



CITY OF
FORT LAUDERDALE

Venice of America

CODE ENFORCEMENT BOARD HEARING AGENDA

NOVEMBER 22, 2011
9:00 AM

CITY COMMISSION MEETING ROOM - CITY HALL
100 N ANDREWS AVENUE
FT. LAUDERDALE, FL 33301

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.

Note: If any person decides to appeal any decision made with respect to any matter considered at this public meeting or hearing he/she will need a record of the proceedings and for such purpose, he/she may 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.

Board Members: Jan Sheppard, **Chair** • Howard Nelson, **Vice Chair** • Genia Ellis
• Joan Hinton • Howard Elfman • Chad Thilborger • Paul Dooley
• Joshua Miron (alternate) • P J Espinal (alternate) • Robert Smith (alternate)
• **Board Attorney:** Bruce Jolly

TWO OR MORE FORT LAUDERDALE CITY COMMISSIONERS OR MEMBERS OF A CITY OF FORT LAUDERDALE ADVISORY BOARD MAY BE IN ATTENDANCE AT THIS MEETING.

COMMUNICATION TO THE CITY COMMISSION WILL BE ADDRESSED AT THE END OF THE HEARING.

NEW BUSINESS

CASE NO: CE05060569
CASE ADDR: 1726 NW 7 AVE
OWNER: LOUIS CALLAWAY PROPERTIES LLC
INSPECTOR: GEORGE OLIVA

VIOLATIONS: FBC(2007) 105.4.5

THE ELECTRICAL SYSTEM OF THE FACILITY HAS BEEN CHANGED WITHOUT OBTAINING A PERMIT IN THE FOLLOWING MANNER, INCLUDING BUT NOT LIMITED TO:

1. THE ELECTRICAL LOAD DEMAND WAS INCREASED BY ADDING TWO CENTRAL A/C'S WITH 7.5 KW ELECTRICAL HEATERS THAT REQUIRE A 220V RUN, 50 AMPS SERVICE EXTRA FOR EACH UNIT. BY HIS ACTIONS THE OWNER IS INCREASING THE AMPERAGE LOADS IN THE MAIN ELECTRICAL PANEL OVER THE TOTAL AMPS LOAD RATED THAT IS PERMITTED AND IT HAS BECOME AN ELECTRICAL FIRE HAZARD.

FBC(2007) 105.4.11

THE BUILDING WAS ALTERED IN THE FOLLOWING MANNER WITHOUT FIRST OBTAINING THE REQUIRED PERMIT:

1. TWO CENTRAL A/C UNITS WERE INSTALLED WITH DUCT WORK AND ELECTRICAL HEATERS.

CASE NO: CE10021056
CASE ADDR: 2825 SW 14 ST
OWNER: SMITH, ARICIA
INSPECTOR: GEORGE OLIVA

VIOLATIONS: FBC(2007) 105.1

THE BUILDING HAS BEEN CHANGED IN THE FOLLOWING MANNER WITHOUT OBTAINING THE REQUIRED PERMITS OR INSPECTIONS:

1. WINDOWS WERE REPLACED AT THE DWELLING ON THE SOUTH AND EAST SIDES.

FBC(2007) 105.4.5

THE ELECTRICAL SYSTEM OF THE FACILITY HAS BEEN CHANGED WITHOUT OBTAINING A PERMIT IN THE FOLLOWING MANNER, INCLUDING BUT NOT LIMITED TO:

1. ELECTRICAL LOAD DEMAND WAS INCREASED BY ADDING A CENTRAL A/C WITH ELECTRICAL HEATER (7.5 KW). IT HAS NOT BEEN DEMONSTRATED TO WITHSTAND THE REQUIRED AMPERAGE LOADING THROUGH THE PERMITTING PROCESS.

CITY OF FORT LAUDERDALE
CODE ENFORCEMENT BOARD AGENDA
CITY COMMISSION MEETING ROOM - CITY HALL
NOVEMBER 22, 2011 - 9:00 AM

Page 2

FBC(2007) 105.4.11

THE MECHANICAL SYSTEM OF THE FACILITY HAS BEEN CHANGED WITHOUT OBTAINING A PERMIT IN THE FOLLOWING MANNER, INCLUDING BUT NOT LIMITED TO:
1. THERE IS A NEW CENTRAL A/C THAT WAS INSTALLED WITH DUCT WORK AND ELECTRICAL HEATER.

FBC(2007) 1612.1.2

ALL THE WINDOW INSTALLATIONS HAVE NOT BEEN DEMONSTRATED TO WITHSTAND THE REQUIRED WIND LOADING THROUGH THE PERMITTING PROCESS.

FBC(2007) 1626.1

THE NEW WINDOWS NEED TO BE IMPACT RESISTANT OR BE PROTECTED BY AN APPROVED HURRICANE PROTECTION SYSTEM.

CASE NO: CE11071188
CASE ADDR: 1316 NW 1 AVE
OWNER: EIFE, ERIC
INSPECTOR: GEORGE OLIVA

VIOLATIONS: FBC(2007) 105.1

THE BUILDING HAS BEEN CHANGED IN THE FOLLOWING MANNER WITHOUT OBTAINING THE REQUIRED PERMITS OR INSPECTIONS:

A STOP WORK ORDER WAS ISSUED ON JULY 15, 2011 FOR WORK IN PROGRESS WITHOUT A PERMIT:

1. WINDOWS AND EXTERIOR DOORS HAVE BEEN REPLACED.
2. A WOOD FENCE WAS BUILT ON THE SOUTH SIDE OF THE PROPERTY LOT.

FBC(2007) 105.4.4

THE PLUMBING SYSTEM OF THE FACILITY HAS BEEN CHANGED WITHOUT OBTAINING A PERMIT IN THE FOLLOWING MANNER, INCLUDING BUT NOT LIMITED TO:
1. THE WELL PUMP FOR THE SPRINKLER SYSTEM WAS REPLACED.

FBC(2007) 105.4.11

THE MECHANICAL SYSTEM OF THE FACILITY HAS BEEN CHANGED WITHOUT OBTAINING A PERMIT IN THE FOLLOWING MANNER, INCLUDING BUT NOT LIMITED TO:
1. THE PREVIOUS OWNER INSTALLED A CENTRAL A/C WITH DUCT WORK AND ELECTRICAL HEATERS.

FBC(2007) 1612.1.2

ALL THE WINDOWS AND DOOR INSTALLATIONS HAVE NOT BEEN DEMONSTRATED TO WITHSTAND THE REQUIRED WIND LOADING THROUGH THE PERMITTING AND INSPECTION PROCESS.

FBC(2007) 1626.1

THE WINDOWS AND DOORS WITH GLASS PANELS THAT WERE INSTALLED DO NOT PROVIDE THE REQUIRED RESISTANCE TO THE IMPACT OF WINDBORNE DEBRIS. AN APPROVED SHUTTER SYSTEM HAS NOT BEEN PROVIDED.

CASE NO: CE10091242
CASE ADDR: 950 SW 39 AVE
OWNER: BANK OF AMERICA NA
INSPECTOR: GEORGE OLIVA

VIOLATIONS: FBC(2007) 105.1

THE BUILDING HAS BEEN CHANGED IN THE FOLLOWING MANNER WITHOUT OBTAINING THE REQUIRED PERMITS OR INSPECTIONS:
1. THE PROPERTY WAS REROOFED WITH BARREL TILES.
2. THE WINDOWS, THE EXTERIOR DOORS AND THE GARAGE DOOR WERE REPLACED.
3. STUCCO WORK HAS BEEN DONE ON THE OUTSIDE WALLS.
4. INTERIOR REMODELING OF THE KITCHEN AND BATHROOMS.

FBC(2007) 105.4.4

THE PLUMBING SYSTEM OF THE FACILITY HAS BEEN CHANGED WITHOUT OBTAINING A PERMIT IN THE FOLLOWING MANNER, INCLUDING BUT NOT LIMITED TO:
1. PLUMBING ALTERATIONS WERE DONE TO REMODEL THE KITCHEN AND BATHROOM WITH NEW WASTE AND HOT AND COLD WATER PIPES. THEY WERE HOOKED UP TO THE NEW PLUMBING FIXTURES.

FBC(2007) 105.4.5

THE ELECTRICAL SYSTEM OF THE FACILITY HAS BEEN CHANGED WITHOUT OBTAINING A PERMIT IN THE FOLLOWING MANNER, INCLUDING BUT NOT LIMITED TO:
1. THE COUNTERTOPS BACK SPLASH WAS REPLACED.
2. THE ELECTRICAL OUTLETS MUST MEET THE N.E.C. 210.8 REQUIREMENTS.

FBC(2007) 1604.1

THE NEW GARAGE DOOR THAT WAS INSTALLED AND THE STRUCTURE FOR THE NEW BARREL ROOF DO NOT MEET THE STANDARD FOR GRAVITY LOADING AND HAVE NOT BEEN DEMONSTRATED TO WITHSTAND THE REQUIRED WIND LOADING THROUGH THE PERMITTING PROCESS.

FBC(2007) 1612.1.2

ALL THE WINDOWS AND DOOR INSTALLATIONS HAVE NOT BEEN DEMONSTRATED TO WITHSTAND THE REQUIRED WIND LOADING THROUGH THE PERMITTING AND INSPECTION PROCESS.

FBC(2007) 1626.1

THE WINDOWS AND DOORS WITH GLASS PANELS THAT HAVE BEEN INSTALLED DO NOT PROVIDE THE REQUIRED RESISTANCE TO THE IMPACT OF WINDBORNE DEBRIS. AN APPROVED SHUTTER SYSTEM HAS NOT BEEN PROVIDED AS PER FBC(2007) 1609.1.2

CASE NO: CE11010478
CASE ADDR: 2701 NW 21 ST
OWNER: RIVERS, AGNES
INSPECTOR: GEORGE OLIVA

VIOLATIONS: FBC(2007) 105.1

THE BUILDING HAS BEEN CHANGED IN THE FOLLOWING MANNER WITHOUT OBTAINING THE REQUIRED PERMITS OR INSPECTIONS:

A STOP WORK ORDER WAS ISSUED FOR REPLACING THE FRONT DOOR, THE WEST SIDE DOOR, AND THE DOOR OPENING THAT WAS ENCLOSED WITH WOOD AND STUCCO. ALL THE WORK IS BEING DONE OUTSIDE THE SCOPE OF THE PERMIT THAT WAS ISSUED TO HAVE ONLY THE WINDOWS REPLACED.

CITY OF FORT LAUDERDALE
CODE ENFORCEMENT BOARD AGENDA
CITY COMMISSION MEETING ROOM - CITY HALL
NOVEMBER 22, 2011 - 9:00 AM

Page 5

CASE NO: CE11042219
CASE ADDR: 1559 NW 10 PL
OWNER: ARCO PROPERTY MANAGEMENT LLC
INSPECTOR: GEORGE OLIVA

VIOLATIONS: FBC(2007) 105.1

THE BUILDING HAS BEEN CHANGED IN THE FOLLOWING MANNER WITHOUT OBTAINING THE REQUIRED PERMITS OR INSPECTIONS:

1. NEW WINDOWS AND DOORS HAVE BEEN INSTALLED.
2. THE EXTERIOR WALLS HAVE BEEN RE-SURFACED WITH STUCCO.
3. THE BUILDING HAS BEEN RE-ROOFED.
4. FOUND AN ILLEGAL ADDITION IN THE REAR OF THE PROPERTY MADE OUT OF 2X4 AND PLYWOOD.
5. CENTRAL A/C WAS INSTALLED.
6. ELECTRICAL PERMIT #05030362 (SERVICE CHANGE), BUILDING PERMIT #06053683 (WINDOWS) & #06053685 (HURRICANE SHUTTERS) ARE EXPIRED. THIS IS NOW WORK WITHOUT A PERMIT.

FBC(2007) 105.4.5

THE ELECTRICAL SYSTEM OF THE FACILITY HAS BEEN CHANGED WITHOUT OBTAINING A PERMIT IN THE FOLLOWING MANNER, INCLUDING BUT NOT LIMITED TO:

1. THE ELECTRICAL SERVICE TO THE PROPERTY WAS UPGRADED WITH A PERMIT THAT WAS ALLOWED TO EXPIRE.
2. THE KITCHEN WAS REMODELED WITH A PERMIT THAT WAS VOIDED AFTER THE WORK WAS DONE.

FBC(2007) 105.4.11

THE MECHANICAL SYSTEM OF THE FACILITY HAS BEEN CHANGED WITHOUT OBTAINING A PERMIT IN THE FOLLOWING MANNER, INCLUDING BUT NOT LIMITED TO:

1. A CENTRAL A/C WAS INSTALLED WITH ALL THE DUCT WORK AND AN ELECTRICAL HEATER.

FBC(2007) 105.10.3.1

THERE ARE BUILDING PERMITS, WHICH FAILED INSPECTION AND/OR WERE LEFT TO EXPIRE:

1. ELECTRICAL PERMIT #05030362 (SERVICE CHANGE).
2. BUILDING PERMIT #06053683 (WINDOWS).
3. PERMIT #06053685 (HURRICANE SHUTTERS).

FBC(2007) 1604.1

THE STRUCTURE FOR THE ADDITION IN THE REAR DOES NOT MEET THE STANDARD FOR GRAVITY LOADING AND HAS NOT BEEN DEMONSTRATED TO WITHSTAND THE REQUIRED WIND LOADING THROUGH THE PERMITTING PROCESS. ALL THE STRUCTURES THAT WERE DONE ILLEGALLY ARE DEEMED TO BE UNSAFE AND THE CONSTRUCTION IS UNDERDESIGNED. THEY WOULD NOT PROVIDE THE REQUIRED RESISTANCE TO UPLIFT AND WHICH THE CODE PROTECTS ITS NEIGHBORS FROM FLYING DEBRIS IN A STORM WHICH THIS STRUCTURE MAY BECOME. THEY MUST BE REMOVED.

FBC(2007) 1612.1.2

ALL THE WINDOW INSTALLATIONS HAVE NOT BEEN DEMONSTRATED TO WITHSTAND THE REQUIRED WIND LOADING THROUGH THE PERMITTING AND INSPECTIONS PROCESS.

FBC(2007) 1626.1

THE WINDOWS THAT WERE INSTALLED DO NOT PROVIDE THE REQUIRED RESISTANCE TO THE IMPACT OF WINDBORNE DEBRIS. AN APPROVED SHUTTER SYSTEM HAS NOT BEEN PROVIDED.

CASE NO: CE11050748
CASE ADDR: 1389 SW 24 AVE
OWNER: BLANC, CLAUD
INSPECTOR: GEORGE OLIVA

VIOLATIONS: FBC(2007) 105.1

THE BUILDING HAS BEEN CHANGED IN THE FOLLOWING MANNER WITHOUT OBTAINING THE REQUIRED PERMITS OR INSPECTIONS:

1. THE LEGAL ADDITION OF 680 SQ.FT. BUILT BACK IN 1996 FOR A FAMILY ROOM AND PORCH WAS CONVERTED INTO A RENTAL APARTMENT #B WITH A KITCHEN AREA SINK DRAINING INTO THE GROUND IN THE BACKYARD.
2. THE WINDOWS AND FRONT DOOR WERE REPLACED WITH AN APPLIED PERMIT ONLY.
3. THERE ARE TWO ILLEGAL WOOD STRUCTURES THAT WERE BUILT IN THE REAR OF THE PROPERTY. ONE IS USED AS A CHICKEN HUT AND THE OTHER AS A STORAGE SHED.

