

**SPECIAL MAGISTRATE HEARING
CITY COMMISSION MEETING ROOM
MEAH ROTHMAN TELL PRESIDING
AUGUST 20, 2009
9:00 A.M. –1:00 P.M.**

Staff Present:

Mary Allman, Secretary Special Magistrate
Susanne Manning, Secretary, Special Magistrate
Brian McKelligett, Clerk of Special Magistrate Supervisor
Ginger Wald, Assistant City Attorney
Lori Grossfeld, Clerk III
Skip Margerum, Code Enforcement Supervisor
Cheryl Pingitore, Code Enforcement Supervisor
Detective Jorge Maura
Tammy Arana, Fire Inspector
Stephanie Bass, Code Enforcement Officer
Mark Campbell, Code Enforcement Officer
Andre Cross, 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
Todd Hull, Code Enforcement Officer
Wilson Quintero, Code Enforcement Officer,
Mary Rich, Code Enforcement Officer
Maria Roque, Business Tax Inspector
Wanda Sappington, Code Enforcement Officer,
Bill Snow, Code Enforcement Officer
Mario Sotolongo, Code Enforcement Officer
Ursula Thime, Code Enforcement Officer
Salvatore Viscusi, Code Enforcement Officer

Respondents and Witnesses

CE09071814; CE09071810: Benjamin Bugarin, owner
CE09071820: William Isenberg, owner
CE09030077; Stephanie Paterson, manager
CE09011682: George Hudson, owner
CE09062639: Dexter Banton, owner
CE08010594; CE08102313: Robert Heaton, owner's representative
CE09061045: Sharon Lynn Bryant Dean, manager
CE09021557: Florvil Saint-Louis, owner
CE08061812: David O'Hare, mortgage holder; Scott Samuel, attorney

CT09060972: David Rimes, maintenance company representative
CE09071824: Joel Cyr, owner
CE09010155: Chad Muney, attorney
CE09071791: Paul Shapiro, mortgage company representative
CE09071788; CE09071787: Ayham Mahayni, broker
CE08121655: Linda Harriet Socolow, attorney; Tarek Bah Lawan, tenant
CE09021869: Chaitmatee Dulal, owner
CE06092002: Susan Pedersen, owner; Al Cilcius, architect
CE09070736: Mizerel Robinson, owner's daughter
CE08052113; CE08041380: Mohammed Markatia, owner
CT09041083: Nagaro Manrique, tenant
CE07120555: Barbara Cohen, owner; Lawrence Cohen, owner; Stephen Tate, neighbor; Rudolph Frei
CT09061881: Karen Black-Barron, attorney
CE08041649: Thomas Thompson, preacher

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: CE09021557

Florvil Saint-Louis
827 Northeast 11 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 complied and the City was requesting imposition of a \$63,700 fine.

Ms. Tammy Arana, Fire Inspector, confirmed the violations were complied. She remarked the owner had been diligent to get the first couple of violations complied but she believed there had been a language issue with the other violations. Mr. Saint-Louis had responded immediately after she had posted the property. Inspector Arana recommended abatement of fines except for administrative costs. Mr. McKelligett stated staff calculated \$520 for administrative costs.

Mr. Florvil Saint-Louis, owner, agreed to pay the \$520.

Ms. Tell imposed \$520 for administrative costs.

Case: CE09071791

Casa Del Sol Condo Association
1400 Northeast 57 Street

Certified mail sent to the owner was accepted on 8/5/09 and certified mail sent to the registered agent was accepted on 8/5/09.

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 101:31.3.4.1.1

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

Inspector Arana reminded Ms. Tell that there had been a question for some months whether the fire alarm requirement would be imposed by the State. In June, the Governor had decided to impose it, so the City was going forward with these cases. The City acknowledged that this was a costly item to install, but could not grant too long to comply since property owners had first been notified in 2006 and 2007.

Mr. Paul Shapiro, mortgage company representative, said they had recently taken over the property unaware of the violations. He had met with the Board of Directors and been informed that there were hard-wired alarms in each unit. They were in the process of securing bids and had a special assessment meeting scheduled. Mr. Shapiro requested six months.

Inspector Arana recommended ordering compliance with NFPA 101:31.3.4.5.1 within 35 days or a fine of \$250 per day, and with NFPA 101:31.3.4.1.1 within 182 days or a fine of \$500 per day.

Ms. Tell found in favor of the City and ordered compliance with NFPA 101:31.3.4.5.1 within 35 days or a fine of \$250 per day, and with NFPA 101:31.3.4.1.1 within 182 days or a fine of \$500 per day.

Case: CE08052113

Markatia Equities Inc
3027 Davie Boulevard

The City was requesting that Ms. Tell vacate the Order dated 6/18/09 and re-impose the fine.

Ms. Tell vacated the Order dated 6/18/09.

This case was first heard on 9/18/08 to comply by 10/30/08. Violations and extensions were as noted in the agenda. The property was complied and the City was requesting imposition of a \$6,800 fine.

Mr. Mohammed Markatia, owner, explained that the original contractor had taken his deposit and never done the work and had also falsified a permit. He stated the work had cost him \$50,000 and presented documentation regarding this that Ms. Tell accepted into evidence. Mr. Markatia said he had reduced his tenants' rent in light of the difficult economy.

Mr. Markatia said he had not realized the work would not be done on time and had not called for an extension.

Ms. Aretha Davis, Code Enforcement Officer, advised that Mr. Markatia had acted when he realized the original contractor was not going to complete the work. By the time he had contacted Officer Davis, it was too late to get on the Special Magistrate agenda.

Ms. Tell disclosed that she knew Mr. Shillenger, the attorney for Mr. Markatia's first contractor.

Mr. McKelligett informed Ms. Tell that the administrative costs for this case were \$375.

Ms. Tell imposed \$375 for administrative costs.

Case: CE08041380

Markatia Equities Inc
3031 Davie Boulevard

The City was requesting that Ms. Tell vacate the Order dated 6/18/09 and re-impose the fine.

Ms. Tell vacated the Order dated 6/18/09.

This case was first heard on 9/18/08 to comply by 10/30/08. Violations and extensions were as noted in the agenda. The property was complied and the City was requesting imposition of a \$3,400 fine.

Ms. Tell imposed \$375 for administrative costs.

Case: CT09061881

Miriam Osuna
3450 Southwest 16 Street

Service was via posting on the property on 8/3/09 and at City Hall on 8/6/09.

18-27(a)

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

AND UNMAINTAINED BUSHES AND SHRUBS.

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 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.

Ms. Karen Black-Barron, bank attorney, stated the property was in foreclosure, and the bank could only keep the property secure, which they were doing. She requested 30 days. Officer Campbell explained what must be done on the property, and added that there was another case regarding the pool, for which fines were running.

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

Case: CE09061045

New Mount Olive Missionary Baptist Church Inc
819 Northwest 3 Street

Certified mail sent to the owner was accepted on 7/31/09 and certified mail sent to the registered agent was accepted on 7/31/09.

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

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.

NFPA 1:19.1.2

COMBUSTIBLE WASTE MATERIAL HAS ACCUMULATED IN A
MANNER THAT CREATES A FIRE HAZARD TO LIFE OR
PROPERTY.

Ms. Sharon Bryant, manager, stated they were in the process of pursuing quotes for the alarm system. She requested 28 days for NFPA 1:19.1.2.

