



CITY OF  
FORT LAUDERDALE

*Venice of America*

## CODE ENFORCEMENT BOARD HEARING AGENDA

**MAY 22, 2012**  
**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 Elfman, **Vice Chair** • Genia Ellis  
• Joan Hinton • Howard Nelson • 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.

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NEW BUSINESS (OLD BUSINESS)  
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CASE NO: CE11010656  
CASE ADDR: 412 SW 16 CT  
OWNER: PASCARAN, TERESITA H  
INSPECTOR: JORG HRUSCHKA

VIOLATIONS: FBC(2007) 105.1

THE BUILDING HAS BEEN ALTERED IN THE FOLLOWING MANNER WITHOUT OBTAINING THE REQUIRED PERMITS:  
1. A WOOD PATIO WAS REPLACED IN THE REAR.  
2. WINDOWS AND DOORS WERE REPLACED.  
3. A NEW A/C UNIT WAS INSTALLED INCLUDING DUCT WORK.  
4. KITCHEN AND BATH WERE REMODELED. KITCHEN WAS OPENED INTO THE LIVING AREA.  
5. A NEW FENCE WAS INSTALLED.

FBC(2007) 105.4.4

THE PLUMBING SYSTEM OF THE BUILDING WAS ALTERED IN THE FOLLOWING MANNER WITHOUT FIRST OBTAINING A PERMIT:  
1. KITCHEN AND BATH FIXTURES WERE REPLACED.

FBC(2007) 105.4.5

THE ELECTRICAL SYSTEM OF THE BUILDING WAS ALTERED IN THE FOLLOWING MANNER WITHOUT FIRST OBTAINING A PERMIT:  
1. THE KITCHEN AND GENERAL CIRCUITRY WAS ALTERED.

FBC(2007) 105.4.11

THE MECHANICAL SYSTEM OF THE BUILDING WAS ALTERED IN THE FOLLOWING MANNER WITHOUT FIRST OBTAINING A PERMIT:  
1. A NEW A/C UNIT INCLUDING DUCT WORK WAS INSTALLED.

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CASE NO: CE11121353  
CASE ADDR: 1128 SW 17 ST  
OWNER: FRANKCO LLC  
INSPECTOR: GERRY SMILEN

VIOLATIONS: FBC(2007) 105.1  
THE SINGLE FAMILY DWELLING HAS BEEN ALTERED BY THE  
WORK COMPLETED ON A KITCHEN RENOVATION WITHOUT  
PERMITS.

FBC(2007) 105.4.4  
THE PLUMBING SYSTEM HAS BEEN ALTERED BY THE WORK  
COMPLETED ON THE NEW KITCHEN RENOVATION.

FBC(2007) 105.4.5  
THE ELECTRICAL SYSTEM HAS BEEN ALTERED BY THE WORK  
COMPLETED ON THE NEW KITCHEN RENOVATION WITHOUT A  
PERMIT.

FBC(2007) 105.4.8  
AN AWNING HAS BEEN INSTALLED ON THE BUILDING  
WITHOUT A PERMIT.

FBC(2007) 105.4.11  
THE KITCHEN VENTILATION SYSTEM HAS BEEN ALTERED  
WITHOUT A PERMIT WITH THE REMOVAL OF THE HOOD AND  
DUCT WORK.

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CASE NO: CE11121887  
CASE ADDR: 634 NE 14 AVE  
OWNER: DAVCHI LLC  
INSPECTOR: GERRY SMILEN

VIOLATIONS: FBC(2007) 110.1.1  
THE USE AND OCCUPANCY OF THE SINGLE FAMILY  
DWELLING HAS CHANGED FROM THE ORIGINALLY PERMITTED  
OCCUPANCY CLASSIFICATION WITHOUT OBTAINING THE  
REQUIRED CERTIFICATE OF OCCUPANCY.

FBC(2007) 708.3  
THE FIRE SEPARATIONS BETWEEN TENANTS HAS NOT BEEN  
PROVEN TO EXIST OR MAINTAINED THROUGH THE PERMIT  
AND INSPECTION PROCESS.

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CASE NO: CE12010437  
CASE ADDR: 2786 SW 3 AVE  
OWNER: MANNING CAPITAL HOLDING LLC  
INSPECTOR: GERRY SMILEN

VIOLATIONS: FBC 704.3  
TENANT FIRE SEPARATIONS HAVE BEEN COMPROMISED WITH  
THE INSTALLATION OF TWO DOORS.

FBC(2007) 105.1  
THE TENANT SEPARATION WALL BETWEEN THE TWO  
WAREHOUSE BAYS HAS BEEN ALTERED WITH THE  
INSTALLATION OF TWO DOORS WITHOUT A PERMIT.

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CASE NO: CE12010620  
CASE ADDR: 1401 NE 3 AVE  
OWNER: CARDINOT, JOSE  
INSPECTOR: GERRY SMILEN

VIOLATIONS: FBC(2007) 105.1  
THE SINGLE FAMILY RESIDENCE HAS BEEN ALTERED IN  
THE FOLLOWING MANNER WITHOUT PERMITS:  
1. NEW WINDOWS HAVE BEEN INSTALLED.  
2. STURCTURAL ROOF FRAMING IS IN PROGRESS.  
3. ROOFING HAS BEEN INSTALLED.  
4. INTERIOR FRAMING HAS BEEN ALTERED.  
5. GLASS BLOCK HAS BEEN INSTALLED.  
6. WINDOW OPENINGS HAVE BEEN RETROFITTED.

FBC(2007) 105.4.5  
THE WEATHER HEAD TO THE ELECTRICAL SERVICE HAS  
BEEN REPLACED WITHOUT A PERMIT.

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CASE NO: CE12011362  
CASE ADDR: 1904 SW 28 ST  
OWNER: MARCIANTE, PETER  
INSPECTOR: GERRY SMILEN

VIOLATIONS: FBC(2007) 105.1  
THE SINGLE FAMILY RESIDENCE HAS BEEN ALTERED IN  
THE FOLLOWING MANNER WITHOUT OBTAINING THE  
REQUIRED PERMITS:  
1. NEW WINDOWS HAVE BEEN INSTALLED.  
2. THE GARAGE HAS BEEN PARTIALLY ENCLOSED  
PROVIDING AN EFFICIENCY APARTMENT.  
3. CEILINGS HAVE BEEN REMOVED IN THE KITCHEN AND  
REFRAMED.

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FBC(2007) 105.4.5

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

1. ADDITIONAL PREMISE WIRING HAS BEEN INSTALLED.
2. OUTLETS FOR WALL A/C UNITS HAVE BEEN INSTALLED.
3. KITCHEN LIGHTING HAS BEEN ALTERED.

FBC(2007) 105.4.11

WALL A/C UNITS HAVE BEEN INSTALLED WITHOUT A PERMIT.

FBC(2007) 110.1.1

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

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CASE NO: CE11102304  
CASE ADDR: 1100 SW 21 ST  
OWNER: IDMI PROPERTIES LLC  
INSPECTOR: GERRY SMILEN

VIOLATIONS: FBC(2007) 105.1  
CONSTRUCTION ON A PARKING LOT HAS COMMENCED WITHOUT OBTAINING A PERMIT.

FBC(2007) 105.4.18

A CHAIN LINK FENCE WITH GATES AND SOME PANELS HAS BEEN INSTALLED ON THE PROPERTY WITHOUT OBTAINING A PERMIT.

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CASE NO: CE11110351  
CASE ADDR: 333 SUNSET DR # 206  
OWNER: GIRARD, MICHAEL J &  
WOOD, JAMES  
INSPECTOR: GERRY SMILEN

VIOLATIONS: FBC(2007) 105.1  
THE CONDOMINIUM UNIT HAS BEEN ALTERED WITH A COMPLETE KITCHEN RENOVATION WITHOUT PERMITS.

FBC(2007) 105.4.4

THE PLUMBING SYSTEM HAS BEEN ALTERED WITH THE KITCHEN RENOVATION IN PROGRESS WITHOUT PERMITS.

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FBC(2007) 105.4.5  
THE ELECTRICAL SYSTEM HAS BEEN ALTERED BY THE  
KITCHEN RENOVATION IN PROGRESS WITHOUT PERMITS.

FBC(2007) 105.4.11  
A DRYER VENT AND DUCT WORK HAS BEEN ALTERED  
WITHOUT A PERMIT.

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CASE NO: CE11060921  
CASE ADDR: 820 SE 8 ST  
OWNER: GOLDMAN, PETER R &  
GOLDMAN, LAURA W  
INSPECTOR: GERRY SMILEN

VIOLATIONS: FBC(2007) 105.1  
THE SINGLE FAMILY RESIDENCE HAS BEEN ALTERED BY  
RECONFIGURATING THE FRONT SWALE AND DRAINAGE  
DESIGN WITHOUT OBTAINING THE REQUIRED PERMITS.

