

Town of Southwest Ranches
Code Compliance Division
13400 Griffin Road
Southwest Ranches, FL 33330-2628
Phone (954) 434-0008
Fax (954) 434-1490

**SPECIAL MAGISTRATE HEARING
MAY 3, 2016
9:00 A.M.**

MINUTES

1. CALL SESSION TO ORDER

2. NON-COMPLIANCE CASE(S) & IMPOSITION OF PENALTY/LIEN

2.1	CASE 2015 - 604	OWNER(S): CHURCH OF CHRIST GRIFFIN ROAD INC ADDRESS: 14550 GRIFFIN ROAD FOLIO: 5140 06 01 0201 VIOLATION(S): 1). CODE SECTION 095-030 (C) – LIGHTING RESULTING IN GLARE ONTO ADJACENT PROPERTIES OR STREETS NONE PERMITTED.	STATUS: AMENDED FINAL ORDER ISSUED ON 04/05/16 TO COMPLY BY 05/02/16 OR A FINE OF \$100.00 PER DAY. APPEAR AT THE 02/03/16 IF NOT IN COMPLIANCE FOR IMPOSITION OF FINE IN THE AMOUNT OF \$100.00 PER DAY FROM 05/02/16 COMPLIANCE PRIOR TO THE HEARING
2.2	CASE 2016 - 049	OWNER(S): AMORTEGUI, ANDRES M H/E ADDRESS: 5531 DYKES ROAD FOLIO: 5040 32 04 0031 VIOLATION(S): 1). CODE SECTION 005-120 – FAILURE TO OBTAIN CERTIFICATE OF USE FOR TWO BUSINESSES 2). CODE SECTION 045-030 (C) – PARKING OF COMMERCIAL VEHICLES ON THE PROPERTY BEYOND WHAT IS ALLOWED UNDER CODE 3). CODE SECTION 020-030 AND 020-040 – JUNK AND DEBRIS ON THE PROPERTY (COMPLIED)	STATUS: FINAL ORDER TO COMPLY BY MAY 2, 2016 OR A FINE OF \$100.00 PER DAY AMENDED ORDER TO COMPLY BY MAY 10, 2016 AND IMPOSITION OF A FINE OF \$100.00 PER DAY PER VIOLATION IF NOT IN COMPLIANCE BY THAT DATE
2.3	CASE 2016 - 067	OWNER(S): CEDENO, FRANKLIN & ANITA ADDRESS: 5410 SW 196 LANE FOLIO: 5039 35 02 0120 VIOLATION(S):	STATUS: AMENDED ORDER TO COMPLY BY MARCH 31, 2016 OR APPEAR AT THE APRIL 5, 2016 HEARING IF NOT IN

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		<p>1). CODE SECTION 045-060 – ANCILLARY USE OF PROPERTY NOT PERMITTED TO WIT: DENTAL LABORATORY (COMPLIED)</p> <p>2). CODE SECTION 005-080 – WORK DONE WITHOUT A PERMIT (POOL, DECK, DOOR AND WINDOW) (COMPLIED)</p>	<p>COMPLIANCE FOR IMPOSITION OF \$250.00 PER DAY FROM MARCH 31, 2016</p> <p>COMPLIANCE PRIOR TO THE HEARING</p>
2.4	CASE 2016 - 075	<p>OWNER(S): NANCY MEYER ADDRESS: 5250 SW 130 AVE FOLIO: 5040 35 01 0184 VIOLATION(S):</p> <p>1). CODE SECTION 020-040 (E) – FAILURE TO MAINTAIN PROPERTY TO WIT: ROOF IN DISREPAIR AND CAUSING INTERIOR LEAK DAMAGE WITH MOLD.</p>	<p>STATUS: FINAL ORDER TO COMPLY BY APRIL 15, 2016 OR A FINE OF \$250.00 PER DAY FROM APRIL 5, 2016</p> <p>IMPOSED PENALTY OF \$250.00 PER DAY SINCE APRIL 16, 2016 UNTIL COMPLIED.</p>
2.5	CASE 2016 - 083	<p>OWNER(S): CARL A CAPONELLI ADDRESS: 5001 HANCOCK ROAD FOLIO: 5040 34 01 0330 VIOLATION(S):</p> <p>1). CODE SECTION 020-030 (A) – GRASS IS OVERGROWN IN ALL AREAS OF THE PROPERTY INCLUDING RIGHT OF WAY (CORRECTED)</p> <p>2). CODE SECTION 020-040 (D) – TRASH DEBRIS BEING STORED ON PROPERTY (DEAD TREES)</p> <p>3). CODE SECTION 020-030 (A) – FAILURE TO MAINTAIN HOUSE, TO WIT: ROOF IN DISREPAIR</p>	<p>STATUS: FINAL ORDER ISSUED ON 04/05/16 TO COMPLY BY 04/15/16 FOR ITEMS (1) AND (2) AND BY 05/02/16 FOR ITEM (3) OR TO APPEAR AT THE 05/03/16 HEARING FOR IMPOSITION OF A FINE OF \$100.00 PER DAY SINCE 04/16/16 AND 05/03/16 RESPECTABLY PER VIOLATION</p> <p>FOUND IN VIOLATION AND IMPOSED PENALTY OF \$100.00 PER DAY PER VIOLATION FROM 04/15/16 AND 05/02/16 RESPECTABLY</p>

