



CITY OF  
FORT  
LAUDERDALE

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*Venice of America*

# SPECIAL MAGISTRATE HEARING AGENDA

January 21, 2010

9 A.M.

**COMMISSION MEETING ROOM  
CITY HALL**

100 N ANDREWS AVE

MEAH TELL

PRESIDING

SPECIAL MAGISTRATE AGENDA  
CITY COMMISSION MEETING ROOM - CITY HALL  
JANUARY 21, 2010  
9 A.M.

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HEARING SCHEDULED  
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CASE NO: CE09110807  
CASE ADDR: 2701 NE 49 ST  
OWNER: BURKETT, JOHN M  
INSPECTOR: STEPHANIE BASS

VIOLATIONS: 24-29(a)  
THERE IS INADEQUATE TRASH SERVICE ALLOWING AN  
ACCUMULATION OF SOLID WASTE IN THAT THE PROPERTY MAY  
REASONABLY BECOME INFESTED WITH RODENTS ENDANGERING  
THE HEALTH, SAFETY, AND WELFARE OF THE COMMUNITY.

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CASE NO: CE09121290  
CASE ADDR: 1227 NW 6 ST  
OWNER: BOLDEN, VIRGIL & ROSA MAE  
INSPECTOR: WANDA SAPPINGTON

VIOLATIONS: 18-7(b)  
DOORS, WINDOWS, AND/OR OTHER OPENINGS HAVE BEEN  
BOARDED OR OTHERWISE SECURED IN A NON-CONVENTIONAL  
MANNER. THERE IS NO CURRENT AND VALID CITY ISSUED  
BOARD-UP PERMIT.

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CASE NO: CE09110488  
CASE ADDR: 621 SE 5 AVE  
OWNER: ERIC JOHNSON TR  
JOHNSON, ERIC TRSTEE  
INSPECTOR: WILLIAM SNOW

VIOLATIONS: 18-7(b)  
THE WOOD-FRAMED BUILDING LOCATED ON THE EAST SIDE  
OF THE PROPERTY IS UNOCCUPIED AND THERE ARE DOORS,  
WINDOWS, OR OTHER OPENINGS THAT ARE SECURED BY  
BOARDING. NO VALID CITY ISSUED BOARD-UP CERTIFICATE  
HAS BEEN ISSUED FOR THE BOARDED WOOD-FRAMED BUILDING.

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CASE NO: CE09100596  
CASE ADDR: 1924 E SUNRISE BLVD  
OWNER: DATI CORP  
INSPECTOR: URSULA THIME

VIOLATIONS: 9-308(c)  
THE SOFFIT, FACIA & DRIP EDGE WHICH ARE OVER THE  
PEDESTRIAN WALKWAY IN FRONT OF THIS BUSINESS HAS  
DAMAGE AND IS IN DISREPAIR.

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CASE NO: CE09100087  
CASE ADDR: 1870 STATE ROAD 84  
OWNER: BROWARD DEVELOPMENT II LLC  
INSPECTOR: BARBARA UROW

VIOLATIONS: 47-19.1.C.  
A VACANT LOT IS NOT PERMITTED TO HAVE AN ACCESSORY  
USE WITHOUT A PRINCIPAL USE OF THE PROPERTY.

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CASE NO: CE09120749  
CASE ADDR: 2920 NW 69 CT  
OWNER: ROSADO, YOLANDA M  
INSPECTOR: SAL VISCUSI

VIOLATIONS: 18-12(a)  
THERE IS LAWN OVERGROWTH PRESENT ON THIS PROPERTY.

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CASE NO: CE09031924  
CASE ADDR: 1881 DAVIE BLVD  
OWNER: HAROON, MOHAMMED A HAROON, YASMEEN ANWAR  
INSPECTOR: ADAM FELDMAN

VIOLATIONS: 47-19.5.D.5.  
THE WALL IN THE REAR OF THE PROPERTY IS  
STAINED/DIRTY AND IN A GENERAL STATE OF DISREPAIR  
IN THAT THERE ARE AREAS OF THE WALL THAT HAVE  
BROKEN CONCRETE/MISSING SLATS.

47-20.20.H.  
THE PARKING LOT IS IN DISREPAIR IN THAT IT IS IN  
NEED OF RESURFACING/RESTRIPING WITH THE PROPER  
PERMITS OBTAINED.

9-280(g)  
COMPLIED

9-306  
COMPLIED

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CASE NO: CE09111160  
CASE ADDR: 2612 KEY LARGO LN  
OWNER: JOHNSON, PAUL J & DEBRA Y  
INSPECTOR: ADAM FELDMAN

VIOLATIONS: 18-11(a)  
THE POOL AT THIS LOCATION IS FILLED WITH  
GREEN, STAGNANT WATER.

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CASE NO: CE09072587  
CASE ADDR: 537 NW 15 WAY  
OWNER: BUTLER, IRA L SR 1/2 INT EA BUTLER, IRA LEE JR  
INSPECTOR: ADAM FELDMAN

VIOLATIONS: 47-21.8.A.  
COMPLIED

9-280(h)(1)

THE CHAIN LINK FENCE IN THE REAR OF THIS PROPERTY IS IN DISREPAIR IN THAT THE CHAIN LINK IS NOT PROPERLY ATTACHED TO THE SUPPORT POSTS. THERE IS AN AREA OF THE FENCE THAT IS FALLING DOWN DUE TO THE DAMAGE.

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CASE NO: CE09061304  
CASE ADDR: 1546 SW 24 ST  
OWNER: BURDAK, DANIEL  
INSPECTOR: MARK CAMPBELL

VIOLATIONS: 9-276(c)(3)  
PROPERTY HAS EVIDENCE OF INSECT INFESTATION.

9-278(g)

THERE ARE WINDOWS, SCREENS THROUGHOUT THIS PROPERTY THAT ARE MISSING OR DAMAGED PREVENTING PROPER VENTILATION AND PROTECTION AGAINST INSECTS.

9-279(g)

THE DRYER IN THIS OCCUPIED RENTAL PROPERTY IS NOT PROPERLY VENTALATED. EVERY SUPPLIED FACILITY AND PIECE OF EQUIPMENT SHALL BE MAINTAINED IN A SAFE, SANITARY, AND PROPERLY OPERATING CONDITION.

9-280(b)

THERE ARE WINDOWS ON THIS PROPERTY THAT ARE DAMAGED AND IN DISREPAIR. SEVERAL WINDOWS ARE EITHER BROKEN OR DO NOT OPEN.

9-280(f)

PLUMBING NOT MAINTAINED IN A GOOD, SANITARY WORKING CONDITION. SEVERAL FIXTURES ARE BROKEN. PIPES ARE LEAKING. TOILETS LEAK AND DON'T FLUSH PROPERLY.

9-280(g)

ELECTRICAL ACCESSORIES NOT MAINTAINED IN A GOOD, SAFE WORKING CONDITION. SEVERAL OUTLETS DO NOT WORK.

9-308.

ROOF NOT MAINTAINED IN A SAFE, SECURE, AND WATERTIGHT CONDITION.

FBC 105.1  
WITHDRAWN.

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SPECIAL MAGISTRATE AGENDA  
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CASE NO: CE09120109  
CASE ADDR: 933 SW 16 ST  
OWNER: VOGELS, NICOLE  
INSPECTOR: MARK CAMPBELL

VIOLATIONS: 9-276(c)(3)  
PROPERTY HAS EVIDENCE OF RODENT INFESTATION.

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CASE NO: CE09111191  
CASE ADDR: 1333 NW 4 AVE  
OWNER: HELM BANK  
% CASTRO & RAMIREZ LLC  
INSPECTOR: TODD HULL

VIOLATIONS: 18-11(b)  
THE POOL AT THIS LOCATION IS FILLED WITH GREEN,  
STAGNANT WATER.

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CASE NO: CE09120162  
CASE ADDR: 1444 NW 8 AVE # A  
OWNER: MICHELET LABARDY TR  
VANGUARD HAMMER PROPERTY TRSTEE  
INSPECTOR: TODD HULL

VIOLATIONS: 9-279(f)  
THIS PROPERTY IS BEING OCCUPIED WITHOUT CONNECTION  
TO THE CITY'S WATER SERVICE.

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CASE NO: CE09110142  
CASE ADDR: 1634 NW 3 AVE  
OWNER: MORROW, RUSSELL V G  
INSPECTOR: TODD HULL

VIOLATIONS: 18-11(b)  
THE POOL AT THIS LOCATION IS FILLED WITH GREEN,  
STAGNANT WATER.

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CASE NO: CE09090789  
CASE ADDR: 2309 NW 14 ST  
OWNER: LEE, HATTIE  
INSPECTOR: INGRID GOTTLIEB

VIOLATIONS: 47-19.2 EE.  
THERE IS A SHED IN THE REAR OF THIS PROPERTY THAT  
HAS BEEN INSTALLED WITHOUT A PERMIT. IT IS  
APPROXIMATELY 30 FEET IN LENGTH AND EXCEEDS THE  
MAXIMUM PERMITTED SIZE OF ONE HUNDRED GROSS SQUARE  
FEET. A SHED SHALL BE NO GREATER THAN TWELVE FEET  
IN LENGTH ON ANY SIDE AND SHALL BE NO LARGER IN  
AREA THAN ONE HUNDRED GROSS SQUARE FEET.

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CASE NO: CE09090016  
CASE ADDR: 1223 NW 23 AVE  
OWNER: TENENBAUM, GUY  
INSPECTOR: INGRID GOTTLIEB

VIOLATIONS: 9-280(b)  
THERE ARE WINDOWS THAT ARE BROKEN, MISSING, AND NOT INSTALLED PROPERLY LEAVING LARGE GAPS AROUND THE EDGES. THERE IS A DOOR IN THE SAME CONDITION. THE STUCCO ON PART OF THE HOUSE HAS FALLEN OFF LEAVING BARE PLYWOOD EXPOSED. THE CARPORT HAS BEEN ENCLOSED IMPROPERLY USING ONLY PLYWOOD, DRYWALL, AND STUCCO. THE WALLS ARE NOT STRUCTURALLY SOUND AND THERE ARE GAPS BETWEEN THE WALLS AND THE EXISTING HOUSE.

9-280(h)(1)  
THERE IS A WOOD FENCE IN DISREPAIR. THERE ARE SECTIONS THAT ARE MISSING, BROKEN, AND FALLING DOWN.

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CASE NO: CE09100647  
CASE ADDR: 1748 NW 29 WAY  
OWNER: POOLE, JAMES  
INSPECTOR: INGRID GOTTLIEB

VIOLATIONS: 24-27.(b)  
COMPLIED.

47-34.1.A.1.  
THERE IS LARGE WORKOUT EQUIPMENT, CINDER BLOCKS, AND OTHER ITEMS BEING STORED OUTSIDE ON THIS RMM-25 ZONED RESIDENTIAL PROPERTY. OUTSIDE STORAGE IS NOT PERMITTED.

9-280(b)  
THERE IS A BROKEN WINDOW PANE ON THE STRUCTURE.

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CASE NO: CE09091877  
CASE ADDR: 515 NW 15 WAY  
OWNER: SMITH, SHENIKA K  
INSPECTOR: WILSON QUINTERO

VIOLATIONS: 47-34.1.A.1.  
THERE IS OUTDOOR STORAGE ON THE REAR OF THIS PROPERTY AT THE NORTH SIDE INCLUDING, BUT NOT LIMITED TO, WOOD CONSTRUCTION MATERIALS WHICH IS A NON-PERMITTED LAND USE IN RS-8 PER ULDR TABLE 47-5.11.

