

WEDNESDAY
SEPTEMBER 18, 2013
9:00 A.M.



COOPER CITY HALL
9090 SOUTHWEST 50 PLACE
COOPER CITY, FLORIDA

AGENDA
CODE ENFORCEMENT SPECIAL MAGISTRATE HEARING

1. EXPLANATION OF PROCEDURES BY SPECIAL MAGISTRATE
2. SWEARING IN
3. NOTICE OF VIOLATION HEARINGS

CASE #

42399A Tiffany Ana Minsal, 15021 Windover Way, Davie, FL 33331

Location of Violation: 4700 S. Flamingo Rd.

Notice of Violation: 7/22/2013 By: BSO CSIA Jim Marshall

Violation: City Code Section 7-10, "Fire Lanes - Parking Prohibited" - for parking in a fire zone.

Disposition: September 18, 2013 Hearing: Respondent not present. BSO CSIA Marshall was present. FOV-Must pay \$30 fine and \$80 admin fee on or before 10/18/2013.

02493 AA 10295 Holding Company, 10295 Stirling Rd., Cooper City, FL

Mailing Address: PO Box 546752, Surfside, FL 33154

Notice of Violation: 6/7/2013 By: BSO Code Officer Mark Reale

Violation: City Code Section 6-32(k), "Minimum standards for maintenance of commercial developments" for failure to maintain rear wall cracks, deteriorated rotted wood trim.

Disposition: September 18, 2013 Hearing: Respondent not present. BSO Code Officer Mark Reale was present. FOV-Violation is complied. Must pay \$250/day fine beginning from 07/15/2013 -08/12/2013 and \$80 admin fee on or before 10/18/2013.

02658 Nadine Benjamin, 11929 SW 56 St., Cooper City 33330

Notice of Violation: 5/8/2013 By: BSO Code Officer Mark Reale

Violation: City Code Section 8-38, entitled "Excessive undergrowth, accumulation of junk, trash, etc. declared a public nuisance - prohibited" - which provides that grass allowed to grow in excess of six inches in height is a prohibited public nuisance (rear yard), dead palm branches and landscape debris, (3) dead palm trees.

Disposition: July 17, 2013 Hearing: CONTINUED DUE TO CODE OFFICER'S ILLNESS

Disposition: September 18, 2013 Hearing: Respondent was not present. Code Officer Mark Reale was present. FOV- Must comply within 10 days and pay \$80 Admin Fee or pay \$50/day fine from 5/24/13 until compliance.

02686 Timothy K. Wrich, 5551 SW 94 Ave., Cooper City, 33328

Notice of Violation: 5/10/2013 By: BSO Code Officer Lynn Duvall
Violation: City Code Section 25-10(a), entitled "Parking of Commercial Vehicles, RVs and Boats" which provides that it is prohibited to park, store or keep a trailer with jet skis on privately owned residential property without enclosing or screening from public view.

Disposition: August 14, 2013 Hearing: **CONTINUED DUE TO CODE OFFICER'S ILLNESS**

Disposition: September 18, 2013 Hearing: Respondent was present and denied the violation. Code Officer Duvall was present. FOV- Must comply by 10/18/13 and pay \$80 admin fee or pay \$25/day from 05/24/2013 until compliance.

02687

Timothy K. Wrich, 5551 SW 94 Ave., Cooper City, 33328

Notice of Violation: 5/10/2013 By: BSO Code Officer Lynn Duvall

Violation: City Code Section 23-82(6)(c), entitled "Accessory Building" which prohibits accessory buildings from being built in the front yard and Section 6-7 which requires a building permit to be obtained prior to installation of accessory buildings and posts.

Disposition: August 14, 2013 Hearing: **CONTINUED DUE TO CODE OFFICER'S ILLNESS**

Disposition: September 18, 2013 Hearing: Respondent was present and denied the violation. Code Officer Duvall was present. No FOV- **Case Closed**

02690

RGR LLC, 9990 NW 41 St., Cooper City, FL

Mailing Address: 20401 NW 2 Avenue, Ste. 208, Miami, FL 33169

Notice of Violation: 5/17/2013 By: BSO Code Officer Lynn Duvall

Violation: City Code Section 8-38, entitled "Excessive undergrowth, accumulation of junk, trash, etc. declared a public nuisance - prohibited" - which provides that grass allowed to grow in excess of six inches in height and existence of untended weeds are a prohibited public nuisance.

2ND REPEAT VIOLATION

Disposition: June 12, 2013 Hearing: Respondent/Owner Gregory Roy was present. Violation was upheld. Must pay a \$250 fine for repeat violation and \$80 Admin Fee by 7/12/13.

Disposition: August 14, 2013 Hearing: Continued to 09/18/2013. Post to owner's home address.

Disposition: September 18, 2013 Hearing: Respondent not present. Code Officer Duvall present. COF- \$250 fine and \$80 admin fee. City ordered to maintain property.

02698

James & Joyce Dehn, 5137 SW 93 Avenue, Cooper City, 33328

Notice of Violation: 6/20/2013 By: BSO Code Officer Lynn Duvall

Violation: City Code Section 25-11(a), entitled "Junked or abandoned vehicles" which prohibits an abandoned vehicle (flat tire) to be deposited, stored, or kept in the open, upon public or private property.

