

AGENDA
CODE ENFORCEMENT BOARD
CITY COMMISSION MEETING ROOM-CITY HALL
JULY 26, 2005
10:00 AM

HEARING COMPUTER SCHEDULED

CASE NO: CE05061691
CASE ADDR: 630 TENNIS CLUB DR
OWNER: TENNIS CLUB OUTERBRIDGE ASSOCIATION
INSPECTOR: DALLAS SHUMAKER

VIOLATIONS: NFPA 101 7.9.2.2
THE EMERGENCY LIGHTING DOES NOT OPERATE IN THE ELEVATOR
LOBBY AND THE ELEVATOR CAB.

CASE NO: CE05041546
CASE ADDR: 706 SW 27 AVE TENANT: EPR CD'S & TAPE
OWNER: DIANA INVESTMENTS TR
INSPECTOR: THOMAS CLEMENTS

VIOLATIONS: NFPA 1 1.7.5.1
UNABLE TO GAIN ENTRY TO PERFORM FIRE SAFETY INSPECTION.

CASE NO: CE04122271
CASE ADDR: 428 SW 24 AV
OWNER: RODRIGUEZ, ELVYN C & BOSTIC, VIRGINIA C
INSPECTOR: KENNETH REARDON

VIOLATIONS: FBC 104.1
THE WOOD FENCE HAS BEEN INSTALLED WITHOUT
FIRST OBTAINING A BUILDING PERMIT.

47-19.5.D.4.
THE FINISHED SIDES OF THIS FENCE DO NOT FACE THE
NEIGHBORING PROPERTIES, AS REQUIRED BY CODE.

CASE NO: CE05021269
CASE ADDR: 1500 SW 17 ST TENANT: PIER 17 MARINA/YACHT CLUB
OWNER: PIER 17 YACHT CLUB LLLP
INSPECTOR: KENNETH REARDON

VIOLATIONS: FBC 104.1
A LARGE MEMBRANE STRUCTURE HAS BEEN BUILT WITHOUT FIRST
OBTAINING A BUILDING PERMIT.

CASE NO: CE05060301
CASE ADDR: 5780 NW 9 AVE
OWNER: MINK, JOHN P REV TR
INSPECTOR: KENNETH REARDON

VIOLATIONS: 18-27(a)
THERE IS OUTSIDE STORAGE BEHIND THE BUILDINGS INCLUDING, BUT
NOT LIMITED TO UNLICENSED VEHICLES, TRASH, RUBBISH AND
DEBRIS. THE GRASS AND LANDSCAPING IS OVERGROWN AND IS NOT
BEING MAINTAINED.

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9-304 (b)

THE PARKING AND ASPHALT AREAS ARE NOT BEING PROPERLY MAINTAINED AND STRIPPED.

9-305 (b)

THE GRAVEL AREA BEHIND THE NORTHWEST OFFICE BUILDING IS IMPROPER. THIS AREA IS SHOWN ON THE PLANS AS A GRASS AREA. THE SWALE AREAS ARE NOT BEING MAINTAINED.

FBC 104.1

THE FOLLOWING WORK WAS PERFORMED WITHOUT FIRST OBTAINING A BUILDING PERMIT:

THE RESTAURANT BUILDING - THE RESTAURANT HAS BEEN EXPANDED, MOVING INTO AN ADDITIONAL BAY, WHICH IS NOT SHOWN ON THE LATEST REMODELING PLANS FROM 1990 ON FILE WITH THE BUILDING DEPARTMENT. THE SUITE 5788 HAS THE REAR WALL OPENED UP TO ACCOMMODATE A WALL AIR CONDITIONING UNIT.

THE NORTHWEST OFFICE BUILDING - THE REAR WALL HAS BEEN OPENED UP TO ACCOMMODATE AN OVERHEAD GARAGE DOOR AND A WALL AIR CONDITIONING UNIT.

THE SOUTHEAST WAREHOUSE BUILDING - THE REAR WALL HAS BEEN OPENED UP TO ACCOMMODATE A WALL AIR CONDITIONING UNIT AND WALL FAN. THE WEST WALL HAS BEEN OPENED UP TO ACCOMMODATE A WALL AIR CONDITIONING UNIT. A DOOR HAS BEEN ADDED TO THE EAST WALL.

FBC 11-4.6.2

THERE IS NO DEFINED ACCESSIBLE ROUTE OF TRAVEL FROM THE PARKING LOT TO THE BUILDINGS.

FBC 1203.4.2

THERE IS NO VENTILATION IN THE BATHROOMS OF THE SOUTHEAST WAREHOUSE BUILDING ALL COAST PUMP AND MOTOR THE EXTERIOR BATHROOM NEXT TO THE METER ROOM.

FBC 3401.6

THE RESTAURANT BUILDING - THE CENTRAL AIR CONDITIONING SYSTEM DOES NOT FUNCTION IN SUITE 5788.

THE NORTHWEST OFFICE BUILDING - THE CENTRAL AIR CONDITIONER ROOF CONDENSER UNIT COVER IS MISSING.

THE NORTHEAST WAREHOUSE BUILDING - THERE ARE EXPOSED WIRES AT THE EXTERIOR WEST WALL PHOTOCCELL.

THE SOUTHEAST WAREHOUSE BUILDING - THE CENTRAL AIR CONDITIONER ROOF CONDENSER UNIT COVER IS MISSING OVER THE BATHROOM OF ALL COAST PUMP AND MOTOR. THE METER ROOM DOOR IS ROTTED AND THE CEILING IS DAMAGED.

FBC 11-4.1.2(5) (a)

THERE IS NO HANDICAP PARKING.

