

**Special Magistrate WaterWorks 2011 Hearing  
City Commission Meeting Room  
Judge Floyd Hull, Presiding  
September 27, 2010  
10:00 A.M.- 11:05 A.M.**

**Staff Present**

Brian McKelligett, Clerk of Special Magistrate, Supervisor  
Lori Grossfeld, Clerk III  
Erin Peck, Clerk III  
Sue Manning, Secretary / WaterWorks Special Magistrate  
Heather Steyn, WaterWorks 2011 Public Involvement Coordinator

**Respondents and Witnesses**

CE10062643: Lillianne Lorenzo, owner  
CE10010840: Hyacinthe Lafontant, owner  
CE10011049: Eloise Thompson Jones, owner  
CE10062512: Dayanand Maharaj, owner  
CE10040876: Lynette Davis Clark, owner; Alonzo Clark Jr., owner  
CE10040925: Sandra Elaine Beard, owner  
CE10041982: Renex Dorvil, owner  
CE09070841: J.J. Gober, owner  
CE10062619: Alexis Alonso, owner  
CE10062535: Seth Daniel Lubin, attorney  
CE09070857: Shirani Kanthi Kikutis, owner  
CE09070861: Paul A. Sendles, owner  
CE09071324: Oscar Armando Molina, owner; Oscar Molina Jr., owner's son  
CE10070707: Reuven Bahadana, owner  
CE10062647: Ramzi Chatic Kataya, owner's son  
CE10062631: Howard S. Sloman, Jr., owner  
CE09062469: Kristopher Carter, beneficiary of trust: Bernedette Kelly Sobke, trustee  
CE10030109: Alexander Gonzalez, owner  
CE09062485: Suresh Ramanathan, owner  
CE09062486: Suresh Ramanathan, owner  
CE09062488: Suresh Ramanathan, owner

NOTE: all individuals who presented information to the Special Magistrate during these proceedings affirmed they would speak only the truth.  
The meeting was called to order at 10:00 a.m.

**Case: CE10041982**

601 SW 26 Avenue  
Dorvil, Renex

Service was via posting on the property on 8/6/10 and at City Hall on 9/2/10.

28-33(a)

**NOT CONNECTED TO CITY'S SANITARY SEWER SYSTEM**

Inspector Steyn said the property is not in compliance. She stated that a change of ownership is anticipated and requested a 120-day extension, with a fee of \$100 per day thereafter.

Judge Hull found in favor of the City and ordered compliance within 120 days or a fine of \$100 per day would begin to accrue.

**Case: CE09062469**

3565 SW 13 Court  
Pinkhouse Family Trust  
Sobke, Sandra D., Trustee

This case was first heard on 10/26/09 to comply by 11/25/09. Violations and extensions are as noted in the agenda. The property has not been in compliance for 244 days. Fines have accrued to the amount of \$24,400.

Kelly Sobke, trustee, said she was informed that the 10/26/09 hearing was going to be postponed. She said she had called in 2009 to ask if she could begin a payment plan, but was told she did not qualify. She requested that a payment plan be established, as she did not have the means to come up with the fee all at once.

Judge Hull asked why the property is not in compliance. Ms. Sobke said it was because she was informed she would have to pay in full to do so. It was noted that the property is in foreclosure and a date has not yet been set.

Ms. Sobke reiterated that she would be happy to participate in a payment plan for the connection fee.

Inspector Steyn said the property does not qualify for the payment plan, as the plan is only for single-family homes that are owner-occupied. The property has been out of compliance for 18 months and a change of ownership is anticipated. Inspector Steyn requested imposition of the fines.

Judge Hull imposed a fine of \$24,400, which would continue to accrue until the property complied.

**Case: CE10040876**

Request for extension

416 SW 25 Terrace  
Clark, Alonzo and Clark, Lynette Davis

Mr. Alonzo Clark requested an extension of at least 45 days.

Inspector Steyn recommended a 120-day extension, with a fee of \$100 per day thereafter.

Judge Hull found in favor of the City and granted a 120-day extension during which time no fines would accrue.

**Case: CE10062512**

220 SW 21 Street  
Maharaj, Dayanand

Service was via posting on the property on 9/8/10 and at City Hall on 9/2/10.

