



**SPECIAL MAGISTRATE
VIRTUAL HEARING
THOMAS ANSBRO PRESIDING
JULY 11, 2023
9:00 A.M.**

CITY OF FORT LAUDERDALE

Staff Present:

Nadine Blue, Code Compliance Supervisor
Christina Chaney, Administrative Assistant
Loen Garrick, Administrative Assistant
Crystal Green-Griffith, Administrative Assistant
Katrina Jordan, Code Manager
Joy Nichols, Administrative Assistant
Rhonda Hasan, Assistant City Attorney
Marco Aguilera, Code Compliance Officer
Stephanie Bass, Code Compliance Supervisor
Gustavo Caracas, Code Compliance Officer
Leonard Champagne, Sr. Code Compliance Officer
Julio Davila, Code Compliance Supervisor
Patt Gavin, Code Compliance Officer
Patrice Jolly, Senior Code Compliance Officer
Amy Kwiatkowski, Code Compliance Supervisor
Phillipe Lahens, Fire Inspector
Malaika Murray, Code Compliance Officer
Karen Proto, Code Compliance Officer
Diego Santos, Code Compliance Officer
Rafael Santos, Code Compliance Officer
Jani Thelusma, Code Compliance Officer
Laura Tooley, City Urban Forester

Respondents and witnesses

CE23050828; CE23050829; CE23050830; CE23050831: Sidney Miller	CE23050687: M Abu Khan
CE23050461: Magana Baker	CE23020791: Brandon Loshak Esq.; Chris McShane Esq.
FC23040002: Jonathan Olsen	CE22070067: David Bedoya
CE23020928: Jochimin King De La Cruz	CE23050309: Frank Scaglione Esq.
CE23030782: Vanessa Anderson; Tom Assadin	CE23020471: Jessica Matute
CE23030399: Jon Hinden; Carole Ann Duncanson Esq., David Duncanson; Carrie Barros	CE22120442: Danielle McMahan
CE22110598: Juan Carlos Collar	CE22120607: Darryl Sands
CE22090712; CE22090725; CE22090729: Dennis Wright	CE23050181: Diana Smith-Rose
CE23040343: Ethan Arabov	CE23060070: Robert Bazzano
CE23030709: Issaiah Dumerville	CE22090509: Lior Cohen; Jean-Paul Jacques
CE23060144; CE23060210: Sam Coster	CE23030756: Alejandro Lugo
	CE23010328: Kirby Joseph

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.

Case: CE23030782

832 NE 17 AVE
V P NE 17TH AVE LLC

This case was first heard on 6/13/23 to comply by 6/23/23. Violations and extensions were as noted in the agenda. The property was in compliance, fines had accrued to \$8,500 and the City was requesting the full fine be imposed.

Patt Gavin, Code Compliance Officer, recommended imposition of the fine.

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Tom Assadin said he owned five properties in this area and the other four were certified. He said he believed all five were certified, and his former assistant had not informed him of this issue. He stated the application had been submitted and only needed inspection.

Vanessa Anderson, property manager, said she had submitted the application again once she was aware of the problem. She said the former assistant had mistakenly applied for a renewal instead of a certification. Officer Gavin stated the ad had been removed the previous day.

Mr. Ansbro imposed the \$8,500 fine.

Case: CE23060070

2160 TANBARK LN

BAZZANO, ROBERT; ROBERT BAZZANO LIV TR

Service was via posting at the property on 6/30/23 and at City Hall on 6/27/23.

Marco Aguilera, Code Compliance Officer, testified to the following violation(s):

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.

Officer Aguilera presented the case file into evidence and said the property was now in compliance. He recommended imposition of a \$150 fine for the time the property was out of compliance.

Robert Bazzano said he had been in the hospital when the first violation occurred. He said he had an easement agreement on the property for 22 years.

Mr. Ansbro found in favor of the City and imposed a fine of \$150 for the time the property was out of compliance.

Case: CE23050181

2080 SW 37 TER

FKH SFR C1 LP; %FIRST KEY HOMES LLC

Service was via posting at the property on 6/30/23 and at City Hall on 6/27/23.

Marco Aguilera, Code Compliance Officer, testified to the following violation(s):

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

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

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 IN THE FRONT YARD.

9-304(b)

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

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

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Diana Smith-Rose said they had already placed the work order. She said if a permit was needed for a total replacement, it may take more than 28 days.

Mr. Ansbro found in favor of the City and ordered compliance within 63 days or a fine of \$100 per day.

