



CITY OF  
FORT  
LAUDERDALE

*Venice of America*

# SPECIAL MAGISTRATE HEARING AGENDA

April 29, 2010

9:00 A.M.

**COMMISSION MEETING ROOM  
CITY HALL**

100 N ANDREWS AVE

**H. MARK PURDY  
PRESIDING**

SPECIAL MAGISTRATE AGENDA  
CITY COMMISSION MEETING ROOM - CITY HALL  
APRIL 29, 2010  
9 A.M.

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HEARING SCHEDULED  
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CASE NO: CE10030726  
CASE ADDR: 2281 SW 14 CT  
OWNER: BROWN BANK III LP  
INSPECTOR: ANDRE CROSS

VIOLATIONS: 18-12(a)  
THE PROPERTY HAS BECOME OVERGROWN (INCLUDING THE  
SWALE) AND HAS NOT BEEN MAINTAINED.

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CASE NO: CE10022175  
CASE ADDR: 516 NE 13 ST  
OWNER: BCC ACQUISITIONS LLC  
INSPECTOR: ADAM FELDMAN

VIOLATIONS: 47-24.1.B.  
THE PROPERTY IS CURRENTLY BEING OCCUPIED AND USED  
AS A MEDICAL CLINIC. THIS USE IS CONSIDERED A  
CHANGE OF USE FROM ITS PRIOR OCCUPANCY OF OFFICE  
USE ONLY. THIS NEW USE REQUIRES A DEVELOPMENT  
PERMIT AND DRC APPROVAL THROUGH THE CITY OF FORT  
LAUDERDALE PRIOR TO OCCUPANCY AND USE.

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CASE NO: CE10011890  
CASE ADDR: 207 NW 7 AVE  
OWNER: TAYLOR, LEATHA  
INSPECTOR: WILSON QUINTERO

VIOLATIONS: 9-306  
THE EXTERIOR OF THE STRUCTURE ON THIS DWELLING  
CONSISTS OF BARE STUCCO AND NEEDS TO BE PAINTED.

9-308(a)  
THE ROOF OF THIS DWELLING IS COVERED WITH A BLUE  
TARP, AND IS NOT MAINTAINED IN A SAFE, SECURE, AND  
WATERTIGHT CONDITION.

9-313(a)  
THERE ARE NO HOUSE NUMBERS DISPLAYED OR VISIBLE ON  
THIS PROPERTY.

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CASE NO: CE10030509  
CASE ADDR: 1214 BAYVIEW DR  
OWNER: BANDELAC, CATHERINE  
INSPECTOR: MARY RICH

VIOLATIONS: 18-12(a)  
THERE IS GRASS/PLANT/WEED OVERGROWTH, TRASH,  
RUBBISH, AND DEBRIS ON PROPERTY AND SWALE.

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CASE NO: CE10021464  
CASE ADDR: 1220 NW 6 CT  
OWNER: CAPITAL HOMES LENDING LLC  
INSPECTOR: WANDA SAPPINGTON

VIOLATIONS: 18-7(b)  
THIS PROPERTY HAS BEEN BOARDED WITHOUT THE  
REQUIRED BOARDING CERTIFICATE.

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CASE NO: CE10031961  
CASE ADDR: 1700 SE 12 CT  
OWNER: GFM II LLC  
INSPECTOR: WILLIAM SNOW

VIOLATIONS: 47-34.1.A.1.  
THIS RS-8 ZONED SINGLE-FAMILY RESIDENCE IS BEING USED AS  
A SHORT-TERM VACATION RENTAL PROPERTY. SHORT-TERM RENTAL  
OF A SINGLE FAMILY RESIDENCE IN AN RS-ZONED DISTRICT IS  
NOT A PERMITTED USE OF THIS RS-8 ZONED SINGLE FAMILY  
RESIDENCE PURSUANT TO ULDR TABLE, SECITON 47-5.11.

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CASE NO: CE10030040  
CASE ADDR: 3701 NE 34 AVE  
OWNER: STODDARD, DONNA M  
INSPECTOR: MARIO SOTOLONGO

VIOLATIONS: 47-34.1.A.1.  
THE PROPERTY IS BEING USED AS A SHORT-TERM VACATION RENTAL.  
THIS IS NON-PERMITTED USE OF A RESIDENTIAL DWELLING IN RS-8  
ZONING, PURSUANT TO ULDR TABLE, SECTION 47-5.11.

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CASE NO: CE10022729  
CASE ADDR: 1435 S MIAMI RD  
OWNER: FLORES, EDUARDO I & FLORES, EVA M  
INSPECTOR: DICK EATON

VIOLATIONS: 18-12(a)  
THERE IS OVERGROWTH THROUGHOUT THIS PROPERTY  
INCLUDING WEEDS GROWING UP THROUGH THE PAVERS IN  
THE COURTYARD. THERE IS TRASH AND DEBRIS ON THE  
PROPERTY INCLUDING, BUT NOT LIMITED TO, AN  
AUTOMOTIVE ENGINE IN THE DRIVE AND PILES OF  
GARBAGE BAGS AND LAWN DEBRIS.