28-33(a)

NOT CONNECTED TO CITY'S SANITARY SEWER SYSTEM

Inspector Steyn said the property is not in compliance, although it was recently issued a permit.

Dayanand Maharaj, owner, said he is the new owner and expects to come into compliance within the next two weeks.

Inspector Steyn requested a 60-day extension, with a fee of \$100 per day thereafter.

Judge Hull found in favor of the City and ordered compliance within 60 days or a fine of \$100 per day would begin to accrue.

**Case: CE10070707**

1729 SW 14 Street  
Countrywide Home Loans Funding, LLC

Service was via posting on the property on 9/8/10 and at City Hall on 9/2/10.

28-33(a)

NOT CONNECTED TO CITY'S SANITARY SEWER SYSTEM

Inspector Steyn said the property is not in compliance and does not have a permit.

Reuven Bahadana, owner, stated he has a permit and will complete connection within two weeks.

Inspector Steyn recommended a 30-day extension, with a fee of \$100 per day thereafter.

Judge Hull found in favor of the City and ordered compliance within 30 days or a fine of \$100 per day would begin to accrue.

**Case: CE10062647**

2513 SW 9 Avenue

Kataya, Inc.

Certified mail sent to the owner was accepted on 8/18/10 [signature illegible].

28-33(a)

NOT CONNECTED TO CITY'S SANITARY SEWER SYSTEM

Inspector Steyn said the property is not in compliance and does not have a closed permit. She noted that the property had been in appeal, but the appeal was denied by the City Manager's Office.

Ramzi Kataya, owner's son, said business is very bad and they do not have the money on hand for the connection.

Inspector Steyn recommended a 120-day extension, with a fee of \$120 per day thereafter.

Judge Hull found in favor of the City and ordered compliance within 120 days or a fine of \$100 per day would begin to accrue.

**Case: CE10040925**

528 SW 22 Terrace

Beard, Myron and Sandra E.

Service was via posting on the property on 8/6/10 and at City Hall on 9/2/10.

28-33(a)

NOT CONNECTED TO CITY'S SANITARY SEWER SYSTEM

Inspector Steyn said the property is not in compliance and does not have a close permit.

Sandra Beard, owner, requested an extension, as they were unable to pay the connection fee at this time.

Judge Hull found in favor of the City and ordered compliance within 120 days or a fine of \$100 per day would begin to accrue.

**Case: CE 10062535**

1100 SW 21 Street  
IDMJI Properties, LLC

Service was via certified mail was accepted by registered agent on 8/19/10 [signature illegible].

28-33(a)

NOT CONNECTED TO CITY'S SANITARY SEWER SYSTEM

Inspector Steyn said the property is not in compliance. There is an anticipated change of ownership, and she recommended a 120-day extension, with a fee of \$100 per day to accrue thereafter.

Judge Hull found in favor of the City and ordered compliance within 120 days or a fine of \$100 per day would begin to accrue.

**Case: CE09070861**

1309 SW 15 Avenue  
Calvin, Jennifer and Sendles, Paul

This case was first heard on 1/25/10 to comply by 2/24/10. Violations and extensions are as noted in the agenda. The property has not been in compliance for 123 days. Fines have accrued to \$12,300.

Paul Sendles, owner, said the property is in imminent foreclosure. The owners have been unable to afford the connection and other fees. The property is expected to go through a short sale. He requested a 90-day extension, after which he felt he could pay the hookup fee to expedite the short sale.

Mr. McKelligett recommended a 60-day extension.

Judge Hull granted a 60-day extension during which time no fines would accrue.

**Case: CE10011049**

213 SW 32 Avenue  
Jones, Eloise

This case was first heard on 2/22/10 to comply by 4/23/10. Violations and extensions are as noted in the agenda. The property has not been in compliance for 95 days. Fines have accrued to \$9500.

Mr. McKelligett requested that fines be imposed and continue to accrue.

Eloise Jones, owner, said she was away due to a family emergency and did not complete the hookup. This was the only remaining work to be done, and she expected it could be completed within two weeks.

Inspector Steyn said this should be the owner's last extension if granted.

Judge Hull granted a 30-day extension during which time no fines would accrue.

**Case: CE09070857**

1304 SW 31 Street  
Kikutis, Shiranie

This case was first heard on 2/22/10 to comply by 5/23/10. Violations and extensions are as noted in the agenda. The property has not been in compliance for 35 days. Fines have accrued to \$3500. The City is requesting that fines be imposed and continue to accrue.