Case: CE22090712

REQUEST FOR EXTENSION

1217 NW 6 ST

WRIGHT DYNASTY LLC

This case was first heard on 1/11/23 to comply by 3/14/23. Violations and extensions were as noted in the agenda. The property was not in compliance.

Patrice Jolly, Sr. Code Compliance Officer, said the City had requested use of the building for Fire Department practice. He recommended a 63-day extension.

Dennis Wright agreed to the extension.

Mr. Ansbro granted a 63-day extension, during which time no fines would accrue.

Case: CE22090725

REQUEST FOR EXTENSION

1219 NW 6 ST

WRIGHT DYNASTY LLC

This case was first heard on 1/11/23 to comply by 3/14/23. Violations and extensions were as noted in the agenda. The property was not in compliance.

Patrice Jolly, Sr. Code Compliance Officer, recommended a 63-day extension.

Dennis Wright agreed to the extension.

Mr. Ansbro granted a 63-day extension, during which time no fines would accrue.

Case: CE22090729

REQUEST FOR EXTENSION

1223 NW 6 ST

WRIGHT DYNASTY LLC

This case was first heard on 1/11/23 to comply by 3/14/23. Violations and extensions were as noted in the agenda. The property was not in compliance.

Patrice Jolly, Sr. Code Compliance Officer, recommended a 63-day extension.

Dennis Wright agreed to the extension.

Mr. Ansbro granted a 63-day extension, during which time no fines would accrue.

Case: CE23050461

500 N ANDREWS AVE

MOTIF APARTMENTS LLC

Personal service was accepted on 6/27/23. Service was also via posting at City Hall on 6/27/23.

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

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.

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47-22.9. **COMPLIED**

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.

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

Magana Baker said after they were cited, they had the landscaper apply mulch. Officer Caracas stated he had informed the landscaper that mulch would not suffice; live ground cover was required per the approved landscape plan. Laura Tooley, City Urban Forester, recommended Ms. Baker obtain the landscape plan to determine what must be done.

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

Case: CE23030399

937 SW 17 ST

DUNCANSON, DAVID M & CAROL ANNE

Service was via posting at City Hall on 6/27/23 and by the respondents' appearance.

Malaika Murray, Code Compliance Officer, testified to the following violation(s):

VIOLATIONS: 47-21.15.C.1 **COMPLIED**

CONSTRUCTION SITE WITH TREES NOT PROTECTIVELY BARRICADED.

47-21.15.A **WITHDRAWN**

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.

Officer Murray presented the case file into evidence and said an immediate citation had been issued on 3/20/23 for the irreversible damage to the tree. An appeal had been received on 3/23/23. He stated the property was not in compliance and recommended imposition of a \$5,000 fine for that irreversible violation. Laura Tooley, City Urban Forester, said violation 47-21.15.D. related to tree abuse. She said the owner's arborist's report had requested they be allowed to remove the tree without a permit but she had questioned whether this complied with all criteria of State law. She requested the maximum fine for the irreparable violation.

Ms. Hasan said the property owner had inflicted damage to the tree that then required its removal. The City was requesting the \$5,000 fine for the irreparable violation.

Jon Hinden Esq., the owners' attorney, said the tree roots had been undermining the home's foundation. He said State law indicated that if a tree presented a danger or unacceptable risk to persons or property, the tree could be removed without permit. This tree had presented a danger to the home and the arborist's report confirmed this. Mr. Hinden said in March, a City representative had informed the owner that he must pay \$49,087.25 in tree mitigation damages, despite not needing a permit.

Ms. Hasan said she agreed with Mr. Hinden that the City could not require a permit or require that mitigation money be paid but it was the City's position that if an owner damaged a tree, "you can't then hide under State law" to declare no permit was needed. She said the Special Magistrate could inquire about the roots' proximity to power lines or gas lines.

Ms. Tooley said a tree removal permit application was submitted on 2/24/23 prior to the abuse being documented by the owner's arborist. The arborist's report did not mention any specific damage, other than the tree being close to the home. Ms. Tooley said the State law required mitigation options, including root barricades and root pruning. Mr. Hinden referred to a soil report showing the roots were intertwined with gas lines. He said his client had filed for the permit because he was unaware of the State law. Staff provided Mr. Ansbro with Mr. Hinden's submittal, including the photos of the gas lines.

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Ms. Tooley said the State law specified that the property must be “actively being used as a residential property” and Mr. Duncanson said the house was not occupied when this occurred.

