

Town of Southwest Ranches  
Code Compliance Division  
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Southwest Ranches, FL 33330  
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**SPECIAL MAGISTRATE MINUTES  
SEPTEMBER 7<sup>th</sup>, 2023  
9:00 A.M.**

1. **CALL SESSION TO ORDER**
2. **NON-COMPLIANCE CASE(S) & IMPOSITION OF PENALTY/LIEN**

<b>2.1</b>	<b>CASE 2022-411</b>	<b>OWNER(S):</b> VIDAL, RUBEN RENOVA, BERTHA <b>ADDRESS:</b> 17240 SW 66 ST <b>FOLIO:</b> 5140 06 04 0020 <b>VIOLATION(S):</b> <b>TSWR CODE SEC. 045-030 (C)(1)</b> ALL VEHICLES AND EQUIPMENT PARKED OR STORED MUST BE REGISTERED TO A PERMANENT, FULL-TIME RESIDENT OF THE PREMISES. <b>TSWR CODE 045-030(C)(4)(a)</b> STORAGE OF COMMERCIAL VEHICLES EXCEEDING (2). <b>TSWR CODE 045-030(C)(4)(b)</b> STORAGE OF COMMERCIAL VEHICLES IS ONLY ALLOWED IF FOR NONBUSINESS AND NONSTORAGE PURPOSE.	<b>STATUS:</b>  NOTICE OF VIOLATION ISSUED ON 10/20/2022.  NOTICE OF HEARING ISSUED ON 01/11/2023 TO APPEAR ON 02/06/2023 FOR HEARING.  ORDER OF CONTINUANCE TO APPEAR ON 03/06/2023 FOR HEARING.  CONTESTED VIOLATION; GIVEN 30 DAYS FROM THE DATE OF RECEIVING TRANSCRIPTS TO PROVIDE A BRIEF.  GIVEN UNTIL 08/28/2023 TO COMPLY OR TO APPEAR ON 09/07/2023 FOR HEARING IF NOT IN COMPLIANCE.  <b>AMENDED FINAL ORDER;  GIVEN UNTIL 11/06/2023 TO COMPLY OR TO APPEAR FOR HEARING ON 11/07/2023 IF NOT IN COMPLIANCE.</b>
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2.2	<b>CASE</b> <b>2023-029</b>	<b>OWNER(S):</b> SHI, ANDY <b>ADDRESS:</b> 5101 S FLAMINGO RD <b>FOLIO:</b> 5040 35 01 0072 <b>VIOLATION(S):</b> <b>TSWR CODE SEC. 005-080</b> WORK WITHOUT PERMITS, FILLING OR GRADING WITHOUT APPROVAL OR PERMITS.	<b>STATUS:</b>  NOTICE OF VIOLATION ISSUED ON 01/26/2023.  NOTICE OF HEARING ISSUED ON 04/25/2023 TO APPEAR ON 06/06/2023 FOR HEARING.  ADMITTED VIOLATION; GIVEN UNTIL 09/06/2023 TO COMPLY OR TO APPEAR ON 09/07/2023 FOR HEARING IF NOT IN COMPLIANCE. A FINE IN THE AMOUNT OF \$150.00 A DAY WILL BE APPLIED AFTER THAT.  <b>AMENDED FINAL ORDER;</b> <b>GIVEN UNTIL 12/04/2023 TO</b> <b>COMPLY OR TO APPEAR</b> <b>FOR HEARING ON 12/05/2023</b> <b>IF NOT IN COMPLIANCE.</b>
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<p>2.3</p>	<p><b>CASE</b> <b>2023-065</b></p>	<p><b>OWNER(S):</b> ULLOA, OSVALDO ALFONSO ULLOA, YOLASIS <b>ADDRESS:</b> 5201 SW 164 TERR <b>FOLIO:</b> 5040 32 05 0730 <b>VIOLATION(S):</b> <b>1. TSWR CODE SEC. 005-080</b> WORK WITHOUT PERMITS, FILLING OR GRADING WITHOUT APPROVAL OR PERMITS.</p> <p><b>2. TSWR CODE SEC. 045-030 (C)(1) ALL</b> VEHICLES AND EQUIPMENT PARKED OR STORED MUST BE REGISTERED TO A PERMANENT, FULL-TIME RESIDENT OF THE PREMISES. <b>DISMISSED</b></p>	<p><b>STATUS:</b></p> <p>NOTICE OF VIOLATION ISSUED ON 03/01/2023.