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CASE NO: CE10031408  
CASE ADDR: 1440 S MIAMI RD  
OWNER: MAVIS, RICHARD  
INSPECTOR: DICK EATON

VIOLATIONS: 18-12(a)  
THERE IS LOOSE TRASH AND DEBRIS SCATTERED ON THE GROUND  
INSIDE THE DUMPSTER ENCLOSURE. THERE IS ALSO AN OLD  
PIECE OF FURNITURE SITTING BEHIND THE ENCLOSURE.

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CASE NO: CE10031934  
CASE ADDR: 1833 NW 25 AVE  
OWNER: PUGHSLEY, JACKIE  
INSPECTOR: INGRID GOTTLIEB

VIOLATIONS: 9-279(f)  
THIS HOUSE IS CURRENTLY INHABITED WITHOUT CITY  
WATER SERVICE.

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CASE NO: CE10031421  
CASE ADDR: 2320 NW 23 LN  
OWNER: ADAMS, DOROTHY THOMAS  
INSPECTOR: INGRID GOTTLIEB

VIOLATIONS: 18-4(c)  
THERE IS A WRECKED AND INOPERABLE GREEN VOLKSWAGEN  
PARKED ON THIS PROPERTY.

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CASE NO: CE10032267  
CASE ADDR: 2201 SUNRISE KEY BLVD  
OWNER: BERNAGENE, ROMANE  
INSPECTOR: URSULA THIME

VIOLATIONS: 18-11(b)  
THE SWIMMING POOL LOCATED AT THE BACK OF THIS  
UNOCCUPIED PROPERTY HAS STAGNANT WATER, TRASH, AND  
DEBRIS. THE BUILDING DOES NOT HAVE THE REQUIRED  
UTILITY SERVICES AND SAFEGUARDS HAVE NOT BEEN  
TAKEN TO PREVENT THE PROLIFERATION OF MOSQUITOES  
OR ANIMALS FROM FALLING INTO OR HAVING ACCESS TO  
THE POOL PER CODE ORDINANCE. THE PROPERTY IN THIS  
CONDITION IS A PUBLIC NUISANCE.

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CASE NO: CE10030947  
CASE ADDR: 716 NE 7 ST  
OWNER: PAPERMAN, JEFF  
INSPECTOR: URSULA THIME

VIOLATIONS: 18-12(a)  
THERE IS TRASH AND DEBRIS SCATTERED ABOUT THE  
PROPERTY AND SWALE INCLUDING, BUT NOT LIMITED TO,  
BOTTLES, SMALL PAPER BAGS, CANS, ETC. THE PROPERTY  
AND SWALE HAVE BECOME OVERGROWN AND HAVE NOT BEEN  
MAINTAINED.

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CASE NO: CE10021816  
CASE ADDR: 1103 NW 7 TER  
OWNER: BOWDEN, BRENT  
INSPECTOR: TODD HULL

VIOLATIONS: 18-12(a)  
THE PROPERTY HAS BECOME OVERGROWN AND THERE IS  
TRASH AND DEBRIS SCATTERED ABOUT THE PROPERTY.

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CASE NO: CE10022126  
CASE ADDR: 1145 N ANDREWS AVE  
OWNER: FEDERAL NATIONAL MORTGAGE ASSN  
INSPECTOR: TODD HULL

VIOLATIONS: 18-12(a)  
THERE IS OVERGROWTH, TRASH, AND DEBRIS ON THE PROPERTY.

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CASE NO: CE10022590  
CASE ADDR: 1445 NW 2 AVE  
OWNER: RHODES-MONTGOMERY, JACQUELINE N  
INSPECTOR: TODD HULL

VIOLATIONS: 18-12(a)  
THE PROPERTY HAS BECOME OVERGROWN AND THERE IS  
TRASH AND DEBRIS SCATTERED ABOUT THE PROPERTY.

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CASE NO: CE10030175  
CASE ADDR: 1445 NW 2 AVE  
OWNER: RHODES-MONTGOMERY, JACQUELINE N  
INSPECTOR: TODD HULL

VIOLATIONS: 18-7(a)  
THE BUILDING ON THIS PROPERTY IS VACANT WITH BROKEN,  
MISSING, OR UNSECURED DOORS, WINDOWS, OR OTHER OPENINGS  
ALLOWING UNAUTHORIZED ACCESS TO THE INTERIOR.