Mr. Duncanson confirmed that immediately prior to the start of renovation, the property was being used as a residence. Mr. Ansbro read from the State law, which stated “residential property means a single-family home...located on a lot that is actively used for single family residential purposes.” Mr. Hinden objected.

Mr. Ansbro imposed a \$5,000 fine.

Case: CE23050309

1525 E LAS OLAS BLVD

7-ELEVEN INC; % TAX DEPT #10407

Personal service was accepted on 6/27/23. Service was also via posting at City Hall on 6/27/23.

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

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.

Officer Caracas presented the case file into evidence and recommended ordering compliance within 10 days or a fine of \$150 per day.

Frank Scaglione Esq., 7-11's attorney, said he did not know if his client intended to replace the sign face and requested 30 days.

Mr. Ansbro found in favor of the City and ordered compliance within 28 days or a fine of \$150 per day.

Case: CE22070067

1500 NW 9 AVE

BEDOYA, DAVID M

This case was first heard on 3/14/23 to comply by 3/24/23, 4/18/23 and 5/2/23. Violations and extensions were as noted in the agenda. The property was not in compliance, fines had accrued to \$1,750 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, said the owner had applied for permits to remedy the violations.

David Bedoya said the fence would be ready in a few days and he needed two weeks to finish the driveway. Officer Caracas recommended a 28-day extension and ordering the respondent to attend the 8/8/23 hearing if the violations were not in compliance.

Mr. Ansbro granted a 28-day extension, during which time no fines would accrue and ordered the respondent to attend the 8/8/23 hearing if the violations were not in compliance.

Case: CE23030709

740 NW 4 AVE 1-4

740 NW 4TH AVENUE LLC

This case was first heard on 6/13/23 to comply by 6/23/23. Violations and extensions were as noted in the agenda. The property was not in compliance, fines had accrued to \$13,500 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, said the violations remained. He recommended imposition of the fines.

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Issaiah Dumerville, property manager, said they had removed the bulk trash and the cars and were working on the landscaping and the pavement now.

Mr. Ansbro imposed the \$13,500 fine, which would continue to accrue until the property was in compliance.

Case: CE22110598

1201 CITRUS ISLE 1-2

CASTILLO PAULINO, WELLINGTON A

This case was first heard on 3/14/23 to comply by 5/9/23. 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.

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

Juan Carlos Collar, the owner's brother, said he had purchased the property as-is and the prior owner had stated there were no violations. They had remodeled the property and complied all violations.

Officer Murray suggested reducing the fine to administrative costs of \$626.

Mr. Ansbro imposed administrative costs of \$626.

Case: CE23020471

CITATION

1759 SW 30 PL

1759 SW 30 PLACE LLC

This case was cited on 2/14/23 to comply by 4/14/23. Violations and extensions were as noted in the agenda. The property was in compliance, fines had accrued to \$300 and the City was requesting the full fine be imposed. No appeal had been received.

Malaika Murray, Code Compliance Officer, said the fine was for the unpermitted removal of two trees. He stated a permit was about to be issued.

Jessica Matute, property manager, said she had applied for the permit after receiving the arborist's report.

Mr. Ansbro imposed the \$300 fine.

Case: CE23020791

REQUEST FOR EXTENSION

1300 SW 28 ST

SCHUELER, RICHARD

This case was first heard on 5/25/23 to comply by 6/29/23 and 8/24/23. Violations and extensions were as noted in the agenda. The property was not in compliance, and fines had accrued to \$1,200.

Malaika Murray, Code Compliance Officer, confirmed the property was not in compliance.

Brandon Loshak Esq., the owner's attorney, said the property was located in a FEMA disaster area and the owner had been living in a hotel. He said the entire area was still being improved. Mr. Loshak said Andre Cross in the Building Department had indicated that gravel would be an acceptable surface for the driveway, and they had already done that work. Officer Murray said the gravel driveway was not allowed; they must apply for a permit and install a new driveway. He added that areas of the building still needed cleaning and/or painting. Mr. Loshak requested a meeting with City representatives to discuss what must be done and requested an extension to 8/24/23. Officer Murray recommended an extension to 8/8/23 for the building and to 9/12/23 for the driveway.

Ms. Hasan recommended 63 days for both violations.

Mr. Ansbro granted a 63-day extension, during which time no fines would accrue.

