE FRONT OF THE PROPERTY.

9-304 (b)  
THE DRIVEWAY HAS CRACKS AND BREAKS AND IS NOT IN A WELL-GRADED  
CONDITION.

24-27. (b)  
THERE ARE WASTE CONTAINERS LEFT ALONG THE FRONT OF THE PROPERTY  
OVERNIGHT AFTER COLLECTION DAY AND NOT PULLED BACK TO AN APPROVED  
LOCATION.

18-12. (a)  
THERE IS AN ACCUMULATION OF LEAVES AND OTHER LANDSCAPE MATERIAL ON AND  
NEAR THE DRIVEWAY AREA.  
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CITY OF FORT LAUDERDALE  
SPECIAL MAGISTRATE AGENDA  
JULY 11, 2023  
8:30 AM

CASE NO: CE23020471  
CASE ADDR: 1759 SW 30 PL  
OWNER: 1759 SW 30 PLACE LLC  
INSPECTOR: MALAIKA MURRAY  
COMMISSION DISTRICT 4

VIOLATION: 47-21.15.A  
THERE WERE TWO TREES REMOVED FROM THE REAR OF THE PROPERTY WITHOUT  
A PERMIT.

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CASE NO: CE22120442  
CASE ADDR: 2017 NE 29 CT  
OWNER: SWAY 2014-1 BORROWER LLC  
INSPECTOR: GAIL WILLIAMS  
COMMISSION DISTRICT 1

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.

18-4. (c)  
COMPLIED.

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CASE NO: CE23010212  
CASE ADDR: 534 HENDRICKS ISLE  
OWNER: BEXA LLC  
INSPECTOR: GAIL WILLIAMS  
COMMISSION DISTRICT 2

VIOLATION: 47-19.1.C.  
THERE ARE BOATS DOCKED AT THIS VACANT LOT AS A ACCESSORY USE WITH NO  
PRINCIPAL STRUCTURE.

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CITY OF FORT LAUDERDALE  
SPECIAL MAGISTRATE AGENDA  
JULY 11, 2023  
8:30 AM

CASE NO: CE23020883  
CASE ADDR: 1124 NE 2 AVE  
OWNER: HARRIS, WILLIAM  
INSPECTOR: PATT GAVIN  
COMMISSION DISTRICT 2

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: CE23030782  
CASE ADDR: 832 NE 17 AVE  
OWNER: V P NE 17TH AVE LLC  
INSPECTOR: PATT GAVIN  
COMMISSION DISTRICT 2

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: CE23030929  
CASE ADDR: 1110 NE 12 AVE 1-2  
OWNER: RIOUX, STEPHANE; WARREN, DAVID  
INSPECTOR: PATT GAVIN  
COMMISSION DISTRICT 2

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: CE23010288  
CASE ADDR: 108 SW 24 AVE  
OWNER: TML ENTERPRISES LLC  
INSPECTOR: DIEGO SANTOS  
COMMISSION DISTRICT 3

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  
IN THE FRONT 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.

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CITY OF FORT LAUDERDALE  
SPECIAL MAGISTRATE AGENDA  
JULY 11, 2023  
8:30 AM

CASE NO: CE23030927  
CASE ADDR: 408 SW 25 TER  
OWNER: PIERRE, EDGARD & MARLEINE  
INSPECTOR: DIEGO SANTOS  
COMMISSION DISTRICT 3

VIOLATIONS: 9-313.(a)  
PROPERTY IS NOT IDENTIFIED BY APPROVED ADDRESS NUMBERS. THE EXISTING NUMBERS ARE FADED.

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. THIS IS A REPEAT VIOLATION FROM CASE NUMBER CE19050466 AND THE CASE WILL BE PRESENTED TO SPECIAL MAGISTRATE WHETHER OR NOT COMPLIANCE IS MET PRIOR TO THE HEARING.

