

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

**SPECIAL MAGISTRATE HEARING
NOVEMBER 19, 2018
9:00 A.M.**

MINUTES

1. CALL SESSION TO ORDER

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

2.1	CASE 2016- 181	OWNER(S): PARAGONE, PETER J ADDRESS: 14570 LURAY ROAD FOLIO: 5140 03 01 0388 VIOLATION(S): 1) CODE SECTION 045-050, 045-060 AND 005 - 120 – PROPERTY BEING USED AS A MULTI-FAMILY / ROOMING HOUSE.	STATUS: FINAL ORDER ISSUED ON 09/05/18 TO COMPLY BY 11/05/18 OR A FINE OF \$500.00 PER DAY UNTIL CORRECTED. CORRECTED PRIOR TO THE HEARING
2.2	CASE 2017- 508	OWNER(S): NAYELIS DIAZ SUAREZ ADDRESS: 4861 SW 193 LANE FOLIO: 5039 36 06 0050 VIOLATION(S): 1) CODE SECTION 005 – 080 (A) – CLEARING / GRADING / FILLING BEING DONE WITHOUT A PERMIT	STATUS: AMENDED FINAL ORDER ISSUED ON 10/02/18 TO COMPLY BY 11/05/18 OR A FINE IN THE AMOUNT OF \$100.00 PER DAY UNTIL COMPLIED. TO APPEAR AT THE 11/06/18 (IMPOSITION HEARING IF NOT IN COMPLIANCE. AMENDED FINAL ORDER TO COMPLY BY 01/02/19 AND TO APPEAR AT THE 01/03/19 HEARING.
2.3	CASE 2018 - 180	OWNER(S): SANDSTROM, RICKARD ERLAND ADDRESS: 6800 VOLUNTEER ROAD FOLIO: 5140 03 01 0054 VIOLATION(S): 1) CODE SECTION 005 – 080 (A) – WORK WITHOUT A PERMIT TO WIT: CONSTRUCTION OF STALLS WITHOUT A PERMIT.	STATUS: AMENDED FINAL ORDER ISSUED ON 09/05/18 TO COMPLY BY 11/05/18 OR A FINE IN THE AMOUNT OF \$150.00 UNTIL COMPLIED. TO APPEAR AT THE 11/06/18 HEARING IF NOT IN COMPLIANCE. CORRECTED PRIOR TO THE HEARING

2.4	CASE 2018 - 192	OWNER(S): LEVY, CHARLES & MARIA ELENA ADDRESS: 13010 STIRLING ROAD FOLIO: 5140 02 01 0090 VIOLATION(S): 1) CODE SECTION 005 -080(A) – WORK WITHOUT A PERMIT TO WIT: TENNIS COURT	STATUS: AMENDED FINAL ORDER ISSUED ON 10/02/18 TO COMPLY BY 11/05/18 OR A FINE IN THE AMOUNT OF \$150.00 UNTIL COMPLIED. TO APPEAR AT THE 11/06/18 IMPOSITION HEARING IF NOT IN COMPLIANCE. CORRECTED PRIOR TO THE HEARING
2.5	CASE 2018 - 257	OWNER(S): MARIA DE LOS ANGELES CRUZ ADDRESS: 5030 SW 170 AVE FOLIO: 5040 32 02 0178 VIOLATION(S): 1) CODE SECTION 005 – 080 (A) – WORK DONE WITHOUT A PERMIT (DOORS AND WINDOWS) 2) CODE SECTION 005 – 080 (A) – WORK DONE WITHOUT A PERMIT (NEW ELECTRICAL PANEL) 3) CODE SECTION 005 – 080 (A) – GRADING / FILLING BEING DONE WITHOUT APROVAL AND PERMITS.	STATUS: AMENDED FINAL ORDER ISSUED ON 09/05/18 TO COMPLY BY 11/05/18. TO APPEAR AT THE 11/06/18 IMPOSITION HEARING IF NOT IN COMPLIANCE. CORRECTED PRIOR TO THE HEARING
2.6	CASE 2018 - 322	OWNER(S): RUBEN VIDAL ADDRESS: 6620 SW 185 WAY FOLIO: 5139 01 01 0092 VIOLATION(S): 1) CODE SECTION 005 – 080 (A) – FAILURE TO MAINTAIN PERMIT TO WIT: FENCE	STATUS: AMENDED FINAL ORDER ISSUED ON 10/02/18 TO COMPLY BY 11/05/18, TO APPEAR AT THE 11/06/18 IMPOSITION HEARING IF NOT IN COMPLIANCE. CORRECTED PRIOR TO THE HEARING