FBC(2007) 105.4.5  
THE ELECTRICAL SYSTEM HAS BEEN ALTERED WITH THE  
INSTALLATION OF LIGHTING IN THE FRONT OF THE  
PROPERTY WITHOUT PERMITS.

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CASE NO: CE11061811  
CASE ADDR: 3232 SW 2 AV # 111  
OWNER: SMITH, STEVEN M  
INSPECTOR: GERRY SMILEN

VIOLATIONS: FBC(2007) 105.1  
THE WAREHOUSE BAY HAS BEEN ALTERED IN THE  
FOLLOWING MANNER WITHOUT OBTAINING THE REQUIRED  
PERMITS:  
1. AN OFFICE HAS BEEN CONSTRUCTED.  
2. A LOFT HAS BEEN COMPLETED ON TOP OF THE  
OFFICE.  
3. STAIRS HAVE BEEN INSTALLED.  
4. RAILINGS HAVE BEEN INSTALLED ON THE LOFT.

FBC(2007) 105.4.5  
THE ELECTRICAL SYSTEM HAS BEEN ALTERED WITH THE  
INSTALLATION OF PREMISE WIRING, LIGHTING, OUTLETS  
AND SWITCHES FOR THE OFFICE.

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CASE NO: CE11070564  
CASE ADDR: 1620 NW 7 TER  
OWNER: US IL 038 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. THE WINDOWS WERE REPLACED.

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.

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CASE NO: CE11091010  
CASE ADDR: 370 DELAWARE AVE  
OWNER: FRITZLER, CORY G  
INSPECTOR: GEORGE OLIVA

VIOLATIONS: FBC(2007) 105.1  
THE BUILDING HAS BEEN CHANGED IN THE FOLLOWING  
MANNER WITHOUT OBTAINING THE REQUIRED PERMIT OR  
INSPECTIONS.

"STOP WORK ORDER WAS ISSUED"

1. THE CARPORT IS BEING ENCLOSED INTO A GARAGE. AN  
OVERHANG DOOR HAS BEEN PLACED IN THE OPENING.

FBC(2007) 1604.1  
THE STRUCTURES FOR THE CARPORT ENCLOSURE 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. THE CONSTRUCTION IS UNDERDESIGNED AND  
WOULD NOT PROVIDE THE REQUIRED RESISTANCE TO  
UPLIFT.

FBC(2007) 1612.1.2

THE GARAGE DOOR INSTALLATION HAS NOT BEEN DEMONSTRATED TO WITHSTAND THE REQUIRED WIND LOADING THROUGH THE PERMITTING AND INSPECTION PROCESS.

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CASE NO: CE11092221  
CASE ADDR: 661 ARIZONA AVE  
OWNER: BAJON, DENIS  
BAJON, EDWARD  
INSPECTOR: GEORGE OLIVA

VIOLATIONS: FBC(2007) 105.1

THE BUILDING HAS BEEN CHANGED IN THE FOLLOWING MANNER WITHOUT OBTAINING THE REQUIRED PERMITS, INSPECTIONS AND C.O. FROM THE BUILDING DEPARTMENT.

1. AN ILLEGAL CONVERSION FROM A SINGLE FAMILY DWELLING INTO A DUPLEX.
2. A SECOND KITCHEN WAS BUILT INSIDE THE UTILITY ROOM.
3. THE LAUNDRY ROOM WAS CONVERTED INTO A BATHROOM.
4. BY ADDING THESE NEW AREAS TO THE EXISTING FAMILY ROOM, IT IS NOW BEING USED AS A RENTAL APARTMENT.

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 AND BATHROOM INSIDE THE ILLEGAL RENTAL APARTMENT. NEW WASTE AND HOT AND COLD WATER PIPES 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. ALTERATIONS WERE DONE TO THE ELECTRICAL SYSTEM TO BUILD THE RENTAL APARTMENT. NEW CIRCUITS TO THE WINDOW A/C, LIGHTS AND WALL OUTLETS, POWER SUPPLY TO THE NEW KITCHEN AREA WITH THE 220V RUN FOR THE RANGE OUTLET. BY THIS ACTION THE OWNER IS INCREASING THE AMPERAGE LOAD IN THE MAIN ELECTRICAL PANEL OVER THE TOTAL AMPS LOAD



RATING THAT WAS PERMITTED. IT HAS BECOME AN ELECTRICAL FIRE HAZARD.

FBC(2007) 110.1.1

THE USE AND THE OCCUPANCY OF THIS BUILDING HAS BEEN CHANGED FROM THE ORIGINALLY PERMITTED OCCUPANCY CLASSIFICATION OF A SINGLE FAMILY TO A MULTI-FAMILY WITHOUT OBTAINING THE REQUIRED CERTIFICATE OF OCCUPANCY AND PERMITS.

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CASE NO: CE11101648  
CASE ADDR: 2323 NW 13 ST  
OWNER: WILLARD & KATRINA BELL FAM TR  
BELL, KATRINA TRSTEE  
INSPECTOR: GEORGE OLIVA

VIOLATIONS: FBC(2007) 105.1

THIS BUILDING HAS BEEN CHANGED WITHOUT OBTAINING THE REQUIRED PERMITS, INSPECTIONS AND THE C.O. FROM THE CITY BUILDING DEPARTMENT.

1. INTERIOR REMODELING OF THE KITCHEN AND BATHROOMS.
2. FRAMING WORK IN PROGRESS AS NEW DRYWALL IS BEING INSTALLED.

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 EXISTING KITCHEN AND BATHROOMS INSIDE THE DWELLING. NEW WASTE, HOT AND COLD WATER PIPES ARE BEING 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. ALTERATIONS WERE DONE TO THE ELECTRICAL SYSTEM TO FRAME THE WALLS WITH NEW ELECTRIC CIRCUITS TO THE LIGHTS AND WALL OUTLETS IN THE HALLWAY, KITCHEN AND BATHROOM AREAS. BY THIS ACTION THE OWNER IS INCREASING THE AMPERAGE LOAD IN THE MAIN ELECTRICAL PANEL OVER THE TOTAL AMPS LOAD RATING THAT WAS PERMITTED. THIS HAS BECOME AN ELECTRICAL FIRE HAZARD.

FBC(2007) 109.10

THIS WORK IS IN PROGRESS OR IT HAS BEEN PERFORMED AND/OR COVERED-UP WITHOUT OBTAINING THE REQUIRED INSPECTIONS AND APPROVAL THROUGHOUT THE PERMITTING AND INSPECTION PROCESS.

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CASE NO: CE11110881  
CASE ADDR: 1653 LAUD MANORS DR  
OWNER: DAVENPORT, THERESA R  
INSPECTOR: GEORGE OLIVA

VIOLATIONS: FBC 105.1

THIS BUILDING HAS BEEN CHANGED WITHOUT OBTAINING THE REQUIRED PERMITS, INSPECTIONS AND C.O. FROM THE CITY BUILDING DEPARTMENT:

1. INTERIOR DEMOLITION IS IN PROGRESS WITHOUT A PERMIT.

A STOP WORK ORDER WAS ISSUED.

2. RENOVATIONS ARE BEING PERFORMED INSIDE THE DWELLING WITH NEW PLUMBING, ELECTRICAL AND STRUCTURAL WORK.

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CASE NO: CE11111326  
CASE ADDR: 1600 NW 2 AVE  
OWNER: RH INVESTMENT PROPERTIES LLC  
INSPECTOR: GEORGE OLIVA

VIOLATIONS: FBC(2007) 105.1

THIS BUILDING HAS BEEN CHANGED WITHOUT OBTAINING THE REQUIRED PERMITS, INSPECTIONS AND C.O. FROM THE CITY BUILDING DEPARTMENT:

1. THE KITCHEN WAS REMODELED WITH NEW CABINETS AND FIXTURES.

2. THE WINDOWS WERE REPLACED.

3. A CENTRAL A/C HAS BEEN INSTALLED.

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 REBUILD THE KITCHEN AND BATHROOM INSIDE THE DWELLING WITH NEW WASTE AND HOT AND COLD WATER PIPES 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. ALTERATIONS WERE DONE TO THE ELECTRICAL SYSTEM TO REBUILD THE KICHEN AND BATHROOMS. NEW CIRCUITS TO THE LIGHTS AND WALL OUTLETS AND POWER SUPPLY TO THE CENTRAL A/C WITH A 220V RUN. BY THIS ACTION THE OWNER IS INCREASING THE AMPERAGE LOAD IN THE MAIN ELECTRICAL PANEL OVER THE TOTAL AMPS LOAD RATING THAT WAS PERMITTED. IT HAS BECOME AN ELECTRICAL FIRE HAZARD.

