

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
JULY 08, 2008
9:00 A.M.

MINUTES

1. CALL SESSION TO ORDER

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

2.1	CASE 2008-144	OWNER(S): COHEN, MITCHELL P 1/2 INT JO ANN ADDRESS: 18000 SW 66 STREET FOLIO: 5140 06 03 0010 VIOLATION(S): 1). PROPERTY AND SWALE ARE OVERGROWN.	STATUS: GIVEN UNTIL JUNE 23, 2008 TO COMPLY OR \$100.00 PER DAY FINE. IMPOSE PENALTY/LIEN
2.2	CASE 2008-115	OWNER(S): CARTINEZ, GEORGE & MARTINEZ, MARLENE ADDRESS: VACANT LOT SOUTH OF 5961 SW 190 AVENUE FOLIO: 5039 36 10 0630 VIOLATION(S): 1). FILLING W/O PERMITS	STATUS: AMENDED FINAL ORDER GIVEN UNTIL JULY 7, 2008 TO COMPLY OR \$250.00 PER DAY FINE. PAID ADMINISTRATIVE COSTS OF \$300.00. COMPLIED
2.3	CASE 2008-154	OWNER(S): NUNEZ, FLORALBA ADDRESS: 5421 HOLATEE TRAIL FOLIO: 5040 34 01 0081 VIOLATION(S): 1). PROPERTY HAS JUNK, TRASH, DEBRIS.	STATUS: NOTICE OF VIOLATION AND HEARING ISSUED: MAY 22, 2008. COMPLIED
2.4	CASE 2008-163	OWNER(S): SANTA FE AT SOUTHWEST RANCHES HOLDING LLC ADDRESS: VACANT LOTS SOUTH OF S SAXON CIRCLE FOLIO: 5040 33 18 0060 VIOLATION(S): 1). PROPERTY IS OVERGROWN AND HAS JUNK, TRASH, DEBRIS.	STATUS: GIVEN UNTIL JUNE 25, 2008 TO COMPLY OF FINE OF \$200.00 PER DAY. IMPOSE PENALTY/LIEN

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2.5	CASE 2008-168	OWNER(S): GAUDIANO, SARA E, TREVINO, H TREVINO, R % VEGA, ESTABAN ADDRESS: VACANT LOT ON NE CORNER OF SW 178 AVENUE/ SW 56 STREET FOLIO: 5040 31 01 0642 VIOLATION(S): 1). LIGHTS GLARING ONTO ADJACENT PROPERTY.	STATUS: GIVEN UNTIL JUNE 25, 2008 TO COMPLY OF FINE OF \$150.00 PER DAY. CONTINUED TO AUGUST 20, 2008 MEETING.
	CASE 2008-170	OWNER(S): JOHNSON, SANDRA ADDRESS: 13200 LURAY ROAD FOLIO: 5140 02 01 0320 VIOLATION(S): 1). PROPERTY IS OVERGROWN AND HAS JUNK, TRASH, DEBRIS.	STATUS: GIVEN UNTIL JUNE 25, 2008 TO COMPLY OF FINE OF \$100.00 PER DAY. IMPOSE PENALTY/LIEN
	CASE 2008-171	OWNER(S): SALAS, LAURA LIV TR ADDRESS: 13900 STIRLING ROAD FOLIO: 5140 03 01 0020 VIOLATION(S): 1). PROPERTY IS OVERGROWN AND HAS JUNK, TRASH, DEBRIS. 2). WINDOWS ARE BROKEN OUT. 3). NUMBERS NOT POSTED AT PROPERTY.	STATUS: NOTICE OF VIOLATION AND HEARING ISSUED: MAY 13, 2008. COMPLIED

