

**SPECIAL MAGISTRATE HEARING
CITY COMMISSION MEETING ROOM
JUDGE MARK PURDY PRESIDING
AUGUST 6, 2009
9:00 A.M. –12:47 P.M.**

Staff Present:

Mary Allman, Secretary, Special Magistrate
Susanne Manning, Secretary, Special Magistrate
Dee Paris, Administrative Aide
Erin Peck, Clerk III
Brian McKelligett, Clerk of Special Magistrate Supervisor
Ginger Wald, Assistant City Attorney
Lindwell Bradley, Code Enforcement Supervisor
John Gossman, Code Enforcement Supervisor
Tammy Arana, Fire Inspector
Stephanie Bass, Code Enforcement Officer
Mark Campbell, Code Enforcement Officer
Leonard Champagne, Code Enforcement Officer
Aretha Davis, Code Enforcement Officer
Alejandro Del Rio, Code Enforcement Officer
Dick Eaton, Code Enforcement Officer
Adam Feldman, Code Enforcement Officer
Ingrid Gottlieb, Code Enforcement Officer
Wilson Quintero, Code Enforcement Officer
Mary Rich, Code Enforcement Officer
Wanda Sappington, Code Enforcement Officer
Bill Snow, Code Enforcement Officer
Mario Sotolongo, Code Enforcement Officer
Ursula Thime, Code Enforcement Officer
Barbara Urow, Code Enforcement Officer
Salvatore Viscusi, Code Enforcement Officer
Todd Hull, Code Enforcement Officer

Respondents and Witnesses

CE09060990: Linda DuPoux, owner
CT09060382: Cynthia Bulk, owner
CE09060971: John Doering, head of condo association; Kevin Sorensen, project manager
CE08110838: Andres Contreras, owner
CE09031920: Alfred Joseph, owner
CE09031602: Jo Anne Mary Galipault, attorney
CT09040534: Dorothy Lee Miles, realtor
CE08091071; CE08091073: James Eagan, owner
CE09021107: James McCulla, owner's agent

CE09030790: Gene Kronik, owner
CE08052149: Minnie Davis, owner
CE08040362: David Korkoian, realtor
CE09010410: Frank Todino, owner
CE08071702: Eric Carbonell, representative of the architect
CE09011383: Ryan Shipp, attorney
CT09060612: William Fleischer, owner; James Swinton, property manager
CE09060863: Botamque Jean-Baptiste, owner
CT09060732: Isabela Passos, owner; Jose Nascimento, owner
CE09060877: Robert Wen Chuan Tsai, owner

NOTE: All individuals who presented information to the Special Magistrate during these proceedings were sworn in.

The meeting was called to order at 9:00 A.M.

Case: CT09040534

Indymac Bank FSB
1391 Southwest 33 Terrace

This case was first heard on 6/4/09 to comply by 6/18/09. Violations were as noted in the agenda. The property was complied and the City was requesting imposition of a \$2,300 fine plus a \$150 civil penalty.

Mr. Mark Campbell, Code Enforcement Officer, recommended abatement of the fine.

Ms. Dorothy Lee Miles, realtor, stated this was a foreclosed property and she wanted to resolve this issue.

Judge Purdy imposed the \$150 civil penalty.

Case: CE09060863

Morganel Company
C/O Broward Property Inc
5554 Northwest 31 Avenue

Certified mail sent to the owner was accepted on 7/6/09.

Ms. Tammy Arana, Fire Inspector, testified to the following violations:

NFPA 1:1.12.1 - ATF

WORK HAS BEEN DONE THAT REQUIRES A PERMIT.

NFPA 1:1.12.1 CHANGE USE

THERE HAS BEEN A CHANGE OF USE THAT REQUIRES A PERMIT.

Complied:
NFPA 101:7.2.1.5.2
NFPA 1:13.6.6.8.3.1

Inspector Arana said the owner must obtain a change of use and permits, so she recommended ordering compliance within 119 days or a fine of \$100 per day, per violation.

Mr. Jean-Baptiste Botamque, owner, agreed to comply by Inspector Arana's deadline.

Judge Purdy found in favor of the City and ordered compliance within 119 days or a fine of \$100 per day, per violation.

Case: CE09011383

Patty Daniels Estate
2333 Northwest 14 Street

This case was first heard on 4/2/09 to comply by 4/30/09. Violations were as noted in the agenda. The property was not complied and the City was requesting imposition of a \$2,425 fine, which would continue to accrue until the property complied.

Ms. Ingrid Gottlieb, Code Enforcement Officer, said a crew was working on the property and she would not object to an extension.

Mr. Ryan Shipp, bank attorney, explained that now that the tenant was gone they could compete work at the property. He requested 90 to 120 days to resolve the foreclosure/ownership issues. Officer Gottlieb stated the property was an eyesore and had been inhabited by vagrants and she wanted the work completed sooner than 90 to 120 days.

Judge Purdy granted a 70-day extension, during which time no fines would accrue.

Case: CE09060971

The Hemingway At Victoria Park
455 Northeast 16 Avenue

Certified mail sent to the owner was accepted on 7/6/09 and certified mail sent to the registered agent was accepted on 7/6/09.

Ms. Tammy Arana, Fire Inspector, testified to the following violation:

NFPA 101:31.3.4.1.1

A FIRE ALARM SYSTEM IS NOT PROVIDED IN ACCORDANCE WITH
NFPA 101:31.3.4.1.1.

NFPA 101:31.3.4.5.1

HARDWIRED SMOKE DETECTORS ARE NOT INSTALLED IN
ACCORDANCE WITH NFPA 31.3.4.5.1.

Inspector Arana said the manager had informed her that the smoke detectors had been installed, but they may need an after-the-fact permit. The fire alarm system would take some time because of the expense. She recommended ordering compliance within 168 days or a fine of \$250 per day, per violation.

Mr. John Doering, head of the condo association, agreed to Inspector Arana's recommendation.

Judge Purdy found in favor of the City and ordered compliance within 168 days or a fine of \$250 per day, per violation.

Case: CE09060877

Robert W & Einchia Tsai
5891 Northeast 18 Avenue

Service was via the appearance of the owner at this hearing.

Ms. Tammy Arana, Fire Inspector, testified to the following violation:
NFPA 101:31.3.4.5.1

HARDWIRED SMOKE DETECTORS ARE NOT INSTALLED IN
ACCORDANCE WITH NFPA 31.3.4.5.1.

Inspector Arana stated the work had been done and was undergoing final inspection. She recommended ordering compliance within 28 days or a fine of \$100 per day.

Mr. Robert Wen Chuan Tsai, owner, agreed to have the work inspected within 28 days.

Judge Purdy found in favor of the City and ordered compliance within 28 days or a fine of \$100 per day.

The following two cases for the same owner were heard together:

Case: CE08091071

James G Eagan
1400 Northwest 1 Avenue

This case was first heard on 4/16/09 to comply by 6/4/09. Violations were as noted in the agenda. The property was not complied and the City was requesting imposition of a \$1,550 fine, which would continue to accrue until the property complied.

Mr. Todd Hull, Code Enforcement Officer, said the owner had been informed that the nursery business was not permitted in this residential area and he intended to pursue a land use variance. Officer Hull did not object to an extension for this purpose.

Mr. James Eagan, owner, agreed with Officer Hull's recommendation.

Judge Purdy granted a 91-day extension, during which time no fines would accrue.

Case: CE08091073

James G Eagan
1401 North Andrews Avenue

This case was first heard on 4/16/09 to comply by 6/4/09. Violations were as noted in the agenda. The property was not complied and the City was requesting imposition of a \$1,550 fine, which would continue to accrue until the property complied.

Judge Purdy granted a 91-day extension, during which time no fines would accrue.

Case: CE09031602

Karen Boothe
1301 Northwest 2 Street

This case was first heard on 6/4/09 to comply by 6/14/09. Violations were as noted in the agenda. The property was not complied and the City was requesting imposition of a \$5,200 fine, which would continue to accrue until the property complied.

Ms. Jo Anne Mary Galipault, attorney, stated this was a foreclosure case, and the bank was seeking permission to enter the property to turn on the water.

Mr. Wilson Quintero, Code Enforcement Officer, recommended 63 days.

Judge Purdy granted a 56-day extension, during which time no fines would accrue.

Case: CT09060612

3730 Southwest 1st Street LLC
3730 Southwest 1 Street

Administrative hearing

Certified mail sent to the owner was accepted on 7/8/09 and certified mail sent to the registered agent was accepted on 7/8/09.

Complied:
24-27.(b)

Pursuant to Section 11-19, a Citation Violation Notice dated 6/12/09 had informed the owner that he must comply the violation(s), request an administrative hearing to appeal the citation and/or pay a civil penalty. The property was complied and the owner had requested an administrative hearing to appeal the citation.

Ms. Aretha Davis, Code Enforcement Officer, explained that after the citation was issued on 6/12, the owner had phoned the Code Enforcement Department to inquire about changing the dumpster to a rolling cart. He had then asked Code Enforcement Supervisor Burks if the civil penalty could be waived, and she informed him about the citation violation hearing process and the additional \$75 cost for an administrative hearing. The owner had complained to Officer Davis that the citation had not provided him sufficient time to comply.

Officer Davis confirmed that the warning notice had been posted on June 8, and the owner had accepted receipt of the notice on June 11, but the owner had not phoned her until June 12, four days after the three-day warning had been issued. The owner explained to Officer Davis that the tenant who acted as property manager had not informed the owner immediately of the posted notice, and the manager had not been physically able to move the dumpster. She had explained to him that once the citation was issued she did not have the authority to rescind it.

Mr. William Fleischer, owner, confirmed that he first became aware of the violation on June 11 by mail. He had phoned Mr. James Swinton, the property manager, and asked him to move the dumpster, but this had not been possible because it was missing a wheel. Mr. Fleischer had visited the property himself later in the day and also found it impossible to move the dumpster. He had phoned the dumpster company to move the dumpster, but they were not immediately available, so Mr. Fleischer hired a handyman to move it the next day.

Mr. Fleischer said he had called Officer Davis several times but never managed to speak with her. He stated he had acted as soon as he was aware of the violation.

Officer Davis said she had not reinspected the property until 6/17 after speaking with Mr. Fleischer.

Mr. Swinton said he had not seen the posting because a tenant had removed it.

Ms. Wald explained that in an administrative hearing, the procedure was the same as for other cases, but there was a flat fee.

Officer Davis presented a copy of the affidavit of non-compliance, photos of the property and the case file into evidence and requested imposition of a contested civil penalty in the amount of \$225.

Judge Purdy imposed the \$225 contested civil penalty.