3. NEW CASES

3.1	CASE 2018 - 344	OWNER(S): CARDOZO, IRENE ADDRESS: 17601 SW 65 CT FOLIO: 5140 06 01 0211 VIOLATION(S): 1) CODE SECTION 020 – 030 (A) – OVERGROWN GRASS AND GROUNDCOVER ON ALL AREAS OF THE PROPERTY AND RIGHT OF WAY. 2) CODE SECTION 070 - 020 – HOLIDAY	STATUS: NOTICE OF VIOLATION ISSUED ON 08/09/18 TO COMPLY BY 08/21/18. NOTICE OF HEARING ISSUED ON 09/26/18 TO APPEAR AT THE 11/06/18 HEARING. CORRECTED PRIOR TO THE HEARING
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		<p>LIGHTS HANGING OUTSIDE OF SEASON.</p> <p>3) CODE SECTION 045 – 100 – BOAT PARKING NOT IN ACCORDANCE WITH REQUIRED YARD SERBACK.</p>	
3.2	<p>CASE 2018- 350</p>	<p>OWNER(S): MORALES, CESAR LEON, RENE & CABRERA, EDUARDO ADDRESS: 5301 SW 198 TERRACE FOLIO: 5039 35 08 0200</p> <p>VIOLATION(S):</p> <p>1) CODE SECTION 005 – 080 (A) - FILLING BEING DONE WITHOUT A PERMIT AND APPROVAL.</p>	<p>STATUS: NOTICE OF VIOLATION ISSUED ON 07/05/18 TO COMPLY BY 07/17/18, NOTICE OF HEARING ISSUED ON 09/06/18 TO APPEAR AT THE 11/06/18 HEARING.</p> <p>FOUND IN VIOLATION, GIVEN 10 DAYS TO CORRECT OR BY 11/29/18 OR A FINE IN THE AMOUNT OF \$250.00 PER DAY UNTIL COMPLIED PLUS \$150 ADMINISTRATIVE, TO APPEAR AT THE 12/04/18 HEARING.</p>
3.3	<p>CASE 2018-352</p>	<p>OWNER(S): BARRY, JAMES E H/E BARRY, EDNA H ADDRESS: 17600 SW 70 PLACE FOLIO: 5140 06 04 0230</p> <p>VIOLATION(S):</p> <p>1) CODE SECTION 005 – 120 (A) - FAILURE TO OBTAIN CERTIFICATE OF USE</p>	<p>STATUS: NOTICE OF VIOLATION ISSUED ON 08/16/18 TO COMPLY BY 08/28/18, NOTICE OF HEARING ISSUED ON 10/03/18 TO APPEAR AT THE 11/06/18.</p> <p>CORRECTED PRIOR TO THE HEARING</p>
3.4	<p>CASE 2018-372</p>	<p>OWNER(S): PINTADO, GERALD G & VILLA, PATRICIA ADDRESS: 16590 SW 62 STREET FOLIO: 5140 05 11 0010</p> <p>VIOLATION(S):</p> <p>1) CODE SECTION 045 – 030 (D)(3) - PORTABLE STORAGE UNIT BEING KEPT ON PROPERTY IN EXCESS OF 30 DAYS</p> <p>2) CODE SECTION 020 – 040 (E) – ROOF IN DISREPAIR, FAILURE TO MAINTAIN.</p>	<p>STATUS: NOTICE OF VIOLATION ISSUED ON 08/21/18 TO COMPLY BY 08/29/18, NOTICE OF HEARING ISSUED ON 10/03/18 TO APPEAR AT THE 11/06/18.</p> <p>CORRECTED PRIOR TO THE HEARING</p>
3.5	<p>CASE 2018-399</p>	<p>OWNER(S): IGLESIA MISION VIDA INC ADDRESS: 17950 GRIFFIN ROAD FOLIO: 5040 30 03 0010</p>	<p>STATUS: NOTICE OF VIOLATION ISSUED ON 09/07/18 TO COMPLY BY 09/19/18, EXTENSION GRANTED ON</p>