3. NEW CASES

3.0	CASE 2008-108	OWNER(S): NYSHADHAM, EASWAR & CHUNDURI, APARNA ADDRESS: 5621 SW 164 TERRACE FOLIO: 5040 32 05 0310 VIOLATION(S): 1). SHIPPING CONTAINER IS SETBACK AND/OR NOT SCREENED FROM VIEW.	STATUS: NOTICE OF VIOLATION AND HEARING ISSUED: JUNE 24, 2008. COMPLIED
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3.1	CASE 2008-109	OWNER(S): SANCHEZ, MARIA LOURDES ADDRESS: 13905 SW 72 STREET FOLIO: 5140 03 01 0495 VIOLATION(S): 1). FILLING AND/OR GRADING DONE WITHOUT APPROVAL AND PERMIT.	STATUS: NOTICE OF VIOLATION AND HEARING ISSUED: JUNE 10, 2008. COMPLIED
3.2	CASE 2008-123	OWNER(S): SALAZAR, JORGE E & GARCIA-HERREROS, GERMAN ADDRESS: 14421 OLD SHERIDAN STREET FOLIO: 5140 03 01 0399 VIOLATION(S): 1). FILLING AND/OR GRADING WITHOUT APPROVAL AND PERMITS.	STATUS: NOTICE OF VIOLATION AND HEARING ISSUED: JUNE 10, 2008. MUST COMPLY BY AUGUST 7, 2008 OR \$250.00 PER DAY FINE. ADM COSTS OF \$150.00. BACK TO AUGUST 20, 2008 HRG.
3.3	CASE 2008-169	OWNER(S): HALTENHOFF, PETER & INGRID STAIGER, ANDREW M % KORN ADDRESS: 15910 SW 51 MANOR FOLIO: 5040 33 14 0010 VIOLATION(S): 1). PROPERTY IS OVERGROWN AND HAS JUNK, TRASH, DEBRIS.	STATUS: NOTICE OF VIOLATION AND HEARING ISSUED: JUNE 18, 2008. MUST COMPLY BY AUGUST 7, 2008 OR \$100.00 PER DAY FINE. ADM COSTS OF \$150.00. BACK TO AUGUST 20, 2008 HRG.
3.4	CASE 2008-173	OWNER(S): FLORES, EDUARDO & JACQUELINE ADDRESS: 17450 SW 54 STREET FOLIO: 5040 31 01 0052 VIOLATION(S): 1). WORK WITHOUT APPROVAL AND PERMITS.	STATUS: NOTICE OF VIOLATION AND HEARING ISSUED: MAY 15, 2008. MUST COMPLY BY OCTOBER 6, 2008 OR \$100.00 PER DAY FINE. ADM COSTS OF \$150.00. BACK TO OCT. 14, 2008 HRG.
3.5	CASE 2008-176	OWNER(S): BARRY, JAMES ADDRESS: 17600 SW 70 PLACE FOLIO: 5140 06 04 0230 VIOLATION(S): 1). WORK WITHOUT APPROVAL AND PERMITS. 2). FAILURE TO POST ADDRESS NUMBERS.	STATUS: NOTICE OF VIOLATION AND HEARING ISSUED: MAY 21, 2008. COMPLIED

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3.6	CASE 2008-179	OWNER(S): SEVIGNY, PATRICK ADDRESS: VL NORTH OF 6990 SW 173 WAY FOLIO: 5140 06 18 0010 VIOLATION(S): 1). PROPERTY IS OVERGROWN AND HAS JUNK, TRASH, DEBRIS.	STATUS: NOTICE OF VIOLATION AND HEARING ISSUED: JUNE 18, 2008. MUST COMPLY BY AUGUST 22, 2008 OR \$100.00 PER DAY FINE. ADM COSTS OF \$150.00. BACK TO SEPT. 9, 2008 HRG.
3.7	CASE 2008-185	OWNER(S): YALUZ, MEIR & DOREEN ADDRESS: 6311 SW 130 AVENUE FOLIO: 5140 02 01 0135 VIOLATION(S): 1). SHIPPING CONTAINER NOT SCREENED FROM VIEW. 2). MORE THAN ONE SHIPPING CONTAINER.	STATUS: NOTICE OF VIOLATION AND HEARING ISSUED: JUNE 23, 2008. CONTINUED TO AUGUST 20, 2008 MEETING.
3.8	CASE 2008-189	OWNER(S): MONNOT, FREDERIC ADDRESS: 6451 SW 136 LANE FOLIO: 5140 03 02 0020 VIOLATION(S): 1). BULK WASTE OUT MORE THAN 48 HOURS TO PICK UP. 2). BULK WASTE BEING USED BY LANDSCAPERS.	STATUS: NOTICE OF VIOLATION AND HEARING ISSUED: JUNE 10, 2008. CONTINUED TO AUGUST 20, 2008 MEETING.
3.9	CASE 2008-190	OWNER(S): ZAIDIE, ELIZABETH ADDRESS: VL WEST OF 13200 LURAY ROAD FOLIO: 5140 02 01 0319 VIOLATION(S): 1). PROPERTY IS OVERGROWN AND HAS JUNK, TRASH, DEBRIS.	STATUS: NOTICE OF VIOLATION AND HEARING ISSUED: JUNE 10, 2008. CONTINUED TO AUGUST 20, 2008 MEETING.
3.10	CASE 2008-191	OWNER(S): TETRO, JANE ½ INT DONALD ADDRESS: 6401 SW 136 LANE FOLIO: 5140 03 02 0030 VIOLATION(S): 1). BULK WASTE OUT MORE THAN 48 HOURS TO PICK UP. 2). BULK WASTE BEING USED BY LANDSCAPERS.	STATUS: NOTICE OF VIOLATION AND HEARING ISSUED: JUNE 10, 2008. CONTINUED TO AUGUST 20, 2008 MEETING.