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) 109.10

THIS WORK IS IN PROGRESS OR IT HAS BEEN PERFORMED AND/OR COVERED-UP WITHOUT OBTAINING THE REQUIRED INSPECTIONS APPROVAL FROM THE BUILDING DEPARTMENT THROUGHOUT THE PERMITTING AND INSPECTION PROCESS.

FBC(2007) 1612.1.2

ALL THE NEW 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.

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RETURN HEARING (OLD BUSINESS)  
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CASE NO: CE11052218  
CASE ADDR: 2730 NE 30 PL  
OWNER: PETRUCCI, PETER D  
INSPECTOR: BURT FORD  
PRESENTED BY JORG HRUSCHKA

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.

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

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.

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CASE NO: CE11110088  
CASE ADDR: 504 SW 15 ST  
OWNER: HENSON, SEAN Y  
INSPECTOR: JORG HRUSCHKA

VIOLATIONS: FBC(2007) 105.1

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

1. WINDOWS AND DOORS WERE INSTALLED.
2. A FENCE WAS INSTALLED. PERMIT 11040651 WAS ONLY APPLIED FOR, BUT NEVER OBTAINED.

FBC(2007) 105.10.3.1

THE FOLLOWING PERMIT HAS NOT PASSED FINAL INSPECTIONS, HAS EXPIRED AND IS NOW NULL AND VOID:

PERMIT 11030016 TO REPLACE 6 WINDOWS AND 1 GARAGE DOOR.

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CITY COMMISSION MEETING ROOM - CITY HALL  
MAY 22, 2012 - 9:00 AM

CASE NO: CE11040071  
CASE ADDR: 1345 NE 5 TER  
OWNER: SPIRIT INVESTMENT LLC  
INSPECTOR: BURT FORD  
PRESENTED BY JORG HRUSCHKA

VIOLATIONS: FBC(2007) 105.1

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

1. THERE HAS BEEN MAJOR DEMOLITION COMPLETED THROUGHOUT THE BUILDING, INCLUDING INTERIOR WALLS, WHICH MAY HAVE BEEN LOAD BEARING, CEILINGS, EXTERIOR WALLS, FLOORS, KITCHEN AND BATHROOMS.
2. EXTERIOR AND INTERIOR FRAMING HAVE BEEN DONE, REPLACING DAMAGED STUDS, JOISTS, WALL AND FLOOR SHEATHING.
3. MISC DRYWALL HAS BEEN REPLACED AND FINISHED THROUGHOUT THE BUILDING WITH MORE TO BE DONE.
4. NEW WINDOWS HAVE BEEN INSTALLED.
5. NEW DOORS HAVE BEEN INSTALLED.
6. EXTERIOR SIDING HAS BEEN REMOVED, NEW METAL LATTICE INSTALLED, AND STUCCO HAS BEEN APPLIED.
7. CONCRETE BOARD HAS BEEN INSTALLED IN THE SHOWER AND BATHTUB AREAS.
8. NEW ROOF AND GABLE VENTS HAVE BEEN INSTALLED.
9. TRUSS REPAIRS HAVE BEEN MADE.
10. THE FACIA HAS BEEN REPLACED.
11. A RE-ROOF HAS BEEN COMPLETED.

FBC(2007) 105.4.4

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

1. PIPING, VALVES, AND FIXTURES ARE BEING INSTALLED DURING THE BATHROOM REMODELINGS.
2. PIPING AND FIXTURES HAVE BEEN REMOVED IN THE KITCHEN FOR A COMPLETE REMODEL.
3. SHOWER PANS ARE BEING INSTALLED.

FBC(2007) 105.4.5

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

1. A COMPLETE ELECTRICAL REMODEL AND SERVICE UPGRADE IS BEING DONE.

FBC(2007) 105.4.11

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

1. AN AIR CONDITIONING SYSTEM HAS BEEN INSTALLED.

FBC(2007) 109.10

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

FBC(2007) 1612.1.2

THE AIR CONDITIONING UNIT, WINDOWS, DOORS, FACIA, EXTERIOR AND INTERIOR FRAMING, TRUSS REPAIRS, AND STUCCO HAVE NOT BEEN PROVEN TO SUFFICIENTLY WITHSTAND ESTIMATED OR ACTUAL IMPOSED DEAD, LIVE, WIND, OR ANY OTHER LOADS THROUGH THE PERMIT AND INSPECTION PROCESS.

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

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.

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CASE NO: CE09030895  
CASE ADDR: 1369 SE 14 ST  
OWNER: CHAMBERLAIN, KENT T  
INSPECTOR: BURT FORD  
PRESENTED BY JORG HRUSCHKA

VIOLATIONS: FBC(2007) 105.1

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

1. INSTALLED NEW WINDOWS AND DOORS.
2. INSTALLED DRIVEWAY PAVERS.
3. INSTALLED A WOODEN TRELLIS.
4. INSTALLED A WOODEN DECK.

FBC(2007) 105.10.3.1

THE FOLLOWING PERMIT HAS EXPIRED:

1. FENCE PERMIT, 01021208, WAS ISSUED 2/15/2001.  
IT FAILED BOTH THE ZONING FINAL INSPECTION AND  
THE BUILDING FINAL INSPECTION. A RE-INSPECTION  
WAS NOT SCHEDULED.

FBC(2007) 105.4.5

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

1. EXTERIOR LIGHTING HAS BEEN INSTALLED AT TRELLIS  
AREA.

FBC(2007) 109.10

WORK WAS PERFORMED AND COVERED WITHOUT OBTAINING  
THE REQUIRED APPROVALS.

FBC(2007) 1612.1.2

THE WINDOWS, DOORS, DECKS, AND TRELLIS 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.

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CASE NO: CE09050642  
CASE ADDR: 1301 NE 17 AVE  
OWNER: DOMINICIS, MARIA LE  
DOMINICIS, LUIS & DOMINICIS D  
INSPECTOR: BURT FORD  
PRESENTED BY JORG HRUSCHKA

VIOLATIONS: FBC(2007) 105.1

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

1. NEW DOORS HAVE BEEN INSTALLED.
2. NEW WINDOWS HAVE BEEN INSTALLED.
3. THE KITCHEN IN THE MAIN HOUSE HAS BEEN  
REMODELED.
4. ALL BATHROOMS HAVE BEEN REMODELED.

FBC(2007) 105.4.4

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

1. WATER HEATERS HAVE BEEN INSTALLED.
2. PIPING AND FIXTURES HAVE BEEN REPLACED IN THE:
  - A. MAIN KITCHEN REMODEL.
  - B. ILLEGAL KITCHEN IN THE BACK BEDROOM.
  - C. ALL BATHROOMS THAT HAVE BEEN REMODELED.

FBC(2007) 105.4.5

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

1. MAIN KITCHEN REMODEL.
2. ILLEGAL KITCHEN IN THE BACK BEDROOM.
3. ALL BATHROOMS THAT HAVE BEEN REMODELED.
4. TO POWER THE NEW A/C SYSTEMS.

FBC(2007) 105.4.11

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

1. TWO COMPLETE SYSTEMS HAVE BEEN INSTALLED.

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

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.

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CASE NO: CE10091351  
CASE ADDR: 2512 NE 11 CT  
OWNER: CHRISTI, MARY C  
INSPECTOR: BURT FORD  
PRESENTED BY JORG HRUSCHKA

VIOLATIONS: 47-34.1.A.1.  
THE DUPLEX HAS BEEN CONVERTED INTO A 7 UNIT  
APARTMENT.

9-279(b)(2)  
ALL DWELLING UNITS MUST BE EQUIPPED WITH AN  
APPROVED TYPE KITCHEN SINK.

9-279(e)  
ALL KITCHEN SINKS MUST HAVE HOT AND COLD WATER.

9-279(i)  
ALL DWELLING UNITS MUST HAVE COOKING FACILITIES  
WITH A STOVE THAT HAS A MINIMUM OF TWO BURNERS.

FBC(2007) 105.1  
THE BUILDING HAS BEEN ALTERED IN THE FOLLOWING  
MANNER WITHOUT OBTAINING THE REQUIRED PERMITS:

UNIT #1

1. THE INTERIOR DOOR LEADING TO THE HALLWAY HAS  
BEEN BLOCKED TO ISOLATE AS A SEPARATE UNIT.

UNIT #2

1. AN INTERIOR WALL HAS BEEN BUILT TO SPLIT UP THE  
BACK BEDROOM INTO TWO UNITS.

UNIT #3

1. AN INTERIOR WALL HAS BEEN BUILT TO SPLIT UP THE BACK BEDROOM INTO TWO UNITS.
2. THE FLORIDA PATIO HAS BEEN ENCLOSED AND CONVERTED INTO LIVING SPACE. A KITCHEN HAS BEEN INSTALLED HERE.
3. A BATHROOM HAS BEEN INSTALLED.