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CASE NO: CE10031914  
CASE ADDR: 1731 NE 2 AVE  
OWNER: BLOOR, JAMES L  
INSPECTOR: TODD HULL

VIOLATIONS: 18-4(c)  
THERE IS A WHITE MAZDA PICK-UP TRUCK WITHOUT A LICENSE PLATE  
BEING STORED ON THIS PROPERTY.

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CASE NO: CE10030757  
CASE ADDR: 421 PENNSYLVANIA AVE  
OWNER: FLETCHER, DWAYNE  
FLETCHER, GISELA  
INSPECTOR: ARETHA DAVIS

VIOLATIONS: 18-12(a)  
NUISANCE - THERE IS AN ACCUMULATION OF OVERGROWTH,  
RUBBISH, TRASH, AND DEBRIS ON THE PROPERTY AND SWALE  
OF THIS RESIDENTIAL PROPERTY THAT APPEARS TO BE OCCUPIED.

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CASE NO: CE10031100  
CASE ADDR: 637 W DAYTON CIR  
OWNER: JONES, CARL & JONES, SHIRLEY E  
INSPECTOR: ARETHA DAVIS

VIOLATIONS: 18-4(c)  
NUISANCE - THERE IS A DERELICT/INOPERABLE OLDER  
MODEL CAR, IMPERIAL, WITH TIRES SUNKEN INTO THE  
GROUND AND AN EXPIRED TAG.

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CASE NO: CE10031107  
CASE ADDR: 649 W DAYTON CIR  
OWNER: VILBRUN, JOSEPH  
JOSEPH, ISMERA  
INSPECTOR: ARETHA DAVIS

VIOLATIONS: 18-4(c)  
NUISANCE - THERE IS A DERELICT/INOPERABLE WRECKED  
GOLD HYUNDAI XG300 WITHOUT A TAG BENEATH THE CARPORT.

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CASE NO: CE10031518  
CASE ADDR: 1015 SW 25 AVE  
OWNER: MCMULLAN, PHILLIP DJ  
ORTIZ, EDGAR DAVID  
INSPECTOR: ARETHA DAVIS

VIOLATIONS: 18-12(a)  
NUISANCE - THERE IS AN ACCUMULATION OF OVERGROWTH  
AT THIS RESIDENTIAL PROPERTY THAT APPEARS OCCUPIED  
AND THE SWALE.

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CASE NO: CE10030917  
CASE ADDR: 1208 SW 30 AVE  
OWNER: WANDIQUE, MERLYN  
INSPECTOR: ARETHA DAVIS

VIOLATIONS: 18-12(a)  
NUISANCE - THERE IS MISCELLANEOUS RUBBISH, TRASH, AND  
DEBRIS IN THE REAR SIDE YARDS, VISIBLE FROM THE STREET,  
ON THIS RESIDENTIAL PROPERTY THAT APPEARS OCCUPIED.

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CASE NO: CE10022714  
CASE ADDR: 3340 AUBURN BLVD  
OWNER: D'HAITI, SHELLA  
INSPECTOR: ARETHA DAVIS

VIOLATIONS: 47-39.A.1.b.(9)(f)2.  
MOBILE HOME IS BEING PARKED/STORED IN THE REAR  
YARD ON A LANDSCAPE REQUIRED AREA.

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CASE NO: CE10030964  
CASE ADDR: 3431 JACKSON BLVD  
OWNER: SCHWARTZ, LARRY 3431 TR  
GONFRA REAL ESTATE SOL INC  
INSPECTOR: ARETHA DAVIS

VIOLATIONS: 18-12(a)  
NUISANCE - THERE IS AN ACCUMULATION OF OVERGROWTH  
ON THIS RESIDENTIAL PROPERTY THAT APPEARS TO BE  
OCCUPIED AND THE SWALE.

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CASE NO: CE10033047  
CASE ADDR: 229 S FT LAUD BEACH BLVD  
OWNER: EL-AD FL BEACH LLC  
INSPECTOR: RON TETREault

VIOLATIONS: NFPA 25:12.7.1  
THE FIRE DEPARTMENT CONNECTION (FDC) CAP(S)/PLUG(S) IS(ARE)  
MISSING.

NFPA 1:13.3.1.1  
THE FIRE SPRINKLER SYSTEMS ARE IN NEED OF SERVICE.

MO SEC. 9-313.  
ADDRESS IS NOT POSTED ACCORDING TO THE CODE.

NFPA 101:13.2.2.2.3  
PANIC OR FIRE HARDWARE NOT PROVIDED AS PER CODE.

NFPA 25:5.3.3.1  
THE SPRINKLER SYSTEM ALARM BELL DOES NOT FUNCTION AS  
DESIGNED.

NFPA 1:14.4.1  
THE PATH OF EGRESS IS OBSTRUCTED/BLOCKED.