Disposition: September 18, 2013 Hearing: Respondent was present. Code Officer Duvall was present.
Case Dismissed

02699

James & Joyce Dehn, 5137 SW 93 Avenue, Cooper City, 33328

Notice of Violation: 6/20/2013 By: BSO Code Officer Lynn Duvall

Violation: City Code Section 8-38, entitled "Excessive undergrowth, accumulation of junk, trash, etc. declared a public nuisance - prohibited" - which provides that grass allowed to grow in excess of six inches in height is a prohibited public nuisance.

Disposition: August 14, 2013 Hearing: **CONTINUED DUE TO CODE OFFICER'S ILLNESS**

Disposition: September 18, 2013 Hearing: Respondent was present. Code Officer Duvall was present. FOV Must pay \$10 fine and \$80 admin fee on or before 10/18/2013.

02726 **Cynthia Herrin, James Vasulka, 10159 SW 52 St., Cooper City, FL 33328**

Notice of Violation: 6/14/2013 By: BSO Code Officer Mark Reale

Violation: City Code Section 23-90(i), entitled "Fences, walls and hedges" for failure to maintain chainlink fence (east side) and wood fence (west side) in a structurally sound or aesthetically attractive manner. Chainlink posts in disrepair and leaning.

Disposition: September 18, 2013 Hearing: Respondent was not present. Code Officer Reale was present. FOV- Must comply by 9/23/13 and pay \$80 admin fee or pay \$150/fine from 08/05/2013 until complied. City assume maintenance and put up a orange safety fence around pool.

04252 **Cynthia Herrin, James Vasulka, 10159 SW 52 St., Cooper City, FL 33328**

Notice of Violation: 7/2/2013 By: BSO Code Officer Mark Reale

Violation: City Code Section 25-11(a), entitled "Junked or abandoned vehicles" which prohibits an abandoned vehicle (expired tag) to be deposited, stored, or kept in the open, upon public or private property.

Disposition: September 18, 2013 Hearing: Respondent was not present. Code Officer Reale was present. FOV- Must comply and pay \$80 admin fee by 9/28/13 or pay \$100/fine from 07/17/2013 until complied.

04254 **Cynthia Herrin, James Vasulka, 10159 SW 52 St., Cooper City, FL 33328**

Notice of Violation: 8/16/2013 By: BSO Code Officer Mark Reale

Violation: City Code Section 6-40(b), "Maintenance Standards - Exterior Premises Condition" - failed to keep exterior premises free of nuisances by allowing green stagnant pool water to form.

Disposition: September 18, 2013 Hearing: Respondent was not present. Code Officer Reale was present. FOV- Must comply by 9/23/13 and pay \$80 admin fee or pay \$150/fine from 08/26/2013 until complied. City to maintain pool after 09/23/2013.

04255 **Cynthia Herrin, James Vasulka, 10159 SW 52 St., Cooper City, FL 33328**

Notice of Violation: 8/16/2013 By: BSO Code Officer Mark Reale

Violation: City Code Section 8-38, entitled "Excessive undergrowth, accumulation of junk, trash, etc. declared a public nuisance - prohibited" - which provides that grass allowed to grow in excess of six inches in height and existence of untended weeds are a prohibited public nuisance. (Rear Yard) **REPEAT VIOLATION**

Disposition: September 18, 2013 Hearing: Respondent was not present. Code Officer Reale was present. FOV- Must pay \$500/day fine from 08/16/2013 until complied and \$80 admin fee on or before 10/18/2013. City to assume maintenance.

02730 **IH2 Property Florida, LP, 5946 SW 112 Lane, Cooper City, FL**
Mailing Address: 1 Oakwood Blvd., Ste 250, Hollywood, FL 33020
Notice of Violation: 7/23/2013 By: BSO Code Officer Mark Reale
Violation: City Code Section 8-38, entitled "Excessive undergrowth, accumulation of junk, trash, etc. declared a public nuisance - prohibited" - which provides that untended weeds and litter on property are prohibited.

Disposition: **September 18, 2013 Hearing:** Respondent was not present. Code Officer Reale was present. Violation is complied. FOV-Must pay \$250/day from 08/05/2013-09/12/2013 and \$80 admin fee on or before 10/18/2013.

04288 **IH2 Property Florida, LP, 8790 sw 57 St., Cooper City, FL**
Mailing Address: 1 Oakwood Blvd., Ste 250, Hollywood, FL 33020
Notice of Violation: 7/16/2013 By: BSO Code Officer Belinda Graham
Violation: City Code Section 8-38, entitled "Excessive undergrowth, accumulation of junk, trash, etc. declared a public nuisance - prohibited" - which provides that grass allowed to grow in excess of six inches in height and existence of untended weeds are a prohibited public nuisance.

Disposition: **September 18, 2013 Hearing:** Respondent was not present. Code Officer Graham was present. Violation was complied. FOV-Must pay \$250/day from 07/29/2013-08/19/2013 and \$80 admin fee on or before 10/18/2013.

02731 **Albert Niedermann, 9220 SW 49 St., Cooper City, FL 33328**
Mail copy to: Ocwen Loan Svcs., 1661 Worthington Rd., Ste. 100, West Palm Beach, FL 33409
Notice of Violation: 7/23/2013 By: BSO Code Officer Mark Reale
Violation: City Code Section 6-40(b), "Maintenance Standards - Exterior Premises Condition" - failed to keep exterior premises free of nuisances by allowing green stagnant pool water to form.