Inspector Arana recommended ordering compliance with NFPA 101:31.3.4.1.1 within 182 days or a fine of \$500 per day, with NFPA 101:31.3.4.5.1 within 182 days or a fine of \$250 per day and with NFPA 1:19.1.2 within 28 days or a fine of \$50 per day.

Ms. Tell found in favor of the City and ordered compliance with NFPA 101:31.3.4.1.1 within 182 days or a fine of \$500 per day, with NFPA 101:31.3.4.5.1 within 182 days or a fine of \$250 per day and with NFPA 1:19.1.2 within 28 days or a fine of \$50 per day.

Case: CE09071824

Joel Cyr
1028 Northeast 16 Terrace

Certified mail sent to the owner was accepted on 8/1/09.

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.

Mr. Joel Cyr, owner, agreed to obtain bids on the work. He said he was behind on everything and had been out of work for some time.

Inspector Arana said estimates to install the detectors ranged from \$150 to \$200 per unit. She recommended ordering compliance within 63 days or a fine of \$250 per day.

Ms. Tell found in favor of the City and ordered compliance within 63 days or a fine of \$250 per day.

Case: CE09021869

Chaitmatee Dulal
1471 Northwest 20 Court

This case was first heard on 4/16/09 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 \$9,300 fine, which would continue to accrue until the property complied.

Ms. Chaitmatee Dulal, owner, stated there were smoke detectors and fire extinguishers in the house. She was not sure what needed to be done at the property.

Ms. Tammy Arana, Fire Inspector, explained that the notice stated clearly that a 110-volt system must be installed. Ms. Tell advised the owner that a licensed electrician must look at the building. Inspector Arana said this property had been notified of the violation in 2006 and she did not recommend any additional time.

Ms. Tell granted a 42-day extension to 10/1/09, during which time no fines would accrue and ordered the respondent to reappear at that hearing.

Case: CE09071810

Benjamin O & Rosalinda Bugarin
501 Southeast 22 Street

Certified mail sent to the owner was accepted on 8/5/09.

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 with NFPA 101:31.3.4.5.1 within 63 days or a fine of \$250 per day and with NFPA 1:13.6.6.8.3.1 within 14 days or a fine of \$250 per day.

Ms. Tell found in favor of the City and ordered compliance with NFPA 101:31.3.4.5.1 within 42 days or a fine of \$250 per day and with NFPA 1:13.6.6.8.3.1 within 14 days or a fine of \$250 per day and ordered the respondent to reappear at that hearing.

Case: CE09071814

Benjamin O & Rosalinda Bugarin
421 Southeast 22 Street

Certified mail sent to the owner was accepted on 8/5/09.

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 with NFPA 101:31.3.4.5.1 within 63 days or a fine of \$250 per day and with NFPA 1:13.6.6.8.3.1 within 14 days or a fine of \$250 per day.

Ms. Tell found in favor of the City and ordered compliance with NFPA 101:31.3.4.5.1 within 42 days or a fine of \$250 per day and with NFPA 1:13.6.6.8.3.1 within 14 days or a fine of \$250 per day and ordered the respondent to reappear at that hearing.

Case: CE09030077

Phillip R & Joyce Ann Schuman
443 Hendricks Isle

This case was first heard on 4/16/09 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 \$18,600 fine, which would continue to accrue until the property complied.

Ms. Tammy Arana, Fire Inspector, said the property owner had provided receipts showing the work had been done, but the electrician had not pulled permits. She also needed to reinspect to make sure the fire extinguishers were present. Inspector Arana recommended a 35-day extension.

Ms. Stephanie Paterson, manager, confirmed she had hired a general contractor, who had contacted Inspector Arana.

Ms. Tell granted a 35-day extension to 9/24/09, during which time no fines would accrue.

Case: CE07120555

Ordered to reappear

Lawrence E & Barbara F Cohen
3316 Northeast 38 Street

This case was first heard on 4/3/08 to comply by 4/24/08, 7/3/08 and 8/27/08. Violations and extensions were as noted in the agenda. The property was not complied and the City was requesting imposition of a \$5,150 fine, which would continue to accrue until the property complied.

Mr. Lawrence Cohen, owner, reported the insurance inspector had visited the property and would send his information to Citizens. Mr. Cohen said the inspector would also call in a structural engineer to inspect the structural cracks in the house. Mr. Cohen believed the painting could be taken care of within the next few weeks.

Mr. Mario Sotolongo, Code Enforcement Officer, said neighbors were present to speak on this case.

Mr. Stephen Tate, neighbor, said the house had been in disrepair for three years. He presented a photo of the roof to Ms. Tell. Mr. Tate was concerned that the roof was missing tile and that the shutters on the house were closed often.

Regarding the roof tiles, Officer Sotolongo pointed out that the original roof permit had expired and the Cohen's would need to hire a contractor. Ms. Tell advised Mr. Cohen to keep the shutters on the house up. Mr. Cohen thought the violation was because the shutters had been in disrepair. He explained the shutters now worked and they closed them when they left the house to save energy and at night for security. Ms. Tell advised

Mr. Cohen that the shutters should not be closed unless there was a storm. Officer Sotolongo confirmed that the original violation had been for the shutters' being closed, not broken. Mr. Cohen stated the roof was now up to Citizens, and they had informed him that this could take 30 to 90 days.

Ms. Tell granted a 42-day extension to 10/1/09, during which time no fines would accrue, and ordered the respondent to reappear at that hearing.

Case: CE08121655

Request for extension

Louis James
1447 Northwest 6 Street

This case was first heard on 2/19/09 to comply by 3/19/09. Violations and extensions were as noted in the agenda. The property was not complied, fines had accrued to \$13,350 and the respondent was requesting an extension.

Ms. Wanda Sappington, Code Enforcement Officer, said they were waiting for the Development Review Committee and she did not object to the request for a 91-day extension.

Ms. Linda Harriet Socolow, attorney, requested that fines not accrue during the 91-day period.

Mr. Tarek Bah Lawan, tenant, agreed to appear at the 11/19/09 hearing

Ms. Tell granted a 91-day extension, during which time no fines would accrue, and ordered the respondent to reappear at that hearing.

Case: CT09060972

LaSalle Bank NA Trustee
C/O Fidelity/EMC Mortgage Corp
912 Southeast 8 Street

Certified mail sent to the owner was accepted on 8/6/09. Service was also via posting at City Hall on 8/6/09.

18-1

THE POOL LOCATED ON THIS PROPERTY IS NOT MAINTAINED. THE POOL WATER IS GREEN, DIRTY AND IS NOT CIRCULATING. THE STAGNANT POOL WATER IS A BREEDING GROUND FOR MOSQUITOES AND THREATENS OR ENDANGERS THE PUBLIC HEALTH, SAFETY OR WELFARE OR MAY REASONABLY CAUSE DISEASE OR ADVERSELY AFFECT AND IMPAIRS THE ECONOMIC WELFARE OF ADJACENT PROPERTIES.

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 Snow 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.

Mr. David Rimes, maintenance company representative, stated the bank had phoned and asked him to attend this hearing; he had never visited the property. He agreed to report to the bank that he had been given 10 days. Ms. Tell suggested 14 days

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

Case: CE09062639

Dexter Banton
618 Northwest 9 Avenue

Certified mail sent to the owner was accepted on 7/30/09.

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

Inspector Arana stated the hood system could no longer be tagged; they must replace it. She had spoken with the owner, who informed her the electrician he had hired was no longer licensed and he must hire a new one. Inspector Arana recommended ordering compliance within 35 days or a fine of \$250 per day because the grill was being used.