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CASE NO: CE09101039  
CASE ADDR: 602 NE 2 AVE  
OWNER: ELEZI, FUTURIME ANNE & BUDD, GREGORY  
INSPECTOR: WILSON QUINTERO

VIOLATIONS: 47-34.1.A.1.  
THERE IS OUTDOOR STORAGE AT THE NORTH SIDE OF THIS PROPERTY INCLUDING, BUT NOT LIMITED TO, CONSTRUCTION MATERIALS, SCREENS, FURNITURE, PAINT BUCKETS, TV, WHICH IS A NON-PERMITTED LAND USE IN THE RAC-UV ZONING PER TABLE 47-13.12.

9-306  
THE EXTERIOR OF THE PROPERTY IS NOT MAINTAINED IN A SECURE AND ATTRACTIVE MANNER. THE EXTERIOR WALLS AND FASCIA HAVE AREAS OF FADED AND PEELING PAINT.

9-308(a)  
THE ROOF ON THIS DWELLING IS IN DISREPAIR AND IS NOT BEING MAINTAINED. THERE ARE AREAS COVERED WITH A BLACK TARP.

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CASE NO: CE09091746  
CASE ADDR: 421 NW 17 AVE  
OWNER: UTLEY, J & VELMA  
INSPECTOR: WILSON QUINTERO

VIOLATIONS: 9-280(b)  
THERE ARE BUILDING COMPONENTS ON THIS PROPERTY THAT ARE IN DISREPAIR OR NOT BEING MAINTAINED. THEY INCLUDE, BUT ARE NOT LIMITED TO, WINDOWS, FASCIA BOARDS.

9-280(h)(1)  
THERE IS A CHAIN LINK FENCE IN DISREPAIR AT THE SOUTH SIDE OF THIS PROPERTY. SECTIONS ARE MISSING AND/OR NOT ATTACHED.

9-306  
THE EXTERIOR OF THE HOUSE IS NOT MAINTAINED IN A SECURE AND ATTRACTIVE MANNER. THE EXTERIOR WALLS AND FASCIA HAVE AREAS OF FADED AND PEELING PAINT.

47-34.1.A.1.  
THERE IS OUTDOOR STORAGE ON THIS PROPERTY AT THE SOUTH SIDE INCLUDING, BUT NOT LIMITED TO, CYNDER BLOCKS, CRATES, PAINT BUCKETTS, WHICH IS A NON-PERMITTED LAND USE IN RS-8 PER ULDR TABLE 47-5.11.

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CASE NO: CE09101611  
CASE ADDR: 304 SE 21 ST  
OWNER: DORENKOTT, JOHN B  
INSPECTOR: DICK EATON

VIOLATIONS: 9-280(b)  
THERE ARE TWO WINDOWS ON THIS RENTAL PROPERTY THAT  
ARE DAMAGED IN THAT THEY ARE MISSING GLASS PANES.

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CASE NO: CE09120442  
CASE ADDR: 813 SE 18 CT  
OWNER: BLUE WAVE GROUP LLC  
INSPECTOR: DICK EATON

VIOLATIONS: 18-11(b)  
THE POOL AT THIS PROPERTY IS NOT BEING MAINTAINED  
ON A REGULAR BASIS AND IS FILLED WITH GREEN,  
STAGNANT WATER. THIS PRESENTS A HEALTH AND SAFETY  
CONCERN FOR THE COMMUNITY IN THAT IT COULD BECOME  
A BREEDING GROUND FOR MOSQUITOES.

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CASE NO: CE09111015  
CASE ADDR: 1430 S OCEAN DR  
OWNER: ALEXANDER L DOMB TR  
DOMB, ALEXANDER L TRSTEE  
INSPECTOR: DICK EATON

VIOLATIONS: 18-1.  
THERE IS A FERAL BEE COLONY LOCATED IN THE BRICK FENCE  
AROUND THE EXTERIOR OF THIS VACANT PROPERTY. THIS IS A  
HEALTH AND SAFETY ISSUE FOR THE NEIGHBORHOOD.

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CASE NO: CE09091580  
CASE ADDR: 1800 S MIAMI RD  
OWNER: C O GROUP INC  
INSPECTOR: DICK EATON

VIOLATIONS: 18-7(b)  
THIS PROPERTY HAS BEEN BOARDED WITHOUT FIRST OBTAINING  
THE REQUIRED CITY-ISSUED BOARD-UP CERTIFICATE.

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CASE NO: CE09090564  
CASE ADDR: 519 ANTIOCH AVE  
OWNER: DOKIMOS, JOHN & MIDDLE RIVER OASIS LLC  
INSPECTOR: MARIO SOTOLONGO

VIOLATIONS: 47-21.6 L.  
UNDEVELOPED LOT HAS NO GROUND COVER IN ORDER TO  
PREVENT DUST OR SOIL EROSION.

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CASE NO: CE09100974  
CASE ADDR: 917 SUNRISE LA  
OWNER: INSITE SUNRISE BEACH LLC  
INSPECTOR: MARIO SOTOLONGO

VIOLATIONS: 47-19.5.E.7.  
THE CHAIN-LINK FENCE AROUND THE PROPERTY IS IN  
DISREPAIR. THERE ARE SECTIONS OF THE HORIZONTAL  
BRACING WHICH ARE BENT OUT OF SHAPE AND DISCONNECTED.

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CASE NO: CE09100379  
CASE ADDR: 4041 GALT OCEAN DR  
OWNER: FIRTH, LOUISE R TR % GALT OCEAN MANOR  
INSPECTOR: MARIO SOTOLONGO

VIOLATIONS: 47-19.5.E.7.  
THE CHAIN LINK FENCE ON THE WEST SIDE OF THE  
PROPERTY IS IN DISREPAIR.

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CASE NO: CE09092395  
CASE ADDR: 4051 NE 34 AV  
OWNER: MELLO, MARCO  
INSPECTOR: MARIO SOTOLONGO

VIOLATIONS: 18-11(a)  
THE WATER IN THE POOL IS GREEN AND STAGANANT AND  
IS, OR MAY REASONABLY BECOME, A BREEDING GROUND FOR  
MOSQUITOES ENDANGERING THE HEALTH, SAFETY, AND  
WELFARE OF SURROUNDING NEIGHBORS.

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CASE NO: CE08090509  
CASE ADDR: 1905 DAVIE BLVD  
OWNER: HAROON, MOHAMMED A  
INSPECTOR: ANDRE CROSS

VIOLATIONS: 18-27(a)  
WITHDRAWN  
  
9-280(h)(1)  
THE CHAIN LINK FENCE ON THIS PROPERTY IS IN GENERAL  
DISREPAIR, MISSING POSTS IN AREAS, AND THE FENCE IS  
LEANING IN AREAS.  
  
9-307(a)  
COMPLIED

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CASE NO: CE09120649  
CASE ADDR: 205 SW 18 AVE  
OWNER: LAFONTANT, BAZELAIS & LAFONTANT, HYACINTHE  
INSPECTOR: ANDRE CROSS

VIOLATIONS: 47-34.4 B.3.a.  
THERE IS A COMMERCIAL BOX ICE CREAM TRUCK BEING  
PARKED/STORED ON THIS PROPERTY AT ALL TIMES.

9-280(g)  
THERE IS AN EXTENSION CORD RUNNING FROM THE  
ICE CREAM TRUCK TO INSIDE THE HOUSE.

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CASE NO: CE09110458  
CASE ADDR: 220 SW 20 AVE  
OWNER: POWELL, GLENN & MENDEZ, MARA  
INSPECTOR: ANDRE CROSS

VIOLATIONS: 9-280(f)  
ALL PLUMBING FIXTURES SHALL BE PROPERLY CONNECTED TO THE  
WATER AND SEWER SYSTEMS OF THE CITY. WHERE A SEWER SYSTEM  
IS NOT AVAILABLE, DRAIN LINES SHALL BE CONNECTED TO AN  
APPROVED SEPTIC SYSTEM. THE SEPTIC SYSTEM AT THIS LOCATION  
IS IN DISREPAIR AND OVERFLOWING.

9-280(h)(1)  
THE CHAIN LINK FENCE ON THE PROPERTY IS IN DISREPAIR. IT HAS  
MISSING POSTS AND IT'S CAUSING THE CHAIN LINK FENCE TO LEAN.

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CASE NO: CE09120410  
CASE ADDR: 280 SW 20 AVE  
OWNER: POWELL, GLENN KENNETH & MENDEZ, MARA L  
INSPECTOR: ANDRE CROSS

VIOLATIONS: 9-279(f)  
THE OCCUPIED BUILDING AT THIS LOCATION DOES NOT HAVE  
THE REQUIRED CITY WATER SERVICE TO THE BUILDING.

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CASE NO: CE09091012  
CASE ADDR: 2065 RIVERLAND RD  
OWNER: HERTZ, BRADLEY  
INSPECTOR: ANDRE CROSS

VIOLATIONS: 9-280(b)  
THERE IS AN EXTERIOR WOOD DECK THAT IS AFFIXED TO THE  
SECOND STORY OF THIS SINGLE FAMILY RESIDENCE THAT IS  
IN DISREPAIR AND IS MISSING A RAILING SYSTEM.

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CASE NO: CE09100794  
CASE ADDR: 608 SW 16 AVE  
OWNER: ABELEDA, KAREN  
INSPECTOR: ANDRE CROSS

VIOLATIONS: 18-7(b)  
THE WINDOWS ARE BOARDED ON THIS MULTI-UNIT  
APARTMENT COMPLEX WITHOUT FIRST OBTAINING A  
BOARD-UP CERTIFICATE.

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CASE NO: CE09100795  
CASE ADDR: 608 SW 16 AVE  
OWNER: ABELEDA, KAREN  
INSPECTOR: ANDRE CROSS

VIOLATIONS: 9-307(a)  
THERE ARE BROKEN WINDOWS AND WINDOWS THAT ARE IN  
DISREPAIR ON THIS MULTI-UNIT APARTMENT COMPLEX.

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CASE NO: CE09120215  
CASE ADDR: 146 SW 21 WAY  
OWNER: THOMSEN, TODD R  
INSPECTOR: ARETHA DAVIS

VIOLATIONS: 47-34.1.A.1.  
THIS RESIDENTIAL PROPERTY, ZONED RS-8, IS BEING  
USED FOR THE PURPOSE OF OUTDOOR STORAGE INCLUDING,  
BUT NOT LIMITED TO, STORAGE OF CONSTRUCTION  
EQUIPMENT AND MATERIALS. OUTDOOR STORAGE IS NOT  
WITHIN THE PERMITTED USE FOR PROPERTIES IN AREAS  
ZONED RS-8. THIS IS A REPEAT VIOLATION AS THE  
PROPERTY WAS CITED VIA CASE NUMBER CE05120543 AND  
A FINAL ORDER ISSUED ON FEBRUARY 16, 2006, FOR THIS  
SAME VIOLATION. THIS CASE WILL BE PRESENTED TO THE  
SPECIAL MAGISTRATE AS A REPEAT VIOLATION WHETHER OR  
NOT IT COMES INTO COMPLIANCE BEFORE THE HEARING.