FBC(2007) 105.4.4

THE PLUMBING SYSTEM OF THE FACILITY HAS BEEN CHANGED WITHOUT OBTAINING A PERMIT IN THE FOLLOWING MANNER, INCLUDING BUT NOT LIMITED TO:
1. THE PLUMBING ALTERATIONS WERE DONE TO BUILD THE NEW KITCHEN AREA WITH DRAINAGE PIPES INTO THE BACKYARD AND HOT AND COLD WATER SUPPLIED LINES TO THE NEW FIXTURES.

FBC(2007) 105.4.5

THE ELECTRICAL SYSTEM OF THE FACILITY HAS BEEN CHANGED WITHOUT OBTAINING A PERMIT IN THE FOLLOWING MANNER, INCLUDING BUT NOT LIMITED TO:
1. THE ELECTRICAL OUTLETS, SWITCHES AND LAMPS THAT WERE INSTALLED IN THE NEW KITCHEN AREA MUST MEET THE NEC 210.8 REQUIREMENTS.

FBC(2007) 109.10

THE WORK WAS PERFORMED AND COVERED WITHOUT OBTAINING THE REQUIRED APPROVALS THROUGH THE PERMITTING AND INSPECTION PROCESS.

FBC(2007) 110.1.1

THE USE AND THE OCCUPANCY OF THE BUILDING HAVE CHANGED FROM THE ORIGINALLY PERMITTED OCCUPANCY CLASSIFICATION, SINGLE FAMILY TO MULTI-FAMILY, WITHOUT OBTAINING THE REQUIRED CERTIFICATE OF OCCUPANCY AND PERMITS FROM THE CITY OF FORT LAUDERDALE.

FBC(2007) 1604.1

THE STRUCTURES FOR THE TWO WOOD SHEDS DO NOT MEET THE STANDARD FOR GRAVITY LOADING AND HAVE NOT BEEN DEMONSTRATED TO WITHSTAND THE REQUIRED WIND LOADING THROUGH THE PERMITTING PROCESS. ALL THE STRUCTURES THAT WERE DONE ILLEGALLY ARE DEEMED TO BE UNSAFE AND THE CONSTRUCTION IS UNDERDESIGNED. THEY WOULD NOT PROVIDE THE REQUIRED RESISTANCE TO UPLIFT WHICH THE CODE PROTECTS ITS NEIGHBORS FROM FLYING DEBRIS IN A STORM WHICH THIS STRUCTURE MAY BECOME. SO THEY MUST BE REMOVED.

FBC(2007) 1612.1.2

ALL THE WINDOWS AND DOOR INSTALLATIONS HAVE NOT BEEN DEMONSTRATED TO WITHSTAND THE REQUIRED WIND LOADING THROUGH THE PERMITTING AND INSPECTION PROCESS.

CITY OF FORT LAUDERDALE
CODE ENFORCEMENT BOARD AGENDA
CITY COMMISSION MEETING ROOM - CITY HALL
NOVEMBER 22, 2011 - 9:00 AM

Page 8

FBC(2007) 1626.1

THE WINDOWS AND DOORS THAT HAVE BEEN INSTALLED DO NOT PROVIDE THE REQUIRED RESISTANCE TO THE IMPACT OF WINDBORNE DEBRIS. AN APPROVED SHUTTER SYSTEM HAS NOT BEEN PROVIDED.

CASE NO: CE10110947
CASE ADDR: 2323 NW 12 CT
OWNER: BAKSH, AZIM
INSPECTOR: GEORGE OLIVA

VIOLATIONS: FBC(2007) 105.1

THE BUILDING HAS BEEN CHANGED IN THE FOLLOWING MANNER WITHOUT OBTAINING THE REQUIRED PERMITS OR INSPECTIONS:

1. A STORAGE ROOM WAS BUILT AT THE REAR OF THE PROPERTY TO HOUSE THE WATER HEATER WITH ALL THE ELECTRICAL AND PLUMBING HOOK-UPS.

FBC(2007) 105.4.4

THE PLUMBING SYSTEM OF THE FACILITY HAS BEEN CHANGED WITHOUT OBTAINING A PERMIT IN THE FOLLOWING MANNER, INCLUDING BUT NOT LIMITED TO:

1. THE WATER HEATER WAS RELOCATED TO A ROOM THAT WAS BUILT TO HOUSE THE WATER HEATER WITH ALL THE WATER PIPING CONNECTIONS.

FBC(2007) 105.4.5

THE ELECTRICAL SYSTEM OF THE FACILITY HAS BEEN CHANGED WITHOUT OBTAINING A PERMIT IN THE FOLLOWING MANNER, INCLUDING BUT NOT LIMITED TO:

1. THE 220V POWER SUPPLY TO THE WATER HEATER WAS REROUTED TO ITS NEW LOCATION INSIDE THE STORAGE ROOM.

FBC(2007) 1604.1

THE ADDITION ON THE NORTHWEST CORNER OF THE BUILDING WHICH HOUSES A WATER HEATER IS NOT BUILT STRONG ENOUGH TO RESIST THE WIND AND GRAVITY LOADS THAT MAY BE IMPOSED. THE CONSTRUCTION METHODS AND MATERIALS DO NOT CONFORM TO ANY CODE, PAST OR PRESENT.

CITY OF FORT LAUDERDALE
CODE ENFORCEMENT BOARD AGENDA
CITY COMMISSION MEETING ROOM - CITY HALL
NOVEMBER 22, 2011 - 9:00 AM

Page 9

CASE NO: CE09091034
CASE ADDR: 600 SE 2 CT
OWNER: PAWACQCO HOLDINGS 5 LLC
% MORRIS BROWN
INSPECTOR: GERRY SMILEN

VIOLATIONS: FBC 105.1
THE TWO STORY COMMERCIAL BUILDING WAS ALTERED WITH
THE INSTALLATION OF A SEALOFLEX ROOF SYSTEM
WITHOUT OBTAINING A PERMIT. PERMIT APPLICATION
08071906 FOR A SEALOFLEX COATING WAS SUBMITTED ON
7/24/08 AND WAS NEVER ISSUED.

CASE NO: CE10081853
CASE ADDR: 100 SE 15 AVE
OWNER: COLEE HAMMOCK MEDICAL
CENTER HOLDINGS LLC
INSPECTOR: GERRY SMILEN

VIOLATIONS: FBC(2007) 105.4.11
NEW A/C EQUIPMENT HAS BEEN INSTALLED WITHOUT
OBTAINING THE REQUIRED PERMITS.

CASE NO: CE11033008
CASE ADDR: 927 N ANDREWS AV
OWNER: JOHN MAR III LLC
INSPECTOR: GERRY SMILEN

VIOLATIONS: FBC(2007) 105.1
THE PARKING LOT OF THE AUTOMOBILE DEALERSHIP HAS
BEEN RESURFACED WITHOUT A PERMIT.

FBC(2007) 11-4.6.3
THE HANDICAP PARKING SPACE DOES NOT MEET THE
REQUIREMENTS OF THE ADA OR FLORIDA BUILDING CODE.

FBC(2007) 11-4.6.4
THE SIGNAGE FOR THE HANDICAP PARKING SPACE DOES
NOT MEET THE REQUIREMENTS OF THE ADA OR THE
FLORIDA BUILDING CODE.

CITY OF FORT LAUDERDALE
CODE ENFORCEMENT BOARD AGENDA
CITY COMMISSION MEETING ROOM - CITY HALL
NOVEMBER 22, 2011 - 9:00 AM

Page 10

CASE NO: CE11051122
CASE ADDR: 212 SW 9 AVE
OWNER: AVENTIN CAPITAL FUND LLC
INSPECTOR: GERRY SMILEN

VIOLATIONS: FBC(2007) 105.1

THE FOLLOWING WORK HAS BEEN PERFORMED ON THE
DUPLEX BUILDING WITHOUT OBTAINING THE REQUIRED
PERMITS:

1. NEW EXTERIOR DOORS HAVE BEEN INSTALLED.
2. NEW KITCHEN CABINETS HAVE BEEN INSTALLED.
3. NEW COUNTERTOPS AND BACKSPLASHES HAVE BEEN
INSTALLED.

FBC(2007) 105.4.4

THE PLUMBING SYSTEM HAS BEEN ALTERED IN THE
FOLLOWING MANNER WITHOUT OBTAINING THE REQUIRED
PERMITS:

1. NEW KITCHEN FIXTURES HAVE BEEN INSTALLED.
2. NEW HOSE BIBS AND PIPING HAVE BEEN INSTALLED.
3. NEW WASHING MACHINE CONNECTIONS HAVE BEEN
INSTALLED.
4. BATHROOM FIXTURES HAVE BEEN REMOVED.
5. NEW BATHTUBS HAVE BEEN INSTALLED.
6. NEW WATER MAIN SHUT OFF VALVES HAVE BEEN
INSTALLED.

FBC(2007) 105.4.5

THE ELECTRICAL SYSTEM HAS BEEN ALTERED IN THE
FOLLOWING MANNER WITHOUT OBTAINING THE REQUIRED
PERMITS:

1. ELECTRICAL OUTLETS AND SWITCHES IN THE KITCHENS
AND BATHROOMS.
2. THE WEATHER HEAD FOR THE ELECTRICAL SERVICE.

CITY OF FORT LAUDERDALE
CODE ENFORCEMENT BOARD AGENDA
CITY COMMISSION MEETING ROOM - CITY HALL
NOVEMBER 22, 2011 - 9:00 AM

Page 11

CASE NO: CE11052281
CASE ADDR: 904 NE 15 AV
OWNER: ESTRADA, VICTOR
INSPECTOR: GERRY SMILEN

VIOLATIONS: FBC(2007) 105.1

THE SINGLE FAMILY DWELLING HAS BEEN ALTERED IN THE FOLLOWING MANNER WITHOUT OBTAINING THE REQUIRED PERMITS:

1. A SECOND KITCHEN HAS BEEN INSTALLED.
2. A SHED HAS BEEN PLACED ON THE PROPERTY.
3. NEW WINDOWS HAVE BEEN INSTALLED.

FBC(2007) 105.4.4

THE FOLLOWING PLUMBING WORK HAS BEEN COMPLETED WITHOUT OBTAINING THE REQUIRED PERMITS:

1. PLUMBING FOR THE SECOND KITCHEN.
2. WATER SUPPLY LINES.

FBC(2007) 105.4.5

THE FOLLOWING ELECTRICAL WORK HAS BEEN COMPLETED WITHOUT OBTAINING THE REQUIRED PERMITS:

1. PREMISE WIRING.
2. SECURITY LIGHTING.
3. KITCHEN WIRING.

FBC(2007) 105.4.8

AN AWNING HAS BEEN INSTALLED WITHOUT A PERMIT.

FBC(2007) 105.4.18

A WOOD FENCE HAS BEEN INSTALLED WITHOUT A PERMIT.

FBC(2007) 110.1.1

THE USE AND OCCUPANCY HAS CHANGED WITHOUT OBTAINING THE REQUIRED APPROVALS AND CERTIFICATE OF OCCUPANCY.

FBC(2007) 708.3

THE TENANT SEPARATION FOR THE TWO RESIDENTIAL UNITS HAS NOT BEEN PROVEN TO COMPLY WITH THE FLORIDA BUILDING CODE BY NOT GOING THROUGH THE PERMITTING AND INSPECTION PROCESS.

CITY OF FORT LAUDERDALE
CODE ENFORCEMENT BOARD AGENDA
CITY COMMISSION MEETING ROOM - CITY HALL
NOVEMBER 22, 2011 - 9:00 AM

Page 12

CASE NO: CE11061689
CASE ADDR: 839 SW 13 ST
OWNER: RICHARDS, EVELYN
INSPECTOR: GERRY SMILEN

VIOLATIONS: FBC(2007) 105.1
THE DUPLEX PROPERTY HAS BEEN ALTERED WITH THE
CONSTRUCTION OF A SHED IN THE REAR WITHOUT A
PERMIT.

FBC(2007) 105.4.5
ELECTRICAL POWER AND WIRING HAS BEEN COMPLETED AND
CONNECTED TO THE SHED WITHOUT A PERMIT.

FBC(2007) 105.4.11
A WALL A/C UNIT HAS BEEN INSTALLED WITHOUT A
PERMIT.

CASE NO: CE10120005
CASE ADDR: 525 NE 1 AV
OWNER: LARSEN, ROBERT H JR
INSPECTOR: GERRY SMILEN

VIOLATIONS: 9-279(d)(3)
THE TOILET AND BATH FACILITIES ARE NOT ACCESSIBLE
WITHOUT HAVING TO GO OUTSIDE TO USE THEM.

FBC(2007) 105.1
THE FOLLOWING WORK HAS BEEN DONE WITHOUT OBTAINING
THE REQUIRED PERMITS:
1. A SLIDING DOOR HAS BEEN INSTALLED IN THE
GARAGE.
2. A TRIPLE WINDOW HAS BEEN INSTALLED IN THE
GARAGE.
3. WOODEN OVERHANGS HAVE BEEN INSTALLED.
4. A BAMBOO TUB ENCLOSURE HAS BEEN CONSTRUCTED
OUTSIDE.
5. A WOOD TOILET ENCLOSURE HAS BEEN ERECTED
OUTSIDE.

CITY OF FORT LAUDERDALE
CODE ENFORCEMENT BOARD AGENDA
CITY COMMISSION MEETING ROOM - CITY HALL
NOVEMBER 22, 2011 - 9:00 AM

Page 13

FBC(2007) 105.4.4

THE PLUMBING SYSTEM OF THE PROPERTY HAS BEEN ALTERED IN THE FOLLOWING MANNER WITHOUT OBTAINING THE REQUIRED PERMITS:

1. A WATER HEATER WAS INSTALLED OUTSIDE.
2. WASHING MACHINE CONNECTIONS HAVE BEEN INSTALLED.
3. LAVATORIES HAVE BEEN INSTALLED IN THE GARAGES.
4. AN OUTDOOR SHOWER HAS BEEN INSTALLED.
5. AN OUTDOOR TOILET HAS BEEN INSTALLED.

FBC(2007) 105.4.5

THE FOLLOWING ELECTRICAL WORK HAS BEEN PERFORMED WITHOUT OBTAINING THE REQUIRED PERMITS:

1. A WATER HEATER HAS BEEN CONNECTED.
2. A 220 VOLT DRYER OUTLET HAS BEEN INSTALLED OUTSIDE.
3. EXTERIOR LIGHTING HAS BEEN INSTALLED.
4. OUTLETS AND SWITCHES HAVE BEEN ADDED TO THE GARAGES.

FBC(2007) 105.4.11

A WALL A/C UNIT HAS BEEN INSTALLED IN A MASONRY WALL WITHOUT OBTAINING A PERMIT.

FBC(2007) 110.1.1

THE OCCUPANCY USE FOR THE TWO GARAGES HAS CHANGED TO HABITABLE SPACE WITHOUT THE REQUIRED APPROVALS AND CORRECT CERTIFICATE OF OCCUPANCY.