Disposition: **September 18, 2013 Hearing:** Representative was present and admitted the violation. Code Officer Reale was present. Must pay \$200 fine and \$80 admin fee on or before 11/02/2013.

02732 **Albert Niedermann, 9220 SW 49 St., Cooper City, FL 33328**
Mail copy to: Ocwen Loan Svcs., 1661 Worthington Rd., Ste. 100, West Palm Beach, FL 33409
Notice of Violation: 7/23/2013 By: BSO Code Officer Mark Reale
Violation: City Code Section 8-38, entitled "Excessive undergrowth, accumulation of junk, trash, etc. declared a public nuisance - prohibited" - which provides that untended weeds and allowing grass to grow in excess of six inches is a public nuisance.

Disposition: **September 18, 2013 Hearing:** Ken Hill was present and admitted the violation. Code Officer Reale was present. Must pay \$150 fine on or before 11/02/2013.

02734 **Dakota Financial, 2620 Cayenne Ave., Cooper City, FL**
Mailing Address: 101 NE 3 Avenue, Ste. 1800, Ft. Lauderdale, FL 33301
Notice of Violation: 7/24/2013 By: BSO Code Officer Mark Reale
Violation: City Code Section 8-38, entitled "Excessive undergrowth, accumulation of junk, trash, etc. declared a public nuisance - prohibited" - which provides that untended weeds and litter and allowing grass to grow in excess of six inches is a public nuisance.

Disposition: September 18, 2013 Hearing: Richard Storfer was present. Code Officer Reale was present. Complied. FOV-Must pay \$10 fine and \$80 admin fee on or before 10/18/2013.

02737

Hector Delgadillo, 10011 NW 35 St., Cooper City, FL

Mailing Address: 1721 NW 104 Ave., Pembroke Pines, FL 33026

Notice of Violation: 7/27/2013 By: BSO Code Officer Mark Reale

Violation: City Code Section 6-40(b), "Maintenance Standards - Exterior Premises Condition" - failed to keep exterior premises free of nuisances by allowing green stagnant pool water to form.

Disposition: September 18, 2013 Hearing: Respondent was not present. Code Officer Reale was present. FOV- Must pay \$75/day beginning 08/09/2013-08/26/2013 and \$80 admin fee on or before 10/18/2013.

02738

Stanford & Julie Land, 9691 NW 39 St., Cooper City, FL

Notice of Violation: 8/1/2013 By: BSO Code Officer Mark Reale

Violation: City Code Section 8-38, entitled "Excessive undergrowth, accumulation of junk, trash, etc. declared a public nuisance - prohibited" - which provides that untended weeds and litter and allowing grass to grow in excess of six inches is a public nuisance.

Disposition: September 18, 2013 Hearing: Respondent was not present. Code Officer Reale was present. FOV- Must pay \$250/day beginning 09/12/2013 until City abates the property and \$80 admin fee on or before 09/28/2013.

02747

Dale Katz and Jacquelyn Failoni, 4771 Sunkist Way, Cooper City, FL 33330

Notice of Violation: 8/16/2013 By: BSO Code Officer Belinda Graham

Violation: City Code Section 25-10(a), entitled "Parking of Commercial Vehicles, RVs and Boats" which provides that it is prohibited to park, store or keep a trailer/boat on privately owned residential property without enclosing or screening from public view.

Disposition: September 18, 2013 Hearing: Respondent was present. Code Officer Reale was present. FOV-Must pay \$25 fine and \$80 admin fee on or before 10/18/2013.

02781

SRP SUB LLC, 4904 SW 90 Avenue

Mailing Address: 2700 W. Cypress Road, #D118, Ft. Lauderdale, FL 33309

Notice of Violation: 6/10/2013 By: BSO Code Officer Belinda Graham

Violation: City Code Section 6-40(a)(2), "Maintenance Standards" - failed to maintain roof free of dirt, grime, stains, mildew, peeling and free from any signs of deterioration.

Disposition: September 18, 2013 Hearing: Respondent was not present. FOV-Must pay \$250/day beginning 07/18/2013 until compliance and \$80 admin fee on or before 10/18/2013.

B13-00015 **SRP SUB LLC, 5171 SW 88 Terrace, Cooper City, FL**

Mailing Address: 2700 W. Cypress Road, #D118, Ft. Lauderdale, FL 33309

Notice of Violation: 7/31/2013 By: Building Official Ted Fowler

Violation: FBC Section 105.1 as adopted by City Code Section 6-7, provides that a permit is required prior to installing a new front entry door.

Disposition: **September 18, 2013 Hearing:** Respondent was not present. FOV-Must pay \$250/day beginning 08/10/2013 until compliance (close out permit) and \$80 admin fee on or before 10/18/2013.

B13-00016 **SRP SUB LLC, 5171 SW 88 Terrace, Cooper City, FL**

Mailing Address: 2700 W. Cypress Road, #D118, Ft. Lauderdale, FL 33309

Notice of Violation: 7/31/2013 By: Building Official Ted Fowler

Violation: FBC Section 105.1 as adopted by City Code Section 6-7, provides that a permit is required prior to replacing kitchen cabinets, countertops and electric outlets.