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2.6	CASE 2016 - 090	OWNER(S): 200 LEUCADENDRA LLC ADDRESS: 5791 SW 178 AVE FOLIO: 5040 31 10 0010 VIOLATION(S): 1). CODE SECTION 005-080 (A) – CLEARING/GRADING/FILLING BEING DONE WIHOUT APPROVAL AND PERMITS	STATUS: FINAL ORDER ISSUED ON APRIL 5, 2016 TO COMPLY BY 05/02/16 OR TO APPEAR AT THE 05/03/16 HEARING FOR IMPOSITION OF A FINE OF \$100.00 PER DAY FOUND IN VIOLATION, IMPOSED A PENALTY IN THE AMOUNT OF \$100.00 PER DAY FROM 05/03/16 UNTIL IN COMPLIANCE
2.7	CASE 2016 - 093	OWNER(S): MARINA VAYSMAN H/E, VALENTINA VAYSMAN ADDRESS: 5300 SW 164 TERRACE FOLIO: 5040 32 05 0610 VIOLATION(S): 1). CODE SECTION 005-080 (A) – CLEARING/GRADING/FILLING BEING DONE WITHOUT APPROVAL AND PERMITS	STATUS: FINAL ORDER ISSUED ON 04/05/16 TO COMPLY BY 05/02/16 OR TO APPEAR AT THE 05/03/16 HEARING FOR IMPOSITION OF A FINE OF \$100.00 PER DAY SINCE 03/03/16 AMENDED ORDER TO COMPLY BY 05/10/16 OR A FINE OF \$100.00 PER DAY IF NOT IN COMPLIANCE FROM 05/10/16. RETURN TO THE JUNE 7, 2016 HEARING FOR IMPOSITION IF NOT IN COMPLIANCE
2.8	CASE 2016 - 121	OWNER(S): SHI, ANDY ADDRESS: 5101 S FLAMINGO ROAD FOLIO: 5040 35 01 0072 VIOLATION(S): 1). CODE SECTION 005-080 (A) – WORK WITHOUT A PERMIT INSTALLATION OF GATES	STATUS: FINAL ORDER ISSUED ON APRIL 15, 2016 TO COMPLY BY 05/03/16 OR TO APPEAR AT THE 05/03/16 HEARING FOR IMPOSITION OF A FINE OF \$100.00 PER DAY.

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		AND COLUMNS	COMPLIANCE PRIOR TO THE HEARING
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3. NEW CASES