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CASE NO: CE10033020  
CASE ADDR: 111 SW 2 AVE  
OWNER: #111 PROPERTIES INC  
INSPECTOR: RON TETREAULT

VIOLATIONS: NFPA 1:13.3.2.1  
SPRINKLER PROTECTION IS REQUIRED.

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CASE NO: CE10030693  
CASE ADDR: 639 NE 10 AVE # 101  
OWNER: BAEZ, OSCAR  
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: CE10030694  
CASE ADDR: 639 NE 10 AVE # 102  
OWNER: MEJIA, NELLY  
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: CE10030695  
CASE ADDR: 639 NE 10 AVE # 103  
OWNER: LORING, CHARLES  
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: CE10030696  
CASE ADDR: 639 NE 10 AVE # 104  
OWNER: DIEZ, PEDRO QUINTANA  
GALLAGHER, KEVIN  
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: CE10030697  
CASE ADDR: 639 NE 10 AVE # 105  
OWNER: BROOKS, PHILIP  
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: CE10030698  
CASE ADDR: 639 NE 10 AVE # 201  
OWNER: SALGAR, ALVARO  
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: CE10030699  
CASE ADDR: 639 NE 10 AVE # 202  
OWNER: US BANK NATIONAL ASSN  
% BAC HOME LOANS SERVICING  
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: CE10030701  
CASE ADDR: 639 NE 10 AVE # 203  
OWNER: CHERRYWOOD CORPORATION  
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: CE10030702  
CASE ADDR: 639 NE 10 AVE # 204  
OWNER: TAVARES, MARGARITA  
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: CE10030704  
CASE ADDR: 639 NE 10 AVE # 205  
OWNER: CHERRYWOOD CORPORATION  
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: CE10031380  
CASE ADDR: 815 MIDDLE RIVER DR # 116  
OWNER: MILTON DOVER LLC  
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: CE10031382  
CASE ADDR: 815 MIDDLE RIVER DR # 117  
OWNER: TURPIN, DEBRA K & TURPIN, FRANCIS PAUL JR  
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: CE10031384  
CASE ADDR: 815 MIDDLE RIVER DR # 201  
OWNER: GALVIN, KATHLEEN  
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: CE10031386  
CASE ADDR: 815 MIDDLE RIVER DR # 202  
OWNER: E & S REAL ESTATE LLC  
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: CE10031387  
CASE ADDR: 815 MIDDLE RIVER DR # 203  
OWNER: FERRONATTO, LUIS CARLOS  
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: CE10031388  
CASE ADDR: 815 MIDDLE RIVER DR # 204  
OWNER: NELSON, DEBORAH 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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CASE NO: CE10031391  
CASE ADDR: 815 MIDDLE RIVER DR # 205  
OWNER: STEELE, PAMELA B  
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: CE10031393  
CASE ADDR: 815 MIDDLE RIVER DR # 206  
OWNER: TERRILL, JOHN A & HOWARD, AGNES 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: CE10031395  
CASE ADDR: 815 MIDDLE RIVER DR # 207  
OWNER: ROMANIELLO, RICHARD 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: CE10031396  
CASE ADDR: 815 MIDDLE RIVER DR # 208  
OWNER: COOK, JOHANNA  
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: CE10031400  
CASE ADDR: 815 MIDDLE RIVER DR # 210  
OWNER: FARRELL, CHARLES  
SOYER, VICTORIA  
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: CE10031798  
CASE ADDR: 908 SW 15 TER  
OWNER: JPMORGAN CHASE BANK NA  
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  
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CASE NO: CE10033021  
CASE ADDR: 1630 N FEDERAL HWY  
OWNER: 19TH STREET INVESTORS INC  
INSPECTOR: RON TETREAULT

VIOLATIONS: NFPA 1:18.3.4.3  
FDC SIGN CONSISTENT WITH NFPA 1:18.3.4.3 IS NOT PROVIDED.

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CASE NO: CE10033024  
CASE ADDR: 1750 N FEDERAL HWY  
OWNER: 19TH STREET INVESTORS INC  
INSPECTOR: RON TETREAULT

VIOLATIONS: NFPA 1:13.3.1.1  
THE FIRE SPRINKLER SYSTEMS ARE IN NEED OF SERVICE.

NFPA 1962:4.3.2  
OCCUPANT-USE HOSE HAS NOT BEEN INSPECTED IN ACCORDANCE WITH  
NFPA 1962 SECTION 4.6.

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 1:10.4.4  
THE FIRE ALARM SYSTEM HAS NOT BEEN TESTED, INSPECTED AND/OR  
TAGGED IN ACCORDANCE WITH THE CODE.

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

NFPA 1:13.3.1.7.1  
SPRINKLER CONTROL VALVES ARE NOT PROPERLY SUPERVISED.