		VIOLATION(S): 1) CODE SECTION 045 – 030 (C)(4) - PARKING AND STORAGE OF COMMERCIAL VEHICLES NOT REGISTERED TO THE PROPERTY.	09/14/18 TO COMPLY BY 11/06/18. NOTICE OF HEARING ISSUED TO APPEAR AT THE 11/06/18 HEARING IF NOT IN COMPLIANCE. STIPULATED AGREEMENT ENTERED WITH THE TOWN TO COMPLY BY 12/31/18 OR A FINE IN THE AMOUNT OF \$250.00 PER VEHICLE.
3.6	CASE 2018-400	OWNER(S): TEBBE, GREGORY LEE ADDRESS: 15800 SW 51 MANOR FOLIO: 5040 33 01 0081 VIOLATION(S): 1) CODE SECTION 005 - 120 - FAILURE TO OBTAIN CERTIFICATE OF USE FOR (TEBBE PLUMBING) 2) CODE SECTION 045 – 030 (4)(A) – PARKING OF COMMERCIAL VEHICLES IN EXCESS OF (1) ONE.	STATUS: NOTICE OF VIOLATION ISSUED ON 09/10/18 TO COMPLY BY 09/22/18, NOTICE OF HEARING ISSUED ON 10/24/18 TO APPEAR AT THE 11/06/18 HEARING IF NOT IN COMPLIANCE. CORRECTED PRIOR TO THE HEARING
3.7	CASE 2018-430	OWNER(S): WALTER S WENDOLKOWSKI TR BARRY, BARBARA TRSTEE ADDRESS: V LOT ON 185 WAY FOLIO: 5139 01 01 0310 VIOLATION(S): 1) CODE SECTION 005 - 080 – FAILURE TO OBTAIN PERMIT TO WIT: FILLING AND GRADING WITHOUT PERMITS.	STATUS: NOTICE OF VIOLATION ISSUED ON 09/24/18 TO COMPLY BY 10/06/18, NOTICE OF HEARING ISSUED ON 10/11/18 TO APPEAR AT THE 11/06/18 HEARING IF NOT IN COMPLIANCE. FOUND IN VIOLATION, GIVEN 10 DAYS OR UNTIL 11/29/18 TO COMPLY OR A FINE IN THE AMOUNT OF \$250.00 PER DAY UNTIL COMPLIED PLUS \$150 ADMINISTRATIVE FEE. TO APPEAR AT THE 12/04/18 IMPOSITION HEARING IF NOT IN COMPLIANCE.
3.8	CASE 2018-432	OWNER(S): GRIFFIN ROAD NURSERY & LANDSCAPING LLC ADDRESS: 4501 SW 133 AVE FOLIO: 5040 26 01 0010 VIOLATION(S): 1) CODE SECTION 070 – 120 (A) - BANNERS ON PROPERTY FOR	STATUS: NOTICE OF VIOLATION ISSUED ON 10/10/18 TO COMPLY BY 10/20/18, NOTICE OF HEARING ISSUED ON 10/22/18 TO APPEAR AT THE 11/06/18 HEARING IF NOT IN COMPLIANCE.