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Case: CE22090509

ORDERED TO REAPPEAR

2445 SW 18 TER

MARINA OAKS CONDO ASSN INC

This case was first heard on 5/9/23 to comply by 7/11/23. Violations and extensions were as noted in the agenda. The property was not in compliance.

Malaika Murray, Code Compliance Officer, recalled the respondent had been ordered to appear to provide an update regarding litigation with their insurance company.

Lior Cohen, association president, said a motion for summary judgement had been filed at the beginning of July and he requested an extension. He said they would have a better idea of whether this would be settled in a few days. Mr. Cohen stated they had provided the court case number to Code Enforcement. Officer Murray recommended a 28-day extension and ordering the respondent to attend the 8/8/23 hearing.

Mr. Ansbro granted a 28-day extension, during which time no fines would accrue and ordered the respondent to attend the 8/8/23 hearing.

Case: CE22120607

2031 NW 29 AVE

SANDS, DARRYL; SANDS, MARY E

Service was via posting at the property on 6/28/23 and at City Hall on 6/27/23.

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

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.

Officer Proto presented the case file into evidence. She said fines had begun to accrue for violation 18-1. on 12/21/22 at

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\$100 per day, and now totaled \$20,200. Fines for all three repeat violations totaled \$60, 600.

Darryl Sands said a tenant had been responsible for the violations and he was not aware of them. Some of the tenants had moved out at the end of May. He said the outdoor storage and cars had been cleaned up and the yard cut. He had spoken to someone about repairing the driveway. He stated the neighbor used to park cars in his yard. Officer Proto said as of her reinspection on 7/9, all violations remained.

Officer Proto stated fines had begun to accrue for violation 9-306 on 12/21/22 at \$100 per day, and now totaled \$20,200. She recommended ordering compliance with 9-305(b) within 28 days or a fine of \$50 per day. Fines had begun to accrue for violation 9-304(b) on 12/21/22 at \$100 per day, and now totaled \$20,200. Mr. Sands said he had never received notice of the violations. Ms. Hasan said the notice had been sent to the home and posted on the home.

Julio Davila, Code Compliance Supervisor, said the fines were running and would continue until the violations were complied. He suggested Mr. Sands meet with Officer Proto. Katrina Jordan, Code Manager, said the property was not posted with the violations until 1/2/23, so the fines should start from that date.

Mr. Ansbro found in favor of the City and ordered compliance with 9-305(b) within 28 days or a fine of \$50 per day, and imposed fines of \$100 per day each, retroactive to 1/2/23 for violations 18-1., 9-306, and 9-304(b) which would continue to accrue until they were in compliance.

Mr. Ansbro took a brief recess.

Case: CE22120442

2017 NE 29 CT

SWAY 2014-1 BORROWER LLC

This case was first heard on 5/25/23 to comply by 6/4/23. 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 the full fine be imposed.

Stephanie Bass, Code Compliance Supervisor, recommended imposition of the fines.

Danielle McMahan agreed to pay the fine.

Mr. Ansbro imposed the \$3,600 fine.

Case: CE23030756

2515 E LAS OLAS BLVD 1-3

INNOVAX GROUP LLC

This case was first heard on 5/25/23 to comply by 6/4/23. Violations and extensions were as noted in the agenda. The property was in compliance, fines had accrued to \$3,300 and the City was requesting the full fine be imposed.

Stephanie Bass, Code Compliance Supervisor, recommended imposition of the fines.

Alejandro Lugo said they had done the work once but the weather had taken it down and they had re-done it, per the Code Officer's instructions.

Ms. Hasan said the City took swimming pool violations very seriously and recommended imposition of the fine.

Mr. Ansbro imposed the \$3,300 fine.

Case: CE23010328

2400 SW 5 PL

JOSEPH, MAYRA A

Service was via posting at the property on 6/28/23 and at City Hall on 6/27/23.

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Diego Santos, 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 IN THE FRONT OF THE PROPERTY.

9-304(b) **COMPLIED**

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) **COMPLIED**

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) **COMPLIED**

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.

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

Kirby Joseph, the owner's husband, said the work had already been done.

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

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

Case: CE23060144

2516 DAVIE BLVD
BARBARAJEAN LLC

Service was via posting at the property on 6/28/23 and at City Hall on 6/27/23.

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

VIOLATIONS: 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 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) **COMPLIED**

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.

Officer Santos presented the case file into evidence and said the violations were now in compliance. He requested Mr. Ansbro find the violations had existed as cited. He said when the violations recurred, fines would begin from the date they were noted.