Case: CE09030790

KK Partners LLC
1492 Holly Heights Drive

This case was first heard on 4/30/09 to comply by 6/4/09. Violations were as noted in the agenda. The property was not complied and the City was requesting imposition of a \$15,500 fine, which would continue to accrue until the property complied.

Ms. Tammy Arana, Fire Inspector, said the owner had informed her that the hard-wired smoke detectors had been installed. The permit history did not indicate this, so Inspector Arana must reinspect. She recommended a 28-day extension.

Mr. Gene Kronik, owner, agreed to the extension.

Judge Purdy granted a 28-day extension, during which time no fines would accrue.

Case: CE08040362

George Castello Revocable Living Trust
1620 Northeast 4 Place

This case was first heard on 8/07/08 to comply by 8/17 and 8/21/08. Violations were as noted in the agenda. The property was complied and the City was requesting imposition of a \$51,150 fine.

Mr. David Korkoian, realtor, explained the owners were deceased and he had secured approval for short sale of the property. He stated the lender had been well aware of the problems with the property and had chosen not to address them. Once the short sale had been approved, the buyer had done the work to comply the violations.

Ms. Ursula Thime, Code Enforcement Officer, stated there had been several inspections on the property and neighbors had complained several times.

Mr. McKelligett agreed the lender had been the problem, not the buyer, and recommended imposing \$520 for administrative costs. He added that this did not come close to compensating the City for actual administrative costs.

Ms. Wald read from the ordinance that required the seller to make the buyer aware that the new owner would be responsible for complying the property. According to the ordinance, failure to do so within the prescribed time created a "rebutable presumption of fraud."

Judge Purdy imposed \$520 for administrative costs.

Case: CT09060732

Isabela Cristina Passos
5741 Bayview Drive

Certified mail sent to the owner was accepted on 7/22/09.

18-27(a)

THE PROPERTY HAS BECOME OVERGROWN AND IS NOT BEING
MAINTAINED.

Pursuant to Section 11-19, a Citation Violation Notice dated 6/22/09 had informed the owner that he must comply the violation(s), request an administrative hearing to appeal the citation and/or pay a civil penalty. The property was not complied and the owner had not requested an administrative hearing to appeal the citation or paid the civil penalty. Officer Bass presented a copy of the affidavit of non-compliance, photos of the property and the case file into evidence, requested a finding of fact and recommended ordering compliance within 10 days or a fine of \$100 per day with the right to mow the property.

Mr. Jose Nascimento, owner, stated he would translate for Ms. Isabela Passos, the owner.

Mr. Nascimento said the house was in foreclosure, and the attorney involved had informed Ms. Passos that the case would be taken care of, but he had apparently done nothing. Mr. Nascimento presented a letter into evidence. Officer Bass explained that it was Ms. Passos's contention that the property was purchased in her name illegally, and all notices had been sent directly to her attorney. Mr. Nascimento said the person who had involved Ms. Passos in the fraud could not be found, and the attorney had informed her that she was clear from the civil action and everything was fine.

Ms. Wald explained that the City must move forward with action against the owner listed in the Property Appraiser's records and a lien could be recorded against Ms. Passos. Ms. Wald stated "If she [Ms. Passos] is successful and is not the property owner, the lien will be released as against her, but it will stay on the property."

Judge Purdy found in favor of the City and ordered compliance within 10 days or a fine of \$100 per day with the right to mow the property.

Case: CT09060382

W C Jr & F J Brewer Revocable Living Trust
317 East Sunrise Boulevard

Certified mail sent to the owner was accepted on 7/20/09.

9-306

THERE IS GRAFFITI PAINTED ON ONE OR MORE OF THE
EXTERIOR WALLS ON THE BUILDING AT THIS LOCATION.

Pursuant to Section 11-19, a Citation Violation Notice dated 6/12/09 had informed the owner that he must comply the violation(s), request an administrative hearing to appeal the citation and/or pay a civil penalty. The property was not complied and the owner had not requested an administrative hearing to appeal the citation or paid the civil penalty. Officer Hull explained the property was being demolished, but the owner was experiencing problems with her contractor.

Ms. Cynthia Bulk, owner, explained she had signed a contract for the demolition in January, but had discovered that the contractor had not pulled a permit. The contractor had then stolen all items from inside the building that could be sold, and dumped asbestos on the property. It had cost Ms. Bulk \$10,000 to have the asbestos removed and another \$10,000 for the demolition. Ms. Bulk said the demolition should take place the following day.

Officer Hull presented a copy of the affidavit of non-compliance, photos of the property and the case file into evidence, requested a finding of fact and recommended ordering compliance within 10 days or a fine of \$100 per day.

Judge Purdy found in favor of the City and ordered compliance within 10 days or a fine of \$100 per day.

Case: CE08052149

Request for extension

Minnie L Davis & Thomas Harden
1531 Northwest 7 Avenue

This case was first heard on 11/20/08 to comply by 5/21/09. Violations and extensions were as noted in the agenda. The property was not complied and fines had accrued to \$325.

Mr. Wilson Quintero, Code Enforcement Officer, explained that the owner was not financially able to repair the roof at this time. She lacked documentation to apply for help from the City to fix the roof and Officer Quintero was currently exploring other possibilities. He recommended a 45-day extension.

Ms. Minnie Davis, owner, stated her brother had taken all of the home's paperwork and she did not know where he was. Officer Quintero said Ms. Davis had been the victim of fraud. He was working to find some help for Ms. Davis from a private contractor. Judge Purdy advised Ms. Davis to consult an attorney.

Judge Purdy granted a 56-day extension, during which time no fines would accrue.

Case: CE08110838

Jacqueline El Adm
1005 Southeast 6 Street

This case was first heard on 3/19/09 to comply by 4/16/09. Violations and extensions were as noted in the agenda. The property was complied, fines had accrued to \$9,600 and the City was recommending no fine be imposed.

Judge Purdy imposed no fine.

Case: CE08071702

Ordered to reappear from 6/4/09

Poinciana Group 22 LLC
2221 Southeast 4 Avenue

This case was first heard on 10/2/08 to comply by 10/30/08. Violations were as noted in the agenda. The property was not complied and the City was requesting imposition of a \$10,800 fine, which would continue to accrue until the property complied.

Mr. Dick Eaton, Code Enforcement Officer, stated on 6/4/09, he had agreed to a 63-day extension with the architect and this had been granted, but nothing had happened in that 63 days. The application for a permit had been submitted the previous day.

Mr. Eric Carbonell, representative of the architect, explained that there had been no records at the City, and they had needed to work with the tenant to gain access to the premises. Mr. Carbonell stated that Mr. Gus Carbonell, the architect, had admitted that this project had "slipped his mind."

Judge Purdy granted a 28-day extension to 9/3/09, during which time no fines would accrue.

Case: CE09060990

Dale's Wheels & Tires Inc
200 West Sunrise Boulevard

Certified mail sent to the owner was accepted [no date] and certified mail sent to the registered agent was accepted on 7/7/09.

Ms. Tammy Arana, Fire Inspector, testified to the following violations:

NFPA 1:50.5.2.1

THE HOOD FIRE SUPPRESSION SYSTEM HAS NOT BEEN INSPECTED AND TAGGED BY A STATE LICENSED COMPANY WITHIN THE PAST 6 MONTHS.

NFPA 1:50.5.4.1

UPON INSPECTION, THE EXHAUST SYSTEM HAS BEEN FOUND TO BE CONTAMINATED WITH DEPOSITS FROM GREASE-LADEN VAPORS.

Inspector Arana stated the re-tagging must be done every six months, and it could be done within two days. She recommended ordering compliance within 28 days or a fine of \$100 per day.

Ms. Linda DuPoux, owner, said she would call the fire inspection company personally.

Judge Purdy found in favor of the City and ordered compliance within 28 days or a fine of \$100 per day.

Case: CE09021107

Request for extension

JTL 84 LLC

1441 State Road 84

This case was first heard on 5/21/09 to comply by 7/23/09. Violations were as noted in the agenda. The property was not complied and fines had accrued to \$650.

Mr. James McCulla, the owner's agent, explained that when the owner acquired the property, FDOT was using it to store material used in a road improvement project. When the project was complete, FDOT had informed the owner that the leftover materials were the property of the City of Fort Lauderdale. The former property owner informed him the materials were needed to provide a curb cut into the property from State Road 84. They had submitted new permits for this work, and put the plans out for bid. In the meantime, the property had been screened from view. Mr. McCulla requested a 70-day extension to start the work.

Mr. Mark Campbell, Code Enforcement Officer, had no objection to a 70-day extension.

Judge Purdy granted a 70-day extension, during which time no fines would accrue.

Case: CE09031920

Alfred Joseph

1201 Northwest 5 Avenue

Service was via posting on the property on 7/13/09 and at City Hall on 7/24/09.

Mr. Todd Hull, Code Enforcement Officer, testified to the following violation:

9-308(a)

THE ROOF ON THIS PROPERTY HAS AREAS OF MISSING AND LOOSE TILES, AREAS THAT ARE COVERED WITH BLUE TARPS, AND IT IS NOT BEING MAINTAINED IN A SAFE AND SECURE MANNER.

Officer Hull had spoken with an insurance adjuster, who informed him there was a claim for the roof repair. Officer Hull presented photos of the property and the case file into evidence, requested a finding of fact and recommended ordering compliance within 56 days or a fine of \$50 per day.

Mr. Alfred Joseph, owner, explained that his mother had passed away on Tuesday.

Judge Purdy found in favor of the City and ordered compliance within 56 days or a fine of \$50 per day.

Case: CE09010410

1733 Northwest 18 Street Trust /
Frank Todino Trust
1733 Northwest 18 Street

This case was first heard on 3/19/09 to comply by 4/23/09. Violations were as noted in the agenda. The property was complied, fines had accrued to \$2,600, and the City was recommending no fine be imposed.

Judge Purdy imposed no fine.

Case: CT09051579

Gary Shehan
1241 Northeast 3 Avenue

Service was via posting on the property on 7/9/09 and at City Hall on 7/24/09.

18-27(a)

THERE IS OVERGROWTH, TRASH, AND DEBRIS PRESENT ON
THIS VACANT PROPERTY.

Pursuant to Section 11-19, a Citation Violation Notice dated 6/5/09 had informed the owner that he must comply the violation(s), request an administrative hearing to appeal the citation and/or pay a civil penalty. The property was not complied and the owner had not requested an administrative hearing to appeal the citation or paid the civil penalty. Officer Feldman presented a copy of the affidavit of non-compliance, photos of the property and the case file into evidence, requested a finding of fact and recommended ordering compliance within 14 days or a fine of \$25 per day with the right to mow and clean the property.