18-12.(a)  
THERE IS OVERGROWTH, TRASH, RUBBISH AND DEBRIS ON THIS PROPERTY AND/OR ITS SWALE. THIS IS A REPEAT VIOLATION FROM CASE NUMBER CE19050466 AND THE CASE WILL BE PRESENTED TO SPECIAL MAGISTRATE WHETHER OR NOT COMPLIANCE IS MET PRIOR TO THE HEARING.

18-1.  
THERE IS STORAGE UNDER THE CARPORT, CONSISTING OF A REFRIGERATOR, INDOOR FURNITURE AND OTHER MISCELLANEOUS ITEMS 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. THIS IS A REPEAT VIOLATION FROM CASE NUMBER CE19050466 AND THE CASE WILL BE PRESENTED TO SPECIAL MAGISTRATE WHETHER OR NOT COMPLIANCE IS MET PRIOR TO THE HEARING.

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CASE NO: CE23050756  
CASE ADDR: 2211 NW 9 CT  
OWNER: GIRALDO, FRANCISCO  
INSPECTOR: PATRICE JOLLY  
COMMISSION DISTRICT 3

VIOLATIONS: 9-363  
FAILURE TO REGISTER THE RESIDENTIAL RENTAL DWELLING(S) WITHIN THE CITY. THE FREE APPLICATION HAS NOT BEEN SUBMITTED OR IS INCOMPLETE.

18-12.(a)  
THERE IS A LARGE PILE OF METAL AND PLASTIC PAINT CANS/BUCKETS/MISCELLANEOUS ITEMS ON THE SWALE OF THIS PROPERTY WHICH ARE LEAKING INTO AN ADJACENT STORM DRAIN.

CONTINUED

CITY OF FORT LAUDERDALE  
SPECIAL MAGISTRATE AGENDA  
JULY 11, 2023  
8:30 AM

Sec. 25-14

THERE ARE PLASTIC AND METAL PAINT CANS/BUCKETS LOCATED ON THE SWALE OF THIS PROPERTY WHICH ARE DISCHARGING LIQUIDS (PAINT & RUST) ONTO THE SWALE AND INTO AN ADJACENT STORM DRAIN.

---

CASE NO: CE22070067  
CASE ADDR: 1500 NW 9 AVE  
OWNER: BEDOYA, DAVID M  
INSPECTOR: GUSTAVO CARACAS  
COMMISSION DISTRICT 2

VIOLATIONS: 9-304 (b)

THE DRIVEWAY AT THIS PROPERTY REQUIRES MAINTENANCE. THE DRIVEWAY REQUIRES TO BE RESURFACED.

9-305 (a)

THERE IS GROWTH OF LANDSCAPE MATERIAL ALONG WITH AN ACCUMULATION OF LEAVES ENCROACHING UPON THE PUBLIC RIGHT-OF-WAY.

9-280 (h) (1)

THE WOODEN FENCE AT THIS PROPERTY IS IN DISREPAIR AND IS NOT BEING MAINTAINED AS REQUIRED, INCLUDING BUT NOT LIMITED TO MISSING SLOTS, FENCE FALLING.

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 ARE AREAS THAT ARE USED AS PARKING AREA.

18-12. (a)

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

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CITY OF FORT LAUDERDALE  
SPECIAL MAGISTRATE AGENDA  
JULY 11, 2023  
8:30 AM

CASE NO: CE23030709  
CASE ADDR: 740 NW 4 AVE 1-4  
OWNER: 740 NW 4TH AVENUE LLC  
INSPECTOR: GUSTAVO CARACAS  
COMMISSION DISTRICT 2

VIOLATIONS: 9-304 (b)

THERE ARE VEHICLES/TRAILERS PARKED ON THE GRASS/LAWN AREA, INCLUDING BUT NOT LIMITED TO A BLACK FOUR DOOR VEHICLE. THIS CASE WILL BE PRESENTED TO THE SPECIAL MAGISTRATE AS A RECURRING VIOLATION FOR A FINDING OF FACT (CE-19062153) WHETHER OR NOT IT COMES INTO COMPLIANCE BEFORE THE HEARING.