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Sam Coster, owner, said passersby threw trash on the property. He said he had registered online to be notified of any problem on the property.

Mr. Ansbro found in favor of the City that the violations had existed as cited.

Case: CE23060210

2508 DAVIE BLVD
BARBARAJEAN LLC

Service was via posting at the property on 6/28/23 and at City Hall on 6/27/23.

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

VIOLATIONS: 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 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) **COMPLIED**

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.

Officer Santos presented the case file into evidence and said the violations were now in compliance. He requested Mr. Ansbro find the violations had existed as cited.

Mr. Ansbro found in favor of the City that the violations had existed as cited

Case: CE23050687

1270 SW 28 WAY
POPULAR REAL ESTATE COMPANY

Service was via posting at the property on 6/28/23 and at City Hall on 6/27/23.

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

VIOLATIONS: 9-363 **COMPLIED**

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 WHETHER IT COMES INTO COMPLIANCE OR NOT.

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 WHETHER IT COMES INTO COMPLIANCE OR NOT.

18-1. COMPLIED

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 WHETHER IT COMES INTO COMPLIANCE OR NOT.

18-4.(c) COMPLIED

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.

Officer Santos presented the case file into evidence and recommended ordering compliance with 18-12.(a) within 10 days and with the remaining violations within 63 days or a fine of \$150 per day, per violation.

M Abu Khan requested 90 days.

Mr. Ansbro found in favor of the City and ordered compliance with 18-12.(a) within 10 days and with the remaining violations within 63 days or a fine of \$150 per day, per violation.

Case: FC23040001

50 SE 12 ST

50 SE 12 STREET LLC

Service was via posting at the property on 6/22/23 and at City Hall on 6/27/23.

Phillipe Lahens, Fire Inspector, testified to the following violation(s):

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.

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1:1.7.7.2, FFPC 6th

THERE IS STORAGE IN THE ELECTRIC METER ROOM.

Inspector Lahens presented the case file into evidence and recommended ordering compliance within 28 days or a fine of \$100 per day, per violation.

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

Case: CE23050784

5560 NE 33 AVE

PEKIC, MARKO &; PEKIC, AGE

Service was via posting at the property on 6/30/23 and at City Hall on 6/27/23.

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

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.

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) **COMPLIED**

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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Supervisor Bass presented the case file into evidence and recommended ordering compliance with 18-11.(b) within 10 days or a fine of \$200 per day, with 9-280(b) and 9-280(h)(1) within 28 days or a fine of \$100 per day, per violation, imposing a \$200 fine for the time that 18-12.(a) was out of compliance, and fines of \$200 per day each, retroactive to 5/25/23 for 9-306 and 9-305(b), which would continue to accrue until in compliance.

Mr. Ansbro found in favor of the City and ordered compliance with 18-11.(b) within 10 days or a fine of \$200 per day, with 9-280(b) and 9-280(h)(1) within 28 days or a fine of \$100 per day, per violation, imposed a \$200 fine for the time that 18-12.(a) was out of compliance, and imposed fines of \$200 per day each, retroactive to 5/25/23 for 9-306 and 9-305(b), which would continue to accrue until in compliance.

Case: CE23010650

2705 NW 20 ST

JJ BROTHERS REALTY CO; % NIEN-CHUN WENG

Service was via posting at the property on 6/28/23 and at City Hall on 6/27/23.

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

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) **COMPLIED**

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.

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

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

Case: CE23030103

2910 NW 25 ST

HICKSON, ERIC C SR; PICERE, BONITA L & SAVAGE, CALVIN

Service was via posting at the property on 6/28/23 and at City Hall on 6/27/23.

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

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

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

Case: CE23040066

409 SE 16 ST

EDWARD W SHERBURNE REV LIV TR; SHERBURNE, EDWARD W TRUSTEE

Service was via posting at the property on 6/27/23 and at City Hall on 6/27/23.

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

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 THE GRAVEL AND AREAS OF MISSING SOD IN THE FRONT YARD.

Officer Santos presented the case file into evidence and recommended ordering compliance with 9-313.(a) and 18-12.(a) within 10 days and with 9-305(b) within 28 days or a fine of \$50 per day, per violation.

Mr. Ansbro found in favor of the City and ordered compliance with 9-313.(a) and 18-12.(a) within 10 days and with 9-305(b) within 28 days or a fine of \$50 per day, per violation.

Case: CE23040076

417 SE 16 ST

EDWARD SHERBURNE W REV TR; SHERBURNE, EDWARD W TRUSTEE

Service was via posting at the property on 6/27/23 and at City Hall on 6/27/23.