UNIT #4

1. THE CARPORT AND UTILITY ROOM HAVE BEEN CONVERTED INTO A SEPARATE APARTMENT.
2. A GRID CEILING HAS BEEN INSTALLED.
3. A BATHROOM HAS BEEN INSTALLED.
4. AN EXTERIOR DOOR HAS BEEN INSTALLED.
5. WINDOWS HAVE BEEN INSTALLED.

UNIT #5

1. A DOOR HAS BEEN BLOCKED OFF TO SEPARATE AN EXISTING BEDROOM INTO AN APARTMENT.

UNIT #6

1. A DOOR HAS BEEN BLOCKED OFF TO SEPARATE THE EXISTING APARTMENT FROM ONE OF ITS BEDROOMS.
2. THE KITCHEN AND BATHROOM HAVE BEEN REMODELED.

UNIT #7

1. A DOOR HAS BEEN BLOCKED OFF TO SEPARATE THE EXISTING APARTMENT FROM ONE OF ITS BEDROOMS.
2. THE KITCHEN AND BATHROOM HAVE BEEN 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 AND FIXTURES HAVE BEEN INSTALLED WHEN BATHROOMS WERE INSTALLED IN UNITS 3 AND 4.
2. PIPING AND FIXTURES HAVE BEEN ADDED/ALTERED DURING THE KITCHEN AND BATH REMODELINGS IN UNITS 6 AND 7.
3. PIPING AND FIXTURES HAVE BEEN INSTALLED IN THE KITCHEN THAT WAS INSTALLED IN APARTMENT #3, IN THE ENCLOSED PATIO.

FBC(2007) 105.4.5

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

1. HI-HAT LIGHT FIXTURES HAVE BEEN INSTALLED IN APARTMENT SEVEN.
2. CIRCUITS HAVE BEEN ADDED/ALTERED DURING THE KITCHEN AND BATHROOM REMODELINGS IN UNITS 6 AND 7.
3. CIRCUITS HAVE BEEN ADDED DURING THE ENCLOSURE OF THE BACK PATIO WHICH IS NOW APARTMENT 3.
4. CIRCUITS HAVE BEEN ADDED DURING THE ENCLOSURE OF THE CARPORT.

FBC(2007) 708.1 1.

THE REQUIRED FIRE SEPARATION HAS NOT BEEN PROVEN BY THE ISSUANCE OF BUILDING PERMITS DURING THE CONVERSION OF THE DUPLEX INTO A SEVEN UNIT APARTMENT.

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CASE NO: CE11040786  
CASE ADDR: 2804 N OCEAN BLVD  
OWNER: FRISBEE, MICHELLE  
INSPECTOR: BURT FORD  
PRESENTED BY JORG HRUSCHKA

VIOLATIONS: FBC(2007) 105.1

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

1. A STRUCTURAL STEEL BEAM AND STEEL COLUMN HAVE BEEN INSTALLED TO SUPPORT THE CARPORT ROOF.

FBC(2007) 1612.1.2

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

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CITY OF FORT LAUDERDALE Page 21  
CODE ENFORCEMENT BOARD AGENDA  
CITY COMMISSION MEETING ROOM - CITY HALL  
MAY 22, 2012 - 9:00 AM

CASE NO: CE09071049  
CASE ADDR: 666 W CAMPUS CIR  
OWNER: RBA CAPITAL LP  
% BRUCE R JACOBS 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 AND DOORS ON THE DWELLING WERE  
REPLACED WITH AN APPLIED PERMIT FROM 2008.  
2. THE ELECTRICAL WAS UPGRADED WITH A VOID PERMIT  
FROM 2007.  
3. A CENTRAL A/C WAS INSTALLED WITH A VOID PERMIT  
FROM 2007.

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 PANEL WAS UPGRADED IN 2007 WITH  
A VOID PERMIT.  
2. A CENTRAL A/C WITH A 7.5 ELECTRIC HEATER WAS  
INSTALLED IN 2007 ALSO WITH A VOID PERMIT.

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 DUCT WORK AND  
AN 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) 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.

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CITY OF FORT LAUDERDALE Page 22  
CODE ENFORCEMENT BOARD AGENDA  
CITY COMMISSION MEETING ROOM - CITY HALL  
MAY 22, 2012 - 9:00 AM

CASE NO: CE10080609  
CASE ADDR: 1329 NW 7 AV  
OWNER: FLEISHMAN, DOUGLAS  
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. BATHROOMS WERE BUILT INSIDE THE RENTAL  
APARTMENT.

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 WASTE DRAIN PIPES AND WATER SUPPLY LINES  
WERE RUNNING INTO THE EXTRA KITCHEN AND  
BATHROOMS INSIDE THE ILLEGAL TRIPLEX  
CONVERSION.

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 LOADS IMPOSED ON THE CIRCUITS  
INCLUDING BUT NOT LIMITED TO THE TWO EXTRA  
COOKING AREAS, EXCEED THE CAPACITY OF THE  
EXISTING 200 AMP CIRCUITRY.

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

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CASE NO: CE10110743  
CASE ADDR: 627 NW 17 AVE  
OWNER: ALHINDI, GHASSAN  
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 REQUIRED FIRE-RESISTANT WALL THAT SEPARATES  
THE UNITS 627 FROM 629 HAS BEEN REMOVED. THAT  
WALL IS A LOAD BEARING STRUCTURAL SUPPORT FOR  
THE ROOF.

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 PIPES AND WASTE DRAIN LINES WERE RELOCATED TO THE NEW LOCATION NEAR THE SINKS.

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 CIRCUITS WERE REROUTED WHERE THE WALL WAS REMOVED.

FBC(2007) 1604.1

THE STRUCTURES FOR THE ROOF AND THE SUPPORTING WALL WITH THE TIE BEAM ON IT DOES NOT MEET THE STANDARD FOR GRAVITY LOADING DUE TO A LARGE AREA BEING REMOVED AND HAS NOT BEEN DEMONSTRATED TO WITHSTAND DEAD LOADING OR UPLIFT THROUGH THE PERMITTING PROCESS. ALL THE WORK THAT HAS BEEN DONE ILLEGALLY ARE DEEMED TO BE UNSAFE AND THE CONSTRUCTION IS UNDERDESIGNED.

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CASE NO: CE11031662  
CASE ADDR: 3700 SW 14 ST  
OWNER: JUAREZ, MINERVA  
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. ILLEGAL CONVERSION OF A DUPLEX INTO A TRIPLEX.  
2. MINI KITCHEN WAS ADDED TO A MASTER BEDROOM WITH AN EXTERIOR DOOR.  
3. NO VENTILATION IN THE NEW KITCHEN.  
4. THE DUPLEX FLOOR PLAN WAS ORIGINALLY BUILT WITH THREE BATHROOMS, TWO KITCHENS AND ONE LAUNDRY ROOM, WITH TWO CENTRAL A/C'S.  
5. THERE IS A SCREENED PORCH FACING THE WEST THAT WAS BUILT WITHOUT A PERMIT INSIDE THE PROPERTY SETBACK.



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 BUILD THE NEW KITCHEN INSIDE THE MASTER BEDROOM WITH NEW DRAINAGE PIPES INSTALLED IN THE SINK, AND HOT AND COLD WATER LINES HOOKED-UP TO THE SINK FAUCET.

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 HAS BEEN INCREASED OVER THE 120 AMPS RATED PANEL BY ADDING THE EXTRA COOKING AREA AND A WINDOW A/C IN THE EXTRA RENTAL UNIT.

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 HAS BEEN CHANGED FROM THE ORIGINALLY PERMITTED OCCUPANCY CLASSIFICATION OF A DUPLEX TO A TRIPLEX WITHOUT OBTAINING THE REQUIRED PERMITS AND THE CERTIFICATE OF OCCUPANCY FROM THE CITY.

FBC(2007) 1604.1

THE STRUCTURE FOR THE SCREENED PORCH 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. IT WOULD NOT PROVIDE THE REQUIRED RESISTANCE TO UPLIFT.

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CITY OF FORT LAUDERDALE Page 25  
CODE ENFORCEMENT BOARD AGENDA  
CITY COMMISSION MEETING ROOM - CITY HALL  
MAY 22, 2012 - 9:00 AM

CASE NO: CE11060534  
CASE ADDR: 540 ARIZONA AVE  
OWNER: RIPROCK HOMES 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. REMODELING OF THE INTERIOR AREAS OF THE DWELLING INCLUDING THE KITCHEN AND BATHROOMS WITH NEW CABINETS AND FIXTURES.
2. THE CARPORT HAS BEEN ENCLOSED INTO A SMALL RENTAL APARTMENT WITH A KITCHEN AND BATHROOM CONNECTED TO THE PLUMBING AND ELECTRICAL LINES AND WITH NEW FRAMING WORK TO BUILD THE INSIDE WALLS AND CEILING.
3. THE STORAGE SHED AT THE REAR OF THE DWELLING HAS BEEN CONVERTED INTO A RENTAL UNIT WITH ELECTRICAL, PLUMBING HOOK-UPS TO A BATHROOM AND KITCHEN AND FRAMING WORK TO BUILD THE INSIDE WALLS AND CEILING.
4. ALL THE WINDOWS WERE REPLACED ON THE PROPERTY.