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CASE NO: CE05061509
CASE ADDR: 837 N FT LAUD BEACH BLVD
OWNER: KILNOCK INC
INSPECTOR: ROBERT A PIGNATARO

VIOLATIONS: FBC 104.1
ALTERED THIS TWO (2) STORY BAR RESTAURANT WITHOUT PERMITS
TO INCLUDE, BUT NOT LIMITED TO:

- 1) SUBDIVIDED THE 2ND FLOOR FOR ONE PART RESTAURANT AND PART STORAGE OF TWO (2) WALK-IN COOLERS AND AN OFFICE.
- 2) INSTALLED CANVAS AWNINGS
- 3) INSTALLED METAL RAILINGS ON THE GROUND, 2ND AND 3RD FLOORS
- 4) INSTALLED WOOD STAIRCASE FROM THE 2ND FLOOR TO THE 3RD FLOOR ROOF AREA
- 5) THE ROOF TOP WAS CONVERTED TO A BAR
- 6) INSTALLED WOODEN DECKING ON 2ND AND 3RD FLOORS
- 7) CHANGED THE USE OF THE 2ND FLOOR FROM RESIDENTIAL TO COMMERCIAL
- 8) OCCUPYING THE 2ND FLOOR WITHOUT CERTIFICATE OF OCCUPANCY.

FBC 104.2.11
ALTERED THE MECHANICAL SYSTEM TO INCLUDE, BUT NOT LIMITED TO:

- 1) INSTALLED AIR CONDITIONERS
- 2) INSTALLED NEW DUCTS
- 3) INSTALLED WALK-IN REFRIGERANT UNITS

FBC 104.2.4
ALTERED THE PLUMBING OF THIS BUILDING TO INCLUDE, BUT NOT LIMITED TO

- 1) INSTALLED NEW PLUMBING
- 2) INSTALLED NEW TOILETS, SINKS, URINALS

FBC 104.2.5
ALTERED THE ELECTRICAL SYSTEM OF THE BUILDING TO INCLUDE, BUT NOT LIMITED TO:

- 1) INSTALLED NEW ELECTRICAL
- 2) HOOKED UP NEW APPLIANCES
- 3) INSTALLED NEW BREAKER PANELS
- 4) INSTALLED NEW FIXTURES
- 5) EXTERIOR ELECTRICAL OUTLETS

FBC 104.2.7
INSTALLED SIGNAGE ON THIS BUILDING WITHOUT PERMITS OR INSPECTIONS.

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FBC 11-4.6.1
THERE IS NO ACCESSIBLE PARKING SPACE FOR THIS BUSINESS.

FBC 11-4.6.4
THERE IS NO ACCESSIBLE SIGNAGE AT THIS BUILDING.

FBC 111.1.1
THE FRONT CONCRETE PATIO OVERHANG IS CRACKED, PIECES HAVE
FALLEN. IT IS UNSAFE AND A HAZARD TO THE PUBLIC.

FBC 1203.4.2
THE TWO (2) TOILET ROOMS MUST HAVE MECHANICAL VENTILATION.

FBC 3401.6
THE DUMPSTER ENCLOSURE IS IN DISREPAIR AND MISSING GATES,
A DRAIN CONNECTED TO THE SEWER, A WATER SPIGOT.

CASE NO: CE03121170
CASE ADDR: 3890 DAVIE BLVD TENANT: ALLSTATE INSURANCE CO.
OWNER: ARCIERO, STEPHEN FRANCIS
INSPECTOR: WAYNE STRAWN

VIOLATIONS: FBC 104.1
THE TENANT SPACE HAS BEEN ALTERED AND CHANGED IN OCCUPANCY
FROM A TAVERN TO AN INSURANCE OFFICE. THE FLOOR PLAN HAS
BEEN ALTERED. NO PERMITS HAVE BEEN ISSUED FOR THE ALTER-
ATIONS AND CHANGE IN USE.

FBC 106.1
THE TENANT SPACE OF THIS BUILDING IS BEING USED AS AN
INSURANCE OFFICE WITHOUT OBTAINING THE REQUIRED CERTIFICATE
OF OCCUPANCY.

FBC 104.2.5
ELECTRICAL ALTERATIONS HAVE BEEN DONE WITHOUT OBTAINING
THE REQUIRED PERMITS. THE WORK IS ASSOCIATED TO THE FLOOR-
PLAN ALTERATIONS AND INCLUDES THE INSTALLATION OF A LIGHTING
SYSTEM INSTALLED IN THE CEILING GRID.

FBC 104.2.4
PLUMBING PERMIT #98011992 HAS EXPIRED WITHOUT PASSING
FINAL INSPECTION. PLUMBING CONNECTED TO THE NEW OCCUPANCY
MUST BE APPROVED FOR A C.O. TO BE ISSUED.

FBC 104.2.11
THE AIR CONDITIONING SYSTEM HAS BEEN ARRANGED WITHOUT
OBTAINING THE REQUIRED PERMIT.

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CASE NO: CE04060862
CASE ADDR: 1516 NW 4 AV
OWNER: CARDINOT, JOSE O
INSPECTOR: WAYNE STRAWN

VIOLATIONS: FBC 104.1
THE FOLLOWING ALTERATIONS/ADDITIONS HAVE BEEN DONE WITHOUT OBTAINING THE REQUIRED PERMITS:

1. WINDOW UNITS THROUGHOUT THE BUILDING HAVE BEEN REPLACED
2. KITCHEN REMODEL WITH NEW WALL AND BASE CABINETS AND COUNTER
3. CONSTRUCTION OF A WOOD FRAME STORAGE STRUCTURE ATTACHED TO THE REAR OF THE BUILDING ON THE NORTH AND SIDED WITH TEXTURE 1-11

FBC 104.2.4
PLUMBING WORK HAS BEEN DONE WITHOUT OBTAINING THE REQUIRED PERMITS. THE WORK INCLUDES THE INSTALLATION OF A WATER HEATER, KITCHEN SINK, REPLACEMENT OF A WATER CLOSET AND VANITY ALONG WITH THE REPLACEMENT OF THE BATHTUB SUPPLY VALVES AND SPIGOT.