</p> <p>NOTICE OF HEARING ISSUED ON 04/25/2023 TO APPEAR ON 06/06/2023 FOR HEARING.</p> <p>FOUND IN VIOLATION; VIOLATION #1 GIVEN UNTIL 07/05/2023 TO COMPLY OR TO APPEAR ON 07/06/2023 FOR HEARING IF NOT IN COMPLIANCE. A FINE IN THE AMOUNT OF \$150.00 A DAY WILL BE APPLIED AFTER THAT. VIOLATION#2 DISMISSED.</p> <p>NOTICE OF HEARING ISSUED ON 7/06/2023 TO APPEAR ON 08/01/2023 FOR HEARING IF NOT IN COMPLIANCE.</p> <p>AMENDED FINAL ORDER; GIVEN UNTIL 09/06/2023 TO COMPLY OR TO APPEAR ON 09/07/2023 FOR HEARING IF NOT IN COMPLIANCE.</p> <p><b>AMENDED FINAL ORDER; GIVEN UNTIL 10/02/2023 TO COMPLY OR TO APPEAR FOR HEARING ON 10/03/2023 IF NOT IN COMPLIANCE.</b></p>
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2.4	<p><b>CASE</b> <b>2023-084</b></p>	<p><b>OWNER(S):</b> IKSIMAR INVESTMENTS LLC % MANDEEP SINGH <b>ADDRESS:</b> SW 67 PL <b>FOLIO:</b> 5140 05 01 0070 <b>VIOLATION(S):</b> <b>TSWR CODE SEC. 005-080</b> WORK WITHOUT PERMITS, FILLING OR GRADING WITHOUT APPROVAL OR PERMITS.</p>	<p><b>STATUS:</b></p> <p>NOTICE OF VIOLATION ISSUED ON 03/16/2023.</p> <p>NOTICE OF HEARING ISSUED ON 07/18/2023 TO APPEAR ON 08/01/2023 FOR HEARING.</p> <p>FOUND IN VIOLATION; GIVEN UNTIL 09/06/2023 TO COMPLY OR TO APPEAR ON 09/07/2023 FOR HEARING IF NOT IN COMPLIANCE. A FINE IN THE AMOUNT OF \$150.00 A DAY WILL BE APPLIED AFTER THAT.</p> <p><b>AMENDED FINAL ORDER; GIVEN UNTIL 10/02/2023 TO COMPLY OR TO APPEAR FOR HEARING ON 10/03/2023 IF NOT IN COMPLIANCE.</b></p>
2.5	<p><b>CASE</b> <b>2023-096</b></p>	<p><b>OWNER(S):</b> CUARTAS, ANDRES FELIPE ARANGO, ALEXANDRA <b>ADDRESS:</b> 6301 SW 186 WAY <b>FOLIO:</b> 5139 01 02 0140 <b>VIOLATION(S):</b> <b>1. TSWR CODE 045-030(G)(4)</b> ONLY ONE (1) GUESTHOUSE SHALL BE PERMITTED PER PLOT, AND IT MAY NOT BE RENTED, LEASED, OR SOLD SEPARATELY FROM OVERALL PROPERTY. A GUESTHOUSE SHALL NOT CONTAIN, NOR BE DESIGNED TO CONTAIN, A STOVE OR RANGE, A DISHWASHER, OR MORE THAN ONE (1) REFRIGERATOR.</p> <p><b>2. TSWR CODE SEC. 005-080(A)</b> WORK WITHOUT A PERMIT, ACCESSORY STRUCTURE WITHOUT A PERMIT.</p>	<p><b>STATUS:</b></p> <p>NOTICE OF VIOLATION ISSUED ON 03/27/2023.</p> <p>NOTICE OF HEARING ISSUED ON 05/09/2023 TO APPEAR ON 06/06/2023 FOR HEARING.</p> <p>ADMITTED VIOLATION; GIVEN UNTIL 09/06/2023 TO COMPLY OR TO APPEAR ON 09/07/2023 FOR HEARING IF NOT IN COMPLIANCE. A FINE IN THE AMOUNT OF \$150.00 A DAY WILL BE APPLIED AFTER THAT.</p> <p><b>AMENDED FINAL ORDER; GIVEN UNTIL 10/02/2023 TO COMPLY OR TO APPEAR FOR HEARING ON 10/03/2023 IF NOT IN COMPLIANCE.</b></p>