Mr. Dexter Banton, owner, said the electrician had informed him of his lapsed license the previous day. Most of the work had already been done.

Ms. Tell found in favor of the City and ordered compliance within 35 days or a fine of \$250 per day.

Case: CE09010155

Aurora Loan Services LLC
1224 Northwest 3 Street

This case was first heard on 3/19/09 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 \$1,200 fine.

Mr. Wilson Quintero, Code Enforcement Officer, stated administrative costs for the case were \$400.

Mr. Chad Muney, attorney, reported the property had been foreclosed upon. He requested a reduction of the fine to administrative costs.

Ms. Tell imposed \$400 for administrative costs.

Case: CE09070736

Hector Carey
2765 Southwest 7 Street

Certified mail sent to the owner was accepted on 7/29/09.

Ms. Aretha Davis, Code Enforcement Officer, testified to the following violations:

9-276(c)(3)

THERE IS AN INFESTATION OF COCKROACHES PARTICULARLY IN THE BATHROOM ADJACENT TO THE MASTER BEDROOM.

9-280(b)

THE CEILING IN THE UTILITY ROOM IS IN DISREPAIR. THERE IS A LARGE HOLE IN THE CORNER AND THE CEILING IS SAGGING FROM WATER DAMAGE.

9-280(g)

THE ELECTRICAL WIRING IS COMPROMISED BY THE WATER LEAKING DOWN INTO THE MAIN ELECTRICAL BOX IN THE UTILITY ROOM MAKING THE ELECTRICAL WIRING AND ACCESSORIES HAZARDOUS AND UNSAFE.

9-308(a)

THE CEILING IN THE UTILITY ROOM HAS EXTENSIVE WATER DAMAGE FROM ROOF LEAK INCLUDING A LARGE HOLE IN THE CORNER. THE ROOF IS IN DISREPAIR AND IS NOT WATER OR WEATHER TIGHT.

Officer Davis presented photos of the property and the case file into evidence, and stated she had called a building inspector to visit the property and he had stated this was a hazard because the roof leaked directly onto an electrical box. Officer Davis requested a finding of fact and recommended ordering compliance with 9-276(c)(3), 9-280(b) and 9-280(g) within 14 days or a fine of \$100 per day, per violation and with 9-308(a) within 14 days or a fine of \$250 per day.

Ms. Mizerel Robinson, the owner's daughter, said she had received summonses for two dates. She clarified that she also had to appear regarding hooking up to the City sewer system. Ms. Robinson said someone was working on the roof. The property was in foreclosure and they were trying to get a short sale. She stated a woman staying at the property was cleaning it up on the inside and would move out on August 31. Officer Davis reminded Ms. Tell that the property was occupied and was a fire hazard. Ms. Robinson felt the roof problem could be handled within 30 days.

Ms. Tell found in favor of the City and ordered compliance with 9-276(c)(3) within 14 days or a fine of \$100 per day, and with 9-280(b), 9-280(g) and 9-308(a) within 35 days or a fine of \$100 per day, per violation and to record the order.

Case: CE09071820

Grif-Ko Apartments Inc
432 Southeast 20 Street

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.

Complied:

NFPA 101:31.3.4.5.1

NFPA 1:13.6.3.6

NFPA 1:13.6.6.8.3.1

Mr. William Isenberg, owner, stated the violations were cited against the previous owner. He requested a 6-month extension.

Inspector Arana did not object to the request for a 182-day extension.

Ms. Tell found in favor of the City and ordered compliance within 182 days or a fine of \$250 per day.

Case: CT09062270

Elsie Mae Twiggs &
Northwest 19 Avenue
529 Northwest 19 Avenue

Service was via posting on the property on 7/31/09 and at City Hall on 8/6/09.

9-281(b)

THERE ARE UNLICENSED/INOPERABLE VEHICLES PARKED ON
THE PROPERTY AND SWALE AREA.

Pursuant to Section 11-19, a Citation Violation Notice dated 7/7/09 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 10 days or a fine of \$100 per day with the right to tow the red Celica, the black Navigator and the pickup truck.

Ms. Tell 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 red Celica, the black Navigator and the pickup truck.

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

Case: CE09071787

The New Dawn Enterprises Of Broward
1406 Northeast 57 Place

Certified mail sent to the owner was accepted on 7/31/09.

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 owner was in the process of having the detectors installed.

Mr. Ayham Mahayni, broker, explained that the property had just been sold the previous week, and requested time to comply. He requested six months. Inspector Arana did not object to the request for 182 days. She recommended a fine of \$250 per day for non-compliance.

Ms. Tell found in favor of the City and ordered compliance within 182 days or a fine of \$250 per day.

Case: CE09071788

The New Dawn Enterprises Of Broward
1401 Northeast 57 Place

Certified mail sent to the owner was accepted on 7/31/09.

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 101:31.3.4.1.1

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

Inspector Arana said the fire alarm system was "half installed" but there was no permit on file. She recommended ordering compliance with NFPA 101:31.3.4.5.1 within 182 days or a fine of \$250 per day, and with NFPA 101:31.3.4.1.1 within 182 days or a fine of \$500 per day.

Ms. Tell found in favor of the City and ordered compliance with NFPA 101:31.3.4.5.1 within 182 days or a fine of \$250 per day, and with NFPA 101:31.3.4.1.1 within 182 days or a fine of \$500 per day.

Case: CE09011682

George Lee Hudson
521 Southwest 28 Drive

This case was first heard on 4/2/09 to comply by 4/23/09. Violations were as noted in the agenda. The property was complied and the City was requesting imposition of a \$2,100 fine.

Mr. George Hudson, owner, said his wife had left the hose running in the backyard for a week, and this had resulted in a very large water bill.

Ms. Aretha Davis, Code Enforcement Officer suggested imposing administrative costs of \$260.

Ms. Tell imposed \$260 for administrative costs.

Case: CE08102313

DFD Capital Development Corp
817 Northwest 1 Street

This case was first heard on 4/16/09 to comply by 6/18/09. Violations were as noted in the agenda. The property was complied, fines had accrued to \$2,050, and the City was recommending no fine be imposed.

Mr. Bob Heaton, the owner's representative, thanked the City for communicating with him while the work was done.

Ms. Tell imposed no fine.

Case: CE08010594

Nationstorage R E I T I Inc
812 Northwest 1 Street

This case was first heard on 4/16/09 to comply by 6/18/09. Violations were as noted in the agenda. The property was complied, fines had accrued to \$2,050 and the City was requesting no fine be imposed.

Mr. Bob Heaton, the owner's representative, thanked the City for communicating with him while the work was done.

Ms. Tell imposed no fine.

Case: CE06092002

Ordered to reappear

Susan I Pedersen
2001 Southeast 25 Avenue

This case was first heard on 10/4/07 to comply by 1/17/08. Violations and extensions were as noted in the agenda. The property was not complied and the City was requesting imposition of a \$10,250 fine, which would continue to accrue until the property complied.

Ms. Susan Pedersen, owner, said work was coming along well. She had hired a new attorney and architect.

Mr. Al Cilcius, architect, said they intended to demolish the building, saving the north and east walls. They would build a two-story structure with a front porch. He presented preliminary sketches of the proposed building. Mr. Cilcius stated he could arrange to have the carport structure demolished before the other work was done, but Ms. Pedersen said the carport would be rebuilt and she did not want it demolished.

