

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

**SPECIAL MAGISTRATE HEARING
FEBRUARY 2, 2010
9:00 A.M.**

1. CALL SESSION TO ORDER

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

2.1	CASE 2009-132	OWNER(S): SE PETRO ONE LLC ADDRESS: 15991 SHERIDAN STREET FOLIO: 5140 04 13 0050 VIOLATION(S): 1). LANDSCAPING NOT MAINTAINED AND/OR MISSING PLANT MATERIAL.	STATUS: GIVEN UNTIL NOVEMBER 30, 2009 TO COMPLY OR \$100.00 PER DAY. COMPLIED.
2.2	CASE 2009-401	OWNER(S): SALSBURY, ROBERT AND HELEN ADDRESS: 5151 SW 190 AVENUE FOLIO: 5039 36 10 0130 VIOLATION(S): 1). PLUMBING WORK WITHOUT PERMITS. 2). STRUCTURE WITHOUT PERMITS.	STATUS: GIVEN UNTIL JANUARY 8, 2010 TO COMPLY OR FINE OF \$100.00 PER DAY.

3. NEW CASES

3.1	CASE 2009-551	OWNER(S): CAPUTO, JONATHAN & SHARI ADDRESS: 13101 MUSTANG TRAIL FOLIO: 5140 02 01 0322 VIOLATION(S): 1). SIGN IN RIGHT OF WAY.	STATUS: NOTICE OF VIOLATION AND HEARING ISSUED: DECEMBER 15, 2009. COMPLIED.
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3.2	CASE 2009-569	OWNER(S): WHITEHEAD, MATTHEW ADDRESS: 19000 SW 53 STREET FOLIO: 5039 36 10 0210 VIOLATION(S): 1). PROPERTY AND SWALE ARE OVERGROWN.	STATUS: NOTICE OF VIOLATION AND HEARING ISSUED: DECEMBER 16, 2009.
3.3	CASE 2009-579	OWNER(S): POWELL, RICHARD ADDRESS: VL N OF 6051 SW 178 AVENUE FOLIO: 5140 06 13 0110 VIOLATION(S): 1). PROPERTY AND SWALE ARE OVERGROWN.	STATUS: NOTICE OF VIOLATION AND HEARING ISSUED: DECEMBER 30, 2009. COMPLIED.
3.4	CASE 2009-585	OWNER(S): TRUJILLO, JOHN ADDRESS: 17490 SW 70 PLACE FOLIO: 5140 06 04 0232 VIOLATION(S): 1). PROPERTY AND SWALE ARE OVERGROWN.	STATUS: NOTICE OF VIOLATION AND HEARING ISSUED: DECEMBER 28, 2009.
3.5	CASE 2009-593	OWNER(S): WACHOVIA MORTGAGE CORP. ADDRESS: VL N OF 4900 SW 178 AVENUE FOLIO: 5040 30 00 0420 VIOLATION(S): 1). PROPERTY AND SWALE ARE OVERGROWN.	STATUS: NOTICE OF VIOLATION AND HEARING ISSUED: DECEMBER 30, 2009.
3.6	CASE 2009-594	OWNER(S): WACHOVIA MORTGAGE CORP. ADDRESS: VL SE CRNR OF 48 STREET AND SW 178 AVENUE FOLIO: 5040 30 00 0050 VIOLATION(S): 1). PROPERTY AND SWALE ARE OVERGROWN.	STATUS: NOTICE OF VIOLATION AND HEARING ISSUED: DECEMBER 30, 2009. COMPLIED.
3.7	CASE 2009-595	OWNER(S): CASTRO, SANDRA M. ADDRESS: 17801 SW 46 STREET FOLIO: 5040 30 00 0280 VIOLATION(S): 1). ALL VEHICLES MUST HAVE CURRENT TAGS.	STATUS: NOTICE OF VIOLATION AND HEARING ISSUED: DECEMBER 30, 2009. COMPLIED.