3.1	CASE 2016 - 079	OWNER(S): CORTEO, SALVATORE & MARION ADDRESS: 20420 SW 48 PL FOLIO: 5039 35 03 0360 VIOLATION(S): 1). CODE SECTION 020-030 (A) – OVERGROWN GRASS IN REAR OF THE PROPERTY AND POOL AREA. (CORRECTION) 2). CODE SECTION 020-040 (A) – FAILURE TO MAINTAIN POOL, POOL IS NOT BEING MAINTAINED AS REQUIRED	STATUS: NOTICE OF HEARING ISSUED ON 04/20/16, NOTICE OF VIOLATION ISSUED ON 02/09/16 TO COMPLY BY 02/22/16 ADMITTED VIOLATION, GIVEN 10 DAYS OR UNTIL 05/13/16 TO COMPLY OR A FINE OF \$250.00 PER DAY NO ADMINISTRATIVE FEES IMPOSED.
3.2	CASE 2016 - 049	OWNER(S): MARLEN PEREZ ADDRESS: 17700 SW 59 CT FOLIO: 5040 31 01 0572 VIOLATION(S): 1). CODE SECTION 005 – 080 (A) – INSTALLATION OF A FENCE WITHOUT A PERMIT 2). CODE SECTION 10-27 (A)(1) – REMOVAL OF TREES WITHOUT A PERMIT	STATUS: CORRECTION PRIOR TO THE HEARING
3.3	CASE 2016 - 118	OWNER(S): BEADES, JORGE & REINA H/E ADDRESS: 5410 SW 166 AVE FOLIO: 5040 32 05 0650 VIOLATION(S): 1). CODE SECTION 045-100 (A) – ANIMAL FARM NOT MEETING THE SETBACK REQUIREMENTS OF 50 FEET MINIMUM	STATUS: NOTICE OF HEARING ISSUED ON 04/12/16. NOTICE OF VIOLATION ISSUED ON 02/24/16 TO COMPLY BY 03/08/16 CORRECTION PRIOR TO THE HEARING

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3.4	CASE 2016 - 124	OWNER(S): CALDERBANK, BARBARA J ADDRESS: 6230 MELALEUCA ROAD FOLIO: 5140 02 01 0074 VIOLATION(S): 1). CODE SECTION 005-080 (A) – CLEARING/GRADING/FILLING DONE WITHOUT A PERMIT	STATUS: NOTICE OF HEARING ISSUED ON 04/12/16. NOTICE OF VIOLATION ISSUED ON 02/24/16 TO COMPLY BY 03/08/16 ADMITTED VIOLATION, GIVEN 15 DAYS OR UNTIL 05/18/16 TO CORRECT THE VIOLATION OR A FINE OF \$100.00 PER DAY UNTIL COMPLIANCE, NO ADMINISTRATIVE FEES
3.5	CASE 2016 - 164	OWNER(S): HSBC BANK USA NA TRSTEE ADDRESS: 5701 SW 128 AVE FOLIO: 5040 35 01 0223 VIOLATION(S): 1). CODE SECTION 020 – 030 (A) AND 020 – 040 (D) – OVERGROWN GROUND COVER ON PROPERTY AND RIGHT OF WAY, AND FAILURE TO MAINTAIN PROPERTY AS REQUIRED BY CODE	STATUS: NOTICE OF HEARING ISSUED ON 04/12/16. NOTICE OF VIOLATION ISSUED ON 03/30/16 TO COMPLY BY 04/11/16 ADMITTED VIOLATION, GIVEN 15 DAYS TO CORRECT THE VIOLATION OR UNTIL 05/18/16 OR A FINE OF \$100.00 PER DAY NO ADMINISTRATIVE FEES.

4. CITATIONS

4.1	CASE 2015C - 073	OWNER(S): MARANGES, MIGUEL & MARANGES CARIDAD ADDRESS: 6051 SW 178 AVE FOLIO: 5140 06 13 0100 VIOLATION(S): 1). CODE SECTION 2006-20 – BULK OUT ON A	STATUS: CIVIL VIOLATION 13032 ISSUED ON 04/13/16 PAYMENT PRIOR TO THE HEARING.
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5. DAVIE COMMERCIAL MOTOR VEHICLE CITATIONS

5.1	CASE	OWNER(S): ADDRESS: FOLIO: VIOLATION(S):	STATUS:

ANY PERSON WISHING TO APPEAL ANY DECISION MADE AT THIS HEARING WILL NEED A RECORD OF THE PROCEEDINGS, AND FOR SUCH PURPOSES, MAY NEED TO ENSURE THAT A VERBATIM RECORD OF THE PROCEEDINGS IS MADE, WHICH RECORD INCLUDES THE TESTIMONY AND EVIDENCE UPON WHICH THE APPEAL IS MADE.

ANY PERSON REQUIRING AUXILIARY AIDES AND SERVICES AT THIS MEETING MAY CALL THE TOWN CLERK'S OFFICE AT 954-434-0008 AT LEAST FIVE (5) BUSINESS DAYS PRIOR TO THE MEETING TO REQUEST SUCH ACCOMMODATIONS. IF YOU ARE HEARING OR SPEECH IMPAIRED, PLEASE CONTACT THE FLORIDA RELAY SERVICE BY USING THE FOLLOWING NUMBERS: 1-800-955-8770 (VOICE) OR 1-800-955-8771 (TDD).