18-4. (c)

THERE ARE DERELICT VEHICLES OR TRAILERS ON THE SWALE (OR) ON THE PROPERTY, INCLUDING BUT NOT LIMITED TO A BLACK FOUR DOOR CAR, A BLACK SUV WITH NO CURRENT TAGS AND FLAT TIRES.

18-12. (a)

THERE IS OVERGROWTH, TRASH, RUBBISH AND DEBRIS ON THIS PROPERTY AND/OR ITS SWALE. THIS CASE WILL BE PRESENTED TO THE SPECIAL MAGISTRATE AS A RECURRING VIOLATION FOR A FINDING OF FACT (CE-22060164, CE-20020429, CE-19062153) WHETHER OR NOT IT COMES INTO COMPLIANCE BEFORE THE HEARING.

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CASE NO: CE23030756  
CASE ADDR: 2515 E LAS OLAS BLVD 1-3  
OWNER: INNOVAX GROUP LLC  
INSPECTOR: DORIAN KOLOIAN  
COMMISSION DISTRICT 2

VIOLATIONS: 18-12. (a)

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

18-11. (b)

THE SWIMMING POOL LOCATED AT THIS UNOCCUPIED PROPERTY HAS STAGNANT WATER, TRASH AND DEBRIS. THE BUILDING DOES NOT HAVE THE REQUIRED UTILITY SERVICES AND/OR SAFEGUARDS HAVE NOT BEEN TAKEN TO PREVENT HUMAN BEINGS OR ANIMALS FROM FALLING INTO OR HAVING ACCESS TO THE POOL. THE POOL IN THIS CONDITION PRESENTS A HEALTH AND SAFETY ISSUE FOR THE COMMUNITY IN THAT IT MAY BECOME A BREEDING GROUND FOR MOSQUITOS AND IS A PUBLIC NUISANCE.  
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CITY OF FORT LAUDERDALE  
SPECIAL MAGISTRATE AGENDA  
JULY 11, 2023  
8:30 AM

CASE NO: CE23050416  
CASE ADDR: 1237 NE 4 AVE  
OWNER: 1237 CHURCH OF LIGHT LLC  
INSPECTOR: DORIAN KOLOIAN  
COMMISSION DISTRICT 2

VIOLATIONS: 47-19.5.E.7.

THE CHAINLINK FENCE IS LEANING AND/OR BROKEN. IT IS NOT SECURE ALLOWING PEOPLE TO ENTER PROPERTY.

18-12.(a)

THERE IS OVERGROWTH, TRASH, RUBBISH AND DEBRIS ON THIS PROPERTY AND/OR ITS SWALE. THIS IS A RECURRING VIOLATION, REFERENCE CASE NUMBER CE22100279 AND WILL PROCEED TO SPECIAL MAGISTRATE TO OBTAIN A FINDING OF FACT WHETHER OR NOT IT IS COMPLIED PRIOR TO THE HEARING.

18-1.

THERE IS GRAFFITI 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. THIS IS A RECURRING VIOLATION REFERENCE CASE NUMBER CE22100279 AND THIS WILL PROCEED TO SPECIAL MAGISTRATE TO OBTAIN A FINDING OF FACT WHETHER OR NOT IT IS COMPLIED PRIOR TO THE HEARING.

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CASE NO: CE23040309  
CASE ADDR: 3001 E LAS OLAS BLVD  
OWNER: BROOKLYN 46TH LLC  
INSPECTOR: DORIAN KOLOIAN  
COMMISSION DISTRICT 2

VIOLATIONS: 9-280(b)

THERE ARE BUILDING PARTS WHICH ARE DETERIORATED AND NOT MAINTAINED. THERE ARE MULTIPLE WINDOWS AND DOORS THAT ARE BROKEN AND/OR MISSING, AS WELL AS A VENT THAT IS DANGLING FROM THE WALL AND NOT SECURELY FASTENED.