CASE NO: CE10010191
CASE ADDR: 3000 N FEDERAL HWY # 12
OWNER: SF 26 ENTERPRISES INC
INSPECTOR: BURT FORD

VIOLATIONS: FBC 105.1
ON 12/24/09 WHILE CONDUCTING A BUSINESS TAX INSPECTION, I NOTICED THAT A STAND-BY GENERATOR HAD BEEN INSTALLED AS WELL AS A/C UNITS AT THE REAR OF THE BUILDING. I COULD NOT FIND A PERMIT FOR THESE UNITS IN THE COMPUTER.

CITY OF FORT LAUDERDALE
CODE ENFORCEMENT BOARD AGENDA
CITY COMMISSION MEETING ROOM - CITY HALL
NOVEMBER 22, 2011 - 9:00 AM

Page 14

CASE NO: CE10042732
CASE ADDR: 2400 E OAKLAND PARK BLVD # 101
OWNER: SEA GRAPE OF SOUTH FLORIDA LLC
INSPECTOR: BURT FORD

VIOLATIONS: FBC 105.1
DURING A BUSINESS TAX INSPECTION ON 4/29/2010 I
FOUND THAT A STOREFRONT AND 2 DOORS HAVE BEEN
REPLACED. I WAS NOT ABLE TO FIND PERMITS IN PERMIT
INFORMATION FOR THIS WORK.

CASE NO: CE10061969
CASE ADDR: 2800 N FEDERAL HWY
OWNER: HILLIER INTERNATIONAL PROPERTIES SA
INSPECTOR: BURT FORD

VIOLATIONS: FBC 105.1
DURING A BUSINESS TAX INSPECTION ON 6/22/10, I
FOUND THAT THE DRINKING WATER FOUNTAIN HAD BEEN
REMOVED. NO PERMIT WAS FOUND FOR THIS. PLANS FROM
A 2006 REMODEL SHOWS A DRINKING WATER FOUNTAIN.
THE WATER LINE AND DRAIN LINE ARE STICKING OUT OF
THE WALL. A DRINKING WATER FOUNTAIN IS REQUIRED BY
CODE.

CASE NO: CE11032680
CASE ADDR: 431 ARIZONA AVE
OWNER: LANSLOWNE MORTGAGE FUNDING LLC
INSPECTOR: BURT FORD

VIOLATIONS: FBC(2007) 105.1
THE BUILDING HAS BEEN ALTERED IN THE FOLLOWING
MANNER WITHOUT OBTAINING THE REQUIRED PERMITS:
1. THE KITCHEN HAS BEEN REMODELED.
2. THE BATHROOM(S) HAVE BEEN REMODELED.
3. NEW WINDOWS HAVE BEEN INSTALLED.
4. NEW DOOR(S) HAVE BEEN INSTALLED.
5. REPLACEMENT JOISTS HAVE BEEN INSTALLED IN THE
CARPORT BETWEEN THE HOME AND THE GARAGE.
6. STUCCO WORK HAS BEEN DONE.
7. THE GARAGE IS BEING CONVERTED INTO LIVING
SPACE.

FBC(2007) 105.4.4

THE PLUMBING SYSTEM OF THE BUILDING HAS BEEN ALTERED WITHOUT OBTAINING A PERMIT IN THE FOLLOWING MANNER:

1. PIPING AND FIXTURES HAVE BEEN REPLACED DURING THE KITCHEN REMODELING.
2. PIPING AND FIXTURES HAVE BEEN REPLACED DURING THE BATHROOM REMODELING.

FBC(2007) 105.4.5

THE ELECTRICAL SYSTEM OF THE BUILDING HAS BEEN ALTERED WITHOUT OBTAINING A PERMIT IN THE FOLLOWING MANNER:

1. ELECTRICAL CIRCUITS HAVE BEEN ADDED/ALTERED DURING THE INTERIOR REMODELING.
2. ELECTRICAL WIRING HAS BEEN INSTALLED FROM THE MAIN HOUSE INTO THE GARAGE CONVERSION.
3. ELECTRICAL CIRCUITS HAVE BEEN ALTERED TO POWER THE NEW A/C UNIT.

FBC(2007) 105.4.11

THE MECHANICAL SYSTEM OF THE BUILDING HAS BEEN ALTERED WITHOUT OBTAINING A PERMIT IN THE FOLLOWING MANNER:

1. A NEW A/C CONDENSING UNIT HAS BEEN INSTALLED.

FBC(2007) 109.10

WORK WAS PERFORMED AND/OR COVERED WITHOUT OBTAINING THE REQUIRED APPROVALS.

FBC(2007) 1612.1.2

THE WINDOWS, EXTERIOR DOORS, ROOF JOISTS, AND THE AIR CONDITIONING UNIT(S) HAVE NOT BEEN PROVEN TO SUFFICIENTLY WITHSTAND ESTIMATED OR ACTUAL IMPOSED DEAD, LIVE, WIND, OR ANY OTHER LOADS THROUGH THE PERMIT AND INSPECTION PROCESS.

RETURN HEARING (OLD BUSINESS)

CASE NO: CE05110587
CASE ADDR: 2710 SW 12 TER
OWNER: PONSARD, JONATHAN
INSPECTOR: JORG HRUSCHKA

VIOLATIONS: FBC 105.1

THE BUILDING HAS BEEN ALTERED IN THE FOLLOWING MANNER WITHOUT OBTAINING THE REQUIRED BUILDING PERMITS:

1. THE CARPORT WAS ENCLOSED.
2. THE KITCHEN WAS REMODELED.
3. A FENCE WAS INSTALLED. PERMIT 98090702 DID NOT PASS FINAL INSPECTIONS.

FBC 105.2.5

ELECTRICAL CIRCUITS WERE ADDED TO THE CARPORT AREA WITHOUT FIRST OBTAINING A PERMIT. THE KITCHEN CIRCUITRY WAS ALTERED. OUTLETS WERE MOVED AND ADDED.

FBC(2007) 105.10.3.1

1. FENCE PERMIT 98090702 DID NOT PASS FINAL INSPECTIONS.

FBC(2007) 1604.1

1. THE FRAMED WALL SECTIONS, INCLUDING WINDOWS AND DOORS, HAVE NOT BEEN DEMONSTRATED TO BE ABLE TO WITHSTAND WIND LOAD REQUIREMENTS THROUGH THE PERMIT AND INSPECTION PROCESS.
 2. THE BUILDING MATERIALS USED DO NOT COMPLY WITH THE FBC.
-

CITY OF FORT LAUDERDALE
CODE ENFORCEMENT BOARD AGENDA
CITY COMMISSION MEETING ROOM - CITY HALL
NOVEMBER 22, 2011 - 9:00 AM

Page 17

CASE NO: CE10031225
CASE ADDR: 1605 SW 10 CT
OWNER: PETRAS, KRISTEN &
PETRAS, ROSS
INSPECTOR: JORG HRUSCHKA

VIOLATIONS: FBC(2007) 105.1

THE BUILDING HAS BEEN ALTERED IN THE FOLLOWING MANNER WITHOUT OBTAINING THE REQUIRED PERMITS:

1. A NEW SHINGLE ROOF WAS INSTALLED.
2. A CARPORT ADDITION WAS BUILT IN THE SIDE SETBACK ON THE EAST SIDE.
3. A DRIVEWAY WAS INSTALLED IN THE ILLEGAL CARPORT.
4. THE SHADOWBOX FENCE WAS INSTALLED WITHOUT A PERMIT. PERMIT 98020611 DID NOT OBTAIN FINAL INSPECTION APPROVALS. IT HAS EXPIRED AND IS NULL AND VOID.

FBC(2007) 105.10.3.1

THE FENCE PERMIT 98020611, 10'X6' SHADOWBOX FENCE, HAS EXPIRED.

CASE NO: CE06110697
CASE ADDR: 2231 NE 62 ST
OWNER: GORMAN, CHRIS
INSPECTOR: BURT FORD

VIOLATIONS: FBC(2007) 105.1

THE BUILDING HAS BEEN ALTERED IN THE FOLLOWING MANNER WITHOUT OBTAINING THE REQUIRED PERMITS:

1. THE EXTERIOR OF THE BUILDING HAS BEEN STUCCOED AND HAS EXTENSIVE DECORATIVE ELEMENTS INSTALLED.
2. CONCRETE RAILING HAS BEEN INSTALLED AT THE ENTRANCE OF THE BUILDING.

FBC(2007) 105.4.5

THE ELECTRICAL SYSTEM OF THE BUILDING HAS BEEN ALTERED WITHOUT OBTAINING A PERMIT IN THE FOLLOWING MANNER:

1. NEW LIGHT FIXTURES HAVE BEEN INSTALLED IN THE ENTRANCE.

FBC(2007) 109.10

WORK WAS PERFORMED AND COVERED WITHOUT OBTAINING THE REQUIRED APPROVALS.

CITY OF FORT LAUDERDALE
CODE ENFORCEMENT BOARD AGENDA
CITY COMMISSION MEETING ROOM - CITY HALL
NOVEMBER 22, 2011 - 9:00 AM

Page 18

CASE NO: CE08061524
CASE ADDR: 1650 NE 60 ST
OWNER: QUARATELLA, JOSEPH F
INSPECTOR: BURT FORD

VIOLATIONS: FBC(2007) 105.1

THE BUILDING HAS BEEN ALTERED IN THE FOLLOWING MANNER WITHOUT OBTAINING THE REQUIRED PERMITS:

1. A STRUCTURE HAS BEEN BUILT IN THE BACK OF THE PROPERTY WITH A PITCHED SHINGLE ROOF.
2. WINDOWS HAVE BEEN INSTALLED ON THE STRUCTURE.
3. ACCORDIAN SHUTTERS HAVE BEEN INSTALLED ON THE STRUCTURE.
4. KITCHEN CABINETS AND AN EAT-IN BAR HAVE BEEN INSTALLED IN THE STRUCTURE.
5. THE EXISTING FENCE HAS HAD AN EXTENSION ATTACHED TO THE TOP THAT INCREASES THE TOTAL HEIGHT ABOVE THE SIX FOOT SIX INCH LIMIT.

FBC(2007) 105.4.4

THE PLUMBING SYSTEM OF THE BUILDING HAS BEEN ALTERED WITHOUT OBTAINING A PERMIT IN THE FOLLOWING MANNER:

1. PIPING AND FIXTURES HAVE BEEN INSTALLED IN THE KITCHEN IN THE BACKYARD STRUCTURE.
2. KITCHEN APPLIANCES HAVE BEEN INSTALLED.

FBC(2007) 105.4.5

THE ELECTRICAL SYSTEM OF THE BUILDING HAS BEEN ALTERED WITHOUT OBTAINING A PERMIT IN THE FOLLOWING MANNER:

1. CIRCUITS, PIPING, OUTLETS, FIXTURES, ETC. HAVE BEEN INSTALLED IN THE BACKYARD STRUCTURE.

FBC(2007) 109.10

WORK WAS PERFORMED AND COVERED WITHOUT OBTAINING THE REQUIRED APPROVALS.

FBC(2007) 1612.1.2

THE STRUCTURE IN THE BACKYARD HAS NOT BEEN PROVEN TO SUFFICIENTLY WITHSTAND ESTIMATED OR ACTUAL IMPOSED DEAD, LIVE, WIND, OR ANY OTHER LOADS THROUGH THE PERMIT AND INSPECTION PROCESS.

CITY OF FORT LAUDERDALE
CODE ENFORCEMENT BOARD AGENDA
CITY COMMISSION MEETING ROOM - CITY HALL
NOVEMBER 22, 2011 - 9:00 AM

Page 19

CASE NO: CE09020070
CASE ADDR: 2000 N OCEAN BLVD # HOTEL
OWNER: URBANA PELICAN GRAND I LLC
INSPECTOR: BURT FORD

VIOLATIONS: FBC(2007) 105.1
THE BUILDING HAS BEEN ALTERED IN THE FOLLOWING
MANNER WITHOUT OBTAINING THE REQUIRED PERMITS:
1. A TENT ON THE BEACH SIDE OF THE PROPERTY AT THE
SOUTH END HAS BEEN INSTALLED WITHOUT A PERMIT.

FBC(2007) 105.4.5
THE ELECTRICAL SYSTEM OF THE BUILDING HAS BEEN
ALTERED WITHOUT OBTAINING A PERMIT IN THE
FOLLOWING MANNER:
1. CIRCUITS HAVE BEEN INSTALLED TO POWER THE
LIGHTING AND OUTLETS INSIDE THE TENT.

FBC(2007) 1612.1.2
THE TENT HAS NOT BEEN PROVEN TO SUFFICIENTLY
WITHSTAND ESTIMATED OR ACTUAL IMPOSED DEAD, LIVE,
WIND, OR ANY OTHER LOADS THROUGH THE PERMIT AND
INSPECTION PROCESS.

CASE NO: CE09072550
CASE ADDR: 2012 NE 19 AVE
OWNER: GRANT, DANIEL
INSPECTOR: BURT FORD

VIOLATIONS: 47-5.31.
THE AWNING STRUCTURE HAS BEEN BUILT WITHIN THE
FRONT SETBACK OF 25 FEET.

FBC(2007) 105.1
THE BUILDING HAS BEEN ALTERED IN THE FOLLOWING
MANNER WITHOUT OBTAINING THE REQUIRED PERMITS:
1. A LARGE SQUARE AWNING STRUCTURE HAS BEEN BUILT
IN THE DRIVEWAY.

FBC(2007) 109.10
WORK WAS PERFORMED AND COVERED WITHOUT OBTAINING
THE REQUIRED APPROVALS.

CITY OF FORT LAUDERDALE
CODE ENFORCEMENT BOARD AGENDA
CITY COMMISSION MEETING ROOM - CITY HALL
NOVEMBER 22, 2011 - 9:00 AM

Page 20

FBC(2007) 1612.1.2

THE AWNING STRUCTURE HAS NOT BEEN PROVEN TO SUFFICIENTLY WITHSTAND ESTIMATED OR ACTUAL IMPOSED DEAD, LIVE, WIND, OR ANY OTHER LOADS THROUGH THE PERMIT AND INSPECTION PROCESS.

CASE NO: CE10011075
CASE ADDR: 2031 NE 54 ST
OWNER: PAVICIC, MARY JEAN
INSPECTOR: BURT FORD

VIOLATIONS: FBC(2007) 105.1

THE BUILDING HAS BEEN ALTERED IN THE FOLLOWING MANNER WITHOUT OBTAINING THE REQUIRED PERMITS:
1. A GAZEBO HAS BEEN BUILT IN THE BACKYARD.

FBC(2007) 109.10

WORK WAS PERFORMED AND COVERED WITHOUT OBTAINING THE REQUIRED APPROVALS.

FBC(2007) 1612.1.2

THE GAZEBO HAVE NOT BEEN PROVEN TO SUFFICIENTLY WITHSTAND ESTIMATED OR ACTUAL IMPOSED DEAD, LIVE, WIND, OR ANY OTHER LOADS THROUGH THE PERMIT AND INSPECTION PROCESS.

CASE NO: CE10021271
CASE ADDR: 3100 NE 29 ST # 106
OWNER: ELLIS, KALEEL M III
INSPECTOR: BURT FORD

VIOLATIONS: FBC(2007) 105.1

THE BUILDING HAS BEEN ALTERED IN THE FOLLOWING MANNER WITHOUT OBTAINING THE REQUIRED PERMITS:
1. INTERIOR STRUCTURAL DEMOLITION HAS BEEN COMPLETED. THE UNIT HAS BEEN STRIPPED CLEAN.