FBC 104.2.11
A CENTRAL AIR CONDITIONING SYSTEM HAS BEEN INSTALLED WITHOUT OBTAINING THE REQUIRED PERMIT.

CASE NO: CE04062158
CASE ADDR: 1316 NW 2 AV
OWNER: ST PRIS, FLAVIE & FRANCIS, LOU
INSPECTOR: WAYNE STRAWN

VIOLATIONS: FBC 104.1
THE FOLLOWING CONSTRUCTION HAS BEEN DONE WITHOUT OBTAINING THE REQUIRED BUILDING PERMITS:

1. A MASONRY ENCLOSURE IN THE REAR YARD
2. AN ADDITION TO THE REAR OF THE DWELLING CONNECTED TO THE UTILITY ROOM AND WHAT IS IDENTIFIED ON THE PLANS AS A REAR PORCH. THE FOOTPRINT OF THE BUILDING IS, THEREFORE, EXPANDED.

FBC 104.2.4
PLUMBING ALTERATIONS HAVE BEEN DONE WITHOUT PERMITS. THE WORK INCLUDES, BUT MAY NOT BE LIMITED TO SUPPLY PIPING WHICH IS PROTRUDING OUT THE UTILITY ROOM WINDOW.

1804.4.2
THE FOOTING OF THE ENCLOSURE IN THE REAR YARD IS NOT ADEQUATE FOR THE LOADS IMPOSED BY THE UNIT MASONRY CONSTRUCTION.

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CASE NO: CE04121353
CASE ADDR: 524 NW 18 AV
OWNER: THE TITANS OF SOUTH FLORIDA LLC
INSPECTOR: WAYNE STRAWN

VIOLATIONS: 47-21.9 G.1.

THE RETROACTIVE LANDSCAPING PLAN TO ASSURE COMPLIANCE WITH THE RETROACTIVE REQUIREMENTS HAS NOT BEEN PROVIDED TO THE CITY.

9-278 (g)

THE WINDOWS HAVE NOT BEEN PROVIDED WITH SCREENS AS REQUIRED.

9-280 (b)

MANY WINDOWS ARE IN A STATE OF DISREPAIR WITH MISSING GLASS PANELS.

9-281 (b)

THE PROPERTY IS OVERGROWN. THERE IS GRASS OVER FOUR (4) FEET TALL IN THE REAR YARD.

9-304 (b)

THE PARKING LOT IS NOT SURFACED WITH A HARD, DUSTLESS MATERIAL AS REQUIRED. THE PARKING LOT IS NOT STRIPED AS REQUIRED.

9-307 (c)

DOORWAYS ARE NOW SECURED BY PLYWOOD. THE PLYWOOD IS NOT PAINTED TO MATCH THE BUILDING AND PRESENTS AN UNSIGHTLY APPEARANCE.

9-313 (a)

THE HOUSE NUMBERS ARE NOT PLAINLY VISIBLE AND DO NOT CONTRAST THE BACKGROUND AS REQUIRED.

9-313 (b)

THE NUMBERS NOW PROVIDED ARE TOO SMALL.

FBC 104.1

THE FOLLOWING ALTERATIONS, REPAIRS AND REPLACEMENTS HAVE BEEN DONE WITHOUT OBTAINING THE REQUIRED PERMITS.

1. EXTERIOR DOORS HAVE BEEN REPLACED RECENTLY
2. EXTERIOR DOORS HAVE BEEN REPLACED UNDER THE AUSPICES OF PERMIT #99050884 AND THE PERMIT HAS BECOME VOID WITHOUT PASSING FIELD INSPECTION
3. INTERIOR WALL CONSTRUCTED

FBC 104.2.11

PERMIT #990551741 HAS EXPIRED WITHOUT PASSING INSPECTION. THE AIR CONDITIONING UNITS INSTALLED EXIST AS WORK DONE WITHOUT BEING PROPERLY PERMITTED AS REQUIRED.

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RETURN HEARING (OLD BUSINESS)

CASE NO: CE05030750 TO REQUEST AN EXTENSION
CASE ADDR: 1624 NW 9 AV
OWNER: KEYS RESIDENTIAL PROPERTIES LLC
INSPECTOR: ROBERT A PIGNATARO

VIOLATIONS: FBC 104.1
CONVERTED THE CARPORT OF HOME TO A ROOM WITHOUT PERMITS.

FBC 104.2.5
INSTALLED ELECTRIC IN THIS ROOM WITHOUT PERMITS.

CASE NO: CE04070632 TO REQUEST AN EXTENSION
CASE ADDR: 2700 SW 25 TER
OWNER: MARINA HOLDING INC
INSPECTOR: WAYNE STRAWN

VIOLATIONS: 47-22.9
A SIGN HAS BEEN INSTALLED FACING THE NEW RIVER WITHOUT OBTAINING THE REQUIRED PERMIT.

9-304 (b)
OFF STREET PARKING IS PROVIDED ONLY BY THE EXTENSIVE USE OF UNPAVED AREAS FOR PARKING.

BCA FFPC F-20.3
A FIRE LINE IS NOT PROVIDED FOR ANY OF THE DOCKS AT THE WEST SIDE OF THE MARINA AND THERE ARE BOATS BEYOND THE REACH OF THE FIRE LINE AT THE EAST SIDE OF THE MARINA.