Shiranie Kikutis, owner, said the sewer system was initially installed in the wrong place. She requested a 60-day extension.

Inspector Steyn recommended a 30-day extension, stating that two extensions have been granted in the past.

Ms. Kikutis requested a 60-day extension, as she has had difficulties with tenants.

Judge Hull granted a 30-day extension during which time no fines would accrue.

**Case: CE10062643**

111 SW 33 Street  
Air Carrier Holdings, Inc.

The owner was personally served with notice on 9/7/10 and posted at City Hall on 9/2/10.

28-33(a)

NOT CONNECTED TO CITY'S SANITARY SEWER SYSTEM

Inspector Steyn said the property is not in compliance and does not have a closed permit. The property owner has been in touch with her office. She requested a 120-day extension, with a fee of \$100 per day thereafter.

Judge Hull found in favor of the City and ordered compliance within 120 days or a fine of \$100 per day would begin to accrue.

**Case: CE10010840**

205 SW 18 Avenue  
Lafontant, Bazelais and Lafontant, Hyacinthe

This case was first heard on 5/24/10 to comply by 8/22/10. Violations were as noted in the agenda. The property has not been in compliance for 35 days. Fines have accrued to \$3500. The City requested that fines be imposed and continue to accrue.

Inspector Steyn said the owner had been in touch with her office and advised she had been in the hospital. She recommended a 120-day extension, with a fee of \$100 per day thereafter.

Judge Hull found in favor of the City and ordered compliance within 120 days or a fine of \$100 per day would begin to accrue.

**Case: CE10062619**

1031 SW 32 Court  
Alonso, Jessica H/E Alonso, Orlando and Alexis

Certified mail sent to the owner was accepted on 8/18/10 [signature illegible].

28-33(a)

NOT CONNECTED TO CITY'S SANITARY SEWER SYSTEM

Inspector Steyn said the property is not in compliance and has not been issued a closed permit.

Alexis Alonso, owner, said she has had to evict a tenant at this location, and has undergone personal issues as well that have affected her ability to comply. She requested as much time as possible to resolve connection and plumbing issues at this location.

Inspector Steyn recommended a 120-day extension, with a fee of \$100 per day thereafter.

Judge Hull found in favor of the City and ordered compliance within 120 days or a fine of \$100 per day would begin to accrue.

**Case: CE10030109**

3727 SW 12 Court  
LTM Management, Inc.

This case was first heard on 4/26/10 to comply by 6/26/10. Violations and extensions are as noted on the agenda. The property is currently in compliance,

but was out of compliance for 29 days. The City is requesting imposition of \$1410 in fines.

Alex Gonzalez, representing LTM Management, Inc., stated he had purchased the property in March and the title company had paid the hookup fees. The April 26 hearing was scheduled with the previous owners of the property, HSBC Bank, who made the agreement to comply by June 26 without informing LTM Management. Mr. Gonzalez attended a hearing on 7/26 and was told on 8/2 that he was in compliance at that time. He said he is a new owner and was never notified of a hearing or a compliance date.

Mr. McKelligett said notice went out to the hearing of record and it was up to the previous owner to inform LTM Management that there was a violation on the property. He noted that a title search would have shown any open permits or open Code cases, as the violation was a matter of public record.

Mr. Gonzalez said he did not speak directly to HSBC Bank, but the title company called the City and learned that the work was not done. He reiterated that he was not aware of the violation or would have made arrangements to comply. He pointed out that when he was given 30 days to comply, "it was done in a week." He did not feel it was fair for a new owner to be responsible for the "negligence" of the previous property owner.

Judge Hull said the fine would have been \$2900, and the City's request is for less than "half that amount." Mr. Gonzalez said that he did not feel he should have to pay even half the fine, and HSBC Bank should have taken responsibility for the cost.

Judge Hull imposed a fine of \$1000.

Mr. Gonzalez asked if he could appeal the decision. Mr. McKelligett said the decision could be appealed to the Circuit Court of Broward County.

Mr. McKelligett informed the Court that the following three cases would be heard together.

**Case: CE09062485**

3813 SW 13 Court

GSR Assets, Inc.

