



**BUILDING AND CONSTRUCTION
ENFORCEMENT**

**CODE ENFORCEMENT BOARD
HEARING AGENDA
NOVEMBER 28, 2023
9:00 AM**

**Marine Industries Association of Florida,
221 SW 3 Avenue,
Fort Lauderdale, FL 33312**

To watch and listen to the meeting, please visit www.youtube.com/cityoffortlauderdale.

CODE ENFORCEMENT BOARD

Code of Ordinances: Sec. 11-3.

PURPOSE: Hear and decide cases in which violations are alleged of any provision of the Florida Building Code, Broward County Amendments and violations of the Code of Ordinances of the City of Fort Lauderdale when alleged together with a violation of the Florida Building Code.

PLEASE NOTE THAT TWO-WAY COMMUNICATION BETWEEN MEMBERS OF THE BOARD IS PROHIBITED BY SUNSHINE LAW. PLEASE DO NOT REPLY TO ANY BOARD MEMBER. ALL DISCUSSIONS ON RELEVANT TO THE AGENDA SHOULD TAKE PLACE AT SCHEDULED BOARD MEETINGS.

Two or more City Commissioners and/or Advisory Board members may be present at this meeting. 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.

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.

Unless otherwise stated, these items are quasi-judicial. Board members shall disclose any communication or site visits they have had pursuant to Section 47-1.13 of the ULDR. All persons speaking on a quasi-judicial matter will be sworn in and will be subject to cross-examination.

Board Members: • Chris Evert, Chairperson • Terry Nolen, Vice Chairperson • William Marx • Justin Beachum
• Lakhi Mohnani (alternate) • Donald Ray Karney III • Carlos Lang • Alexander Schneider
• Board Attorney: Kymberlee Curry Smith

DEVELOPMENT SERVICES DEPARTMENT
521 NE 4TH AVE, FORT LAUDERDALE 33301
TELEPHONE (954) 828-6520
WWW.FORTLAUDERDALE.GOV



**CITY OF FORT LAUDERDALE
BUILDING AND CONSTRUCTION ENFORCEMENT
CODE ENFORCEMENT BOARD AGENDA
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NEW BUSINESS

**CASE NO: BE23080395
CASE ADDR: 5321 NE 24 TER 502A
OWNER: SZLOBODA, ZACHARY
INSPECTOR: JOSE SARAGUSTI**

VIOLATIONS: 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:

**6 NEW BATHROOMS (2) AND NEW FLOORING
NEW TANK LESS WATER HEATER**

**CASE NO: BE23030256
CASE ADDR: 2325 NW 15 CT
OWNER: CASTILLO, DARIO HUMBERTO
GUZMAN, FABIANA
INSPECTOR: JOSE SARAGUSTI**

VIOLATIONS: 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:

WOOD FENCE ON THE SIDE OF THE PROPERTY

**CASE NO: BE23010070
CASE ADDR: 1632 NW 7 AVE
OWNER: ST FLEUR, FRANCIS & CLARIMENE
INSPECTOR: JORGE MARTINEZ**

VIOLATIONS: 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:

**ROOF (complied)
WINDOWS AND DOORS (complied)
NEW ACCESORY STRUCTURE FOR LAUNDRY**

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**CASE NO: BE23020014
CASE ADDR: 2275 W STATE ROAD 84
OWNER: AIDS HEALTHCARE FOUNDATION INC
INSPECTOR: JORGE MARTINEZ**

VIOLATIONS: 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:

ELECTRICAL WORK AND STUCCO ON THE ENTRANCE CEILING

**CASE NO: BE23070183
CASE ADDR: 1820 NW 3 CT
OWNER: SWANSON, LEVORIA H/E
JONES, ALBERT LEE
INSPECTOR: JORGE MARTINEZ**

VIOLATIONS: 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:

**1-KITCHEN REMODEL,
2- DRYWALL INSTALLATION,
3- ELECTRICAL OUTLETS
4- CEILING IN PROGRESS
NEEDS PLUMBING, ELECTRICAL AND STRUCTURAL PERMITS**