FBC 1015.2
THE SAFEGUARD PROVIDED ON THE WOODEN STAIRWAY BALCONY (SOUTH SIDE OF LARGE BOAT STORAGE SHED) IS SHORT OF THE REQUIRED 42".

FBC 104.1
THE FOLLOWING CONSTRUCTION, INSTALLATIONS AND ALTERATIONS HAVE TAKEN PLACE WITHOUT OBTAINING THE REQUIRED PERMITS OR THE PERMITS HAVE EXPIRED WITHOUT APPROVAL BY THE FIELD INSPECTORS. THIS LIST MAY NOT BE COMPLETE.
1. THE INSTALLATIONS OF FLOATING DOCKS AND THE PILING FOR SUCH THROUGHOUT THE MARING .(PERMIT # 01102002 FOR TMOORING PILING IS VOID)
2. THE INSTALLATION OF FIRE LINES UNDER THE AUSPICES OF PERMIT # 02020403. THE PERMIT HAS EXPIRED AND BECOME VOID BECAUSE THE INSTALLATIONS CANNOT BE APPROVED AS INSTALLED.
3. THE INSTALLATION OF AN OFFICE TRAILER FOR THE MARINA AND THE DECK AND STAIRWAY TO SERVICE THIS PERMANENT FACILITY
4. THE INSTALLATION OF A SMALL BUILDING TO HOUSE THE SECURITY GUARD AT THE EXTRANCE TO THE FACILITY.

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5. THE ALTERATION OF THE LARGE BOAT SHED NEAR THE FACILITY ENTRANCE BY THE REMOVAL OF A LARGE WALL SECTIONS TO CREATE LARGE OPENINGS ON THE SOUTH EXPOSURE.

6. THE CONSTRUCTION OF A STAIRWAY AND DECK TO ACCESS A LARGE OPENING ON THE SOUTH WALL OF THE LARGE BOAT SHED NEAR THE FACILITY ENTRANCE.

7. THE CONSTRUCTION OF A PARTITION WALL IN THE SINGLE STORY METAL BUILDING USED FOR A WOOD SHOP AND A METAL SHOP ON THE SOUTH END OF THE PROPERTY.

8. THE INSTALLATION OF A LARGE TRAILER MOUNTED EQUIPMENT, INCLUDING GENERATORS ALONG WITH STORAGE TRAILERS, PORTABLE TOILETS, AND AIR COMPRESSORS. THIS EQUIPMENT AND THESE FACILITIES ARE PERMANENT IN NATURE.

9. THE INSTALLATION OF A STRUCTURE TO SUPPORT A SIGN FACING THE RIVER AND NEW DOORS INSTALLED IN ACCESSORY BUILDINGS.

10. THE INSTALLATION OF A TUBULAR FRAMEWORK DESIGNED TO SUPPORT PLASTIC MEMBRANE SHEATHING TO ENCLOSE THE LARGE ROOF STRUCTURE OVER DOCKS ON THE WEST SIDE OF THE PROPERTY.

11. THE CONSTRUCTION OF AN ELECTRICAL VAULT BUILDING ADJOINING THE LARGE WEST OVER-DOCK ROOF STRUCTURE.

FBC 104.2.4

THE FOLLOWING PLUMBING FACILITIES HAVE BEEN INSTALLED WITHOUT OBTAINING THE REQUIRED PLUMBING PERMITS.

1. A WATER SUPPLY SYSTEM THROUGHOUT THE MARINA TO PROVIDE WATER TO THE DOCK FACILITIES AND MARINA OFFICE.
2. WASTE DISPOSAL SYSTEM FOR THE MARINA OFFICE.

FBC 104.2.5

LARGE GENERATORS ARE BEING UTILIZED AT THE FACILITY WITHOUT OBTAINING THE REQUIRED ELECTRICAL PERMIT. THE ELECTRICAL SYSTEM ON THE PROPERTY HAS BEEN EXTENSIVELY ALTERED AND EXPANDED TO PROVIDE POWER FOR THE FOLLOWING FACILITIES WITHOUT OBTAINING THE REQUIRED PERMITS.

1. THE MARINA OFFICE
2. THE GUARD-SHACK
3. THE FLOATING DOCKS
4. AIR COMPRESSORS
5. CONTAINERS BEING UTILIZED FOR OFFICES AND STORAGE.

FBC 11-4.1.2

NO PROVISIONS FOR ACCESSIBILITY HAVE BEEN PROVIDED. THIS INCLUDES BUT MAY NOT BE LIMITED TOO:

1. NO ACCESSIBLE PARKING SPACES AND PASSENGER LOADING ZONES.
2. NO ACCESSIBLE RAMP TO ACCESS MARINA OFFICE.
3. NO ACCESSIBLE TOILET FACILITIES.

FBC 1619.1

PERMANENT FACILITIES THROUGHOUT THE MARINA ARE NOT ANCHORED TO PREVENT UPLIFT. THIS INCLUDES BUT MAY NOT BE LIMITED TO: TRAILERS, CONTAINERS, PORTABLE TOILETS, THE MARINA OFFICE, THE GUARD SHACK AND COMPRESSORS.

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FBC 2301.2.1

TWO BY FOUR FLOOR JOISTS ARE UTILIZED FOR THE FLOOR OF THE LANDING ON THE STAIRWAY CONSTRUCTED CONTRARY TO GOOD ENGINEERING PRACTICE.

FBC 2321.1

THE STAIRWAY AND LANDING CONSTRUCTED HAVE NO PROVISION TO PREVENT UP-LIFT. IT IS NOT ANCHORED.