FBC(2007) 105.4.4

THE PLUMBING SYSTEM OF THE BUILDING HAS BEEN ALTERED WITHOUT OBTAINING A PERMIT IN THE FOLLOWING MANNER:
1. PLUMBING DEMOLITION HAS BEEN COMPLETED.

CITY OF FORT LAUDERDALE
CODE ENFORCEMENT BOARD AGENDA
CITY COMMISSION MEETING ROOM - CITY HALL
NOVEMBER 22, 2011 - 9:00 AM

Page 21

FBC(2007) 105.4.5

THE ELECTRICAL SYSTEM OF THE BUILDING HAS BEEN ALTERED WITHOUT OBTAINING A PERMIT IN THE FOLLOWING MANNER:

1. ELECTRICAL DEMOLITION HAS BEEN COMPLETED.

FBC(2007) 105.4.11

THE MECHANICAL SYSTEM OF THE BUILDING HAS BEEN ALTERED WITHOUT OBTAINING A PERMIT IN THE FOLLOWING MANNER:

1. MECHANICAL DEMOLITION HAS BEEN COMPLETED.

CASE NO: CE08080683
CASE ADDR: 1538 NE 3 AVE
OWNER: TUCHOW, TYLER
INSPECTOR: BURT FORD

VIOLATIONS: 9-281(a)
RUBBISH AND TRASH ARE LITTERING THE PREMISES.
REMOVE TRASH AND DEBRIS.

FBC(2007) 105.1

THE BUILDING HAS BEEN ALTERED IN THE FOLLOWING MANNER WITHOUT OBTAINING THE REQUIRED PERMITS:

1. WINDOWS WERE INSTALLED.
2. DOORS WERE INSTALLED.
3. A FENCE WAS INSTALLED.
4. VINYL SIDING WAS INSTALLED.
5. INTERIOR ALTERATIONS AND DRYWALL WERE DONE.
6. KITCHEN AND BATH REMODELING HAVE BEEN DONE.

FBC(2007) 105.4.4

THE PLUMBING SYSTEM HAS BEEN ALTERED IN THE FOLLOWING MANNER WITHOUT OBTAINING THE REQUIRED PERMITS:

1. A WASHER WAS INSTALLED.
2. PIPING AND FIXTURES HAVE BEEN INSTALLED FOR THE KITCHEN AND BATH REMODELING.

FBC(2007) 105.4.5

THE ELECTRICAL SYSTEM HAS BEEN ALTERED IN THE FOLLOWING MANNER WITHOUT OBTAINING THE REQUIRED PERMITS:

1. CIRCUITS HAVE BEEN ADDED/ALTERED FOR WINDOW AND WALL A/C UNITS.
2. CIRCUITS HAVE BEEN ADDED/ALTERED FOR WASHER AND DRYER THAT WERE INSTALLED.

CITY OF FORT LAUDERDALE
CODE ENFORCEMENT BOARD AGENDA
CITY COMMISSION MEETING ROOM - CITY HALL
NOVEMBER 22, 2011 - 9:00 AM

Page 22

3. CIRCUITS HAVE BEEN ADDED/ALTERED FOR THE KITCHEN AND BATH REMODELING.
4. CIRCUITS HAVE BEEN ADDED/ALTERED IN THE GENERAL INTERIOR WORK BEING DONE.

FBC(2007) 105.4.11

THE MECHANICAL SYSTEM HAS BEEN ALTERED IN THE FOLLOWING MANNER WITHOUT OBTAINING THE REQUIRED PERMITS:

1. WALL AND WINDOW UNITS HAVE BEEN INSTALLED.

FBC(2007) 109.10

WORK HAS BEEN COVERED UP WITHOUT FIRST HAVING OBTAINED THE REQUIRED INSPECTION APPROVALS.

CASE NO: CE10082090
CASE ADDR: 2824 NE 26 ST
OWNER: WILSON, MARJORIE
WILSON, MICHAEL
INSPECTOR: BURT FORD

VIOLATIONS: FBC(2007) 105.1

THE BUILDING HAS BEEN ALTERED IN THE FOLLOWING MANNER WITHOUT OBTAINING THE REQUIRED PERMITS:

1. THE SINGLE FAMILY HOME AND ALL ACCESSORY STRUCTURES, EXCEPT THE DOCK, HAVE BEEN DEMOLISHED.

CASE NO: CE10090641
CASE ADDR: 4140 N FEDERAL HWY
OWNER: ABCD RESORT PARTNERS LTD
INSPECTOR: BURT FORD

VIOLATIONS: 9-280(b)

THE FRONT FACADE HAS STUCCO THAT HAS CRACKED, BROKEN OFF AND IS HANGING DIRECTLY OVER PEDESTRIAN TRAFFIC.

9-306

THE EXTERIOR OF THE BUILDING IS NOT BEING MAINTAINED. THE STUCCO FACADE ALONG THE FRONT OF THE BUILDING IS CRACKING, HANGING AND FALLING OFF OF THE BUILDING.

FBC(2007) 105.10.3.1

THE FOLLOWING PERMITS HAVE EXPIRED:

1. 99030756 - REROOF FLAT ROOF - PASSED A ROOF IN PROGRESS INSPECTION ON 3/26/1999. NO FINAL INSPECTION.
2. 00101824 - NEW ELEVATION UNITS 1-8 - FAILED THE BUILDING FINAL INSPECTION ON 8/29/2001. THIS RELATES TO THE NEW VIOLATION WITH SPALLING STUCCO.
3. 01110670 - OFFICE PARTITIONS - PASSED ELECTRICAL ROUGH INSPECTION ON 8/30/2002.
4. 02071958 - ELECTRICAL FOR ABOVE OFFICE PARTITIONS - PASSED ELECTRICAL ROUGH INSPECTION ON 8/30/2002.

FBC(2007) 115.2.1.2.1

THE CRACKING AND HANGING STUCCO IS A SAFETY HAZARD FOR PEDESTRIAN TRAFFIC, CUSTOMERS AND EMPLOYEES OF TENANTS IN THE BUILDING.

CASE NO: CE10091199
CASE ADDR: 844 NW 10 TER
OWNER: MAKHOUL, GEORGE
INSPECTOR: BURT FORD

VIOLATIONS: 9-313(a)
THERE IS NO ADDRESS OR BAY IDENTIFICATION ON THE BUILDING.

FBC(2007) 105.1

THE BUILDING HAS BEEN ALTERED IN THE FOLLOWING MANNER WITHOUT OBTAINING THE REQUIRED PERMITS:

1. AN INTERIOR OFFICE OR ROOM HAS BEEN BUILT INSIDE THE STORAGE BAY.

FBC(2007) 105.4.5

THE ELECTRICAL SYSTEM OF THE BUILDING HAS BEEN ALTERED WITHOUT OBTAINING A PERMIT IN THE FOLLOWING MANNER:

1. MISC ELECTRICAL FIXTURES AND OUTLETS HAVE BEEN ADDED.

CITY OF FORT LAUDERDALE
CODE ENFORCEMENT BOARD AGENDA
CITY COMMISSION MEETING ROOM - CITY HALL
NOVEMBER 22, 2011 - 9:00 AM

Page 24

FBC(2007) 105.4.11

THE MECHANICAL SYSTEM OF THE BUILDING HAS BEEN ALTERED WITHOUT OBTAINING A PERMIT IN THE FOLLOWING MANNER:

1. A WALL A/C UNIT HAS BEEN INSTALLED IN THE OFFICE INSIDE THE STORAGE BAY.

FBC(2007) 1612.1.2

THE WALL AIR CONDITIONING UNITS HAVE NOT BEEN PROVEN TO SUFFICIENTLY WITHSTAND ESTIMATED OR ACTUAL IMPOSED DEAD, LIVE, WIND, OR ANY OTHER LOADS THROUGH THE PERMIT AND INSPECTION PROCESS.

CASE NO: CE10091722
CASE ADDR: 2011 NE 31 AV
OWNER: MCDEVITT, MICHAEL
INSPECTOR: BURT FORD

VIOLATIONS: FBC(2007) 105.1

THE BUILDING HAS BEEN ALTERED IN THE FOLLOWING MANNER WITHOUT OBTAINING THE REQUIRED PERMITS:

1. KITCHEN AND BATHS ARE BEING REMODELED.

FBC(2007) 105.4.4

THE PLUMBING SYSTEM OF THE BUILDING HAS BEEN ALTERED WITHOUT OBTAINING A PERMIT IN THE FOLLOWING MANNER:

1. PIPING, FIXTURES, AND APPLIANCES HAVE BEEN REPLACED DURING THE KITCHEN AND BATH REMODELING.

FBC(2007) 105.4.5

THE ELECTRICAL SYSTEM OF THE BUILDING HAS BEEN ALTERED WITHOUT OBTAINING A PERMIT IN THE FOLLOWING MANNER:

1. CIRCUITS HAVE BEEN ADDED/ALTERED DURING THE KITCHEN AND BATH REMODELING.

FBC(2007) 109.10

WORK WAS PERFORMED AND/OR COVERED WITHOUT OBTAINING THE REQUIRED APPROVALS.

CITY OF FORT LAUDERDALE
CODE ENFORCEMENT BOARD AGENDA
CITY COMMISSION MEETING ROOM - CITY HALL
NOVEMBER 22, 2011 - 9:00 AM

Page 25

CASE NO: CE10100508
CASE ADDR: 1407 HOLLY HEIGHTS DR
OWNER: KEYSTONE DEVELOPER SERVICE LLC
INSPECTOR: BURT FORD

VIOLATIONS: FBC(2007) 105.1
THE BUILDING HAS BEEN ALTERED IN THE FOLLOWING
MANNER WITHOUT OBTAINING THE REQUIRED PERMITS:
1. A WOODEN FENCE HAS BEGUN TO BE INSTALLED.

FBC(2007) 1612.1.2
THE WOODEN FENCE HAS NOT BEEN PROVEN TO
SUFFICIENTLY WITHSTAND ESTIMATED OR ACTUAL IMPOSED
DEAD, LIVE, WIND, OR ANY OTHER LOADS THROUGH THE
PERMIT AND INSPECTION PROCESS.

CASE NO: CE10110212
CASE ADDR: 340 SUNSET DR # 310
OWNER: CORGNATI, JERRY
INSPECTOR: BURT FORD

VIOLATIONS: FBC(2007) 105.1
THE BUILDING HAS BEEN ALTERED IN THE FOLLOWING
MANNER WITHOUT OBTAINING THE REQUIRED PERMITS:
1. THE KITCHEN AND BATHROOMS HAVE BEEN REMODELED.
2. DRYWALL AND CONCRETE BOARDS HAVE BEEN REPLACED.

FBC(2007) 105.4.4
THE PLUMBING SYSTEM OF THE BUILDING HAS BEEN
ALTERED WITHOUT OBTAINING A PERMIT IN THE
FOLLOWING MANNER:
1. PIPING (COPPER, CAST IRON WASTE, AND PVC) AND
FIXTURES HAVE BEEN REPLACED DURING THE
REMODELING OF THE KITCHEN AND BATHROOMS.
2. THE SHOWER PANS HAVE BEEN REPLACED.

FBC(2007) 105.4.5
THE ELECTRICAL SYSTEM OF THE BUILDING HAS BEEN
ALTERED WITHOUT OBTAINING A PERMIT IN THE
FOLLOWING MANNER:
1. CIRCUITS HAVE BEEN ADDED/ALTERED DURING THE
REMODELING OF THE KITCHEN AND BATHROOMS.

FBC(2007) 109.10
WORK WAS PERFORMED AND COVERED WITHOUT OBTAINING
THE REQUIRED APPROVALS.

CITY OF FORT LAUDERDALE
CODE ENFORCEMENT BOARD AGENDA
CITY COMMISSION MEETING ROOM - CITY HALL
NOVEMBER 22, 2011 - 9:00 AM

Page 26

CASE NO: CE10052019
CASE ADDR: 1119 NE 15 AVE
OWNER: 1119 NE 15 AVE LLC
INSPECTOR: BURT FORD

VIOLATIONS: FBC(2007) 105.1

THE BUILDING HAS BEEN ALTERED IN THE FOLLOWING MANNER WITHOUT OBTAINING THE REQUIRED PERMITS:

1. A WOODEN FENCE HAS BEEN INSTALLED.
2. NEW EXTERIOR DOORS HAVE BEEN INSTALLED.
3. NEW WINDOWS HAVE BEEN INSTALLED.
4. THERE IS KITCHEN AND BATHROOM REMODELING IN PROGRESS.
5. THE GARAGE HAS BEEN CONVERTED INTO A BEDROOM WITH INTERIOR WALLS BEING BUILT, DRYWALL INSTALLED.
6. MISC DRYWALL REPAIR/REPLACEMENT.

FBC(2007) 105.4.4

THE PLUMBING SYSTEM OF THE BUILDING HAS BEEN ALTERED WITHOUT OBTAINING A PERMIT IN THE FOLLOWING MANNER:

1. PIPES AND FIXTURES HAVE BEEN REPLACED DURING THE KITCHEN AND BATHROOM REMODELINGS.
2. A BATHROOM HAS BEEN INSTALLED IN THE GARAGE ENCLOSURE.

FBC(2007) 105.4.5

THE ELECTRICAL SYSTEM OF THE BUILDING HAS BEEN ALTERED WITHOUT OBTAINING A PERMIT IN THE FOLLOWING MANNER:

1. CIRCUITS HAVE BEEN ADDED/ALTERED DURING THE KITCHEN AND BATHROOM REMODELINGS.
2. CIRCUITS HAVE BEEN ADDED DURING THE GARAGE ENCLOSURE INTO A BEDROOM AND BATHROOM.
3. MISC WIRING AND FIXTURES ARE BEING INSTALLED THROUGHOUT THE PROPERTY.

FBC(2007) 1612.1.2

THE WINDOWS, EXTERIOR DOORS, WOOD FENCE, AND GARAGE ENCLOSURE HAVE NOT BEEN PROVEN TO SUFFICIENTLY WITHSTAND ESTIMATED OR ACTUAL IMPOSED DEAD, LIVE, WIND, OR ANY OTHER LOADS THROUGH THE PERMIT AND INSPECTION PROCESS.

CITY OF FORT LAUDERDALE
CODE ENFORCEMENT BOARD AGENDA
CITY COMMISSION MEETING ROOM - CITY HALL
NOVEMBER 22, 2011 - 9:00 AM

Page 27

CASE NO: CE10060988
CASE ADDR: 2900 RIOMAR ST
OWNER: TIFFANY HOUSE LLC
INSPECTOR: BURT FORD

VIOLATIONS: 9-306

THIS VACANT BUILDING IS IN A GENERAL STATE OF DISREPAIR AS FOLLOWS:

1. EXTERIOR WALLS ARE STAINED.
2. THERE ARE AREAS WHERE THE PAINT IS PEELING OR IS MISSING.
3. THERE ARE AREAS WHERE THE EXTERIOR STUCCO AND CONCRETE HAVE FALLEN OFF OR IS SPALLING AND HAS EXPOSED THE REINFORCING STEEL.

9-307(a)

MANY OF THE WINDOWS ARE BROKEN.