This case was first heard on 10/26/09 to comply by 11/25/09. Violations and suspensions are as noted on the agenda. The property was in compliance as of 8/30/10 after being out of compliance for 125 days. The City requested the imposition of fines in the amount of \$2260.

**Case: CE09062486**

3817 SW 13 Court  
GSR Assets, Inc.

This case was first heard on 10/26/09 to comply by 11/25/09. Violations and suspensions are as noted on the agenda. The property was in compliance as of 8/30/10 after being out of compliance for 125 days. The City requested the imposition of fines in the amount of \$2260.

Suresh Ramanathan, owner, asked if it was possible to reduce the fines, as he has completed the work on the property. He stated many of his properties are vacant and he is still working on the third property, so he is currently operating at a loss.

Judge Hull imposed a fine of \$2260 on each of the two properties.

**Case: CE09062488**

3821 SW 13 Court  
Ramanathan, Suresh

This case was first heard on 10/26/09 to comply by 1/25/10. Violations and extensions are as noted on the agenda. The property has not been in compliance for 153 days. The City recommended imposition of fines in the amount of \$15,300 which would continue to accrue until the property complied.

Suresh Ramanathan, owner, said this was “the same problem” as with the above two properties. He said his difficulty was paying the connection fee, and asked to pay it in installments or be allowed additional time to comply.

Inspector Steyn recommended imposition of the fine, as there is “anticipated ownership” scheduled for the property. Mr. McKelligett stated that the case was opened in June 2009 and heard in October 2009, which was over one year ago.

Judge Hull imposed the fine of \$15,300.

**Case: CE09071324**

1625 SW 30 Street  
Molina, Oscar S. and Carcamo, Yvonne

This case was first heard on 1/25/10 to comply by 4/25/10. Violations and suspensions were as noted on the agenda. The property came into compliance on 7/1/10 after being out of compliance for 28 days. The City recommended imposition of a \$1260 fine.

Oscar Molina, owner, stated he had had hardships with the property and did not complete the connection in a timely manner due to lack of funds.

Judge Hull imposed a fine of \$1000.

**Case: CE10062631**

3115 SW 2 Avenue  
Sloman, Howard S. Jr.

Certified mail sent to the owner was accepted [signature illegible, no date].

28-33(a)

NOT CONNECTED TO CITY'S SANITARY SEWER SYSTEM

Inspector Steyn said the property is not in compliance and does not have a closed permit.

Howard S. Sloman Jr., owner, said he needed an extension due to hardship.

Inspector Steyn recommended a 120-day extension, with a fee of \$100 per day thereafter. She recommended that Mr. Sloman contact her if he needs additional time. She also referred him to the Grant Department to determine if he qualified for a grant.

Judge Hull found in favor of the City and ordered compliance within 120 days or a fine of \$100 per day would begin to accrue.

**Case: CE09070841**

816 SW 18 Court  
Gober, J.J.

This case was first heard on 1/25/10 to comply by 4/25/10. Violations and extensions were as noted in the agenda. The property has not been in compliance for 63 days. The City recommended imposition of a \$6300 fine, which would continue to accrue until the property complied.

J.J. Gober, owner, stated he was trying to come into compliance but is close to bankruptcy and attempting to avoid foreclosure. He has pulled the permit to begin the work and requested an additional 90 days to come into compliance.

Inspector Steyn recommended a 30-day extension, but asserted that the owner must understand it will be the final extension.

Judge Hull granted a 30-day extension during which time no fines would accrue.

**Case: CE10040868**

300 SW 25 Avenue  
Kotze, Nic

Service was via posting on the property on 8/6/10 and at City Hall on 9/2/10.

28-33(a)

NOT CONNECTED TO CITY'S SANITARY SEWER SYSTEM

Inspector Steyn recommended a 30-day extension, with a fine of \$100 per day thereafter.

Judge Hull found in favor of the City and ordered compliance within 30 days or a fine of \$100 per day would begin to accrue.

**Case: CE10040875**

400 SW 25 Terrace  
Brown, Anthony V.B.

Service was via posting at the property on 8/6/10 and at City Hall on 9/2/10.

28-33(a)

NOT CONNECTED TO CITY'S SANITARY SEWER SYSTEM

Inspector Steyn recommended a 30-day extension, with a fine of \$100 per day thereafter.