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 BUILD THE NEW BATHROOMS AND KITCHEN AREAS WITH DRAINAGE PIPES AND HOT AND COLD WATER SUPPLY LINES TO THE NEW FIXTURES.
2. THE MAIN HOUSE KITCHEN AND BATHROOMS WERE REMODELED WITH 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 ELECTRICAL OUTLETS, SWITCHES AND LAMPS WERE INSTALLED INSIDE THE TWO ILLEGAL RENTAL APARTMENTS AND IN THE MAIN HOUSE.
2. ALL THE ELECTRICAL FIXTURES WERE REPLACED THROUGHOUT THE DWELLING. THOSE INSIDE ALL THE KITCHENS AND BATHROOMS 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 HAS BEEN CHANGED FROM THE ORIGINALLY PERMITTED OCCUPANCY CLASSIFICATION OF A SINGLE FAMILY TO A MULTI-FAMILY WITHOUT OBTAINING THE REQUIRED CERTIFICATE OF OCCUPANCY AND PERMITS.

FBC(2007) 1604.1

THE STRUCTURES FOR THE CARPORT AND THE STORAGE SHED CONVERSIONS 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.

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

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CASE NO: CE11070780  
CASE ADDR: 1616 NW 11 ST  
OWNER: BALBIN, CESAR  
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 HAS BEEN ISSUED AND ALL WORK MUST BE PERMITTED BEFORE IT CAN BE COMPLETED FOR THE FOLLOWING:

1. CARPORT IS BEING ENCLOSED.

2. WINDOWS AND ENTRANCE DOORS ARE BEING REPLACED AND/OR RELOCATED.
3. INTERIOR REMODELING AND FRAMING WITH PLUMBING AND ELECTRICAL WORK.

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 ARE BEING DONE TO INSTALL THE NEW BATHROOMS AND KITCHEN PLUMBING FIXTURES WITH DRAINAGE PIPES AND HOT AND COLD WATER SUPPLY LINES HOOKED UP.

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 WERE REMOVED AND ARE BEING REPLACED THROUGHOUT THE DWELLING. THEY MUST MEET THE NEC 210.8 REQUIREMENTS INSIDE THE KITCHEN AND BATHROOMS AREAS.

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 HEATER IS BEING INSTALLED.

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 CARPORT EXTENSION 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 THIS CODE PROTECTS NEIGHBORS FROM FLYING DEBRIS IN A STORM AND WHICH THESE STRUCTURES MAY BECOME. THEY MUST BE REMOVED OR OBTAIN THE REQUIRED A.T.F. PERMIT AND INSPECTIONS FROM THE CITY.

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.

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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.

CITY OF FORT LAUDERDALE Page 29  
CODE ENFORCEMENT BOARD AGENDA  
CITY COMMISSION MEETING ROOM - CITY HALL  
MAY 22, 2012 - 9:00 AM

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.

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CASE NO: CE11071479  
CASE ADDR: 1824 NW 25 TER  
OWNER: BRUMFIELD, SELENA LAFON  
COOK, SHARDEL  
INSPECTOR: GEORGE OLIVA

VIOLATIONS: FBC(2007) 105.1  
WORKING WITHOUT THE REQUIRED PERMITS FOR REPLACING  
TWO OF THE ENTRANCE DOORS AND REMODELING OF THE  
BATHROOM WITH NEW FIXTURES.

FBC(2007) 105.3.4

WORKING BEYOND THE SCOPE OF THE ISSUED BUILDING  
PERMIT FOR RE-ROOFING AND INTERIOR RENOVATING AND  
EXTERIOR DOOR REPLACEMENT.

FBC(2007) 105.4.4

A PLUMBING PERMIT MUST BE OBTAINED TO REMODEL THE  
BATHROOM WITH NEW FIXTURES AND CABINET.

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CASE NO: CE11091444  
CASE ADDR: 2150 NW 28 AVE  
OWNER: W CAPITAL GROUP 2150 LLC  
INSPECTOR: GEORGE OLIVA

VIOLATIONS: FBC(2007) 105.1  
THE BUILDING HAS BEEN CHANGED IN THE FOLLOWING  
MANNER WITHOUT OBTAINING THE REQUIRED PERMIT,  
INSPECTIONS AND THE C.O FROM THE BUILDING  
DEPARTMENT:  
WORK IN PROGRESS WITHOUT PERMITS. RECEIVED CALL  
FROM FLPD OFCR. Q. MATTHEWS. A STOP WORK WAS  
ISSUED BY THE CITY.  
1. ILLEGAL INTERIOR REMODELING WORK.  
2. A BATHROOM WAS BUILT INSIDE THE HOUSE.  
3. CENTRAL A/C (PACKAGE'S STYLE) INSTALLED AT THE  
SOUTHSIDE OF THE PROPERTY.

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 THAT WERE DONE TO BUILD THE NEW BATHROOM INSIDE THE DWELLING, WITH NEW WASTE AND HOT AND COLD WATER PIPES WERE HOOKED-UP TO THE NEW PLUMBING FIXTURES.

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 WAS REPLACED WITH A NEW PACKAGE UNIT.

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CASE NO: CE11101366  
CASE ADDR: 541 SW 22 AV  
OWNER: CANELA, SARDIS J  
INSPECTOR: GEORGE OLIVA

VIOLATIONS: FBC(2007) 105.1

THIS VIOLATION GOES BACK TO JULY 2, 1996 WHEN INSP. WYGANT OPENED CASE# CE96070150 FOR THE CARPORT BEING ENCLOSED WITHOUT A PERMIT. AS OF TODAY THIS VIOLATION REMAINS AS WORK WITHOUT A PERMIT AS FOLLOWS:

1. THE CARPORT WAS ENCLOSED AND IS BEING USED AS A RENTAL APARTMENT.
2. THERE IS A KITCHEN AND A BATHROOM THAT WERE BUILT INSIDE THE RENTAL APARTMENT.
3. WINDOWS AND ENTRANCE DOORS WERE REPLACED ON THE MAIN BUILDING AND ADDED TO 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 PLUMBING ALTERATIONS THAT WERE DONE TO BUILD THE NEW KITCHEN AND BATHROOM INSIDE THE ENCLOSED CARPORT WITH NEW WASTE AND HOT AND COLD WATER PIPES 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. ALTERATIONS WERE DONE TO THE ELECTRICAL SYSTEM TO BUILD THE RENTAL APARTMENT WITH NEW CIRCUITS TO THE WINDOW A/C, LIGHTS AND WALL OUTLETS AND THE POWER SUPPLY TO THE NEW KITCHEN AREA WITH THE 220V RUN FOR THE RANGE OUTLET. BY THIS ACTION THE OWNER IS INCREASING THE AMPERAGE LOAD IN THE MAIN ELECTRICAL PANEL OVER THE TOTAL AMPS LOAD RATED THAT WAS PERMITTED. IT HAS BECOME AN ELECTRICAL FIRE HAZARD.

FBC(2007) 109.10

THIS WORK IS IN PROGRESS OR IT HAS BEEN PERFORMED AND/OR COVERED-UP WITHOUT OBTAINING THE REQUIRED INSPECTIONS APPROVAL FROM THE BUILDING DEPARTMENT THROUGHOUT THE PERMITTING AND INSPECTION PROCESS.

FBC(2007) 110.1.1

THE USE AND THE OCCUPANCY OF THIS BUILDING HAS BEEN CHANGED FROM THE ORIGINALLY PERMITTED OCCUPANCY CLASSIFICATION OF A SINGLE FAMILY TO A MULTI-FAMILY WITHOUT OBTAINING THE REQUIRED CERTIFICATE OF OCCUPANCY AND PERMITS.

FBC(2007) 1604.1

THE STRUCTURES FOR THE ENCLOSED CARPORT 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 THE WINDS UPLIFT.

FBC(2007) 1612.1.2

ALL THE NEW 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



CITY OF FORT LAUDERDALE Page 32  
CODE ENFORCEMENT BOARD AGENDA  
CITY COMMISSION MEETING ROOM - CITY HALL  
MAY 22, 2012 - 9:00 AM

CASE NO: CE11071506  
CASE ADDR: 1634 SW 4 AVE  
OWNER: RICCIO, FRANK  
INSPECTOR: GERRY SMILEN

VIOLATIONS: FBC(2007) 105.4.11  
A METAL VENT PIPE AND CAP HAS BEEN INSTALLED ON  
THE SIDE OF THE TWO STORY BUILDING WITHOUT A  
PERMIT.