Mr. Mario Sotolongo, Code Enforcement Officer, reminded Ms. Tell that at the prior meeting, the plan had been to demolish the carport, and now the plan had changed and these walls would stand. Ms. Pedersen described the new construction, and said she wanted to keep the arbor as part of the new construction.

Ms. Tell asked Officer Sotolongo if the wall of the carport, which was indicated in the plans as an arbor with no roof, would be permitted. Officer Sotolongo said if the back wall and the rest of the house were removed, the structure would cease to be a carport. Mr. Cilcius estimated it would take at least 35 days for demolition to take place.

Ms. Tell granted a 42-day extension to 10/1/09, during which time no fines would accrue, and ordered the respondent to reappear at that hearing.

Case: CT09061496

Broward Land Holdings LLC

2025 East Sunrise Boulevard

Certified mail sent to the owner was accepted on 7/28/09 and certified mail sent to the registered agent was accepted on 7/28/09.

18-27(a)

THERE IS GRASS/PLANT/WEED OVERGROWTH, TRASH,
RUBBISH AND DEBRIS ON PROPERTY.

Pursuant to Section 11-19, a Citation Violation Notice dated 7/2/09 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 with the right to mow and clear the property.

Ms. Tell 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: CT09042083

Fantom Realty Inc
3251 Southwest 1 Terrace

Certified mail sent to the registered agent was accepted on 8/14/09.

15-28.

USA CAR RENTAL IS ENGAGING IN BUSINESS WITHOUT
FIRST OBTAINING A BUSINESS TAX RECEIPT AT THIS
LOCATION.

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. Inspector Roque 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 91 days or a fine of \$100 per day. She noted that the business must go through the DRC process.

Ms. Tell found in favor of the City and ordered compliance within 91 days or a fine of \$100 per day.

Case: CT09062230

Angela Williams
5831 Northeast 18 Avenue

Service was via posting on the property on 8/3/09 and at City Hall on 8/6/09.

18-27(a)

THE PROPERTY HAS BECOME OVERGROWN AND IS NOT BEING MAINTAINED.

Pursuant to Section 11-19, a Citation Violation Notice dated 7/8/09 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 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 and clear the property.

Ms. Tell 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: CT09061495

Jeremiah Gutierrez
2865 Southwest 17 Street

Service was via posting on the property on 8/3/09 and at City Hall on 8/6/09.

18-27(a)

THERE IS TRASH, RUBBISH AND DEBRIS SCATTERED ABOUT THE PROPERTY INCLUDING BUT NOT LIMITED TO TREE DEBRIS.

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 Cross 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.

Ms. Tell 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: CT09061698

Joseph James Batalini

1600 Southwest 17 Avenue

Certified mail sent to the owner was accepted on 8/10/09. Service was also via posting at City Hall on 8/6/09.

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 6/29/09 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 Cross 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.

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

Case: CT09051531

Durogene & Suzanna Georges
410 East Dayton Circle

Service was via posting on the property on 8/4/09 and at City Hall on 8/6/09.

9-281(b)

THERE ARE DERELICT AND INOPERABLE VEHICLES ON THIS RESIDENTIAL PROPERTY INCLUDING BUT NOT LIMITED TO A RED 4-DOOR VEHICLE APPEARING TO BE A SEPHIA. THE CITY OF FORT LAUDERDALE CONSIDERS THIS VIOLATION TO BE A THREAT TO THE HEALTH SAFETY AND WELFARE OF THE COMMUNITY AND WILL REQUEST THE RIGHT TO TOW.

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 Davis 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 red Kia Sephia.

Ms. Tell 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 red Kia Sephia.

Case: CT09051801

Nicole A Johnson
160 Pennsylvania Way

Service was via posting on the property on 8/4/09 and at City Hall on 8/6/09.

9-281(b)

THERE CONTINUES TO BE DERELICT AND INOPERABLE VEHICLES STORED ON THIS RESIDENTIAL PROPERTY. ONE VEHICLE IS A WHITE 2-DOOR WITH FLAT TIRES AND AN EXPIRED TAG - APPEARING TO BE AN OLD MODEL CAMARO. ANOTHER VEHICLE IS AN OLD MODEL FORD PICK-UP TRUCK WITH FLAT TIRES. THE CITY OF FORT LAUDERDALE CONSIDERS THIS VIOLATION TO BE A THREAT TO THE HEALTH, SAFETY, AND WELFARE OF THE COMMUNITY AND WILL REQUEST THE RIGHT TO TOW.

Pursuant to Section 11-19, a Citation Violation Notice dated 6/17/09 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 Davis 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.

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

Case: CT09060831

Wells Fargo Bank
C/O Marshall C Watson
1010 Northwest 3 Avenue

Certified mail sent to the owner was accepted on 7/31/09. Service was also via posting at City Hall on 8/6/09.

18-27(a)

THERE IS OVERGROWTH, TRASH AND DEBRIS ON THE PROPERTY.

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 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 clear the property.

Ms. Tell 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: CT09061841

Steven F Petite
1038 Northwest 3 Avenue

Service was via posting on the property on 8/4/09 and at City Hall on 8/6/09.

18-27(a)

THERE IS OVERGROWTH, TRASH AND DEBRIS ON THE PROPERTY. AS PER SPECIAL MAGISTRATE PURDY ORDER FOR CT09021222 (C1067) ON 05/21/2009 THIS IS A REPEAT VIOLATION.

Pursuant to Section 11-19, a Repeat 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 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 a ruling that a fine of \$500 per day would be imposed, starting on the date the property was cited, 6/19/09 with the right to mow and clear the property.

Ms. Tell found in favor of the City and ordered that a fine of \$500 per day would be imposed, starting on the date the property was cited, 6/19/09 with the right to mow and clear the property.

Case: CT09060762

Elizabeth S McCool
6980 Northwest 30 Avenue

Service was via posting on the property on 7/17/09 and at City Hall on 8/6/09.

18-27(a)

THERE IS LAWN/PLANT/TREE OVERGROWTH PRESENT ON

**THIS PROPERTY AND SURROUNDING SWALE AREAS AND THE
PROPERTY IS LITTERED WITH TRASH/RUBBISH/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 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 \$25 per day with the right to mow and clear the property.

Ms. Tell 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: CT09061277

Mitchell M White
3150 Northwest 66 Street

Service was via posting on the property on 7/21/09 and at City Hall on 8/6/09.

18-27(a)

**THERE IS LAWN/PLANT OVERGROWTH PRESENT ON THIS
ENTIRE PROPERTY AND THE PROPERTY IS LITTERED WITH
TRASH/RUBBISH/DEBRIS.**

Pursuant to Section 11-19, a Citation Violation Notice dated 7/1/09 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 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 \$25 per day with the right to mow and clear the property.

Ms. Tell 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: CT09061403

Jimmy Pinho
6421 Northwest 34 Avenue

Service was via posting on the property on 7/17/09 and at City Hall on 8/6/09.

18-27(a)

THERE IS LAWN OVERGROWTH PRESENT ON THIS ENTIRE

**PROPERTY AND THIS PROPERTY IS LITTERED WITH TRASH/
RUBBISH/DEBRIS.**

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 explained the property was being mowed, but had not been cleared of trash and debris. He 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 clear the property.

Ms. Tell 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: CT09062376

Beverly A Zoeller & Erica Weber
6721 Northwest 26 Way

Service was via posting on the property on 7/17/09 and at City Hall on 8/6/09.

18-1

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

Pursuant to Section 11-19, a Citation Violation Notice dated 7/6/09 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.