Judge Purdy found in favor of the City and ordered compliance within 14 days or a fine of \$25 per day with the right to mow and clear the property.

Case: CT09060351

Alvin L Goodwin
1206 Northwest 19 Street

Service was via posting on the property on 7/20/09 and at City Hall on 7/24/09.

18-27(a)

THE PROPERTY HAS BECOME OVERGROWN AND IS NOT BEING MAINTAINED. THERE IS TRASH AND DEBRIS SCATTERED ABOUT.

Pursuant to Section 11-19, a Citation Violation Notice dated 6/19/09 had informed the owner that he must comply the violation(s), request an administrative hearing to appeal the citation and/or pay a civil penalty. The property was not complied and the owner had not requested an administrative hearing to appeal the citation or paid the civil penalty. Officer Sappington presented a copy of the affidavit of non-compliance, photos of the property and the case file into evidence, requested a finding of fact and recommended ordering compliance within 14 days or a fine of \$25 per day with the right to mow and clean the property.

Judge Purdy found in favor of the City and ordered compliance within 14 days or a fine of \$25 per day with the right to mow and clean the property.

Case: CT09060283

Heinrich Buettner
3110 Auramar Street

Service was via posting on the property on 7/1/09 and at City Hall on 7/24/09.

18-1

THE WATER IN THE POOL IS GREEN AND STAGNANT. THERE IS ALSO RUBBISH, TRASH, AND DEBRIS IN THE POOL. THE WATER IS OR MAY REASONABLY BECOME INFESTED WITH MOSQUITOES AND IS ENDANGERING THE HEALTH, SAFETY, AND WELFARE OF SURROUNDING NEIGHBORS.

Pursuant to Section 11-19, a Citation Violation Notice dated 6/11/09 had informed the owner that he must comply the violation(s), request an administrative hearing to appeal the citation and/or pay a civil penalty. The property was not complied and the owner had not requested an administrative hearing to appeal the citation or paid the civil penalty. Officer Sotolongo presented a copy of the affidavit of non-compliance, photos of the property and the case file into evidence, requested a finding of fact and recommended ordering compliance within 10 days or a fine of \$100 per day.

Judge Purdy found in favor of the City and ordered compliance within 10 days or a fine of \$100 per day.

Case: CT09051841

Cesar Parra
1515 Northeast 6 Court

Service was via posting on the property on 7/6/09 and at City Hall on 7/24/09.

18-27(a)

THERE IS RUBBISH, TRASH, AND DEBRIS ON THIS VACANT PROPERTY INCLUDING, BUT NOT LIMITED TO, DEAD FLORA, EMPTY PLASTIC CONTAINERS, BUCKETS, BROKEN FURNITURE, ETC. THE PROPERTY HAS BECOME OVERGROWN AND HAS NOT BEEN MAINTAINED.

Pursuant to Section 11-19, a Citation Violation Notice dated 6/11/09 had informed the owner that he must comply the violation(s), request an administrative hearing to appeal the citation and/or pay a civil penalty. The property was not complied and the owner had not requested an administrative hearing to appeal the citation or paid the civil penalty. Officer Thime presented a copy of the affidavit of non-compliance, photos of the property and the case file into evidence, requested a finding of fact and recommended ordering compliance within 10 days or a fine of \$25 per day, with the right to mow and clean the property.

Judge Purdy found in favor of the City and ordered compliance within 10 days or a fine of \$25 per day, with the right to mow and clean the property.

Case: CT09060513

Francois Louis
2201 Northwest 7 Court

Certified mail sent to the owner was accepted on 7/15/09.

9-281(b)

THERE IS AN UNLICENSED WHITE PICKUP TRUCK WITH AN EXPIRED TAG PARKED IN THE DRIVEWAY OF THIS SINGLE FAMILY HOME.

Pursuant to Section 11-19, a Citation Violation Notice dated 6/15/09 had informed the owner that he must comply the violation(s), request an administrative hearing to appeal the citation and/or pay a civil penalty. The property was not complied and the owner had not requested an administrative hearing to appeal the citation or paid the civil penalty. Officer Champagne presented a copy of the affidavit of non-compliance, photos of the property and the case file into evidence, requested a finding of fact and recommended ordering compliance within 10 days or a fine of \$100 per day with the right to tow the white pickup truck.

Judge Purdy found in favor of the City and ordered compliance within 10 days or a fine of \$100 per day with the right to tow the white pickup truck.

Case: CT09051589

David L Jones
1449 Southwest 10 Street

Service was via posting on the property on 7/1/09 and at City Hall on 7/24/09.

18-27(a)

THE PROPERTY HAS BECOME OVERGROWN (INCLUDING THE SWALE) AND HAS NOT BEEN MAINTAINED.

Pursuant to Section 11-19, a Citation Violation Notice dated 6/8/09 had informed the owner that he must comply the violation(s), request an administrative hearing to appeal the citation and/or pay a civil penalty. The property was not complied and the owner had not requested an administrative hearing to appeal the citation or paid the civil penalty. Officer Eaton presented a copy of the affidavit of non-compliance, photos of the property and the case file into evidence, requested a finding of fact and recommended ordering compliance within 14 days or a fine of \$100 per day with the right to mow the property.

Judge Purdy found in favor of the City and ordered compliance within 14 days or a fine of \$100 per day with the right to mow the property.

Case: CT09060461

Paid not complied

Riverland Holdings LLC
2097 Southwest 29 Ave

18-27(a)

THE PROPERTY HAS BECOME OVERGROWN (INCLUDING THE SWALE) AND HAS NOT BEEN MAINTAINED.

Pursuant to Section 11-19, a Citation Violation Notice dated 6/16/09 had informed the owner that he must comply the violation(s), request an administrative hearing to appeal the citation and/or pay a civil penalty. The property was not complied and the owner had not requested an administrative hearing to appeal the citation. Officer Eaton presented a copy of the affidavit of non-compliance, photos of the property and the case file into evidence, requested a finding of fact and recommended ordering compliance within 14 days or a fine of \$25 per day, with the right to mow the property.

Judge Purdy found in favor of the City and ordered compliance within 14 days or a fine of \$25 per day, with the right to mow the property.

Case: CT09060973

Alex Arreaza
717 Southeast 14 Court

Certified mail sent to the owner was accepted on 7/11/09.

18-27(a)

THERE IS TRASH AND DEBRIS ON THIS ABANDONED CONSTRUCTION LOT PRIMARILY CONSISTING OF AN OLD PORTABLE TOILET.

Pursuant to Section 11-19, a Citation Violation Notice dated 6/18/09 had informed the owner that he must comply the violation(s), request an administrative hearing to appeal the citation and/or pay a civil penalty. The property was not complied and the owner had not requested an administrative hearing to appeal the citation or paid the civil penalty. Officer Eaton presented a copy of the affidavit of non-compliance, photos of the property and the case file into evidence, requested a finding of fact and recommended ordering compliance within 14 days or a fine of \$50 per day with the right to clean the property.

Judge Purdy found in favor of the City and ordered compliance within 14 days or a fine of \$50 per day with the right to clean the property.

Case: CT09060290

Park Lane Developers LLC
708 Southeast 20 Street

Certified mail sent to the owner was accepted on 7/22/09 and certified mail sent to the registered agent was accepted on 7/22/09.

18-27(a)

THIS VACANT LOT IS OVERGROWN THROUGHOUT AND IS NOT BEING MAINTAINED ON A REGULAR BASIS.

Pursuant to Section 11-19, a Citation Violation Notice dated 6/18/09 had informed the owner that he must comply the violation(s), request an administrative hearing to appeal the citation and/or pay a civil penalty. The property was not complied and the owner had not requested an administrative hearing to appeal the citation or paid the civil penalty. Officer Eaton presented a copy of the affidavit of non-compliance, photos of the property and the case file into evidence, requested a finding of fact and recommended ordering compliance within 14 days or a fine of \$50 per day with the right to mow the property.

Judge Purdy found in favor of the City and ordered compliance within 14 days or a fine of \$50 per day with the right to mow the property.

Case: CT09060292

Park Lane Developers LLC
704 Southeast 20 Street

Certified mail sent to the owner was accepted on 7/22/09 and certified mail sent to the registered agent was accepted on 7/22/09.

18-27(a)

THIS VACANT LOT IS OVERGROWN THROUGHOUT AND IS NOT BEING MAINTAINED ON A REGULAR BASIS.

Pursuant to Section 11-19, a Citation Violation Notice dated 6/18/09 had informed the owner that he must comply the violation(s), request an administrative hearing to appeal the citation and/or pay a civil penalty. The property was not complied and the owner had not requested an administrative hearing to appeal the citation or paid the civil penalty. Officer Eaton presented a copy of the affidavit of non-compliance, photos of the property and the case file into evidence, requested a finding of fact and recommended ordering compliance within 14 days or a fine of \$50 per day with the right to mow the property.

Judge Purdy found in favor of the City and ordered compliance within 14 days or a fine of \$50 per day with the right to mow the property.

Case: CT09050344

Guy Tenenbaum
1223 Northwest 23 Avenue

Certified mail sent to the owner was accepted on 7/10/09.

18-27(a)

THERE IS OVERGROWTH, TRASH, AND DEBRIS ON THE PROPERTY AND SWALE.

Pursuant to Section 11-19, a Citation Violation Notice dated 6/19/09 had informed the owner that he must comply the violation(s), request an administrative hearing to appeal the citation and/or pay a civil penalty. The property was not complied and the owner had not requested an administrative hearing to appeal the citation or paid the civil penalty. Officer Gottlieb presented a copy of the affidavit of non-compliance, photos of the property and the case file into evidence, requested a finding of fact and recommended ordering compliance within 10 days or a fine of \$100 per day with the right to clean and clear the property.

Judge Purdy found in favor of the City and ordered compliance within 10 days or a fine of \$100 per day with the right to clean and clear the property.

Case: CT09051491

Tango Lakes LLC
1690 Northwest 31 Avenue

Paid - not complied

18-27(a)

THERE IS PLANT OVERGROWTH, INCLUDING TALL WEEDS,
COVERING THIS PROPERTY.

The City had a stipulated agreement with the owner to comply within 10 days or a fine of \$100 per day.

Judge Purdy found in favor of the City, approved the stipulated agreement and ordered compliance within 10 days or a fine of \$100 per day.

Case: CT09060521

Lindblade Management LLC
2360 Northwest 14 Street

Certified mail sent to the owner was accepted on 7/9/09.

18-27(a)

THE PROPERTY AND SWALE OF THIS VACANT LOT ARE
EXTREMELY OVERGROWN AND SCATTERED WITH TRASH AND
DEBRIS.