FBC(2007) 105.4.18  
A WOOD FENCE HAS BEEN INSTALLED ON THE  
MULTI-FAMILY RESIDENTIAL PROPERTY WITHOUT  
OBTAINING THE REQUIRED PERMITS.

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CASE NO: CE11020460  
CASE ADDR: 417 NW 14 WY  
OWNER: DEVONTURE HOLDINGS LLC  
INSPECTOR: GERRY SMILEN

VIOLATIONS: FBC(2007) 105.1  
THE FOLLOWING WORK HAS BEEN STARTED OR COMPLETED  
ON THE SINGLE FAMILY RESIDENCE WITHOUT OBTAINING  
THE REQUIRED PERMITS:  
1. A WOOD TRELIS HAS BEEN ERECTED IN THE FRONT.  
2. MASONRY WALLS HAVE BEEN CONSTRUCTED ON THE  
PROPERTY.  
3. NEW WINDOWS HAVE BEEN INSTALLED.  
4. NEW DOORS HAVE BEEN INSTALLED.  
5. A REAR PORCH HAS BEEN ENCLOSED.  
6. WOOD BALLISTERS AND BEAMS HAVE BEEN INSTALLED.  
7. THE HOUSE HAS BEEN RESTUCCOED.  
8. A PAVER DRIVEWAY HAS BEEN INSTALLED.

FBC(2007) 105.4.5  
EXTERIOR PREMISE WIRING FOR EXTERIOR FIXTURES HAS  
BEEN INSTALLED WITHOUT A PERMIT.

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CITY OF FORT LAUDERDALE Page 33  
CODE ENFORCEMENT BOARD AGENDA  
CITY COMMISSION MEETING ROOM - CITY HALL  
MAY 22, 2012 - 9:00 AM

CASE NO: CE11020528  
CASE ADDR: 720 SW 19 ST  
OWNER: BANK OF NEW YORK TRSTEE  
INSPECTOR: GERRY SMILEN

VIOLATIONS: 9-280(b)  
THE ENVELOPE OF THE BUILDING HAS SUCCEMDED TO  
DETERIORATION FROM EXPOSURE TO THE ELEMENTS AND  
FROM LACK OF MAINTENANCE.

FBC(2007) 105.4.4  
A SPRINKLER SYSTEM AND WATER HOOK-UPS FOR AN RV  
HAVE BEEN INSTALLED WITHOUT A PERMIT.

FBC(2007) 105.4.5  
THE FOLLOWING ELECTRICAL WORK HAS BEEN COMPLETED  
WITHOUT A PERMIT:  
1. SECURITY LIGHTING.  
2. EXTERIOR WIRING WITH OUTLETS.  
3. ELECTRICAL SERVICE TO THE SHED.  
4. OUTLETS FOR RV HOOK-UPS.  
5. OUTLETS FOR A/C UNITS.

FBC(2007) 105.4.11  
WALL A/C UNITS HAVE BEEN INSTALLED IN THE BUILDING  
WITHOUT A PERMIT.

FBC(2007) 105.4.15  
NEW WINDOWS HAVE BEEN INSTALLED IN THE BUILDING.

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CASE NO: CE11020852  
CASE ADDR: 1304 NE 1 AV  
OWNER: RODRIGUEZ, AURA  
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. AN ADDITION HAS BEEN CONSTRUCTED ON A PORCH  
SLAB.  
2. FRONT DOOR COLUMNS HAVE BEEN REPLACED.

FBC(2007) 105.4.5  
THE ELECTRICAL SYSTEM HAS BEEN ALTERED WITH ADDED  
EXTERIOR PREMISE WIRING AND WIRING FOR THE  
ADDITION IN THE REAR WITHOUT OBTAINING THE  
REQUIRED PERMITS.

FBC(2007) 1604.1

THE FOLLOWING WORK PERFORMED HAS NOT BEEN  
DEMONSTRATED TO WITHSTAND THE REQUIRED WIND  
LOADING OR THE STANDARD GRAVITY LOADING THROUGH  
THE PERMITTING PROCESS:

1. REPLACEMENT OF FRONT COLUMNS.
2. THE REAR ADDITION SLAB AND WALLS.

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CASE NO: CE11030291  
CASE ADDR: 708 NE 2 AV  
OWNER: BEAUREGARD, LORI  
INSPECTOR: GERRY SMILEN

VIOLATIONS: FBC(2007) 105.4.11  
A CENTRAL A/C SYSTEM HAS BEEN INSTALLED WITHOUT  
PERMITS.

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CASE NO: CE11051681  
CASE ADDR: 312 SW 16 ST  
OWNER: MAJURI, DAVID  
INSPECTOR: GERRY SMILEN

VIOLATIONS: FBC(2007) 105.1  
THE SINGLE FAMILY RESIDENCE HAS BEEN ALTERED IN  
THE FOLLOWING WAY WITHOUT OBTAINING THE REQUIRED  
PERMITS:  
1. A BATHROOM HAS BEEN INSTALLED IN THE REAR.  
2. NEW WINDOWS HAVE BEEN INSTALLED.

FBC(2007) 105.4.4  
THE PLUMBING SYSTEM HAS BEEN ALTERED IN THE  
FOLLOWING MANNER WITHOUT OBTAINING THE REQUIRED  
PERMITS:  
1. WATER SUPPLIES INSTALLED FOR A BATHROOM.  
2. WASTE LINES INSTALLED FOR A BATHROOM.

FBC(2007) 105.4.5  
THE ELECTRICAL SYSTEM HAS BEEN ALTERED WITH THE  
INSTALLATION OF PREMISE WIRING FOR A KITCHEN AND  
BATHROOM WITHOUT PERMITS.

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CASE NO: CE11041459  
CASE ADDR: 1000 W LAS OLAS BLVD  
OWNER: ERLICH INVESTMENTS OF SO FL LLC  
INSPECTOR: GERRY SMILEN

VIOLATIONS: FBC(2007) 105.1  
THE DUPLEX HAS BEEN ALTERED IN THE FOLLOWING  
MANNER WITHOUT OBTAINING THE REQUIRED PERMITS:  
1. THE GARAGE HAS BEEN ENCLOSED.  
2. NEW DOORS HAVE BEEN INSTALLED.  
3. INTERIOR PARTITIONS HAVE BEEN INSTALLED.

FBC(2007) 105.4.4  
A BATHROOM HAS BEEN INSTALLED IN THE DUPLEX  
WITHOUT A PERMIT.

FBC(2007) 105.4.5  
THE ELECTRICAL SYSTEM HAS BEEN ALTERED IN THE  
FOLLOWING MANNER WITHOUT OBTAINING THE REQUIRED  
PERMITS:  
1. CEILING FANS AND OUTLETS HAVE BEEN INSTALLED.  
2. INTERIOR WIRING HAS BEEN COMPLETED.  
3. WIRING FOR THE BATHROOM HAS BEEN COMPLETED.

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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 KITCHEN CABINETS HAVE BEEN INSTALLED.  
2. 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.

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CASE NO: CE11060414  
CASE ADDR: 3010 SW 15 AV  
OWNER: MORALEZ, BERNABE &  
ORDONEZ, ESTHER D  
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. AWNINGS HAVE BEEN INSTALLED.

-----  
CASE NO: CE09070822  
CASE ADDR: 2810 SW 2 ST  
OWNER: JOSEPH, GARY  
INSPECTOR: GERRY SMILEN

VIOLATIONS: FBC(2007) 105.1

THE EAST SIDE OF THE SINGLE FAMILY HOME SUSTAINED SEVERE FIRE DAMAGE TO THE EXTERIOR WALL, ROOF AND OVERHANG AND HAS BEEN REPAIRED WITHOUT OBTAINING A PERMIT.

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CASE NO: CE11072118  
CASE ADDR: 2830 SW 19 TER  
OWNER: PETRIZZO, JUAN CARLOS  
INSPECTOR: GERRY SMILEN

VIOLATIONS: FBC(2007) 105.1  
THE FOLLOWING WORK HAS BEEN PERFORMED WITHOUT  
OBTAINING THE REQUIRED PERMITS:  
1. A GAZEBO HAS BEEN ERECTED ON THE PROPERTY.  
2. A WOOD FENCE HAS BEEN INSTALLED ON THE REAR OF  
THE PROPERTY.  
3. A WOOD DECK HAS BEEN INSTALLED ON THE  
PROPERTY.  
4. A DOUBLE FRENCH DOOR HAS BEEN INSTALLED IN AN  
ENLARGED WINDOW OPENING.

-----  
CASE NO: CE11090060  
CASE ADDR: 2 ISLE OF VENICE  
OWNER: CADVIL LLC  
INSPECTOR: GERRY SMILEN

VIOLATIONS: FBC(2007) 105.1  
THE MULTI-FAMILY PROPERTY HAS BEEN ALTERED WITH  
THE INSTALLATION OF A FOUNTAIN MOUNTED ON AN  
ELEVATED CONCRETE PLATFORM IN THE COURTYARD  
WITHOUT A PERMIT.  
  