FBC 3401.6

THE STRUCTURES AND CONDITIONS CREATED ARE UNSAFE. THIS INCLUDES BUT MAY NOT BE LIMITED TO :

1. ALL ELECTRIC WORK NOT IN COMPLIANCE WITH THE NATIONAL ELECTRIC CODE AND ALL ELECTRICAL WORK DONE WITHOUT PERMITS.
2. THE STAIRWAY AND LANDING BUILT WITHOUT PERMITS.
3. THE MARINA OFFICE, GUARD SHACKS, CONTAINERS, PORTABLE TOILETS USED AS PERMANENT FACILITIES AND OTHER STRUCTURES AND TRAILERS THAT ARE NOT PROPERLY ANCHORED TO PREVENT THEM BECOMING WIND-BOURN DEBRIS.

NEC 110.12

THE ELECTRICAL WORK IS NOT DONE IN A NEAT AND WORKMANLIKE MANNER.

NEC 110.26(a) (1)

THE ELECTRICAL ROOM (SEE ITEM # 11 IN THE LIST OF CITED VIOLATIONS OF SECTION 104.1) HAS INSUFFICIENT WORKING CLEARANCES.

NEC 220.10

THE EXTENSIONS AND ALTERATIONS OF THE ELECTRICAL SYSTEM ENCOMPASS THE ENTIRE SITE. NO PERMITS AND INSPECTIONS HAVE BEEN OBTAINED AND THEREFORE NO APPROVED PLAN EXISTS FOR THE SITE. THE REQUIRED ENGINEERING PROVIDING LOAD CALCULATIONS HAS NOT BEEN PROVIDED TO THE CITY AND APPROVED.

NEC 300-5

CONDUIT THAT HAS BEEN USED TO PROVIDE PHYSICAL PROTECTION FOR THE CIRCUIT EXTENSIONS ARE NOT BURIED TO THE PROPER DEPTH. IN SOME CASES THE CONDUIT IS ON THE SURFACE OF THE GROUND. THIS CONDITION IS PERVASIVE THROUGHOUT THE MARINA.

NEC 400.3

THE USE OF FLEXIBLE CORDS EXTENSIVELY AND FOR UNDERGROUND INSTALLATIONS SUBJECT THE CORDS TO PHYSICAL DAMAGE. THIS CONDITION EXISTS THROUGHOUT THE MARINA.

NEC 400.8

FLEXIBLE CORDS ARE BEING UTILIZED THROUGHOUT THE MARINA TO EXTEND THE CIRCUITRY. THESE CORDS ARE BEING USED WHERE AN APPROVED WIRING METHOD IS REQUIRED.

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NEC 555.10

ELECTRICAL EQUIPMENT IS NOT MOUNTED ON A SUBSTANTIAL SURFACE AS REQUIRED. THE USE OF PLYWOOD MOUNTING SURFACES AND WOODEN STANCHIONS IS NOTED, CONTRARY TO THIS REQUIREMENT.

NFPA 1 3-5.2

THE FIRE DEPARTMENT ACCESS ROAD DOES NOT PROVIDE A SUITABLE TURNAROUND AT THE DEAD END. 100 FEET IS REQUIRED.

NFPA 1 3-5.4

THE FIRE DEPARTMENT ACCESS ROAD IS NOT PROPERLY IDENTIFIED AS A FIRE LANE.

NFPA 10 4-4.1

MANY OF THE EXTINGUISHERS THAT ARE PROVIDED , HAVE A LOW CHARGE, ARE MISSING THE CERTIFICATION TAGS, OR ARE DUE FOR ANNUAL CERTIFICATION.

NFPA 303 4-10

A PHONE, THAT DOES NOT REQUIRE THE USE OF A COIN IS REQUIRED FOR EMERGENCY NOTIFICATION PURPOSES AND IS REQUIRED TO BE AVAILABLE AT ALL TIMES.

NFPA 303 4-11.2

FIRE DETECTION IS NOT PROVIDED IN THE REQUIRED AREAS. THERE ARE THREE BUILDINGS ON THE PROPERTY THAT WILL REQUIRE FIRE DETECTION.

NFPA 303 4-3.1

FIRE EXTINGUISHERS ARE NOT PROVIDED AS REQUIRED.

NFPA 303 4-4.2

THE PROPERTY HAS TWO BUILDINGS USED FOR MAINTENANCE/REPAIR THAT ARE OVER 5000 SQ FEET, WHICH REQUIRES PROTECTION BY AN AUTOMATIC SPRINKLER SYSTEM.

NFPA 303 4-5.1

A FIRE STANDPIPE SYSTEM IS NOT PROVIDED FOR ANY OF THE DOCKS AT THE WEST SIDE OF THE MARINA.

NFPA 303 4-6

NO HYDRANTS OR PRIVATE WATER SUPPLY SYSTEM IS PROVIDED FOR FIRE PROTECTION.

PERMIT # 02020403 FOR THE REQUIRED FIRE LINE IS NOT PER THE APPROVED PLAN. THE WATER IS SUPPLIED BY A 2 1/2 " TAP FROM A LOCAL FIRE HYDRANT, NOT THE REQUIRED 6" WATER MAIN.

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F.S.S. 162.09 HEARING TO IMPOSE FINES

CASE NO: CE00061475
CASE ADDR: 5301 NW 9 AV
OWNER: FRENZEL & SONS PLUMBING CO INC
INSPECTOR: IVETT SPENCE-BROWN

VIOLATIONS: NFPA 10 4-4.1
FIRE EXTINGUISHER ON SECOND FLOOR HAS NO TAG.