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

Case: CT09061319

Citibank NA Trustee
C/O Countrywide Home Loans
723 Northeast 19 Avenue

Certified mail sent to the owner was accepted on 7/31/09. Service was also via posting at City Hall on 8/6/09.

9-281(b)

THERE IS AN UNLICENSED, INOPERABLE VEHICLE BEING STORED ON THE PROPERTY. IT IS A SMALL BLUE CAR WITH 4 FLAT TIRES AND AN EXPIRED TAG. THE CITY REQUESTS THE RIGHT TO TOW AS THE VEHICLE POSES A THREAT TO THE HEALTH, SAFETY AND WELFARE OF THE COMMUNITY.

Pursuant to Section 11-19, a Citation Violation Notice dated 7/2/09 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 \$100 per ay with the right to tow the blue vehicle.

Ms. Tell found in favor of the City and ordered compliance within 10 days or a fine of \$100 per ay with the right to tow the blue vehicle.

Case: CT09061479

Citibank NA Trustee
% Countrywide Home Loans
723 Northeast 19 Avenue

Certified mail sent to the owner was accepted on 7/31/09. Service was also via posting at City Hall on 8/6/09.

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 7/2/09 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 \$100 per day.

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

Case: CT09061481

Helen & Michael Seligman
637 Northeast 18 Avenue

Certified mail sent to the owner was accepted on 7/28/09. Service was also via posting at City Hall on 8/6/09.

18-27(a)

THERE IS RUBBISH TRASH AND YARD DEBRIS SCATTERED ABOUT THE PROPERTY, INCLUDING PILES OF DEAD PALM FRONDS, BUCKETS, ETC. THE PROPERTY HAS BECOME OVERGROWN AND THE LANDSCAPE HAS NOT BEEN MAINTAINED.

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 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 clear the property.

Ms. Tell 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 clear the property.

Case: CT09062171

Paisa Contracting
2319 Sea Island Drive

Service was via posting on the property on 7/28/09 and at City Hall on 8/6/09.

18-27(a)

THE PROPERTY HAS BECOME OVERGROWN AND HAS NOT BEEN MAINTAINED. THERE ARE PILES OF YARD DEBRIS SCATTERED ABOUT THE PROPERTY.

Pursuant to Section 11-19, a Citation Violation Notice dated 7/6/09 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 clear the property.

Ms. Tell 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 clear the property.

Case: CT09062179

Paisa Contracting
2319 Sea Island Drive

Service was via posting on the property on 7/28/09 and at City Hall on 8/6/09.

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 7/6/09 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 \$100 per day.

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

Case: CT09060492

Geoffrey Calderone
1329 Southwest 23 Street

Certified mail sent to the owner was accepted on 8/4/09. Service was also via posting at City Hall on 8/6/09.

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.

Ms. Tell 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: CT09060755

David Ligon
3670 Southwest 23 Court

Service was via posting on the property on 8/3/09 and at City Hall on 8/6/09.

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 6/17/09 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.

Ms. Tell 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: CT09061137

Warren L Hess
2251 Southwest 33 Avenue

Service was via posting on the property on 8/3/09 and at City Hall on 8/6/09.

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,
NEWSPAPERS, CLOTHES, AND UNMAINTAINED BUSHES AND
SHRUBS.

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 \$50 per day, with the right to mow and clear the property.

Ms. Tell 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: CT09061622

Wesley E Stevens
2118 Southwest 37 Terrace

Service was via posting on the property on 8/3/09 and at City Hall on 8/6/09.

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, A TOILET,
CLOTHES, AND UNMAINTAINED BUSHES AND SHRUBS.

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 \$50 per day, with the right to mow and clear the property.

Ms. Tell 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: CT09061623

Joey Costales
3401 Southwest 16 Street

Service was via posting on the property on 8/3/09 and at City Hall on 8/6/09.

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, LARGE PILES OF DIRT, AND UNMAINTAINED BUSHES AND SHRUBS.

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 \$50 per day, with the right to mow and clear the property.

Ms. Tell 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: CT09061624

Frantz Huby
3421 Southwest 20 Court

Service was via posting on the property on 8/3/09 and at City Hall on 8/6/09.

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, LARGE DEAD TREE, CLOTHES, WOOD PLANKS, AND UNMAINTAINED BUSHES AND SHRUBS.

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 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.

Ms. Tell 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: CT09061632

Dirk Rahim
3811 Southwest 12 Court

Service was via posting on the property on 8/3/09 and at City Hall on 8/6/09.

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, CLOTHES
AND UNMAINTAINED BUSHES AND SHRUBS.

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 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.

Ms. Tell 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: CT09061800

Blair International Inc
1408 Southwest 19 Street

Service was via posting on the property on 8/3/09 and at City Hall on 8/6/09.

18-1

THE UNFINISHED POOL ON THIS VACANT 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 6/30/09 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 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.

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

Case: CT09061874

Zoltan Futaki & Mariann Gyorgy
3420 Southwest 16 Street

Service was via posting on the property on 8/3/09 and at City Hall on 8/6/09.

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, METAL,
AND UNMAINTAINED BUSHES AND SHRUBS.

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 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.

Ms. Tell 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: CE09050156

George R Setters Jr
3200 Southwest 17 Street

Service was via posting on the property on 7/21/09 and at City Hall on 8/6/09.

Mr. Mark Campbell, Code Enforcement Officer, testified to the following violation:
9-279(f)

THERE IS NO WATER SERVICE TO THIS OCCUPIED
PROPERTY.

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 \$50 per day.

Ms. Tell found in favor of the City and ordered compliance within 10 days or a fine of \$50 per day.

Case: CE09020773

Jorge Fermin Cimitier
1816 Southwest 11 Court

Service was via posting on the property on 8/3/09 and at City Hall on 8/6/09.

Mr. Andre Cross, Code Enforcement Officer, testified to the following violation:
47-20.20.H.

PARKING FACILITIES SHALL BE KEPT IN GOOD OPERATING
CONDITION. ALL PARKING LOTS AND SPACES SHALL BE
MAINTAINED SO AS NOT TO CREATE A HAZARD OR
NUISANCE. SUCH MAINTENANCE INCLUDES, BUT IS NOT
LIMITED TO, RESURFACING AND RE-STRIPING SURFACE
MARKINGS; RE-ANCHORING OR REPLACING LOOSE AND
BROKEN WHEEL STOPS.

Officer Cross 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 \$100 per day.

Ms. Tell found in favor of the City and ordered compliance within 42 days or a fine of \$100 per day.

Case: CE09050970

Broward Land Holdings LLC
2025 East Sunrise Boulevard

Certified mail sent to the owner was accepted on 7/29/09 and certified mail sent to the registered agent was accepted on 7/29/09.

Ms. Mary Rich, Code Enforcement Officer, testified to the following violations:
47-19.5.D.5.

THE PERIMETER/BUFFER WALL ON THE Northwest SIDE OF
PROPERTY IS IN PIECES AND HAS NOT BEEN MAINTAINED.
THE WALL HAS MISSING SECTIONS, AREAS OF BROKEN
CONCRETE AND IS IN GENERAL DISREPAIR.

47-19.5.E.7.

THE CHAIN LINK FENCE ON PROPERTY IS DAMAGED AND IN
DISREPAIR. THERE IS MISSING SECTIONS, CHAIN LINK
GATES ARE NOT SECURED AND SECTIONS ARE FALLING.

Officer Rich 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, per violation.

Ms; Tell found in favor of the City and ordered compliance within 10 days or a fine of \$100 per day, per violation.