FBC(2007) 105.1

THE BUILDING HAS BEEN ALTERED IN THE FOLLOWING MANNER WITHOUT OBTAINING THE REQUIRED PERMITS:

1. THE INTERIOR HAS BEEN GUTTED DOWN TO THE EXTERIOR WALLS. ALL OF THE FRAMING HAS BEEN REMOVED.

FBC(2007) 105.4.4

THE PLUMBING SYSTEM OF THE BUILDING HAS BEEN ALTERED WITHOUT OBTAINING A PERMIT IN THE FOLLOWING MANNER:

1. ALL PLUMBING PIPE, FIXTURES AND EQUIPMENT HAVE BEEN REMOVED FROM ALL OF THE BUILDINGS. THE INTERIOR HAS BEEN DEMOLISHED DOWN TO THE EXTERIOR WALLS.

FBC(2007) 105.4.5

THE ELECTRICAL SYSTEM OF THE BUILDING HAS BEEN ALTERED WITHOUT OBTAINING A PERMIT IN THE FOLLOWING MANNER:

1. THE ELECTRICAL SYSTEM HAS BEEN REMOVED FROM ALL OF THE BUILDINGS. THE INTERIOR HAS BEEN DEMOLISHED DOWN TO THE EXTERIOR WALLS.

CITY OF FORT LAUDERDALE
CODE ENFORCEMENT BOARD AGENDA
CITY COMMISSION MEETING ROOM - CITY HALL
NOVEMBER 22, 2011 - 9:00 AM

Page 28

FBC(2007) 105.4.11

THE MECHANICAL SYSTEM OF THE BUILDING HAS BEEN ALTERED WITHOUT OBTAINING A PERMIT IN THE FOLLOWING MANNER:

1. ALL MECHANICAL DUCT AND EQUIPMENT HAVE BEEN REMOVED FROM ALL OF THE BUILDINGS. THE INTERIOR HAS BEEN DEMOLISHED DOWN TO THE EXTERIOR WALLS.

FBC(2007) 109.10

WORK WAS PERFORMED AND/OR COVERED WITHOUT OBTAINING THE REQUIRED APPROVALS.

CASE NO: CE10121677
CASE ADDR: 1759 NE 12 ST
OWNER: EASTFORTLAUDERDALERENTALS.COM LLC
INSPECTOR: BURT FORD

VIOLATIONS: FBC(2007) 1612.1.2

THE AIR CONDITIONING UNITS HAVE NOT BEEN PROVEN TO SUFFICIENTLY WITHSTAND ESTIMATED OR ACTUAL IMPOSED DEAD, LIVE, WIND, OR ANY OTHER LOADS THROUGH THE PERMIT AND INSPECTION PROCESS.

CASE NO: CE10070297
CASE ADDR: 3038 N FEDERAL HWY # E
OWNER: 3038 PARTNERS LLC
INSPECTOR: BURT FORD

VIOLATIONS: FBC 105.1

DURING A BUSINESS TAX INSPECTION ON 6/22/10, I FOUND INTERIOR PARTITIONS HAD BEEN INSTALLED IN THIS SPACE. A NEW CIRCUIT BREAKER PANEL HAS BEEN INSTALLED AND THE OLD PANEL TURNED INTO A J BOX WITH NO COVER AND WIRES EXPOSED IN THE AIR HANDLER CLOSET. I WAS NOT ABLE TO FIND PERMITS FOR THIS WORK IN PERMIT RECORDS. THE AIR HANDLER WAS RELOCATED TO THIS CLOSET AND INSTALLED IN SUCH A MANNER THAT IT CANNOT BE SERVICED.

CITY OF FORT LAUDERDALE
CODE ENFORCEMENT BOARD AGENDA
CITY COMMISSION MEETING ROOM - CITY HALL
NOVEMBER 22, 2011 - 9:00 AM

Page 29

CASE NO: CE10071162
CASE ADDR: 1223 NE 15 AV
OWNER: 1223 NE 15TH AVENUE LLC
% CASEY WILLIAM COUGHLIN PA
INSPECTOR: BURT FORD

VIOLATIONS: 9-280(b)
THE EXTERIOR DOORS AND WINDOWS HAVE NOT BEEN
MAINTAINED.

9-280(g)
THE ELECTRICAL SYSTEM HAS NOT BEEN MAINTAINED.
THERE ARE EXPOSED WIRES ON ELECTRICAL OUTLETS
WITHOUT COVERS.

FBC(2007) 105.4.4
THE PLUMBING SYSTEM OF THE BUILDING HAS BEEN
ALTERED WITHOUT OBTAINING A PERMIT IN THE
FOLLOWING MANNER:
1. A WATER HEATER HAS BEEN INSTALLED IN UNIT #3.

FBC(2007) 105.4.5
THE ELECTRICAL SYSTEM OF THE BUILDING HAS BEEN
ALTERED WITHOUT OBTAINING A PERMIT IN THE
FOLLOWING MANNER:
1. CIRCUITS HAVE BEEN ADDED/ALTERED WITH THE
INSTALLATION OF THE WATER HEATER.

FBC(2007) 105.4.11
THE MECHANICAL SYSTEM OF THE BUILDING HAS BEEN
ALTERED WITHOUT OBTAINING A PERMIT IN THE
FOLLOWING MANNER:
1. WALL A/C UNITS HAVE BEEN INSTALLED.
2. WINDOW A/C UNITS HAVE BEEN INSTALLED.

CITY OF FORT LAUDERDALE
CODE ENFORCEMENT BOARD AGENDA
CITY COMMISSION MEETING ROOM - CITY HALL
NOVEMBER 22, 2011 - 9:00 AM

Page 30

CASE NO: CE11052218
CASE ADDR: 2730 NE 30 PL
OWNER: PETRUCCI, PETER D
INSPECTOR: BURT FORD

VIOLATIONS: FBC(2007) 105.1

THE BUILDING HAS BEEN ALTERED IN THE FOLLOWING MANNER WITHOUT OBTAINING THE REQUIRED PERMITS:

1. AN ALUMINUM AWNING HAS BEEN INSTALLED AT THE FRONT ENTRANCE OF THE MIDDLE APARTMENT.
2. A WOOD HOMEBUILT SHUTTER HAS BEEN INSTALLED ON THE BACK EXTERIOR SLIDING GLASS DOOR ON THE WEST APARTMENT, 2726.
3. THE KITCHEN IS BEING REMODELED IN UNIT 2730.
4. A KITCHENETTE HAS BEEN INSTALLED IN UNIT 2730 IN THE BACK BEDROOM.
5. DRYWALL REPAIR IS BEING DONE IN UNIT 2730.
6. A WOOD FENCE HAS BEEN INSTALLED.
7. EXTERIOR DOORS HAVE BEEN INSTALLED IN THE LAUNDRY IN THE BACK OF THE PROPERTY AND IN THE BACK ROOM OF UNIT 2730.

FBC(2007) 105.4.4

THE PLUMBING SYSTEM OF THE BUILDING HAS BEEN ALTERED WITHOUT OBTAINING A PERMIT IN THE FOLLOWING MANNER:

1. PLUMBING HAS BEEN INSTALLED IN THE BACK ROOM OF UNIT 2730 TO SUPPLY THE WASHER.
2. WASTE PIPE HAS BEEN INSTALLED AND IS RUNNING ALONG THE BASEBOARD.
3. A GAS WATER HEATER HAS BEEN INSTALLED AND HAS A SERIAL NUMBER FOR BEING MANUFACTURED IN 2002.
4. PLUMBING HAS BEEN INSTALLED TO SUPPLY THE LAUNDRY THAT IS LOCATED IN THE SAME ROOM AS THE WATER HEATER IN THE BACK OF THE BUILDING.
5. PIPING AND FIXTURES ARE BEING ADDED/REPLACED DURING THE KITCHEN REMODELING IN UNIT 2730.
6. PIPING AND FIXTURES WERE INSTALLED IN THE KITCHENETTE INSTALLED IN THE BACK BEDROOM OF UNIT 2730.

FBC(2007) 105.4.5

THE ELECTRICAL SYSTEM OF THE BUILDING HAS BEEN ALTERED WITHOUT OBTAINING A PERMIT IN THE FOLLOWING MANNER:

1. CIRCUITS ARE BEING ADDED/ALTERED DURING THE KITCHEN REMODELING IN UNIT 2730.
2. THERE IS MISC ROMEX RUNNING THROUGHOUT UNIT 2730.
3. CIRCUITS WERE ADDED TO POWER THE WASHER AND DRYER IN UNIT 2730.

FBC(2007) 109.10

WORK WAS PERFORMED AND/OR COVERED WITHOUT OBTAINING THE REQUIRED APPROVALS.

FBC(2007) 708.1 1.

THERE IS AN INTERIOR HOLLOW CORE DOOR THAT SEPARATES UNIT 2730 AND THE MIDDLE APARTMENT, 2728, LOCATED IN THE KITCHEN OF UNIT 2730.

CASE NO: CE08121189
CASE ADDR: 1525 SE 15 ST # 5
OWNER: PESOLA, TAISTO A
INSPECTOR: BURT FORD

VIOLATIONS: FBC(2007) 105.1

THE BUILDING HAS BEEN ALTERED IN THE FOLLOWING MANNER WITHOUT OBTAINING THE REQUIRED PERMITS:

1. NEW WINDOWS HAVE BEEN INSTALLED.
2. NEW DOORS HAVE BEEN INSTALLED.
3. A DOOR HAS BEEN REMOVED AND THE OPENING HAS BEEN CLOSED IN.

FBC(2007) 109.10

WORK WAS PERFORMED AND COVERED WITHOUT OBTAINING THE REQUIRED APPROVALS.

FBC(2007) 1612.1.2

THE WINDOWS AND DOORS HAVE NOT BEEN PROVEN TO SUFFICIENTLY WITHSTAND ESTIMATED OR ACTUAL IMPOSED DEAD, LIVE, WIND, OR ANY OTHER LOADS THROUGH THE PERMIT AND INSPECTION PROCESS.

FBC(2007) 1626.1

THE NEW WINDOWS AND NEW DOORS WITH GLASS NEED TO BE IMPACT RESISTANT OR BE PROTECTED BY AN APPROVED HURRICANE PROTECTION SYSTEM.

CITY OF FORT LAUDERDALE
CODE ENFORCEMENT BOARD AGENDA
CITY COMMISSION MEETING ROOM - CITY HALL
NOVEMBER 22, 2011 - 9:00 AM

Page 32

CASE NO: CE07031580
CASE ADDR: 209 SW 22 ST
OWNER: US BANK NATIONAL ASSN
% FIDELITY/SELECT
INSPECTOR: GERRY SMILEN

VIOLATIONS: FBC 105.1

THE SINGLE FAMILY DWELLING HAS BEEN ALTERED IN THE FOLLOWING WAY WITHOUT OBTAINING THE REQUIRED PERMITS:

1. NEW WINDOWS HAVE BEEN INSTALLED.
2. A NEW FRONT DOOR HAS BEEN INSTALLED.
3. NEW DRYWALL HAS BEEN INSTALLED ON CEILINGS AND WALLS.
4. GLASS BLOCK HAS BEEN INSTALLED.

FBC 105.2.11

WALL A/C UNITS HAVE BEEN INSTALLED WITHOUT OBTAINING THE REQUIRED PERMITS.

FBC 105.2.5

ELECTRICAL WIRING HAS BEEN INSTALLED FOR HI-HAT CEILING LIGHTING WITHOUT OBTAINING THE REQUIRED PERMITS.

CASE NO: CE08050335
CASE ADDR: 1061 NW 25 AVE
OWNER: LINDER, JERON F JR
INSPECTOR: GERRY SMILEN

VIOLATIONS: 9-280(b)

THE FOLLOWING BUILDING COMPONENTS HAVE BEEN INSTALLED AND ARE NOT STRUCTURALLY SOUND, WEATHER TIGHT, OR RODENT PROOF:

1. WINDOWS.
2. DOORS.
3. WOOD EXTERIOR WALLS.
4. ROOF RAFTERS.

FBC 105.1

THE SINGLE FAMILY DWELLING HAS BEEN REPAIRED AND ALTERED IN THE FOLLOWING MANNER WITHOUT OBTAINING THE REQUIRED PERMITS:

1. THE KITCHEN HAS BEEN REMOVED.
2. NEW WINDOWS AND DOORS HAVE BEEN INSTALLED.
3. STRUCTURAL BEAMS IN THE CARPORT HAVE BEEN REPLACED AND/OR REPAIRED.

CITY OF FORT LAUDERDALE
CODE ENFORCEMENT BOARD AGENDA
CITY COMMISSION MEETING ROOM - CITY HALL
NOVEMBER 22, 2011 - 9:00 AM

Page 33

4. WALL SHEATHING HAS BEEN REPLACED.
5. NEW 2 X 4 EXTERIOR WALLS HAVE BEEN INSTALLED.
6. A SCREEN PORCH HAS BEEN ENCLOSED.

FBC 105.2.4

THE FOLLOWING PLUMBING WORK HAS BEEN PERFORMED WITHOUT A PERMIT:

1. A NEW HOT WATER HEATER HAS BEEN INSTALLED.
2. PLUMBING FOR THE KITCHEN HAS BEEN DISCONNECTED FOR CABINET REMOVAL.

FBC 105.2.5

THE FOLLOWING ELECTRICAL WORK HAS BEEN DONE WITHOUT A PERMIT:

1. A 220 VOLT CONNECTION FOR A NEW HOT WATER HEATER.
2. PREMISE WIRING.
3. KITCHEN WIRING HAS BEEN DISCONNECTED.

FBC 1626.1

THE FOLLOWING BUILDING COMPONENTS DO NOT MEET THE IMPACT TEST CRITERIA REQUIRED FOR A HIGH VELOCITY HURRICANE ZONE:

1. THE ENCLOSED SCREEN PORCH.
2. WINDOW INSTALLATIONS.
3. DOOR INSTALLATION.

CASE NO: CE10120909
CASE ADDR: 1631 N ANDREWS SQ
OWNER: PERKINS, DEBRA J
INSPECTOR: GERRY SMILEN

VIOLATIONS: FBC(2007) 105.1

THE FOLLOWING WORK HAS BEEN COMPLETED WITHOUT OBTAINING THE REQUIRED PERMITS:

1. A KITCHEN HAS BEEN ADDED.
2. AN EFFICIENCY UNIT HAS BEEN PROVIDED.

FBC(2007) 105.4.4

PLUMBING FOR A KITCHEN IN THE EFFICIENCY UNIT HAS BEEN INSTALLED WITHOUT A PERMIT.

FBC(2007) 110.1.1

THE USE AND OCCUPANCY OF THE SINGLE FAMILY DWELLING HAS CHANGED WITHOUT OBTAINING THE REQUIRED APPROVALS.

