



**SPECIAL MAGISTRATE HEARING AGENDA  
AUGUST 15, 2016  
2:00 P.M.**

**A. CALL TO ORDER**

**B. IMPOSITION OF FINES – COMMUNITY DEVELOPMENT – CODE ENFORCEMENT DIVISION**

1. Case 15-5150 NELSON, CARLOS & BENNETT, LESA ANN-NICOLE – 6001 NW 25 Court  
Sec 16-165(h) – Plant material – Code Officer Edward Dearth  
The residential property has the front lawn and swale area that is devoid of grass.
2. Case 15-5166 MCDONALD’S USA LLC – 10013 Sunset Strip  
Sec. 17-12(9) – Exterior standards – Code Officer Terrell McCombs  
The commercial property has the overall stripping within the vehicular area that is worn and faded.
3. Case 16-0057 INVERRAMA SHOPPING PLAZA LLC – 6010 West Oakland Park Boulevard  
Sec. 7-27 – Persons required to obtain local business tax receipt – Code Officer Edward Dearth  
*God’s Abiding Place Worldwide Ministries, Inc.* is operating without a local business tax receipt.
4. Case 16-0601 BALL, ROGER J & MOHLER, JULIA MARIE – 208 SW 159 Way  
Sec. 16-164 – Maintenance – Code Officer Terrell McCombs  
The residential property has deficiencies from the approved landscape site plan.
5. Case 16-1535 GOLDENS PROPERTIES LLC – 12651 West Sunrise Boulevard, Unit 102  
Sec. 7-50 – Penalty – Code Officer Maira Tarrau  
Refinery at Boca Raton has failed to renew the local business tax receipt # 15-21201.
6. Case 16-2201 SUNSHINE GASOLINE DISTRIBUTORS INC – 9970 West Oakland Park Boulevard  
Sec. 16-164 – Maintenance – code Officer Terrell McCombs  
The commercial property, *Chevron Food Mart*, has deficiencies from the approved landscape site plan.
7. Case 16-2202 SUNSHINE GASOLINE DISTRIBUTORS INC – 9970 West Oakland Park Boulevard  
Sec. 16-164(a) – Maintenance – code Officer Terrell McCombs  
The commercial property, *Chevron Food Mart*, has general landscape maintenance deficiencies.

8. Case 16-2203 **SUNSHINE GASOLINE DISTRIBUTORS INC – 9970 West Oakland Park Boulevard**  
**Sec. 16-164(a) – Maintenance – code Officer Terrell McCombs**  
The commercial property, *Chevron Food Mart*, has deficiencies in the landscape and automatic irrigation system.
9. Case 16-2204 **SUNSHINE GASOLINE DISTRIBUTORS INC – 9970 West Oakland Park Boulevard**  
**Sec. 9-31 – Proper maintenance required – code Officer Terrell McCombs**  
The commercial property, *Chevron Food Mart*, has garbage, cans, bottles, bags, containers and other debris.
10. Case 16-3143 **WESTON 100 LLC – 100 – 140 Weston Road**  
**Sec. 18-1(b) – Compulsory sidewalk construction and repair – Code Officer Richard Field**  
The commercial property has an adjacent city sidewalk are in a state of disrepair with vertical misalignments, broken sidewalks and poorly attached truncated dome safety mats.
11. Case 16-3335 **NNN TRS INC – 2301 North University Drive**  
**Sec. 16-164(a) – Maintenance – Code Officer Terrell McCombs**  
The commercial property, *Walgreens*, has deficiencies in the automatic irrigation system.
12. Case 16-3535 **AMERICANA OAK LLC – 3834 North University Drive**  
**Sec. 7-27 – Persons required to obtain local business tax receipt – Code Officer Edward Dearth**  
*Eat Clean LLC* is operating without a local business tax receipt.
13. Case 16-3678 **FADAINAZARI, ALIASGHAR H/E & YAHYAVI, FARZANEH**  
**10321 Welleby Isles Lane**  
**Sec. 14-16(a-f) – Illegal parking – Code Officer Linda Brown**  
The residential property has limousines blocking the sidewalk.
14. Case 16-3891 **VOLUSIA COUNTY ENTERPRISES LLC – 8490 NW 44 Street**  
**Sec. 7-27 – Persons required to obtain local business tax receipt – Code Officer Linda Brown**  
*Marathon Gas Station* is operating without a local business tax receipt.
15. Case 16-3921 **LAKE SUCCESS LLC – 6106-6124 NW 26 Street**  
**Sec. 16-173(b) – Tree abuse – Code Officer Richard Field**  
The commercial property, *Lake Success, folio #49.41.26.05.0130*, has nine (9) sable palms that were climbed and trimmed by someone using spike in violation of the tree abuse ordinance of the City of Sunrise, Broward County and the ANSI-300 standards.
16. Case 16-3922 **LAKE SUCCESS LLC – 6270-6334 NW 26 Street**  
**Sec. 16-173(b) – Tree abuse – Code Officer Richard Field**  
The commercial property, *Lake Success, folio #49.41.26.05.0131*, has eight (8) sable palms that were climbed and trimmed by someone using spike in violation of the tree abuse ordinance of the City of Sunrise, Broward County and the ANSI-300 standards.
17. Case 16-4089 **HIGGINS, DEBRA H/E & HIGGINS, DENNIS – 9352 NW 24 Place**  
**Sec. 9-51 – Junked or inoperative vehicle – Code Officer Dennis Barvels**  
The residential property has a vehicle parked on the driveway with a flat tire.