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CASE NO: CE10031404  
CASE ADDR: 1821 SE 10 AVE  
OWNER: GREAT TEXAS FOOD INC  
INSPECTOR: RON TETREAULT

VIOLATIONS: NFPA 1:13.3.1.1  
THE FIRE SPRINKLER SYSTEMS IS IN NEED OF SERVICE.

NFPA 1:10.4.4  
THE FIRE ALARM SYSTEM HAS NOT BEEN TESTED, INSPECTED AND/OR  
TAGGED IN ACCORDANCE WITH THE CODE.

NFPA 1:13.3.1.7.1  
SPRINKLER CONTROL VALVES ARE NOT PROPERLY SUPERVISED.

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CASE NO: CE10040037  
CASE ADDR: 1915 SW 21 AVE  
OWNER: FORT LAUDERDALE BOATCLUB LTD  
INSPECTOR: RON TETREAULT

VIOLATIONS: NFPA 303:6.4.1  
CLASS I STANDPIPE SYSTEM IS NOT PROVIDED FOR THE PIER, DOCK,  
BULKHEAD AND/OR BUILDING THAT IS GREATER THAN 150 FT (45 M)  
FROM THE CLOSEST PLACE WHERE THE FIRE APPARATUS CAN GAIN  
ACCESS.

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CASE NO: CE10030711  
CASE ADDR: 2611 E OAKLAND PARK BLVD  
OWNER: CAPROC OAKLAND PARK LLC  
% CAPOZZOLI ADVISORY PENSNS INC  
INSPECTOR: RON TETREAULT

VIOLATIONS: MO 13-64  
KNOX BOX IS NOT PROVIDED WITH AT LEAST ONE(1) SET OF  
FIREFIGHTER SERVICE KEYS FOR THE ELEVATOR(S).

NFPA 1:13.3.1.1  
THE FIRE SPRINKLER SYSTEMS ARE IN NEED OF SERVICE.

NFPA 101:7.9.2.1  
THE EMERGENCY LIGHT DOES NOT ILLUMINATE AS DESIGNED.

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CASE NO: CE10033038  
CASE ADDR: 3051 NE 32 AVE  
OWNER: ANNIEOPA LLC  
INSPECTOR: RON TETREAULT

VIOLATIONS: NFPA 1:13.3.1.1  
THE FIRE SPRINKLER SYSTEMS ARE IN NEED OF SERVICE.

NFPA 1:1.12.1  
WORK REQUIRES A PERMIT.

NFPA 1:13.3.2.1  
SPRINKLER PROTECTION IS REQUIRED.

NFPA 101:13.2.2.2.3  
PANIC OR FIRE HARDWARE NOT PROVIDED AS PER CODE.

NFPA 1:14.4.1  
THE PATH OF EGRESS IS OBSTRUCTED/BLOCKED.

NFPA 1:11.1.5  
EXTENSION CORDS ARE BEING USED AS A SUBSTITUTE FOR PERMANENT  
WIRING.

NFPA 1:11.1.2  
THERE IS A COVER MISSING ON AN ELECTRICAL BOX CAUSING  
ELECTRICAL WIRING TO BE EXPOSED.

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CASE NO: CE10040021  
CASE ADDR: 3061 NE 49 ST # 01  
OWNER: 3061 NE 49 STREET 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 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: CE10040024  
CASE ADDR: 3061 NE 49 ST # 03  
OWNER: DEL RUSSO, SUSAN & MARIANO, CARL  
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 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: CE10040025  
CASE ADDR: 3061 NE 49 ST # 04  
OWNER: MUYS, KELLY S  
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 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: CE10040027  
CASE ADDR: 3061 NE 49 ST # 05  
OWNER: DEUTSCHE BANK NATIONAL TRUST CO  
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 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: CE10040029  
CASE ADDR: 3061 NE 49 ST # 06  
OWNER: FRANZ, SANDRA  
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 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: CE10040033  
CASE ADDR: 3061 NE 49 ST # 07  
OWNER: 3061 NE 49TH ST #7 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 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: CE10040040  
CASE ADDR: 3061 NE 49 ST # 08  
OWNER: RUSSO, MICHELLE  
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 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: CE10040041  
CASE ADDR: 3061 NE 49 ST # 09  
OWNER: KLUCSERITS, DAVID J  
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 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: CE10040043  
CASE ADDR: 3061 NE 49 ST # 10  
OWNER: MAMARY, NICHOLAS G  
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 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: CE10040044  
CASE ADDR: 3061 NE 49 ST # 11  
OWNER: INDYMAC FEDERAL BANK  
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 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: CE10032972  
CASE ADDR: 3300 E COMMERCIAL BLVD  
OWNER: STANS ON THE WATER INC % ATLANTA HOLDINGS  
INSPECTOR: RON TETREAULT

VIOLATIONS: NFPA 1:13.3.1.1  
THE FIRE SPRINKLER SYSTEMS ARE IN NEED OF SERVICE.