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3.8	CASE 2009-597	OWNER(S): PATTERSON, ELAINE I ADDRESS: VL E OF 18090 SW 52 COURT FOLIO: 5040 31 08 0010 VIOLATION(S): 1). PROPERTY AND SWALE ARE OVERGROWN.	STATUS: NOTICE OF VIOLATION AND HEARING ISSUED: DECEMBER 30, 2009.
3.9	CASE 2009-600	OWNER(S): VALADKHANI, HAMID & AMIGHI, MARIA ADDRESS: VL W OF 16660 SW 59 COURT FOLIO: 5040 32 03 0050 VIOLATION(S): 1). PROPERTY AND SWALE ARE OVERGROWN.	STATUS: NOTICE OF VIOLATION AND HEARING ISSUED: DECEMBER 30, 2009.
3.10	CASE 2009-603	OWNER(S): ARIAS, MIGUEL ADDRESS: 6151 SW 173 WAY FOLIO: 5140 06 01 0040 VIOLATION(S): 1). PROPERTY AND SWALE ARE OVERGROWN.	STATUS: NOTICE OF VIOLATION AND HEARING ISSUED: DECEMBER 30, 2009. COMPLIED.
3.11	CASE 2009-610	OWNER(S): RIVERA, MERCEDES & MIGUEL ADDRESS: 6901 HOLATEE TRAIL FOLIO: 5140 03 01 0408 VIOLATION(S): 1). PROPERTY AND SWALE ARE OVERGROWN.	STATUS: NOTICE OF VIOLATION AND HEARING ISSUED: DECEMBER 28, 2009.
3.12	CASE 2009-611	OWNER(S): TAYLOR, JOHN & MYRA ADDRESS: VL N OF 5700 SW 198 TERRACE FOLIO: 5039 35 08 0260 VIOLATION(S): 1). PROPERTY AND SWALE ARE OVERGROWN.	STATUS: NOTICE OF VIOLATION AND HEARING ISSUED: DECEMBER 30, 2009.

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3.13	CASE 2010-013	OWNER(S): THOMAS, JOHN, J EST % ARTHUR VANDERLOFSKE ADDRESS: 18951 SW 54 PLACE FOLIO: 5039 36 10 0300 VIOLATION(S): 1). OVERGROWTH	STATUS: NOTICE OF VIOLATION AND HEARING ISSUED: JANUARY 14, 2010
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4. CITATIONS

4.1	CASE 2009c- 224	OWNER(S): HAGERMAN, DIANA G ADDRESS: 5611 SW 195 TERRACE FOLIO: 5039 36 07 0580 VIOLATION(S): 1). BULK TRASH.	STATUS: CITATION ISSUED DECEMBER 30, 2009. \$500.00 FINE DUE. <i>HEARING REQUESTED</i>
4.2	CASE 2009c- 366	OWNER(S): DRORE, BARRI & SARA ADDRESS: 5301 SW 196 LANE FOLIO: 5039 35 02 0040 VIOLATION(S): BULK TRASH	STATUS: CITATION ISSUED JANUARY 13. 2010. \$500.00 FINE DUE.
4.3	CASE 2009c- 463	OWNER(S): CAPRIO, JOSEPH & JEAN K ADDRESS: 5650 THOROUGHbred LANE FOLIO: 5040 34 03 0090 VIOLATION(S): BULK TRASH	STATUS: CITATION ISSUED JANUARY 15. 2010. \$500.00 FINE DUE.
4.4	CASE 2009c- 470	OWNER(S): TE, FRANKLIN & KIM ADDRESS: 19000 SW 57 COURT FOLIO: 5039 36 10 0490 VIOLATION(S): BULK TRASH	STATUS: CITATION ISSUED DECEMBER 30. 2009. \$500.00 FINE DUE. PAID.

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4.5	CASE 2009c- 508	OWNER(S): CASTRO, SANDRA M. ADDRESS: 17801 SW 46 STREET FOLIO: 5040 30 00 0280 VIOLATION(S): BULK TRASH	STATUS: CITATION ISSUED DECEMBER 29, 2009. \$500.00 FINE DUE.
4.6	CASE 2009c- 568	OWNER(S): PELLER, ERIC & DENISE ADDRESS: 19101 SW 54 PLACE FOLIO: 5039 36 10 0280 VIOLATION(S): BULK TRASH	STATUS: CITATION ISSUED DECEMBER 2, 2009. \$500.00 FINE DUE. <i>HEARING REQUESTED</i> <i>CASE CONTINUED FROM LAST HEARING AT THE REQUEST OF THE OWNER.</i>
4.7	CASE 2009c- 663	OWNER(S): CORTES, ANAIS & JORGE ADDRESS: 13201 LURAY ROAD FOLIO: 5140 02 01 0160 VIOLATION(S): GARBAGE CANS OUT	STATUS: CITATION ISSUED JANUARY 15, 2010. \$250.00 FINE DUE.

5. LIEN MITIGATION

5.1	CASE	OWNER(S): ADDRESS: FOLIO: VIOLATION(S):	STATUS:
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6. FORECLOSURE AUTHORIZATION

6.1	CASE	OWNER(S): ADDRESS: FOLIO: VIOLATION(S):	STATUS:
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7. BSO COMMERCIAL MOTOR VEHICLE CITATIONS

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