9-281(b)  
THERE IS MISCELLANEOUS RUBBISH, TRASH, AND DEBRIS  
SCATTERED ACROSS THE FRONT LAWN AND DRIVEWAY OF  
THIS RESIDENTIAL PROPERTY INCLUDING, BUT NOT  
LIMITED TO, AUTOMOBILE TIRES AND PARTS, AND BOXES.  
THIS IS A REPEAT VIOLATION AS THE PROPERTY WAS  
CITED VIA CASE NUMBER CE07070656 AND A FINAL ORDER  
ISSUED ON AUGUST 16, 2007, FOR THIS SAME VIOLATION.  
THIS CASE WILL BE PRESENTED TO THE SPECIAL  
MAGISTRATE AS A REPEAT VIOLATION WHETHER OR NOT IT  
COMES INTO COMPLIANCE BEFORE THE HEARING.

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CASE NO: CE09101894  
CASE ADDR: 110 KENTUCKY AVE  
OWNER: BRENNEN, GEORGE W JR & BRENNEN, MARY E  
INSPECTOR: ARETHA DAVIS

VIOLATIONS: BCZ 39-275(7)  
THERE IS A REPEAT VIOLATION OF STORING COMMERCIAL VEHICLES ON THIS RESIDENTIAL PROPERTY. A FINAL ORDER WAS ISSUED PER CASE CE09072705 ON SEPTEMBER 17, 2009, BY SPECIAL MAGISTRATE FLYNN. ADDITIONALLY, PRIOR TO THE FINAL ORDER ON SEPTEMBER 17TH, THE PROPERTY WAS CITED MULTIPLE TIMES FOR STORING COMMERCIAL VEHICLES AND EQUIPMENT ON THIS RESIDENTIAL PROPERTY INCLUDING CASES CE07081144 AND CE06082398. WHETHER OR NOT THIS CASE COMES INTO COMPLIANCE BEFORE THE HEARING, IT WILL BE PRESENTED AS A REPEAT VIOLATION.

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CASE NO: CE09072735  
CASE ADDR: 165 VERMONT AVE  
OWNER: JEAN-BAPTISTE, ANGELINE  
INSPECTOR: ARETHA DAVIS

VIOLATIONS: 9-280(h)(1)  
SECTIONS OF THE WOOD FENCE ARE IN DISREPAIR WITH MISSING OR LEANING PLANKS.  
  
9-308(b)  
THERE ARE BROKEN AND MISSING ROOF TILES ON THE ROOF OF THIS RESIDENTIAL PROPERTY.

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CASE NO: CE09100591  
CASE ADDR: 390 UTAH AVE  
OWNER: LAW, CEDRIC & CLARE V  
INSPECTOR: ARETHA DAVIS

VIOLATIONS: BCZ 39-275(7)(a)  
COMMERCIAL VEHICLES AND EQUIPMENT ARE BEING STORED IN THE DRIVEWAY OF THIS RESIDENTIAL PROPERTY. THIS IS A RECURRING VIOLATION AS THERE HAVE BEEN VERBAL WARNINGS AND MULTIPLE CITATIONS PRIOR TO THIS CURRENT CASE INCLUDING CASE NUMBERS CE08062364, CE07041259, CE07041053, AND CE07040973. THIS CASE WILL BE PRESENTED TO THE SPECIAL MAGISTRATE WHETHER IT COMES INTO COMPLIANCE OR NOT.

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CASE NO: CE09100413  
CASE ADDR: 560 SW 38 TER  
OWNER: GREEN, RODNEY  
INSPECTOR: ARETHA DAVIS

VIOLATIONS: 25-7(a)  
PYRAMID STONES AND LARGE ROCKS HAVE BEEN PLACED ALONG THE  
EDGE OF STREET WITHOUT A PERMIT OR CONSENT AS REQUIRED BY  
THE ORDINANCE. THE STONES AND ROCKS ARE PLACED ALONG THE  
EDGE OF THE STREET IN A MANNER THAT OBSTRUCTS PUBLIC PASSAGE.

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CASE NO: CE09101260  
CASE ADDR: 830 SW 30 AVE  
OWNER: JORDAN, SHARLEDA  
INSPECTOR: ARETHA DAVIS

VIOLATIONS: 18-4(c)  
NUISANCE - THERE ARE DERELICT AND INOPERABLE VEHICLES  
ON THIS PROPERTY AND SWALE INCLUDING A FORD PICK-UP  
TRUCK WITH AN EXPIRED TAG. THE CITY OF FORT LAUDERDALE  
CONSIDERS THIS TO BE A THREAT TO THE HEALTH, SAFETY,  
AND WELFARE OF THE COMMUNITY. ALL DERELICT AND  
INOPERABLE VEHICLES ARE SUBJECT TO BE TOWED.

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CASE NO: CE09101259  
CASE ADDR: 910 SW 30 AVE  
OWNER: SCARLETTE, HYACINTH  
INSPECTOR: ARETHA DAVIS

VIOLATIONS: 18-4(c)  
NUISANCE - THERE IS A DERELICT AND INOPERABLE RED  
GEO STORM ON THIS PROPERTY BENEATH THE CARPORT  
WITHOUT A TAG. THE CITY OF FORT LAUDERDALE  
CONSIDERS THIS TO BE A THREAT TO THE HEALTH,  
SAFETY, AND WELFARE OF THE COMMUNITY. ALL DERELICT  
AND INOPERABLE VEHICLES ARE SUBJECT TO BE TOWED.

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CASE NO: CE09111315  
CASE ADDR: 913 PENNSYLVANIA AVE  
OWNER: HARVEY, CALEB R & PAULINE A  
INSPECTOR: ARETHA DAVIS

VIOLATIONS: 18-4(c)  
NUISANCE - THERE ARE DERELICT AND INOPERABLE  
VEHICLES ON THE PROPERTY INCLUDING A RED HONDA  
WITH AN EXPIRED TAG AND A RED TOYOTA WITH A FLAT  
TIRE. THE CITY OF FORT LAUDERDALE CONSIDERS THIS  
TO BE A THREAT TO THE HEALTH, SAFETY, AND WELFARE  
OF THE COMMUNITY.

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CASE NO: CE09080870  
CASE ADDR: 2213 SW 5 PL  
OWNER: EDMUND, HEATHER  
INSPECTOR: ARETHA DAVIS

VIOLATIONS: 18-4(c)  
THERE IS A DERELICT/INOPERABLE WHITE VAN WITH  
FLAT TIRES AND AN EXPIRED TAG ON THE PROPERTY.

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CASE NO: CE09110978  
CASE ADDR: 2501 DAVIE BLVD  
OWNER: TWO Y & C INVESTMENT LLC  
INSPECTOR: ARETHA DAVIS

VIOLATIONS: 47-22 6 F.  
THE SIGN AT THIS VACANT COMMERCIAL PROPERTY IS NOT  
IN GOOD REPAIR AS MORE THAN HALF OF THE PANELS FOR  
THE SIGN IS BROKEN/DAMAGED AND THE OTHER PORTION  
IS MISSING.

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CASE NO: CE09111813  
CASE ADDR: 814 SW 30 ST  
OWNER: BROOKS, KEVIN H & AMANDA &  
BROOKS, DENNIS H & THO THI  
INSPECTOR: RON TETREAULT

VIOLATIONS: NFPA 101:31.3.4.5.1  
HARDWIRED SMOKE DETECTORS ARE NOT INSTALLED IN ACCORDANCE  
WITH NFPA 31.3.4.5.1.

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CASE NO: CE09110693  
CASE ADDR: 1313 NE 16 TER  
OWNER: NORMAN, LINWOOD P JR & DICKERSON, WILTON DAVID  
INSPECTOR: RON TETREAULT

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.

NFPA 101:31.3.4.5.1  
HARDWIRED SMOKE DETECTORS ARE NOT INSTALLED IN ACCORDANCE  
WITH NFPA 31.3.4.5.1.

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SPECIAL MAGISTRATE AGENDA  
CITY COMMISSION MEETING ROOM - CITY HALL  
JANUARY 21, 2010  
9 A.M.

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CASE NO: CE09110713  
CASE ADDR: 1401 NE 15 AVE  
OWNER: SHIP, PERRY  
INSPECTOR: RON TETREAULT

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.

NFPA 101:31.3.4.5.1  
HARDWIRED SMOKE DETECTORS ARE NOT INSTALLED IN ACCORDANCE  
WITH NFPA 31.3.4.5.1.

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CASE NO: CE09111785  
CASE ADDR: 1441 NW 19 ST  
OWNER: FRANCIS, RALPH & DOSIE  
INSPECTOR: RON TETREAULT

VIOLATIONS: NFPA 101:31.3.4.5.1  
HARDWIRED SMOKE DETECTORS ARE NOT INSTALLED IN ACCORDANCE  
WITH NFPA 31.3.4.5.1.

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CASE NO: CE09111589  
CASE ADDR: 1500 NE 4 AVE  
OWNER: DECADES OF DESIGN GROUP INC  
INSPECTOR: RON TETREAULT

VIOLATIONS: NFPA 1:11.1.5  
EXTENSION CORDS ARE BEING USED AS A SUBSTITUTE FOR  
PERMANENT WIRING.ON FIRST AND SECOND FLOORS.

NFPA 101:7.2.1.5.2  
LOCKS PROVIDED IN THE MEANS OF EGRESS REQUIRE A  
KEY, TOOL OR SPECIAL KNOWLEDGE OR EFFORT FOR  
OPERATION FROM THE EGRESS SIDE.ON FIRST AND SECOND  
FLOOR.

NFPA 101:7.9.1.1  
EMERGENCY LIGHTING IS NOT PROVIDED IN ACCORDANCE  
WITH THE CODE.SECOND FLOOR.

NFPA 1:14.14.1.2  
EXIT SIGN(S) IS(ARE) NOT PROVIDED AT THE(ALL)  
REQUIRED EXIT(S).

NFPA 1:13.6.3.10  
THE FIRE EXTINGUISHER(S) IS/ARE NOT MOUNTED  
ACCORDING TO THE CODE.ON SECOND FLOOR.

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SPECIAL MAGISTRATE AGENDA  
CITY COMMISSION MEETING ROOM - CITY HALL  
JANUARY 21, 2010  
9 A.M.

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CASE NO: CE09100172  
CASE ADDR: 1700 NE 8 ST  
OWNER: GRACE THOMAS HOLDING CORP  
INSPECTOR: RON TETREAULT

VIOLATIONS: NFPA 1:1.7.6.1  
UNABLE TO GAIN ENTRY TO PERFORM A FIRE SAFETY INSPECTION.

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CASE NO: CE09110993  
CASE ADDR: 2011 NE 17 ST  
OWNER: CASTLES OF LIFE LLC  
INSPECTOR: RON TETREAULT

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.

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CASE NO: CE09111817  
CASE ADDR: 2340 E SUNRISE BLVD  
OWNER: KEYSTONE-FLORIDA PROPERTY HOLD  
% KRAVCO CO 234 MALL BLVD  
INSPECTOR: RON TETREAULT

VIOLATIONS: NFPA 1:1.7.6.2  
THE FIRE ALARM IS NOT FUNCTIONING AS DESIGNED AND INSTALLED.