FBC(2007) 105.4.5  
THE FOUNTAIN IN THE COURTYARD HAS BEEN CONNECTED  
TO THE SITE POWER SUPPLY OF THE MULTI-FAMILY  
BUILDING WITHOUT A PERMIT.

-----  
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 105.2.5  
ELECTRICAL WIRING HAS BEEN INSTALLED FOR HI-HAT  
CEILING LIGHTING WITHOUT OBTAINING THE REQUIRED  
PERMITS.

FBC 105.2.11  
WALL A/C UNITS HAVE BEEN INSTALLED WITHOUT  
OBTAINING THE REQUIRED PERMITS.

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CASE NO: CE11091217  
CASE ADDR: 804 SW 18 ST  
OWNER: EVERT, MARTHA CHRISTY  
INSPECTOR: GERRY SMILEN

VIOLATIONS: FBC(2007) 105.4.8  
CANVAS AWNINGS HAVE BEEN INSTALLED ON THE FRONT  
AND SIDE OF THE SINGLE FAMILY RESIDENCE WITHOUT  
OBTAINING THE REQUIRED PERMITS.

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CASE NO: CE10081676  
CASE ADDR: 1720 SW 20 ST  
OWNER: 1720 SW 20 ST LLC  
INSPECTOR: GERRY SMILEN

VIOLATIONS: FBC(2007) 105.1  
A WOOD FRAMED STORAGE SHED HAS BEEN CONVERTED INTO  
LIVING SPACE WITHOUT A PERMIT.

FBC(2007) 105.4.4  
PLUMBING WORK HAS BEEN COMPLETED IN THE STORAGE  
BUILDING TO INCLUDE AND NOT LIMITED TO A KITCHEN  
AND BATHROOM WITHOUT PERMITS.

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CASE NO: CE11111095  
CASE ADDR: 1800 SE 7 ST  
OWNER: PAPAY, TERRY L  
SCHULTZ, FRANCIS III  
INSPECTOR: GERRY SMILEN

VIOLATIONS: FBC(2007) 105.1  
THE PROPERTY OF THIS SINGLE FAMILY DWELLING HAS  
BEEN ALTERED WITHOUT A PERMIT IN THE FOLLOWING  
MANNER:  
1. A BOATLIFT HAS BEEN INSTALLED ON THE DOCK.  
2. STORM DRAINS AND SOD PAVERS HAVE BEEN INSTALLED

IN THE SWALE.

3. A WINCH HAS BEEN INSTALLED ON THE DOCK.
4. A FLOATING DOCK HAS BEEN INSTALLED.

FBC(2007) 105.4.5

AN ELECTRICAL CONNECTION TO THE BOATLIFT WAS  
COMPLETED WITHOUT A PERMIT.

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CASE NO: CE11111614  
CASE ADDR: 804 SE 17 ST  
OWNER: AQUA PRO PROPERTIES LTD IV  
INSPECTOR: GERRY SMILEN

VIOLATIONS: FBC(2007) 105.4.11  
NEW AIR HANDLERS AND CONDENSING UNITS HAVE BEEN  
INSTALLED IN THE BUILDING WITHOUT PERMITS.

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CASE NO: CE11120281  
CASE ADDR: 1405 N ANDREWS AV  
OWNER: COHEN, ADI  
INSPECTOR: GERRY SMILEN

VIOLATIONS: FBC(2007) 105.1  
THE DUPLEX HAS BEEN ALTERED IN THE FOLLOWING  
MANNER WITHOUT PERMITS:

1. THE ACCESSORY BUILDING HAS BEEN ALTERED FROM  
ITS ORIGINAL CONFIGURATION.
2. A METAL SHED HAS BEEN INSTALLED ON A SLAB IN  
THE BACKYARD.
3. A WOOD FENCE HAS BEEN INSTALLED IN THE REAR.
4. A KITCHEN HAS BEEN INSTALLED IN THE ACCESSORY  
BUILDING.
5. A BATHROOM HAS BEEN INSTALLED IN THE ACCESSORY  
BUILDING.

FBC(2007) 105.4.4

THE PLUMBING SYTEM HAS BEEN ALTERED IN THE  
FOLLOWING MANNER WITHOUT PERMITS:

1. A NEW KITCHEN HAS BEEN COMPLETED.
2. A NEW BATHROOM HAS BEEN COMPLETED.
3. WASTE LINES HAVE BEEN CONNECTED TO THE SEWER  
LINE.



FBC(2007) 105.4.5

THE ELECTRICAL SYSTEM OF THE DUPLEX HAS BEEN ALTERED IN THE FOLLOWING MANNER:

1. PREMISE WIRING FOR THE ACCESSORY BUILDING HAS BEEN COMPLETED.
2. A 220 VOLT LINE HAS BEEN INSTALLED IN THE REAR BUILDING.
3. CIRCUIT BREAKER PANELS HAVE BEEN ALTERED LEAVING OPEN SLOTS.
4. EXPOSED WIRES REMAIN ON THE PROPERTY.

FBC(2007) 110.1.1

THE USE AND OCCUPANCY OF THE PROPERTY HAS CHANGED FROM ITS ORIGINALLY APPROVED USE WITHOUT PERMITS.

FBC(2007) 708.3

THE TENANT SEPARATION WALLS HAVE NOT BEEN PROVEN TO COMPLY WITH THE REQUIREMENTS OF THE FLORIDA BUILDING CODE THROUGH THE PERMITTING AND INSPECTION PROCESS.

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CASE NO: CE11121058  
CASE ADDR: 1508 NE 15 AVE  
OWNER: SOL INDUSTRIES LLC  
INSPECTOR: GERRY SMILEN

VIOLATIONS: FBC(2007) 105.1

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

1. A WOOD SHED HAS BEEN INSTALLED.
2. NEW WINDOWS HAVE BEEN INSTALLED.
3. A UTILITY ROOM HAS BEEN ENCLOSED.
4. AN INTERIOR DOOR HAS BEEN INSTALLED ON THE EXTERIOR.

FBC(2007) 105.4.4

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

1. A NEW KITCHEN HAS BEEN CONNECTED TO THE PLUMBING SYSTEM.
2. WATER AND WASTE LINES HAVE BEEN INSTALLED IN THE ENCLOSED UTILITY ROOM.

FBC(2007) 105.4.5

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

1. ELECTRICAL OUTLETS WERE INSTALLED IN THE UTILITY ROOM.
2. ELECTRICAL LINES RAN IN THE CONDUIT ON THE EXTERIOR.
3. LIGHTING WAS INSTALLED IN THE UTILITY ROOM AND EXTERIOR.

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CASE NO: CE11100864  
CASE ADDR: 1419 SW 11 PL  
OWNER: FAINE, JARET B  
INSPECTOR: GERRY SMILEN

VIOLATIONS: FBC(2007) 105.4.18  
A CHAIN LINK FENCE HAS BEEN INSTALLED IN THE REAR OF THE PROPERTY WITHOUT A PERMIT.

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CASE NO: CE11091501  
CASE ADDR: 1901 S MIAMI RD  
OWNER: TRUST REAL ESTATE VENTURES LLC  
INSPECTOR: GERRY SMILEN

VIOLATIONS: FBC(2007) 105.1  
THE TRIPLEX HAS BEEN ALTERED WITH KITCHEN AND BATHROOM RENOVATIONS WITHOUT PERMITS.

FBC(2007) 105.4.4

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

1. WATER HEATERS HAVE BEEN REMOVED
2. KITCHEN FIXTURES HAVE BEEN REMOVED.
3. BATHROOM FIXTURES HAVE BEEN REMOVED.

FBC(2007) 105.4.5

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

1. WATER HEATERS HAVE BEEN DISCONNECTED.
2. ELECTRICAL OUTLETS HAVE BEEN REMOVED.
3. SECURITY LIGHTING HAS BEEN INSTALLED.

FBC(2007) 105.4.11

WALL A/C UNITS HAVE BEEN INSTALLED WITHOUT A PERMIT.

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CASE NO: CE11091583  
CASE ADDR: 839 SW 20 ST  
OWNER: UMLA, WENDY G  
INSPECTOR: GERRY SMILEN

VIOLATIONS: FBC(2007) 105.1  
WOOD TRELLIS STRUCTURES HAVE BEEN COMPLETED ON THE  
PROPERTY WITHOUT OBTAINING THE REQUIRED PERMITS  
AND APPROVALS.