<p>2.6</p>	<p><b>CASE 2023-108</b></p>	<p><b>OWNER(S):</b> INVESTMENT MANAGEMENT MARLA LLC  <b>ADDRESS:</b> 6540 MELALEUCA RD  <b>FOLIO:</b> 5140 02 01 0173  <b>VIOLATION(S):</b> <b>1. TSWR CODE SEC. 9-3, 9-4</b>  NOISE DISTURBANCE PROHIBITED: NO PERSON SHALL MAKE, CONTINUE, ANY NOISE DISTURBANCE. NO PERSON SHALL OPERATE ANY SOUND IN SUCH MANNER AS TO CREATE A NOISE DISTURBANCE THAT IS AUDIBLE IN A RECEIVING LAND.  <b>2. TSWR CODE SEC. 045-100(C)</b> ANY STRUCTURE ON A PLOT SHALL BE A MINIMUM SETBACK OF TWENTY-FIVE (25) FEET FROM SURROUNDING PROPERTY LINE, AND FIFTY (50) FEET FROM FRONT PROPERTY LINE IF NOT HOUSING ANIMALS. FIFTY (50) FEET FROM ANY SURROUNDING PROPERTY IF HOUSING ANIMALS.</p>	<p><b>STATUS:</b></p> <p>NOTICE OF VIOLATION ISSUED ON 04/04/2023.  NOTICE OF HEARING ISSUED ON 04/19/2023 TO APPEAR ON 05/04/2023 FOR HEARING.  ORDER OF CONTINUANCE TO APPEAR ON 06/06/2023 FOR HEARING.</p> <p>GIVEN UNTIL 09/06/2023 TO COMPLY OR TO APPEAR ON 09/07/2023 FOR HEARING.</p> <p><b>AMENDED FINAL ORDER; GIVEN UNTIL 10/02/2023 TO COMPLY ITEM #2 OR TO APPEAR FOR HEARING ON 10/03/2023 IF NOT IN COMPLIANCE.</b></p>
<p>2.7</p>	<p><b>CASE 2023-140</b></p>	<p><b>OWNER(S):</b> QUINTERO, FELIX R H/E PEREZ, ADA A  <b>ADDRESS:</b> 4910 SW 186 AVE  <b>FOLIO:</b> 5039 25 02 0088  <b>VIOLATION(S):</b> <b>TSWR CODE SEC. 005-080(A)</b>  WORK WITHOUT A PERMIT, EXPIRED PERMIT NUMBER SWR22-007285.</p>	<p><b>STATUS:</b></p> <p>NOTICE OF VIOLATION ISSUED ON 04/26/2023.</p> <p>NOTICE OF HEARING ISSUED ON 05/08/2023 TO APPEAR ON 06/06/2023 FOR HEARING.</p> <p>ADMITTED VIOLATION;  GIVEN UNTIL 09/06/2023 TO COMPLY OR TO APPEAR ON 09/07/2023 FOR HEARING IF NOT IN COMPLIANCE.  A FINE IN THE AMOUNT OF \$150.00 A DAY WILL BE APPLIED AFTER THAT.</p> <p><b>COMPLIED PRIO TO HEARING.</b></p>

