



SPECIAL MAGISTRATE LIEN REDUCTION VIRTUAL HEARING AGENDA

September 12, 2023

12:00 P.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.



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LIEN REDUCTION HEARING

CASE NO: CE22040416
CASE ADDR: 416 SW 11 CT
OWNER: REYNOLDS, STUART L
PRESENTER: NADINE BLUE

VIOLATION: 15-272.(a)
THIS PROPERTY IS BEING UTILIZED AS A VACATION RENTAL, WITHOUT THE
REQUIRED CERTIFICATE OF COMPLIANCE FROM THE CITY.

CASE NO: BE22020033
CASE ADDR: 831 NW 14 WAY
OWNER: ASSAF, YOSI
PRESENTER: NADINE BLUE

VIOLATION: FBC(2020) 105.1
THIS BUILDING HAS BEEN ILLEGALLY ALTERED AND CONSTRUCTION WORK
ILLEGALLY PERFORMED, WITHOUT OBTAINING THE REQUIRED PERMITS, IN THE
FOLLOWING MANNER BUT NOT LIMITED TO: DRIVEWAY REPAIR, NEW WOOD FENCE
AND COVER PATIO STRUCTURE.

CASE NO: CE21071122
CASE ADDR: 911 SW 11 AVE 1-2
OWNER: NOBSMARINA INC
PRESENTER: NADINE BLUE

VIOLATION: 15-28
THE BUSINESS AT THIS LOCATION IS OPERATING WITHOUT A CURRENT YEAR
BUSINESS TAX RECEIPT.

47-21.15.D.
THERE IS A TREE IN REAR YARD IMPROPERLY TRIMMED (HATRACKED).

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47-34.4.B.2.b

THERE IS A BOAT ON A TRAILER, RECREATIONAL VEHICLE AND A DERELICT SMOKER TRAILER WITH EXPIRED REGISTRATION PARKED IMPROPERLY ON THE PROPERTY.

47-34.1.A.1.

THERE IS ILLEGAL LAND USE OCCURRING AT THIS PROPERTY. BOXES, BLOCKS, A RUDDER AND OTHER ITEMS STORED OUTDOORS ON THIS PROPERTY. THIS IS UNPERMITTED LAND USE PER TABLE 47-5.12. IN THIS RD-15 ZONED DISTRICT.

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. THE LAWN HAS DEAD AND MISSING GROUND COVER IN THE FRONT AND BACKYARD.

9-280 (h) (1)

THE FENCE AT THIS PROPERTY IS IN DISREPAIR AND IS NOT BEING MAINTAINED AS REQUIRED. THE CHAIN LINK FENCE IS BROKEN, TWISTED AND IN POOR CONDITION.

CASE NO: CE22120662
CASE ADDR: 911 SW 11 AVE 1-2
OWNER: NOBSMARINA INC
PRESENTER: NADINE BLUE

VIOLATION: 47-34.1.A.1.
THERE IS ILLEGAL LAND USE OCCURRING AT THIS RD-15 ZONE PROPERTY. THE SUBJECT PROPERTY IS BEING UTILIZED AS A COMMERCIAL ESTABLISHMENT FOR THE SALES AND STORAGE OF VESSELS. THIS IS A REPEAT VIOLATION OF CASE CE22060137.

CASE NO: CE22030621
CASE ADDR: 925 NW 3 AVE 1-4
OWNER: PHAM, GIOVANNI UYEN
JAMES, RODNEY ERIC JR
PRESENTER: NADINE BLUE

VIOLATION: 47-20.20.(H)
THE PARKING FACILITY IS NOT MAINTAINED AT THIS PROPERTY. THE PAINT ON THE STRIPING AND WHEEL STOPS HAVE FADED, AND THE SURFACE CONTAINS CRACKS. IT REQUIRES RESURFACING, PAINTING, AND RESTRIPIING.

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CASE NO: CE22100277
CASE ADDR: 1421-1461 NW 1 ST
OWNER: KP 1461 CITYVIEW LLC
CITYVIEW TWIN LLC
PRESENTER: NADINE BLUE

VIOLATION: 18-1.

THERE IS RAW SEWAGE OVERFLOWING FROM THE TOILET AND BATHTUB, ALSO WATER DRIPPING FROM THE BATHROOM CEILING I UNIT #102 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

CASE NO: CE20020156
CASE ADDR: 1770 LAUDERDALE MANOR DR
OWNER: AYTON, LLEWELLYN G
PRESENTER: NADINE BLUE

VIOLATION: 18-4(c)

THERE IS A DERELICT VEHICLE PARKED IMPROPERLY ON THE PROPERTY.

47-34.1.A.1.

THERE IS AN ILLEGAL LAND USE OCCURRING AT THIS PROPERTY. THERE IS OUTDOOR STORAGE ON THIS PROPERTY, WHICH IS A NONPERMITTED LAND USE IN RS8 ZONING PER ULDR TABLE 475.11.

9-279(f)

THE WATER SERVICE ON THIS PROPERTY IS DISCONNECTED.

9-306

THE EXTERIOR BUILDING HAS NOT BEEN MAINTAINED. THE FASCIA BOARDS HAVE STAINS AND MISSING, PEELING PAINT.