Judge Hull found in favor of the City and ordered compliance within 30 days or a fine of \$100 per day would begin to accrue.

**Case: CE10040881**

2213 SW 5 Place  
Edmund, Heather

Service was via posting on the property on 8/6/10 and at City Hall on 9/2/10.

28-33(a)

NOT CONNECTED TO CITY'S SANITARY SEWER SYSTEM

Inspector Steyn said there is an anticipated change of ownership for this property and recommended a 120-day extension, with a fine of \$100 per day thereafter.

Judge Hull found in favor of the City and ordered compliance within 120 days or a fine of \$100 per day would begin to accrue.

**Case: CE10040886**

2580 SW 6 Court  
Johnson, Walter C. Jr.

Mr. McKelligett requested to vacate the final order of 7/26/10.

Judge Hull approved the vacation of the final order.

**Case: CE10040887**

2629 SW 6 Court  
Choute, Ricot

Service was via posting on the property on 8/6/10 and at City Hall on 9/2/10.

28-33(a)

NOT CONNECTED TO CITY'S SANITARY SEWER SYSTEM

Inspector Steyn said there is an anticipated change of ownership for this property and recommended a 120-day extension, with a fine of \$100 per day thereafter.

Judge Hull found in favor of the City and ordered compliance within 120 days or a fine of \$100 per day would begin to accrue.

**Case: CE10040889**

2664 SW 6 Court  
Hanson, Delvon A. and Hanson, Joann

Service was via posting on the property on 8/6/10 and at City Hall on 9/2/10.

28-33(a)

NOT CONNECTED TO CITY'S SANITARY SEWER SYSTEM

Inspector Steyn said there is an anticipated change of ownership for this property and recommended a 120-day extension, with a fine of \$100 per day thereafter.

Judge Hull found in favor of the City and ordered compliance within 120 days or a fine of \$100 per day would begin to accrue.

**Case: CE10040891**

2675 SW 6 Court  
Rodriguez, Anuel and Selva Calvo

Service was via posting on the property on 8/6/10 and at City Hall on 9/2/10.

28-33(a)

NOT CONNECTED TO CITY'S SANITARY SEWER SYSTEM

Inspector Steyn said there is an anticipated change of ownership for this property and recommended a 120-day extension, with a fine of \$100 per day thereafter.

Judge Hull found in favor of the City and ordered compliance within 120 days or a fine of \$100 per day would begin to accrue.

**Case: CE10040906**

849 SW 21 Terrace

Envirocycle, Inc. % Republic Services Property Tax

The owner was personally served with notice to Estrella Martin on 8/6/10 and notice was posted at City Hall on 9/2/10.

28-33(a)

NOT CONNECTED TO CITY'S SANITARY SEWER SYSTEM

Inspector Steyn recommended a 30-day extension, with a fine of \$100 per day thereafter.

Judge Hull found in favor of the City and ordered compliance within 30 days or a fine of \$100 per day would begin to accrue.

**Case: CE10040908**

901 SW 21 Terrace

Envirocycle, Inc. % Republic Services Property Tax

The owner was personally served with notice to Estrella Martin on 8/6/10 and notice was posted at City Hall on 9/2/10.

28-33(a)

NOT CONNECTED TO CITY'S SANITARY SEWER SYSTEM

Inspector Steyn recommended a 30-day extension, with a fine of \$100 per day thereafter.

Judge Hull found in favor of the City and ordered compliance within 30 days or a fine of \$100 per day would begin to accrue.

**CE: 10040917**

1040 SW 22 Avenue

Lewis, James and Lewis, Tamika

Service was via posting on the property on 8/6/10 and at City Hall on 9/2/10.

28-33(a)

NOT CONNECTED TO CITY'S SANITARY SEWER SYSTEM

Inspector Steyn said a change of ownership was anticipated and recommended a 120-day extension, with a fine of \$100 per day thereafter.

Judge Hull found in favor of the City and ordered compliance within 120 days or a fine of \$100 per day would begin to accrue.

**Case: CE10040942**

82 SW 24 Avenue  
Fontaine, Daniel and Gravel, Claudette

Service was via posting on the property on 8/6/10 and at City Hall on 9/2/10.