2.8	<p><b>CASE</b> <b>2023-163</b></p>	<p><b>OWNER(S):</b> DODGE, MARY  <b>ADDRESS:</b> 5360 SW 162 AVE  <b>FOLIO:</b> 5040 32 01 0041  <b>VIOLATION(S):</b> <b>1. TSWR CODE SEC. 045-030 (C)(5)(B)</b> RECREATIONAL VEHICLES SHALL NOT BE USED FOR LIVING PURPOSES.  <b>COMPLIED</b>  <b>2.TSWR CODE SEC. 005-080</b> WORK WITHOUT PERMITS, ACCESSORY STRUCTURE ERECTED WITHOUT PERMITS.</p>	<p><b>STATUS:</b></p> <p>NOTICE OF VIOLATION ISSUED ON 05/10/2023.</p> <p>NOTICE OF HEARING ISSUED ON 06/29/2023 TO APPEAR ON 08/01/2023 FOR HEARING.</p> <p>ADMITTED VIOLATION;  GIVEN UNTIL 09/06/2023 TO COMPLY OR TO APPEAR ON 09/07/2023 FOR HEARING IF NOT IN COMPLIANCE.  A FINE IN THE AMOUNT OF \$150.00 A DAY WILL BE APPLIED AFTER THAT.</p> <p><b>AMENDED FINAL ORDER;  GIVEN UNTIL 10/02/2023 TO COMPLY ITEM #2 OR TO APPEAR FOR HEARING ON 10/03/2023 IF NOT IN COMPLIANCE.</b></p>
2.9	<p><b>CASE</b> <b>2023-188</b></p>	<p><b>OWNER(S):</b> CRUZ, LUIS A &amp; NILDA  <b>ADDRESS:</b> 13451 MUSTANG TRL  <b>FOLIO:</b> 5140 02 01 0336  <b>VIOLATION(S):</b> <b>TSWR CODE SEC. 005-080</b> WORK WITHOUT PERMITS, FILLING OR GRADING WITHOUT APPROVAL OR PERMITS.</p>	<p><b>STATUS:</b></p> <p>NOTICE OF VIOLATION ISSUED ON 05/23/2023.</p> <p>NOTICE OF HEARING ISSUED ON 07/06/2023 TO APPEAR ON 08/01/2023 FOR HEARING.</p> <p>ADMITTED VIOLATION;  GIVEN UNTIL 09/06/2023 TO COMPLY OR TO APPEAR ON 09/07/2023 FOR HEARING IF NOT IN COMPLIANCE.  A FINE IN THE AMOUNT OF \$150.00 A DAY WILL BE APPLIED AFTER THAT.</p> <p><b>COMPLIED PRIOR TO HEARING.</b></p>

2.10	CASE 2023-220	<p>OWNER(S): MUSTANG TRAIL RANCH USA LLC  ADDRESS: 13900 MUSTANG TRL  FOLIO: 5140 03 01 0452  VIOLATION(S): <b>1)TSWR CODE SEC. 005-080(A)</b>  WORK WITHOUT A PERMIT, FILLING  PROPERTY WITHOUT A PERMIT.</p> <p><b>2)TSWR CODE SEC. 005-080(A)</b> WORK  WITHOUT A PERMIT, BUILT ACCESSORY  STRUCTURE WITHOUT A PERMIT.</p>	<p><b>STATUS:</b></p> <p>NOTICE OF VIOLATION  ISSUED ON 06/15/2023.  NOTICE OF HEARING ISSUED  ON 07/06/2023 TO APPEAR ON  08/01/2023 FOR HEARING.</p> <p>FOUND IN VIOLATION;  GIVEN UNTIL 09/06/2023 TO  COMPLY OR TO APPEAR ON  09/07/2023 FOR HEARING IF  NOT IN COMPLIANCE.  A FINE IN THE AMOUNT OF  \$150.00 A DAY PER  VIOLATION WILL BE APPLIED  AFTER THAT.</p> <p><b>AMENDED FINAL ORDER;  GIVEN UNTIL 10/02/2023 TO  COMPLY OR TO APPEAR  FOR HEARING ON 10/03/2023  IF NOT IN COMPLIANCE.</b></p>
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3. NEW CASES