Pursuant to Section 11-19, a Citation Violation Notice dated 6/15/09 had informed the owner that he must comply the violation(s), request an administrative hearing to appeal the citation and/or pay a civil penalty. The property was not complied and the owner had not requested an administrative hearing to appeal the citation or paid the civil penalty. Officer Gottlieb presented a copy of the affidavit of non-compliance, photos of the property and the case file into evidence, requested a finding of fact and recommended ordering compliance within 10 days or a fine of \$100 per day with the right to clean and clear the property.

Judge Purdy found in favor of the City and ordered compliance within 10 days or a fine of \$100 per day with the right to clean and clear the property.

Case: CT09051746

Federal Home Loan Mortgage Corp
C/O Florida Default Law Group
1800 Northeast 20 Street

Certified mail sent to the owner was accepted on 7/14/09.

18-1

THE POOL AT THIS LOCATION IS FILLED WITH GREEN,
STAGNANT WATER. THE POOL IN THIS CONDITION IS A
BREEDING PLACE FOR MOSQUITOES AND ENDANGERS THE
PUBLIC HEALTH, SAFETY, AND WELFARE OF THE
COMMUNITY.

Pursuant to Section 11-19, a Citation Violation Notice dated 6/11/09 had informed the owner that he must comply the violation(s), request an administrative hearing to appeal the citation and/or pay a civil penalty. The property was not complied and the owner had not requested an administrative hearing to appeal the citation or paid the civil penalty. Officer Rich presented a copy of the affidavit of non-compliance, photos of the property and the case file into evidence, requested a finding of fact and recommended ordering compliance within 10 days or a fine of \$100 per day.

Judge Purdy found in favor of the City and ordered compliance within 10 days or a fine of \$100 per day.

Case: CT09061138

Eric F Salazar
2509 Northeast 21 Street

Certified mail sent to the owner was accepted on 7/17/09.

18-27(a)

THERE IS GRASS/PLANT/WEED OVERGROWTH, TRASH, RUBBISH, AND DEBRIS INCLUDING, BUT NOT LIMITED TO, PLYWOOD, REBAR, AND MISCELLANEOUS CONSTRUCTION DEBRIS.

Pursuant to Section 11-19, a Citation Violation Notice dated 6/24/09 had informed the owner that he must comply the violation(s), request an administrative hearing to appeal the citation and/or pay a civil penalty. The property was not complied and the owner had not requested an administrative hearing to appeal the citation or paid the civil penalty. Officer Rich presented a copy of the affidavit of non-compliance, photos of the property and the case file into evidence, requested a finding of fact and recommended ordering compliance within 14 days or a fine of \$100 per day.

Judge Purdy found in favor of the City and ordered compliance within 14 days or a fine of \$100 per day.

Case: CT09051774

The Southeast Builder Group LLC
6991 Northwest 30 Terrace

Certified mail sent to the owner was accepted [no date] and certified mail sent to the registered agent was accepted [no date].

18-27(a)

THERE IS HEAVY LAWN/WEED OVERGROWTH PRESENT ON THIS VACANT LOT AND THE LOT IS LITTERED WITH

TRASH/RUBBISH/DEBRIS CONSISTING OF CINDERBLOCKS,
WOOD, CHAIN LINK FENCE MATERIAL, ETC.

Pursuant to Section 11-19, a Citation Violation Notice dated 6/12/09 had informed the owner that he must comply the violation(s), request an administrative hearing to appeal the citation and/or pay a civil penalty. The property was not complied and the owner had not requested an administrative hearing to appeal the citation or paid the civil penalty. Officer Viscusi presented a copy of the affidavit of non-compliance, photos of the property and the case file into evidence, requested a finding of fact and recommended ordering compliance within 14 days or a fine of \$100 per day with the right to mow and clear the property.

Judge Purdy found in favor of the City and ordered compliance within 14 days or a fine of \$100 per day with the right to mow and clear the property.

Case: CT09061278

Mitchell M White
3150 Northwest 66 Street

Service was via posting on the property on 7/2/09 and at City Hall on 7/24/09

18-1

THE POOL IN THE REAR YARD ON THIS PROPERTY IS FILLED WITH GREEN, STAGNANT WATER. THE POOL IN THIS CONDITION IS UNSANITARY AND UNSIGHTLY AND IS A POSSIBLE BREEDING GROUND FOR MOSQUITOES. THE POOL IN THIS CONDITION IS ALSO A THREAT TO THE HEALTH, SAFETY, AND WELFARE TO THE SURROUNDING PROPERTIES AND TO THE COMMUNITY AS A WHOLE.

Pursuant to Section 11-19, a Citation Violation Notice dated 6/25/09 had informed the owner that he must comply the violation(s), request an administrative hearing to appeal the citation and/or pay a civil penalty. The property was not complied and the owner had not requested an administrative hearing to appeal the citation or paid the civil penalty. Officer Viscusi presented a copy of the affidavit of non-compliance, photos of the property and the case file into evidence, requested a finding of fact and recommended ordering compliance within 10 days or a fine of \$100 per day.

Judge Purdy found in favor of the City and ordered compliance within 10 days or a fine of \$100 per day.

Case: CT09061406

Jimmy Pinho
6421 Northwest 34 Avenue

Service was via posting on the property on 7/2/09 and at City Hall on 7/24/09.

18-1

THERE IS A POOL IN THE REAR YARD ON THIS VACANT/UNOCCUPIED PROPERTY THAT IS FILLED WITH GREEN, STAGNANT WATER. THE POOL IN THIS CONDITION IS UNSANITARY AND UNSIGHTLY AND IS A POTENTIAL BREEDING GROUND FOR MOSQUITOES. THIS POOL ALSO POSES A THREAT TO THE HEALTH, SAFETY, AND WELFARE OF THE SURROUNDING PROPERTIES AND TO THE COMMUNITY AS A WHOLE.

Pursuant to Section 11-19, a Citation Violation Notice dated 6/26/09 had informed the owner that he must comply the violation(s), request an administrative hearing to appeal the citation and/or pay a civil penalty. The property was not complied and the owner had not requested an administrative hearing to appeal the citation or paid the civil penalty. Officer Viscusi presented a copy of the affidavit of non-compliance, photos of the property and the case file into evidence, requested a finding of fact and recommended ordering compliance within 10 days or a fine of \$100 per day.

Judge Purdy found in favor of the City and ordered compliance within 10 days or a fine of \$100 per day.

Case: CT09051499

Martha Mendez, 1/2 Interest Each
Carlos Mendez
1501 Northwest 7 Terrace

Service was via posting on the property on 7/10/09 and at City Hall on 7/24/09.

18-27(a)

THERE IS OVERGROWTH, TRASH, AND DEBRIS ON THE PROPERTY AND SWALE.

Pursuant to Section 11-19, a Citation Violation Notice dated 6/5/09 had informed the owner that he must comply the violation(s), request an administrative hearing to appeal the citation and/or pay a civil penalty. The property was not complied and the owner had not requested an administrative hearing to appeal the citation or paid the civil penalty. Officer Hull presented a copy of the affidavit of non-compliance, photos of the property and the case file into evidence, requested a finding of fact and recommended ordering compliance within 14 days or a fine of \$50 per day with the right to mow and clean the property.

Judge Purdy found in favor of the City and ordered compliance within 14 days or a fine of \$50 per day with the right to mow and clean the property.

Case: CT09050919

Sheila Gentile
1600 Northwest 2 Avenue

Service was via posting on the property on 7/15/09 and at City Hall on 7/24/09.

18-27(a)

THERE IS OVERGROWTH, TRASH, AND DEBRIS ON THE
PROPERTY AND SWALE.

Pursuant to Section 11-19, a Citation Violation Notice dated 6/1/09 had informed the owner that he must comply the violation(s), request an administrative hearing to appeal the citation and/or pay a civil penalty. The property was not complied and the owner had not requested an administrative hearing to appeal the citation or paid the civil penalty. Officer Hull presented a copy of the affidavit of non-compliance, photos of the property and the case file into evidence, requested a finding of fact and recommended ordering compliance within 14 days or a fine of \$50 per day with the right to mow and clean the property.

Judge Purdy found in favor of the City and ordered compliance within 14 days or a fine of \$50 per day with the right to mow and clean the property.

Case: CT09051852

Bryce Nelson
1515 Northwest 7 Terrace

Service was via posting on the property on 7/1/09 and at City Hall on 7/24/09.

18-27(a)

THERE IS OVERGROWTH, TRASH, AND DEBRIS ON THE
PROPERTY AND SWALE.

Pursuant to Section 11-19, a Citation Violation Notice dated 6/8/09 had informed the owner that he must comply the violation(s), request an administrative hearing to appeal the citation and/or pay a civil penalty. The property was not complied and the owner had not requested an administrative hearing to appeal the citation or paid the civil penalty. Officer Hull presented a copy of the affidavit of non-compliance, photos of the property and the case file into evidence, requested a finding of fact and recommended ordering compliance within 14 days or a fine of \$50 per day with the right to mow, clean and clear the property.

Judge Purdy found in favor of the City and ordered compliance within 14 days or a fine of \$50 per day with the right to mow and clean the property.

Case: CT09061409

Kelly Taylor
3111 Southwest 20 Street

Service was via posting on the property on 7/21/09 and at City Hall on 7/24/09.

18-1

THE POOL ON THIS PROPERTY HAS GREEN, STAGNANT WATER WHICH IS OR MAY REASONABLY BECOME INFESTED WITH MOSQUITOES AND IS ENDANGERING THE PUBLIC HEALTH, SAFETY, AND WELFARE.

Pursuant to Section 11-19, a Citation Violation Notice dated 6/24/09 had informed the owner that he must comply the violation(s), request an administrative hearing to appeal the citation and/or pay a civil penalty. The property was not complied and the owner had not requested an administrative hearing to appeal the citation or paid the civil penalty. Officer Campbell presented a copy of the affidavit of non-compliance, photos of the property and the case file into evidence, requested a finding of fact and recommended ordering compliance within 14 days or a fine of \$200 per day.

Judge Purdy found in favor of the City and ordered compliance within 14 days or a fine of \$200 per day.

Case: CT09050576

Henry G Mazariegos
3536 Southwest 12 Place

Service was via posting on the property on 7/21/09 and at City Hall on 7/24/09.

18-27(a)

THERE IS OVERGROWTH, RUBBISH, TRASH, AND DEBRIS SCATTERED ALL AROUND THE PROPERTY AND SWALE AREA INCLUDING, BUT NOT LIMITED TO, YARD WASTE AND UNMAINTAINED BUSHES AND SHRUBS.