NFPA 1:13.1.3  
FIRE PROTECTION EQUIPMENT IS BEING OBSTRUCTED IN A MANNER  
THAT WOULD PREVENT SUCH EQUIPMENT FROM BEING IMMEDIATELY  
VISIBLE AND ACCESSIBLE.

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CASE NO: CE10020904  
CASE ADDR: 5200 NW 31 AVE # E-84  
OWNER: HENRY, LISA  
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: CE10020906  
CASE ADDR: 5200 NW 31 AVE # E-85  
OWNER: SCHWARTZBAUM, STEVEN  
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: CE10020910  
CASE ADDR: 5200 NW 31 AVE # E-93  
OWNER: YAMAMOTO, MIKIO  
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: CE10020911  
CASE ADDR: 5200 NW 31 AVE # E-94  
OWNER: PERNA, LISETTE & PERNA, LUIS 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: CE10020912  
CASE ADDR: 5200 NW 31 AVE # E-95  
OWNER: PERNA, LISETTE  
PERNA, LUIS 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: CE10020913  
CASE ADDR: 5200 NW 31 AVE # E-96  
OWNER: AUBERT, PATRICK  
SANTORO, ANNA  
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: CE10020914  
CASE ADDR: 5200 NW 31 AVE # E-97  
OWNER: JOHNSON, CLIVE & JOHNSON, FAITH  
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: CE10020917  
CASE ADDR: 5200 NW 31 AVE # E-99  
OWNER: KINGS, JAMES III  
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  
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-----  
CITATION CASES  
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CASE NO: CT10030788  
CASE ADDR: 3420 DAVIE BLVD  
OWNER: EMMANUEL BAPTIST CHURCH OF HOLINESS INC  
INSPECTOR: MARK CAMPBELL

VIOLATIONS: 9-306-  
THERE IS GRAFFITI ON THE EAST SIDE OF THIS VACANT  
CONSTRUCTION PROPERTY.

-----  
CASE NO: CT09092263  
CASE ADDR: 1020 NW 6 ST  
OWNER: CONE, WILLIAM J & ELECTA C  
INSPECTOR: ADAM FELDMAN

VIOLATIONS: 47-22.9.  
THERE WAS SIGNAGE ERECTED ON THE PROPERTY WITHOUT  
FIRST OBTAINING THE REQUIRED PERMITS.

-----  
CASE NO: CT10022641  
CASE ADDR: 408 NE 6 ST  
OWNER: FLAGLER FT LAUDERDALE DEV LLC  
INSPECTOR: WILSON QUINTERO

VIOLATIONS: 47-22.3.C.  
THERE ARE FOUR (4) PROHIBITED BANNERS DISPLAYED ON  
THESE RENTAL APARTMENT BUILDINGS. NO PERMIT FOR  
SPECIAL PROMOTION SEEN ON RECORDS.

-----  
CASE NO: CT10020988  
CASE ADDR: 2089 SW 28 WAY  
OWNER: RISHEL, LEWIS H/E KOSOK, MICHAEL & GALA  
INSPECTOR: MARIA ROQUE

VIOLATIONS: 15-28.  
ENGAGING IN BUSINESS WITHOUT FIRST OBTAINING  
BUSINESS TAX RECEIPT. BUSINESS OWNER FAILED TO  
RENEW BUSINESS TAX RECEIPT FOR 2009-10 FISCAL  
YEAR. THIS IS A HOMEBASE BUSINESS FOR CONTRACTOR,  
BUSINESS TAX NUMBER 9602640.

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SPECIAL MAGISTRATE AGENDA  
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HEARING TO IMPOSE FINES  
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CASE NO: CE09102534  
CASE ADDR: 201 SE 22 ST  
OWNER: HANFT, JEFFREY & HANFT, MICHELE  
INSPECTOR: DICK EATON

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

-----  
CASE NO: CE09121391  
CASE ADDR: 1245 NW 2 AVE  
OWNER: CHARLES, ODETTE  
INSPECTOR: TODD HULL

VIOLATIONS: 18-11(b)  
THE SWIMMING POOL LOCATED AT THE BACK OF THIS  
UNOCCUPIED PROPERTY HAS STAGNANT WATER AND SOLID  
WASTE. THE BUILDING DOES NOT HAVE THE REQUIRED  
UTILITY SERVICES AND SAFEGUARDS HAVE NOT BEEN  
TAKEN TO PREVENT HUMAN BEINGS OR ANIMALS FROM  
FALLING INTO OR HAVING ACCESS TO THE POOL PER CODE  
ORDINANCE. THE PROPERTY IN THIS CONDITION IS A  
PUBLIC NUISANCE.