Disposition: **September 18, 2013 Hearing:** Respondent was not present. FOV-Must pay \$250/day beginning 08/10/2013 until compliance (permit is pulled), 30 days to comply and \$80 admin fee on or before 10/18/2013.

04208 **Gladys Wilson, 5155 SW 90 Ave., Cooper City, FL 33328**

Notice of Violation: 6/13/2013 By: BSO Code Officer Lynn Duvall

Violation: City Code Section 6-10, "Storm Shutter Regulations" - which provides that it is prohibited to maintain storm shutters in a closed/secured position on a structure for periods in excess of 10 consecutive days.

Disposition: **September 18, 2013 Hearing:** Respondent was present and denied the violation. Code Officer Duvall was present. FOV-Must remove panels on or before 11/04/2013 and pay \$40 admin fee or \$10/day beginning 07/30/2013 until compliance.

04289 **THR Florida LP, 5042 SW 89 Ave., Cooper City**

Mailing Address: 1 Oakwood Blvd., #250, Hollywood, FL 33020

Notice of Violation: 7/22/2013 By: BSO Code Officer Belinda Graham

Violation: City Code Section 8-38, entitled "Excessive undergrowth, accumulation of junk, trash, etc. declared a public nuisance - prohibited" - which provides that grass allowed to grow in excess of six inches in height is a prohibited public nuisance.

Disposition: **September 18, 2013 Hearing:** Respondent not present. Code Officer Graham was present. Violation complied on 09/13/2013. FOV-Must pay \$250/day starting 08/01/2013-09/13/2013 and pay \$80 admin fee on or before 10/18/2013 .

04292 **Reno & Teresita Sanchez, 5109 SW 87 Terrace, Cooper City, FL 33328-4335**

Notice of Violation: 7/19/2013 By: BSO Code Officer Belinda Graham

Violation: City Code Section 8-38, entitled "Excessive undergrowth, accumulation of junk, trash, etc. declared a public nuisance - prohibited" - which provides that grass allowed to grow in excess of six inches in height and accumulation of junk/trash are prohibited public nuisances.

Disposition: **September 18, 2013 Hearing:** Respondent was present. Code Officer Graham was present. Violation complied. **Paid \$25 fine and \$80 admin fee on 09/18/2013. Case Closed**

04293 **Rosa Solla, 9223 SW 49 Place, Cooper City, FL 33328-3514**

Notice of Violation: 7/30/2013 By: BSO Code Officer Belinda Graham

Violation: City Code Section 8-38, entitled "Excessive undergrowth, accumulation of junk, trash, etc. declared a public nuisance - prohibited" - which provides that grass allowed to grow

in excess of six inches in height is a prohibited public nuisance.

Disposition: **September 18, 2013 Hearing:** Respondent's daughter was present. Code Officer Graham was present. Violation was complied. FOV- **Paid \$10 fine and \$10 admin fee on 09/18/2013. Case Closed**

04294

Bluecow, LLC, 5524 SW 89 Avenue, Cooper City, FL

Mailing Address: 20815 NE 16 Avenue, #B17, Miami, FL 33179

Notice of Violation: 7/31/2013 By: BSO Code Officer Belinda Graham

Violation: City Code Section 8-38, entitled "Excessive undergrowth, accumulation of junk, trash, etc. declared a public nuisance - prohibited" - which provides that grass allowed to grow in excess of six inches in height is a prohibited public nuisance.

Disposition: **September 18, 2013 Hearing:** Respondent was not present. Code Officer Graham was present. FOV-Must comply and pay \$250/day from 08/12/2013 until compliance and \$80 admin fee on or before 09/28/2013.

04295

Bluecow, LLC, 5524 SW 89 Avenue, Cooper City, FL

Mailing Address: 20815 NE 16 Avenue, #B17, Miami, FL 33179

Notice of Violation: 7/31/2013 By: BSO Code Officer Belinda Graham

Violation: City Code Section 6-40(b), "Maintenance Standards - Exterior Premises Condition" - failed to keep exterior premises free of nuisances by allowing green stagnant pool water to form.

Disposition: **September 18, 2013 Hearing:** Respondent was not present. Code Officer Graham was present. FOV-Must pay \$250/day from 08/12/2013 until City takes over maintenance on or before 09/28/2013 and \$80 admin fee. Ordered property as a health safety concern.

B13-00014 **Vladislav Mejvinskiy and Natalya Sidorenko, 3637 NW 85 Terrace, Cooper City, FL 33024**

Notice of Violation: 7/2/2013 By: Building Official Ted Fowler

Violation: FBC Section 105.1 as adopted by City Code Section 6-7, provides that a permit is required prior to installing 5' high aluminum fencing.

Disposition: **September 18, 2013 Hearing:** Respondent was present. Building Inspector Lamastro was present. Violation is complied. FOV-Paid **\$25 fine and \$80 admin fee on 09/18/2013. Case Closed**

B13-00017 **Equity One, Inc., 5504 S. Flamingo Road, Cooper City, FL**

Mailing Address: 1600 NE Miami Gardens Dr., North Miami Beach, FL 33179

Notice of Violation: 8/20/2013 By: Building Official Ted Fowler

Violation: FBC Section 105.1 as adopted by City Code Section 6-7, provides that a permit is required prior to removing and replacing interior structural floor system.