		ADVERTISEMENT NOT ALLOWED UNLESS FOR GRAND OPENING.	FOUND IN VIOLATION, GIVEN 10 DAYS OR UNTIL 11/29/18 TO COMPLY OR A FINE IN THE AMOUNT OF \$100.00 PER DAY UNTIL COMPLIED. TO APPEAR AT THE 12/04/18 IMPOSITION HEARING IF NOT IN COMPLIANCE.
3.9	CASE 2018-476	OWNER(S): ROLLING OAKS RANCHES ADDRESS: 6050 SW 180 TERRACE FOLIO: 5140 06 13 0010 VIOLATION(S): 1) CODE SECTION 020 – 030 (A) AND 020 – 040 (D) - FAILURE TO MAINTAIN PROPERTY, OVERGROWN ALL AREAS OF THE PROPERTY	STATUS: NOTICE OF VIOLATION ISSUED ON 10/18/18 TO COMPLY BY 10/30/18, NOTICE OF HEARING ISSUED ON 11/02/18 TO APPEAR AT THE 11/19/18 HEARING IF NOT IN COMPLIANCE. CORRECTED PRIOR TO THE HEARING
3.10	CASE 2018-478	OWNER(S): SEEWALD, CRAIG ADDRESS: 18951 SW 53 STREET FOLIO: 5039 36 10 0750 VIOLATION(S): 1) CODE SECTION 045 – 030 (D) - COMMERCIAL VEHICLES EXCEEDING 15,000 LBS NOT PROPERLY SCREENED FROM VIEW. 2) CODE SECTION 045 – 030 (4)(1)(2) – COMMERCIAL VEHICLES EXCEEDING 15,000 LBS NOT MEETING SETBACK OF 50'	STATUS: NOTICE OF VIOLATION ISSUED ON 10/19/18 TO COMPLY BY 10/31/18, NOTICE OF HEARING ISSUED ON 11/02/18 TO APPEAR AT THE 11/19/18 HEARING IF NOT IN COMPLIANCE FOUND IN VIOLATION, GIVEN UNTIL 01/02/19 OR A \$100.00 PER DAY PER VIOLATION UNTIL COMPLIED. TO APPEAR AT THE 01/03/19 IMPOSITION HEARING IF NOT IN COMPLIANCE. ADMINISTRATIVE FEE IN THE AMOUNT OF \$150.00 IMPOSED.

4. CITATIONS

4.1	CASE 2018A-046	OWNER(S): TOSSAS, EZER & LINDA PSC TR ADDRESS: 6910 APPALOOSA TRAIL FOLIO: 5140 02 01 0412 VIOLATION(S): 1) CODE SECTION 7-1(A) – FALSE ALARM IN EXCESS OF (2) 7TH FALSE ALARM	STATUS: CIVIL VIOLATION 13490 ISSUED ON 09/20/18. PAYMENT OF VIOLATION PRIOR TO HEARING
4.2	CASE 2018A-271	OWNER(S): COQUINA STATION LLC ADDRESS: 6830 DYKES ROAD FOLIO: 5140 04 13 0060 VIOLATION(S): 1) CODE SECTION 7-1(A) – FALSE ALARM IN EXCESS OF (2) 4TH FALSE ALARM	STATUS: CIVIL VIOLATION 13608 ISSUED ON 09/18/18. PAYMENT OF VIOLATION PRIOR TO HEARING
4.3	CASE 2018A-289	OWNER(S): AGUERA, ANA AGUERA CARLOS ADDRESS: 20221 SW48 PLACE FOLIO: 5039 36 03 0560 VIOLATION(S): 1) CODE SECTION 7-1(A) – FALSE ALARM IN EXCESS OF (2) 3RD FALSE ALARM	STATUS: CIVIL VIOLATION 13607 ISSUED ON 09/17/18. AMOUNT OF \$50.00 DUE TO THE TOWN OF SOUTHWEST RANCHES. IMPOSED PENALTY IN THE AMOUNT OF \$50.00 PLUS \$150.00 ADMINISTRATIVE FEE FOR A TOTAL OF \$200.00. GIVEN 10 DAYS TO PAY OR BY 11/29/18
4.4	CASE 2018A-291	OWNER(S): ESPINEL, IVETTE & ESPINEL, LACHY ADDRESS: 17801 SW 52 CT FOLIO: 5040 31 01 0210 VIOLATION(S): 1) CODE SECTION 7-1(A) – FALSE ALARM IN EXCESS OF (2) 3RD FALSE ALARM	STATUS: CIVIL VIOLATION 13610 ISSUED ON 10/10/18 AMOUNT OF \$50.00 DUE TO THE TOWN OF SOUTHWEST RANCHES. IMPOSED PENALTY IN THE AMOUNT OF \$50.00 PLUS \$150.00 ADMINISTRATIVE FEE FOR A TOTAL OF \$200.00. GIVEN 10 DAYS TO PAY OR BY 11/29/18
4.5	CASE 2018A-296	OWNER(S): CHMIELARZ, JOSEPH H & MELINDA L ADDRESS: 4651 SW 163 AVE FOLIO: 5040 29 01 0591	STATUS: CIVIL VIOLATION ISSUED ON 09/17/18 AMOUNT OF \$50.00 DUE TO