47-34.1.A.1.

THERE IS ILLEGAL LAND USE OCCURRING AT THIS PROPERTY. THERE IS A STATUE PLACED ON TOP OF THE AWNING AS WELL AS EQUIPMENT AND OTHER MISCELLANEOUS ITEMS THAT WERE PLACED, ERECTED AND/OR BEING STORED AT THIS PROPERTY THAT IS PROHIBITED PER THE ULDR.

CONTINUED

CITY OF FORT LAUDERDALE  
SPECIAL MAGISTRATE AGENDA  
JULY 11, 2023  
8:30 AM

47-22.9.

SIGN(S), INCLUDING BUT NOT LIMITED TO THE WINDOW SIGN HAS/HAVE BEEN  
ERECTED/PLACED/PAINTED WITHOUT THE REQUIRED PERMITS FROM THE CITY OF  
FORT LAUDERDALE.

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CASE NO: CE22050725  
CASE ADDR: 709 SW 4 CT 1-7  
OWNER: SAP RE HOLDINGS LLC  
INSPECTOR: EDWARD EASON  
COMMISSION DISTRICT 2

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.

9-280 (b)

THERE ARE BUILDING PARTS SUCH AS WINDOWS WHICH ARE DETERIORATED AND  
NOT MAINTAINED. THE WINDOWS ARE BEING COVERED BY PLYWOOD ON THE WEST  
SIDE OF THE BUILDING.

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.

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CASE NO: CE22110429  
CASE ADDR: 2201 NW 29 TER  
OWNER: LOCKHART, L JR & JOHNNIE M  
INSPECTOR: KAREN PROTO  
COMMISSION DISTRICT 3

VIOLATIONS: BCZ-39-275 (6) (B)

NON-PERMITTED LAND USE IN THIS RS-5 ZONING DISTRICT. UNROOFED OUTDOOR  
STORAGE. THERE IS A COUCH BEING STORED IN FRONT OF THE PROPERTY.

9-306

THE EXTERIOR BUILDING WALLS HAVE NOT BEEN MAINTAINED. THERE ARE AREAS  
OF THE EXTERIOR THAT HAVE STAINS AND MISSING, FADED 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  
INCLUDING THE SWALE AREA.

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CITY OF FORT LAUDERDALE  
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8:30 AM

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OLD BUSINESS

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CASE NO: CE23020791  
CASE ADDR: 1300 SW 28 ST  
OWNER: SCHUELER, RICHARD  
INSPECTOR: MALAIKA MURRAY  
COMMISSION DISTRICT 4

VIOLATIONS: 18-12.(a)

THERE IS OVERGROWTH ON THIS PROPERTY AND ON ITS SWALE.

9-304(b)

THERE ARE VEHICLES PARKED ON AN UNAPPROVED SURFACE ON THE SUBJECT RS-8 ZONED PROPERTY. VEHICLES WERE OBSERVED PARKED AND STORED ON AREAS OF THE FRONT OF THE PROPERTY THAT ARE NOT COVERED BY A HARD AND DUSTLESS SURFACE. IN ADDITION, THE PARKING FACILITY AT THIS RS-8 ZONED PROPERTY IS IN DISREPAIR. THE PARKING SURFACE IS NOT SMOOTH AND WELL GRADED. THERE ARE UNEVEN AREAS AND OVERGROWN WEEDS GROWING ON THE SURFACE.

9-306

THE EXTERIOR SURFACES INCLUDING WALLS AND WINDOW SHADES HAVE NOT BEEN MAINTAINED. THERE ARE AREAS OF THE EXTERIOR THAT HAVE STAINS AND REQUIRE CLEANING AND PAINT.

47-34.1.A.1.