-----  
CASE NO: CE09082492  
CASE ADDR: 1115 PONCE DE LEON DR  
OWNER: LENIHAN, ELYSE  
INSPECTOR: WILLIAM SNOW

VIOLATIONS: 18-11(b)  
THE WATER IN THE POOL AND SPA IS DIRTY, GREEN, AND  
STAGNANT. THERE ARE AMPHIBIOUS LIFE FORMS AND  
INSECT LARVAE LIVING IN THE POOL AND SPA. THERE  
IS TRASH AND RUBBISH IN THE POOL.

-----  
CASE NO: CE10010720  
CASE ADDR: 2031 NE 54 ST  
OWNER: PAVICIC, MARY JEAN  
INSPECTOR: STEPHANIE BASS

VIOLATIONS: 18-11(b)  
THE POOL AT THIS LOCATION IS FILLED WITH GREEN  
STAGNANT WATER. THE CONDITION OF THIS POOL  
ENDANGERS THE HEALTH, SAFETY, AND WELFARE OF THE  
COMMUNITY.  
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CASE NO: CE09120152  
CASE ADDR: 5601 NE 14 AVE  
OWNER: PARKSON PROPERTY LLC  
INSPECTOR: STEPHANIE BASS

VIOLATIONS: 47-19.9.A.2.a.  
THERE IS OUTDOOR STORAGE OF VEHICLES AND TRUCKS ON THIS LOT WHICH IS NOT SCREENED FROM ABUTTING PUBLIC RIGHTS-OF-WAY BY A WALL AS REQUIRED. THESE VEHICLES AND TRUCKS ARE BEING STORED AS ACCESSORY TO THE BUSINESS PROWLER RECOVERY BEING OPERATED AT 5691 NE 14 AVE.

47-19.9.A.2.b.  
THERE IS OUTDOOR STORAGE OF VEHICLES AND TRUCKS ON THIS LOT WHICH IS NOT SCREENED FROM ABUTTING NON-RESIDENTIAL PROPERTY BY A WALL AS REQUIRED. THESE VEHICLES AND TRUCKS ARE BEING STORED AS ACCESSORY TO THE BUSINESS PROWLER RECOVERY BEING OPERATED AT 5691 NE 14 AVE.

47-19.9.A.2.d.  
THIS LOT WHICH IS BEING USED FOR OUTDOOR STORAGE OF VEHICLES AND TRUCKS DOES NOT MEET PAVING AND DRAINAGE REQUIREMENTS FOR PARKING LOTS AS PROVIDED IN THE ULDR SECTION 47-20, PARKING AND LOADING. THESE VEHICLES AND TRUCKS ARE BEING STORED AS ACCESSORY TO THE BUSINESS PROWLER RECOVERY BEING OPERATED AT 5691 NE 14 AVE.

-----  
CASE NO: CE08120594  
CASE ADDR: 2161 SW 35 AVE  
OWNER: CAMPBELL, PATRICE  
INSPECTOR: MARK CAMPBELL

VIOLATIONS: 9-280(b)  
WITHDRAWN  
  
9-280(h)(1)  
THE CHAINLINK FENCE ON THIS PROPERTY IS IN DISREPAIR AND ALLOWS UNAUTHORIZED ACCESS TO THE POOL IN THE REAR. GATE IS EITHER BROKEN OR MISSING.

-----  
CASE NO: CT08120451  
CASE ADDR: 2161 SW 35 AVE  
OWNER: CAMPBELL, PATRICE  
INSPECTOR: MARK CAMPBELL

VIOLATIONS: 18-1  
THE POOL ON THIS PROPERTY HAS GREEN, STAGNANT WATER WHICH IS OR MAY REASONABLY BECOME INFESTED WITH MOSQUITOES AND IS ENDANGERING THE PUBLIC HEALTH, SAFETY, AND WELFARE.  
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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.

---

CASE NO: CE10010009  
CASE ADDR: 835 NE 15 AVE  
OWNER: MONTELLA, STEPHEN & TAYLOR, STEPHEN  
INSPECTOR: URSULA THIME

VIOLATIONS: 18-12(a)  
THERE IS OVERGROWTH, TRASH, AND DEBRIS INCLUDING, BUT NOT LIMITED TO, CLOTHES ON THE GROUND, BROKEN FURNITURE, AND MISCELLANEOUS OTHER ITEMS.

---

CASE NO: CE10010105  
CASE ADDR: 2601 ACACIA CT  
OWNER: WILLIAMS, CAROLYN L  
INSPECTOR: URSULA THIME

VIOLATIONS: 9-305(a)  
THE HEDGE AT THIS PROPERTY IS ENCROACHING UPON THE PUBLIC SIDEWALK, HINDERING THE SAFE AND CONVENIENT PEDESTRIAN MOVEMENT.