## **C. FORMAL HEARINGS – COMMUNITY DEVELOPMENT – CODE ENFORCEMENT DIVISION**

18. Case 15-2159 MOREL, ALRARDO & COCCO, KENIA – 242 East Riverbend Drive  
Sec. 16-164 – Maintenance – Code Officer Terrell McCombs  
The residential property has considerable deficiencies from the approved landscape site plan.
19. Case 15-3980 SUMMERBREEZE CONDOMINIUM ASSOCIATION, INC. – 9999 Summerbreeze Drive  
Sec. 16-150 – Lighting requirements – Code Officer Terrell McCombs  
The multi-family property has one (1) pole light that has been changed at some point to a non-approved pole size along the south perimeter. There are 10 pole lights that are missing from the city approved plans and 11 pole lights that have been relocated to different locations.
20. Case 15-3981 SUMMERBREEZE CONDOMINIUM ASSOCIATION, INC. – 9999 Summerbreeze Drive  
Sec. 17-15(14) – Minimum standards – Code Officer Terrell McCombs  
The multi-family property has interior pole light fixture lights that are not working. There is also one (1) non-approved pole light that was changed at some point without first obtaining city permits.
21. Case 15-6495 3060 NW 60 AVENUE–SUNRISE LLC – 3060 NW 60 Avenue  
Sec. 17-15(14) – Minimum standards – Code Officer Terrell McCombs  
The commercial property, *Neighborhood Market*, has the overall striping within the vehicular area that is worn and faded with broken concrete paving, missing traffic control signs and area where the asphalt paving is in poor condition with steel bolder not anchored.
22. Case 16-3235 3060 NW 60 AVENUE–SUNRISE LLC – 3060 NW 60 Avenue  
Sec. 7-27 – Persons required to obtain local business tax receipt – Code Officer Edward Dearth  
*Tony Wings Plus* is operating without a local business tax receipt.
23. Case 15-6728 WEINER R L & JOYCE F – 6231 NW 18 Street  
Sec. 16-165(h) – Plant Material – Code Officer Edward Dearth  
The residential property has the west front lawn that is devoid of grass.
24. Case 16-0611 MATHIAS, SEAN & CARROLL, BRENDA – 138 SW 159 Way  
Sec. 16-164 – Maintenance – Code Officer Terrell McCombs  
The residential property, *Hampton Lakes P.U.D.*, has deficiencies from the approved landscape site plan.
25. Case 16-1897 WELLEBY TOWNHOMES ASSOCIATION INC – NW 39 Street  
Sec. 16-173(b) – Tree abuse – Code Officer Richard Field  
The common ground property at *Welleby Townhomes Association, Inc. (Landings at Welleby) folio 49.41.20.08.0010* has a young Albizzia tree planted between 9483 and 9479 NW 38 Place that has been completely hatracked with no uninvolved structure.
26. Case 16-2237 INVERRAMA SHOPPING PLAZA LLC – 6032 West Oakland Park Boulevard  
Sec. 7-50 – Penalty – Code Officer Edward Dearth  
*Makak Barbershop* has failed to renew the local business tax receipt # 15-15829.