THERE IS ILLEGAL LAND USE OCCURRING AT THIS RS-8 ZONED PROPERTY. THERE IS STORAGE OF VEHICLES TAKING PLACE AT THIS PROPERTY THAT ADVERTISE THE COMPANY "SEA BREEZE AIR CONDITIONING INC". VEHICLES CANNOT BE STORED ON THE SUBJECT PROPERTY AS THE LICENSE ISSUED UNDER BL-9600669 DOES NOT PERMIT THE STORAGE OF VEHICLES, ONLY THE USE OF AN OFFICE ON THE SUBJECT PROPERTY.

47-20.13.B.1.b.

THE SUBJECT RS-8 ZONED PROPERTY HAS MORE THAN 40% OF THE FRONT YARD COVERED IN GRAVEL WITHOUT COMPLYING WITH THE MINIMUM STANDARDS OF LANDSCAPE ON PROPERTY AS PER SECTION 47-20.13.

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CITY OF FORT LAUDERDALE  
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CASE NO: CE22090509  
CASE ADDR: 2445 SW 18 TER  
OWNER: MARINA OAKS CONDO ASSN INC  
INSPECTOR: MALAIKA MURRAY  
COMMISSION DISTRICT 4

VIOLATION: 9-308 (a)  
THE ROOF IS NOT IN GOOD REPAIR AND IS NOT WEATHER OR WATERTIGHT. THERE ARE TARPS ON MULTIPLE ROOFS (BUILDING 1,2,4,5,6,7,8,9,11,12) WITHIN THE COMPLEX.

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CASE NO: CE22090712  
CASE ADDR: 1217 NW 6 ST  
OWNER: WRIGHT DYNASTY LLC  
INSPECTOR: PATRICE JOLLY  
COMMISSION DISTRICT 3

VIOLATIONS: 9-306  
THE EXTERIOR BUILDING WALLS HAVE NOT BEEN MAINTAINED. STRUCTURAL PARTS INCLUDING FASCIA, SOFFITS AND BALCONIES ARE IN DISREPAIR. THERE ARE AREAS OF THE EXTERIOR THAT HAVE STAINS AND MISSING, PEELING PAINT.

47-21.11.A.  
THERE IS OVERGROWTH, TRASH, RUBBISH, LITTER AND DEBRIS ON THIS PROPERTY AND/OR ITS SWALE.

47-19.5.E.7.  
THE CHAIN LINK FENCE AT THIS PROPERTY IS IN DISREPAIR AND IS NOT BEING MAINTAINED AS REQUIRED. THERE ARE SECTIONS WHICH ARE NOT SECURED, BENT AND/OR LEANING AND MISSING.

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CASE NO: CE22090725  
CASE ADDR: 1219 NW 6 ST  
OWNER: WRIGHT DYNASTY LLC  
INSPECTOR: PATRICE JOLLY  
COMMISSION DISTRICT 3

VIOLATIONS: 47-21.11.A.  
THERE IS OVERGROWTH, TRASH, RUBBISH, LITTER AND DEBRIS ON THIS PROPERTY AND/OR ITS SWALE.

47-20.20. (H)  
THERE ARE PARKING FACILITIES THAT ARE NOT MAINTAINED AT THIS PROPERTY. THERE IS OVERGROWTH OF WEEDS THROUGHOUT THE SURFACE. IT HAS CRACKS AND IS FADED.

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CITY OF FORT LAUDERDALE  
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8:30 AM

CASE NO: CE22090729  
CASE ADDR: 1223 NW 6 ST  
OWNER: WRIGHT DYNASTY LLC  
INSPECTOR: PATRICE JOLLY  
COMMISSION DISTRICT 3

VIOLATIONS: 47-21.11.A.

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

47-20.20.(H)

THERE ARE PARKING FACILITIES THAT ARE NOT MAINTAINED AT THIS PROPERTY. THE SURFACE HAS CRACKS AND IS FADED.

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CASE NO: CE23010621  
CASE ADDR: 2130 NW 6 PL  
OWNER: TNM ATLANTIC LLC  
INSPECTOR: PATRICE JOLLY  
COMMISSION DISTRICT 3

VIOLATIONS: 47-19.5.D.5.