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CASE NO: CE09111821  
CASE ADDR: 2372 E SUNRISE BLVD  
OWNER: KEYSTONE-FLORIDA PROPERTY HOLD  
% KRAVCO CO 234 MALL BLVD  
INSPECTOR: RON TETREAULT

VIOLATIONS: NFPA 101:7.2.1.8.1  
SELF-CLOSING OR AUTOMATIC-CLOSING DOOR(S) DON'T SELF CLOSE  
AND LATCH.

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CASE NO: CE09111796  
CASE ADDR: 2388 E SUNRISE BLVD  
OWNER: KEYSTONE-FLORIDA PROPERTY HOLD  
% KRAVCO CO 234 MALL BLVD  
INSPECTOR: RON TETREAULT

VIOLATIONS: NFPA 1:1.7.6.2  
THE FIRE ALARM IS NOT FUNCTIONING AS DESIGNED AND INSTALLED.

NFPA 1:13.6.3.10  
THE FIRE EXTINGUISHER(S) IS/ARE NOT MOUNTED ACCORDING TO THE  
CODE.

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SPECIAL MAGISTRATE AGENDA  
CITY COMMISSION MEETING ROOM - CITY HALL  
JANUARY 21, 2010  
9 A.M.

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CASE NO: CE09111794  
CASE ADDR: 2392 E SUNRISE BLVD # A  
OWNER: KEYSTONE-FLORIDA PROPERTY HOLD  
% KRAVCO CO 234 MALL BLVD  
INSPECTOR: RON TETREAULT

VIOLATIONS: NFPA 1:1.7.6.2  
THE FIRE ALARM IS NOT FUNCTIONING AS DESIGNED AND INSTALLED.

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CASE NO: CE09111788  
CASE ADDR: 2414 E SUNRISE BLVD  
OWNER: KEYSTONE-FLORIDA PROPERTY HOLD  
% KR KRAVCO CO 234 MALL BLVD  
INSPECTOR: RON TETREAULT

VIOLATIONS: NFPA 1:1.7.6.2  
THE FIRE ALARM IS NOT FUNCTIONING AS DESIGNED AND INSTALLED.

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CASE NO: CE09111826  
CASE ADDR: 2464 E SUNRISE BLVD  
OWNER: KEYSTONE-FLORIDA PROPERTY HOLD  
% KRAVCO CO 234 MALL BLVD  
INSPECTOR: RON TETREAULT

VIOLATIONS: NFPA 1:1.7.6.2  
THE FIRE ALARM IS NOT FUNCTIONING AS DESIGNED AND INSTALLED.

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CASE NO: CE09111824  
CASE ADDR: 2470 E SUNRISE BLVD  
OWNER: KEYSTONE-FLORIDA PROPERTY HOLD  
% KRAVCO CO 234 MALL BLVD  
INSPECTOR: RON TETREAULT

VIOLATIONS: NFPA 1:1.7.6.2  
THE FIRE ALARM IS NOT FUNCTIONING AS DESIGNED AND INSTALLED.

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CASE NO: CE09111790  
CASE ADDR: 2474 E SUNRISE BLVD  
OWNER: KEYSTONE-FLORIDA PROPERTY HOLD  
% KRAVCO CO 234 MALL BLVD  
INSPECTOR: RON TETREAULT

VIOLATIONS: NFPA 1:13.3.3.3  
CEILING TILE(S) IS(ARE) MISSING/DAMAGED.

NFPA 1:1.7.6.2  
THE FIRE ALARM IS NOT FUNCTIONING AS DESIGNED AND INSTALLED.

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CASE NO: CE09111799  
CASE ADDR: 2482 E SUNRISE BLVD  
OWNER: KEYSTONE-FLORIDA PROPERTY HOLD  
% KRAVCO CO 234 MALL BLVD  
INSPECTOR: RON TETREAULT

VIOLATIONS: NFPA 1:1.7.6.2  
THE FIRE ALARM IS NOT FUNCTIONING AS DESIGNED AND INSTALLED.

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SPECIAL MAGISTRATE AGENDA  
CITY COMMISSION MEETING ROOM - CITY HALL  
JANUARY 21, 2010  
9 A.M.

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CASE NO: CE09111804  
CASE ADDR: 2484 E SUNRISE BLVD  
OWNER: KEYSTONE-FLORIDA PROPERTY HOLD  
% KRAVCO CO 234 MALL BLVD  
INSPECTOR: RON TETREAULT

VIOLATIONS: NFPA 101:7.2.1.8.1  
SELF-CLOSING OR AUTOMATIC-CLOSING DOOR(S) DON'T SELF CLOSE  
AND LATCH.

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CASE NO: CE09111811  
CASE ADDR: 2486 E SUNRISE BLVD  
OWNER: KEYSTONE-FLORIDA PROPERTY HOLD  
% KRAVCO CO 234 MALL BLVD  
INSPECTOR: RON TETREAULT

VIOLATIONS: NFPA 1:1.7.6.2  
THE FIRE ALARM IS NOT FUNCTIONING AS DESIGNED AND INSTALLED.

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CASE NO: CE09111791  
CASE ADDR: 2498 E SUNRISE BLVD  
OWNER: KEYSTONE-FLORIDA PROPERTY HOLD  
% KRAVCO CO 234 MALL BLVD  
INSPECTOR: RON TETREAULT

VIOLATIONS: NFPA 1:1.7.6.2  
THE FIRE ALARM IS NOT FUNCTIONING AS DESIGNED AND INSTALLED.

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CASE NO: CE09111818  
CASE ADDR: 2542 E SUNRISE BLVD # B  
OWNER: KEYSTONE-FLORIDA PROPERTY HOLD  
% KRAVCO CO 234 MALL BLVD  
INSPECTOR: RON TETREAULT

VIOLATIONS: NFPA 101:7.2.1.8.1  
SELF-CLOSING OR AUTOMATIC-CLOSING DOOR(S) DON'T SELF CLOSE  
AND LATCH.

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CASE NO: CE09111807  
CASE ADDR: 2556 E SUNRISE BLVD # A  
OWNER: KEYSTONE-FLORIDA PROPERTY HOLD  
% KRAVCO CO 234 MALL BLVD  
INSPECTOR: RON TETREAULT

VIOLATIONS: NFPA 101:7.2.1.8.1  
SELF-CLOSING OR AUTOMATIC-CLOSING DOOR(S) DON'T SELF CLOSE  
AND LATCH.

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CASE NO: CE09111529  
CASE ADDR: 3201 NE 29 ST # 101  
OWNER: GALLIGAN, JOHN J & DOLORES L  
INSPECTOR: RON TETREAULT

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.

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SPECIAL MAGISTRATE AGENDA  
CITY COMMISSION MEETING ROOM - CITY HALL  
JANUARY 21, 2010  
9 A.M.

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CASE NO: CE09111531  
CASE ADDR: 3201 NE 29 ST # 102  
OWNER: KIMBALL, MARIE S  
INSPECTOR: RON TETREAULT

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.

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CASE NO: CE09111533  
CASE ADDR: 3201 NE 29 ST # 103  
OWNER: MAGNANI, ARTHUR K & LOUISE G  
ARTHUR & L MAGNANI REV LIV TR  
INSPECTOR: RON TETREAULT

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.

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CASE NO: CE09111534  
CASE ADDR: 3201 NE 29 ST # 104  
OWNER: WEISSER, AARON & RUTH  
INSPECTOR: RON TETREAULT

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.

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CASE NO: CE09111535  
CASE ADDR: 3201 NE 29 ST # 106  
OWNER: REDDING, BARBARA JEAN  
INSPECTOR: RON TETREAULT

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.

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CASE NO: CE09111536  
CASE ADDR: 3201 NE 29 ST # 107  
OWNER: MCKEE, JOAN  
VILENO-MURRAY, MARY  
INSPECTOR: RON TETREAULT

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.

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CASE NO: CE09111537  
CASE ADDR: 3201 NE 29 ST # 108  
OWNER: ELLIS, MICHAEL THOMAS  
ELLIS, PAMELA S  
INSPECTOR: RON TETREAULT

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.

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SPECIAL MAGISTRATE AGENDA  
CITY COMMISSION MEETING ROOM - CITY HALL  
JANUARY 21, 2010  
9 A.M.

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CASE NO: CE09111539  
CASE ADDR: 3201 NE 29 ST # 201  
OWNER: EARLE, PATRICK W & JOANNNE M  
% WILLIAM P MEEHAN ESQ  
INSPECTOR: RON TETREAULT

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.

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CASE NO: CE09111540  
CASE ADDR: 3201 NE 29 ST # 202  
OWNER: GOMEZ, CARMEN M  
CARMEN M GOMEZ REV TR  
INSPECTOR: RON TETREAULT

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.

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CASE NO: CE09111542  
CASE ADDR: 3201 NE 29 ST # 203  
OWNER: PANEPINTO, PAUL R  
INSPECTOR: RON TETREAULT

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.

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CASE NO: CE09111574  
CASE ADDR: 3201 NE 29 ST # 204  
OWNER: SAVARD, JEAN GUY  
INSPECTOR: RON TETREAULT

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.

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CASE NO: CE09111575  
CASE ADDR: 3201 NE 29 ST # 205  
OWNER: FALLICK, NINA & JACOB, CYNTHIA  
INSPECTOR: RON TETREAULT

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.

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CASE NO: CE09111576  
CASE ADDR: 3201 NE 29 ST # 206  
OWNER: GRAF, RUBY D  
INSPECTOR: RON TETREAULT

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.

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SPECIAL MAGISTRATE AGENDA  
CITY COMMISSION MEETING ROOM - CITY HALL  
JANUARY 21, 2010  
9 A.M.

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CASE NO: CE09111578  
CASE ADDR: 3201 NE 29 ST # 207  
OWNER: COVIELLO, JOSEPH & DOROTHEA  
INSPECTOR: RON TETREAULT

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.

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CASE NO: CE09111579  
CASE ADDR: 3201 NE 29 ST # 208  
OWNER: RAGUCCI, SAVERIA  
RAGUCCI, VICTOR  
INSPECTOR: RON TETREAULT

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.

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CASE NO: CE09111580  
CASE ADDR: 3201 NE 29 ST # 301  
OWNER: BUTLER, RICHARD M & JOAN E  
BUTLER, JOAN E  
INSPECTOR: RON TETREAULT

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.

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CASE NO: CE09111581  
CASE ADDR: 3201 NE 29 ST # 302  
OWNER: HALLBERG, VIRGINIA  
INSPECTOR: RON TETREAULT

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.

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CASE NO: CE09111582  
CASE ADDR: 3201 NE 29 ST # 303  
OWNER: PHILIPPS, HENRY P & PHILIPPS, MARTHA J  
INSPECTOR: RON TETREAULT

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.

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CASE NO: CE09111583  
CASE ADDR: 3201 NE 29 ST # 304  
OWNER: HINER, VIRGINIA R & HINER, MICHAEL A  
INSPECTOR: RON TETREAULT

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.

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SPECIAL MAGISTRATE AGENDA  
CITY COMMISSION MEETING ROOM - CITY HALL  
JANUARY 21, 2010  
9 A.M.

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CASE NO: CE09111584  
CASE ADDR: 3201 NE 29 ST # 305  
OWNER: SHAHADEY, PAULA 1/2 INT SHAHADEY, FRANK  
INSPECTOR: RON TETREAULT

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.

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CASE NO: CE09111586  
CASE ADDR: 3201 NE 29 ST # 306  
OWNER: CORLEY, JOE H & PATTY M  
INSPECTOR: RON TETREAULT

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.