28-33(a)

NOT CONNECTED TO CITY'S SANITARY SEWER SYSTEM

Inspector Steyn recommended a 30-day extension, with a fine of \$100 per day thereafter.

Judge Hull found in favor of the City and ordered compliance within 30 days or a fine of \$100 per day would begin to accrue.

**Case: CE10041945**

712 SW 24 Avenue  
Mazariegos, Otoniel

Service was via posting on the property on 8/6/10 and at City Hall on 9/2/10.

28-33(a)

NOT CONNECTED TO CITY'S SANITARY SEWER SYSTEM

Inspector Steyn said a change of ownership was anticipated and recommended a 120-day extension, with a fine of \$100 per day thereafter.

Judge Hull found in favor of the City and ordered compliance within 120 days or a fine of \$100 per day would begin to accrue.

**Case: CE 10041953**

1104 SW 24 Avenue  
Eldridge, Edward C. and Mavis A.

Service was via posting on the property on 8/6/10 and at City Hall on 9/2/10.

28-33(a)

NOT CONNECTED TO CITY'S SANITARY SEWER SYSTEM

Inspector Steyn recommended a 30-day extension, with a fine of \$100 per day thereafter.

Judge Hull found in favor of the City and ordered compliance within 30 days or a fine of \$100 per day would begin to accrue.

**Case: CE10041975**

1015 SW 25 Avenue  
McMullan, Phillip D.J. and Ortiz, Edgar David

Service was via posting on the property on 8/6/10 and at City Hall on 9/2/10.

28-33(a)

NOT CONNECTED TO CITY'S SANITARY SEWER SYSTEM

Inspector Steyn said a change of ownership is anticipated and recommended a 120-day extension, with a fine of \$100 per day thereafter.

Judge Hull found in favor of the City and ordered compliance within 120 days or a fine of \$100 per day would begin to accrue.

**CE: 10041979**

1051 SW 25 Avenue  
Gibson, Myrtis M. LE and Williams-Pierre, Shalizi

Service was via posting on the property on 8/6/10 and at City Hall on 9/2/10.

28-33(a)

NOT CONNECTED TO CITY'S SANITARY SEWER SYSTEM

Inspector Steyn recommended a 30-day extension, with a fine of \$100 per day thereafter.

Judge Hull found in favor of the City and ordered compliance within 30 days or a fine of \$100 per day would begin to accrue.

**Case: CE10042043**

573 SW 27 Avenue  
Flowers, Thomas J. Estate

Service was via posting on the property on 8/6/10 and at City Hall on 9/2/10.

28-33(a)

NOT CONNECTED TO CITY'S SANITARY SEWER SYSTEM

Inspector Steyn recommended a 30-day extension, with a fine of \$100 per day thereafter.

Judge Hull found in favor of the City and ordered compliance within 30 days or a fine of \$100 per day would begin to accrue.

**Case: CE10042079**

2611 Riverland Drive  
Gregory, Michael G.

Service was via posting on the property on 8/4/10 and at City Hall on 9/2/10.

28-33(a)

NOT CONNECTED TO CITY'S SANITARY SEWER SYSTEM

Inspector Steyn recommended a 30-day extension, with a fine of \$100 per day thereafter.

Judge Hull found in favor of the City and ordered compliance within 30 days or a fine of \$100 per day would begin to accrue.

**Case: CE10042087**

2640 Riverland Drive  
St. Louis, Wilger and Patricia B.

Service was via posting on the property on 8/6/10 and at City Hall on 9/2/10.

28-33(a)

NOT CONNECTED TO CITY'S SANITARY SEWER SYSTEM

Inspector Steyn said a change of ownership is anticipated and recommended a 120-day extension, with a fine of \$100 per day thereafter.

Judge Hull found in favor of the City and ordered compliance within 120 days or a fine of \$100 per day would begin to accrue.

**Case: CE10042113**

1128 SW 17 Street  
Burton, Lisa and Smith, Charlene

Service was via posting on the property on 8/6/10 and at City Hall on 9/2/10.

28-33(a)

NOT CONNECTED TO CITY'S SANITARY SEWER SYSTEM

Inspector Steyn said a change of ownership is anticipated and recommended a 120-day extension, with a fine of \$100 per day thereafter.

Judge Hull found in favor of the City and ordered compliance within 120 days or a fine of \$100 per day would begin to accrue.