9-304(b)

THERE GRAVEL DRIVEWAY IS WORN AND NEEDS TO BE RESURFACED. THERE ARE AREAS WITH DIRT SHOWING AND GRASS GROWING THROUGH IT.

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CASE NO: CE22120850
CASE ADDR: 1781 SW 30 PL
OWNER: HUNGRY DUCK LLC
PRESENTER: NADINE BLUE

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

CASE NO: CE18120326
CASE ADDR: 1816 NW 24 TER
OWNER: ROCK 21 INVESTMENTS LLC
PRESENTER: NADINE BLUE

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 PROPERTY AND SWALE. THIS IS A RECURRING VIOLATION, PREVIOUS CASE IS CE17070744. THIS CASE WILL BE PRESENTED BEFORE THE SPECIAL MAGISTRATE SEEKING A FINDING OF FACT WHETHER OR NOT THE VIOLATION COMPLIES PRIOR TO THE HEARING DATE.

9-304 (B)
THERE ARE VEHICLES AND TRAILERS PARKED ON THE GRASS AT THIS PROPERTY. THIS IS A RECURRING VIOLATION, PREVIOUS CASE CE17070744. THIS CASE WILL PRESENTED TO THE SPECIAL MAGISTRATE SEEKING A FINDING OF FACT WHETHER OR NOT THE VIOLATION COMPLIES PRIOR TO THE HEARING DATE.

18-12 (A)
THERE IS OVERGROWTH CONSISTING OF GRASS, PLANTS AND WEEDS AS WELL AS TRASH, RUBBISH, LITTER AND DEBRIS ON THIS PROPERTY AND SWALE AREA.

47-34.4 B.1.
THERE ARE COMMERCIAL VEHICLES AND TRAILERS BEING PARKED AND STORED OVERNIGHT AT THIS PROPERTY.

47-34.1.A.1.
THERE ARE ITEMS BEING STORED ON THE PROPERTY, INCLUDING BUT NOT LIMITED TO: ENGINE PARTS, CAR SEATS AND OTHER ITEMS. THIS IS A NON-PERMITTED USE ON AN RS-8 ZONED PROPERTY PER ULDR SECTION 47-5.11. THIS IS A RECURRING VIOLATION, PREVIOUS CASE IS CE17070744. THIS CASE WILL BE HEARD BEFORE THE SPECIAL MAGISTRATE SEEKING A FINDING OF FACT WHETHER OR NOT THE VIOLATION COMPLIES PRIOR TO THE HEARING DATE.

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47-18.4.A.2.

MAJOR REPAIR WORK INVOLVING RADIATOR REPAIR, REMOVAL OF ENGINE, TRANSMISSION OR AXLE, PAINT AND BODY WORK ARE PERMITTED ONLY IN B-2, B-3 AND INDUSTRIAL DISTRICTS. THIS IS A NON-PERMITTED USE IN AN RS-8 ZONED PROPERTY PAINT.

CASE NO: CE19091260
CASE ADDR: 1816 NW 24 TER
OWNER: ROCK 21 INVESTMENTS LLC
PRESENTER: NADINE BLUE

VIOLATIONS: 9.305(B)
THE LANDSCAPE AT THIS PROPERTY IS NOT BEING MAINTAINED IN A NEAT AND WELL KEPT APPEARANCE. THERE ARE AREAS OF DEAD AND MISSING GROUND COVER.

9.304(B)
THERE ARE VEHICLES AND TRAILERS PARKED ON THE LAWN AREA.

47.34.1.A.1.
THERE IS AN ILLEGAL LAND USE OCCURRING AT THIS PROPERTY. THERE IS OUTDOOR STORAGE ON THIS PROPERTY INCLUDING FURNITURE, CAR PARTS AND TIRES, WHICH IS A NONPERMITTED LAND USE IN RS8 ZONING PER ULDR TABLE 475.11.

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 AND PEELING

CASE NO: CE08040717
CASE ADDR: 3464 SW 12 CT
OWNER: SANCHEZ MORALES, ZOSIMO ERICK
PRESENTER: NADINE BLUE

VIOLATIONS: 28-33(a)
NOT CONNECTED TO THE CITY'S SANITARY SEWER SYSTEM.

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CASE NO: BE21070150
CASE ADDR: 5230 NE 14 WAY
OWNER: ASCIONE, ENRICO
PRESENTER: NADINE BLUE

VIOLATIONS: FBC(2020) 110.15

PURSUANT TO FLORIDA BUILDING CODE AND THE POLICY ESTABLISHED BY THE BROWARD COUNTY BOARD OF RULES AND APPEALS FOR THE BUILDING SAFETY INSPECTION PROGRAM, THE FOLLOWING HAS NOT BEEN FULLY COMPLIED WITH: THE REQUIRED 40 YEARS BUILDING SAFETY INSPECTION REPORTS OR THE 10 YEARS RECERTIFICATION INSPECTION REPORTS PREPARED BY A PROFESSIONAL ENGINEER OR ARCHITECT REGISTERED IN THE STATE OF FLORIDA HAS NOT BEEN FURNISHED TO THE BUILDING OFFICIAL WITHIN 90 DAYS OF THE INITIAL NOTICE SENT TO YOU.