THERE IS A WALL ON THE PROPERTY THAT HAS GRAFFITI AND IS NOT BEING MAINTAINED AS REQUIRED. THE SURFACE IS STAINED WITH DIRT AND HAS CHIPPED, MISSING AND/OR PEELING PAINT.

47-21.11.A.

THE LANDSCAPE AT THIS PROPERTY AND ITS SWALE IS NOT BEING MAINTAINED IN A NEAT AND WELL-KEPT APPEARANCE. THERE IS OVERGROWTH, TRASH, RUBBISH, LITTER AND DEBRIS THROUGHOUT. THERE ARE AREAS OF DEAD AND MISSING GROUND COVER AND AREAS WHERE GRAVEL HAS DETERIORATED AND HAS A GROWTH OF WEEDS/PLAT MATERIAL GROWING THROUGH.

47-19.1.C.

THERE ARE VEHICLES, BOATS, TRAILERS AND STORAGE CONTAINERS BEING PARKED/STORED ON THIS VACANT LOT WHICH HAS NO PRIMARY USE AND IS NOT PERMITTED PER THE ULDR FOR THIS GENERAL INDUSTRIAL ZONED PROPERTY.

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CITY OF FORT LAUDERDALE  
SPECIAL MAGISTRATE AGENDA  
JULY 11, 2023  
8:30 AM

CASE NO: CE23021020  
CASE ADDR: 635 NW 21 AVE  
OWNER: TNM ATLANTIC LLC  
INSPECTOR: PATRICE JOLLY  
COMMISSION DISTRICT 3

VIOLATIONS: 47-21.11.A.

THE LANDSCAPE AT THIS PROPERTY AND ITS SWALE IS NOT BEING MAINTAINED IN A NEAT AND WELL-KEPT APPEARANCE. THERE IS OVERGROWTH, TRASH, RUBBISH, LITTER AND DEBRIS THROUGHOUT. THERE ARE AREAS OF DEAD AND MISSING GROUND COVER AND AREAS WHERE GRAVEL HAS DETERIORATED AND HAS A GROWTH OF WEEDS/PLANT MATERIAL GROWING THROUGH.

47-19.1.C.

THERE ARE VEHICLES, BOATS AND TRAILERS AND STORAGE CONTAINERS BEING PARKED/STORED ON THIS VACANT LOT WHICH HAS NO PRIMARY USE AND IS NOT PERMITTED PER THE ULDR FOR THIS GENERAL INDUSTRIAL ZONED PROPERTY.

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CASE NO: CE22110298  
CASE ADDR: 1741 NW 25 TER  
OWNER: ROBINSON, KATIE B EST;  
% SHIKE M SCOTT  
INSPECTOR: KAREN PROTO  
COMMISSION DISTRICT 3

VIOLATIONS: 9-278(e)

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

18-4.(c)

THERE IS A DERELICT VEHICLE ON THE PROPERTY. A SILVER NISSAN WITH NO TAG.

9-306

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

9-304(b)

THERE ARE VEHICLES AND A BBQ TRAILER PARKED ON THE GRASS AREA. THE DRIVEWAY APRON IS NOT WELL GRADED, HAS CRACKS AND POTHOLES AND NEEDS TO BE RESURFACED.

CONTINUED

CITY OF FORT LAUDERDALE  
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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.

9-305 (a)

THERE IS GROWTH OF LANDSCAPE MATERIAL ALONG WITH AN ACCUMULATION OF GRASS AND WEEDS ENCROACHING UPON THE PUBLIC RIGHT-OF-WAY ALONG THE FENCE AREA.

24-27. (b)

WITHDRAWN.

9-313. (a)

THE HOUSE ADDRESS NUMBERS ARE MISSING AND NOT LEGIBLE.

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CITY OF FORT LAUDERDALE  
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