**Case: CE10042122**

1014 SW 19 Street  
Edewaard Development Company, LLC

Service was via posting on the property on 8/6/10 and at City Hall on 9/2/10.

28-33(a)

NOT CONNECTED TO CITY'S SANITARY SEWER SYSTEM

Inspector Steyn recommended a 30-day extension, with a fine of \$100 per day thereafter.

Judge Hull found in favor of the City and ordered compliance within 30 days or a fine of \$100 per day would begin to accrue.

**Case: CE10062501**

305 SW 19 Street  
Carvallo, Agustin J.

Service was via posting on the property on 9/8/10 and at City Hall on 9/2/10.

28-33(a)

NOT CONNECTED TO CITY'S SANITARY SEWER SYSTEM

Inspector Steyn said a change of ownership is anticipated and recommended a 120-day extension, with a fine of \$100 per day thereafter.

Judge Hull found in favor of the City and ordered compliance within 120 days or a fine of \$100 per day would begin to accrue.

**Case: CE10062622**

1030 SW 32 Street  
Gioia, Stefanie

Certified mail sent to the owner was accepted on 8/18/10 [signature illegible].

28-33(a)

NOT CONNECTED TO THE CITY'S SANITARY SEWER SYSTEM

Inspector Steyn said a change of ownership is anticipated and recommended a 120-day extension, with a fine of \$100 per day thereafter.

Judge Hull found in favor of the City and ordered compliance within 120 days or a fine of \$100 per day would begin to accrue.

**Case: CE10062623**

1050 SW 32 Street

Childs, Patricia and Childs, Robert Lee Jr.

The owner was personally served with notice to Paula Young on 9/7/10 and notice was posted at City Hall on 9/2/10.

28-33(a)

NOT CONNECTED TO THE CITY'S SANITARY SEWER SYSTEM

Inspector Steyn recommended a 30-day extension, with a fine of \$100 per day thereafter.

Judge Hull found in favor of the City and ordered compliance within 30 days or a fine of \$100 per day would begin to accrue.

**Case: CE10062628**

2917 SW 2 Avenue

Second Avenue Properties % ATR Management Corp.

Certified mail sent to the owner was accepted on 8/19/10 [signature illegible].

28-33(a)

NOT CONNECTED TO THE CITY'S SANITARY SEWER SYSTEM

Inspector Steyn recommended a 30-day extension, with a fine of \$100 per day thereafter.

Judge Hull found in favor of the City and ordered compliance within 30 days or a fine of \$100 per day would begin to accrue.

**Case: CE10062638**

219 SW 31 Street

Berry, C.C. and Patricia C.

Certified mail sent to the owner was accepted by P. Berry on 8/18/10.

28-33(a)

NOT CONNECTED TO THE CITY'S SANITARY SEWER SYSTEM

Inspector Steyn said she had spoken with Mr. C.C. Berry, who was unable to attend the hearing. She recommended a 120-day extension, with a fine of \$100 per day thereafter.

Judge Hull found in favor of the City and ordered compliance within 120 days or a fine of \$100 per day would begin to accrue.

**Case: CE10062648**

2801 SW 9 Avenue  
Lopes, Fernando

Service was via posting on the property on 9/7/10 and at City Hall on 9/2/10.

28-33(a)

NOT CONNECTED TO THE CITY'S SANITARY SEWER SYSTEM

Inspector Steyn recommended a 30-day extension, with a fine of \$100 per day thereafter.

Judge Hull found in favor of the City and ordered compliance within 30 days or a fine of \$100 per day would begin to accrue.

**Case: CE10062660**

2640 SW 12 Terrace  
Garron, Edward L. and Soussa, Rita Marie

Certified mail sent to the owner was accepted on 8/21/10.

28-33(a)

NOT CONNECTED TO THE CITY'S SANITARY SEWER SYSTEM

Inspector Steyn recommended a 30-day extension, with a fine of \$100 per day thereafter.

Judge Hull found in favor of the City and ordered compliance within 30 days or a fine of \$100 per day would begin to accrue.

**Case: CE10071491**

3501 SW 15 Court  
American Home Marketing Servicing, Inc.

Certified mail sent to the owner was signed by M.L. Harrell on 8/20/10.