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CASE NO: CE11091957  
CASE ADDR: 541 SW 12 AVE  
OWNER: HALEVY, SHAI  
INSPECTOR: GERRY SMILEN

VIOLATIONS: FBC(2007) 105.1  
THE SINGLE FAMILY RESIDENCE HAS BEEN ALTERED IN  
THE FOLLOWING MANNER WITHOUT PERMITS:  
1. TRELLIS STRUCTURES HAVE BEEN ERECTED.  
2. NEW WINDOWS HAVE BEEN INSTALLED.  
3. A WINDOW OPENING HAS BEEN ENCLOSED.

FBC(2007) 105.4.4  
THE PLUMBING SYSTEM HAS BEEN ALTERED WITHOUT A  
PERMIT.

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CASE NO: CE11100374  
CASE ADDR: 913 SW 15 TER  
OWNER: BUGARIN, ROSALINDA  
INSPECTOR: GERRY SMILEN

VIOLATIONS: FBC(2007) 105.4.18  
A WOOD FENCE HAS BEEN INSTALLED ON THE PROPERTY  
WITHOUT A PERMIT.

FBC(2007) 1604.1  
THE FRONT PORCH OVERHANG DOES NOT MEET THE  
STANDARD FOR GRAVITY LOADING AND HAS NOT BEEN  
DEMONSTRATED TO WITHSTAND THE REQUIRED WIND  
LOADING TO PREVENT FLYING DEBRIS IN A WINDSTORM.

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HEARING TO IMPOSE FINES  
CHAPTER 11, FORT LAUDERDALE CODE OF ORDINANCES  
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CASE NO: CE11080869  
CASE ADDR: 215 SW 28 ST  
OWNER: AIRMARK COMPONENTS INC  
INSPECTOR: GERRY SMILEN

VIOLATIONS: FBC(2007) 105.1  
THE WAREHOUSE BAY HAS BEEN ALTERED WITH THE  
INSTALLATION OF A STOREFRONT GLASS WALL AND DOOR  
WITHOUT A PERMIT.

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CASE NO: CE11031271  
CASE ADDR: 910 SW 29 ST  
OWNER: LOUDERBACK, DAVID  
INSPECTOR: GERRY SMILEN

VIOLATIONS: FBC(2007) 105.1  
THE DUPLEX HAS BEEN ALTERED IN THE FOLLOWING  
MANNER WITHOUT OBTAINING THE REQUIRED PERMITS OR  
INSPECTIONS:  
1. A ONE ROOM ADDITION TO THE MAIN HOUSE WAS BUILT  
BETWEEN 2008 AND 2009 AT THE SOUTHEAST CORNER  
OF THE DWELLING.  
2. A POOL WAS BUILT AT THE REAR OF THE PROPERTY  
BETWEEN 2009 AND 2010.  
3. A SHED HAS BEEN INSTALLED IN THE REAR OF THE  
PROPERTY.  
4. WINDOWS AND DOORS HAVE BEEN REPLACED.

FBC(2007) 105.4.4  
THE PLUMBING SYSTEM OF THE PROPERTY HAS BEEN  
ALTERED WITHOUT OBTAINING THE REQUIRED PERMITS FOR  
THE FOLLOWING, INCLUDING BUT NOT LIMITED TO:  
1. A TANKLESS WATER HEATER HAS BEEN INSTALLED IN  
ADDITION TO THE PRIMARY WATER HEATER.  
2. ALL POOL PIPING.  
3. A KITCHEN HAS BEEN ADDED IN THE UNPERMITTED  
ADDITION.

FBC(2007) 105.4.5

THE ELECTRICAL SYSTEM OF THE FACILITY HAS BEEN ALTERED 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 ADDITION.
2. THE POWER SUPPLY TO THE POOL PUMP AND LIGHT.
3. THE ELECTRICAL FIXTURES, OUTLETS AND LAMPS REPLACED THROUGHOUT THE KITCHEN AND BATHROOMS AREAS.
4. THE CONNECTION OF THE ADDITIONAL WATER HEATER MUST MEET THE NEC 210 REQUIREMENTS.

FBC(2007) 105.4.11

WINDOW A/C UNITS HAVE BEEN INSTALLED IN THE WINDOWS WITHOUT OBTAINING THE REQUIRED PERMIT.

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 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. IT 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. THEY MUST BE REMOVED.

FBC(2007) 1612.1.2

ALL THE WINDOWS, AND DOORS THAT WERE INSTALLED ON THE ADDITION AND THE ONES THAT WERE REPLACED 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.

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CASE NO: CE07110906  
CASE ADDR: 1132 NW 5 CT  
OWNER: MCCULLOUGH, JOHNNY  
HALL, ODESSA  
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 AND THE FRONT DOORS WERE REPLACED.
2. THERE ARE TWO CENTRAL A/C'S THAT REPLACED THE WALL UNITS.
3. INTERIOR REMODELING WORK INCLUDING ELECTRICAL, PLUMBING AND DRYWALL.
4. NEW CHAIN LINK FENCE.

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. THERE ARE NEW PIPES AND PLUMBING CONNECTIONS IN THE KITCHENS AND BATHROOMS. FIXTURES WERE REPLACED.

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 TWO ADDITIONAL CENTRAL A/C'S WITH ELECTRICAL HEATER, PLUS 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.

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.

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CASE NO: CE11051035  
CASE ADDR: 2640 NW 21 ST  
OWNER: ILAN PROFESSIONAL DESIGN 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:

REMODELING AFTER FIRE DAMAGES WITHOUT PERMITS. A  
SECOND STOP WORK ORDER WAS ISSUED ON OCTOBER  
12,2011.

1. THE WINDOWS AND EXTERIOR DOORS WERE REPLACED.
2. THE INTERIOR OF THE DWELLING IS BEING RE-BUILT  
AFTER THE DAMAGES CAUSED BY THE FIRE. THE OWNER  
IS DOING THE WORK WITHOUT THE PROPER ENGINEERS'  
LETTER STATING THAT THE ROOF TRUSS CAN BE SAVED  
AND IT IS SAFE TO TURN THE ELECTRICAL POWER ON.

FBC(2007) 109.10

THE 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 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.

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CITY OF FORT LAUDERDALE Page 47  
CODE ENFORCEMENT BOARD AGENDA  
CITY COMMISSION MEETING ROOM - CITY HALL  
MAY 22, 2012 - 9:00 AM

CASE NO: CE11051850  
CASE ADDR: 2471 NW 16 ST  
OWNER: HARVIN, JESSIE JR  
INSPECTOR: GEORGE OLIVA

VIOLATIONS: FBC(2007) 105.1

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

1. THE GARAGE HAS BEEN CONVERTED INTO LIVING SPACE WITHOUT A PERMIT.
2. THE WATER HEATER HAS BEEN REPLACED WITHOUT A PERMIT (MFG. DATE 3/11).
3. THE A/C CONDENSING UNIT HAS BEEN REPLACED WITHOUT A PERMIT.

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 ELECTRIC WATER HEATER HAS BEEN 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 CENTRAL A/C CONDENSING UNIT HAS BEEN REPLACED.

FBC(2007) 105.10.3.1

THERE IS ONE BUILDING PERMIT #06043445 FOR THE GARAGE DOOR REPLACEMENT, WHICH FAILED FINAL INSPECTIONS NOV. 5, 2007 AND WAS LEFT TO EXPIRE.

FBC(2007) 110.1.1

THE USE AND THE OCCUPANCY OF THE BUILDING HAS BEEN CHANGED FROM THE ORIGINALLY PERMITTED OCCUPANCY CLASSIFICATION OF A SINGLE FAMILY DWELLING WITH A GARAGE, BY CONVERTING THE GARAGE INTO LIVING SPACE WITHOUT OBTAINING THE REQUIRED CERTIFICATE OF OCCUPANCY AND PERMITS.

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CITY OF FORT LAUDERDALE Page 48  
CODE ENFORCEMENT BOARD AGENDA  
CITY COMMISSION MEETING ROOM - CITY HALL  
MAY 22, 2012 - 9:00 AM

CASE NO: CE11101493  
CASE ADDR: 2760 SW 2 ST  
OWNER: BSD JERUSALEM LLC  
INSPECTOR: GEORGE OLIVA

VIOLATIONS: FBC(2007) 105.1  
THIS BUILDING HAS BEEN CHANGED WITHOUT OBTAINING  
THE REQUIRED PERMITS, INSPECTIONS AND THE C.O.  
FROM THE CITY BUILDING DEPARTMENT.

A STOP WORK WAS ISSUED FOR:  
1. ALL THE STAIR HAND RAILINGS WERE IN THE PROCESS  
OF BEING REPLACED OR REPAIRED. THE CONCRETE  
STAIRSTEPS HAVE BEEN RESTORED.

FBC(2007) 109.10  
THIS WORK IS IN PROGRESS OR IT HAS BEEN PERFORMED  
AND/OR COVER-UP WITHOUT OBTAINING THE REQUIRED  
INSPECTIONS APPROVAL THROUGHOUT THE PERMITTING AND  
INSPECTION PROCESS.

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