NFPA 101 27-2.4
EGRESS FROM SECOND FLOOR DOES NOT MEET NFPA 101 REQUIREMENT.

NFPA 101 27-3.1.1

CASE NO: CE03090391 TO REQUEST AN EXTENSION
CASE ADDR: 2617 NE 13 CT
OWNER: HIGH, BERNADINE M
INSPECTOR: MOHAMMED MALIK

VIOLATIONS: FBC 104.1
THERE HAVE BEEN PHYSICAL ALTERATIONS AND IMPROVEMENTS TO THE BUILDING WITHOUT FIRST OBTAINING THE REQUIRED BUILDING PERMIT. THIS INCLUDES:

1. NEW KITCHEN ADDED IN UNIT #9
2. OFFICE CONVERTED INTO UNIT #9
3. ADDED WINDOWS TO CARPORT REMOVE AND EXTENDED WALLS
4. NEW, REPLACED KITCHEN CABINETS IN UNITS 3 AND 4

FBC 104.2.5
NEW ELECTRICAL WORK FOR NEW AIR CONDITIONING IN KITCHEN, WITHOUT FIRST OBTAINING REQUIRED PERMITS.

FBC 104.2.4
NEW PLUMBING FIXTURES (KITCHEN SINK AND HOT WATER HEATER) INSTALLED WITHOUT FIRST OBTAINING REQUIRED PERMITS.

FBC 104.2.11
NEW AIR CONDITIONING IN ALL UNITS WITHOUT FIRST OBTAINING REQUIRED PERMITS.

FBC 1015.2
GUARD RAIL IS LESS THAN 42" IN HEIGHT.

FBC 106.1.2
CERTIFICATE OF OCCUPANCY CHANGED EIGHT (8) UNITS AND ONE (1) OFFICE CONVERTED INTO NINE (9) UNITS.

FBC 1015.3
GUARD RAIL OPENINGS HAS OPENINGS MORE THAN 6".

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CASE NO: CE04061744
CASE ADDR: 1129 NE 3 AV
OWNER: BONNER, HENRY
INSPECTOR: MOHAMMED MALIK

VIOLATIONS: FBC 104.1

THERE HAVE BEEN PHYSICAL ALTERATIONS AND IMPROVEMENTS TO THE BUILDING WITHOUT FIRST OBTAINING THE REQUIRED BUILDING PERMIT. SUCH ITEMS INCLUDE, BUT ARE NOT LIMITED TO THE FOLLOWING:

1. DEMO INTERIOR AND EXTERIOR.
2. INSTALLED NEW EXTERIOR DOORS
3. INSTALLED NEW WINDOWS
4. INSTALLED NEW DRYWALL
5. RENOVATION OF KITCHEN CABINETS.

FBC 104.2.4

THERE HAVE BEEN PHYSICAL ALTERATIONS AND IMPROVEMENTS TO THE BUILDING WITHOUT FIRST OBTAINING THE REQUIRED PLUMBING PERMIT. SUCH ITEMS INCLUDE, BUT ARE NOT LIMITED TO THE FOLLOWING:

1. PLUMBING WORK IN BATHROOMS
2. KITCHEN CABINETS.

CASE NO: CE04061967
CASE ADDR: 1954 E SUNRISE BLVD
OWNER: WOODSON, NOEL J TR
INSPECTOR: ROBERT KISAREWICH

VIOLATIONS: NFPA 101 7.2.1.5.1

THE REAR EXIT DOOR IS PROVIDED WITH A PADLOCK AND SLIDE BOLT.

CASE NO: CE04061971
CASE ADDR: 1952 E SUNRISE BLVD
OWNER: WOODSON, NOEL J TR
INSPECTOR: ROBERT KISAREWICH

VIOLATIONS: NFPA 101 4-5.3.2

THE REAR EXIT DOOR IS BLOCKED AND OBSTRUCTED.

CASE NO: CE04081827
CASE ADDR: 1925 NW 9 AVE
OWNER: AMERICAN FEDERATED TITLE CORP
INSPECTOR: KENNETH REARDON

TO REQUEST AN EXTENSION

VIOLATIONS: FBC 104.2.4

REPLACED THE WATER HEATER AND DEMOLISHED THE LAUNDROMAT PLUMBING WITHOUT FIRST OBTAINING A PLUMBING PERMIT.

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FBC 104.1
DEMOLISHED THE LAUNDROMAT AND DID OFFICE BUILD OUT WITHOUT
FIRST OBTAINING A BUILDING PERMIT.

FBC 104.2.5
DEMOLISHED THE LAUNDROMAT AND DID OFFICE BUILD OUT
ELECTRICAL WORK WITHOUT FIRST OBTAINING AN ELECTRICAL
PERMIT.

CASE NO: CE04091380 TO REQUEST AN EXTENSION
CASE ADDR: 528 SW 24 AV
OWNER: CARTER, NICOLE
INSPECTOR: KENNETH REARDON

VIOLATIONS: FBC 104.2.11
INSTALLED A NEW CENTRAL AIR CONDITIONING SYSTEM WITHOUT
FIRST OBTAINING A MECHANICAL PERMIT.

CASE NO: CE96031433 TO REQUEST AN EXTENSION
CASE ADDR: 2181 SW 36 TER
OWNER: GONZALEZ, YULY
INSPECTOR: KENNETH REARDON

VIOLATIONS: 301(a)
BUILT AN ADDITION AT THE REAR OF THE HOUSE. INSTALLED
ALUMINUM ROOFS OVER THE FRONT PORCH AND REAR PATIO. CHANGED
THE WINDOWS AND INSTALLED SECURITY BARS ALL WITHOUT FIRST
OBTAINING BUILDING PERMITS.

