

Town of Southwest Ranches  
Code Compliance Division  
6589 S.W. 160<sup>th</sup> Avenue  
Southwest Ranches, FL 33331  
Phone (954) 434-0008  
Fax (954) 434-1490

**SPECIAL MAGISTRATE HEARING**  
**APRIL 14, 2009**  
**9:00 A.M.**

**1. CALL SESSION TO ORDER**

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

<b>2.1</b>	<b>CASE 2008-215</b>	OWNER(S): GAVRILOIU, ALEXANDRU & LUCIAN & SILVIA ADDRESS: 14481 LAKE LANE FOLIO: 5040 27 01 0238 VIOLATION(S): 1). WORK DONE WITHOUT APPROVAL AND PERMITS (WALL)	<b>STATUS:</b> GIVEN UNTIL OCTOBER 19, 2008 TO COMPLY OR \$100.00 PER DAY.
<b>2.2</b>	<b>CASE 2008-281</b>	OWNER(S): CHINESE AMERICAN BENEVOLENT ASSN ADDRESS: 14195 OLD SHERIDAN STREET FOLIO: 5140 03 05 0010 VIOLATION(S): 1). PROPERTY AND SWALE ARE OVERGROWN (COMPLIED). 2). PERMIT FOR BUILDING HAS EXPIRED.	<b>STATUS:</b> GIVEN UNTIL JANUARY 12, 2009 TO COMPLY OR \$100.00 PER DAY.
<b>2.3</b>	<b>CASE 2008-295</b>	OWNER(S): SANCHEZ, CARMEN & ENI ADDRESS: 5400 SW 160 AVENUE FOLIO: 5040 32 01 0094 VIOLATION(S): 1). DRIVEWAY WITHOUT APPROVAL AND PERMITS. 2) FILL WITHOUT APPROVAL AND PERMITS.	<b>STATUS:</b> GIVEN UNTIL DECEMBER 19, 2008 TO COMPLY OR \$100.00 PER DAY. CONTINUED TO FEBRUARY 10, 2009 HEARING.
<b>2.4</b>	<b>CASE 2008-378</b>	OWNER(S): HOWELL, DAVID & ENID ADDRESS: VL WEST OF 17801 SW 50 STREET FOLIO: 5040 30 00 0078 VIOLATION(S): 1). FILLING, CLEARING, GRADING W/O APPROVAL AND PERMITS.	<b>STATUS:</b> GIVEN UNTIL APRIL 11, 2009 TO COMPLY OR \$100.00 PER DAY FINE.  COMPLIED

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**3. NEW CASES**

<b>3.0</b>	<b>CASE 2008-336</b>	OWNER(S): SOUTH FLORIDA HINDU TEMPLE INC ADDRESS: 13010 GRIFFIN ROAD FOLIO: 5040 26 06 0010 VIOLATION(S):  1). FILL WITHOUT APPROVAL AND PERMITS. 2). SHEDS INSTALLED WITHOUT APPROVAL AND PERMITS.	<b>STATUS:</b> NOTICE OF VIOLATION AND HEARING ISSUED: JANUARY 14, 2009. CONTINUED TO APRIL 14, 2009 HEARING.
<b>3.1</b>	<b>CASE 2009-038</b>	OWNER(S): BAROSY, REGINE & FORT, EDDY ST ADDRESS: VL W OF 14701 LURAY ROAD FOLIO: 5140 03 01 0173 VIOLATION(S):  1). SWALE IS OVERGROWN.	<b>STATUS:</b> NOTICE OF VIOLATION AND HEARING ISSUED: JANUARY 21, 2009.  COMPLIED
<b>3.2</b>	<b>CASE 2009-042</b>	OWNER(S): ZUNIGA, LAURA ADDRESS: 5901 SW 162 AVENUE FOLIO: 5040 32 04 0068 VIOLATION(S):  1). MAINTAINING VEHICLES NOT REGISTERED TO PROPERTY.	<b>STATUS:</b> NOTICE OF VIOLATION AND HEARING ISSUED: FEBRUARY 12, 2009.
<b>3.3</b>	<b>CASE 2009-049</b>	OWNER(S): PASTOR, JOSE CARLOS ADDRESS: 13240 STIRLING ROAD FOLIO: 5140 02 01 0121 VIOLATION(S):  1). PROPERTY HAS JUNK, TRASH, DEBRIS.	<b>STATUS:</b> NOTICE OF VIOLATION AND HEARING ISSUED: FEBRUARY 24, 2009.  COMPLIED
<b>3.4</b>	<b>CASE 2009-051</b>	OWNER(S): MITCHELL, JO ANN ADDRESS: 14000 LURAY ROAD FOLIO: 5140 03 01 0330 VIOLATION(S):  1). PROPERTY AND/OR SWALE ARE OVERGROWN.	<b>STATUS:</b> NOTICE OF VIOLATION AND HEARING ISSUED: MARCH 03, 2009.  CLOSED