CITY OF FORT LAUDERDALE
CODE ENFORCEMENT BOARD AGENDA
CITY COMMISSION MEETING ROOM - CITY HALL
NOVEMBER 22, 2011 - 9:00 AM

Page 34

FBC(2007) 708.3

1 HOUR FIRE RATED TENANT SEPARATION WALLS HAVE NOT BEEN PROVEN THROUGH THE PERMIT AND INSPECTION PROCESS.

CASE NO: CE09011970
CASE ADDR: 1133 SW 5 PL
OWNER: ACREE, BARBARA
INSPECTOR: GERRY SMILEN

VIOLATIONS: FBC(2007) 105.4.1

THE BUILDING HAS BEEN ALTERED IN THE FOLLOWING MANNER WITHOUT PERMITS INCLUDING BUT NOT LIMITED TO:

1. A CARPORT HAS BEEN ENCLOSED.
2. NEW DOORS HAVE BEEN INSTALLED.
3. NEW WINDOWS HAVE BEEN INSTALLED.

FBC(2007) 105.4.4

PLUMBING FOR A BATHROOM AND KITCHEN HAS BEEN COMPLETED WITHOUT A PERMIT.

FBC(2007) 105.4.5

ELECTRICAL PREMISE WIRING WAS COMPLETED WITHOUT OBTAINING A PERMIT.

FBC(2007) 1612.1.2

THE WINDOW AIR CONDITIONING UNITS HAVE NOT BEEN PROVEN TO SUFFICIENTLY WITHSTAND ESTIMATED OR ACTUAL IMPOSED DEAD, LIVE, WIND, OR ANY OTHER LOADS THROUGH THE PERMIT AND INSPECTION PROCESS.

CITY OF FORT LAUDERDALE
CODE ENFORCEMENT BOARD AGENDA
CITY COMMISSION MEETING ROOM - CITY HALL
NOVEMBER 22, 2011 - 9:00 AM

Page 35

CASE NO: CE11010983
CASE ADDR: 1320 MANGO ISLE
OWNER: SANTIAGO, JOEL H/E
SANTIAGO, FRANCISCO & ALEJANDRA
INSPECTOR: GERRY SMILEN

VIOLATIONS: FBC(2007) 105.1

THE SINGLE FAMILY DWELLING HAS BEEN ALTERED IN THE FOLLOWING WAY WITHOUT OBTAINING THE REQUIRED PERMITS:

1. A FLORIDA ROOM HAS BEEN ENCLOSED.
2. SLAB AREAS HAVE BEEN CUT, REMOVED AND REFORMED.
3. OPENINGS HAVE BEEN CUT IN MASONRY WALLS.
4. OPENINGS IN EXTERIOR WALLS HAVE BEEN CLOSED IN.
5. NEW WINDOW OPENINGS HAVE BEEN FRAMED OUT.
6. NEW WINDOWS AND DOORS HAVE BEEN INSTALLED.

FBC(2007) 105.4.4

A PLUMBING ROUGH HAS BEEN PLACED AND BACKFILLED WITHOUT A PERMIT.

FBC(2007) 105.4.5

THE ELECTRICAL WIRING HAS BEEN ALTERED WITH THE ENCLOSURE OF THE REAR PORCH WITHOUT A PERMIT.

FBC(2007) 109.10

THE PLUMBING ROUGH WORK HAS BEEN COVERD UP WITHOUT OBTAINING THE REQUIRED APPROVALS.

FBC(2007) 1604.1

THE FOLLOWING WORK HAS NOT BEEN DEMONSTRATED TO WITHSTAND THE REQUIRED WIND AND GRAVITY LOADING THROUGH THE PERMITTING PROCESS.

CITY OF FORT LAUDERDALE
CODE ENFORCEMENT BOARD AGENDA
CITY COMMISSION MEETING ROOM - CITY HALL
NOVEMBER 22, 2011 - 9:00 AM

Page 36

CASE NO: CE11020100
CASE ADDR: 900 SW 24 AV
OWNER: BOYD, VALERIE DENISE
WILLIAMS, VONISHA P MNR
INSPECTOR: GERRY SMILEN

VIOLATIONS: FBC(2007) 105.1

THE FOLLOWING WORK HAS BEEN DONE WITHOUT PERMITS:

1. NEW WINDOWS HAVE BEEN INSTALLED.
2. NEW DOORS HAVE BEEN INSTALLED.
3. NEW ROOF TILES HAVE BEEN INSTALLED.
4. NEW WOOD COLUMNS.
5. NEW FASCIA AND SUBFASCIA BOARDS.

FBC(2007) 105.4.4

THE PLUMBING SYSTEM HAS BEEN ALTERED IN THE FOLLOWING MANNER WITHOUT OBTAINING THE REQUIRED PERMITS:

1. NEW PLUMBING FIXTURES HAVE BEEN INSTALLED.
2. A WASTE LINE HAS BEEN INSTALLED THAT IS NOT CONNECTED TO THE SANITARY SYSTEM.

FBC(2007) 105.4.5

EXTERIOR PREMISE WIRING HAS BEEN INSTALLED WITHOUT A PERMIT.

CASE NO: CE11020582
CASE ADDR: 1615 NE 3 CT
OWNER: HUNTER, SUSANA
INSPECTOR: GERRY SMILEN

VIOLATIONS: FBC(2007) 105.1

THE SINGLE FAMILY DWELLING HAS BEEN ALTERED IN THE FOLLOWING MANNER WITHOUT OBTAINING THE REQUIRED PERMITS:

1. NEW WINDOWS ARE INSTALLED.
2. NEW DOORS ARE INSTALLED.
3. A CARPORT IS ENCLOSED AND CONVERTED INTO AN EFFICIENCY UNIT.
4. THE FRONT OF THE PROPERTY HAS BEEN COVERED IN ASPHALT.

FBC(2007) 105.4.4

THE PLUMBING SYSTEM HAS BEEN ALTERED WITHOUT A PERMIT BY ADDING A BATHROOM TO THE ENCLOSED CARPORT.

FBC(2007) 105.4.5

THE ELECTRICAL SYSTEM HAS BEEN ALTERED IN THE FOLLOWING MANNER WITHOUT OBTAINING THE REQUIRED PERMITS:

1. PREMISE WIRING WAS ADDED FOR THE ENCLOSED CARPORT.
2. A POST LIGHT HAS BEEN INSTALLED.
3. EXTERIOR OUTLETS HAVE BEEN INSTALLED.

FBC(2007) 105.4.8

AWNINGS HAVE BEEN INSTALLED ON THE BUILDING WITHOUT OBTAINING THE REQUIRED PERMITS.

FBC(2007) 105.4.18

A WOOD FENCE HAS BEEN INSTALLED ON THE PROPERTY WITHOUT A PERMIT.

FBC(2007) 109.10

THE CARPORT STRUCTURE HAS BEEN ENCLOSED AND ALL OF THE WORK HAS BEEN COVERED WITHOUT OBTAINING THE REQUIRED APPROVALS THROUGH THE PERMITTING AND INSPECTION PROCESS.

FBC(2007) 110.1.1

THE USE AND OCCUPANCY OF THE SINGLE FAMILY RESIDENCE HAS CHANGED FROM THE ORIGINALLY PERMITTED OCCUPANCY CLASSIFICATION WITHOUT OBTAINING THE REQUIRED CERTIFICATE OF OCCUPANCY.

CASE NO: CE11040152
CASE ADDR: 1544 ARGYLE DR
OWNER: NIELSEN, CARA JEAN
INSPECTOR: GERRY SMILEN

VIOLATIONS: FBC(2007) 105.1
A DOCK HAS BEEN COMPLETED ON THE PROPERTY WITHOUT OBTAINING THE REQUIRED PERMITS.

CITY OF FORT LAUDERDALE
CODE ENFORCEMENT BOARD AGENDA
CITY COMMISSION MEETING ROOM - CITY HALL
NOVEMBER 22, 2011 - 9:00 AM

Page 38

CASE NO: CE11041400
CASE ADDR: 205 NE 14 AVE
OWNER: SECOR, DIANE
INSPECTOR: GERRY SMILEN

VIOLATIONS: FBC(2007) 105.1
THE TWO STORY DUPLEX HAS BEEN ALTERED WITH THE
REPAIR OF TERMITE DAMAGED FLOOR JOISTS THAT
SEPARATE TWO RESIDENTIAL UNITS WITHOUT OBTAINING A
PERMIT.

FBC(2007) 1604.1
THE FLOOR JOIST REPAIR THAT SEPARATES TWO
INDIVIDUAL FAMILY UNITS HAVE NOT BEEN PROVEN TO
WITHSTAND REQUIRED LIVE AND DEAD LOADS THROUGH THE
PERMITTING AND INSPECTION PROCESS.

CASE NO: CE11050309
CASE ADDR: 1026 NW 7 AV
OWNER: NAIDU, SANJEEVAI
INSPECTOR: GERRY SMILEN

VIOLATIONS: FBC(2007) 105.1
A PORCH HAS BEEN ENCLOSED IN THE REAR OF THE
SINGLE FAMILY DWELLING WITHOUT OBTAINING THE
REQUIRED PERMITS.

FBC(2007) 1604.1
THE WALLS FOR THE PORCH ENCLOSURE DO NOT MEET THE
STANDARD FOR GRAVITY LOADING AND HAVE NOT BEEN
DEMONSTRATED TO WITHSTAND THE REQUIRED WIND
LOADING THROUGH THE PERMITTING PROCESS.

CASE NO: CE11052398
CASE ADDR: 711 W BROWARD BLVD
OWNER: RONALD CUTLER TR
CUTLER, RONALD TRSTEE % A RAVITCH
INSPECTOR: GERRY SMILEN

VIOLATIONS: FBC(2007) 105.1
THE COMMERCIAL BUILDING HAS BEEN ALTERED WITH AN
OPENING CUT THROUGH THE MASONRY TENANT SEPARATION
WALL WITHOUT A PERMIT.

CITY OF FORT LAUDERDALE
CODE ENFORCEMENT BOARD AGENDA
CITY COMMISSION MEETING ROOM - CITY HALL
NOVEMBER 22, 2011 - 9:00 AM

Page 39

FBC(2007) 1604.1

THE DOOR OPENING CUT IN THE LOAD BEARING MASONRY WALL HAS NOT BEEN DEMONSTRATED TO WITHSTAND ALL LOADS BEARING ON THE WALL THROUGH THE PERMITTING AND INSPECTION PROCESS.

CASE NO: CE11051290
CASE ADDR: 1532 SE 12 ST
OWNER: COMMODORE CLUB CONDOMINIUM LLC
INSPECTOR: GERRY SMILEN

VIOLATIONS: FBC(2007) 105.4.5
THE ELECTRICAL METER ROOM HAS BEEN ALTERED WITHOUT OBTAINING THE REQUIRED PERMITS.

CASE NO: CE10111974
CASE ADDR: 410 SE 14 CT
OWNER: VACA, MARIA ELENA
INSPECTOR: GERRY SMILEN

VIOLATIONS: FBC(2007) 105.1
THE FOLLOWING WORK HAS BEEN COMPLETED ON THE SINGLE FAMILY DWELLING WITHOUT OBTAINING THE REQUIRED PERMITS:

1. A LARGE WOOD ANIMAL CAGE HAS BEEN INSTALLED IN THE BACKYARD.
2. THE FRONT PORCH HAS BEEN PARTIALLY ENCLOSED.
3. STRUCTURAL MEMBERS OF THE FRONT PORCH HAVE BEEN REPLACED.
4. FRONT PORCH ROOF HAS BEEN REPLACED WITH UNAPPROVED MATERIALS.
5. CEILINGS HAVE BEEN REPLACED WITH UNAPPROVED MATERIALS.
6. EXTERIOR DOORS HAVE BEEN REPLACED.

FBC(2007) 105.4.4

THE PLUMBING SYSTEM HAS BEEN ALTERED IN THE FOLLOWING MANNER WITHOUT OBTAINING THE REQUIRED PERMITS:

1. A NEW WATER HEATER HAS BEEN INSTALLED.
2. WASTE LINES FOR THE WASHING MACHINE HAVE BEEN INSTALLED.
3. WATER SUPPLY LINES HAVE BEEN INSTALLED FOR THE WASHING MACHINE.

FBC(2007) 105.4.5

THE ELECTRICAL SYSTEM HAS BEEN ALTERED IN THE FOLLOWING MANNER WITHOUT OBTAINING THE REQUIRED PERMITS:

1. A HOT WATER HEATER HAS A NEW ELECTRICAL CONNECTION.
2. PREMISE WIRING WITH OUTLETS HAVE BEEN INSTALLED.

FBC(2007) 105.4.11

THE FOLLOWING MECHANICAL WORK REQUIRES A PERMIT AND APPROVALS FROM THE PLAN REVIEW PROCESS:

1. HOOD FAN HAS BEEN REMOVED FROM THE KITCHEN LEAVING A CRUMPLED ALUMINUM DUCT EXPOSED IN THE KITCHEN.

FBC(2007) 109.10

THE FOLLOWING WORK HAS BEEN COMPLETED AND COVERED WITHOUT OBTAINING THE REQUIRED APPROVALS THROUGH THE PERMITTING AND INSPECTION PROCESS:

1. CEILINGS HAVE BEEN REPLACED.
2. THE FRONT PORCH ROOF STRUCTURE AND ROOFING.
3. THE FRONT PORCH WALLS.
4. EXTERIOR DOOR REPLACEMENTS.

CASE NO: CE11051359
CASE ADDR: 2950 NW 62 ST
OWNER: 2950 CYPRESS CREEK REALTY LLC
INSPECTOR: GERRY SMILEN

VIOLATIONS: FBC 704.3
THE THREE STORY BUILDING WAS RENOVATED IN 2004 TO HOUSE ONE TENANT ELIMINATING THE REQUIREMENT AND INSTALLATION OF TENANT SEPARATION WALLS. MULTIPLE TENANTS NOW OCCUPY THE BUILDING WITHOUT THE REQUIRED TENANT SEPARATION WALLS.

CITY OF FORT LAUDERDALE
CODE ENFORCEMENT BOARD AGENDA
CITY COMMISSION MEETING ROOM - CITY HALL
NOVEMBER 22, 2011 - 9:00 AM

Page 41

CASE NO: CE10050006
CASE ADDR: 204 NW 16 ST
OWNER: LARA & BLENDI LLC
INSPECTOR: GEORGE OLIVA

VIOLATIONS: FBC(2007) 105.1

THE BUILDING HAS BEEN CHANGED IN THE FOLLOWING MANNER WITHOUT OBTAINING THE REQUIRED PERMITS OR INSPECTIONS:

1. CARPORT ENCLOSED INTO A GARAGE.
2. GARAGE DOOR WAS INSTALLED.
3. PROPERTY WINDOWS AND DOUBLE GLASS DOOR AT THE REAR WERE REPLACED.
4. KITCHEN WAS REMODELED WITH NEW CABINETS AND FIXTURES.

FBC(2007) 105.4.4

THE PLUMBING SYSTEM OF THE FACILITY HAS BEEN CHANGED WITHOUT OBTAINING A PERMIT IN THE FOLLOWING MANNER, INCLUDING BUT NOT LIMITED TO:

1. PLUMBING STACKS ARE REROUTED AROUND THE ROOF.
2. FIXTURES WERE REPLACED IN THE KITCHEN. WASHER HOOK-UP TO NEW DRAIN AND SUPPLY LINES.
3. TRAP WAS INSTALLED IN-GROUND WITH THE ELECTRICAL AND PLUMBING SUPPLY.