Disposition: **September 18, 2013 Hearing:** Ernesto Escobar (General Contractor) was present. Building Inspector Lomastro was present. FOV- Must pay \$250 fine and \$80 admin fee by 10/18/13. Must obtain a permit and final inspection on or before 11/04/2013 if not then the case will be brought back for additional fine assessment. **Paid \$250 fine and \$80 admin fee on 09/18/2013.**

B13-00018 Linet Family Limited Partnership, 9600 Griffin Road, Cooper City, FL 33328
Mailing Address: 9800 Griffin Road, Cooper City, FL 33328
Notice of Violation: 8/27/2013 By: Building Official Ted Fowler
Violation: FBC Section 105.1 as adopted by City Code Section 6-7, provides that a permit is required to demolishing ceiling and walls.

Disposition: **September 18, 2013 Hearing:** Respondent was present and denied the violation. Building Inspector Lomastro was present. FOV-Must pay \$200 fine, permit must be finalized on or before 10/18/2013 and \$80 admin fee must be paid.

B13-00019 Linet Family Limited Partnership, 9620 Griffin Road, Cooper City, FL 33328
Mailing Address: 9800 Griffin Road, Cooper City, FL 33328
Notice of Violation: 8/27/2013 By: Building Official Ted Fowler
Violation: FBC Section 105.1 as adopted by City Code Section 6-7, provides that a permit is required to remove a portion of the existing firewall.

Disposition: **September 18, 2013 Hearing:** Respondent was present and denied the violation. Building Inspector Lomastro was present. FOV-Must pay \$50 fine, permit must be issued on or before 10/18/2013 and inspection must be complete on or before 11/17/2013. No admin fee owed.

4. IMPOSITION OF FINE HEARINGS

02394 Biscayne 135 Ltd., 8600 Griffin Road, Cooper City, FL
Mailing Address: 18205 Biscayne Blvd., Suite 2202, Aventura, FL 33160
Notice of Violation: 4/2/2013 By: BSO Code Officer Belinda Graham
Violation: City Code Section 6-32(J)(4), entitled "Minimum standards for maintenance" - striping areas not readily visible (fading), building permit required.

Disposition: **June 12, 2013 Hearing:** Respondent was not present. Violation was upheld, must pay \$250 fine and \$80 Admin Fee by 7/12/13.

Disposition: **August 14, 2013 Hearing:** Continue due to lack of service.

Disposition: **September 18, 2013 Hearing:** Certification of fine and admin fee.

02399 Mave A. & Telford Wallace, 5815 SW 87 Terrace, Cooper City, FL
Mailing Address: 2850 Madison St., Hollywood, FL 33020-4724
Notice of Violation: 4/3/2013 By: BSO Code Officer Belinda Graham
Violation: City Code Section 6-40(a), "Maintenance Standards - Exterior Building Condition" - failed to maintain exterior wall surfaces in good condition and prevent deterioration (rust stains).

Disposition: **June 12, 2013 Hearing:** Continue for proof of service - post to property.

Disposition: **July 17, 2013 Hearing:** Respondent was not present. Violation was upheld, must cure violation by August 6, 2013 or pay a fine of \$50/day beginning 5/3/13 until compliance and must pay \$80 Admin Fee by August 6, 2013.

Disposition: September 18, 2013 Hearing: Certification of fine and admin fee.

02611

Mave A. & Telford Wallace, 5815 SW 87 Terrace, Cooper City, FL

Mailing Address: 2850 Madison St., Hollywood, FL 33020-4724

Notice of Violation: 5/3/2013 By: BSO Code Officer Belinda Graham

Violation: City Code Section 6-40(a), "Maintenance Standards - Exterior Building Condition" - failed to maintain roof free of dirt, grime, stains, mildew, peeling and free from any signs of deterioration.

Disposition: July 17, 2013 Hearing: Respondent was not present. Violation was upheld, must cure violation by August 6, 2013 or pay a fine of \$50/day beginning 6/3/13 until compliance and must pay \$80 Admin Fee by August 6, 2013.

Disposition: September 18, 2013 Hearing: Certification of fine and admin fee.

02451

Alisie and Nigel Francis, 12373 SW 51 Place, Cooper City, 33330

Notice of Violation: 10/5/2012 By: BSO Code Officer Mark Reale

Violation: FBC Section 105.1 as adopted by City Code Section 6-7, provides that a permit is required prior to constructing a screen enclosure in rear.

Disposition: July 17, 2013 Hearing: CONTINUED DUE TO CODE OFFICER'S ILLNESS

Disposition: August 14, 2013 Hearing: Respondent was present and admitted the violation. FOV- Must pay \$80 admin fee and must comply (pick permit and submit notice of commencement on or before 09/03/2013. Must finalize permit by 09/20/2013. If not complied then \$20/day fine will begin 08/14/2013.

Disposition: September 18, 2013 Hearing: Respondent admitted the violation and Building Inspector Lomastro was present. Inspection needs to be finalized by 09/20/2013. Continue to 10/16/2013 Hearing. Paid \$80 admin fee.

02494

KSY FAM IRREV TR, Kwan Ka Leung Trustee, c/o Paul Sasso, 4701 South Flamingo Road, Cooper City, FL 33330

Mailing Address: 7721 SW 62 Avenue #202, South Miami, FL 33143

Notice of Violation: 6/8/2013 By: BSO Code Officer Mark Reale

Violation: City Code Section 24-48(B)(2)(i), "Planned Community Business Center District" - which requires that storage of donation bins shall be conducted entirely within a completely enclosed building.

Disposition: July 17, 2013 Hearing: CONTINUED DUE TO CODE OFFICER'S ILLNESS

Disposition: August 14, 2013 Hearing: Respondent was not present. Code Officer Reale was present. Violation is complied. FOV-Must pay \$80 admin fee and \$100/day from 6/21/2013-7/23/2013 on or before 08/29/2013.

Disposition: September 18, 2013 Hearing: Certification of fine.

02623

Wells Fargo Bank NA Trustee, 5160 SW 89 Avenue

Mailing Address: 7255 Baymeadows Way, Jacksonville, FL 32256

Notice of Violation: 5/22/2013 By: BSO Code Officer Belinda Graham

Violation: City Code Section 6-40(a)(2), "Maintenance Standards" - failed to

maintain roof free of dirt, grime, stains, mildew, peeling and free from any signs of deterioration.

Disposition: **August 14, 2013 Hearing:** Respondent was not present. Code Officer Graham was present. FOV- Must comply by 08/29/2013. Must pay \$80 admin fee and \$250/day starting from 06/22/2013 until compliance.

Disposition: **September 18, 2013 Hearing:** Robert Tammaro was present. Code Officer Graham was present. Violation complied 8/28/13. COF of admin fee.

02625

Wells Fargo Bank NA Trutee, 5160 SW 89 Avenue

Mailing Address: 7255 Baymeadows Way, Jacksonville, FL 32256

Notice of Violation: 5/29/2013 By: BSO Code Officer Belinda Graham

Violation: City Code Section 6-40(a)(1), "Maintenance Standards - Exterior Building Condition" - failed to maintain exterior wall surfaces in good condition and prevent deterioration.

Disposition: **August 14, 2013 Hearing:** Respondent was not present. Code Officer Graham was present. FOV- Must comply by 08/29/2013. Must pay \$80 admin fee and \$250/day starting from 06/29/2013 until compliance.

Disposition: **September 18, 2013 Hearing:** Robert Tammaro was present. Code Officer Graham was present. Violation complied 8/28/13. COF of admin fee.

02629

Adabelli Lemos Villela, 5156 SW 90 Ave, Cooper City 33328

Notice of Violation: 5/8/2013 By: BSO Code Officer Belinda Graham

Violation: City Code Section 6-40(a), "Maintenance Standards - Exterior Building Condition" - failed to maintain roof free of dirt, grime, stains, mildew, peeling and free from any signs of deterioration.

Disposition: **July 17, 2013 Hearing:** Respondent was not present. Violation was upheld. Must comply and pay \$80 Admin Fee by August 6, 2013 or pay a fine of \$50/day beginning 6/8/13. Send copy of order to any attorney on record.

Disposition: **September 18, 2013 Hearing:** Certification of fine and admin fee.

02630

Adabelli Lemos Villela, 5156 SW 90 Ave, Cooper City 33328

Notice of Violation: 5/8/2013 By: BSO Code Officer Belinda Graham

Violation: City Code Section 6-40(a), "Maintenance Standards - Exterior Building Condition" - failed to exterior wall surfaces in good condition and prevent deterioration.

Disposition: **July 17, 2013 Hearing:** Respondent was not present. Violation was upheld. Must comply and pay \$80 Admin Fee by August 6, 2013 or pay a fine of \$50/day beginning 6/8/13. Send copy of order to any attorney on record.

Disposition: **September 18, 2013 Hearing:** Certification of fine and admin fee.

02675

Armando & Marie Ramoss, 10140 Grove Lane

Mailing Address: 8060 Cleary Blvd, Plantation, FL 33324

Notice of Violation: 6/18/2013 By: BSO Code Officer Mark Reale

Violation: City Code Section 8-38, entitled "Excessive undergrowth, accumulation of junk,

trash, etc. declared a public nuisance - prohibited" - which provides that grass allowed to grow in excess of six inches in height is a prohibited public nuisance.

Disposition: **August 14, 2013 Hearing:** Respondent was present. Code Officer Reale was present. Violation is complied. FOV- Must pay \$250/day from 06/28/2013-07/22/2013 and \$80 admin fee on or before 08/29/2013. Send a copy of order to Chase Bank

Disposition: **September 18, 2013 Hearing:** Certification of fine and admin fee.

02682

Passion Wilson, 4921 SW 94 Avenue, Cooper City, FL 33328

Notice of Violation: 5/7/2013 By: BSO Code Officer Lynn Duvall

Violation: City Code Section 6-40(b), "Maintenance Standards - Exterior Premises Condition" - failed to keep exterior premises free of nuisances by allowing green stagnant pool water to form. **REPEAT VIOLATION**

Disposition: **June 12, 2013 Hearing:** Respondent was not present. Violation was upheld. Must pay a fine of \$50 per day from 5/7/13 to 6/6/13 and an \$80 Admin Fee by 7/12/13.