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<b>3.5</b>	<b>CASE 2009-053</b>	OWNER(S): WOLFSON, MARTIN & KARLA ADDRESS: 17330 SW 61 COURT FOLIO: 5140 06 01 0091 VIOLATION(S):  1). BULK TRASH EXISTS ON SWALE.	<b>STATUS:</b> NOTICE OF VIOLATION AND HEARING ISSUED: FEBRUARY 17, 2009.  COMPLIED
<b>3.6</b>	<b>CASE 2009-057</b>	OWNER(S): SIKH SOCIETY OF FLA INC ADDRESS: 16000 SW 60 STREET FOLIO: 5140 05 02 0010 VIOLATION(S):  1). USING SWALE AS PARKING AREA.	<b>STATUS:</b> NOTICE OF VIOLATION AND HEARING ISSUED: MARCH 03, 2009.
<b>3.7</b>	<b>CASE 2009-062</b>	OWNER(S): MC DANIEL ALICE S TR ADDRESS: VL E OF 6001 SW 178 AVENUE FOLIO: 5140 06 01 0245 VIOLATION(S):  1). PROPERTY IS OVERGROWN ON SWALE AND ALONG CANAL. 2). STORAGE OF COMMERCIAL VEHICLES AND/OR EQUIPMENT.	<b>STATUS:</b> NOTICE OF VIOLATION AND HEARING ISSUED: MARCH 04, 2009.  COMPLIED
<b>3.8</b>	<b>CASE 2009-064</b>	OWNER(S): ESPINEL, IVETTE & LACHY ADDRESS: 17801 SW 52 COURT FOLIO: 5040 31 01 0210 VIOLATION(S):  1). LIVE OAK IMPROPERLY PRUNED.	<b>STATUS:</b> NOTICE OF VIOLATION AND HEARING ISSUED: FEBRUARY 23, 2009.
<b>3.9</b>	<b>CASE 2009-077</b>	OWNER(S): LORENZO, PEDRO ANTONIO & LORENZO, FLORENCE RAY ADDRESS: VL E OF 14500 LURAY ROAD FOLIO: 5140 03 01 0363 VIOLATION(S):  1). ALLOWING FARM TO BECOME NUISANCE (COWS ESCAPING PROPERTY).	<b>STATUS:</b> NOTICE OF VIOLATION AND HEARING ISSUED: MARCH 20, 2009.  COMPLIED

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<b>3.10</b>	<b>CASE 2009-083</b>	OWNER(S): LOPEZ, TONY ADDRESS: 18070 SW 70 PLACE FOLIO: 5140 06 03 0069 VIOLATION(S):  1). JUNK VEHICLES ON PROPERTY. 2). COMMERCIAL VEHICLES ON PROPERTY.	<b>STATUS:</b> NOTICE OF VIOLATION AND HEARING ISSUED: MARCH 18, 2009.
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**4. CITATIONS**

<b>4.0</b>	<b>CASE</b>	OWNER(S): ADDRESS: FOLIO: VIOLATION(S):	<b>STATUS:</b>
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**5. LIEN MITIGATION**

<b>5.1</b>	<b>CASE 2008-156</b>	OWNER(S): VILLANUEVA, CARLOS E & IRENE ADDRESS: VACANT LOT NORTH OF 7120 SW 173 WAY FOLIO: 5140 06 04 0070 VIOLATION(S):  1). PROPERTY IS OVERGROWN AND HAS JUNK, TRASH, DEBRIS. 2). FILLING, CLEARING, GRADING DONE WITHOUT APPROVAL AND PERMIT.	<b>STATUS:</b> ORDERED TO COMPLY BY MAY 28, 2008. COMPLIED APRIL 08, 2009. FINE OF \$100.00 PER DAY PER VIOLATION (2).  TOTAL FINE DUE 315 DAYS X \$200.00 = \$63,000.00.
<b>5.2</b>	<b>CASE 2008-174</b>	OWNER(S): MACFARLANE, ROBERT J & ROSA ADDRESS: 16611 SW 49 STREET FOLIO: 5040 29 01 0407 VIOLATION(S):  1). PROPERTY HAS COMMERCIAL VEHICLES.	<b>STATUS:</b> ORDERED TO COMPLY BY NOVEMBER 13, 2008. COMPLIED FEBRUARY 10, 2009. FINE OF \$100.00 PER DAY.  TOTAL FINE DUE 89 DAYS X \$100.00 = \$8,900.00.

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**6. FORECLOSURE AUTHORIZATION**

<b>6.1</b>	<b>CASE</b>	OWNER(S): ADDRESS: FOLIO: VIOLATION(S):	<b>STATUS:</b>
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**7. BSO COMMERCIAL MOTOR VEHICLE CITATIONS**

<b>7.1</b>	<b>CASE</b>  <b>BSO SW</b>	OWNER(S): ADDRESS: FOLIO: VIOLATION(S): <b>COMMERCIAL MOTOR VEHICLE CITATION</b>	<b>STATUS:</b>
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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).