28-33(a)

NOT CONNECTED TO THE CITY'S SANITARY SEWER SYSTEM

Inspector Steyn recommended a 120-day extension, with a fine of \$100 per day thereafter.

Judge Hull found in favor of the City and ordered compliance within 120 days or a fine of \$100 per day would begin to accrue.

**Case: CE09071607**

3000 SW 15 Avenue  
Sjogren, Richard C. Jr.

This case was first heard on 2/11/10 to comply by 5/23/10. Violations and extensions are as noted on the agenda. The property is now in compliance after being out of compliance for 8 days. The City is requesting that no fines be imposed.

Judge Hull did not impose a fine.

**Case: CE10010786**

1720 SW 4 Street  
Spada, Mattia M.

This case was first heard on 5/24/10 to comply by 8/22/10. Violations are as noted in the agenda. The property has not been in compliance for 35 days. The City requested that fines in the amount of \$3500 be imposed and continue to accrue.

Judge Hull imposed the fine of \$3500, which would continue to accrue until the property complied.

**Case: CE10010797**

1925 SW 5 Place  
JV Development Group Inc.

This case was first heard on 5/24/10 to comply by 6/23/10. Violations are as noted on the agenda. The property is in compliance after being out of compliance for 54 days. Fines have accrued to \$5400. The City requested imposition of fines in the amount of \$1760.

Judge Hull imposed the \$1760 fine.

**Case: CE10010799**

1935 SW 5 Place  
JV Development Group Inc.

This case was first heard on 5/24/10 to comply by 6/23/10. Violations are as noted on the agenda. The property is in compliance after being out of compliance for 54 days. Fines have accrued to \$5400. The City requested imposition of fines in the amount of \$1760.

Judge Hull imposed the \$1760 fine.

**Case: CE10010800**

1945 SW 5 Place  
JV Development Group Inc.

This case was first heard on 5/24/10 to comply by 6/23/10. Violations are as noted on the agenda. The property is in compliance after being out of compliance for 54 days. Fines have accrued to \$5400. The City requested imposition of fines in the amount of \$1760.

Judge Hull imposed the \$1760 fine.

**Case: CE10010804**

1709 SW 5 Street  
Tierney, Daniel and Tierney, Michael

This case was first heard on 5/24/10 to comply by 8/22/10. Violations are as noted on the agenda. The property is in compliance after being out of compliance for 32 days. Fines have accrued to \$3200. The City requested imposition of fines in the amount of \$1210.

Judge Hull imposed the \$1210 fine.

**Case: CE10011007**

1830 W Broward Boulevard  
Max LLC

This case was first heard on 2/22/10 to comply by 3/24/10. Violations and extensions are as noted on the agenda. The property is in compliance after being out of compliance for 32 days. Fines have accrued to \$3200. The City is requesting that no fines be imposed.

Judge Hull did not impose a fine.

**Case: CE10011021**

2420 SW 5 Street  
Bela Properties LLC

This case was first heard on 2/22/10 to comply by 5/23/10. Violations and extensions are as noted on the agenda. The property is in compliance after being out of compliance for 11 days. Fines have accrued to \$1100.

Mr. McKelligett stated that Inspector Steyn had urged the owner to attend this hearing and request that fines be reduced. The owner instead sent a letter, which Mr. McKelligett read into the record. The owner noted in the letter that an unexpected storm had delayed compliance and stated that the imposition of fines would pose a financial hardship to her. She could not attend today's hearing due to out-of-town job training.

Inspector Steyn said she spoke with the property owner on 9/23/10 and advised that her recommendation would be for fines in the amount of \$1100. Mr. McKelligett noted that the property was out of compliance for a short period of time and he was not opposed to an abatement of fines.

Judge Hull did not impose a fine.

**Case: CE10011064**

429 SW 22 Terrace  
Burgos, Jimmy D.

This case was first heard on 5/24/10 to comply by 8/22/10. Violations are as noted on the agenda. The property is not in compliance and fines have accrued to \$3500. The City requested that the fine be imposed and continue to accrue.

Judge Hull imposed the \$3500 fine, which would continue to accrue until the property has complied.

**Case: CE10011509**

1114 W Las Olas Boulevard  
HSBC Bank USA % Ocwen Loan Servicing

This case was first heard on 3/22/10 to comply by 4/21/10. