



# SPECIAL MAGISTRATE VIRTUAL HEARING AGENDA

**AUGUST 8, 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  
AUGUST 8, 2023  
8:30 AM

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NEW BUSINESS  
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CASE NO: FC23050006  
CASE ADDR: 16 SE 13 ST  
OWNER: UNITED WAY OF BROWARD COUNTY  
INSPECTOR: PHILLIPE LAHENS

VIOLATION: 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).

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CASE NO: FC23050008  
CASE ADDR: 1309 S FEDERAL HWY  
OWNER: OH HOUSE LLC  
INSPECTOR: PHILLIPE LAHENS

VIOLATION: 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).

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CASE NO: FC23050009  
CASE ADDR: 215 SW 27 AVE  
OWNER: ADNAN ENTERPRISES LLC  
INSPECTOR: PHILLIPE LAHENS

VIOLATION: F-103.2.5,BCBRA 3/19  
UNABLE TO GAIN ENTRY TO PERFORM A FIRE SAFETY INSPECTION.

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CASE NO: FC23050010  
CASE ADDR: 217 SW 27 AVE  
OWNER: ADNAN ENTERPRISES LLC  
INSPECTOR: PHILLIPE LAHENS

VIOLATION: F-103.2.5,BCBRA 3/19  
UNABLE TO GAIN ENTRY TO PERFORM A FIRE SAFETY INSPECTION.

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CASE NO: FC23050012  
CASE ADDR: 912 SW 15 TER  
OWNER: ANGEL FEBEE LLC  
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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CITY OF FORT LAUDERDALE  
SPECIAL MAGISTRATE AGENDA  
AUGUST 8, 2023  
8:30 AM

CASE NO: FC23050005  
CASE ADDR: 150 SE 12 ST COMMON  
OWNER: 150 SE 12 STREET LLC  
INSPECTOR: PHILLIPE LAHENS

VIOLATIONS: NFPA 101:7.9.2.1, FF  
THE EMERGENCY LIGHT DOES NOT ILLUMINATE AS DESIGNED.

1:4.5.8.6 , FFPC 6th  
THE FIRE ALARM SYSTEM HAS NOT BEEN TESTED, INSPECTED AND/OR TAGGED IN ACCORDANCE WITH THE CODE.

NFPA 101:7.2.1.8.1,  
SELF-CLOSING OR AUTOMATIC-CLOSING DOOR(S) DON'T SELF CLOSE AND LATCH.

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.

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) .

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CASE NO: FC23050013  
CASE ADDR: 1029 SW 15 TER  
OWNER: WILLIAM GERSON MUNN REV LIV TR MUNN  
INSPECTOR: PHILLIPE LAHENS

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

NFPA 1: 13.6.1.2, FF  
FIRE EXTINGUISHER(S) IS/ARE NOT PROVIDED IN ACCORDANCE WITH THE CODE.

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CASE NO: FC23060001  
CASE ADDR: 226 SW 20 ST  
OWNER: ABBOTT, JAMES B  
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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CITY OF FORT LAUDERDALE  
SPECIAL MAGISTRATE AGENDA  
AUGUST 8, 2023  
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CASE NO: FC23050019  
CASE ADDR: 720 ORTON AVE  
OWNER: LEISURE SANDS LAND OWNERS INC  
INSPECTOR: PHILLIPE LAHENS

VIOLATIONS: NFPA 25:13.7.4, 2014  
THERE ARE OBSTRUCTIONS TO THE FDC.

1:13.4.8, FFPC 6th e  
THE FIRE PUMP DOES NOT FUNCTION AS DESIGNED AND INSTALLED.

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CASE NO: FC23050020  
CASE ADDR: 1239 S FEDERAL HWY  
OWNER: FOOD CAPITAL LLC  
INSPECTOR: PHILLIPE LAHENS

VIOLATIONS: NFPA 1:50.5.6.1, FFP  
UPON INSPECTION, THE EXHAUST SYSTEM HAS BEEN FOUND TO BE CONTAMINATED  
WITH DEPOSITS FROM GREASE-LADEN VAPORS.

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 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 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).

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CASE NO: FC23060002  
CASE ADDR: 2629 N FEDERAL HWY  
OWNER: THEOHARIS, BILLIE S EST  
INSPECTOR: PHILLIPE LAHENS

VIOLATIONS: NFPA 1:13.6.3.1.3.8.  
THE FIRE EXTINGUISHER(S) IS/ARE NOT MOUNTED ACCORDING TO THE CODE.

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

CASE NO: FC23060004  
CASE ADDR: 2160 NE 56 ST  
OWNER: 2160 FORTLAUDERDALE LLC  
INSPECTOR: PHILLIPE LAHENS

VIOLATIONS: FSS 633.222  
"R" SIGNAGE MISSING ON BUILDING.

VIOLATIONS: 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: FC23060005  
CASE ADDR: 111 SE 19 ST  
OWNER: 111 PRINCIPALITIES LLC  
INSPECTOR: PHILLIPE LAHENS

VIOLATIONS: NFPA 1:13.6.3.1.3.3.  
THE FIRE EXTINGUISHER IS OBSTRUCTED FROM VIEW AND REQUIRES A SIGN TO  
INDICATE ITS LOCATION.

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: CE23010626  
CASE ADDR: 1631 NE 54 ST  
OWNER: CAMOIN, SCOTT A & LINDSAY N  
INSPECTOR: GAIL WILLIAMS  
COMMISSION DISTRICT 1

VIOLATION: 15-42.  
MAKING FALSE AFFIDAVITS OR STATEMENTS TO PROCURE BUSINESS TAX RECEIPT.

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

CASE NO: CE23040017  
CASE ADDR: 545 NW 8 AVE  
OWNER: FH III LLC  
INSPECTOR: WANDA ACQUAVELLA  
COMMISSION DISTRICT 3

VIOLATIONS: 18-12.(a)

THERE IS OVERGROWTH, TRASH, RUBBISH AND DEBRIS ON THIS PROPERTY AND/OR ITS SWALE. THIS IS A RECURRING VIOLATION OF CASE NUMBERS CE21060656 AND CE20100307. THE CASE WILL BE BROUGHT TO A HEARING WHETHER IT COMPLIES OR NOT.

9-304(b)

THE GRAVEL DRIVEWAY ON THE PROPERTY WAS OBSERVED TO BE IN DISREPAIR. THERE ARE AREAS OF THE GRAVEL DRIVEWAY THAT ARE NOT SURFACED WITH A HARD, DUSTLESS MATERIAL AND MAINTAINED IN A SMOOTH AND WELL GRADED CONDITION.

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: CE23060327  
CASE ADDR: 680 SW 27 AVE  
OWNER: 821 INVESTMENTS LLC  
INSPECTOR: DIEGO SANTOS  
COMMISSION DISTRICT 3

VIOLATIONS: 9-280(b)

THE ROOF ON THE GAZEBO IS DIRTY WITH STAINS AND MISSING/PEELING PAINT AND IS NOT BEING MAINTAINED AS REQUIRED.

9-280(h)(1)

THE METAL CONCRETE FENCE WALL AT THIS PROPERTY IS DIRTY, STAINED AND HAS MISSING/PEELING PAINT AND IS NOT BEING MAINTAINED AS REQUIRED.

9-306

THE EXTERIOR BUILDING WALLS HAVE NOT BEEN MAINTAINED. STRUCTURAL PARTS INCLUDING FASCIA, SOFFITS, METAL AWNINGS ARE DIRTY AND IN DISREPAIR. THERE ARE AREAS OF THE EXTERIOR THAT HAVE STAINS AND MISSING, PEELING PAINT.

CONTINUED

CITY OF FORT LAUDERDALE  
SPECIAL MAGISTRATE AGENDA  
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18-4. (c)

THERE ARE THREE DERELICT TRAILERS WITHOUT VALID LICENSE PLATES ON THE PROPERTY.

47-22.9.

SIGN(S) HAS/HAVE BEEN ERECTED WITHOUT THE REQUIRED PERMITS FROM THE CITY OF FORT LAUDERDALE. THERE ARE FOUR FLAG SIGNS IN THE FRONT WALL OF THE BUILDING.

47-19.9

THERE IS ILLEGAL OUTDOOR STORAGE AT THIS PROPERTY, INCLUDING BUT NOT LIMITED TO MULTIPLE TIRES, DERELICT TRAILERS 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 CASE WILL BE PRESENTED TO THE SPECIAL MAGISTRATE AS A RECURRING VIOLATION (CE-21100883) WHETHER OR NOT IT COMES INTO COMPLIANCE BEFORE THE HEARING.

18-12. (a)

THERE IS OVERGROWTH, WEEDS, TRASH AND DEBRIS ON THIS PROPERTY, SIDEWALK AND ITS SWALE AREA. THIS CASE WILL BE PRESENTED TO THE SPECIAL MAGISTRATE AS A RECURRING VIOLATION (CE-21100883) WHETHER OR NOT IT COMES INTO COMPLIANCE BEFORE THE HEARING.

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CASE NO: CE23050206  
CASE ADDR: 2800 DAVIE BLVD  
OWNER: DEFRANCO, LOUIS M  
INSPECTOR: DIEGO SANTOS  
COMMISSION DISTRICT 4

VIOLATIONS: 9-280 (h) (1)

THE WOOD FENCE AT THIS PROPERTY IS IN DISREPAIR AND IS NOT BEING MAINTAINED AS REQUIRED. THE WOOD FENCE IS BROKEN, ROTTEN AND MISSING SLATES. IT IS FALLING APART AND THERE ARE WEEDS AND PLANTS GROWING THROUGH IT.

9-308 (a)

THERE ARE MULTIPLE BROKEN AND MISSING ROOF TILES. THE ROOF IS NOT IN GOOD REPAIR. SOME AREAS IN THE CORNERS OF THE ROOF IS CAVED IN AND IS NOT WEATHER OR WATERTIGHT.

CONTINUED

CITY OF FORT LAUDERDALE  
SPECIAL MAGISTRATE AGENDA  
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9-278 (e)

THERE ARE HURRICANE SHUTTERS COVERING ALMOST ALL OF THE WINDOWS OF THIS OCCUPIED RESIDENTIAL PROPERTY (COUNTED 7 WINDOWS) WHICH IS UNSAFE AND IS A SAFETY HAZARD.

9-307 (a)

THERE ARE WINDOWS WHICH ARE NOT SECURED IN A TIGHT-FITTING AND WEATHERPROOF MANNER. THE FRONT GLASS IS CRACKED AND HELD BY GRAY DUCK TAPE.

9-306

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

9-304 (b)

THE DRIVEWAY AT THIS PROPERTY IS IN DISREPAIR. IT IS DIRTY AND WEEDS ARE GROWING THROUGH IT.

18-12. (a)

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

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CASE NO: CE23040616  
CASE ADDR: 2401 CASTILLA ISLE  
OWNER: HICKORY POINTE LLC  
INSPECTOR: ROBERT KROCK  
COMMISSION DISTRICT 2

VIOLATION: 18-1.

THERE IS A NOISE DISTURBANCE AND PARTY AT THIS PROPERTY WITH AN ESTIMATED AT 150 TO 250 PEOPLE AND OVER 50 VEHICLES PARKED IN THE RIGHT OF WAY THAT IS CREATING A PUBLIC NUISANCE. IT IS BEING MAINTAINED IN SUCH A MANNER THAT 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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CITY OF FORT LAUDERDALE  
SPECIAL MAGISTRATE AGENDA  
AUGUST 8, 2023  
8:30 AM

CASE NO: CE23040003  
CASE ADDR: 401 NE 8 ST  
OWNER: 401 NE 8TH STREET LLC  
INSPECTOR: ROBERT KROCK  
COMMISSION DISTRICT 1

VIOLATION: Sec. 17-6.

THERE IS NOISE IN EXCESS OF THE PERMISSIBLE SOUND LEVEL LIMITS OF 50  
dBA AFTER 10 P.M. NOISE READINGS TAKEN ON 4/1/2023 AT 0154. DBA: 82  
DBA: 83 AND DBA: 87.

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CASE NO: CE23050400  
CASE ADDR: 17 S FORT LAUDERDALE BEACH BLVD  
OWNER: THOR GALLERY AT BEACH PLACE LLC; %RYAN LLC - DIVINA TAVERAS  
INSPECTOR: FITZGERALD SIMMONDS  
COMMISSION DISTRICT 2

VIOLATIONS: 6-51(3)

THERE IS ARTIFICIAL LIGHT THAT IS ILLUMINATING THE INCORPORATED  
BEACHES OF FORT LAUDERDALE.

6-51(2)

THERE IS ARTIFICIAL LIGHT THAT IS ILLUMINATING THE INCORPORATED  
BEACHES OF FORT LAUDERDALE.

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CASE NO: CE23050401  
CASE ADDR: 17 S FORT LAUDERDALE BEACH BLVD  
OWNER: THOR GALLERY A BEACH PLACE LLC; %RYAN LLC - DIVINA TAVERAS  
INSPECTOR: FITZGERALD SIMMONDS  
COMMISSION DISTRICT 2

VIOLATIONS: 6-51(3)

THERE IS ARTIFICIAL LIGHT THAT IS ILLUMINATING THE INCORPORATED  
BEACHES OF FORT LAUDERDALE.

6-51(2)

THERE IS ARTIFICIAL LIGHT THAT IS ILLUMINATING THE INCORPORATED  
BEACHES OF FORT LAUDERDALE.

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

CASE NO: CE23050818  
CASE ADDR: 2525 SW 34 AVE  
OWNER: ANGELO,EDOARDO; OLIOSI,CRISTINA MEGGIORINI  
INSPECTOR: MARCO AGUILERA  
COMMISSIN 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 ON THE NORTH SIDE OF THE HOUSE AND WEEDS ARE OVERGROWN IN AREAS SURROUNDING THE MAILBOX, FENCE LINE AND SHRUBS IN THE FRONT YARD.

9-306

THE ROOF TILES ARE DIRTY/STAINED AND HAVE NOT BEEN MAINTAINED.

9-304 (b)

THE GRAVEL DRIVEWAY IS NOT BEING MAINTAINED. GRAVEL DRIVEWAY HAS WEEDS/VEGETATION GROWING THROUGHOUT.

18-4. (c)

THERE IS A DERELICT TRAILER ON THE SWALE (OR) ON THE PROPERTY.

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CASE NO: CE23050944  
CASE ADDR: 2211 SW 27 TER  
OWNER: CLINTON, JOSHUA PAUL  
INSPECTOR: MARCO AGUILERA  
COMMISSION DISTRICT 4

VIOLATIONS: 18-12. (a)

THERE IS OVERGROWTH OF GRASS ON THIS PROPERTY AND/OR ITS SWALE. THERE IS LANDSCAPE DEBRIS (DEAD PALM FRONDS) SCATTERED ALONG SWALE AND PROPERTY.

9-280 (h) (1)

THE FENCE AT THIS PROPERTY IS IN DISREPAIR AND IS NOT BEING MAINTAINED AS REQUIRED. THE FENCE HAS COLLAPSED ON THE SOUTHWEST CORNER OF THE PROPERTY AND REMAINDER OF WOODEN AND CHAIN LINK FENCE IS BROKEN, BENT, AND IN NEED OF REPAIR OR REPLACEMENT.

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

CASE NO: CE22030554  
CASE ADDR: 801 SW 16 CT  
OWNER: SHERLOCK, ERIC J  
INSPECTOR: RAFAEL SANTOS  
COMMISSION DISTRICT 4

VIOLATIONS: 9-306

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

18-4. (c)

THERE IS A DERELICT TRAILER ON THE SWALE IN FRONT OF THE PROPERTY.

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CASE NO: CE23050969  
CASE ADDR: 1209 SW 4 AVE  
OWNER: TERRY, LORNA & KENNETH  
INSPECTOR: RAFAEL SANTOS  
COMMISSION DISTRICT 4

VIOLATION: 9-305 (a)

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

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CASE NO: CE23060534  
CASE ADDR: 101 SW 17 ST  
OWNER: BJK VENTURES LLC  
INSPECTOR: RAFAEL SANTOS  
COMMISSION DISTRICT 4

VIOLATION: 9-305 (a)

THERE IS GROWTH OF LANDSCAPE MATERIAL (TREE) ENCROACHING UPON THE PUBLIC RIGHT-OF-WAY, IT IS BLOCKING THE YELLOW RAILROAD SIGN.

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

CASE NO: CE23050705  
CASE ADDR: 304 SW 20 ST 1-4  
OWNER: ADAN INVESTMENT 2012 LLC  
INSPECTOR: RAFAEL 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. THE INTERIOR WALLS HAVE HOLES IN UNIT(B) . THIS IS A RECURRING VIOLATION FROM CASE CE20110622. THIS CASE WILL BE PRESENTED TO THE SPECIAL MAGISTRATE TO SEEK A FINDING OF FACT WHETHER OR NOT THE VIOLATION COMPLIES PRIOR TO THE HEARING DATE.

9-280 (g)

THERE ARE ELECTRICAL ACCESSORIES NOT MAINTAINED IN A GOOD, SAFE WORKING CONDITION INCLUDING BUT NOT LIMITED TO A WASHER AND DRYER.

9-279 (g)

THE BATHROOM SINK FAUCET IN UNIT B IS LEAKING WATER AND THE VANITY TOP IS NOT SECURE AND IS LOOSE.

9-278 (G)

ALL THE WINDOW SCREENS ARE MISSING IN UNIT B.

9-276 (B) (3)

THERE IS A NEED FOR THE EXTERMINATION OF RODENTS, VERMIN AND/OR OTHER PESTS PRESENT. THERE IS A BEEHIVE IN THE CEILING OF UNIT B.

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

CASE NO: CE23050143  
CASE ADDR: 300 NE 3 AVE  
OWNER: DEPENDABLE EQUITIES LLC  
INSPECTOR: GUSTAVO CARACAS  
COMMISSION DISTRICT 2

VIOLATIONS: 47-21.9.M.

SECTIONS OF THIS VACANT LOT HAVE NO LAWN COVER AS REQUIRED. THIS UNDEVELOPED PARCEL OF LAND DOES NOT HAVE LIVING GROUND COVER OR LAWN, EXPOSED SOIL CREATING DUST AND SOIL EROSION.

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: CE23050852  
CASE ADDR: 308 NE 3 AVE  
OWNER: DEPENDABLE EQUITIES LLC  
INSPECTOR: GUSTAVO CARACAS  
COMMISSION DISTRICT 2

VIOLATIONS: 47-21.9.M.

SECTIONS OF THIS VACANT LOT HAVE NO LAWN COVER AS REQUIRED. THIS UNDEVELOPED PARCEL OF LAND DOES NOT HAVE LIVING GROUND COVER OR LAWN, EXPOSED SOIL CREATING DUST AND SOIL EROSION.

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: CE23050855  
CASE ADDR: 307 NE 3 ST  
OWNER: DEPENDABLE EQUITIES LLC  
INSPECTOR: GUSTAVO CARACAS  
COMMISSION DISTRICT 2

VIOLATIONS: 47-21.9.M.

SECTIONS OF THIS VACANT LOT HAVE NO LAWN COVER AS REQUIRED. THIS UNDEVELOPED PARCEL OF LAND DOES NOT HAVE LIVING GROUND COVER OR LAWN, EXPOSED SOIL CREATING DUST AND SOIL EROSION.

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  
AUGUST 8, 2023  
8:30 AM

CASE NO: CE23050856  
CASE ADDR: 309 NE 3 ST  
OWNER: DEPENDABLE EQUITIES LLC  
INSPECTOR: GUSTAVO CARACAS  
COMMISSION DISTRICT 2

VIOLATIONS: 47-21.9.M.

SECTIONS OF THIS VACANT LOT HAVE NO LAWN COVER AS REQUIRED. THIS UNDEVELOPED PARCEL OF LAND DOES NOT HAVE LIVING GROUND COVER OR LAWN, EXPOSED SOIL CREATING DUST AND SOIL EROSION.

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: CE23050858  
CASE ADDR: 317 NE 3 ST  
OWNER: DEPENDABLE EQUITIES LLC  
INSPECTOR: GUSTAVO CARACAS  
COMMISSION DISTRICT 2

VIOLATIONS: 47-21.9.M.

SECTIONS OF THIS VACANT LOT HAVE NO LAWN COVER AS REQUIRED. THIS UNDEVELOPED PARCEL OF LAND DOES NOT HAVE LIVING GROUND COVER OR LAWN, EXPOSED SOIL CREATING DUST AND SOIL EROSION.

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: CE23050854  
CASE ADDR: 300 NE 4 ST  
OWNER: DEPENDABLE EQUITIES LLC  
INSPECTOR: GUSTAVO CARACAS  
COMMISSION DISTRICT 2

VIOLATIONS: 47-21.9.M.

SECTIONS OF THIS VACANT LOT HAVE NO LAWN COVER AS REQUIRED. THIS UNDEVELOPED PARCEL OF LAND DOES NOT HAVE LIVING GROUND COVER OR LAWN, EXPOSED SOIL CREATING DUST AND SOIL EROSION.

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  
AUGUST 8, 2023  
8:30 AM

CASE NO: CE23060429  
CASE ADDR: 803 NE 4 AVE  
OWNER: BRIGADA INTERNATIONAL SERVICE LLC  
INSPECTOR: GUSTAVO CARACAS  
COMMISSION DISTRICT 2

VIOLATION: 18-1.

THE CHAIN LINK FENCE IS IN DISREPAIR AT THIS VACANT LOT/PROPERTY, WHICH IS CREATING A PUBLIC NUISANCE. THERE IS GRAFFITI, MISCELLANEOUS TRASH, RUBBISH, DEBRIS, AND OVERGROWTH. IT IS BEING MAINTAINED IN SUCH A MANNER THAT IT MAY BECOME INFESTED OR INHABITED BY RODENTS, VERMIN, OR WILD ANIMALS. THIS MAY FURNISH A BREEDING PLACE FOR MOSQUITOS, WHICH MAY THREATEN OR ENDANGER THE PUBLIC HEALTH, SAFETY, WELFARE, OR MAY ADVERSELY AFFECT AND IMPAIR THE ECONOMIC WELFARE OF THE ADJACENT PROPERTIES. THIS IS A RECURRING VIOLATION AND THE CASE WILL BE PRESENTED TO THE SPECIAL MAGISTRATE AS A RECURRING VIOLATION (CE2070671) WHETHER OR NOT IT COMES INTO COMPLIANCE BEFORE THE HEARING.

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CASE NO: CE23010684  
CASE ADDR: 2710 NW 25 ST  
OWNER: FAULK, LULA MAE LE; FAULK, SHEMEIKA  
INSPECTOR: KAREN PROTO  
COMMISSION DISTRICT 3

VIOLATIONS: 9-306

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

18-4.(c)

THERE IS A DERELICT VEHICLE OR TRAILER ON THE SWALE (OR) ON THE PROPERTY. A BLUE NISSAN PLATE NUMBER HYFT78 WITH EXPIRED TAG AND FLAT FRONT AND REAR TIRES.

9-304(b)

THE PAVED DRIVEWAY IS IN DISREPAIR. THERE ARE CRACKS AND POTHOLES. THE DRIVEWAY NEEDS TO REPAIRED AND RESURFACED. PERMITS MAY BE REQUIRED.

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

CASE NO: CE23020458  
CASE ADDR: 2231 NW 20 ST  
OWNER: HODGES, WILLIE & WATSON, EDDIE M  
INSPECTOR: KAREN PROTO  
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 INCLUDING THE SWALE AREA.

18-12. (a)

THERE IS OVERGROWTH, TRASH, RUBBISH AND DEBRIS ON THIS PROPERTY AND/OR ITS SWALE. THIS IS A RECURRING VIOLATION REFER TO CASE NUMBERS CE22061049 AND CE21100528. THIS CASE WILL BE BROUGHT TO A HEARING WHETHER OR NOT IT COMES INTO COMPLIANCE.

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CASE NO: CE23020459  
CASE ADDR: 2241 NW 20 ST  
OWNER: HODGES, WILLIE & WATSON, EDDIE M  
INSPECTOR: KAREN PROTO  
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 INCLUDING THE SWALE AREA.

18-12. (a)

THERE IS OVERGROWTH, TRASH, RUBBISH AND DEBRIS ON THIS PROPERTY AND/OR ITS SWALE. THIS IS A RECURRING VIOLATION, REFER TO CASE NUMBERS CE22061050 AND CE21100459. THIS CASE WILL BE BROUGHT TO A HEARING WHETHER OR NOT IT COMES INTO COMPLIANCE.

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CASE NO: CE23030248  
CASE ADDR: 2145 NW 20 ST  
OWNER: HANKERSON, EARNESTINE BROWN EST  
INSPECTOR: KAREN PROTO  
COMMISSION DISTRICT 3

VIOLATIONS: 9-280 (h) (1)

THE CHAINLINK FENCE AT THIS PROPERTY IS IN DISREPAIR AND IS NOT BEING MAINTAINED AS REQUIRED. THERE ARE PARTS OF THE FENCE THAT ARE BROKEN AND HAVE BECOME DISCONNECTED FROM THE FENCE POLES.

CONTINUED

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

18-1.

THERE ARE ITEMS BEING STORED OUTSIDE OF THE PROPERTY SUCH AS BUT LIMITED TO COOLERS, CONTAINERS, WOOD PANEL 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.

9-306

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

-----  
CASE NO: CE23030642  
CASE ADDR: 2304 NW 14 CT  
OWNER: 2304 NW 14 CT LLC  
INSPECTOR: KAREN PROTO  
COMMISSION DISTRICT 3

VIOLATIONS: 18-12. (a)

THERE IS OVERGROWTH, TRASH, RUBBISH AND DEBRIS ON THIS PROPERTY.

9-306

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

9-304 (b)

THE GRAVEL DRIVEWAY HAS NOT BEEN MAINTAINED OR WELL GRADED. THERE ARE BARE AREAS OF THE GRAVEL DRIVEWAY WITH GRASS GROWING THROUGH IT.

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

CASE NO: CE23030643  
CASE ADDR: 2336 NW 14 CT  
OWNER: ADAMS, ROBERT T EST; JUSTICE, CHANTELL  
INSPECTOR: KAREN PROTO  
COMMISSION DISTRICT 3

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

9-306  
THE EXTERIOR BUILDING WALLS HAVE NOT BEEN MAINTAINED. THERE ARE AREAS OF THE EXTERIOR THAT HAVE STAINS AND MISSING, PEELING 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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CASE NO: CE23030652  
CASE ADDR: 2316 NW 14 CT  
OWNER: LUMAX USA LLC  
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.

47-34.1.A.1.  
THERE IS AN ILLEGAL LAND USE OCCURRING AT THIS RS-8 RESIDENTIAL PROPERTY. THERE ARE ITEMS BEING STORED OUTSIDE SUCH AS BUT NOT LIMITED TO GAS CONTAINERS, COOLERS AND OTHER MISCELLANEOUS ITEMS.

9-304(b)  
THE GRAVEL DRIVEWAY HAS NOT BEEN MAINTAINED AND IS NOT WELL GRADED. THERE ARE BARE AREAS WITH WEEDS AND GRASS GROWING THROUGH IT.

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

CASE NO: CE23030944  
CASE ADDR: 2811 NW 21 CT  
OWNER: PROPHETE, ELIZA B  
INSPECTOR: KAREN PROTO  
COMMISSION DISTRICT 3

VIOLATIONS: 18-1.

THERE ARE ITEMS BEING STORED OUTSIDE OF THE PROPERTY SUCH AS TARPS AND CONSTRUCTION MATERIAL 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.

9-304 (b)

THE PAVED DRIVEWAY IS IN DISREPAIR. THE DRIVEWAY HAS CHIPPED AND PEELING PAINT.

9-306

THE EXTERIOR BUILDING WALLS HAVE NOT BEEN MAINTAINED. THERE ARE AREAS OF THE EXTERIOR THAT HAVE BEEN STUCCOED AND NEEDS TO BE PAINTED.

-----  
CASE NO: CE23040081  
CASE ADDR: 1761 NW 26 AVE  
OWNER: POPE, ELOISE  
INSPECTOR: KAREN PROTO  
COMMISSION DISTRICT 3

VIOLATION: 18-4. (c)

THERE IS A DERELICT VEHICLE ON THE PROPERTY. A PLUM INFINITI WITH FLAT TIRES.

-----  
CASE NO: CE23050447  
CASE ADDR: 2521 NW 30 WAY  
OWNER: HARVIG, KAIRI; KIBALCHENKO, MIKHAIL  
INSPECTOR: KAREN PROTO  
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.

CONTINUED

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

18-12. (a)

THERE IS OVERGROWTH, TRASH, RUBBISH AND DEBRIS ON THIS PROPERTY AND/OR ITS SWALE. THIS IS A RECURRING VIOLATION, REFER TO CASE NUMBER CE21030794. THIS CASE WILL BE PRESENTED BEFORE THE SPECIAL MAGISTRATE WHETHER COMPLIANCE IS MET PRIOR TO THE HEARING OR NOT.

9-306

THE EXTERIOR BUILDING WALLS HAVE NOT BEEN MAINTAINED. STRUCTURAL PARTS INCLUDING FASCIA, SOFFITS ARE IN DISREPAIR. THERE ARE AREAS OF THE EXTERIOR THAT HAVE STAINS AND MISSING, PEELING PAINT. THIS IS A RECURRING VIOLATION, REFER TO CASE NUMBER CE21030794. THIS CASE WILL BE PRESENTED BEFORE THE SPECIAL MAGISTRATE WHETHER COMPLIANCE IS MET PRIOR TO THE HEARING OR NOT.

9-304 (b)

THE PAVED DRIVEWAY IS IN DISREPAIR IT HAS CRACKS AND POTHOLES AND NEEDS TO BE RESURFACED. THIS IS A RECURRING VIOLATION, REFER TO CASE NUMBER CE21030794. THIS CASE WILL BE PRESENTED BEFORE THE SPECIAL MAGISTRATE WHETHER COMPLIANCE IS MET PRIOR TO THE HEARING OR NOT.

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. THIS IS A RECURRING VIOLATION, REFER TO CASE NUMBER CE21030794. THIS CASE WILL BE PRESENTED BEFORE THE SPECIAL MAGISTRATE WHETHER COMPLIANCE IS MET PRIOR TO THE HEARING OR NOT.

9-305 (a)

THERE IS GROWTH OF LANDSCAPE MATERIAL ALONG WITH AN ACCUMULATION OF LEAVES ENCROACHING UPON THE PUBLIC RIGHT-OF-WAY. THIS IS A RECURRING VIOLATION, REFER TO CASE NUMBER CE20011392. THIS CASE WILL BE PRESENTED BEFORE THE SPECIAL MAGISTRATE WHETHER COMPLIANCE IS MET PRIOR TO THE HEARING OR NOT.

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

-----  
VACATION RENTALS  
-----

CASE NO: CE23050489  
CASE ADDR: 2160 NE 56 ST  
OWNER: 2160 FORTLAUDERDALE LLC  
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.

-----  
CASE NO: CE23050822  
CASE ADDR: 5931 NE 15 TER  
OWNER: FIORINI, KEVIN L  
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.

-----  
CASE NO: CE23060646  
CASE ADDR: 1631 NE 59 PL  
OWNER: SPEC LAND LLC  
INSPECTOR: LEONARD CHAMPAGNE  
COMMISSION DISTRICT 1

VIOLATION: 15-282.(d)(1)a.  
THERE IS A QUALIFYING NUMBER OF VIOLATIONS AT THIS VACATION RENTAL  
PROPERTY TO REQUEST A CERTIFICATE SUSPENSION (180 DAY) BEFORE THE  
SPECIAL MAGISTRATE.CE23050204 (PARKING, NOISE, AND RESPONSIBLE PARTY  
FAILURE TO RESPOND).

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CASE NO: CE23060984  
CASE ADDR: 4850 NE 25 AVE 1-2  
OWNER: SPEC LAND LLC  
INSPECTOR: LEONARD CHAMPAGNE  
COMMISSION DISTRICT 1

VIOLATION: 15-282.(d)(1)a.  
THERE IS A QUALIFYING NUMBER OF VIOLATIONS AT THIS VACATION RENTAL  
PROPERTY TO REQUEST A CERTIFICATE SUSPENSION (180 DAY) BEFORE THE  
SPECIAL MAGISTRATE. (CE23050664 - NOISE- PARKING- OCCUPANCY).

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

CASE NO: CE23070394  
CASE ADDR: 42 NURMI DR  
OWNER: HECHTER, ISRAEL  
INSPECTOR: LEONARD CHAMPAGNE  
COMMISSION DISTRICT 2

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

THERE IS A QUALIFYING NUMBER OF VIOLATIONS AT THIS VACATION RENTAL PROPERTY TO REQUEST A CERTIFICATE SUSPENSION (365 DAY) BEFORE THE SPECIAL MAGISTRATE. CE23050623: RESPONSIBLE PARTY FAILURE TO RESPOND AND PARKING; CE23060803: RESPONSIBLE PARTY FAILURE TO RESPOND AND NOISE.

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CASE NO: CE23070394  
CASE ADDR: 42 NURMI DR  
OWNER: HECHTER, ISRAEL  
INSPECTOR: LEONARD CHAMPAGNE  
COMMISSION DISTRICT 2

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

THERE IS A QUALIFYING NUMBER OF VIOLATIONS AT THIS VACATION RENTAL PROPERTY TO REQUEST A CERTIFICATE SUSPENSION (365 DAY) BEFORE THE SPECIAL MAGISTRATE. CE23050623: RESPONSIBLE PARTY FAILURE TO RESPOND AND PARKING; CE23060803: RESPONSIBLE PARTY FAILURE TO RESPOND AND NOISE.

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CASE NO: CE23050841  
CASE ADDR: 1106 NE 14 AVE  
OWNER: NEEDELMAN, ALEXANDER; JORDAN, DANIELLA  
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  
AUGUST 8, 2023  
8:30 AM

-----  
ADMINISTRATIVE APPEALS  
-----

CASE NO: CE23070104  
CASE ADDR: 3300 GLENDALE BLVD  
OWNER: EDWARDS, MAXINE; BRISSETT, ANNETTE  
INSPECTOR: RACHEL MOORE  
COMMISSION DISTRICT 3

VIOLATION: 47-21.5.  
IT SHALL BE UNLAWFUL TO REMOVE A TREE WITHOUT FIRST OBTAINING A TREE  
REMOVAL PERMIT. THE CIVIL CITATION VIOLATION NOTICE HAS BEEN ISSUED  
FOR CUTTING THREE (3) LIVE OAK TREES ON THE PROPERTY.

-----  
CASE NO: CE23050204  
CASE ADDR: 1631 NE 59 PL  
OWNER: SPEC LAND LLC  
INSPECTOR: ROBERT KROCK  
COMMISSION DISTRICT 1

VIOLATIONS: 15-275 (5)  
RESPONSIBLE PARTY FAILED TO RESPOND TO THE PROPERTY IN PERSON WITHIN  
ONE (1) HOUR OF BEING NOTIFIED BY A VACATION RENTAL OCCUPANT, LAW  
ENFORCEMENT OFFICER, EMERGENCY PERSONNEL OR THE CITY.

15-278. (5) (a)  
THERE IS NOISE EMANATING FROM THIS VACATION RENTAL PROPERTY WHICH IS  
OUTSIDE OF THE PERMISSIBLE LIMITS.

15-278. (1) (e)  
THERE IS A CHAPTER 15, ARTICLE X VACATION RENTAL STANDARDS PARKING  
VIOLATION OCCURING AT THIS PROPERTY.

-----  
CASE NO: CE23060632  
CASE ADDR: 5701 NE 22 WAY  
OWNER: KNEZEVICH, DAVID  
INSPECTOR: LEONARD CHAMPAGNE  
COMMISSION DISTRICT 1

VIOLATION: 15-278. (2)b.  
THE MAXIMUM OCCUPANCY OF THE PROPERTY IS BEING EXCEEDED.

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

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.

---

CASE NO: CE23050664  
CASE ADDR: 4850 NE 25 AVE  
OWNER: SPEC LAND LLC  
INSPECTOR: PAUL SMART  
COMMISSION DISTRICT 1

VIOLATIONS: 15-278.(1)(e)  
THERE IS A CHAPTER 15, ARTICLE X VACATION RENTAL STANDARDS PARKING  
VIOLATION OCCURING AT THIS PROPERTY. THERE ARE VEHICLES AT THIS  
PROPERTY PARKED ON THE ROAD AND ON THE LAWN.

15-278.(2)b.  
THE MAXIMUM OCCUPANCY OF THE PROPERTY IS BEING EXCEEDED.

15-278.(5)(a)  
THERE IS NOISE EMANATING FROM THIS VACATION RENTAL PROPERTY WHICH IS  
OUTSIDE OF THE PERMISSIBLE LIMITS. THERE WAS LOUD MUSIC AND NOISE THAT  
WAS PLAINLY AUDIBLE FROM 50 FEET OF THE PROPERTY LINE BEFORE 10PM.

---

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

CASE NO: CE23070032  
CASE ADDR: 4010 NE 28 AVE  
OWNER: ASUMPCAO DA FONTOURA,ALEX SANDER  
INSPECTOR: FITZGERALD SIMMONDS

VIOLATIONS: 15-278.(5)(a)

THERE IS NOISE EMANATING FROM THIS VACATION RENTAL PROPERTY WHICH IS  
OUTSIDE OF THE PERMISSIBLE LIMITS OF 25 FT AFTER 10 P.M.

15-275(5)

RESPONSIBLE PARTY FAILED TO RESPOND TO THE PROPERTY IN PERSON WITHIN  
ONE (1) HOUR OF BEING NOTIFIED BY A VACATION RENTAL OCCUPANT, LAW  
ENFORCEMENT OFFICER, EMERGENCY PERSONNEL OR THE CITY.

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

-----  
HEARING TO IMPOSE FINES  
-----

CASE NO: FC23020008  
CASE ADDR: 4517 NE 21 AVE  
OWNER: CORAL RIDGE LANDINGS CONDO ASSN INC  
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.

-----  
CASE NO: FC23020009  
CASE ADDR: 4521 NE 21 AVE  
OWNER: CORAL RIDGE LANDINGS CONDO ASSN INC  
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.

-----  
CASE NO: CE23010012  
CASE ADDR: 2200 NW 22 ST  
OWNER: PERFECT PROPERTY RESOURCES LLC  
INSPECTOR: KAREN PROTO  
COMMISSION DISTRICT 3

VIOLATIONS: BCZ-39-275 (9) (e) (1)  
THERE ARE BOATS AND TRAILERS IMPROPERLY BEING STORED ON THE PROPERTY.

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  
THAT HAS BEEN REPLACED BY SAND AND REQUIRES LIVING GROUND COVER.

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  
AUGUST 8, 2023  
8:30 AM

CASE NO: CE23020382  
CASE ADDR: 3001 SW 18 TER  
OWNER: CJP-MML INVESTMENTS LLC; % MICHAEL B AXMAN  
INSPECTOR: MALAIKA MURRAY  
COMMISSION DISTRICT 4

VIOLATION: 47-21.15.A  
THERE WERE FOUR TREES REMOVED FROM LOT 123 WITHOUT PERMIT.

---

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 AREA.

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.

47-21.15.A  
IT SHALL BE UNLAWFUL TO REMOVE A TREE WITHOUT FIRST OBTAINING A TREE REMOVAL PERMIT. THE CIVIL CITATION VIOLATION NOTICE HAS BEEN ISSUED FOR CUTTING ONE (1) PONGAM TREE ON THE PROPERTY.

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CASE NO: CE23050517  
CASE ADDR: 5311 NE 15 AVE  
OWNER: MERELLI, DONNA I & DOMINIC A  
INSPECTOR: WANDA ACQUAVELLA  
COMMISSION DISTRICT 1

VIOLATION: 47-21.15.A  
FOUR (4) TREES WERE REMOVED FROM THE SWALE.

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

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, NEW SECTIONS OF FENCE INSTALLED/REPPLACED.

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  
AUGUST 8, 2023  
8:30 AM

CASE NO: CE23060763  
CASE ADDR: 1600 NE 64 ST  
OWNER: 1600 NE 64TH LLC  
INSPECTOR: ROBERT KROCK  
COMMISSION DISTRICT 1

VIOLATIONS: 15-275(5)

RESPONSIBLE PARTY FAILED TO RESPOND TO THE PROPERTY IN PERSON WITHIN ONE (1) HOUR OF BEING NOTIFIED BY A VACATION RENTAL OCCUPANT, LAW ENFORCEMENT OFFICER, EMERGENCY PERSONNEL OR THE CITY.

15-278(3)

THERE IS A SOLID WASTE CONTAINER PLACED CURBSIDE OUTSIDE OF THE PERMITTED TIME FRAMES.

15-278.(1)(e)

THERE IS A CHAPTER 15, ARTICLE X VACATION RENTAL STANDARDS PARKING VIOLATION OCCURING AT THIS PROPERTY.

---

CASE NO: CE23060828  
CASE ADDR: 1950 NE 60 ST  
OWNER: MILESTONE REALTY INVESTMENTS LLC  
INSPECTOR: FITZGERALD SIMMONDS  
COMMISSION DISTRICT 1

VIOLATION: 15-278(5)(a)

THERE IS NOISE EMANATING FROM THIS VACATION RENTAL PROPERTY WHICH IS OUTSIDE OF THE PERMISSIBLE LIMITS. THE NOISE SOURCE EXCEEDED THE DISTANCE OF 50 FEET BEFORE 10 P.M.

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

CASE NO: CE23070227  
CASE ADDR: 2211 NE 62 ST  
OWNER: LEVI, AVRAHAM AVIEL  
INSPECTOR: FITZGERALD SIMMONDS  
COMMISSION DISTRICT 1

VIOLATIONS: 15-278.(2)b.

THE MAXIMUM OCCUPANCY OF THE PROPERTY IS BEING EXCEEDED.

15-278.(1)(e)

THERE IS A CHAPTER 15 ARTICLE X VACATION RENTAL STANDARDS PARKING VIOLATION OCCURRING AT THIS PROPERTY.

15-275(5)

RESPONSIBLE PARTY FAILED TO RESPOND TO THE PROPERTY IN PERSON WITHIN ONE (1) HOUR OF BEING NOTIFIED BY A VACATION RENTAL OCCUPANT, LAW ENFORCEMENT OFFICER, EMERGENCY PERSONNEL OR THE CITY.

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CASE NO: CE23070019  
CASE ADDR: 1404 NE 5 CT  
OWNER: MALOVE, RACHEL  
INSPECTOR: FITZGERALD SIMMONDS  
COMMISSION DISTRICT 2

VIOLATION: Sec. 17-6.

THERE IS NOISE IN EXCESS OF THE PERMISSIBLE SOUND LEVEL LIMITS 60 Dba BEFORE 10 P.M. THE READINGS WERE TAKEN WITHIN THE PROPERTY LINE OF THE COMPLAINT AT 1750 HOURS AND THE MEASUREMENTS WERE 76, 77 & 79. THIS VIOLATION IS IRREVERSIBLE/IRREPARABLE.

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

CASE NO: CE23050315  
CASE ADDR: 701 NE 17 WAY  
OWNER: FOLKER, MONIKA  
INSPECTOR: DORIAN KOLOIAN  
COMMISSION DISTRICT 2

VIOLATION: 47-21.15.D.  
TWO OAK TREES WERE DAMAGED BY MEANS OF CUTTING/REMOVING PART OF THE  
ROOT SYSTEM CAUSING IRREPARABLE/IRREVERSIBLE DAMAGE.

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CASE NO: CE22110294  
CASE ADDR: 6420 NW 34 AVE  
OWNER: SCHULZE, WALTER  
INSPECTOR: DORIAN KOLOIAN  
COMMISSION DISTRICT 1

VIOLATIONS: 9-304 (b)  
THERE ARE VEHICLES/TRAILERS PARKED ON THE GRASS/LAWN AREA.

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

9-280 (h) (1)  
THE FENCE AT THIS PROPERTY IS IN DISREPAIR AND IS NOT BEING MAINTAINED  
AS REQUIRED. THE WOODEN FENCE HAS MISSING AND BROKEN AREAS OF FENCING.

BCZ39-275 (6) (b)  
THERE IS OUTDOOR STORAGE AT THIS COUNTY RS-5 ZONED PROPERTY THAT IS  
PROHIBITED, INCLUDING BUT NOT LIMITED TO MATTRESSES, CONTAINERS,  
COOLERS AND EQUIPMENT.

18-4. (c)  
THERE IS A DERELICT BOAT TRAILER ON THE SWALE (OR) ON THE PROPERTY.

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

CASE NO: CE23060845  
CASE ADDR: 1308 AVOCADO ISLE  
OWNER: 1308 & 1212 AVOCADO ISLE LLC  
INSPECTOR: DORIAN KOLOIAN  
COMMISSION DISTRICT 4

VIOLATIONS: 47-21.15.C.1.

THERE ARE NO BARRIERS PUT AROUND THE TREES AT THIS DEMOLITION CONSTRUCTION SITE.

47-21.15.D.

MORE THAN 50% OF THE CANOPY OF THE TWO TREES WERE REMOVED WHICH CONSTITUTES TREE ABUSE AND ITS ACTIONS ARE IRREVERSIBLE AND IRREPARABLE.

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.

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CASE NO: CE23010152  
CASE ADDR: 2000 W COMMERCIAL BLVD  
OWNER: COMMERCIAL BLVD REALTY LLC  
INSPECTOR: GAIL WILLIAMS  
COMMISSION DISTRICT 1

VIOLATIONS: 9-306

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

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  
AUGUST 8, 2023  
8:30 AM

CASE NO: CE23020797  
CASE ADDR: 5150 BAYVIEW DR  
OWNER: PRIMO, ROBERT M  
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 TREE LIMBS AND BRANCHES PILED UP ON THE PROPERTY INCLUDING THE BACKYARD.

18-12. (a)

THERE IS OVERGROWTH, TRASH, RUBBISH AND DEBRIS ON THIS PROPERTY AND/OR ITS SWALE. THE BACKYARD OF THIS PROPERTY HAS OVERGROWTH AND IS NOT BEING MAINTAINED.

47-34.4.B.1.

THERE IS OVERNIGHT PARKING OF COMMERCIAL VEHICLE(S) AT THIS LOCATION. THERE IS A WHITE COLOR BOX TRUCK ON THE SIDE OF THE THIS PROPERTY.

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CASE NO: CE22100241  
CASE ADDR: 30 COMPASS PT  
OWNER: MARTINEZ-MANSO, MICHEL  
INSPECTOR: GAIL WILLIAMS  
COMMISSION DISTRICT 1

VIOLATIONS: 9-306

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

47-34.1.A.1

THERE IS UNROOFED OUTDOOR STORAGE OF ITEMS ON THE EXTERIOR GROUNDS OF THIS RS 4.4 ZONED PROPERTY INCLUDING BUT NOT LIMITED TO CONSTRUCTION ITEMS ON PALLETS ON THE SIDE OF THE PROPERTY.

9-305 (b)

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

9-308 (b)

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

CONTINUED

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

18-12. (a)  
COMPLIED.

24-7 (b)  
THERE IS A BULK TRASH VIOLATION AT THIS PROPERTY.

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CASE NO: CE22080471  
CASE ADDR: 2540 NW 19 ST  
OWNER: DEVINE TOUCH INVESTMENTS INC  
INSPECTOR: GAIL WILLIAMS  
COMMISSION DISTRICT 3

VIOLATION: 47-19.1.C.  
THIS UNDEVELOPED PARCEL (VACANT LOT) IS BEING UTILIZED FOR ACCESSORY USES WITHOUT A PRINCIPAL STRUCTURE IN USE, IN THAT, IT IS BEING USED AS A PARKING LOT, STORAGE OF A RED, WHITE TRUCK AND TRAILERS. THERE ARE OTHER MISCELLANEOUS ITEMS ON THE PROPERTY.

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CASE NO: CE23020524  
CASE ADDR: 814 SW 12 PL  
OWNER: HAUCH, PAUL F EST  
INSPECTOR: RAFAEL SANTOS  
COMMISSION DISTRICT 4

VIOLATIONS: 9-304 (b)  
THE DRIVEWAY IS NOT BEING MAINTAINED AND IN NEED OF RESURFACING. THERE ARE CRACKS AND UNEVEN AREAS THAT ARE NOT SMOOTH AND WELL GRADED.

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.

9-305 (a)  
THERE IS OVERGROWTH OF LANDSCAPING WHICH IS ENCROACHING ONTO THE PUBLIC RIGHT-OF-WAY (SIDEWALK).

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

CASE NO: CE23030919  
CASE ADDR: 3 SW 23 ST  
OWNER: AN COLLISION CENTER FTL S INC;  
% AUTONATION  
INSPECTOR: RAFAEL SANTOS  
COMMISSION DISTRICT 4

VIOLATION: 47-21.15.A  
TWO BLACK OLIVE TREES AND ONE WATER OAK TREE REMOVED WITHOUT PERMITS.

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CASE NO: CE17101487  
CASE ADDR: 2300 SW 15 AVE  
OWNER: BUD ROBINSON MEMORIAL CHURCH OF THE NAZARENE  
INSPECTOR: DORIAN KOLOIAN

VIOLATIONS: 47-20.20.E.  
THE PARKING FACILITIES ARE BEING USED FOR PARKING OF VEHICLES OTHER  
THAN OCCUPANTS, EMPLOYEES, VISITORS OR PATRONS.

47-20.13 C.  
THERE IS A GRAVEL DRIVEWAY CONSTRUCTED ON THIS CHURCH PROPERTY,  
WITHOUT CITY ENGINEER AND ZONING APPROVAL, WHICH IS BEING USED AS  
OVERFLOW PARKING.

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

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OLD BUSINESS  
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CASE NO: CE22080588  
CASE ADDR: 4008 N FEDERAL HWY  
OWNER: PADEL BROWARD LLC  
INSPECTOR: DORIAN KOLOIAN  
COMMISSION DISTRICT 1

VIOLATIONS: 18-1.

THERE IS GRAFFITI ON THE FENCE SCREEN 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.

9-306

THE EXTERIOR BUILDING WALLS HAVE NOT BEEN MAINTAINED. STRUCTURAL PARTS INCLUDING FASCIA AND SOFFITS ARE IN DISREPAIR. PARTS OF THE WALL IS FALLING APART AND NOT PROPERLY SECURE. THERE ARE AREAS OF THE EXTERIOR THAT HAVE STAINS AND MISSING, PEELING PAINT.

18-12. (a)

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

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CASE NO: CE22100391  
CASE ADDR: 4000 N FEDERAL HWY  
OWNER: PADEL BROWARD LLC  
INSPECTOR: DORIAN KOLOIAN  
COMMISSION DISTRICT 1

VIOLATIONS: 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.

18-12. (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  
AUGUST 8, 2023  
8:30 AM

CASE NO: CE22080655  
CASE ADDR: 1060 NW 54 ST  
OWNER: EMILY RAY LLC  
INSPECTOR: GAIL WILLIAMS  
COMMISSION DISTRICT 1

VIOLATIONS: 47-19.4.D.1  
THERE IS NO DUMPSTER ENCLOSURE ON THE PROPERTY.

47-19.4.C.2  
PLACEMENT/STORAGE OF CONTAINERS, RECEPTACLES OR DUMPSTERS THAT SERVICE PRIVATE PROPERTY UPON OR IN ANY STREET, ALLEY OR PUBLIC RIGHT-OF-WAY IS UNLAWFUL. THE DUMPSTER IS STORED ALONG THE FRONT OF THE PROPERTY.

47-20.20.(H)  
THERE ARE PARKING FACILITIES THAT ARE NOT MAINTAINED AT THIS PROPERTY. THERE ARE CRACKS AND POTHOLES IN THE OFF-STREET PARKING AREA.

47-21.11.A.  
THERE IS DEAD OR MISSING LIVING GROUND COVER ALONG THE FRONT OF THIS LOCATION.

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CASE NO: CE23050515  
CASE ADDR: 6600 NE 21 DR  
OWNER: KORMAN, JACLYN A; VELTRI, ADRIEN  
INSPECTOR: LEONARD CHAMPAGNE  
COMMISSION DISTRICT 1

VIOLATION: 15-282.(d)(1)d.  
THERE IS A VIOLATION OF THE FLORIDA BUILDING CODE WHICH CONSTITUTE A REQUEST FOR TEMPORARY SUSPENSION OF THE VACATION RENTAL CERTIFICATE.

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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 WATER TIGHT. THERE ARE TARPS ON MULTIPLE ROOFS (BUILDING 1,2,4,5,6,7,8,9,11,12) WITHIN THE COMPLEX.

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

CASE NO: CE23010329  
CASE ADDR: 1331 S OCEAN DR  
OWNER: ESLIB INC  
INSPECTOR: RAFAEL SANTOS  
COMMISSION DISTRICT 4

VIOLATIONS: 18-12.(a)

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

18-1.

THE OVERALL CONDITIONS OF THIS PROPERTY 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 MAY ADVERSELY AFFECT AND IMPAIR THE ECONOMIC WELFARE OF ADJACENT PROPERTIES.

47-34.1.A.1.

THERE IS ILLEGAL LAND USE OCCURING AT THIS RS-4.4 ZONED PROPERTY. THERE IS OUTDOOR STORAGE CONSISTING OF BUT NOT LIMITED TO ITEMS COVERED BY TARPS, BUCKETS, PLASTIC BINS AND BOXES. THERE IS ILLEGAL STORAGE OF A DERELICT VEHICLE ON THE PROPERTY.

9-308(b)

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

9-280(h)(1)

THE GARDEN WALL/FENCE AT THIS PROPERTY IS IN DISREPAIR AND IS NOT BEING MAINTAINED AS REQUIRED. THERE ARE AREAS OF THE GARDEN WALL/FENCE THAT ARE BROKEN AND MISSING SUPPORT. THERE ARE COLUMNS THAT ATTACH TO THE GARDEN WALL/FENCE THAT ARE FALLING.

9-306

THE EXTERIOR BUILDING WALLS HAVE NOT BEEN MAINTAINED. STRUCTURAL PARTS INCLUDING FASCIAS AND SOFFITS ARE IN DISREPAIR. THERE ARE AREAS OF THE EXTERIOR THAT HAVE STAINS AND MISSING, PEELING PAINT.

CONTINUED

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

9-305 (b)

THE OVERALL LANDSCAPE AT THIS PROPERTY IS NOT BEING MAINTAINED IN A NEAT AND WELL KEPT APPEARANCE. THERE ARE AREAS OF DEAD AND MISSING GROUND COVER AND THERE ARE TREES ON THE PROPERTY THAT REQUIRE TRIMMING.

9-305 (a)

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

9-304 (b)

THE DRIVEWAY AT THE SUBJECT PROPERTY WAS OBSERVED IN NEED OF MAINTENANCE. THERE ARE AREAS OF THE DRIVEWAY THAT REQUIRE REPAIRS DUE TO CRACKS, POTHOLES AND UNEVEN SURFACES.

18-4. (c)

THERE IS A DERELICT VEHICLE BEING STORED ON THE PROPERTY. THE VEHICLE WAS OBSERVED IN DERELICT CONDITIONS DUE TO THE OVERALL STATE OF NEGLIGENCE AND FLAT TIRES.

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

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