---

CASE NO: CE09102329  
CASE ADDR: 619 SW 20 TER  
OWNER: AMERICAN ONE INC  
INSPECTOR: ANDRE CROSS

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

---

CASE NO: CT09100148  
CASE ADDR: 619 SW 20 TER  
OWNER: AMERICAN ONE INC  
INSPECTOR: ANDRE CROSS

VIOLATIONS: 18-1. (OG)  
THE PROPERTY HAS BECOME OVERGROWN (INCLUDING THE SWALE) 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.

---

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 ONLY LEAVING 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: CE09120440  
CASE ADDR: 1833 NW 25 AVE  
OWNER: PUGHSLEY, JACKIE  
INSPECTOR: INGRID GOTTLIEB

VIOLATIONS: 18-12(a)  
THERE IS OVERGROWTH, TRASH, AND DEBRIS ON THE PROPERTY  
AND SWALE OF THIS HOUSE INCLUDING A TRUCK BED TOPPER,  
A DOOR, CARDBOARD BOX, AND OTHER ITEMS.

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---

CASE NO: CE09011383  
CASE ADDR: 2333 NW 14 ST  
OWNER: DANIELS, PATTY EST  
INSPECTOR: INGRID GOTTLIEB

VIOLATIONS: 9-279(e)  
THIS HOUSE IS CURRENTLY INHABITED WITHOUT CITY  
WATER SERVICE.

9-280(b)  
THERE IS ROTTED FASCIA, AND AREAS WITH PEELING AND  
MISSING PAINT. THE DOOR FRAME IS BROKEN AND PARTIALLY  
MISSING, LEAVING THE STRUCTURE EXPOSED TO THE ELEMENTS  
AND/OR PESTS.

---

CASE NO: CE09072079  
CASE ADDR: 2457 NW 26 AVE  
OWNER: WELCH, DEMETRIUS & JACQUELINE  
INSPECTOR: INGRID GOTTLIEB

VIOLATIONS: 9-280(b)  
THERE ARE BROKEN AND MISSING WINDOWS ON THE STRUCTURE.

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CASE NO: CE10012088  
CASE ADDR: 2709 NW 20 ST  
OWNER: MC CUTCHEN, LOUIS N  
INSPECTOR: INGRID GOTTLIEB

VIOLATIONS: 18-4(c)  
THERE ARE SEVERAL UNLICENSED AND/OR INOPERABLE VEHICLES  
ON THE PROPERTY INCLUDING, BUT NOT LIMITED TO, A TRACTOR  
TRAILER, BOX TRAILER, FLAT TRAILERS, A BLACK SATURN, A  
TAN SEDAN, AND OTHER UNIDENTIFIABLE VEHICLES.

BCZ 39-275(7)  
THERE IS A TRACTOR TRAILER, BACKHOE, BOBCAT, AND  
OTHER UNIDENTIFIABLE COMMERCIAL VEHICLES BEING  
KEPT ON THIS RD-10 ZONED RESIDENTIAL PROPERTY  
WHICH ARE NOT BEING KEPT IN ACCORDANCE WITH  
BROWARD COUNTY ZONING REQUIREMENTS.

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-----  
RETURN HEARING (OLD BUSINESS)  
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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.

-----  
CASE NO: CE09110674  
CASE ADDR: 3067 NW 60 ST  
OWNER: LAVI LIMITED PARTNERSHIP % MC KINNEY PROP  
INSPECTOR: RON TETREAULT

VIOLATIONS: 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.

NFPA 13:8.5.6.1  
STORAGE IS WITHIN 18 INCHES (457 MM) OF THE SPRINKLER HEAD DEFLECTOR.

NFPA 1:1.12.1  
WORK HAS BEEN DONE THAT REQUIRES A PERMIT.

NFPA 1:13.3.1.1  
SPRINKLER HEAD IS DAMAGED.

NFPA 1:13.3.2.1  
SPRINKLER PROTECTION IS REQUIRED.

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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SPECIAL MAGISTRATE AGENDA  
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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.

---

CASE NO: CE09121091  
CASE ADDR: 1001 NW 51 CT  
OWNER: JUST HAPPENS INC  
INSPECTOR: SAL VISCUSI

VIOLATIONS: 18-12(a)  
THERE IS LAWN/PLANT OVERGROWTH PRESENT ON THIS  
VACANT/UNOCCUPIED PROPERTY AND THIS PROPERTY IS  
LITTERED WITH TRASH/RUBBISH/DEBRIS.

---

CASE NO: CE09121100  
CASE ADDR: 1001 NW 51 CT  
OWNER: JUST HAPPENS INC  
INSPECTOR: SAL VISCUSI

VIOLATIONS: 24-28(a)  
THERE IS A LARGE ROLL-OFF DUMPSTER IN THE REAR  
YARD ON THIS VACANT/UNOCCUPIED COMMERCIAL/INDUSTRIAL  
PROPERTY THAT IS OVERFLOWING WITH TRASH/RUBBISH/DEBRIS.

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