27. Case 16-3486 **INVERRAMA SHOPPING PLAZA LLC – 6344 West Oakland Park Boulevard**  
**Sec. 7-50 – Penalty – Code Officer Edward Dearth**  
*Spice Island Trading* has failed to renew the local business tax receipt # 15-20385.
28. Case 16-2519 **JACKSON, IAN – 6260 NW 12 Court**  
**Sec. 9-31 – Proper maintenance required – Code Officer Edward Dearth**  
The residential property has outdoor storage of chopped wood and various other debris.
29. Case 16-4177 **JACKSON, IAN – 6260 NW 12 Court**  
**Sec. 7-27 – Persons required to obtain local business tax receipt – Code Officer Edward Dearth**  
*J & J The Tree Doctor* is operating without a local business tax receipt.
30. Case 16-4178 **JACKSON, IAN – 6260 NW 12 Court**  
**Sec. 14-31 – Trucks in residential zones – Code Officer Edward Dearth**  
The residential property has a wood chipper and a flatbed trailer in excess of twenty-one feet (21') parked and/or stored on the premises.
31. Case 16-2527 **EDG SUNSET LLC – 6941 Sunset Strip**  
**Sec. 7-50 – Penalty – Code Officer Edward Dearth**  
*Sunset Bakery and Restaurant* has failed to renew the local business tax receipt # 15-21043 and 15-21044.
32. Case 16-2676 **GATOR UNIVERSITY SUNRISE LLC – 2422 North University Drive**  
**Sec. 7-50 – Penalty – Code Officer Edward Dearth**  
*The Dry Cleaner* has failed to renew the local business tax receipt # 15-1544.
33. Case 16-2916 **ARI PROPERTIES LLC – 5975 West Sunrise Boulevard, unit #207**  
**Sec. 7-50 – Penalty – Code Officer Edward Dearth**  
*Mary Seacole Vocational, Inc.* has failed to renew the local business tax receipt # 15-20968.
34. Case 16-3351 **KING BROWARD HOLDINGS LLLP – 3100 North University Drive**  
**Sec. 16-150(4) – Lighting requirements – Code Office Dennis Barvels**  
The commercial property has the open parking area lighting that is not operating.
35. Case 16-3358 **UNIVERSITY DRIVE REALTY LLC – 2692 North University Drive**  
**Sec. 16-150(4) – Lighting requirements – Code Office Terrell McCombs**  
The commercial property, *Sunrise Lakes Plaza*, has the open parking area lighting that is not operating.
36. Case 16-3452 **FATIMA PROPERTIES LLC – 1181 Sunset Strip**  
**Sec. 16-36 – Special exception uses – Code Officer Edward Dearth**  
The commercial property has a violation of Resolution #03-22, item #6 of the staff report which states: "The building will contain three (3) bays, with two (2) bays for service and the third for storage of waste tires. There will be no outdoor storage of any auto parts. All work will be conducted inside the facility." There are multiple tires stored outside throughout the parking lot with two (2) service bays filled with new tires. Tires are stored in multiple box trucks on premises at the end of the business day. Vehicle repairs are conducted in the parking lot.

37. Case 16-3726 **VELAZQUEZ, GABRIEL & SARA – 8404 NW 26 Street**  
**Sec. 9-31 – Property maintenance required – Code Officer Dennis Barvels**  
The residential property has overgrown grass and weeds in excess of six inches (6”).
38. Case 16-3731 **MALCOLM, ORVILLE RANDY & MALCOLM, VIOLET – 7301 NW 20 Court**  
**Sec. 17-12(a) – All swimming pools, spa, hot tubs or similar structures – Code Officer Edward Dearth**  
The residential property has a swimming pool that is not being maintained in a sanitary manner.
39. Case 16-3732 **MALCOLM, ORVILLE RANDY & MALCOLM, VIOLET – 7301 NW 20 Court**  
**Sec. 16-111 – Swimming pool regulations – Code Officer Edward Dearth**  
The residential property has the west door latch of the swimming pool enclosure that is in disrepair.
40. Case 16-3735 **MALCOLM, ORVILLE RANDY & MALCOLM, VIOLET – 7301 NW 20 Court**  
**Sec. 17-12(4) – Exterior standards – Code Officer Edward Dearth**  
The residential property has torn screens on the swimming pool enclosure.
41. Case 16-3736 **MALCOLM, ORVILLE RANDY & MALCOLM, VIOLET – 7301 NW 20 Court**  
**Sec. 17-12(3) – Exterior standards – Code Officer Edward Dearth**  
The residential property has torn soffit screens on the west side of the structure.
42. Case 16-3738 **MALCOLM, ORVILLE RANDY & MALCOLM, VIOLET – 7301 NW 20 Court**  
**Sec. 17-12(6) – Exterior standards – Code Officer Edward Dearth**  
The residential property has mildew on the north and west exterior walls.
43. Case 16-3767 **MALCOLM, ORVILLE RANDY & MALCOLM, VIOLET – 7301 NW 20 Court**  
**Sec. 9-31 – Proper maintenance required – Code Officer Edward Dearth**  
The residential property has a garage door that is unsecure.
44. Case 16-3806 **LOBO, ANTONIO & PEREZ, REBECA BEATRIZ – 10701 NW 28 Place**  
**Sec. 16-173(b) – Tree abuse – Code Officer Richard Field**  
The residential property has three (3) trees, a black olive tree, a tropical almond tree and a bottle brush tree that has been cut in violation of the tree abuse ordinance.
45. Case 16-3835 **LOBO, ANTONIO & PEREZ, REBECA BEATRIZ – 10701 NW 28 Place**  
**Sec. 16-170 – Minimum landscaping requirements – Code Officer Richard Field**  
The residential property, prompted by code case 16-3806, with the removal of the three trees required by that citation, two category A palm trees, a Royal and a Coconut palm will remain in the front yard and a Roebellini palm (upper level landscape, not a tree) will remain in the side yard. There is no shrubbery on the property.
46. Case 16-4091 **LOCAL PROPERTIES GROUP LLC – 7451 NW 21 Street**  
**Sec. 4-50(a)(b) – Registration – Code Officer Edward Dearth**  
The residential property has five (5) pit bull dogs that have not been registered.

47. Case 16-4093 **LOCAL PROPERTIES GROUP LLC – 7451 NW 21 Street**  
**Sec. 4-49(a)(b) – Confinement – Code Officer Edward Dearth**  
The residential property has four (4) pit bull dogs harbored within a wooden enclosure.
48. Case 16-4094 **LOCAL PROPERTIES GROUP LLC – 7451 NW 21 Street**  
**Sec. 16-165(h) – Plant Material – Code Officer Edward Dearth**  
The residential property has the rear lawn that is deficient of grass.
49. Case 16-4095 **LOCAL PROPERTIES GROUP LLC – 7451 NW 21 Street**  
**Sec. 17-12(6) – Exterior standards – Code Officer Edward Dearth**  
The residential property has all exterior walls and the west fascia that are in need of paint.
50. Case 16-4115 **SOUTHERN BELL TELEPHONE & TELEGRAPH COMPANY**  
**8600 West Oakland Park Boulevard**  
**Sec 9-36 – Graffiti on public or private property – Code Officer Dennis Barvels**  
The commercial property has graffiti on the east side wall and the rear of the “right turn only” sign.
51. Case 16-4215 **LAND TR FL#789 & EDELMAN, LEONARD TRUSTEE – 10615 NW 53 Street**  
**Sec. 7-27 – Persons required to obtain local business tax receipt – Code Officer Linda Brown**  
*Mesa Elevator Systems & Accessories, Inc.* is operating without a local business tax receipt.
52. Case 16-4240 **EDELMAN, LEONARD & WHITE, DAVID I – 5405 NW 102 Avenue #238**  
**Sec. 7-27 – Persons required to obtain local business tax receipt – Code Officer Linda Brown**  
*Never Pay Full Price LLC* is operating without a local business tax receipt.
53. Case 16-4336 **DOAN, ANN Y – 2221 NW 70 Avenue**  
**Sec. 9-31 – Proper maintenance required – Code Officer Edward Dearth**  
The residential property has outside storage of various debris.
54. Case 16-4400 **DOAN, ANN Y – 2221 NW 70 Avenue**  
**Sec. 17-12(6) – Exterior standards – Code Officer Edward Dearth**  
The residential property has all fascia boards that are in need of paint.
55. Case 16-4401 **DOAN, ANN Y – 2221 NW 70 Avenue**  
**Sec. 16-165(h) – Plant material – Code Officer Edward Dearth**  
The residential property has the swale area and a section of the front lawn that are devoid of grass.
56. Case 16-4382 **PINE ISLAND SHOPPING PLAZA AT SUNRISE LLC – 4519-4523 North Pine Island Road**  
**Sec. 16-248 – Prohibited signs – Code Officer Linda Brown**  
The commercial property has the business, *Krave Restaurant & Lounge* that has LED lights.
57. Case 16-4417 **ETIENNE, ELIADIN – 1488 NW 58 Terrace**  
**Sec. 17-13(5) – Interior standards – Code Officer Edward Dearth**  
The residential property has an insect infestation.

58. Case 16-4418 **ETIENNE, ELIADIN – 1488 NW 58 Terrace**  
**Sec. 17-15(6) – Minimum standards – Code Officer Edward Dearth**  
The residential property has the bottom drawer of the stove that is in disrepair.
59. Case 16-4423 **ETIENNE, ELIADIN – 1488 NW 58 Terrace**  
**Sec. 17-12(3) – Exterior standards – Code Officer Edward Dearth**  
The residential property has the following issues:  
1. The southeast bedroom window and the sliding glass door to the patio do not lock.  
2. The laundry room door and the exterior door to the rear patio are in disrepair.
60. Case 16-4432 **ETIENNE, ELIADIN – 1488 NW 58 Terrace**  
**Sec. 17-12(4) – Exterior standards – Code Officer Edward Dearth**  
The residential property has a torn screen on the rear patio.
61. Case 16-4526 **CRYSTAL HOUSE HOLDINGS LLC – 1200 Sunset Strip**  
**Sec. 9-1 – Prohibited generally – Code Officer Edward Dearth**  
The commercial property has a semi-truck parked and/or stored on the premises.
62. Case 16-5101 **ZUNIGA, BLANCA YSABEL – 9761 Sunrise Lakes Boulevard Building #146, Unit #303**  
**Sec. 4-30 – Vicious dogs – Code Officer Dennis Barvels**  
On May 14, 2016, the respondent, Blanca Ysabel Zuniga, allowed her Rottweiler/German Shepard mix, to run at large. In accordance with Police Report #42-1605-028716, the Rottweiler/German Shepard mix bit another dog without provocation.

**D. REPEAT VIOLATIONS – COMMUNITY DEVELOPMENT – CODE ENFORCEMENT DIVISION**

**E. IMPOSITIONS OF FINE – COMMUNITY DEVELOPMENT – BUILDING DIVISION**

63. Case 14-1619 **FARQUHARSON, HORTENSE- 2766 NW 80 Avenue**  
**Sec. 105.1- Permit Required- Structural Inspector Jamie Hudson**  
The property has been altered by enclosing the garage for habitable space without first obtaining the necessary permits from the Building Official.
64. Case 15-6987 **KHANDWALLA, ZULFIGAR A & HASMITA- 2488 NW 99 Way**  
**Sec. 105.1- Permit Required- Structural Inspector Terry Burgess**  
The property has been altered by doing interior demolition of drywall without first obtaining the necessary permits from the Building Official.
65. Case 16-2801 **WATER BRIDGE 6 ASSOCIATION INC- 6005 Del Lago Circle**  
**Sec. 105.1- Permit Required- Structural Inspector Jeremie Bennett**  
The property has repairs to spalling concrete without first obtaining the necessary permits from the Building Official.
66. Case 16-3029 **MPI / PINE OAK INC - 8909 West Oakland Park Boulevard**  
**Sec. 105.1- Permit Required- Structural Inspector Jamie Hudson**  
The property has been altered by adding a back wall, plumbing, and electrical without first obtaining the necessary permits from the Building Official.

67. Case 16-3052 **SUNRISE ON THE GREEN LLC- 4001 North University Drive A**  
**Sec. 110.15 – 40 Year Building Safety Inspection – Assistant Building Official Aaron Silverman**  
The property has exceeded the 90 day deadline to comply with the Broward County Board of Rules and Appeals (BORA) which require property owners to perform a forty year safety inspection.
68. Case 16-3054 **SUNRISE ON THE GREEN LLC- 4003 North University Drive B**  
**Sec. 110.15 – 40 Year Building Safety Inspection – Assistant Building Official Aaron Silverman**  
The property has exceeded the 90 day deadline to comply with the Broward County Board of Rules and Appeals (BORA) which require property owners to perform a forty year safety inspection.
69. Case 16-3055 **SUNRISE ON THE GREEN LLC- 4005 North University Drive D**  
**Sec. 110.15 – 40 Year Building Safety Inspection – Assistant Building Official Aaron Silverman**  
The property has exceeded the 90 day deadline to comply with the Broward County Board of Rules and Appeals (BORA) which require property owners to perform a forty year safety inspection.
70. Case 16-3056 **SUNRISE ON THE GREEN LLC- 4007 North University Drive F**  
**Sec. 110.15 – 40 Year Building Safety Inspection – Assistant Building Official Aaron Silverman**  
The property has exceeded the 90 day deadline to comply with the Broward County Board of Rules and Appeals (BORA) which require property owners to perform a forty year safety inspection.
71. Case 16-3057 **SUNRISE ON THE GREEN LLC- 4009 North University Drive G**  
**Sec. 110.15 – 40 Year Building Safety Inspection – Assistant Building Official Aaron Silverman**  
The property has exceeded the 90 day deadline to comply with the Broward County Board of Rules and Appeals (BORA) which require property owners to perform a forty year safety inspection.
72. Case 16-3058 **SUNRISE ON THE GREEN LLC- 4011 North University Drive H**  
**Sec. 110.15 – 40 Year Building Safety Inspection – Assistant Building Official Aaron Silverman**  
The property has exceeded the 90 day deadline to comply with the Broward County Board of Rules and Appeals (BORA) which require property owners to perform a forty year safety inspection.
73. Case 16-3059 **SUNRISE ON THE GREEN LLC- 4013 North University Drive I**  
**Sec. 110.15 – 40 Year Building Safety Inspection – Assistant Building Official Aaron Silverman**  
The property has exceeded the 90 day deadline to comply with the Broward County Board of Rules and Appeals (BORA) which require property owners to perform a forty year safety inspection.
74. Case 16-3060 **SUNRISE ON THE GREEN LLC- 4015 North University Drive J**  
**Sec. 110.15 – 40 Year Building Safety Inspection – Assistant Building Official Aaron Silverman**  
The property has exceeded the 90 day deadline to comply with the Broward County Board of Rules and Appeals (BORA) which require property owners to perform a forty year safety inspection.
75. Case 16-3061 **SUNRISE ON THE GREEN LLC- 4017 North University Drive K**  
**Sec. 110.15 – 40 Year Building Safety Inspection – Assistant Building Official Aaron Silverman**  
The property has exceeded the 90 day deadline to comply with the Broward County Board of Rules and Appeals (BORA) which require property owners to perform a forty year safety inspection.



76. **Case 16-3062**      **SUNRISE ON THE GREEN LLC- 4019 North University Drive E**  
**Sec. 110.15 – 40 Year Building Safety Inspection – Assistant Building Official Aaron Silverman**  
The property has exceeded the 90 day deadline to comply with the Broward County Board of Rules and Appeals (BORA) which require property owners to perform a forty year safety inspection.
77. **Case 16-3063**      **SUNRISE ON THE GREEN LLC- 4021 North University Drive C**  
**Sec. 110.15 – 40 Year Building Safety Inspection – Assistant Building Official Aaron Silverman**  
The property has exceeded the 90 day deadline to comply with the Broward County Board of Rules and Appeals (BORA) which require property owners to perform a forty year safety inspection.
78. **Case 16-3610**      **FIFTEEN GAP SAWGRASS LLC- 1655 NW 136 Avenue M**  
**Sec. 105.1- Permit Required- Chief Structural Inspector Charles Loy**  
The property has been altered by doing interior alterations without first obtaining the necessary permits from the Building Official.

**F. FORMAL HEARING – COMMUNITY DEVELOPMENT – BUILDING DIVISION**

79. **Case 04-0904**      **MEZA, JESUS A LE & MEZA, JAMES JESUS- 11420 NW 39 Street**  
**Sec. 105.1- Permit Required- Structural Inspector Jeremie Bennett**  
The property has been altered by adding a garage enclosure without first obtaining the necessary permits from the Building Official.
80. **Case 14-6291**      **MARMANI LAND TR & SALAZAR, FREDY TRSTEE- 3681 NW 95 Terrace 13 #1301**  
**Sec. 116- Unsafe Structure- Assistant Building Official Aaron Silverman**  
The property was damaged due to a fire. The unit has been deemed unsafe by the Building Official. The damage must be repaired and all of the necessary permits must be obtained from the Building Official.
81. **Case 15-4958**      **PRIME SUNRISE RENTALS LLC- 4503 NW 103 Avenue #103**  
**Sec. 105.1- Permit Required– Assistant Building Official Aaron Silverman**  
The property has been altered by doing installing a mezzanine and opened the tenant separation wall into unit #101 without first obtaining the necessary permits from the Building Official.
82. **Case 16-0681**      **LOCKY TR- 4044 Sierra Terrace**  
**Sec. 105.1- Permit Required– Mechanical Inspector George Paraskis**  
The property has been altered by adding an A/C unit without first obtaining the necessary permits from the Building Official.
83. **Case 16-0687**      **ZEGMAN LLC – 4080 Sierra Terrace**  
**Sec. 105.1- Permit Required– Mechanical Inspector George Paraskis**  
The property has been altered by adding an A/C unit without first obtaining the necessary permits from the Building Official.
84. **Case 16-2193**      **MANTRO, MALIK J- 2301 NW 93 Lane**  
**Sec. 105.1- Permit Required- Structural Inspector Jeremie Bennett**  
The property has been altered by adding a wood deck in the back elevation of the house without first obtaining the necessary permits from the Building Official.

85. Case 16-2569 **IBB REALTY LLC- 14051 NW 14 Street**  
**Sec. 105.1- Permit Required- Structural Inspector Terry Burgess**  
The property has been altered by performing interior alterations without first obtaining the necessary permits from the Building Official.
86. Case 16-3227 **MAHARAJ, DAVINDRA – 6401 NW 26 Street**  
**Sec. 105.1- Permit Required- Chief Structural Inspector Charles Loy**  
The property has been altered by adding an illegal shed without first obtaining the necessary permits from the Building Official.
87. Case 16-4349 **PINE PLAZA HOLDINGS LLC- 4129-4135 North Pine Island Road**  
**Sec. 105.1- Permit Required- Mechanical Inspector Paul Anderson**  
The property has been altered by adding a new A/C unit without first obtaining the necessary permits from the Building Official.
88. Case 16-4557 **SOCOL, CHRISTOPHER- 9444 NW 46 Street**  
**Sec. 105.1- Permit Required- Structural Inspector Jamie Hudson**  
The property has been altered by adding a shed in the rear of the property without first obtaining the necessary permits from the Building Official.

#### **G. REDUCTIONS OF FINE – COMMUNITY DEVELOPMENT – BUILDING DIVISION**

89. Case 10-3058 **DALGER, NESLEY & CLOMISE, CHARLES – 2496 NW 89 Avenue**  
**Sec. 105.11.2 – Expired Permit – Structural Plans Examiner Glynn Tyson**  
Fence permit (05-2840) expired. The permit must be renewed and all required inspections must be approved by the Community Development Building Division.
90. Case 10-4480 **SUNSET APARTMENT ASSOC LTD – 8640 NW 38 Street 8**  
**Sec. 105.1 – Permit Required – Structural Inspector Jamie Hudson**  
The property has a stairwell that was demolished without first obtaining the necessary permits from the Building Official.
91. Case 15-0184 **CADET, FLORENCE – 3829 NW 121 Avenue**  
**Sec. 105.1- Permit Required- Structural Inspector Terry Burgess**  
The property has been altered by adding a deck on the rear of the property without first obtaining the necessary permits from the Building Official.

#### **H. REDUCTIONS OF FINE – COMMUNITY DEVELOPMENT – CODE ENFORCEMENT DIVISION**

92. Case 12-4936 **REGIONS BANK – 10651 NW 26 Place**  
**Sec. 17-12(a) – Maintenance of swimming pools – Code Officer Maira Tarrau**  
The pool is not being maintained in a sanitary condition.
93. Case 15-6627 **REGIONS BANK – 10651 NW 26 Place**  
**Sec. 17-12(a) – All swimming pools, spas and hot tubs – Code Officer Maira Tarrau**  
The residential property has a swimming pool that is not being maintained in a sanitary manner.  
*This is a repeat violation of Final Order 12-4936 that was signed and ordered by the Special Magistrate on June 25, 2012.*

94. Case 13-5972 **DEUTSCHE BANK NATIONAL TRUST COMPANY – 1871 NW 63 Avenue**  
**Previous owner - Maxwell, Leonard & Linda**  
**Sec. 9-51 – Junked or inoperative vehicle – Code Officer Edward Dearth**  
The residential property has vehicles without current license tags.
95. Case 14-3675 **DEUTSCHE BANK NATIONAL TRUST COMPANY – 1871 NW 63 Avenue**  
**Previous owner - Maxwell, Leonard & Linda**  
**Sec. 16-111 – Swimming pool regulations – Code Officer Edward Dearth**  
The residential property has a north side wooden gate that is leaning and has no latching device, therefore providing no safety barrier for the swimming pool.
96. Case 14-3676 **DEUTSCHE BANK NATIONAL TRUST COMPANY – 1871 NW 63 Avenue**  
**Previous owner - Maxwell, Leonard & Linda**  
**Sec. 17-12(3) – Exterior standards– Code Officer Edward Dearth**  
The residential property has a northeast soffit that is loose.
97. Case 14-0220 **SOUTHWEST CORNER LLC – 10000 West Commercial Boulevard**  
**Sec. 17-12(9) – Exterior standards – Code Officer Terrell McCombs**  
The commercial property, *C.V.S. Pharmacy*, had the re-stripping recently done inside the vehicular parking area without City approvals and/or obtaining Engineering permits.
98. Case 15-2897 **SOLOMAN, GARY & DONNA R – 9571 NW 33 Manor**  
**Sec. 16-167 – City-initiated tree removal on private property – Code Officer Terrell McCombs**  
The residential property has one canopy tree in the front yard that is dead.
99. Case 15-6367 **MCGRATH, CHRISTOPHER M & MCGRATH, LESLEY A – 11831 NW 31 Place**  
**Sec. 16-125 – Open storage, garbage and refuse – Code Officer Maira Tarrau**  
The residential property has outdoor storage of different items including but not limited to landscaping tools and supplies, bricks, plastic containers and cinder blocks.

## **I. ADJOURNMENT**

If a person decides to appeal any decision made by the above board agency or commission with respect to any matter considered at such meeting or hearing, he will need a record of the proceedings, and that, for such purpose, he may need to ensure that a verbatim record of the proceedings is made, which the appeal is to be based. F.S.S. 286.01105.

Policy of non-discrimination with regard to race, color, religion, national origin, sex, age, or physical or mental disabilities; equal opportunity employer.

ANY PERSON WHO BELIEVES HE OR SHE HAS A DISABILITY REQUIRING THE USE OF AUXILIARY AIDS AND SERVICES AT THIS MEETING MAY CALL THE CLERK TO THE SPECIAL MAGISTRATE, CAROLE JOLENE HIMMEL, AT (954) 572-2347 AT LEAST 48 HOURS PRIOR TO THE MEETING TO ADVISE OF HIS/HER SPECIAL REQUIREMENTS.