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CASE NO: CE09111587  
CASE ADDR: 3201 NE 29 ST # 307  
OWNER: FORD, BRIAN J & FORD, ANNE C  
INSPECTOR: RON TETREAULT

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.

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CASE NO: CE09111588  
CASE ADDR: 3201 NE 29 ST # 308  
OWNER: IAMMATTEO, JACK & CARLA LE  
IAMMATTEO, PASCHAL ETAL  
INSPECTOR: RON TETREAULT

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.

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SPECIAL MAGISTRATE AGENDA  
CITY COMMISSION MEETING ROOM - CITY HALL  
JANUARY 21, 2010  
9 A.M.

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CITATION CASES  
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CASE NO: CT09110446  
CASE ADDR: 3128 SW 12 PL  
OWNER: US BANK NATIONAL ASSN  
% WILSHIRE CREDIT CORPORATION  
INSPECTOR: MARK CAMPBELL

VIOLATIONS: 24-28(a)  
THERE IS INADEQUATE SANITATION SERVICE FOR THE  
DUMPSTER ON THIS PROPERTY. THE CAPACITY OF THE  
CONTAINER OR ITS LEVEL OF SERVICE ARE INADEQUATE  
TO SERVE THE NEEDS OF THE PROPERTY.

-----  
CASE NO: CT09092009  
CASE ADDR: 38 PELICAN DR  
OWNER: 38 PELICAN DRIVE LLC  
INSPECTOR: ADAM FELDMAN

VIOLATIONS: 9-304(b)  
THIS VACANT LOT IS BEING USED FOR THE PARKING OF  
VEHICLES ON THE GRASS SURFACE ON AN ONGOING BASIS.  
THIS VIOLATION REPRESENTS A REPEAT VIOLATION OF  
CASE NUMBER CT09070405 WHERE A CITATION WAS ISSUED  
ON 07/10/09 FOR THE SAME VIOLATION.

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CASE NO: CT09110388  
CASE ADDR: 1700 N FEDERAL HWY  
OWNER: 19TH STREET INVESTORS INC  
INSPECTOR: MARY RICH

VIOLATIONS: 47-22.3.C.  
THE "HALLOWEEN USA" BANNER SIGN POSTED ON PROPERTY  
WITHOUT PERMIT.

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CASE NO: CT09110812  
CASE ADDR: 1001 NW 13 ST  
OWNER: STORACE, A & TRUDY  
INSPECTOR: WANDA SAPPINGTON

VIOLATIONS: 18-1.  
THERE IS TRASH, RUBBISH, AND DEBRIS SCATTERED  
ABOUT THE PROPERTY INCLUDING BUT NOT LIMITED TO  
LANDSCAPE DEBRIS. THE PROPERTY HAS BECOME  
OVERGROWN AND HAS NOT BEEN MAINTAINED.

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SPECIAL MAGISTRATE AGENDA  
CITY COMMISSION MEETING ROOM - CITY HALL  
JANUARY 21, 2010  
9 A.M.

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CASE NO: CT09110345  
CASE ADDR: 1496 NE 62 ST  
OWNER: BENNINGTON, DAVID & QUINN, TIMOTHY  
INSPECTOR: STEPHANIE BASS

VIOLATIONS: 18-1.  
THERE ARE DEAD PALM FRONDS SCATTERED ABOUT THE PROPERTY.

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CASE NO: CT09101904  
CASE ADDR: 2001 NE 59 ST  
OWNER: SCHILLING, VERONICA N  
VERONICA N SCHILLING REV TR  
INSPECTOR: STEPHANIE BASS

VIOLATIONS: 47-21.8. C.  
THE HEDGES ON THE PROPERTY BLOCK THE VISIBILITY OF THE  
ONCOMING TRAFFIC AND IS ALSO A SIGHT TRIANGLE VIOLATION.

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CASE NO: CT09110640  
CASE ADDR: 550 SW 28 AVE  
OWNER: ROBINSON, CARL  
INSPECTOR: ARETHA DAVIS

VIOLATIONS: 18-1.  
THERE IS A DERELICT AND INOPERABLE MAXIMA WITH  
FLAT TIRES AND WITHOUT A TAG DISPLAYED BENEATH THE  
CARPORT AT THIS OCCUPIED RESIDENTIAL PROPERTY. THE  
CITY OF FORT LAUDERDALE CONSIDERS THIS VIOLATION  
TO BE A THREAT TO THE HEALTH SAFETY AND WELFARE OF  
THE COMMUNITY.

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CASE NO: CT09092290  
CASE ADDR: 3340 AUBURN BLVD  
OWNER: D'HAITI, SHELLA  
INSPECTOR: ARETHA DAVIS

VIOLATIONS: 18-1.  
THERE IS MISCELLANEOUS RUBBISH, TRASH, AND DEBRIS ON  
THE REAR YARD OF THIS OCCUPIED, RESIDENTIAL PROPERTY.

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CASE NO: CT09111916  
CASE ADDR: 809 SE 18 CT  
OWNER: BLUE WAVE GROUP LLC  
INSPECTOR: DICK EATON

VIOLATIONS: 9-304(b)  
THERE ARE SEVERAL CARS THAT ARE CONTINUALLY PARKED  
ON THE GRASS/LAWN AREAS AT THIS PROPERTY.

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SPECIAL MAGISTRATE AGENDA  
CITY COMMISSION MEETING ROOM - CITY HALL  
JANUARY 21, 2010  
9 A.M.

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CASE NO: CT09111921  
CASE ADDR: 1440 S MIAMI RD  
OWNER: MAVIS, RICHARD  
INSPECTOR: DICK EATON

VIOLATIONS: 18-1.  
THERE IS TRASH AND DEBRIS ON THIS PROPERTY AND  
AROUND THE DUMPSTER INCLUDING, BUT NOT LIMITED TO,  
OVERSTUFFED FURNITURE AND OLD MATTRESSES.

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CASE NO: CT09101869  
CASE ADDR: 1545 NE 2 AVE  
OWNER: MCDONALD, ANGELA  
MCDONALD, STEVE  
INSPECTOR: TODD HULL

VIOLATIONS: 18-1.  
THE POOL AT THIS LOCATION IS FILLED WITH GREEN,  
STAGNANT WATER.

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CASE NO: CT09102485  
CASE ADDR: 1607 NW 2 AVE  
OWNER: PAMPAN, OSWALD  
INSPECTOR: TODD HULL

VIOLATIONS: 18-1.  
THERE IS A GREEN VOLKSWAGEN JETTA ON THE PROPERTY WITH  
A FLAT FRONT DRIVER SIDE TIRE AND NO LICENSE PLATE.

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CASE NO: CT09101669  
CASE ADDR: 149 ISLE OF VENICE  
OWNER: C L ISLE OF VENICE LLC  
INSPECTOR: URSULA THIME

VIOLATIONS: 18-1.  
VACANT LOT IS OVERGROWN AND LITTERED WITH PILES OF  
PALM BRANCHES AND OTHER YARD DEBRIS.

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CASE NO: CT09110499  
CASE ADDR: 416 NE 15 AVE # 1  
OWNER: ANM @ VICTORIA PARK LLC  
INSPECTOR: URSULA THIME

VIOLATIONS: 24-27.(b)  
SOLID WASTE CONTAINERS ARE LEFT NEXT TO THE ROAD  
AFTER COLLECTION.

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SPECIAL MAGISTRATE AGENDA  
CITY COMMISSION MEETING ROOM - CITY HALL  
JANUARY 21, 2010  
9 A.M.

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CASE NO: CT09110097  
CASE ADDR: 2530 KEY LARGO LN  
OWNER: HOOVER, BRYANT  
INSPECTOR: BARBARA UROW

VIOLATIONS: 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.

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CASE NO: CT09111829  
CASE ADDR: 3251 SW 1 TER  
OWNER: FANTOM REALTY INC  
INSPECTOR: BARBARA UROW

VIOLATIONS: 9-304(b)  
PARKING ON THE GRASS.

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CASE NO: CT09110448  
CASE ADDR: 220 SW 20 AVE  
OWNER: POWELL, GLENN & MENDEZ, MARA  
INSPECTOR: ANDRE CROSS

VIOLATIONS: 18-1.  
THE PROPERTY HAS BECOME OVERGROWN AND HAS NOT BEEN  
MAINTAINED.

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CASE NO: CT09102229  
CASE ADDR: 1500 SW 13 CT  
OWNER: GORE, BRIAN  
INSPECTOR: ANDRE CROSS

VIOLATIONS: 47-21.8.D.  
THE HEDGES THAT ARE IN THE SWALE AREA ARE OVERGROWN, NOT  
MAINTAINED, BLOCKING THE VISIBILITY OF ONCOMING TRAFFIC.

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CASE NO: CT09111459  
CASE ADDR: 1945 SW 5 PL  
OWNER: JV DEVELOPMENT GROUP INC  
INSPECTOR: ANDRE CROSS

VIOLATIONS: 18-1.  
THERE IS TRASH, RUBBISH, AND DEBRIS SCATTERED ABOUT  
THE PROPERTY INCLUDING, BUT NOT LIMITED TO, OLD  
PLYWOOD AND MISCELLANEOUS ITEMS.

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SPECIAL MAGISTRATE AGENDA  
CITY COMMISSION MEETING ROOM - CITY HALL  
JANUARY 21, 2010  
9 A.M.

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CASE NO: CT09110596  
CASE ADDR: 1041 NW 24 TER  
OWNER: ACEVEDO, SANTIAGO & MATOS, LETICIA  
INSPECTOR: INGRID GOTTLIEB

VIOLATIONS: 9-304(b)  
THERE ARE DIFFERENT VEHICLES BEING PARKED ON THE  
GRASS AT THIS PROPERTY.

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CASE NO: CT09100985  
CASE ADDR: 2322 NW 13 ST  
OWNER: HAWTHORNE, CARRIE MAE & HAWTHORNE, SHELTON  
INSPECTOR: INGRID GOTTLIEB

VIOLATIONS: 18-1.  
THERE IS OVERGROWTH, TRASH, AND DEBRIS ON THE  
PROPERTY AND SWALE OF THIS RENTAL HOUSE.

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CASE NO: CT09100874  
CASE ADDR: 2730 NW 26 ST  
OWNER: ISMA, GERALES & MELIANA P  
INSPECTOR: INGRID GOTTLIEB

VIOLATIONS: 18-1.  
THERE IS TRASH AND DEBRIS ON THE PROPERTY INCLUDING METAL  
GATES, WOOD, BUILDING MATERIALS, AND OTHER VARIOUS ITEMS.

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SPECIAL MAGISTRATE AGENDA  
CITY COMMISSION MEETING ROOM - CITY HALL  
JANUARY 21, 2010  
9 A.M.

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HEARING TO IMPOSE FINES  
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CASE NO: CT09060755  
CASE ADDR: 3670 SW 23 CT  
OWNER: LIGON, DAVID  
INSPECTOR: MARK CAMPBELL

VIOLATIONS: 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.

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CASE NO: CE09051847  
CASE ADDR: 1213 W LAS OLAS BLVD  
OWNER: OLSSON, VERA H EST  
INSPECTOR: WILLIAM SNOW

VIOLATIONS: 9-328(a)  
THE BUILDING ON THIS PROPERTY IS UNOCCUPIED AND  
ONE OR MORE DOORS, WINDOWS, OR OTHER OPENINGS ARE  
BROKEN, MISSING, OR UNSECURED WHICH ALLOWS  
UNAUTHORIZED ENTRY TO THE INTERIOR OF THE  
BUILDING. THE CITY REQUESTS THE RIGHT TO BOARD-UP  
THE BUILDING AS IT POSES A THREAT TO THE HEALTH,  
SAFETY, AND WELFARE OF THE COMMUNITY.

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CASE NO: CE07120555  
CASE ADDR: 3316 NE 38 ST  
OWNER: COHEN, LAWRENCE E & BARBARA F  
INSPECTOR: MARIO SOTOLONGO

VIOLATIONS: 9-278(e)  
THE STORM SHUTTERS ARE CLOSED COVERING WINDOWS  
AND DOORS OF THE HOUSE.

9-280(b)  
THE ROOF OVER THE HOUSE IS IN DISREPAIR. ALL THE  
ROOF TILES ARE MISSING.

9-280(h)  
WITHDRAWN

9-306  
THE EXTERIOR WALLS OF THE HOUSE ARE IN NEED OF  
PAINT. THERE ARE AREAS OF STAINED, PEELING, AND  
MISSING PAINT.

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SPECIAL MAGISTRATE AGENDA  
CITY COMMISSION MEETING ROOM - CITY HALL  
JANUARY 21, 2010  
9 A.M.

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CASE NO: CE09080433  
CASE ADDR: 2554 NASSAU LN  
OWNER: DEMAYO, JOSEPH 1/2 INT DEMAYO, INNA  
INSPECTOR: BARBARA UROW

VIOLATIONS: 18-11(b)  
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.

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CASE NO: CT09091819  
CASE ADDR: 421 NW 17 AVE  
OWNER: UTLEY, J & VELMA  
INSPECTOR: WILSON QUINTERO

VIOLATIONS: 18-1.  
THERE IS TRASH AND DEBRIS ON THE PROPERTY  
INCLUDING, BUT NOT LIMITED TO, CEMENT BLOCKS,  
BUCKETS, PIECES OF CONSTRUCTION MATERIALS,  
MISCELLANEOUS TRASH AND DEBRIS.

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CASE NO: CE09050380  
CASE ADDR: 501 NE 4 AVE  
OWNER: FERRO, ANA CRISTINA  
INSPECTOR: WILSON QUINTERO

VIOLATIONS: 9-280(b)  
THERE ARE BUILDING COMPONENTS ON THIS PROPERTY  
THAT ARE IN DISREPAIR OR NOT BEING MAINTAINED.  
THEY INCLUDE, BUT ARE NOT LIMITED TO, WINDOWS,  
FASCIA BOARDS, SOFFITS, ETC.

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CASE NO: CT09082544  
CASE ADDR: 315 NE 3 AVE # 1001  
OWNER: CLA STRADA UNIT OWNER LLC  
% RELATED GROUP  
INSPECTOR: URSULA THIME

VIOLATIONS: 17-7.(e)(3)  
THE SOUND EMISSION FROM THE GENERATOR, DURING  
TESTING, EXCEEDS THE ALLOWABLE LIMIT OF 68 DBA  
WHEN MEASURED AT THE REQUIRED DISTANCE OF 23 FEET.  
THE THREE TESTS CONDUCTED WITHIN THE REQUIRED ONE  
(1) HOUR TIME FRAME EXCEEDED THIS ALLOWABLE LIMIT.

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SPECIAL MAGISTRATE AGENDA  
CITY COMMISSION MEETING ROOM - CITY HALL  
JANUARY 21, 2010  
9 A.M.

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CASE NO: CE09090308  
CASE ADDR: 637 NE 18 AVE  
OWNER: SELIGMAN, HELEN & SELIGMAN, MICHAEL  
INSPECTOR: URSULA THIME

VIOLATIONS: 18-11(a)  
THE POOL AT THIS LOCATION IS FILLED WITH GREEN,  
STAGNANT WATER. WOOD STRUCTURE AND PLASTIC COVER  
ON TOP OF THE POOL IS OPEN. THE POOL IN THIS  
CONDITION IS A BREEDING PLACE FOR MOSQUITOES AND  
ENDANGERS THE PUBLIC HEALTH, SAFETY, AND WELFARE OF  
THE COMMUNITY.

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CASE NO: CE09090610  
CASE ADDR: 1030 NW 25 AVE  
OWNER: DWIGHT, NETTIE  
INSPECTOR: INGRID GOTTLIEB

VIOLATIONS: 47-21.6 L.  
THE STRUCTURE ON THIS PROPERTY HAS BEEN  
DEMOLISHED, LEAVING MOSTLY BARE DIRT, AND IS  
MISSING THE REQUIRED LIVING GROUND COVER.

---

CASE NO: CE09050526  
CASE ADDR: 2700 NW 16 ST  
OWNER: RHODES, JOHNNIE L LE  
RHODES-HURLEY, DANA ETAL  
INSPECTOR: INGRID GOTTLIEB

VIOLATIONS: 47-34.1.A.1.  
THERE ARE MULTIPLE ROOMS BEING RENTED OUT IN THIS  
RS-8 ZONED SINGLE-FAMILY HOME. THERE ARE LOCKS ON  
EACH OF THE DOORS.

9-278(h)  
THERE ARE SCREENS MISSING FROM MANY OF THE  
EXTERIOR WINDOWS.

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.

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SPECIAL MAGISTRATE AGENDA  
CITY COMMISSION MEETING ROOM - CITY HALL  
JANUARY 21, 2010  
9 A.M.

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CASE NO: CT09082388  
CASE ADDR: 2781 NW 19 ST  
OWNER: SANDS, SHAUN  
INSPECTOR: INGRID GOTTLIEB

VIOLATIONS: 18-1.  
THIS VACANT LOT AND SWALE ARE OVERGROWN WITH TALL WEEDS AND LITTERED WITH TRASH AND DEBRIS. THIS IS A REPEAT VIOLATION OF CASE # CT09031000.

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CASE NO: CE08060989  
CASE ADDR: 1121 NE 14 AVE  
OWNER: NESS, GREGORY A  
INSPECTOR: MARY RICH

VIOLATIONS: 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.

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CASE NO: CT08120951  
CASE ADDR: 1656 POINSETTIA DR  
OWNER: PAJONK, JEAN MARIE EST  
INSPECTOR: MARY RICH

VIOLATIONS: 18-27(a)  
THERE IS GRASS/PLANT/WEED OVERGROWTH, TRASH, RUBBISH, AND LANDSCAPE DEBRIS INCLUDING, BUT NOT LIMITED TO, REAR OF PROPERTY.

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CASE NO: CE09081869  
CASE ADDR: 2800 NE 20 CT  
OWNER: BLAIR INTERNATIONAL INC  
INSPECTOR: MARY RICH

VIOLATIONS: 18-11(b)  
THE POOL AT THIS LOCATION IS FILLED WITH GREEN, STAGNANT WATER.

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CASE NO: CT09041708  
CASE ADDR: 1101 W PROSPECT ROAD  
OWNER: EJC INVESTMENTS LLC  
INSPECTOR: SAL VISCUSI

VIOLATIONS: 18-27(a)  
THERE IS LAWN OVERGROWTH PRESENT ON THIS PROPERTY AND THE PROPERTY IS LITTERED WITH TRASH/RUBBISH/DEBRIS.

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SPECIAL MAGISTRATE AGENDA  
CITY COMMISSION MEETING ROOM - CITY HALL  
JANUARY 21, 2010  
9 A.M.

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CASE NO: CT09061277  
CASE ADDR: 3150 NW 66 ST  
OWNER: WHITE, MITCHELL M  
INSPECTOR: SAL VISCUSI

VIOLATIONS: 18-27(a)  
THERE IS LAWN/PLANT OVERGROWTH PRESENT ON THIS  
ENTIRE PROPERTY AND THE PROPERTY IS LITTERED WITH  
TRASH/RUBBISH/DEBRIS.

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CASE NO: CT09061403  
CASE ADDR: 6421 NW 34 AVE  
OWNER: PINHO, JIMMY  
INSPECTOR: SAL VISCUSI

VIOLATIONS: 18-27(a)  
THERE IS LAWN OVERGROWTH PRESENT ON THIS ENTIRE  
PROPERTY AND THIS PROPERTY IS LITTERED WITH  
TRASH/RUBBISH/DEBRIS.

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CASE NO: CE09060056  
CASE ADDR: 211 CAROLINA AVE  
OWNER: BARNES, PATRICIA LAW  
INSPECTOR: ARETHA DAVIS

VIOLATIONS: 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.

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CASE NO: CE09072131  
CASE ADDR: 537 SW 22 TER  
OWNER: PEONI, JAMES J  
INSPECTOR: ARETHA DAVIS

VIOLATIONS: 18-11(a)  
THIS VACANT PROPERTY HAS A POOL WHICH CONTAINS  
DIRTY, STAGNANT WATER CREATING A BREEDING GROUND  
FOR MOSQUITOES. THE CITY OF FORT LAUDERDALE  
CONSIDERS THIS VIOLATION TO BE A THREAT TO THE  
HEALTH, SAFETY, AND WELFARE OF THE COMMUNITY.

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CASE NO: CT09081744  
CASE ADDR: 2750 SW 2 ST  
OWNER: DIEUJUSTE, RENET  
INSPECTOR: ARETHA DAVIS

VIOLATIONS: 18-1.  
THERE IS OVERGROWN, GRASS, WEEDS, AND OTHER PLANT LIFE  
ON THIS PROPERTY. ADDITIONALLY, THERE IS RUBBISH, TRASH,  
AND DEBRIS ON THE PROPERTY AND THE SWALE.

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SPECIAL MAGISTRATE AGENDA  
CITY COMMISSION MEETING ROOM - CITY HALL  
JANUARY 21, 2010  
9 A.M.

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CASE NO: CE09081632  
CASE ADDR: 2760 SW 2 ST  
OWNER: KELLY, JAMES E &  
RINEHART, STEPHEN T & ROULUND R  
INSPECTOR: ARETHA DAVIS

VIOLATIONS: 9-280(b)  
EXTERIOR DOORS ARE IN DISREPAIR AS THE FRAMING HAS BEEN IMPROPERLY REPLACED ON MULTIPLE UNITS; THE EXTERIOR WALLS AROUND SEVERAL OF THE DOORS ARE DETERIORATING AND HAVE CHIPPED AWAY LEAVING GAPS BETWEEN THE DOOR AND THE WALL, THEREFORE, EXTERIOR DOORS ARE NOT WATER OR WEATHER TIGHT. THE SLIDING GLASS DOORS DOWNSTAIRS ARE IN DISREPAIR AS THEY ARE UNABLE TO BE SECURED SINCE THERE ARE NO LOCKING MECHANISMS. THE SOUTH END RAILINGS LEADING UPSTAIRS ARE IN DISREPAIR AS A SECTION IS NO LONGER ANCHORED AND WOBBLER. ANOTHER SECTION OF THE RAILING IS IN TWO SEPARATE PARTS AS IF CUT MAKING IT IMPOSSIBLE TO PROPERLY SUPPORT INDIVIDUALS TRAVELING UP AND DOWN THE STAIRS.