3.1	CASE 2023-090	<p>OWNER(S): CASA DI FORTUNA LLC  ADDRESS: 13101 MUSTANG TRL  FOLIO: 5140 02 01 0322  VIOLATION(S): <b>TSWR CODE SEC. 095-030(C)</b> LIGHTING THAT RESULTS IN GLARE  ONTO ADJACENT PROPERTIES OR STREETS  IS PROHIBITED.</p>	<p><b>STATUS:</b></p> <p>NOTICE OF VIOLATION ISSUED  ON 03/21/2023.</p> <p>NOTICE OF HEARING ISSUED ON  07/21/2023 TO APPEAR ON  09/07/2023 FOR HEARING.</p> <p><b>ORDER OF CONTINUANCE TO  APPEAR ON 10/03/2023 FOR  HEARING.</b></p>
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<p>3.2</p>	<p><b>CASE 2023-190</b></p>	<p><b>OWNER(S):</b> IGLESIA CRISTIANA SENALES DE VINDA INC  <b>ADDRESS:</b> 20850 GRIFFIN RD  <b>FOLIO:</b> 5039 27 03 0010  <b>VIOLATION(S):</b> <b>TSWR CODE SEC. 005-080</b>          WORK WITHOUT PERMITS, FILLING OR GRADING WITHOUT APPROVAL OR PERMITS.</p>	<p><b>STATUS:</b></p> <p>NOTICE OF VIOLATION ISSUED ON 05/23/2023.</p> <p>NOTICE OF HEARING ISSUED ON 08/07/2023 TO APPEAR ON 09/07/2023 FOR HEARING.</p> <p><b>ADMITTED VIOLATION;          GIVEN UNTIL 11/06/2023 TO COMPLY OR TO APPEAR ON 11/07/2023 FOR HEARING IF NOT IN COMPLIANCE.          A FINE IN THE AMOUNT OF \$150.00 A DAY WILL BE APPLIED AFTER THAT.</b></p> <p><b>WAIVED COST.</b></p>
<p>3.3</p>	<p><b>CASE 2023-209</b></p>	<p><b>OWNER(S):</b> OTERO, LEONARDO  <b>ADDRESS:</b> 5021 SW 188 AVE  <b>FOLIO:</b> 5039 36 02 0220  <b>VIOLATION(S):</b> <b>TSWR CODE SEC. 020-040(D)</b> THE FOLLOWING IS CONSIDERED A PUBLIC NUISANCE: EXISTENCE OF OVERGROWN GROUND COVER OR VEGETATION.</p>	<p><b>STATUS:</b></p> <p>NOTICE OF VIOLATION ISSUED ON 06/08/2023.</p> <p>NOTICE OF HEARING ISSUED ON 08/10/2023 TO APPEAR ON 09/07/2023 FOR HEARING.</p> <p><b>ADMITTED VIOLATION;          GIVEN UNTIL 10/02/2023 TO COMPLY OR TO APPEAR ON 10/03/2023 FOR HEARING IF NOT IN COMPLIANCE.          A FINE IN THE AMOUNT OF \$150.00 A DAY WILL BE APPLIED AFTER THAT.</b></p> <p><b>WAIVED COST.</b></p>



3.4	CASE 2023-214	<p><b>OWNER(S):</b> MARCOS A DELGADO CORP % STEPHEN NUNEZ <b>ADDRESS:</b> 18901 SW 57 CT <b>FOLIO:</b> 5039 36 10 0470 <b>VIOLATION(S):</b> <b>TSWR CODE SEC. 020-040(D)</b> THE FOLLOWING IS CONSIDERED A PUBLIC NUISANCE: EXISTENCE OF OVERGROWN GROUND COVER OR VEGETATION.</p>	<p><b>STATUS:</b> NOTICE OF VIOLATION ISSUED ON 06/12/2023.  NOTICE OF HEARING ISSUED ON 08/07/2023 TO APPEAR ON 09/07/2023 FOR HEARING.  <b>FOUND IN VIOLATION; GIVEN UNTIL 09/18/2023 TO COMPLY OR TO APPEAR ON 10/03/2023 FOR HEARING IF NOT IN COMPLIANCE. A FINE IN THE AMOUNT OF \$150.00 A DAY WILL BE APPLIED AFTER THAT.  \$150.00 ADMINISTRATIVE COST</b></p>
3.5	CASE 2023-222	<p><b>OWNER(S):</b> INVESTMENT MANAGEMENT MARLA LLC <b>ADDRESS:</b> 6540 MELALEUCA RD <b>FOLIO:</b> 5140 02 01 0173 <b>VIOLATION(S):</b> <b>1. TSWR CODE SEC. 005-080(A)</b> WORK WITHOUT A PERMIT, STRUCTURE ON SOUTH PROPERTY LINE (IDENTIFIED AS A HORSE STABLE) WITHOUT A PERMIT.  <b>2. TSWR CODE SEC. 005-080(A)</b> WORK WITHOUT A PERMIT, STRUCTURE ON SOUTHEAST PROPERTY LINE (IDENTIFIED AS AN OFFICE) WITHOUT A PERMIT.  <b>3. TSWR SEC. 005-270</b> ILLEGAL USE OF RIGHT OF WAY, PLANTING SHRUBS ON RIGHT OF WAY WITHOUT APPROVAL OR PERMITS.</p>	<p><b>STATUS:</b> NOTICE OF VIOLATION ISSUED ON 06/30/2023.  NOTICE OF HEARING ISSUED ON 08/07/2023 TO APPEAR ON 09/07/2023 FOR HEARING.  <b>ADMITTED VIOLATION; GIVEN UNTIL 11/06/2023 TO COMPLY FOR ITEMS #1 AND #3 OR TO APPEAR FOR HEARING ON 11/07/2023 IF NOT IN COMPLIANCE.  A FINE IN THE AMOUNT OF \$150.00 A DAY WILL BE APPLIED AFTER THAT PER VIOLATION.  GIVEN UNTIL 10/02/2023 TO COMPLY FOR ITEM #2 OR TO APPEAR FOR HEARING ON 10/03/2023 IF NOT IN COMPLIANCE.  WAIVED COST.</b></p>