Case: CE09062056

Linda M Polizzi
4881 Northwest 9 Terrace

Service was via posting on the property on 7/21/09 and at City Hall on 8/6/09.

Mr. Sal Viscusi, Code Enforcement Officer, testified to the following violation:
9-308(b)

THERE ARE SEVERAL TARPS THAT ARE SCATTERED ABOUT THE ROOF ON THE VACANT/UNOCCUPIED SINGLE FAMILY RESIDENCE ON THIS PROPERTY. THE TARPS HAVE NOT BEEN PROPERLY SECURED AND WERE BEING WEIGHED DOWN AND AFFIXED TO THE ROOF WITH MULTIPLE BRICKS, WHICH ARE ALSO NOW SCATTERED ABOUT THE ROOF AS WELL.

Officer Viscusi stated he had been in contact with the bank about this property because a neighbor had expressed that loose bricks could be blown onto her property in a storm. He 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 \$50 per day, per violation.

Ms. Tell found in favor of the City and ordered compliance within 14 days or a fine of \$50 per day, per violation.

Case: CE09072185

HSBC Bank USA
C/O Oewen Loan
1712 Northwest 8 Place

Certified mail sent to the owner was accepted on 7/30/09. Service was also via posting at City Hall on 8/6/09.

Ms. Wanda Sappington, Code Enforcement Officer, testified to the following violation:
9-328(a)

THE BUILDING ON THIS PROPERTY IS VACANT WITH BROKEN, MISSING, OR UNSECURE DOORS, WINDOWS, OR OTHER OPENINGS THAT ALLOW UNAUTHORIZED ACCESS TO THE INTERIOR.

Officer Sappington 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.

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

Case: CE09050444 Stipulated agreement
Pine Shadows Homeowners Association
Phase II & III INC
1300 Northwest 8 Avenue

Violation:

9-280(h)(1)

THE WOOD FENCE ON THIS PROPERTY HAS MISSING SLATS
AND IS IN GENERAL DISREPAIR.

The City had a stipulated agreement with the owner to comply within 35 days or a fine of \$50 per day. The City was requesting a finding of fact and approval of the stipulated agreement.

Ms. Tell found in favor of the City, approved the stipulated agreement and ordered compliance within 35 days or a fine of \$50 per day.

Case: CE09050446 Stipulated agreement
Pine Shadows Homeowners Association
Phase II & III INC
801 Northwest 13 Street

9-280(h)(1)

THE WOOD FENCE ON THIS PROPERTY HAS MISSING SLATS
AND IS IN GENERAL DISREPAIR.

The City had a stipulated agreement with the owner to comply within 35 days or a fine of \$50 per day. The City was requesting a finding of fact and approval of the stipulated agreement.

Ms. Tell found in favor of the City, approved the stipulated agreement and ordered compliance within 35 days or a fine of \$50 per day.

Case: CE09021045 Stipulated agreement
Dennis H & Tho T Brooks
801 Southeast 18 Street

9-306

THE EXTERIOR OF THE BUILDING IS DIRTY, STAINED AND
HAS AREAS OF MISSING AND PEELING PAINT.

Complied:

24-27.(f)

24-28(a)

The City had a stipulated agreement with the owner to comply 9-306 within 21 days or a fine of \$50 per day. The City was requesting a finding of fact and approval of the stipulated agreement.

Ms. Tell found in favor of the City, approved the stipulated agreement and ordered compliance with 9-306 within 21 days or a fine of \$50 per day.

Case: CE09071686

D & Marion Mann
1541 Cordova Road
Quarterdeck Restaurant

Certified mail sent to the owner was accepted on 7/29/09.

Mr. Dick Eaton, Code Enforcement Officer, testified to the following violation:
47-34.1.A.1.

THERE IS OUTDOOR ENTERTAINMENT BEING CONDUCTED AT THIS LOCATION; PER SECTION 47-6.11., THIS IS A NON-PERMITTED LAND USE IN THIS B-1 ZONING DISTRICT. THIS IS A RECURRING VIOLATION PER CASE CE09050617 AND AS SUCH WILL BE HEARD BY THE SPECIAL MAGISTRATE WHETHER IT COMES INTO COMPLIANCE OR NOT.

Officer Eaton stated on July 18 a complaint was emailed to the Code Department that a band was set up outside this establishment on July 17 at 10 p.m. This was a repeat violation because on 5/12/09, the establishment had been cited for the same violation. Officer Eaton presented photos of the property and the case file into evidence, reported the property was in compliance, and requested a finding of fact that the violation did exist.

Ms. Tell found in favor of the City that the violation had existed as cited.

Case: CE09031099

Countrywide Home Loans Servicing LP
3303 Northeast 15 Court

Service was via posting on the property on 7/29/09 and at City Hall on 8/6/09.

Mr. Mario Sotolongo, Code Enforcement Officer, testified to the following violation:
9-306

THE EXTERIOR OF THE STRUCTURE IS NOT BEING MAINTAINED.
THERE ARE AREAS OF MISSING AND PEELING PAINT.

Officer Sotolongo 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.

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

Case: CE09061283

Bradley Hertz
1000 Park Drive

Certified mail sent to the owner was accepted on 7/30/09.

Ms. Aretha Davis, Code Enforcement Officer, testified to the following violation:
9-308(b)

THE ROOF IS NOT CLEAN AND FREE OF TRASH, DEBRIS
AND ELEMENTS THAT ARE NOT A PERMANENT PART OF THE
BUILDING AS THERE ARE LOOSE, BROKEN ROOF TILES
SCATTERED ON THE ROOF ALONG WITH TARPS.

Withdrawn:
9-308(a)

Officer Davis presented photos of the property and the case file into evidence, requested a finding of fact and recommended ordering compliance with 9-308(b) within 14 days or a fine of \$25 per day.

Ms. Tell found in favor of the City and ordered compliance with 9-308(b) within 14 days or a fine of \$25 per day.

Case: CE09060768

Rony R Orellana, Ruth Alvarado Pineda, et al
2206 Southwest 5 Street

Certified mail sent to the owner was accepted on 7/31/09.

Ms. Aretha Davis, Code Enforcement Officer, testified to the following violation:
9-280(h)(1)

WHITE METAL FENCE IN DISREPAIR AND PARTIALLY
DISMANTLED.

Officer Davis said portions of the fence had been removed, but some remained. She 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 \$25 per day.

Ms. Tell found in favor of the City and ordered compliance within 28 days or a fine of \$25 per day.

Case: CE09050791

Ordered to reappear

Alba G Tylinski
2319 Northeast 35 Drive

This case was first heard on 6/18/09 to comply by 8/20/09. Violations were as noted in the agenda. The property was not complied and fines would begin to accrue on 8/21/09. The City was requesting the right to board the property.

Ms. Tell granted the City the right to board the property.

Case: CE07071652

The Isles At Coral Ridge Condo Assn Inc
1400 Northeast 56 Street

The City was requesting Ms. Tell vacate the order dated 2/5/09.

Ms. Tell vacated the order dated 2/5/09.

Case: CE09050646

International Investment Partners LLC
1701 Northeast 56 Street

Service was via posting on the property on 8/4/09 and at City Hall on 8/6/09.

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 owner had applied for the permit. She recommended ordering compliance within 63 days or a fine of \$250 per day.

Ms. Tell found in favor of the City and ordered compliance within 63 days or a fine of \$250 per day.