FBC(2007) 105.4.5

THE ELECTRICAL SYSTEM OF THE FACILITY HAS BEEN CHANGED WITHOUT OBTAINING A PERMIT IN THE FOLLOWING MANNER, INCLUDING BUT NOT LIMITED TO:

1. ELECTRICAL LOAD DEMAND WAS INCREASED BY ADDING A CENTRAL A/C WITH AN ELECTRIC HEATER AND ADDITIONAL LIGHTS AND WALL OUTLETS THAT HAVE NOT BEEN DEMONSTRATED TO WITHSTAND THE REQUIRED AMPERAGE LOADING THROUGH THE PERMITTING PROCESS.

FBC(2007) 105.4.11

THE MECHANICAL SYSTEM OF THE FACILITY HAS BEEN CHANGED WITHOUT OBTAINING A PERMIT IN THE FOLLOWING MANNER, INCLUDING BUT NOT LIMITED TO:

1. CENTRAL A/C WAS INSTALLED.

FBC(2007) 109.10

WORK WAS PERFORMED AND COVERED WITHOUT OBTAINING THE REQUIRED APPROVALS THROUGH THE PERMITTING AND INSPECTION PROCESS.

FBC(2007) 1612.1.2

ALL THE WINDOWS AND DOOR INSTALLATIONS HAVE NOT BEEN DEMONSTRATED TO WITHSTAND THE REQUIRED WIND LOADING THROUGH THE PERMITTING PROCESS.

FBC(2007) 1626.1

THE NEW WINDOWS AND DOOR WITH GLASS NEED TO BE IMPACT RESISTANT OR BE PROTECTED BY AN APPROVED HURRICANE PROTECTION SYSTEM.

CASE NO: CE10081013
CASE ADDR: 3340 SW 18 ST
OWNER: FEDERAL NATIONAL MORTGAGE ASSN
INSPECTOR: GEORGE OLIVA

VIOLATIONS: FBC(2007) 105.1

THE BUILDING HAS BEEN CHANGED IN THE FOLLOWING MANNER WITHOUT OBTAINING THE REQUIRED PERMITS OR INSPECTIONS:

1. THE CARPORT WAS ENCLOSED AND CONVERTED INTO LIVING SPACE.
2. THE REAR PORCH WAS ENCLOSED AND CONVERTED INTO LIVING SPACE WITH AN ILLEGAL ADDITION ADDED TO THE REAR ENCLOSURE.
3. THE KITCHEN AND BATHROOMS WERE REMODELED WITH NEW FIXTURES AND CABINETS.
4. SKYLIGHTS WERE INSTALLED ON TOP OF THE ROOF OVER THE KITCHEN AREA.
5. WINDOWS AND DOORS WERE REPLACED.
6. A SHED WAS BUILT OUT OF PLYWOOD AND 2X4 AT THE REAR OF THE PROPERTY AND IS OVER THE SETBACK LINE.
7. INTERIOR STRUCTURAL ALTERATIONS WERE DONE TO CONVERT THE DWELLING INTO A ROOMING HOUSE.
8. A CENTRAL A/C WAS INSTALLED WITH CENTRAL HEAT AND A WALL UNIT WAS PLACED IN THE ENCLOSED CARPORT.

FBC(2007) 105.4.4

THE PLUMBING SYSTEM OF THE FACILITY HAS BEEN CHANGED WITHOUT OBTAINING A PERMIT IN THE FOLLOWING MANNER, INCLUDING BUT NOT LIMITED TO:

1. THE KITCHEN AND BATHROOMS WERE REMODELED WITH NEW FIXTURES.
2. THE LAUNDRY ROOM BEHIND THE CARPORT WAS CONVERTED INTO ANOTHER BATHROOM.

FBC(2007) 105.4.5

THE ELECTRICAL SYSTEM OF THE FACILITY HAS BEEN CHANGED WITHOUT OBTAINING A PERMIT IN THE FOLLOWING MANNER, INCLUDING BUT NOT LIMITED TO:

1. THE ELECTRICAL LOAD DEMAND WAS INCREASED BY ADDING ADDITIONAL LIGHTS AND WALL OUTLETS IN THE ENCLOSED CARPORT, REAR PORCH AND THE ILLEGAL ADDITION. THEY HAVE NOT BEEN DEMONSTRATED TO WITHSTAND THE REQUIRED AMPERAGE LOADING THROUGH THE PERMITTING PROCESS.

FBC(2007) 105.4.11

THE MECHANICAL SYSTEM OF THE FACILITY HAS BEEN CHANGED WITHOUT OBTAINING A PERMIT IN THE FOLLOWING MANNER, INCLUDING BUT NOT LIMITED TO:

1. A CENTRAL A/C WITH DUCT WORK AND AN ELECTRICAL HEATER WAS INSTALLED IN THE MAIN HOUSE.
2. A WALL A/C UNIT WAS PLACED IN THE WALL OF THE ILLEGALLY ENCLOSED CARPORT.

FBC(2007) 1604.1

THE STRUCTURES FOR THE CARPORT, REAR PORCH WITH THE ADDITION ENCLOSURES, AND THE SHED DO NOT MEET THE STANDARD FOR GRAVITY LOADING AND HAVE NOT BEEN DEMONSTRATED TO WITHSTAND THE REQUIRED WIND LOADING THROUGH THE PERMITTING PROCESS. ALL THE STRUCTURES THAT WERE DONE ILLEGALLY ARE DEEMED TO BE UNSAFE AND THE CONSTRUCTION IS UNDERDESIGNED. IT WOULD NOT PROVIDE THE REQUIRED RESISTANCE TO UPLIFT WHICH THE CODE PROTECTS NEIGHBORS FROM FLYING DEBRIS IN A STORM AND WHICH THIS STRUCTURE MAY BECOME, SO THEY MUST BE REMOVED.

FBC(2007) 1612.1.2

ALL THE WINDOWS, DOORS AND SKYLIGHT INSTALLATIONS HAVE NOT BEEN DEMONSTRATED TO WITHSTAND THE REQUIRED WIND LOADING THROUGH THE PERMITTING PROCESS.

FBC(2007) 1626.1

THE NEW WINDOWS, DOOR AND SKYLIGHTS WITH GLASS NEED TO BE IMPACT RESISTANT OR BE PROTECTED BY AN APPROVED HURRICANE PROTECTION SYSTEM.

CITY OF FORT LAUDERDALE
CODE ENFORCEMENT BOARD AGENDA
CITY COMMISSION MEETING ROOM - CITY HALL
NOVEMBER 22, 2011 - 9:00 AM

Page 44

CASE NO: CE11032916
CASE ADDR: 921 SW 31 AVE
OWNER: DAVIDSON, CAMEY CHEBETER
INSPECTOR: GEORGE OLIVA

VIOLATIONS: FBC(2007) 105.4.11
THE MECHANICAL SYSTEM OF THE FACILITY HAS BEEN
CHANGED WITHOUT OBTAINING A PERMIT IN THE
FOLLOWING MANNER, INCLUDING BUT NOT LIMITED TO:
1. THE CENTRAL A/C UNIT WAS REPLACED AT THE
DWELLING.

CASE NO: CE10120602
CASE ADDR: 1150 SW 27 AV
OWNER: SUNLIGHT INVESTMENT INC
INSPECTOR: GEORGE OLIVA

VIOLATIONS: FBC(2007) 105.1
THE BUILDING HAS BEEN CHANGED IN THE FOLLOWING
MANNER WITHOUT OBTAINING THE REQUIRED PERMITS OR
INSPECTIONS:
1. WINDOWS WERE REPLACED AT THE DWELLING.

FBC(2007) 1612.1.2
ALL THE WINDOW INSTALLATIONS HAVE NOT BEEN
DEMONSTRATED TO WITHSTAND THE REQUIRED WIND
LOADING THROUGH THE PERMITTING PROCESS.

CASE NO: CE11010418
CASE ADDR: 1340 NW 45 ST
OWNER: COPILAH, LEONORA
INSPECTOR: GEORGE OLIVA

VIOLATIONS: FBC(2007) 105.1
THE BUILDING HAS BEEN CHANGED IN THE FOLLOWING
MANNER WITHOUT OBTAINING THE REQUIRED PERMITS OR
INSPECTIONS:
1. FLORIDA ROOM WINDOWS FACING SOUTH WERE
REPLACED.

FBC(2007) 1612.1.2
ALL THE NEW WINDOW INSTALLATIONS HAVE NOT BEEN
DEMONSTRATED TO WITHSTAND THE REQUIRED WIND
LOADING THROUGH THE PERMITTING PROCESS.

HEARING TO IMPOSE FINES
CHAPTER 11, FORT LAUDERDALE CODE OF ORDINANCES

CASE NO: CE08040220
CASE ADDR: 308 SW 12 AVE
OWNER: FULCO, DANIELLE
INSPECTOR: RON TETREAULT

VIOLATIONS: NFPA 101 31.3.4.5.1
HARDWIRE SMOKE DETECTORS NOT INSTALLED.

CASE NO: CE09040981
CASE ADDR: 921 SW 31 AVE
OWNER: DAVIDSON, CAMEY CHEBETER
INSPECTOR: JORG HRUSCHKA

VIOLATIONS: FBC 105.1
THE BUILDING HAS BEEN CHANGED IN THE FOLLOWING
MANNER WITHOUT OBTAINING THE REQUIRED PERMITS OR
INSPECTIONS:
1. THE CARPORT HAS BEEN ENCLOSED INTO LIVING SPACE
AND IS BEING USED AS A RENTAL APARTMENT.

FBC 105.2.11
THE MECHANICAL SYSTEM OF THE FACILITY HAS BEEN
CHANGED WITHOUT OBTAINING A PERMIT IN THE
FOLLOWING MANNER, INCLUDING BUT NOT LIMITED TO:
1. THERE IS A CENTRAL A/C ON THE PROPERTY AND TWO
ADDITIONAL WALL A/C'S IN THE ENCLOSED CARPORT.
2. VENTILATION FOR THE CARPORT BATHROOM AND
KITCHEN.

FBC 105.2.4
THE PLUMBING SYSTEM OF THE FACILITY HAS BEEN
CHANGED WITHOUT OBTAINING A PERMIT IN THE
FOLLOWING MANNER, INCLUDING BUT NOT LIMITED TO:
1. THE ILLEGAL RENTAL APARTMENT HAS A KITCHEN AND
BATHROOM THAT WERE DONE WITHOUT A PERMIT.

FBC 105.2.5

THE ELECTRICAL SYSTEM OF THE FACILITY HAS BEEN CHANGED WITHOUT OBTAINING A PERMIT IN THE FOLLOWING MANNER, INCLUDING BUT NOT LIMITED TO:
1. ELECTRICAL LOAD DEMAND WAS INCREASED BY ADDING ADDITIONAL LIGHTS, WALL OUTLETS, AND TWO WALL A/C'S THAT HAVE NOT BEEN DEMONSTRATED TO WITHSTAND THE REQUIRED AMPERAGE LOADING THROUGH THE PERMITTING PROCESS.

FBC 109.6

WORK WAS PERFORMED AND COVERED WITHOUT OBTAINING THE REQUIRED APPROVALS THROUGH THE PERMITTING AND INSPECTION PROCESS.

FBC 1604.1

THE STRUCTURE FOR THE CARPORT CONVERSION DOES NOT MEET THE STANDARD FOR GRAVITY LOADING AND HAS NOT BEEN DEMONSTRATED TO WITHSTAND THE REQUIRED WIND LOADING THROUGH THE PERMITTING PROCESS.

FBC 1612.1.2

ALL THE WINDOWS, SHUTTERS AND DOOR INSTALLATIONS HAVE NOT BEEN DEMONSTRATED TO WITHSTAND THE REQUIRED WIND LOADING THROUGH THE PERMITTING PROCESS.

FBC 1626.1

THE NEW WINDOWS AND DOOR WITH GLASS NEED TO BE IMPACT RESISTANT OR BE PROTECTED BY AN APPROVED HURRICANE PROTECTION SYSTEM.

CASE NO: CE10051025
CASE ADDR: 3001 E COMMERCIAL BLVD
OWNER: ANTIMUCCI, F& ANTIMUCCI, LINDA &
DAVERIO, GIANPIERO
INSPECTOR: BURT FORD

VIOLATIONS: FBC 105.1
ON 3/15/10 I DID A BUSINESS TAX INSPECTION AT THIS ADDRESS. THERE WAS NO SIGN ON FRONT OF THE BUILDING AT THAT TIME. ON 5/13/10 WHILE PASSING THIS ADDRESS I NOTICED A NEW SIGN "TAIL GATORS". CHECKING PERMIT HISTORY I WAS NOT ABLE TO FIND A PERMIT FOR A NEW SIGN.

CITY OF FORT LAUDERDALE
CODE ENFORCEMENT BOARD AGENDA
CITY COMMISSION MEETING ROOM - CITY HALL
NOVEMBER 22, 2011 - 9:00 AM

Page 47

CASE NO: CE11011965
CASE ADDR: 1729 SW 14 ST
OWNER: YAKOV HOLDING INC
INSPECTOR: GERRY SMILEN

VIOLATIONS: FBC(2007) 105.1
THE SINGLE FAMILY DWELLING HAS BEEN ALTERED IN THE
FOLLOWING WAY WITHOUT OBTAINING THE REQUIRED
PERMITS:
1. THE HOUSE HAS BEEN LATHED AND STUCCOED.
2. A NEW FRONT DOOR HAS BEEN INSTALLED.
3. NEW WINDOWS HAVE BEEN INSTALLED.
4. A REAR PORCH HAS BEEN ENCLOSED.

CASE NO: CE09072678
CASE ADDR: 1109 NW 19 ST
OWNER: SOUFFRANT, SONIA H/E
DORELIE, WILKY
INSPECTOR: GERRY SMILEN

VIOLATIONS: FBC(2007) 105.1
THE SINGLE FAMILY DWELLING HAS HAD THE FOLLOWING
WORK COMPLETED WITHOUT OBTAINING THE REQUIRED
PERMITS:
1. NEW FRONT DOOR INSTALLED.
2. NEW WINDOWS INSTALLED.
3. SECURITY BARS INSTALLED ON WINDOWS.
4. AN EFFICIENCY APARTMENT IN THE GARAGE.

FBC(2007) 105.4.4
THE FOLLOWING PLUMBING WORK HAS BEEN COMPLETED
WITHOUT OBTAINING THE REQUIRED PERMITS:
1. A FULL BATHROOM HAS BEEN INSTALLED IN THE
GARAGE.
2. A WATER HEATER HAS BEEN INSTALLED IN THE
GARAGE.

FBC(2007) 105.4.5
THE FOLLOWING ELECTRICAL WORK HAS BEEN COMPLETED
WITHOUT OBTAINING THE REQUIRED PERMITS:
1. AN ELECTRICAL CIRCUIT AND CONNECTION WAS
COMPLETED FOR A WATER HEATER.
2. ELECTRICAL WIRING WAS INSTALLED FOR A BATHROOM.

FBC(2007) 110.1.1

THE OCCUPANCY OF THE SINGLE FAMILY DWELLING HAS BEEN CHANGED TO A DUPLEX BY CONVERTING THE GARAGE INTO AN EFFICIENCY APARTMENT. A CERTIFICATE OF OCCUPANCY REVISING THE CLASSIFICATION AND USE FROM A SINGLE FAMILY HOME TO A DUPLEX WAS NOT ISSUED.