301.1(e)
CONNECTED THE NEW CENTRAL AIR CONDITIONING UNIT. WIRING
FOR THE REAR ADDITION AND FLOOD LIGHTS WERE ADDED TO THE
FRONT EXTERIOR, ALL WITHOUT FIRST OBTAINING AN ELECTRICAL
PERMIT.

301.1(k)
INSTALLED A NEW CENTRAL AIR CONDITIONING UNIT WITHOUT FIRST
OBTAINING A MECHANICAL PERMIT.

3122.2(a)
THE BEDROOMS DO NOT HAVE TWO MEANS OF ESCAPE DUE TO THE
SECURITY BARS ON THE WINDOWS.

CASE NO: CE01120943
CASE ADDR: 1553 W SUNRISE BLVD
OWNER: JEANNOT, MICHEL R & YEANNOT, YOLAINE
INSPECTOR: ROBERT A PIGNATARO

VIOLATIONS: 105.1(a)
BARBED WIRE FENCEWAT REAR IS IN AN UNSAFE CONDITION, LOOSE,
FALLING AWAY AND BLOCKED UP AN OPENING WHERE A WALL AIR
CONDITIONER EXISTED.

AGENDA

CODE ENFORCEMENT BOARD

CITY COMMISSION MEETING ROOM - CITY HALL

JULY 26, 2005

10:00 AM

25-17

ADDRESS AND BAY NUMBERS ARE MISSING FROM THE BUILDING.

301(a)

BUILT AN INTERIOR PARTITION WALL IN THE WEST BAY, DID STUCCO WORK ON FRONT AND WEST SIDE OF BUILDING, BUILT A WALL SEPARATING THE MIDDLE BAY FROM THE EAST BAY ALL WITHOUT FIRST OBTAINING A BUILDING PERMIT. SIGN WAS INSTALLED FOR THE BEAUTY SALON WITHOUT A BUILDING PERMIT. SECURITY BARS INSTALLED WITHOUT BUILDING PERMIT.

301.1(d)

INSTALLED A WATER HEATER IN THE MIDDLE BAY WITHOUT FIRST OBTAINING A PLUMBING PERMIT.

301.1(e)

INSTALLED ELECTRIC IN THE WORK STATION OF THE BEAUTY SALON WITHOUT FIRST OBTAINING AN ELECTRICAL PERMIT. INSTALLED ELECTRICAL CONNECTION FOR THE BEAUTY SALON SIGN WITHOUT FIRST OBTAINING AN ELECTRICAL PERMIT.

301.1(k)

INSTALLED CENTRAL AIR CONDITIONING IN THE MIDDLE BAY WITHOUT FIRST OBTAINING A MECHANICAL PERMIT.

F.A.C. 4.6.4

THERE IS NO HANDICAPPED ACCESSIBLE PARKING SIGNAGE ON THIS PARKING LOT.

CASE NO:	CE04032185	TO REQUEST AN EXTENSION
CASE ADDR:	2901 E LAS OLAS BLVD	
OWNER:	WARD HARRIS PROPERTIES INC	
INSPECTOR:	ROBERT A PIGNATARO	

VIOLATIONS: FBC 104.1

THERE HAVE BEEN PHYSICAL ALTERATIONS TO THIS COMMERCIAL BUILDING TO INCLUDE BUT NOT LIMITED TO:
INSTALLED SHELVES, COUNTERS, & DRYWALL WITHOUT PERMITS.

FBC 104.2.11

INSTALLED A WALK IN COOLER WITHOUT PERMITS.

FBC 104.2.5

THERE HAVE BEEN PHYSICAL ALTERATIONS TO THE ELECTRICAL SYSTEMS OF THIS BUILDING TO INCLUDE BUT NOT LIMITED TO:
INSTALLED WIRING AND HOOKED UP APPLICANCES ALL WITHOUT PERMITS.

FBC 104.2.7

INSTALLED SIGNS ON THE BUILDING ON THE WINDOWS AND ON THE FREE STANDING POLE SIGN WITHOUT PERMITS.

FBC 11-4.6.1

THE ACCESSIBLE PARKING SPACE AT THIS BUILDING IS NOT TO CODE AND IS FADED.

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FBC 11-4.6.4
THE ACCESSIBLE SIGNAGE IS NOT PER CODE.

CASE NO: CE04101430 TO REQUEST AN EXTENSION
CASE ADDR: 2800 NW 62 ST
OWNER: PERFORMANCE TRADING INC
INSPECTOR: ROBERT A PIGNATARO

VIOLATIONS: FBC 104.1
THERE HAVE BEEN PHYSICAL ALTERATIONS AND IMPROVEMENTS TO THE INTERIOR AND EXTERIOR OF THIS STRUCTURE, TO INCLUDE, BUT NOT LIMITED TO:

1. COMPLETE BUILD OUT OF THE INTERIOR
2. INSTALLED FRAMING, DRYWALL, DOORS AND WINDOWS
3. SUBDIVIDED THE BUILDING FOR TWO (2) TENANTS
4. INSTALLED DECORATIVE PANELS; FOAM PANELS AND COLUMNS ON THE EXTERIOR OF THE BUILDING

FBC 104.2.4
INSTALLED PLUMBING TO INCLUDE, BUT NOT LIMITED TO:

1. PLUMBING FIXTURES
2. PLUMBING PIPE
3. INSTALLED NEW PIPE FOR AIRLINES ON EXTERIOR OF THE BUILDING

FBC 104.2.11
INSTALLED AIR CONDITIONER IN THIS BUILDING TO INCLUDE, BUT NOT LIMITED TO:

1. INSTALLED CENTRAL AIR CONDITIONING UNITS WITHOUT PERMITS.

FMC 403.3
MECHANICAL VENTILATION IS REQUIRED FOR REPAIR GARAGES.