**CASE NO: BE23070289
CASE ADDR: 2410 SW 5 ST
OWNER: OUR BLOCK LLC
INSPECTOR: JORGE MARTINEZ**

VIOLATIONS: 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:

**1. BATHROOM AND KITCHEN REMODELED
2.- INSTALLATION OF RECESS LIGHT**

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**CASE NO: CE23070470
CASE ADDR: 842 NW 4 AVE
OWNER: RESILIENCE PROPERTIES LLC
INSPECTOR: JORGE MARTINEZ**

**VIOLATIONS: FBC(2020) 105.1
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PERFORMED, WITHOUT OBTAINING THE REQUIRED PERMITS, IN THE FOLLOWING MANNER
BUT NOT LIMITED TO:**

NEW FENCE

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OLD BUSINESS

CASE NO: BE23010053
CASE ADDR: 2855 W COMMERCIAL BLVD
OWNER: LAUDERDALE COMMERCIAL BLVD PARTNERS LLC
INSPECTOR: ALEJANDRO DELRIO

VIOLATIONS: 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:

RE-STRIPING OF PARKING LOT AND RECONFIGURATION OF THE ADA PARKING SPACES.

CASE NO: BE22120016
CASE ADDR: 962 NW 53 ST
OWNER: ACS 960 LLC
INSPECTOR: JORGE MARTINEZ

VIOLATIONS: 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:

INTERIOR WALL BEING BUILT

CASE NO: BE22120028
CASE ADDR: 900 SW 31 ST
OWNER: TAL SHIAR PROPERTIES LLC
INSPECTOR: JORGE MARTINEZ

VIOLATIONS: 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:

COMPLETE RENOVATION INCLUDING:

1. BATHROOMS
 2. KITCHEN
 3. INTERIOR WALLS
 4. A/C
 5. LIGHTING
 6. FENCES
-

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CASE NO: BE23020142
CASE ADDR: 2717 YACHT CLUB BLVD
OWNER: SUNRISE BAY ASSN INC
INSPECTOR: JORGE MARTINEZ

VIOLATIONS: 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:

ELECTRICAL, GAS AND PLUMBING CONNECTION TO BARBEQUE

CASE NO: BE23060089
CASE ADDR: 5240 NE 14 TER
OWNER: 5240 NE 14TH INC
INSPECTOR: JORGE MARTINEZ

VIOLATIONS: 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:

PLUMBING WORK ON THE FRONT AND SIDE PATIO

CASE NO: BE22090118
CASE ADDR: 2609 SW 6 CT
OWNER: ALCHIVILCHE, DAVID BRUNO H/E
SUSANIVAR, VIVIAN
INSPECTOR: JOSE SARAGUSTI

VIOLATIONS: 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:

INSTALLATION OF NEW WINDOWS AND DOORS.

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CASE NO: BE22110101
CASE ADDR: 330 CAROLINA AVE
OWNER: PADILLA, DAVID
INSPECTOR: JOSE SARAGUSTI

VIOLATIONS: 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:

TWO SHADE STRUCTURES, ADDITION IN THE FRONT AND IN THE BACK OF THE PROPERTY. ALSO, WOOD ACCESSORY STRUCTURE.

CASE NO: BE23030167
CASE ADDR: 1645 NE 7 PL
OWNER: ZANDIKARIMI, HEDIEH
MIZANI, SHAMSEDDIN
INSPECTOR: JOSE SARAGUSTI

VIOLATIONS: 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:

CARPORT CONVERSION.

CASE NO: BE23030202
CASE ADDR: 1312 NW 15 TER
OWNER: ALEXIS, GUERDIE JOSEPH
INSPECTOR: JOSE SARAGUSTI

VIOLATIONS: 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:

ADDITION AND NEW WINDOWS.

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CASE NO: BE23050058
CASE ADDR: 1432 NE 2 AVE
OWNER: NOVA, RONALDO W &
AUSTIN, JEFFREY R
INSPECTOR: JOSE SARAGUSTI

VIOLATIONS: 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:

TWO SHADE STRUCTURES, ONE TIKI HUT AND TWO SHEDS.

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