CASE NO: CE10070744
CASE ADDR: 515 W SUNRISE BLVD
OWNER: SOBOLEVSKY, ELLA
INSPECTOR: GERRY SMILEN

VIOLATIONS: FBC(2007) 105.1

THE BUILDING HAS BEEN ALTERED IN THE FOLLOWING MANNER WITHOUT OBTAINING THE REQUIRED PERMITS:

1. EXTERIOR WINDOWS/DOORS HAVE BEEN REMOVED AND THE WALLS HAVE BEEN BLOCKED/FRAMED IN.
2. INTERIOR WALLS HAVE BEEN BUILT IN THE OFFICE AREA.
3. THE DIVIDING WALL BETWEEN TWO SEPARATE UNITS HAS BEEN REMOVED TO COMBINE THEM INTO ONE UNIT, THE HAIR SALON.
4. EXTERIOR WINDOWS HAVE BEEN COVERED WITH PLYWOOD.
5. SALON WORK STATIONS HAVE BEEN INSTALLED.
6. TWO EXTERIOR DOORS HAVE BEEN INSTALLED AT THE REAR ENTRANCE, AN OUTSWING SLAB AND AN INSWING UNIT.
7. A BUSINESS SIGN IS READY TO BE INSTALLED.

FBC(2007) 105.4.4

THE PLUMBING SYSTEM OF THE BUILDING HAS BEEN ALTERED WITHOUT OBTAINING A PERMIT IN THE FOLLOWING MANNER:

1. THE BATHROOM HAS BEEN REMODELED.
2. A WATER HEATER HAS BEEN INSTALLED OUTSIDE IN THE BACK OF THE BUILDING. PIPING HAS BEEN INSTALLED TO FEED THE UNIT.
3. SINKS ARE BEING INSTALLED IN THE SALON WORK STATIONS AND WASTE PIPE/VENTS ARE BEING INSTALLED ON THE EXTERIOR WALLS.

FBC(2007) 105.4.5

THE ELECTRICAL SYSTEM OF THE BUILDING HAS BEEN ALTERED WITHOUT OBTAINING A PERMIT IN THE FOLLOWING MANNER:

1. CIRCUITS HAVE BEEN INSTALLED TO POWER THE WATER HEATER.
2. CIRCUITS HAVE BEEN INSTALLED TO POWER THE CENTRAL A/C SYSTEM.
3. A GROUND ROD HAS BEEN INSTALLED AT THE SERVICE IN THE BACK OF THE BUILDING, THROUGH THE SIDEWALK.
4. AN INTERIOR BREAKER PANEL HAS BEEN INSTALLED ON THE WEST WALL.
5. MANY NEW OUTLETS, SWITCHES AND FIXTURES HAVE BEEN INSTALLED ON THE EXTERIOR BUILDING AND THE INTERIOR OF THE BUILDING.
6. EXIT SIGNS HAVE BEEN INSTALLED.

FBC(2007) 105.4.11

THE MECHANICAL SYSTEM OF THE BUILDING HAS BEEN ALTERED WITHOUT OBTAINING A PERMIT IN THE FOLLOWING MANNER:

1. A CENTRAL A/C SYSTEM HAS BEEN INSTALLED. THE EQUIPMENT DOES NOT APPEAR TO MATCH EACH OTHER.

FBC(2007) 105.10.3.1

PERMIT 05051723 WAS ISSUED FOR SEALCOAT & RESTRIPIPING OF PARKING LOT. THE PERMIT HAS EXPIRED WITHOUT PASSING ALL REQUIRED INSPECTIONS.

FBC(2007) 109.10

WORK WAS PERFORMED AND/OR COVERED WITHOUT OBTAINING THE REQUIRED APPROVALS.

FBC(2007) 1612.1.2

THE AIR CONDENSING UNIT, EXTERIOR DOORS, THE PLYWOOD COVERING THE WINDOWS AND FRAMED-IN EXTERIOR WALL OPENINGS HAVE NOT BEEN PROVEN TO SUFFICIENTLY WITHSTAND ESTIMATED OR ACTUAL IMPOSED DEAD, LIVE, WIND, OR ANY OTHER LOADS THROUGH THE PERMIT AND INSPECTION PROCESS.

CITY OF FORT LAUDERDALE
CODE ENFORCEMENT BOARD AGENDA
CITY COMMISSION MEETING ROOM - CITY HALL
NOVEMBER 22, 2011 - 9:00 AM

Page 50

CASE NO: CE10071965
CASE ADDR: 2308 NW 14 CT
OWNER: AMSTAR ACQUISITIONS LLC
INSPECTOR: GEORGE OLIVA

VIOLATIONS: FBC(2007) 105.1

THE BUILDING HAS BEEN CHANGED IN THE FOLLOWING MANNER WITHOUT OBTAINING THE REQUIRED PERMITS OR INSPECTIONS:

1. INTERIOR REMODELING WORK IN THE KITCHEN AND BATHROOM.
2. NEW CABINETS WERE INSTALLED
3. ALL THE FIXTURES WERE REPLACED.

FBC(2007) 105.4.4

THE PLUMBING SYSTEM OF THE FACILITY HAS BEEN CHANGED WITHOUT OBTAINING A PERMIT IN THE FOLLOWING MANNER, INCLUDING BUT NOT LIMITED TO:

1. PLUMBING FIXTURES WERE REPLACED - SINK, FAUCETS, LAVATORY IN THE BATHROOM AND KITCHEN AREAS.

FBC(2007) 105.4.5

THE ELECTRICAL SYSTEM OF THE FACILITY HAS BEEN CHANGED WITHOUT OBTAINING A PERMIT IN THE FOLLOWING MANNER, INCLUDING BUT NOT LIMITED TO:

1. ELECTRICAL LOAD DEMAND WAS INCREASED BY ADDING ADDITIONAL LIGHTS AND WALL OUTLETS THAT HAVE NOT BEEN DEMONSTRATED TO WITHSTAND THE REQUIRED AMPERAGE LOADING THROUGH THE PERMITTING PROCESS.

FBC(2007) 109.10

WORK WAS PERFORMED AND COVERED WITHOUT OBTAINING THE REQUIRED APPROVALS THROUGH THE PERMITTING AND INSPECTION PROCESS.

CITY OF FORT LAUDERDALE
CODE ENFORCEMENT BOARD AGENDA
CITY COMMISSION MEETING ROOM - CITY HALL
NOVEMBER 22, 2011 - 9:00 AM

Page 51

CASE NO: CE10080653
CASE ADDR: 2001 NW 28 AVE
OWNER: PIERCE, RICKY
INSPECTOR: GEORGE OLIVA

VIOLATIONS: FBC(2007) 105.1

THE BUILDING HAS BEEN CHANGED IN THE FOLLOWING MANNER WITHOUT OBTAINING THE REQUIRED PERMITS OR INSPECTIONS:

1. FRONT ENTRANCE DOOR WAS REPLACED.
2. EXTERIOR WALLS WERE STUCCOED.
3. INTERIOR REMODELING IN THE KITCHEN AND BATHROOM WITH NEW FIXTURES AND CABINETS.

FBC(2007) 105.4.4

THE PLUMBING SYSTEM OF THE FACILITY HAS BEEN CHANGED WITHOUT OBTAINING A PERMIT IN THE FOLLOWING MANNER, INCLUDING BUT NOT LIMITED TO:

1. PLUMBING FIXTURES WERE REPLACED IN THE KITCHEN AND BATHROOM.

FBC(2007) 105.4.5

THE ELECTRICAL SYSTEM OF THE FACILITY HAS BEEN CHANGED WITHOUT OBTAINING A PERMIT IN THE FOLLOWING MANNER, INCLUDING BUT NOT LIMITED TO:

1. ELECTRICAL LOAD DEMAND WAS INCREASED BY ADDING ADDITIONAL LIGHTS AND WALL OUTLETS IN THE KITCHEN AND BATHROOM AREAS THAT HAVE NOT BEEN DEMONSTRATED TO WITHSTAND THE REQUIRED AMPERAGE LOADING THROUGH THE PERMITTING PROCESS.

FBC(2007) 1626.1

THE NEW ENTRANCE DOOR WITH GLASS NEED TO BE IMPACT RESISTANT OR BE PROTECTED BY AN APPROVED HURRICANE PROTECTION SYSTEM.

CITY OF FORT LAUDERDALE
CODE ENFORCEMENT BOARD AGENDA
CITY COMMISSION MEETING ROOM - CITY HALL
NOVEMBER 22, 2011 - 9:00 AM

Page 52

CASE NO: CE10100487
CASE ADDR: 845 NW 13 AVE
OWNER: US BANK NA TRSTEE
INSPECTOR: GEORGE OLIVA

VIOLATIONS: FBC 105.1

THE PLUMBING SYSTEM OF THE FACILITY HAS BEEN CHANGED WITHOUT OBTAINING A PERMIT IN THE FOLLOWING MANNER:

1. THE SEWER LINE COMING FROM THE PROPERTY WAS HOOKED UP TO THE CITY SEWER LINES. PLUMBING INSPECTOR J.J.SLOANE ISSUED A STOP WORK ORDER ON 6/2/10 FOR INSTALLATION OF A SEWER LINE WITHOUT A PERMIT. SO FAR THERE IS NO EFFORT FROM THE OWNERS TO CORRECT THE VIOLATION.

CASE NO: CE10120954
CASE ADDR: 3105 SW 13 ST
OWNER: CRESPO, ELBA
INSPECTOR: GEORGE OLIVA

VIOLATIONS: FBC(2007) 105.1

THE BUILDING HAS BEEN CHANGED IN THE FOLLOWING MANNER WITHOUT OBTAINING THE REQUIRED PERMITS OR INSPECTIONS:

1. THE OWNER IS BUILDING A ROOM ADDITION WITH A ROOF ON THE REAR OF THE PROPERTY AT THE NORTHEAST CORNER.
2. WINDOWS WERE REPLACED. SOME OF THE OPENINGS WERE ENCLOSED. A DOUBLE DOOR WAS INSTALLED IN PLACE OF A SINGLE DOOR AND WINDOW BY ENLARGING THE DOOR OPENING.
3. AN ALUMINUM ROOF WAS INSTALLED AT THE REAR OF THE DWELLING OVER A CONCRETE SLAB.

FBC(2007) 105.4.4

THE PLUMBING SYSTEM OF THE FACILITY HAS BEEN CHANGED WITHOUT OBTAINING A PERMIT IN THE FOLLOWING MANNER, INCLUDING BUT NOT LIMITED TO:

1. A GAS LINE WAS INSTALLED WITH WATER PIPES TO SUPPLY THE NEW WATER HEATER.
2. THE LAUNDRY ROOM WAS RELOCATED TO THE NEW ADDITION WITH 220V POWER SUPPLY, PLUMBING PIPES FOR THE HOT & COLD WATER, AND THE DRAIN LINE.

FBC(2007) 105.4.5

THE ELECTRICAL SYSTEM OF THE FACILITY HAS BEEN CHANGED WITHOUT OBTAINING A PERMIT IN THE FOLLOWING MANNER, INCLUDING BUT NOT LIMITED TO:

1. ELECTRICAL UPGRADE, NEW WEATHERHEAD, METER CAN, AND MAIN BREAKER PANEL.
2. A 110V AND 220V POWER SUPPLY RUN TO THE NEW LAUNDRY ROOM.
3. NEW 110V ELECTRIC OUTLETS WERE DONE INSIDE THE ROOM ADDITION.
4. POWER SUPPLY TO THE CENTRAL A/C WITH THE 7.5 KW ELECTRIC HEATER.

FBC(2007) 105.4.11

THE MECHANICAL SYSTEM OF THE FACILITY HAS BEEN CHANGED WITHOUT OBTAINING A PERMIT IN THE FOLLOWING MANNER, INCLUDING BUT NOT LIMITED TO:

1. GAS WATER HEATER HAS BEEN INSTALLED ON THE WEST SIDE OF THE PROPERTY CLOSE TO OR OVER THE SETBACK LINE. A GAS WATER HEATER SHALL BE PROTECTED FROM THE WEATHER WHEN PLACED OUTDOORS. COMBUSTION AIR SHALL BE PROVIDED THROUGH TWO PERMANENT OPENINGS, ONE COMMENCING WITHIN 12 INCHES OF THE TOP AND ONE COMMENCING WITHIN 12 INCHES OF THE BOTTOM OF THE ENCLOSURE. IT SHALL BE INSTALLED IN ACCORDANCE WITH THE MANUFACTURER'S INSTALLATION INSTRUCTIONS. GAS FIRED WATER HEATERS SHALL CONFORM TO THE REQUIREMENTS OF THIS CODE AND THE FLORIDA GAS CODE, FLORIDA MECHANICAL CODE AND FLORIDA BUILDING CODE.
2. CENTRAL A/C WAS INSTALLED WITH DUCT WORK AND A 7.5 ELECTRIC HEATER.

FBC(2007) 109.10

THE WORK WAS PERFORMED AND COVERED WITHOUT OBTAINING THE REQUIRED APPROVALS THROUGH THE PERMITTING AND INSPECTION PROCESS.

FBC(2007) 1604.1

THE STRUCTURES FOR THE ALUMINUM ROOF EXTENSION AND THE ILLEGAL ADDITION DO NOT MEET THE STANDARD FOR GRAVITY LOADING AND HAVE NOT BEEN DEMONSTRATED TO WITHSTAND THE REQUIRED WIND LOADING THROUGH THE PERMITTING PROCESS. ALL THE STRUCTURES THAT WERE DONE ILLEGALLY ARE DEEMED TO BE UNSAFE AND THE CONSTRUCTION IS UNDERDESIGNED AND WOULD NOT PROVIDE THE REQUIRED RESISTANCE TO UPLIFT THAT THE CODE PROTECTS ITS NEIGHBORS FROM FLYING DEBRIS IN A STORM, WHICH THIS STRUCTURE MAY BECOME, SO THEY MUST BE REMOVED.

FBC(2007) 1612.1.2

ALL THE WINDOWS AND DOOR INSTALLATIONS HAVE NOT BEEN DEMONSTRATED TO WITHSTAND THE REQUIRED WIND LOADING THROUGH THE PERMITTING PROCESS.

FBC(2007) 1626.1

THE NEW WINDOWS AND DOOR WITH GLASS NEED TO BE IMPACT RESISTANT OR BE PROTECTED BY AN APPROVED HURRICANE PROTECTION SYSTEM.

CASE NO: CE11020851
CASE ADDR: 2300 NW 15 CT
OWNER: WELLS FARGO BANK NA TRSTEE
% GLADSTONE LAW GROUP PA
INSPECTOR: GEORGE OLIVA

VIOLATIONS: FBC(2007) 105.1

THE BUILDING HAS BEEN CHANGED IN THE FOLLOWING MANNER WITHOUT OBTAINING THE REQUIRED PERMITS OR INSPECTIONS:

1. THE WINDOWS WERE REPLACED. SOME OPENINGS WERE ENCLOSED TO FIT THE NEW WINDOWS WITHOUT A PERMIT AT THE DWELLING.

FBC(2007) 1612.1.2

ALL THE WINDOW INSTALLATIONS HAVE NOT BEEN DEMONSTRATED TO WITHSTAND THE REQUIRED WIND LOADING THROUGH THE PERMITTING PROCESS

FBC(2007) 1626.1

THE NEW WINDOWS WITH GLASS NEED TO BE IMPACT RESISTANT OR BE PROTECTED BY AN APPROVED HURRICANE PROTECTION SYSTEM.