Disposition: **August 14, 2013 Hearing:** **CONTINUED DUE TO CODE OFFICER'S ILLNESS**

Disposition: **September 18, 2013 Hearing:** Respondent was present. Code Officer Duvall was present. Fine reduced to \$1200.00. Payments will be made in the amount of \$200/month starting on 11/01/2013. Must be paid in full on or before 04/01/2014. If not paid then a hearing will be heard to certify the fine.

02684

Passion Wilson, 4921 SW 94 Avenue, Cooper City, FL 33328

Notice of Violation: 5/7/2013 By: BSO Code Officer Lynn Duvall

Violation: City Code Section 23-90(l), "Fences, walls and hedges" - failed to maintain fence in a structurally sound or aesthetically attractive manner (south side gate).

Disposition: **June 12, 2013 Hearing:** Respondent was not present. Violation was upheld. Must comply by 6/27/13 or pay a fine of \$25 per day beginning 6/4/13 until compliance. \$80 Admin Fee must be paid by 7/12/13.

Disposition: **August 14, 2013 Hearing:** **CONTINUED DUE TO CODE OFFICER'S ILLNESS**

Disposition: **September 18, 2013 Hearing:** Respondent was present and Code Officer Duvall was present. FOV- COF of \$1000 fine

02754

THR Florida LP, 11710 S. Island Rd, Cooper City

Mailing Address: 1 Oakwood Blvd., #250, Hollywood, FL 33020

Notice of Violation: 6/1/2013 By: BSO Code Officer Belinda Graham

Violation: City Code Section 8-38, entitled "Excessive undergrowth, accumulation of junk, trash, etc. declared a public nuisance - prohibited" - which provides that grass allowed to grow in excess of six inches in height is a prohibited public nuisance.

Disposition: **July 17, 2013 Hearing:** Respondent was not present. Violation was complied after the deadline. Must pay \$80 Admin Fee and a fine of \$200/day from 6/10/13 to 7/11/13 by August 16, 2013.

Disposition: **September 18, 2013 Hearing:** Certification of fine and admin fee

02775

Wells Fargo Bank NA Trutee, 5160 SW 89 Avenue

Mailing Address: 7255 Baymeadows Way, Jacksonville, FL 32256

Notice of Violation: 6/14/2013 By: BSO Code Officer Belinda Graham

Violation: City Code Section 6-40(b), "Maintenance Standards - exterior premises condition" - failed to keep exterior premises free of nuisances, unsafe or unsightly conditions by allowing green stagnant pool water to form.

Disposition: **August 14, 2013 Hearing:** Respondent was not present. Code Officer Graham was present. FOV- Violation complied. Must pay \$80 admin fee and \$250/day starting from 07/01/2013-08/09/20

Disposition: **September 18, 2013 Hearing:** Certification of fine

02785

SRP SUB LLC, 4904 SW 90 Avenue

Mailing Address: 2700 W. Cypress Road, #D118, Ft. Lauderdale, FL 33309

Notice of Violation: 6/19/2013 By: BSO Code Officer Belinda Graham

Violation: City Code Section 6-40(b), "Maintenance Standards - exterior premises condition" - failed to keep exterior premises free of nuisances, unsafe or unsightly conditions by allowing green stagnant pool water to form.

Disposition: **August 14, 2013 Hearing:** Respondent was not present. Code Officer Graham was present. City to take assume maintenance of pool. FOV-Must pay \$80 admin fee on or before 08/23/2013. If not paid then \$250/day will begin from 07/02/2013 until compliance.

Disposition: **September 18, 2013 Hearing:** City assumed maintenance on 09/12/2013. Certification of \$250/day fine from 07/02/2013-09/12/2013 and \$80 admin fee.

5. REDUCTION OF FINE HEARINGS

02284

Linnet Family Limited Partnership, 9800 Griffin Road., Cooper City, FL 33328

Mailing Address: 9610 Griffin Road., Cooper City, FL 33328

Notice of Violation: 9/28/2012 By: BSO Code Officer Belinda Graham

Violation: City Code Section 6-40(a)(1), "Maintenance Standards - Exterior Building Condition" - failed to maintain exterior walls and surfaces in good condition to prevent deterioration.

Posted at Property & City Hall

Disposition: **December 19, 2012 Hearing:** Respondent was not present. Code Officer Belinda Graham and Lynn Duvall were present. FOV- Must comply by 01/08/2013 if not then a \$250/day fine will begin from 10/12/2012 until compliance. \$80 admin fee must be paid by 01/08/2013. **No AF payment received.**

Disposition: **February 13, 2013 Hearing:** Harry Linet was present. Code Officer Graham was present. Certification of Fine and Admin Fee.

6/19/13: Request for Reduction of Fine Hearing (Total Due: \$55,125.50)

Disposition: **August 14, 2013 Hearing:** Continue reduction of fine hearing to 09/18/2013 to allow for respondent to attend or provide power of attorney to alternate representative.

Disposition: **September 18, 2013 Hearing:** Reduced to \$27,500 on or before 11/17/2013 and \$1200 admin fees if not paid then the full amount will be reinstated.