-----  
CASE NO: CE09050436  
CASE ADDR: 1238 NE 3 AVE  
OWNER: BRILL, RICHARD  
INSPECTOR: TODD HULL

VIOLATIONS: 9-328(a)  
THE BUILDING ON THIS PROPERTY IS VACANT WITH BROKEN OR MISSING 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.

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CASE NO: CE09061848  
CASE ADDR: 1408 NW 9 AVE  
OWNER: B & H REAL ESTATE MANAGEMENT LLC  
INSPECTOR: TODD HULL

VIOLATIONS: 9-308(b)  
THE ROOF ON THIS PROPERTY IS COVERED WITH A BLUE TARP AND IS NOT BEING KEPT FREE OF DEBRIS OR ANY OTHER ELEMENT WHICH IS NOT A PERMANENT PART OF THE BUILDING.

-----  
CASE NO: CT09071655  
CASE ADDR: 1440 NE 3 AVE  
OWNER: MEHAS, PETER  
INSPECTOR: TODD HULL

VIOLATIONS: 18-27(a)  
THERE IS OVERGROWTH, TRASH, AND DEBRIS ON THE PROPERTY.  
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SPECIAL MAGISTRATE AGENDA  
CITY COMMISSION MEETING ROOM - CITY HALL  
JANUARY 21, 2010  
9 A.M.

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CASE NO: CE09041562  
CASE ADDR: 1501 NW 8 AVE  
OWNER: PUBIEN, MICHAEL  
INSPECTOR: TODD HULL

VIOLATIONS: 9-328(a)  
THE BUILDING ON THIS PROPERTY IS VACANT WITH  
BROKEN OR MISSING 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.

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CASE NO: CT09090242  
CASE ADDR: 1310 SW 28 RD  
OWNER: HIGGINBOTHAM, GLYN EST  
INSPECTOR: ANDRE CROSS

VIOLATIONS: 18-1.  
THE PROPERTY HAS BECOME OVERGROWN (INCLUDING THE  
SWALE) AND HAS NOT BEEN MAINTAINED.

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CASE NO: CT09090367  
CASE ADDR: 1769 SW 29 AVE  
OWNER: RIVERLAND HOLDINGS LLC  
INSPECTOR: ANDRE CROSS

VIOLATIONS: 18-1.  
THE PROPERTY HAS BECOME OVERGROWN (INCLUDING THE  
SWALE) AND HAS NOT BEEN MAINTAINED.

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CASE NO: CT09082392  
CASE ADDR: 2061 SW 29 AVE  
OWNER: RIVERLAND HOLDINGS LLC  
INSPECTOR: ANDRE CROSS

VIOLATIONS: 18-1.  
THE PROPERTY HAS BECOME OVERGROWN (INCLUDING THE  
SWALE) AND HAS NOT BEEN MAINTAINED.

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CASE NO: CT09082396  
CASE ADDR: 2071 SW 29 AVE  
OWNER: RIVERLAND HOLDINGS LLC  
INSPECTOR: ANDRE CROSS

VIOLATIONS: 18-1.  
THE LAWN HAS BECOME OVERGROWN (INCLUDING THE  
SWALE) AND HAS NOT BEEN MAINTAINED.

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SPECIAL MAGISTRATE AGENDA  
CITY COMMISSION MEETING ROOM - CITY HALL  
JANUARY 21, 2010  
9 A.M.

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CASE NO: CT09090559  
CASE ADDR: 2460 SW 15 CT  
OWNER: HEIMBAUGH, JESSICA  
INSPECTOR: ANDRE CROSS

VIOLATIONS: 18-1.  
THE PROPERTY HAS BECOME OVERGROWN (INCLUDING THE SWALE) AND HAS NOT BEEN MAINTAINED.

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CASE NO: CT09090231  
CASE ADDR: 3040 SW 13 CT  
OWNER: US BANK NATIONAL ASSN  
% FLORIDA DEFAULT LAW GROUP  
INSPECTOR: ANDRE CROSS

VIOLATIONS: 18-1.  
THE PROPERTY HAS BECOME OVERGROWN AND HAS NOT BEEN MAINTAINED.

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CASE NO: CE09081724  
CASE ADDR: 208 SW 14 CT  
OWNER: DUVELSAINT, ERMITE & DUVELSAINT, LOVELT  
INSPECTOR: RON TETREAULT

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.  
  
NFPA 101:31.3.4.5.1  
HARDWIRED SMOKE DETECTORS ARE NOT INSTALLED IN ACCORDANCE WITH NFPA 31.3.4.5.1.

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CASE NO: CE09081727  
CASE ADDR: 340 SW 16 CT  
OWNER: CUTRUFO, GAETANO & VANESSA ANNA  
INSPECTOR: RON TETREAULT

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

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SPECIAL MAGISTRATE AGENDA  
CITY COMMISSION MEETING ROOM - CITY HALL  
JANUARY 21, 2010  
9 A.M.

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CASE NO: CE09050107  
CASE ADDR: 408 NE 2 AVE  
OWNER: LAS OLAS PROPERTIES INC  
INSPECTOR: RON TETREAULT

VIOLATIONS: NFPA 101:31.3.4.5.1  
HARDWIRED SMOKE DETECTORS ARE NOT INSTALLED IN ACCORDANCE  
WITH NFPA 31.3.4.5.1.

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CASE NO: CE09080800  
CASE ADDR: 500 SE 23 ST  
OWNER: CIANCOLA, LISA A REV LIV TR  
INSPECTOR: RON TETREAULT

VIOLATIONS: NFPA 101:31.3.4.5.1  
HARDWIRED SMOKE DETECTORS ARE NOT INSTALLED IN ACCORDANCE  
WITH NFPA 31.3.4.5.1.

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CASE NO: CE08120116  
CASE ADDR: 538 BAYSHORE DR  
OWNER: MCCOOK, ROBERT  
INSPECTOR: RON TETREAULT

VIOLATIONS: NFPA 101 31.3.4.5.1  
HARDWIRE SMOKE DETECTORS ARE NOT INSTALLED OUTSIDE EVERY  
SLEEPING AREA IN THE IMMEDIATE VICINITY OF THE BEDROOMS AND  
ON ALL LEVELS OF THE DWELLING UNIT, INCLUDING BASEMENTS  
  
NFPA 101:31.3.4.1.1  
A FIRE ALARM SYSTEM IS NOT INSTALLED.

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CASE NO: CE09090819  
CASE ADDR: 620 NW 10 TER  
OWNER: SALAMI, ALICE M & SALAMI, MOOJED O  
INSPECTOR: RON TETREAULT

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.  
  
NFPA 101:31.3.4.5.1  
HARDWIRED SMOKE DETECTORS ARE NOT INSTALLED IN ACCORDANCE  
WITH NFPA 31.3.4.5.1.

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SPECIAL MAGISTRATE AGENDA  
CITY COMMISSION MEETING ROOM - CITY HALL  
JANUARY 21, 2010  
9 A.M.

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CASE NO: CE09090818  
CASE ADDR: 623 NW 9 AVE  
OWNER: STEPHEN, STEPHENSON & STEPHEN, MARY JUDITH  
INSPECTOR: RON TETREAULT

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.

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CASE NO: CE09072664  
CASE ADDR: 1050 NE 7 AVE  
OWNER: FORT LAUDERDALE PROPERTIES II INC  
INSPECTOR: RON TETREAULT

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.

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CASE NO: CE09090757  
CASE ADDR: 1177 NE 11 ST  
OWNER: MARS, MARCUS  
INSPECTOR: RON TETREAULT

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.

NFPA 1:1.7.6.2  
THE ELECTRICAL METER ROOM IS BEING USED FOR STORAGE.

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CASE NO: CE09061042  
CASE ADDR: 1450 N DIXIE HWY  
OWNER: TAYLOR, NORMAN GRANGE III  
INSPECTOR: RON TETREAULT

VIOLATIONS: NFPA 101:31.3.4.5.1  
HARDWIRED SMOKE DETECTORS ARE NOT INSTALLED IN ACCORDANCE  
WITH NFPA 31.3.4.5.1.

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SPECIAL MAGISTRATE AGENDA  
CITY COMMISSION MEETING ROOM - CITY HALL  
JANUARY 21, 2010  
9 A.M.

---

CASE NO: CE09040548  
CASE ADDR: 3012 SEVILLE ST  
OWNER: PORCELLI, HECTOR  
INSPECTOR: RON TETREAULT

VIOLATIONS: NFPA 101:31.3.4.5.1  
HARDWIRED SMOKE DETECTORS ARE NOT INSTALLED IN ACCORDANCE  
WITH NFPA 31.3.4.5.1.

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CASE NO: CE07120387  
CASE ADDR: 3400 SW 12 PL  
OWNER: AMERICAN ONE RENTALS INC  
INSPECTOR: RON TETREAULT

VIOLATIONS: NFPA 101 31.3.4.5.1  
HARDWIRED SMOKE DETECTORS NOT INSTALLED.

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CASE NO: CE09071796  
CASE ADDR: 5220 NE 14 WAY  
OWNER: L & S APARTMENTS INC  
INSPECTOR: RON TETREAULT

VIOLATIONS: NFPA 101:31.3.4.5.1  
HARDWIRED SMOKE DETECTORS ARE NOT INSTALLED IN ACCORDANCE  
WITH NFPA 31.3.4.5.1.

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CASE NO: CE08100198  
CASE ADDR: 1106 NW 10 TER  
OWNER: VOLKMANN, ALEXANDRA SUSAN  
INSPECTOR: WANDA SAPPINGTON

VIOLATIONS: 9-328(b)  
THE DOORS AND WINDOWS AND/OR OTHER OPENINGS OF THIS  
BUILDING HAVE BEEN BOARDED WITHOUT OBTAINING A CURRENT  
AND VALID CITY ISSUED BOARD-UP CERTIFICATE.

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SPECIAL MAGISTRATE AGENDA  
CITY COMMISSION MEETING ROOM - CITY HALL  
JANUARY 21, 2010  
9 A.M.

-----  
RETURN HEARING (OLD BUSINESS)  
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CASE NO: CE09080259  
CASE ADDR: 1624 SW 28 WAY  
OWNER: MTG FINANCE LLC  
INSPECTOR: ANDRE CROSS

VIOLATIONS: 9-280(b)  
THE EXTERIOR DOORS ARE NOT IN A WEATHERTIGHT CONDITION.

9-280(f)  
THERE ARE SINKS THAT WERE INSTALLED ON THE OUTSIDE  
OF THIS PROPERTY.

9-280(g)  
THERE ARE EXPOSED WIRES COMING FROM THE SMOKE  
DETECTORS AND WALL SOCKETS.

9-280(h)(1)  
THE WOODEN FENCE IS IN DISREPAIR; PORTIONS OF THE  
WOODEN FENCE HAVE BEEN REMOVED LEAVING ONLY THE POST.

9-308(a)  
THE ROOF IS LEAKING IN THE FRONT, ALTERED EFFICIENCY  
AT THIS PROPERTY CAUSING STAINS ON THE CEILING.

BCZ 39-275(6)(b)  
THERE IS OUTSIDE STORAGE OF A MECHANICAL TOOL BOX  
STORED IN FRONT OF THIS PROPERTY.