3.6	CASE 2023-236	OWNER(S): MEJIA, MARIA FERNANDA ADDRESS: 14000 LURAY RD FOLIO: 5140 03 01 0330 VIOLATION(S): <b>TSWR CODE SEC. 020-040(D)</b> THE FOLLOWING IS CONSIDERED A PUBLIC NUISANCE: EXISTENCE OF OVERGROWN GROUND COVER OR VEGETATION.	STATUS:  NOTICE OF VIOLATION ISSUED ON 06/21/2023.  NOTICE OF HEARING ISSUED ON 08/07/2023 TO APPEAR ON 09/07/2023 FOR HEARING.  <b>FOUND IN VIOLATION; GIVEN UNTIL 09/18/2023 TO COMPLY OR TO APPEAR ON 10/03/2023 FOR HEARING IF NOT IN COMPLIANCE. A FINE IN THE AMOUNT OF \$150.00 A DAY WILL BE APPLIED AFTER THAT.  \$150.00 ADMINISTRATIVE COST</b>
3.7	CASE 2023-263	OWNER(S): SAMUEL, CHANDY & SYDNEE ADDRESS: 14201 STIRLING RD FOLIO: 5040 34 01 0490 VIOLATION(S): <b>TSWR CODE SEC. 045-100(C), 005-080</b> ANY STRUCTURE ON A PLOT SHALL BE A MINIMUM SETBACK OF TWENTY-FIVE (25) FEET FROM SURROUNDING PROPERTY LINE, AND FIFTY (50) FEET FROM FRONT PROPERTY LINE IF NOT HOUSING ANIMALS. FIFTY (50) FEET FROM ANY SURROUNDING PROPERTY IF HOUSING ANIMALS. WORK WITHOUT PERMITS, COOP ON NW CORNER OF THE PROPERTY WITHOUT APPROVAL OR PERMITS.	STATUS:  NOTICE OF VIOLATION ISSUED ON 07/13/2023.  NOTICE OF HEARING ISSUED ON 08/10/2023 TO APPEAR ON 09/07/2023 FOR HEARING.  <b>ADMITTED VIOLATION; GIVEN UNTIL 10/02/2023 TO COMPLY OR TO APPEAR ON 10/03/2023 FOR HEARING IF NOT IN COMPLIANCE. A FINE IN THE AMOUNT OF \$150.00 A DAY WILL BE APPLIED AFTER THAT.  WAIVED COST.</b>
3.8	CASE 2023-309	OWNER(S): BUSCEMI, ISABELLA CARIDAD CASTANEDA, ENRIQUE JAVIER ADDRESS: 4975 SW 159 AVE FOLIO: 5040 28 08 0390 VIOLATION(S): <b>TSWR CODE SEC. 3-3 (2)</b> A DOG SHALL BE CONSIDERED A DANGEROUS DOG IF THEY HAVE KILLED OR AGGRESSIVELY BITTEN, ATTACKED, ENDANGERED, OR INFLICTED INJURY TO A DOMESTIC ANIMAL WHILE UNPROVOKED AND OFF THE OWNER'S PROPERTY.	STATUS:  NOTICE OF HEARING ISSUED ON 08/23/2023 TO APPEAR ON 09/07/2023 FOR HEARING.  <b>ADMITTED VIOLATION;  A FINE IN THE AMOUNT OF \$750.00 IS IMPOSED. WAIVED COST</b>

#### 4. CITATIONS

<p><b>4.1</b></p>	<p><b>CASE 2023A-251</b></p>	<p><b>OWNER(S):</b> LAWLER, PETER JAMES LEO  <b>ADDRESS:</b> 20950 SW 54 PL  <b>FOLIO:</b> 5039 34 01 0571  <b>VIOLATION(S):</b> <b>TSWR CODE SEC.7-3(A)</b>          FALSE ALARM IN EXCESS OF (2) THIRD FALSE ALARM. FIRST FALSE ALARM ON 04/10/2023, SECOND FALSE ALARM ON 6/27/2023, THIRD FALSE ALARM ON 07/07/2023.</p>	<p><b>STATUS:</b></p> <p>NOTICE OF VIOLATION ISSUED ON 07/06/2023.</p> <p>CIVIL NOTICE OF VIOLATION ISSUED ON 08/09/2023.</p> <p>1<sup>ST</sup> FALSE ALARM ON 4/10/2023          2<sup>ND</sup> FALSE ALARM ON 6/27/2023          3<sup>RD</sup> FALSE ALARM ON 7/07/2023</p> <p><b>PAID PRIOR TO HEARING.</b></p>
<p><b>4.2</b></p>	<p><b>CASE 2023A-254</b></p>	<p><b>OWNER(S):</b> ARCHDIOCESE OF MIAMI          EDWARD A. MCCARTHY H.S.  <b>ADDRESS:</b> 5451 SW 124 AVE  <b>FOLIO:</b> 5040 35 11 0010  <b>VIOLATION(S):</b> <b>TSWR CODE SEC.7-3(A)</b>          FALSE ALARM IN EXCESS OF (2) THIRD FALSE ALARM. FIRST FALSE ALARM ON 06/18/2023, SECOND FALSE ALARM ON 6/26/2023, THIRD FALSE ALARM ON 07/11/2023.</p>	<p><b>STATUS:</b></p> <p>NOTICE OF VIOLATION ISSUED ON 07/06/2023.</p> <p>CIVIL NOTICE OF VIOLATION ISSUED ON 08/09/2023.</p> <p>1<sup>ST</sup> FALSE ALARM ON 6/18/2023          2<sup>ND</sup> FALSE ALARM ON 6/26/2023          3<sup>RD</sup> FALSE ALARM ON 7/11/2023</p> <p><b>PAID PRIOR TO HEARING.</b></p>
<p><b>4.3</b></p>	<p><b>CASE 2023A-316</b></p>	<p><b>OWNER(S):</b> LEEPER, ERIC  <b>ADDRESS:</b> 5501 SW 164 TERR  <b>FOLIO:</b> 5040 32 05 0260  <b>VIOLATION(S):</b> <b>TSWR CODE SEC.7-3(A)</b>          FALSE ALARM IN EXCESS OF (2) THIRD FALSE ALARM. FIRST FALSE ALARM ON 07/30/2023, SECOND FALSE ALARM ON 7/31/2023 AT 8:10 AM, THIRD FALSE ALARM ON 07/31/2023 AT 13:45 PM.</p>	<p><b>STATUS:</b></p> <p>NOTICE OF VIOLATION ISSUED ON 08/09/2023.</p> <p>CIVIL NOTICE OF VIOLATION ISSUED ON 08/09/2023.</p> <p>1<sup>ST</sup> FALSE ALARM ON 7/30/2023          2<sup>ND</sup> FALSE ALARM ON 7/31/2023          3<sup>RD</sup> FALSE ALARM ON 7/31/2023</p> <p><b>PAID PRIOR TO HEARING</b></p>