Pursuant to Section 11-19, a Citation Violation Notice dated 5/20/09 had informed the owner that he must comply the violation(s), request an administrative hearing to appeal the citation and/or pay a civil penalty. The property was not complied and the owner had not requested an administrative hearing to appeal the citation or paid the civil penalty. Officer Campbell presented a copy of the affidavit of non-compliance, photos of the property and the case file into evidence, requested a finding of fact and recommended ordering compliance within 14 days or a fine of \$50 per day with the right to mow and clear the property.

Judge Purdy found in favor of the City and ordered compliance within 14 days or a fine of \$50 per day with the right to mow and clear the property.

Case: CT09060495

Gary M Roca
1330 Southwest 23 Court

Service was via posting on the property on 7/20/09 and at City Hall on 7/24/09.

18-1

THE POOL ON THIS PROPERTY HAS GREEN, STAGNANT WATER WHICH IS OR MAY REASONABLY BECOME INFESTED WITH MOSQUITOES AND IS ENDANGERING THE PUBLIC HEALTH, SAFETY, AND WELFARE.

Pursuant to Section 11-19, a Citation Violation Notice dated 6/15/09 had informed the owner that he must comply the violation(s), request an administrative hearing to appeal the citation and/or pay a civil penalty. The property was not complied and the owner had not requested an administrative hearing to appeal the citation or paid the civil penalty. Officer Campbell presented a copy of the affidavit of non-compliance, photos of the property and the case file into evidence, requested a finding of fact and recommended ordering compliance within 14 days or a fine of \$200 per day.

Judge Purdy found in favor of the City and ordered compliance within 14 days or a fine of \$200 per day.

Case: CT09060500

Gary M Roca
1330 Southwest 23 Court

Service was via posting on the property on 7/20/09 and at City Hall on 7/24/09.

18-27(a)

THERE IS OVERGROWTH, RUBBISH, TRASH, AND DEBRIS SCATTERED ALL AROUND THE PROPERTY AND SWALE AREA INCLUDING, BUT NOT LIMITED TO, YARD WASTE AND UNMAINTAINED BUSHES AND SHRUBS.

Pursuant to Section 11-19, a Citation Violation Notice dated 6/15/09 had informed the owner that he must comply the violation(s), request an administrative hearing to appeal the citation and/or pay a civil penalty. The property was not complied and the owner had not requested an administrative hearing to appeal the citation or paid the civil penalty. Officer Campbell presented a copy of the affidavit of non-compliance, photos of the property and the case file into evidence, requested a finding of fact and recommended ordering compliance within 14 days or a fine of \$50 per day with the right to mow and clear the property.

Judge Purdy found in favor of the City and ordered compliance within 14 days or a fine of \$50 per day with the right to mow and clear the property.

Case: CT09050503

Miriam Osuna
3450 Southwest 16 Street

Certified mail sent to the owner was accepted on 7/3/09.

9-306

THE WOODEN FENCE HAS AREAS OF GRAFFITI.

Pursuant to Section 11-19, a Citation Violation Notice dated 5/22/09 had informed the owner that he must comply the violation(s), request an administrative hearing to appeal the citation and/or pay a civil penalty. The property was not complied and the owner had not requested an administrative hearing to appeal the citation or paid the civil penalty. Officer Campbell presented a copy of the affidavit of non-compliance, photos of the property and the case file into evidence, requested a finding of fact and recommended ordering compliance within 14 days or a fine of \$50 per day.

Judge Purdy found in favor of the City and ordered compliance within 14 days or a fine of \$50 per day.

Case: CT09051017

Lucienne Cassiere
1013 Tangelo Isle

Service was via posting on the property on 7/20/09 and at City Hall on 7/24/09.

18-27(a)

THERE IS OVERGROWTH, RUBBISH, TRASH, AND DEBRIS
SCATTERED ALL AROUND THE PROPERTY AND SWALE AREA
INCLUDING, BUT NOT LIMITED TO, YARD WASTE AND
UNMAINTAINED BUSHES AND SHRUBS.

Pursuant to Section 11-19, a Citation Violation Notice dated 5/29/09 had informed the owner that he must comply the violation(s), request an administrative hearing to appeal the citation and/or pay a civil penalty. The property was not complied and the owner had not requested an administrative hearing to appeal the citation or paid the civil penalty. Officer Campbell presented a copy of the affidavit of non-compliance, photos of the property and the case file into evidence, requested a finding of fact and recommended ordering compliance within 14 days or a fine of \$50 per day with the right to mow and clear the property.

Judge Purdy found in favor of the City and ordered compliance within 14 days or a fine of \$50 per day with the right to mow and clear the property.

Case: CT09051563

MTAG as Cust for Carlyle
438 Northwest 13 Avenue

Certified mail sent to the owner was accepted on 7/9/09.

18-27(a)

THERE IS OVERGROWTH, TRASH, AND DEBRIS ON THIS
VACANT LOT AND SWALE.

Pursuant to Section 11-19, a Citation Violation Notice dated 6/15/09 had informed the owner that he must comply the violation(s), request an administrative hearing to appeal the citation and/or pay a civil penalty. The property was not complied and the owner had not requested an administrative hearing to appeal the citation or paid the civil penalty. Officer Quintero presented a copy of the affidavit of non-compliance, photos of the property and the case file into evidence, requested a finding of fact and recommended ordering compliance within 10 days or a fine of \$100 per day with the right to mow and clear the property.

Judge Purdy found in favor of the City and ordered compliance within 10 days or a fine of \$100 per day with the right to mow and clear the property.

Case: CT09061885

Matthew Whitehead
1210 Northwest 2 Street

Service was via posting on the property on 7/20/09 and at City Hall on 7/24/09.

18-27(a)

THERE IS OVERGROWTH, RUBBISH, TRASH AND DEBRIS ON
THIS VACANT PROPERTY AND SWALE.

Pursuant to Section 11-19, a Citation Violation Notice dated 6/30/09 had informed the owner that he must comply the violation(s), request an administrative hearing to appeal the citation and/or pay a civil penalty. The property was not complied and the owner had not requested an administrative hearing to appeal the citation or paid the civil penalty. Officer Quintero presented a copy of the affidavit of non-compliance, photos of the property and the case file into evidence, requested a finding of fact and recommended ordering compliance within 10 days or a fine of \$100 per day with the right to mow and clean the property.

Judge Purdy found in favor of the City and ordered compliance within 10 days or a fine of \$100 per day with the right to mow and clean the property.

Case: CT09060722

Charles L Lane & Patrick E Scott
2930 Northeast 41 Street

Service was via posting on the property on 7/20/09 and at City Hall on 7/24/09.

18-27(a)

THE PROPERTY HAS BECOME OVERGROWN AND IS NOT BEING MAINTAINED.

Pursuant to Section 11-19, a Citation Violation Notice dated 6/21/09 had informed the owner that he must comply the violation(s), request an administrative hearing to appeal the citation and/or pay a civil penalty. The property was not complied and the owner had not requested an administrative hearing to appeal the citation or paid the civil penalty. Officer Bass presented a copy of the affidavit of non-compliance, photos of the property and the case file into evidence, requested a finding of fact and recommended ordering compliance within 10 days or a fine of \$100 per day with the right to mow the property.

Judge Purdy found in favor of the City and ordered compliance within 10 days or a fine of \$100 per day with the right to mow, clean and clear the property.

Case: CT09060733

David A Weinshank
1472 Northeast 53 Court

Service was via posting on the property on 7/20/09 and at City Hall on 7/24/09.

18-27(a)

THE PROPERTY HAS BECOME OVERGROWN AND IS NOT BEING MAINTAINED.

Pursuant to Section 11-19, a Citation Violation Notice dated 6/22/09 had informed the owner that he must comply the violation(s), request an administrative hearing to appeal the citation and/or pay a civil penalty. The property was not complied and the owner had not requested an administrative hearing to appeal the citation or paid the civil penalty. Officer Bass presented a copy of the affidavit of non-compliance, photos of the property and the case file into evidence, requested a finding of fact and recommended ordering compliance within 10 days or a fine of \$100 per day with the right to mow the property.

Judge Purdy found in favor of the City and ordered compliance within 10 days or a fine of \$100 per day with the right to mow, clean and clear the property.

Case: CT09060742

David A Weinsbank
1472 Northeast 53 Court

Service was via posting on the property on 7/20/09 and at City Hall on 7/24/09.

18-1

THE POOL AT THIS LOCATION IS FILLED WITH GREEN, STAGNANT WATER. THE POOL IN THIS CONDITION ENDANGERS THE HEALTH, SAFETY, AND WELFARE OF THE COMMUNITY.

Pursuant to Section 11-19, a Citation Violation Notice dated 6/22/09 had informed the owner that he must comply the violation(s), request an administrative hearing to appeal the citation and/or pay a civil penalty. The property was not complied and the owner had not requested an administrative hearing to appeal the citation or paid the civil penalty. Officer Bass presented a copy of the affidavit of non-compliance, photos of the property and the case file into evidence, requested a finding of fact and recommended ordering compliance within 10 days or a fine of \$100 per day.

Judge Purdy found in favor of the City and ordered compliance within 10 days or a fine of \$100 per day.

Case: CT09061574

Andressa Franca
2155 Northeast 56 Place

Service was via posting on the property on 7/21/09 and at City Hall on 7/24/09.

18-1

THE POOL AT THIS LOCATION IS GREEN WITH STAGNANT WATER. THE POOL IN THIS CONDITION ENDANGERS THE HEALTH, SAFETY, AND WELFARE OF THE COMMUNITY.

Pursuant to Section 11-19, a Citation Violation Notice dated 6/29/09 had informed the owner that he must comply the violation(s), request an administrative hearing to appeal the citation and/or pay a civil penalty. The property was not complied and the owner had not requested an administrative hearing to appeal the citation or paid the civil penalty. Officer Bass presented a copy of the affidavit of non-compliance, photos of the property and the case file into evidence, requested a finding of fact and recommended ordering compliance within 10 days or a fine of \$100 per day.

Judge Purdy found in favor of the City and ordered compliance within 10 days or a fine of \$100 per day.

Case: CE09070400

Jennifer E Thompson
711 Southwest 15 Avenue

Certified mail sent to the owner was accepted on 7/24/09.

Mr. Dick Eaton, Code Enforcement Officer, testified to the following violation:
9-328(a)

THE BUILDING IS VACANT AND HAS BROKEN OR MISSING
WINDOWS OR DOOR OR OTHER OPENINGS THAT ALLOW
UNAUTHORIZED ACCESS TO THE INTERIOR.

Officer Eaton presented photos of the property and the case file into evidence, requested a finding of fact and recommended ordering compliance within 10 days or a fine of \$100 per day with the right to board the building.