-----  
CASE NO: CE09062091  
CASE ADDR: 521 SW 27 TER  
OWNER: JOSEPH, JEAN LEONCE  
INSPECTOR: ARETHA DAVIS

VIOLATIONS: 9-279(g)  
THE PLUMBING AND FIXTURES IN BOTH BATHROOMS ARE IN  
DISREPAIR INCLUDING KNOBS THAT DO NOT ALLOW WATER  
TO BE TURNED ON OR OFF; THE BATHTUB PLUMBING IN ONE  
BATHROOM DOES NOT WORK AT ALL; THE TOILET LEAKS AT  
THE BASE; THE PLUMBING BENEATH THE KITCHEN SINK LEAKS.

9-280(b)  
THE CEILING IN ONE OF THE BEDROOMS HAS A WOOD PLANK  
WHERE THE ROOF CAVED IN AND THE CEILING IN THIS BEDROOM  
IS SAGGING FROM WATER DAMAGE. THE CLOSET IN ANOTHER  
BEDROOM HAS A HOLE IN THE WALL AND APPEARS TO HAVE  
EXTENSIVE WATER DAMAGE. A BEDROOM WINDOW IS BROKEN  
AND THERE IS A HOLE IN THE BATHROOM WINDOW.

9-308(a)  
THERE ARE MULTIPLE ROOF LEAKS: 1 BEDROOM HAS A WOOD  
PLANK IN THE CEILING WHERE THE ROOF CAVED IN AND THE  
CEILING IN THIS BEDROOM IS SAGGING FROM WATER DAMAGE;  
THE CLOSET IN ANOTHER BEDROOM HAS A HOLE IN THE WALL  
AND APPEARS TO HAVE EXTENSIVE WATER DAMAGE.  
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SPECIAL MAGISTRATE AGENDA  
CITY COMMISSION MEETING ROOM - CITY HALL  
JANUARY 21, 2010  
9 A.M.

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CASE NO: CE08031661  
CASE ADDR: 2902 E SUNRISE BLVD  
OWNER: ESPOSITO ENTERPRISES INC  
INSPECTOR: ADAM FELDMAN

VIOLATIONS: 18-27(a)  
THERE IS OVERGROWTH, TRASH, RUBBISH, AND DEBRIS IN  
THE REAR OF THE PROPERTY.

47-19.9.  
WITHDRAWN

47-20.20.D.  
THE PARKING LOT IN THE REAR OF THE BUSINESS IS BEING  
USED TO STORE MERCHANDISE, EQUIPMENT, AND INVENTORY.  
THE PARKING LOT IS ALSO BEING USED TO MAKE REPAIRS  
TO MOTORCYCLES AND SCOOTERS WHICH IS NOT PERMITTED.

47-20.20.H.  
THE PARKING LOT IN THE REAR OF THE BUSINESS IS IN DISREPAIR  
IN THAT IT IS IN NEED OF RESURFACING/RESTRIPIING. THERE ARE  
SEVERAL WHEELSTOPS THAT ARE BROKEN/IN NEED OF PAINTING.

47-20.20.I.  
THE PARKING LOT IS NOT IN CONFORMANCE WITH THE APPROVED  
SITE PLAN IN THAT THE PARKING AREA HAS BEEN ALTERED.

47-21.8.A.  
THE LANDSCAPING IN THE REAR OF THE PROPERTY IS NOT  
BEING MAINTAINED.

47-24.1.B.  
THE PROPERTY IS BEING USED TO OPERATE A SCOOTER  
RENTAL BUSINESS WITHOUT THE REQUIRED DEVELOPMENT  
PERMIT IN SLA ZONING DISTRICT.

47-34.1.A.1.  
NON-PERMITTED LAND USE.  
THE PROPERTY IS BEING USED FOR OUTSIDE STORAGE OF GOODS  
AND MATERIALS TO INCLUDE, BUT NOT LIMITED TO, TRAILERS,  
MOTORCYCLES/SCOOTERS AND SIGNAGE. THE PROPERTY IS ALSO  
BEING USED FOR THE SALE, WHOLESALE AND RETAIL, OF  
SCOOTERS/MOTORCYCLES WHICH IS NOT PERMITTED IN SLA ZONING.

9-280(b)  
THE AWNING ON THE SOUTH SIDE OF THE PROPERTY IS TORN AND  
IN DISREPAIR; THE GLASS DOOR ON THE SOUTH SIDE OF THE  
PROPERTY IS IN DISREPAIR IN THAT IT IS COVERED WITH PLYWOOD.

9-280(g)  
THERE ARE ELECTRICAL (LIGHT) FIXTURES ON THE PROPERTY THAT  
ARE IN DISREPAIR IN THAT THEY ARE NOT BEING MAINTAINED.

47-22.3.X.1.  
THERE IS SIGNAGE ON THE STORE FRONT WINDOWS THAT COVER/EXCEED  
MORE THAN TWENTY PERCENT OF THE GLASS SURFACE.  
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SPECIAL MAGISTRATE AGENDA  
CITY COMMISSION MEETING ROOM - CITY HALL  
JANUARY 21, 2010  
9 A.M.

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CASE NO: CE08120817  
CASE ADDR: 100 E LAS OLAS BLVD  
OWNER: SVP LAS OLAS LIMITED PRTRNSP  
INSPECTOR: ADAM FELDMAN

VIOLATIONS: 47-19.1.C.  
NO ACCESSORY USE OR STRUCTURE SHALL BE PERMITTED TO BE  
USED IF THE PRINCIPLE STRUCTURE IS NO LONGER IN USE.  
THE VACANT LOT IS BEING USED TO VALET PARK/STORE  
VEHICLES FROM THE ADJACENT CONDOMINIUM.

47-19.5.J.1.  
THERE IS A TEMPORARY FENCE WITH SCREENING THAT SURROUNDS  
THE PROPERTY/VACANT LOT. THERE IS NO CURRENT SITE PLAN  
APPROVAL AND NO PERMITS ON FILE TO DATE.

47-21.6.L.  
THIS UNDEVELOPED PARCEL OF LAND HAS EXPOSED SAND,  
SOIL, AND GRAVEL.

47-34.1.A.1.  
THE VACANT LOT IS BEING USED TO STORE CONSTRUCTION  
MATERIALS/EQUIPMENT.

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CASE NO: CE09080131  
CASE ADDR: 1051 NW 49 ST  
OWNER: SMITH, KEITH  
INSPECTOR: SAL VISCUSI

VIOLATIONS: 18-7(b)  
THERE IS A SINGLE-FAMILY RESIDENCE LOCATED ON THIS  
PROPERTY THAT HAS HAD ALL DOORS, WINDOWS, OR OTHER  
OPENINGS BOARDED UP WITHOUT FIRST OBTAINING THE  
REQUIRED BOARD-UP CERTIFICATE FROM THE CITY OF  
FORT LAUDERDALE.

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CASE NO: CE09050439  
CASE ADDR: 486 NW 17 PL  
OWNER: ST LOUIS, JOSEPH & MUREGNE  
INSPECTOR: TODD HULL

VIOLATIONS: 9-308(b)  
THERE ARE STACKS OF LOOSE ROOFING TILES THAT HAVE  
NOT BEEN PERMANENTLY INSTALLED ON THE ROOF OF THE  
BUILDING ON THIS PROPERTY.

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CASE NO: CE09101635  
CASE ADDR: 1400 NW 8 AVE # A  
OWNER: UNITED REALTY MANAGEMENT INC  
INSPECTOR: TODD HULL

VIOLATIONS: 9-279(f)  
THIS PROPERTY IS BEING OCCUPIED WITHOUT CONNECTION  
TO THE CITY'S WATER SERVICE.  
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SPECIAL MAGISTRATE AGENDA  
CITY COMMISSION MEETING ROOM - CITY HALL  
JANUARY 21, 2010  
9 A.M.

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CASE NO: CE09090698  
CASE ADDR: 220 SW 8 ST  
OWNER: SHARPE, BARRINGTON I  
INSPECTOR: RON TETREAULT

VIOLATIONS: NFPA 101:31.3.4.5.1  
HARDWIRED SMOKE DETECTORS ARE NOT INSTALLED IN ACCORDANCE  
WITH NFPA 31.3.4.5.1.

NFPA 1:10.12.1.2  
ADDRESS AND/OR UNIT NUMBERS ARE NOT POSTED CONSISTENT WITH  
THE CODE.

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CASE NO: CE09090696  
CASE ADDR: 228 SW 8 ST  
OWNER: SHARPE, BARRINGTON I  
INSPECTOR: RON TETREAULT

VIOLATIONS: NFPA 101:31.3.4.5.1  
HARDWIRED SMOKE DETECTORS ARE NOT INSTALLED IN ACCORDANCE  
WITH NFPA 31.3.4.5.1.

NFPA 1:10.12.1.2  
ADDRESS AND/OR UNIT NUMBERS ARE NOT POSTED  
CONSISTENT WITH THE CODE.

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CASE NO: CE09110702  
CASE ADDR: 250 N ANDREWS AVE  
OWNER: CITY CENTER HOTEL GROUP LTD  
INSPECTOR: RON TETREAULT

VIOLATIONS: F-21.1.3  
THE SMOKE CONTROL SYSTEM HAS NOT BEEN CERTIFIED ANNUALLY BY  
A BROWARD COUNTY LICENSED TEST AND BALANCE COMPANY.

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CASE NO: CE09062637  
CASE ADDR: 425 NE 8 ST  
OWNER: LYNCH, RALPH L  
INSPECTOR: RON TETREAULT

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.

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<b>INSPECTOR</b>	<b>PAGES</b>
<b>Bass, Stephanie</b>	<b>1, 23</b>
<b>Campbell, Mark</b>	<b>3, 4, 22, 27</b>
<b>Champagne, Leonard</b>	
<b>Crase, Lynda</b>	
<b>Cross, Andre</b>	<b>8, 9, 10, 25, 33, 34, 38</b>
<b>Davis, Aretha</b>	<b>10, 11, 12, 13, 23, 31, 32, 38</b>
<b>DelRio, Alejandro</b>	
<b>Eaton, Dick</b>	<b>7, 23, 24</b>
<b>Feldman, Adam</b>	<b>2, 3, 22, 39, 40</b>
<b>Gottlieb, Ingrid</b>	<b>4, 5, 26, 29, 30</b>
<b>Hull, Todd</b>	<b>4, 24, 32, 33, 40</b>
<b>Lauridsen, Karl</b>	
<b>Nigg, Linda</b>	
<b>Patterson, Bridget</b>	
<b>Quintero, Wilson</b>	<b>5, 6, 28</b>
<b>Rich, Mary</b>	<b>22, 30</b>
<b>Roque, Maria</b>	
<b>Sappington, Wanda</b>	<b>1, 22</b>
<b>Snow, Bill</b>	<b>1, 27</b>
<b>Sotolongo, Mario</b>	<b>7, 8, 27</b>
<b>Tetreault, Ron</b>	<b>13, 14, 15, 16, 17, 18, 19, 20, 21, 34, 35, 36, 37, 41</b>
<b>Thime, Ursula</b>	<b>1, 24, 28, 29</b>
<b>Urow, Barbara</b>	<b>2, 25, 28</b>
<b>Viscusi, Salvatore</b>	<b>2, 30, 31, 40</b>
<b>New Cases:</b>	<b>Pages: 1 - 21</b>
<b>Citation Cases:</b>	<b>Pages: 22 - 26</b>
<b>Hearing to Impose Fines:</b>	<b>Pages: 27 - 37</b>
<b>Return Hearing:</b>	<b>Pages: 38 - 41</b>