4.4	CASE 2023A-317	OWNER(S): FINNEY, ROSEANNE D WEEKLEY, MARIE A ADDRESS: 5191 SW 188 AVE FOLIO: 5039 36 02 0060 VIOLATION(S): <b>TSWR CODE SEC.7-3(A)</b> FALSE ALARM IN EXCESS OF (2) THIRD FALSE ALARM. FIRST FALSE ALARM ON 01/15/2023, SECOND FALSE ALARM ON 7/06/2023, THIRD FALSE ALARM ON 07/07/2023.	STATUS:  NOTICE OF VIOLATION ISSUED ON 08/09/2023.  CIVIL NOTICE OF VIOLATION ISSUED ON 08/09/2023.  1 <sup>ST</sup> FALSE ALARM ON 1/15/2023 2 <sup>ND</sup> FALSE ALARM ON 7/06/2023 3 <sup>RD</sup> FALSE ALARM ON 7/07/2023 <b>PAID PRIOR TO HEARING</b>
4.5	CASE 2023A-318	OWNER(S): TOSADO, LITTLE MAX JR TOSADO, MARIAM ADDRESS: 5130 SW 170 AVE FOLIO: 5040 32 02 0172 VIOLATION(S): <b>TSWR CODE SEC.7-3(A)</b> FALSE ALARM IN EXCESS OF (2) THIRD FALSE ALARM. FIRST FALSE ALARM ON 02/10/2023, SECOND FALSE ALARM ON 7/15/2023, THIRD FALSE ALARM ON 07/16/2023.	STATUS:  NOTICE OF VIOLATION ISSUED ON 08/09/2023.  CIVIL NOTICE OF VIOLATION ISSUED ON 08/09/2023.  1 <sup>ST</sup> FALSE ALARM ON 2/10/2023 2 <sup>ND</sup> FALSE ALARM ON 7/15/2023 3 <sup>RD</sup> FALSE ALARM ON 7/16/2023 <b>PAID PRIOR TO HEARING</b>
4.6	CASE 2023A-319	OWNER(S): SHIVA VISHNU TEMPLE OF SOUTH FLORIDA INC ADDRESS: 5661 DYKES ROAD FOLIO: 5040 32 14 0010 VIOLATION(S): <b>TSWR CODE SEC.7-3(A)</b> FALSE ALARM IN EXCESS OF (2) THIRD FALSE ALARM. FIRST FALSE ALARM ON 07/24/2023 AT 5:56 AM, SECOND FALSE ALARM ON 7/24/2023 AT 22:32 PM, THIRD FALSE ALARM ON 07/25/2023.	STATUS:  NOTICE OF VIOLATION ISSUED ON 08/09/2023.  CIVIL NOTICE OF VIOLATION ISSUED ON 08/09/2023.  1 <sup>ST</sup> FALSE ALARM ON 7/24/2023 2 <sup>ND</sup> FALSE ALARM ON 7/24/2023 3 <sup>RD</sup> FALSE ALARM ON 7/25/2023  <b>PAID PRIOR TO HEARING.</b>

**5. RE-HEARINGS:**

**6. FORECLOSURE REQUESTS**

<p><b>6.1</b></p>	<p><b>CASE 2021-402</b></p>	<p><b>OWNER(S):</b> 5901 SW 162 AVE LLC  <b>ADDRESS:</b> 5901 SW 162 AVE  <b>FOLIO:</b> 5040 32 04 0068  <b>VIOLATION(S):</b> <b>TSWR CODE SEC. 045-050, 045-060</b> COMMERCIAL BOARDING KENNEL IN RURAL ESTATE DISTRICT IS NOT PERMITTED. FOUND IN VIOLATION AND FINES IMPOSED.   <b>12/07/2021 – 07/08/2022</b>  <b>213 days x \$150.00= \$31,950.00 + \$150.00= \$32,100.00</b></p>	<p><b>STATUS:</b></p> <p>NOTICE OF VIOLATION ISSUED ON 05/26/2021.</p> <p>NOTICE OF HEARING ISSUED ON 06/07/2021 TO APPEAR ON 07/06/2021 FOR HEARING.</p> <p>ORDER OF CONTINUANCE TO APPEAR ON 08/03/2021 FOR HEARING.</p> <p>ORDER OF CONTINUANCE TO APPEAR ON 09/07/2021 FOR HEARING</p> <p>GIVEN UNTIL 09/17/2021 (10) DAYS TO SUBMIT LEGAL BRIEF, AND (10) DAYS FOR TOWN LEGAL DEPARTMENT TO SUBMIT BRIEF TO MAGISTRATE FOR REVIEW AND RULING.</p> <p>NOTICE OF HEARING ISSUED ON 06/23/2023 TO APPEAR ON 07/06/2023 FOR HEARING.</p> <p>NOTICE OF HEARING ISSUED ON 07/06/2023 TO APPEAR ON 09/07/2023 FOR HEARING.</p> <p><b>REDUCTION PRICE TO \$24,000.00 GIVEN 180 DAYS TO PAY.</b></p>
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**7. REPEAT VIOLATION**

7.1	CASE 2023-	OWNER(S): ADDRESS: FOLIO: VIOLATION(S):	STATUS:
7.2	CASE 2023-	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).