Judge Purdy found in favor of the City and ordered compliance within 10 days or a fine of \$100 per day with the right to board the building.

Case: CE09041050

1325 North Dixie LLC
1301 Northeast 7 Avenue

Certified mail sent to the owner was accepted on 7/16/09.

Mr. Alejandro DelRio, Code Enforcement Officer, testified to the following violation:
9-280(b)

THE ROOF AND CEILING ON THIS PROPERTY ARE IN
DISREPAIR. THE ROOF IS NOT WEATHER AND WATER TIGHT
AND THERE ARE STAINS AND WATER DAMAGE ON THE
CEILING.

Officer DelRio presented photos of the property and the case file into evidence, requested a finding of fact and recommended ordering compliance within 35 days or a fine of \$100 per day.

Judge Purdy found in favor of the City and ordered compliance within 35 days or a fine of \$100 per day.

Case: CE08111015

Three Musketeers Of Fort Lauderdale Inc
1931 South Federal Highway

Stipulated agreement

9-280(b)

THE AWNING ON THE EXTERIOR OF THE BUILDING IS IN DISREPAIR, IN THAT THE AWNING CANVAS WAS REMOVED, LEAVING THE FRAME UNCOVERED.

Complied:

9-306

Withdrawn:

47-22.6.G.2.

The City had a stipulated agreement with the owner to comply 9-280(b) within 42 days or a fine of \$50 per day. The City was requesting a finding of fact and approval of the stipulated agreement.

Judge Purdy found in favor of the City, approved the stipulated agreement and ordered compliance within 42 days or a fine of \$50 per day.

Case: CE09050526

Johnnie L Rhodes, LE

Dana Rhodes-Hurley, etal

2700 Northwest 16 Street

Certified mail sent to the owner was accepted on 7/3/09.

Ms. Ingrid Gottlieb, Code Enforcement Officer, testified to the following violations:

9-280(b)

THERE ARE BROKEN, MISSING, AND INOPERABLE WINDOWS ON THE STRUCTURE, SOME OF WHICH HAVE MISSING LOCKS AND HARDWARE OR ARE SCREWED SHUT. THERE IS A LEAK IN THE ROOF WHICH HAS CAUSED WATER DAMAGE TO THE CEILING.

9-280(g)

THE CENTRAL AIR CONDITIONING UNIT DOES NOT WORK.

9-278(h)

THERE ARE SCREENS MISSING FROM MANY OF THE EXTERIOR WINDOWS.

Withdrawn:

47-34.1.A.1.

Officer Gottlieb presented photos of the property and the case file into evidence, requested a finding of fact and recommended ordering compliance within 35 days or a fine of \$25 per day, per violation.

Judge Purdy found in favor of the City and ordered compliance within 35 days or a fine of \$25 per day, per violation.

Case: CE09051622

Christine Miller
1750 Northeast 52 Street

Service was via posting on the property on 7/21/09 and at City Hall on 7/24/09.

Ms. Stephanie Bass, Code Enforcement Officer, testified to the following violation:
9-279(g)

THE STOVE AT THIS PROPERTY IS NOT IN GOOD WORKING
CONDITION DUE TO THE GAS LINE BEING IN DISREPAIR.

Withdrawn:
105.1

Officer Bass presented photos of the property and the case file into evidence, requested a finding of fact and recommended ordering compliance within 14 days or a fine of \$100 per day.

Judge Purdy found in favor of the City and ordered compliance within 14 days or a fine of \$100 per day.

Case: CE09021593

Stipulated agreement

Sunyaluk Yuthasunthorn
421 Northwest 13 Avenue

9-280(b)

THERE ARE BUILDING PARTS IN DISREPAIR AND NOT
MAINTAINED ON THIS VACANT/BOARDED DWELLING
INCLUDING, BUT NOT LIMITED TO, WINDOWS AND DOORS
MISSING, FASCIA, AND SOFFIT ROTTED, AND MISSING WOOD
ALLOWING FOR EXPOSURE TO THE ELEMENTS AND ENTRY OF
RODENTS.

9-328(b)

THERE IS A VACANT PROPERTY BOARDED UP WITHOUT A
CURRENT AND VALID BOARDING CERTIFICATE.

Complied:
9-328(a)

The City had a stipulated agreement with the owner to comply within 84 days or a fine of \$50 per day, per violation. The City was requesting a finding of fact and approval of the stipulated agreement.

Judge Purdy found in favor of the City, approved the stipulated agreement and ordered compliance within 84 days or a fine of \$50 per day, per violation.

Case: CE09051931

Cecil & Rosella Harpaul
2735 Southwest 8 Street

Certified mail sent to the owner was accepted on 7/3/09.

Ms. Aretha Davis, Code Enforcement Officer, testified to the following violations:
47-20.20.H.

THE PARKING LOT HAS POTHOLES AND NEEDS TO BE RESURFACED AND RE-STRIPED. THE PAVED SWALE AREA HAS BROKEN ASPHALT AND NEEDS TO BE REPAVED.

9-280(b)

THE FRONT DOOR AND EXTERIOR BEDROOM DOOR FOR APT #1 ARE IN DISREPAIR AND ARE NOT WEATHER OR WATER TIGHT. THE FRONT DOOR DOES NOT CLOSE PROPERLY AS THE DOOR DOES NOT PROPERLY FIT INTO THE POORLY REPAIRED DOOR FRAME. THE EXTERIOR BEDROOM DOOR WAS NOT ABLE TO BE OPENED AT ALL AT THE TIME OF INSPECTION AND THERE WERE CRACKS AROUND THE DOOR AS THE DOOR IS NOT WATER OR WEATHER TIGHT. AT LEAST ONE WINDOW IN APT #1 IS NOT FUNCTIONING PROPERLY. ONE WINDOW ON THE SOUTH SIDE IN THE LIVING ROOM AREA WAS NOT ABLE TO BE OPENED AT THE TIME OF INSPECTION.

9-280(h)(1)

CHAIN LINK FENCE IN DISREPAIR.

Complied:

9-306

Officer Davis presented photos of the property and the case file into evidence, requested a finding of fact and recommended ordering compliance within 42 days or a fine of \$25 per day, per violation.

Judge Purdy found in favor of the City and ordered compliance within 42 days or a fine of \$25 per day, per violation.

Case: CE09060056

Patricia Law Barnes
211 Carolina Avenue

Service was via posting on the property on 7/22/09 and at City Hall on 7/24/09.

Ms. Aretha Davis, Code Enforcement Officer, testified to the following violation:
9-280(b)

REAR WOOD PORCH/DECK IS IN SERIOUS DISREPAIR WITH

ROTTING AND DECAYING WOOD, WINDOW AWNINGS ARE
RIPPED AND IN DISREPAIR, FRONT AND REAR DOORS ARE
IN DISREPAIR AND ARE NOT WATER/WEATHER TIGHT AT
THIS VACANT PROPERTY.

Officer Davis presented photos of the property and the case file into evidence, requested a finding of fact and recommended ordering compliance within 91 days or a fine of \$25 per day.

Judge Purdy found in favor of the City and ordered compliance within 91 days or a fine of \$25 per day.

Case: CE09040222

Bryant Hoover
2530 Key Largo Lane

Certified mail sent to the owner was accepted on 7/27/09.

Ms. Barbara Urow, Code Enforcement Officer, testified to the following violations:

8-91(b)

THERE IS A DOCK AT THIS PROPERTY WITH WARPED WOOD
PLANKS AND APPEARS IN GENERAL DISREPAIR.

9-280(h)(1)

THE WOOD FENCE ON THE PROPERTY HAS MISSING SLATS,
BROKEN SUPPORT POSTS, AND IS IN GENERAL DISREPAIR.

Complied:

9-280(b)

Officer Urow presented photos of the property and the case file into evidence, requested a finding of fact and recommended ordering compliance within 14 days or a fine of \$25 per day, per violation.

Judge Purdy found in favor of the City and ordered compliance within 14 days or a fine of \$25 per day, per violation.

Case: CE09062054

Blair International Inc
503 Southwest 16 Street

Service was via posting on the property on 7/13/09 and at City Hall on 7/24/09.

Ms. Barbara Urow, Code Enforcement Officer, testified to the following violation:

9-328(A)

THIS IS AN ABANDONED BUILDING UNDER CONSTRUCTION
WHICH HAS OPEN WINDOWS/DOORS ALLOWING UNAUTHORIZED

ACCESS TO THE INTERIOR.

Officer Urow presented photos of the property and the case file into evidence, requested a finding of fact and recommended ordering compliance within 10 days or a fine of \$100 per day, with the right to board the property.

Judge Purdy found in favor of the City and ordered compliance within 10 days or a fine of \$100 per day, with the right to board the property.

Case: CE09061663

Blair International Inc
1408 Southwest 19 Street

Service was via posting on the property on 7/20/09 and at City Hall on 7/24/09.

Mr. Mark Campbell, Code Enforcement Officer, testified to the following violation:
9-328(A)

THIS UNFINISHED VACANT HOUSE HAS OPEN
WINDOWS/DOORS ALLOWING UNAUTHORIZED ACCESS TO THE
INTERIOR. THERE ARE WINDOWS/DOORS THAT HAVE BEEN
BOARDED WITHOUT OBTAINING THE REQUIRED BOARD UP
CERTIFICATE AND ARE NOT TO CODE.

Officer Campbell presented photos of the property and the case file into evidence, requested a finding of fact and recommended ordering compliance within 10 days or a fine of \$100 per day, with the right to board the property.

Judge Purdy found in favor of the City and ordered compliance within 10 days or a fine of \$100 per day, with the right to board the property.

Case: CE09030389

Jemma S Romain
3555 Southwest 14 Street

Service was via posting on the property on 7/21/09 and at City Hall on 7/24/09.

Mr. Mark Campbell, Code Enforcement Officer, testified to the following violation:
9-280(h)(1)

THERE IS A WOODEN FENCE ON THIS PROPERTY THAT IS
DAMAGED AND IN DISREPAIR.

Officer Campbell presented photos of the property and the case file into evidence, requested a finding of fact and recommended ordering compliance within 21 days or a fine of \$50 per day.

Judge Purdy found in favor of the City and ordered compliance within 21 days or a fine of \$50 per day.

Case: CE09040191

Tamir Bartov
917 Mandarin Isle

Service was via posting on the property on 7/20/09 and at City Hall on 7/24/09.

Mr. Mark Campbell, Code Enforcement Officer, testified to the following violation:
8-91(b)

MOORING STRUCTURE/DOCK IN DISREPAIR. STRUCTURE HAS
MISSING OR FALLING DOWN WOODEN PLANKS.

Officer Campbell presented photos of the property and the case file into evidence, requested a finding of fact and recommended ordering compliance within 21 days or a fine of \$50 per day.

Judge Purdy found in favor of the City and ordered compliance within 21 days or a fine of \$50 per day.

Case: CE09070491

Lucienne Cassiere
1008 Avocado Isle

Service was via posting on the property on 7/21/09 and at City Hall on 7/24/09.

Mr. Mark Campbell, Code Enforcement Officer, testified to the following violation:
9-328(a)

THIS VACANT HOUSE HAS OPEN OR BROKEN WINDOWS/DOORS
ALLOWING UNAUTHORIZED ACCESS TO THE INTERIOR.

Officer Campbell presented photos of the property and the case file into evidence, requested a finding of fact and recommended ordering compliance within 10 days or a fine of \$100 per day, with the right to board the property.

Judge Purdy found in favor of the City and ordered compliance within 10 days or a fine of \$100 per day, with the right to board the property.

Case: CE09030161

Cortez Property Development LLC
2933 Poinsettia Street

Certified mail sent to the owner was accepted [no date].

Mr. Mario Sotolongo, Code Enforcement Officer, testified to the following violations:
47-22.6.F.

THERE IS A POLE SIGN ON THE PROPERTY WHICH IS IN DISREPAIR, THE MAIN BODY OF THE SIGN IS MISSING AND ONLY THE POLE REMAINS.

9-280(b)

THERE ARE BROKEN WINDOWS WHICH ARE NOT REASONABLY WEATHER AND WATER TIGHT. THERE ARE MISSING ALUMINUM RAILINGS WHICH HAVE BEEN REPLACED WITH TEMPORARY WOOD BARRICADES AND ARE NOT STRUCTURALLY SOUND.

9-306

THE EXTERIOR OF THE BUILDING IS NOT BEING MAINTAINED. THERE ARE AREAS OF STAINED, PEELING, AND MISSING PAINT.

Complied:

47-20.20.H.

9-280(h)(1)

9-281(b)

Officer Sotolongo stated he had spoken with the building manager, who had complied some of the violations, but his efforts had ceased. He presented photos of the property and the case file into evidence, requested a finding of fact and recommended ordering compliance within 42 days or a fine of \$50 per day, per violation.

Judge Purdy found in favor of the City and ordered compliance within 42 days or a fine of \$50 per day, per violation.

Case: CE09040038

David E Sanderson
204 Northwest 16 Street

Service was via posting on the property on 7/21/09 and at City Hall on 7/24/09.

Mr. Todd Hull, Code Enforcement Officer, testified to the following violation:

9-280(b)

THE TILE ROOF ON THE BUILDING HAS AN AREA OF BROKEN TILES AND IS IN GENERAL DISREPAIR.

Officer Hull presented photos of the property and the case file into evidence, requested a finding of fact and recommended ordering compliance within 28 days or a fine of \$50 per day.

Judge Purdy found in favor of the City and ordered compliance within 28 days or a fine of \$50 per day.

Case: CE09040395

Wells Fargo Bank
C/O Marshall C Watson, P.A.
1010 Northwest 3 Avenue

Certified mail sent to the owner was accepted on 7/23/09.

Mr. Todd Hull, Code Enforcement Officer, testified to the following violations:
9-280(g)

THERE ARE ELECTRICAL FIXTURES ON THE EXTERIOR OF THE BUILDING WHICH ARE MISSING GLOBES AND BULBS AND ARE IN GENERAL DISREPAIR. THERE ARE ELECTRICAL PANELS ON THE REAR OF THE BUILDING MISSING THE PROTECTIVE COVERINGS.

9-328(b)

THIS PROPERTY HAS BEEN BOARDED WITHOUT THE REQUIRED BOARDING CERTIFICATE.

Complied:
47-21.8.A.

Officer Hull presented photos of the property and the case file into evidence, requested a finding of fact and recommended ordering compliance within 35 days or a fine of \$50 per day, per violation.

Judge Purdy found in favor of the City and ordered compliance within 35 days or a fine of \$50 per day, per violation.

Case: CE09060164

Martha Mendez 1/2 Interest Each
Carlos Mendez
1501 Northwest 7 Terrace

Service was via posting on the property on 7/2/09 and at City Hall on 7/24/09.

Mr. Todd Hull, Code Enforcement Officer, testified to the following violation:
47-19.5.E.7.

THE FENCE ON THIS PROPERTY IS FALLING OVER, HAS AREAS OF MISSING SLATS, AND IS IN GENERAL DISREPAIR.

Officer Hull presented photos of the property and the case file into evidence, requested a finding of fact and recommended ordering compliance within 28 days or a fine of \$50 per day.

Judge Purdy found in favor of the City and ordered compliance within 28 days or a fine of \$50 per day.

Case: CE09062457

Richard N Clark & Gail S Meltzer
1433 Northwest 2 Avenue

Service was via posting on the property on 7/21/09 and at City Hall on 7/24/09.

Mr. Todd Hull, Code Enforcement Officer, testified to the following violation:
9-328(A)

THE BUILDING ON THIS PROPERTY IS VACANT WITH
BROKEN, MISSING, OR UNSECURED DOORS, WINDOWS, OR
OTHER OPENINGS ALLOWING UNAUTHORIZED ACCESS TO THE
INTERIOR. THE CITY REQUESTS THE RIGHT TO BOARD-UP
THE BUILDING AS IT POSES A THREAT TO THE HEALTH,
SAFETY, AND WELFARE OF THE COMMUNITY.

Officer Hull presented photos of the property and the case file into evidence, requested a finding of fact and recommended ordering compliance within 10 days or a fine of \$100 per day, with the right to board the property.

Judge Purdy found in favor of the City and ordered compliance within 10 days or a fine of \$100 per day, with the right to board the property.

Case: CE09061009

Michael Pubien
1501 Northwest 8 Avenue

Service was via posting on the property on 7/21/09 and at City Hall on 7/24/09.

Mr. Todd Hull, Code Enforcement Officer, testified to the following violation:
47-19.5.E.7.

THE CHAIN LINK FENCE ON THE PROPERTY IS FALLING
OVER, HAS BENT POLES, AND IS IN GENERAL DISREPAIR.

Officer Hull presented photos of the property and the case file into evidence, requested a finding of fact and recommended ordering compliance within 28 days or a fine of \$50 per day.

Judge Purdy found in favor of the City and ordered compliance within 28 days or a fine of \$50 per day.

Case: CE09041461

Jeffrey Darby Bradshaw
2502 Northeast 29 Street

This was a request to vacate the final order dated 7/16/09.

Judge Purdy vacated the final order dated 7/16/09.

Case: CE09060597

C Bruce & Karen M Miller
5741 Northeast 18 Avenue

Certified mail sent to the owner was accepted on 7/6/09.

Ms. Tammy Arana, Fire Inspector, testified to the following violation:
NFPA 101:31.3.4.5.1

HARDWIRED SMOKE DETECTORS ARE NOT INSTALLED IN
ACCORDANCE WITH NFPA 31.3.4.5.1.

Inspector Arana said the permits had been issued on 7/13 and recommended ordering compliance within 28 days or a fine of \$250 per day.

Judge Purdy found in favor of the City and ordered compliance within 28 days or a fine of \$250 per day.

Case: CE09060602

Mark Kalaj
5240 Northeast 14 Way #1

Certified mail sent to the owner was accepted on 7/13/09.

Ms. Tammy Arana, Fire Inspector, testified to the following violation:
NFPA 101:31.3.4.5.1

HARDWIRED SMOKE DETECTORS ARE NOT INSTALLED IN
ACCORDANCE WITH NFPA 31.3.4.5.1.

Inspector Arana stated a permit had been issued on 7/24 and recommended ordering compliance within 28 days or a fine of \$250 per day.

Judge Purdy found in favor of the City and ordered compliance within 28 days or a fine of \$250 per day.

Case: CE09060868

Katherine Parziale
5861 Northeast 18 Avenue

Certified mail sent to the owner was accepted on 7/15/09.

Ms. Tammy Arana, Fire Inspector, testified to the following violation:

NFPA 101:31.3.4.5.1

HARDWIRED SMOKE DETECTORS ARE NOT INSTALLED IN
ACCORDANCE WITH NFPA 31.3.4.5.1.

Inspector Arana recommended ordering compliance within 28 days or a fine of \$250 per day.

Judge Purdy found in favor of the City and ordered compliance within 28 days or a fine of \$250 per day.

Case: CE09060890

Thomas A D'Addario
5101 Northeast 18 Avenue

Certified mail sent to the owner was accepted on 7/3/09.

Ms. Tammy Arana, Fire Inspector, testified to the following violation:

NFPA 101:31.3.4.5.1

HARDWIRED SMOKE DETECTORS ARE NOT INSTALLED IN
ACCORDANCE WITH NFPA 31.3.4.5.1.

Inspector Arana stated the owner had informed her that the detectors were present and she had a meeting scheduled with the owner the following day. She recommended ordering compliance within 28 days or a fine of \$100 per day.

Judge Purdy found in favor of the City and ordered compliance within 28 days or a fine of \$100 per day.

Case: CE09060892

Rachel M Bamman
5031 Northeast 15 Avenue

Certified mail sent to the owner was accepted on 7/7/09.

Ms. Tammy Arana, Fire Inspector, testified to the following violation:

NFPA 101:31.3.4.5.1

HARDWIRED SMOKE DETECTORS ARE NOT INSTALLED IN
ACCORDANCE WITH NFPA 31.3.4.5.1.

Inspector Arana reported the permits had been pulled and recommended ordering compliance within 28 days or a fine of \$100 per day.

Judge Purdy found in favor of the City and ordered compliance within 28 days or a fine of \$100 per day.

Case: CE09060977

CBM Sun Corp
5841 Northeast 18 Avenue

Certified mail sent to the owner was accepted [no date].

Ms. Tammy Arana, Fire Inspector, testified to the following violation:

NFPA 101:31.3.4.5.1

HARDWIRED SMOKE DETECTORS ARE NOT INSTALLED IN
ACCORDANCE WITH NFPA 31.3.4.5.1.

Inspector Arana stated the permit had been issued and the property was being inspected now. She recommended ordering compliance within 28 days or a fine of \$100 per day.

Judge Purdy found in favor of the City and ordered compliance within 28 days or a fine of \$100 per day.

Case: CE09060962

Rosana J Theophin
1221 Northeast 6 Avenue

Certified mail sent to the owner was accepted on 7/3/09.

Ms. Tammy Arana, Fire Inspector, testified to the following violation:

NFPA 101:31.3.4.5.1

HARDWIRED SMOKE DETECTORS ARE NOT INSTALLED IN
ACCORDANCE WITH NFPA 31.3.4.5.1.

Inspector Arana stated the permit had been issued on 7/29 and recommended ordering compliance within 28 days or a fine of \$100 per day.

Judge Purdy found in favor of the City and ordered compliance within 28 days or a fine of \$100 per day.

Case: CE09060975

Eldon Duant Haag Living Revocable Trust
Gordon Haag, Trustee et al
5811 Northeast 18 Avenue

Certified mail sent to the owner was accepted on 7/8/09.

Ms. Tammy Arana, Fire Inspector,
NFPA 101:31.3.4.5.1

HARDWIRED SMOKE DETECTORS ARE NOT INSTALLED IN
ACCORDANCE WITH NFPA 31.3.4.5.1.

Inspector Arana said the owner had informed her that the detectors were installed, but there was no permit. She had informed the owner he must find the permit that had been issued or pull an after-the-fact permit. She recommended ordering compliance within 28 days or a fine of \$100 per day.

Judge Purdy found in favor of the City and ordered compliance within 28 days or a fine of \$100 per day.

Case: CE09060985

Cortez Property Dev LLC
2933 Poinsettia Street

Certified mail sent to the owner was accepted on 7/3/09.

Ms. Tammy Arana, Fire Inspector, testified to the following violations:

NFPA 101:31.3.4.5.1

HARDWIRED SMOKE DETECTORS ARE NOT INSTALLED IN
ACCORDANCE WITH NFPA 31.3.4.5.1.

NFPA 1:13.6.6.8.3.1

THE FIRE EXTINGUISHER(S) HAS/HAVE NOT BEEN SERVICED AND
TAGGED BY A STATE LICENSED COMPANY WITHIN THE PAST 12
MONTHS.

Inspector Arana recommended ordering compliance within 28 days or a fine of \$250 per day, per violation.

Judge Purdy found in favor of the City and ordered compliance within 28 days or a fine of \$250 per day, per violation.

Case: CE08062354

Robert Bernstein
C/O Saavedra Pelosi Goodwin & Herman
1800 Southwest 10 Court

This case was first heard on 9/4/08 to comply by 10/9/08. Violations and extensions were as noted in the agenda. The property was complied and the City was requesting imposition of a \$9,000 fine.

Judge Purdy imposed the \$9,000 fine.

Case: CE08061877

Patricia Ann Quinn & Gerald J Quinn
733 Southwest 13 Avenue # 4

This case was first heard on 1/15/09 to comply by 3/5/09. Violations and extensions were as noted in the agenda. The property was complied fines had accrued to \$20,500.

Ms. Tammy Arana, Fire Inspector, requested that no fines be imposed. She said the property had belonged to a man who was lost at sea last October. The owner's father had received paperwork from his son's estate alerting him to the violation and acted immediately to correct it.

Judge Purdy imposed no fine.

Case: CE04032539

Ann D Cassel, 1/2 Interest
Ann E Cudiff
2451 Southwest 9 Street

Vacate order of 9/23/2004 & re-impose fine

This was a request to vacate the order dated 9/23/04 and to re-impose the fine.

Judge Purdy vacated the order dated 9/23/04.

This case was first heard on 7/1/04 to comply by 7/15 and 7/31/04. Violations and extensions were as noted in the agenda. The property was complied, fines had accrued to \$6,950 and the City was recommending that no fine be imposed.

Judge Purdy imposed no fine.

Case: CE09020802

John Dokimos
819 Northeast 14 Court

This case was first heard on 4/16/09 to comply by 5/21/09. Violations were as noted in the agenda. The property was not complied and the City was requesting imposition of a \$7,600 fine, which would continue to accrue until the property complied.

Judge Purdy imposed the \$7,600 fine, which would continue to accrue until the property complied.

Case: CT09030998

Keith Bowman
2351 Southwest 26 Avenue

This case was first heard on 5/21/09 to comply by 5/31/09. Violations were as noted in the agenda. The property was complied and the City was requesting imposition of a \$625 fine plus lot clearing costs of \$654.65 and a \$200 civil penalty for a total of \$1,479.65.

Judge Purdy imposed the \$625 fine plus lot clearing costs of \$654.65 and a \$200 civil penalty for a total of \$1,479.65.

Case: CT09040975

Yoel Marti 1/2 Interest
Lucia Marti
6161 Northwest 33 Terrace

This case was first heard on 6/4/09 to comply by 6/14/09. Violations were as noted in the agenda. The property was not complied and the City was requesting imposition of a \$200 civil penalty plus a fine of \$5,200, which would continue to accrue until the property complied.

Judge Purdy imposed the \$200 civil penalty plus a fine of \$5,200, which would continue to accrue until the property complied.

Case: CE08102040

701 Gas Corp
701 West Broward Boulevard

This case was first heard on 2/19/09 to comply by 5/21/09. Violations were as noted in the agenda. The property was complied, fines had accrued to \$1,100 and the City was recommending the fine be reduced to \$550.

Judge Purdy imposed a \$550 fine.

Case: CE09020960

Wesley E Stevens
2118 Southwest 37 Terrace

This case was first heard on 6/4/09 to comply by 6/25/09. Violations were as noted in the agenda. The property was not complied and the City was requesting imposition of a \$2,050 fine, which would continue to accrue until the property complied.

Judge Purdy imposed the \$2,050 fine, which would continue to accrue until the property complied.

Case: CE09021843

Emilio Bozan Leyva
1930 Southwest 36 Avenue

This case was first heard on 6/4/09 to comply by 6/25/09. Violations were as noted in the agenda. The property was complied and the City was requesting imposition of a \$1,000 fine.

Judge Purdy imposed the \$1,000 fine.

Case: CE09021782

Nicole Lenzinger
2183 Northeast 59 Court

This case was first heard on 4/30/09 to comply by 6/4/09. Violations were as noted in the agenda. The property was complied and the City was requesting imposition of a \$1,400 fine.

Judge Purdy imposed the \$1,400 fine.

Case: CT09031772

Frank Plati, 1/2 Interest
Marcelene P Gaidry
5421 Northeast 21 Terrace

This case was first heard on 6/4/09 to comply by 6/14/09. Violations were as noted in the agenda. The property was not complied and the City was requesting imposition of a \$200 civil penalty plus a \$5,200 fine, which would continue to accrue until the property complied.

Judge Purdy imposed the \$200 civil penalty plus a \$5,200 fine, which would continue to accrue until the property complied.

Case: CE08042186

Albert Sistrat
1700 Northwest 6 Avenue

Ordered to reappear from 6/4/09

This case was first heard on 9/4/08 to comply by 11/27/08. Violations and extensions were as noted in the agenda. The property was not complied and the City was requesting imposition of a \$9,600 fine, which would continue to accrue until the property complied.

Judge Purdy imposed the \$9,600 fine, which would continue to accrue until the property complied.

Case: CE09031922

Steven F Petite
1038 Northwest 3 Avenue

This case was first heard on 6/4/09 to comply by 6/18/09. Violations were as noted in the agenda. The property was not complied and the City was requesting imposition of a \$2,400 fine, which would continue to accrue until the property complied.

Judge Purdy imposed the \$2,400 fine, which would continue to accrue until the property complied.

Case: CE09010714

Janice Danziger
1201 Northwest 2 Avenue

This case was first heard on 2/19/09 to comply by 3/1/09. Violations were as noted in the agenda. The property was complied and the City was requesting imposition of an \$800 fine plus board-up costs of \$333.99 for a total of \$1,133.99.

Judge Purdy imposed the \$800 fine plus board-up costs of \$333.99 for a total of \$1,133.99.

Cases Complied

Mr. McKelligett announced that the below listed cases were in compliance. Additional information regarding respondents, violations, etc. can be found in the agenda, which is incorporated into this record by reference:

CT09060532	CT09051373	CT09060064	CT09060493
CT09032275	CT09051783	CT09051794	CT09051492
CT09040915	CT09060159	CT09051881	CT09060567
CT09061064	CT09061066	CE09030942	CE09050084
CE09051006	CE09060509	CE08110579	CE09051876
CE09041101	CE09050814	CE09030706	CE09061302
CE09062036	CE09070049	CE08120694	CE09041005
CE09070262	CE09060884	CE09060606	CE09060867
CE09060870	CE09060874	CE09060878	CE09060879
CE09060880	CE09060881	CE09060882	CE09060888
CE09060948	CE09060979	CE09060952	CE09060955
CE09060957	CE09060603	CE09060969	CE09060982
CE09061010	CE09061011	CE09061015	CE09061041
CE08092050			

Cases Pending Service

Mr. McKelligett announced that the below listed cases had been withdrawn pending service to the respondents. Additional information regarding respondents, violations, etc. can be found in the agenda, which is incorporated into this record by reference:

CE09030986	CE09061666	CE09060598	CE09060604
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CE09060964 CE09060967 CE09060992

Cases Withdrawn

Mr. McKelligett announced that the below listed cases had been withdrawn. Additional information regarding respondents, violations, etc. can be found in the agenda, which is incorporated into this record by reference:

CT09051839	CT09060767	CT09060770	CT09051062
CT09051094	CT09051098	CT09050508	CT09060580
CT09061573	CT09060950	CT09050979	CT09060324
CT09061370	CT09061139	CT09060837	CT09051515
CT09051015	CT09060428	CT09050677	CT09060506
CT09060558	CT09060577	CT09060753	CT09031297
CT09050597	CT09051676	CT09051780	CT09060307
CT09060231	CT09060070	CT09060211	CT09060497
CT09060499	CT09061579	CE09040468	CE08051372
CE09060889	CE09062202	CE09040533	CE09050692
CE09061594	CT09021373	CT09040198	CT09040274
CE08061820	CE08091687	CT09030443	CT09030444
CT09021219	CT09021220		

Cases Closed

Mr. McKelligett announced that the below listed cases had been closed. Additional information regarding respondents, violations, etc. can be found in the agenda, which is incorporated into this record by reference:

CE09050120

Cases Rescheduled

Mr. McKelligett announced that the below listed cases had been rescheduled. Additional information regarding respondents, violations, etc. can be found in the agenda, which is incorporated into this record by reference:

CE08061424

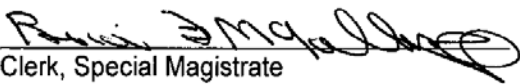
There being no further business, the hearing was adjourned at **12:47 p.m.**



SPECIAL MAGISTRATE

Special Magistrate Hearing
August 6, 2009
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ATTEST:


Clerk, Special Magistrate

Minutes prepared by: J. Opperlee, Prototype Services