		VIOLATION(S): 1) CODE SECTION 7-1(A) – FALSE ALARM IN EXCESS OF (2) 3 rd FALSE ALARM	THE TOWN OF SOUTHWEST RANCHES. IMPOSED PENALTY IN THE AMOUNT OF \$50.00 PLUS \$150.00 ADMINISTRATIVE FEE FOR A TOTAL OF \$200.00. GIVEN 10 DAYS TO PAY OR BY 11/29/18
4.6	CASE 2018A-297	OWNER(S): PENA, FRANK O & PAOLA A ADDRESS: 6101 SW 180 TERRACE FOLIO: 5140 06 12 0020 VIOLATION(S): 1) CODE SECTION 7-1(A) – FALSE ALARM IN EXCESS OF (2) 3 rd FALSE ALARM	STATUS: CIVIL VIOLATION ISSUED ON 09/17/18 AMOUNT OF \$50.00 DUE TO THE TOWN OF SOUTHWEST RANCHES. IMPOSED PENALTY IN THE AMOUNT OF \$50.00 PLUS \$150.00 ADMINISTRATIVE FEE FOR A TOTAL OF \$200.00. GIVEN 10 DAYS TO PAY OR BY 11/29/18
4.7	CASE 2018A-297	OWNER(S): PENA, FRANK O & PAOLA A ADDRESS: 6101 SW 180 TERRACE FOLIO: 5140 06 120020 VIOLATION(S): 1) CODE SECTION 7-1(A) – FALSE ALARM IN EXCESS OF (2) 4 TH FALSE ALARM	STATUS: CIVIL VIOLATION ISSUED ON 09/17/18 AMOUNT OF \$250.00 DUE TO THE TOWN OF SOUTHWEST RANCHES. IMPOSED PENALTY IN THE AMOUNT OF \$250.00 PLUS \$150.00 ADMINISTRATIVE FEE FOR A TOTAL OF \$400.00. GIVEN 10 DAYS TO PAY OR BY 11/29/18
4.8	CASE 2018-298	OWNER(S): 6301 HOLDINGS INC ADDRESS: 6301 SW 160 AVE FOLIO: 5140 05 22 0020 VIOLATION(S): 1) CODE SECTION 7-1(A) – FALSE ALARM IN EXCESS OF (2) 3 rd FALSE ALARM	STATUS: CIVIL VIOLATION 13612 ISSUED ON 09/20/18 AMOUNT OF \$50.00 DUE TO THE TOWN OF SOUTHWEST RANCHES.

			IMPOSED PENALTY IN THE AMOUNT OF \$50.00 PLUS \$150.00 ADMINISTRATIVE FEE FOR A TOTAL OF \$200.00. GIVEN 10 DAYS TO PAY OR BY 11/29/18
4.9	CASE 2018-298	OWNER(S): 6301 HOLDINGS INC ADDRESS: 6301 SW 160 AVE FOLIO: 5140 05 22 0020 VIOLATION(S): 2) CODE SECTION 7-1(A) – FALSE ALARM IN EXCESS OF (2) 3 rd FALSE ALARM	STATUS: CIVIL VIOLATION 13613 ISSUED ON 09/20/18 AMOUNT OF \$250.00 DUE TO THE TOWN OF SOUTHWEST RANCHES. IMPOSED PENALTY IN THE AMOUNT OF \$250.00 PLUS \$150.00 ADMINISTRATIVE FEE FOR A TOTAL OF \$400.00. GIVEN 10 DAYS TO PAY OR BY 11/29/18

5. REPEAT VIOLATIONS:

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

6.1	CASE	OWNER(S): ADDRESS: FOLIO: VIOLATION(S): 1)	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).