Case: CE09050647

International Investment Partners LLC
1711 Northeast 56 Street

Service was via posting on the property on 8/4/09 and at City Hall on 8/6/09.

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 owner had applied for the permit. She recommended ordering compliance within 63 days or a fine of \$250 per day.

Ms. Tell found in favor of the City and ordered compliance within 63 days or a fine of \$250 per day.

Case: CE09050667

Claus Greve & Dixie Lee Mason Trust
1801 Northeast 56 Street

Service was via posting on the property on 8/4/09 and at City Hall on 8/6/09.

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 stated the owner was pulling the permits. She recommended ordering compliance within 63 days or a fine of \$250 per day.

Ms. Tell found in favor of the City and ordered compliance within 63 days or a fine of \$250 per day.

Case: CE09061044

505 Northeast LLC
505 Northeast 4 Avenue

Certified mail sent to the owner was accepted on 8/1/09 and certified mail sent to the registered agent was accepted on 7/31/09.

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 35 days or a fine of \$250 per day.

Ms. Tell found in favor of the City and ordered compliance within 35 days or a fine of \$250 per day.

Case: CE09061053

Esplanade On The New River Condo Assn Inc
401 Southwest 4 Avenue

Certified mail sent to the owner was accepted [no date] and certified mail sent to the registered agent was accepted on 7/31/09.

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

F-21.1.3

THE SMOKE CONTROL SYSTEM HAS NOT BEEN CERTIFIED BY A
RECOGNIZED TESTING AND BALANCING AGENCY OR COMPARABLE
CERTIFICATION APPROVED BY THE LOCAL AHJ.

Inspector Arana said the owner was in the process of having the system certified. She recommended ordering compliance within 35 days or a fine of \$250 per day.

Ms. Tell found in favor of the City and ordered compliance within 35 days or a fine of \$250 per day.

Case: CE09061054

John B Dorenkott
304 Southeast 21 Street

Certified mail sent to the owner was accepted on 7/31/09.

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 35 days or a fine of \$250 per day.

Ms. Tell found in favor of the City and ordered compliance within 35 days or a fine of \$250 per day.

Case: CE09061055

Robert D Rubin
208 Southeast 21 Street

Certified mail sent to the owner was accepted on 7/31/09.

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 with NFPA 101:31.3.4.5.1 within 35 days or a fine of \$250 per day, and with NFPA 1:13.6.6.8.3.1 within 35 days or a fine of \$150 per day.

Ms. Tell found in favor of the City and ordered compliance with NFPA 101:31.3.4.5.1 within 35 days or a fine of \$250 per day, and with NFPA 1:13.6.6.8.3.1 within 35 days or a fine of \$150 per day.

Case: CE09061056

Robert D Rubin
200 Southeast 21 Street

Certified mail sent to the owner was accepted on 7/31/09.

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.

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 with NFPA 101:31.3.4.5.1 within 35 days or a fine of \$250 per day, and with NFPA 1:13.6.6.8.3.1 within 35 days or a fine of \$150 per day.

Ms. Tell found in favor of the City and ordered compliance with NFPA 101:31.3.4.5.1 within 35 days or a fine of \$250 per day, and with NFPA 1:13.6.6.8.3.1 within 35 days or a fine of \$150 per day.

Case: CE09071238

International Investment Partners LLC
1720 Northeast 56 Street

Certified mail sent to the owner was accepted on 7/31/09 and certified mail sent to the registered agent was accepted on 7/31/09.

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 applied for the permit. She recommended ordering compliance within 42 days or a fine of \$250 per day.

Ms. Tell found in favor of the City and ordered compliance within 42 days or a fine of \$250 per day.

Case: CE09071387

Shirley Finley Huber Trust
4300 North Ocean Boulevard # 5N

Certified mail sent to the owner was accepted on 7/31/09.

Ms. Tammy Arana, Fire Inspector, testified to the following violation:
NFPA 1:1.12.1

WORK REQUIRES A PERMIT.

Inspector Arana explained the gate interfered with ingress/egress/fire rescue service. She recommended ordering compliance within 10 days or a fine of \$250 per day.

Ms. Tell found in favor of the City and ordered compliance within 10 days or a fine of \$250 per day.

Case: CE09071389

Shirley Finley Huber Trust
4300 North Ocean Boulevard # 5P

Certified mail sent to the owner was accepted on 7/31/09.

Ms. Tammy Arana, Fire Inspector, testified to the following violation:
NFPA 1:1.12.1

WORK REQUIRES A PERMIT.

Inspector Arana explained the gate interfered with ingress/egress/fire rescue service. She recommended ordering compliance within 10 days or a fine of \$250 per day.

Ms. Tell found in favor of the City and ordered compliance within 10 days or a fine of \$250 per day.

Case: CE09071785

Jeffrey & Michele Hanft
205 Southeast 22 Street

Certified mail sent to the owner was accepted on 7/30/09.

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 with NFPA 101:31.3.4.5.1 within 35 days or a fine of \$250 per day and with NFPA 1:13.6.6.8.3.1 within 35 days or a fine of \$150 per day

Ms. Tell found in favor of the City and ordered compliance with NFPA 101:31.3.4.5.1 within 35 days or a fine of \$250 per day and with NFPA 1:13.6.6.8.3.1 within 35 days or a fine of \$150 per day

Case: CE09071778

Poinciana Group 22 LLC
250 Southeast 22 Street

Certified mail sent to the registered agent was accepted on 7/31/09.

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

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.

Complied:

NFPA 101:31.3.4.5.1

Inspector Arana recommended ordering compliance with NFPA 1:13.6.6.8.3.1 within 21 days or a fine of \$150 per day.

Ms. Tell found in favor of the City and ordered compliance with NFPA 1:13.6.6.8.3.1 within 21 days or a fine of \$150 per day.

Case: CE09071796

L & S Apartments Inc
5220 Northeast 14 Way

Certified mail sent to the owner was accepted on 7/31/09.

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 owner had signed a contract to have the work done. She recommended ordering compliance within 63 days or a fine of \$250 per day.

Ms. Tell found in favor of the City and ordered compliance within 63 days or a fine of \$250 per day.

Case: CE09071738

MSKP Galt Ocean LLC
3800 North Ocean Boulevard

Certified mail sent to the owner was accepted on 7/31/09 and certified mail sent to the registered agent was accepted on 7/31/09.

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

NFPA 13:8.5.6.1

STORAGE IS WITHIN 18 INCHES (457 MM) OF THE SPRINKLER HEAD
DEFLECTOR.

NFPA 1:13.1.4

MINIMUM CLEARANCE OF FIRE PROTECTION EQUIPMENT, FIRE
DEPARTMENT INLET CONNECTIONS OR FIRE PROTECTION SYSTEM
CONTROL VALVES IS NOT BEING MAINTAINED.

Complied:

69A-46.041

NFPA 1:10.4.4

NFPA 1:13.1.4

NFPA 1:13.3.1.1

NFPA 1:13.7.3.2.6.1

NFPA 1:18.3.4.3

Inspector Arana stated this was an underground parking garage beneath the Winn Dixie. She had explained to the management company that they were still responsible to fix the problem even though they rented the garage out to the condo association. Inspector Arana recommended ordering compliance with NFPA 13:8.5.6.1 within 49

days or a fine of \$250 per day and with NFPA 1:13.1.4 within 49 days or a fine of \$50 per day.

Ms. Tell found in favor of the City and ordered compliance with NFPA 13:8.5.6.1 within 49 days or a fine of \$250 per day and with NFPA 1:13.1.4 within 49 days or a fine of \$50 per day.