FBC 104.2.5
INSTALLED ELECTRICAL IN THE BUILDING TO INCLUDE, BUT NOT LIMITED TO:

1. ELECTRICAL WIRING INSIDE AND OUTSIDE OF THE WALLS
2. INSTALLED LIGHT FIXTURES
3. INSTALLED ELECTRICAL FOR EXTERIOR AIR COMPRESSOR
4. INSTALLED ELECTRICAL FOR NEW AIR CONDITIONING UNIT ON EXTERIOR OF THE BUILDING.

FBC 704.3.1
THE ONE HOUR TENANT SEPARATION BETWEEN TENANTS IS NOT PER CODE.

FBC 11-4.6.1
THERE IS NO PERMITTED ACCESSIBLE PARKING SPACE FOR THIS BUILDING.

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FBC 11-4.6.4
THERE IS ACCESSIBLE SIGNAGE AT THIS BUILDING.

FBC 11-4.8
THERE IS NO ACCESSIBLE RAMP TO THIS BUILDING.

FBC 1503.4.4
THE DOWNSPOUTS NEXT TO THE COVERED PARKING ROOF ARE NOT PER CODE.

47-19.9 A.2.
INSTALLED SEVERAL BOATS AND TRAILERS OUTSIDE IN THE PARKING LOT AND ON THE GRASS. INSTALLED STORAGE CONTAINERS OUTSIDE. HAS PILES OF TIRES AND MISCELLANEOUS STORAGE OUTSIDE.

47-19.9 A.
REPAIRING BOATS OUTDOORS TO INCLUDE, BUT NOT LIMITED TO:

- 1. REPAIRING AND/OR REPLACING OF BOAT ENGINES

CASE NO: CE05011073
CASE ADDR: 34 NURMI DR
OWNER: BRYANT, JOHN & LORNA
INSPECTOR: ROBERT A PIGNATARO

VIOLATIONS: FBC 104.1
THERE HAVE BEEN PHYSICAL ALTERATIONS AND IMPROVEMENTS TO THE INTERIOR AND EXTERIOR OF THIS SINGLE FAMILY HOUSE WITHOUT FIRST OBTAINING THE REQUIRED BUILDING PERMITS, INCLUDING, BUT NOT LIMITED TO:

- A. REMOVED WALLS
- B. INSTALLED NEW FRAMINGC.
- C. INSTALLED NEW DRYWALL
- D. INSTALLED NEW DOORS
- E. INSTALLED NEW WINDOWS
- F. INSTALLED NEW CABINETS AND COUNTER TOPS

FBC 104.2.11
INSTALLED NEW MECHANICAL PLUMBING AND REMOVED MECHANICAL EQUIPMENT.

FBC 104.2.4
INSTALLED NEW PLUMBING IN THE WALLS, NEW WATER HEATER, SINKS, WITHOUT THE REQUIRED PLUMBING PERMITS.

FBC 104.2.5
INSTALLED NEW ELECTRICAL IN THE WALLS, CEILINGS AND FLOORS WITHOUT THE REQUIRED ELECTRICAL PERMITS.

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CASE NO: CE04052003
CASE ADDR: 1831 NW 27 TER
OWNER: FLOWERS, EFFRAM CORTEZ
INSPECTOR: WAYNE STRAWN

VIOLATIONS: 2301.2.1
THE DESIGN OF THE ROOF CONSTRUCTED OVER THE FRONT DOORS DOES NOT CONFORM TO GOOD ENGINEERING PRACTICE. THE GRAVITY AND WIND LOADING REQUIREMENTS OF THE FLORIDA BUILDING CODE ARE NOT PROVIDED BY THIS DESIGN.

FBC 104.1
BUILDING ALTERATIONS HAVE BEEN DONE WITHOUT PERMITS. THE ALTERATIONS ARE THE CONSTRUCTION OF SMALL ROOF OVER THE FRONT DOORS AND THE INSTALLATION OF THE DOUBLE DOORS. THE FRONT WALL WAS REBUILT TO FACILITATE THE DOOR INSTALLATION.

FBC 3401.6
THE ROOF STRUCTURE OVER THE FRONT DOORS IS NOT SAFE. IT IS CONSTRUCTED IMPROPERLY AND WITHOUT OBTAINING THE REQUIRED PERMIT.

CASE NO: CE04071925
CASE ADDR: 2491 NW 16 CT
OWNER: SULLIVAN, GERALDINE R & KLEM, EDWARD & ANNE
INSPECTOR: WAYNE STRAWN

VIOLATIONS: FBC 104.1
A METAL STORAGE BUILDING APPROXIMATELY TWENTY (20) FEET LONG AND EIGHT (8) FEET WIDE HAS BEEN ERECTED/CONSTRUCTED AT THE REAR OF THE PROPERTY WITHOUT OBTAINING THE REQUIRED PERMIT.

ALTERATIONS OF THE DWELLING ON THE PROPERTY HAVE ALSO BEEN ACCOMPLISHED WITHOUT OBTAINING THE REQUIRED PERMIT. THE ALTERATIONS INCLUDE, BUT MAY NOT BE LIMITED TO THE ALTERATION OF THE FLOOR PLAN, ENCLOSURE OF THE FRONT PORCH, THE INSTALLATION OF WINDOWS AND DOORS, AND THE ENCLOSURE OF AN AREA AT THE REAR OF THE CARPORT.

FBC 104.2.5
A CIRCUIT HAS BEEN ADDED TO POWER THE CENTRAL AIR CONDITIONING UNIT AT THE REAR OF THE BUILDING.