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

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.

24-27(b) **WITHDRAWN**

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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Officer Santos presented the case file into evidence and recommended ordering compliance with 18-12.(a) within 10 days and with the remaining violations within 28 days or a fine of \$50 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 28 days or a fine of \$50 per day, per violation.

Case: CE23050880

1817 SE 7 ST
1817 SE 7TH STREET LLC

Service was via posting at the property on 6/27/23 and at City Hall on 6/27/23.

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

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

Officer Caracas 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: CE23030807

1501 SW 19 AVE
PRIOR, ALEC STEPHEN

Service was via posting at the property on 6/28/23 and at City Hall on 6/27/23.

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 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 SLATS,
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.

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.

Officer Santos presented the case file into evidence and recommended ordering compliance with 9-308(b), 9-305(a), 18-12.(a), 18-1., 9-304(b), and 18-4.(c) within 10 days and with the remaining violations within 28 days or a fine of \$50 per day, per violation.

Mr. Ansbro found in favor of the City and ordered compliance with 9-308(b), 9-305(a), 18-12.(a), 18-1., 9-304(b), and 18-4.(c) within 10 days and with the remaining violations within 28 days or a fine of \$50 per day, per violation.

Case: CE23020916

524 SW 22 AVE

TREEMEND LLC CORP

Service was via posting at the property on 6/28/23 and at City Hall on 6/27/23.

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

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) **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.

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

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 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.

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Case: CE23040343

1241 NW 46 CT

ARABOV, ETHAN; ABROV, ITZHAK

Service was via posting at the property on 6/28/23 and at City Hall on 6/27/23.

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

VIOLATION: 15-272.(a)

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

Officer Champagne presented the case file into evidence and recommended ordering compliance within 10 days or a fine of \$300 per day.

Mr. Ansbro found in favor of the City and ordered compliance within 10 days or a fine of \$300 per day.

Case: FC23010010

916 SW 8 AVE

CARO, LEONARD J COHEN-CARO, MYRA

This case was first heard on 5/9/23 to comply by 6/13/23. Violations and extensions were as noted in the agenda. The property was not in compliance, fines had accrued to \$2,700 and the City was requesting imposition of the fines, which would continue to accrue until the property was in compliance.

Mr. Ansbro imposed the \$2,700 fine, which would continue to accrue until the property was in compliance.

Case: CE23010212

VACATE OIF 3/14/2023

534 HENDRICKS ISLE

BEXA LLC

This was a request to vacate the Order Imposing the Fine dated 3/14/23.

Mr. Ansbro vacated the Order Imposing the Fine dated 3/14/23.

Case: CE23020883

VACATE F/O 6/13/2023

1124 NE 2 AVE

HARRIS, WILLIAM

This was a request to vacate the Final Order dated 6/13/23.

Mr. Ansbro vacated the Final Order dated 6/13/23.

Case: CE23040309

3001 E LAS OLAS BLVD

BROOKLYN 46TH LLC

This case was first heard on 6/13/23 to comply by 6/23/23. Violations and extensions were as noted in the agenda. The property was not in compliance, fines had accrued to \$9,000 and the City was requesting imposition of the fines, which would continue to accrue until the property was in compliance.

Mr. Ansbro imposed the \$9,000 fine, which would continue to accrue until the property was in compliance.

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Case: CE22050725

VACATE OIF 01/26/2023

709 SW 4 CT 1-7

SAP RE HOLDINGS LLC

This was a request to vacate the Order Imposing the Fine dated 1/26/2023.

Mr. Ansbro vacated the Order Imposing the Fine dated 1/26/2023.

Case: CE22110429

2201 NW 29 TER

LOCKHART, L JR & JOHNNIE M

This case was first heard on 3/14/23 to comply by 4/11/23. Violations and extensions were as noted in the agenda. The property was not in compliance, fines had accrued to \$4,200 and the City was requesting imposition of the fines, which would continue to accrue until the property was in compliance.

Mr. Ansbro imposed the \$4,200 fine, which would continue to accrue until the property was in compliance.

Staff entered the complied, closed, withdrawn and rescheduled cases listed on pages 34 and 35 into the record as an exhibit.

Cases Complied

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

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:

None

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There being no further business, the hearing was adjourned at 12:35 P.M.



SPECIAL MAGISTRATE

ATTEST:



CLERK, SPECIAL MAGISTRATE