Case: CE08110689

LaSalle Bank National Association Trustee
1625 Northwest 6 Place

This case was first heard on 3/19/09 to comply by 4/23/09. Violations and extensions were as noted in the agenda. The property was not complied and the City was requesting imposition of a \$2,225 fine, which would continue to accrue until the property complied.

Ms. Tell imposed the \$2,225 fine, which would continue to accrue until the violations were corrected.

Case: CE09040977

Maurice Walker
2308 Northwest 26 Street

This case was first heard on 6/18/09 to comply by 6/28/09. Violations were as noted in the agenda. The property was complied, and the City was requesting imposition of a \$500 fine.

Ms. Tell imposed a fine of \$500 for the days the property was out of compliance.

Case: CE09021660

Blair International Inc
433 Northeast 12 Avenue

This case was first heard on 5/21/09 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 \$5,500 fine, which would continue to accrue until the property complied.

Ms. Tell imposed the \$5,500 fine, which would continue to accrue until the violations were corrected.

Case: CE09021353

Mozart & Fabiana Cunha
1014 Northeast 2 Avenue

This case was first heard on 5/21/09 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 \$5,500 fine, which would continue to accrue until the property complied.

Ms. Tell imposed the \$5,500 fine, which would continue to accrue until the violations were corrected.

Case: CT09031685

Gary & Julie Carlson
2841 Northeast 36 Street

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 \$1,500 fine, plus clean-up costs of \$986.99 and a \$200 civil penalty.

Ms. Tell imposed a \$1,500 fine, plus clean-up costs of \$986.99 and a \$200 civil penalty.

Case: CE09010633

Ordered to reappear

Alba G Tylinski
2319 Northeast 35 Drive

This case was first heard on 4/2/09 to comply by 5/7/09. Violations and extensions 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.

Ms. Tell imposed the \$2,050 fine, which would continue to accrue until the violations were corrected.

Case: CE08042308

Marcos Luis Fernandez
1429 Southwest 9 Street # 03

This case was first heard on 2/19/09 to comply by 3/19/09. Violations were as noted in the agenda. The property was not complied and the City was requesting imposition of a \$38,250 fine, which would continue to accrue until the property complied.

Ms. Tell imposed the \$38,250 fine, which would continue to accrue until the violations were corrected.

Case: CE08121472

Thomas & Angela Pinkney
908 Southwest 15 Terrace

This case was first heard on 3/19/09 to comply by 3/29/09. Violations were as noted in the agenda. The property was not complied and the City was requesting imposition of a \$14,300 fine, which would continue to accrue until the property complied.

Ms. Tell imposed the \$14,300 fine, which would continue to accrue until the violations were corrected.

Case: CE08102164

Best Buy Repos Inc
735 West Broward Boulevard

This case was first heard on 3/19/09 to comply by 6/18/09. Violations were as noted in the agenda. The property was complied, fines had accrued to \$250 and the City was requesting imposition of a \$125 fine

Ms. Tell imposed a \$125 fine.

Case: CE09041099

Downtown Loft Developers LLC
320 Northwest 2 Street

This case was first heard on 6/18/09 to comply by 6/28/09. 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. Tell imposed the \$5,200 fine, which would continue to accrue until the property complied.

Case: CT09041079

Downtown Loft Developers LLC
320 Northwest 2 Street

This case was first heard on 6/18/09 to comply by 6/28/09. Violations were as noted in the agenda. The property was not complied and the City was requesting imposition of a \$200 civil penalty and a \$5,200 fine, which would continue to accrue until the property complied.

Ms. Tell imposed a \$200 civil penalty and a \$5,200 fine, which would continue to accrue until the property complied.

Case: CE09041100

Downtown Loft Developers LLC
117 Northwest 3 Avenue

This case was first heard on 6/18/09 to comply by 6/28/09. 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. Tell imposed the \$5,200 fine, which would continue to accrue until the property complied.

Case: CT09041070

Downtown Loft Developers LLC
117 Northwest 3 Avenue

This case was first heard on 6/18/09 to comply by 6/28/09. Violations were as noted in the agenda. The property was not complied and the City was requesting imposition of a \$200 civil penalty and a \$5,200 fine, which would continue to accrue until the property complied.

Ms. Tell imposed a \$200 civil penalty and a \$5,200 fine, which would continue to accrue until the property complied.

Case: CT09041068

Downtown Loft Developers LLC
108 Northwest 4 Avenue

This case was first heard on 6/18/09 to comply by 6/28/09. Violations were as noted in the agenda. The property was not complied and the City was requesting imposition of a \$200 civil penalty and a \$5,200 fine, which would continue to accrue until the property complied.

Ms. Tell imposed a \$200 civil penalty and a \$5,200 fine, which would continue to accrue until the property complied.

Case: CT09041073

Downtown Loft Developers LLC
300 Northwest 2 Street

This case was first heard on 6/18/09 to comply by 6/28/09. Violations were as noted in the agenda. The property was not complied and the City was requesting imposition of a \$200 civil penalty and a \$5,200 fine, which would continue to accrue until the property complied.

Ms. Tell imposed a \$200 civil penalty and a \$5,200 fine, which would continue to accrue until the property complied.

Case: CT09041078

Downtown Loft Developers LLC
308 Northwest 2 Street

This case was first heard on 6/18/09 to comply by 6/28/09. Violations were as noted in the agenda. The property was not complied and the City was requesting imposition of a \$200 civil penalty and a \$5,200 fine, which would continue to accrue until the property complied.

Ms. Tell imposed a \$200 civil penalty and a \$5,200 fine, which would continue to accrue until the property complied.

Case: CT09041080

Downtown Loft Developers LLC
120 Northwest 4 Avenue

This case was first heard on 6/18/09 to comply by 6/28/09. Violations were as noted in the agenda. The property was not complied and the City was requesting imposition of a \$200 civil penalty and a \$5,200 fine, which would continue to accrue until the property complied.

Ms. Tell imposed a \$200 civil penalty and a \$5,200 fine, which would continue to accrue until the property complied.

Case: CE08041649

Gospel Arena Of Faith Inc
317 Northwest 6 Street

This case was first heard on 11/6/08 to comply by 1/29/09. Violations and extensions were as noted in the agenda. The property was complied, fines had accrued to \$3,300, and the City was requesting imposition of a \$300 fine.

Ms. Tell imposed a \$300 fine.

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:

CT09060308	CT09060340	CT09060399	CT09060822
CT09061478	CE09041329	CE09070772	CE09030358
CE09061501	CE09050140	CE09050707	CE09061047
CE09061052	CE09061251	CE09061061	CE09061252
CE09061395	CE09062638	CE09071239	CE09071794

CE09071801 CE09071817 CE09061471

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:

CE09061042 CE09071730 CE09071795 CE09071798
CE09071802 CE09071825 CE09071803

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:

CT09060350 CT09060616 CT09061964 CT09060986
CT09062042 CT09061593 CT09061605 CT09050553
CT09061618 CT09061705 CT09061876 CT09060993
CT09060997 CT09060998 CT09061345 CT09061533
CT09060168 CT09061080 CE08061812 CE09021029

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:

CE09060116

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:

CT09062417 CE09061146

There being no further business, the hearing was adjourned at **1:00 p.m.**



SPECIAL MAGISTRATE

ATTEST:


Clerk, Special Magistrate

Minutes prepared by: J. Opperlee, Prototype Services