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3.11	CASE 2008-192	OWNER(S): BANK OF AMERICA NA ADDRESS: 5531 SW 196 LANE FOLIO: 5039 36 07 0420 VIOLATION(S): 1). POOL WITHOUT PROPER ENCLOSURE. 2). FAILURE TO MAINTAIN POOL. 3). PROPERTY IS OVERGROWN AND HAS JUNK, TRASH, DEBRIS.	STATUS: NOTICE OF VIOLATION AND HEARING ISSUED: JUNE 25, 2008. MUST COMPLY BY JULY 18, 2008 OR \$250.00 PER DAY FINE. ADM COSTS OF \$150.00. BACK TO AUGUST 20, 2008 HRG. AUTHORITY TO ABATE NUISANCES.
3.12	CASE 2008-206 (PRIOR CODE CASE 2008-147)	OWNER(S): WILLIAMS, ROBERT D. ADDRESS: 17330 SW 66 ST FOLIO: 5140 06 06 0010 VIOLATION(S): 1). OUTDOOR EVENT WITHOUT APPROVAL AND PERMITS.	STATUS: NOTICE OF REPEAT VIOLATION AND HEARING ISSUED: JULY 03, 2008. FINE OF \$5,000.00 IMPOSED PLUS \$150.00 IN ADM COSTS. TOTAL \$5,150.00 DUE.

4. CITATIONS

4.0	CASE 2008C-194 CITATION SRC-1053	OWNER(S): PELGRIM, GEORGE ADDRESS: 13811 SHERIDAN STREET FOLIO: 5140 03 01 0496 VIOLATION(S): 1). BULK TRASH	STATUS: CITATION ISSUED: MAY 01, 2008 PAID
4.1	CASE 2008C-195 CITATION SRC-1048	OWNER(S): MERRILL, DONNA JANE ADDRESS: 7150 SW 130 AVENUE FOLIO: 5140 02 08 0011 VIOLATION(S): 1). BULK TRASH	STATUS: CITATION ISSUED: JUNE 13, 2008 \$500.00 ORDERED TO PAY \$500.00 PLUS \$150.00 IN ADM COSTS. TOTAL DUE = \$650.00.

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4.2	CASE 2008C-196 CITATION SRC-1049	OWNER(S): MORENO, CARLOS & GRINKE, KARINE ADDRESS: 6830 SW 127 AVENUE FOLIO: 5140 02 01 0262 VIOLATION(S): 1). BULK TRASH	STATUS: CITATION ISSUED: JUNE 13, 2008 \$500.00 ORDERED TO PAY \$500.00 PLUS \$150.00 IN ADM COSTS. TOTAL DUE = \$650.00.
4.3	CASE 2008C-197 CITATION SRC-1050	OWNER(S): DE LA FE, GEORGE & RUBIDIA ADDRESS: 6830 APPALOOSA TRAIL FOLIO: 5140 02 01 0192 VIOLATION(S): 1). BULK TRASH	STATUS: CITATION ISSUED: JUNE 13, 2008 \$500.00 PAID
4.4	CASE 2008C-198 CITATION SRC-1052	OWNER(S): BETANCOURT-SALMON, MONICA & SALMON, JUAN CARLOS ADDRESS: 6121 HOLATEE TRAIL FOLIO: 5140 03 01 0014 VIOLATION(S): 1). BULK TRASH	STATUS: CITATION ISSUED: JUNE 13, 2008 \$500.00 ORDERED TO PAY \$500.00 PLUS \$150.00 IN ADM COSTS. TOTAL DUE = \$650.00.
4.5	CASE 2008C-200 CITATION SRC-1176	OWNER(S): NYSHADHAM, EASWAR & CHUNDURI, APARNA ADDRESS: 5621 SW 164 TERRACE FOLIO: 5040 32 05 0310 VIOLATION(S): 1). SHIPPING CONTAINER IS SETBACK AND/OR NOT SCREENED FROM VIEW.	STATUS: CITATION ISSUED: JULY 01, 2008 \$250.00 ORDERED TO PAY <u>\$250.00</u> PLUS \$150.00 IN ADM COSTS. TOTAL DUE = <u>\$400.00</u> .

5. LIEN MITIGATION

5.1	CASE		
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6. FORECLOSURE AUTHORIZATION

6.1	CASE	OWNER(S): ADDRESS: FOLIO: VIOLATION(S):	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).