02025

Helm Bank USA formally Global Telesat Comm. Co., 10919 Nashville Drive, Cooper City, FL 33026

Mailing Address: 2706 S. Park Road, Pembroke Pines, FL 33009

Notice of Violation: 8/8/2012 By: BSO Code Officer Belinda Graham

Violation: City Code Section 6-40(a), "Maintenance Standards - Exterior Building Condition" - failed to maintain exterior wall surfaces in good condition and prevent deterioration.

Disposition: **November 14, 2012 Hearing:** Respondent was not present. BSO Code Officer Belinda Graham was present. Must comply by 11/21/2012. If not complied then \$75/day will start 09/10/12. Must pay \$80 admin fee by 12/14/2012.

Disposition: **December 19, 2012 Hearing:** Certification of Fine

8/26/13: Request for Reduction of Fine Hearing . Complied 8/21/13.

Total Due: \$26,000.50 (345 days @75/day, \$80 Admin Fee, \$45.50 Recording Fees).

Disposition: **September 18, 2013 Hearing:** Dante Fuentes was present. Reduced to \$21,000 and \$1200 admin fee on or before 12/17/2013 or full amount will be reinstated.

02752

Helm Bank, USA, 10919 Nashville Drive, Cooper City

Mailing Address: 999 Brickell Av., Miami, FL 33131

Notice of Violation: 5/31/2013 By: BSO Code Officer Belinda Graham

Violation: City Code Section 8-38, entitled "Excessive undergrowth, accumulation of junk, trash, etc. declared a public nuisance - prohibited" - which provides that grass allowed to grow in excess of six inches in height is a prohibited public nuisance. **REPEAT VIOLATION**

Disposition: **July 17, 2013 Hearing:** Respondent was not present. Violation was complied after the deadline. Must pay \$80 Admin Fee and a fine of \$200/day from 5/31/13 to 7/11/13 by August 16, 2013. **Complied. Total due: \$8,280 (41 days @\$200/day, \$80 Admin Fee).**

Disposition: **September 18, 2013 Hearing:** Dante Fuentes was present. Reduced to \$6000 due on or before 12/17/2013 or full amount will be reinstated.

01806

Joseph Pockell, 11232 SW 58 Street #5., Cooper City, FL 33330

Notice of Violation: 8/9/2011 By: Mark Reale, Code Enforcement Officer

Violation: City Code Section 23-90(i)(1), entitled "Fences, Walls and Hedges Maintenance," - failed to maintain fence/gable in a structurally sound or aesthetically attractive manner (fence leaning and deteriorated in rear of property).

Continuance was posted to the property and City Hall on 12/23/2011

Disposition: **October 19, 2011 Hearing:** Violation was upheld, must comply and pay \$80 administrative fee by 11/18/11 or a fine of \$250 per day beginning 11/19/11.

Disposition: **December 21, 2011 Hearing:** Continue for proof of delivery. Post property and at City Hall.

Disposition: **January 18, 2012 Hearing:** Certification of Fine of \$250 per day from 11/19/11 until compliance and \$80 Administrative Fee. **Complied. Total due: \$160,375.50**
(641 days @ \$250/day, \$80 Admin Fee and recording fees). **Total due both cases: \$320,751.00.**

Disposition: **September 18, 2013 Hearing:** Kenneth Meyer was present. Reduced to \$7500.00 and \$1200.00 admin fees.

01807

Joseph Pockell, 11232 SW 58 Street #5., Cooper City, FL 33330

Notice of Violation: 8/9/2011 By: Mark Reale, Code Enforcement Officer

Violation: City Code Section 6-40(a)(3), entitled "Exterior Building Conditions," - failure to maintain screens without rips and tears (screen enclosure in rear east side).

Continuance was posted to the property and City Hall on 12/23/2011

Disposition: **October 19, 2011 Hearing:** Violation was upheld, must comply and pay \$80 administrative fee by 11/18/11 or a fine of \$250 per day beginning 11/19/11.

Disposition: **December 21, 2011 Hearing:** Continue for proof of delivery. Post property and at City Hall.

Disposition: **January 18, 2012 Hearing:** Certification of Fine of \$250 per day from 11/19/11 until compliance and \$80 Administrative Fee. **Complied. Total due: \$160,375.50**
(641 days @ \$250/day, \$80 Admin Fee and recording fees). **Total due both cases: \$320,751.00.**

Disposition: **September 18, 2013 Hearing:** Kenneth Meyer was present. Reduced to \$7500.00

Evidence

In general, evidence which is relevant will be admitted if, in the opinion of the Special Magistrate, it is the type of evidence upon which reasonable and responsible persons would normally rely in the conduct of everyday business and other affairs. Relevant evidence is evidence which tends to prove or disprove a matter in issue.

Respondents shall be strictly limited to presenting evidence and testimony to those matters specifically set forth within their written statement, as noticed in the Notice of Hearing Before Special Magistrate.

Any person requiring auxiliary aids and services to participate in this proceeding should contact the Office of the Clerk to the Special Magistrate at (954) 434-4300, ext. 250, at least forty-eight (48) hours prior to the hearing.

If you obtain an attorney, you or your attorney should notify the Special Magistrate Clerk in writing of the representation at least five (5) working days prior to your hearing.

One or more members of the City Commission and/or advisory boards of the City may be in attendance at the Special Magistrate proceedings.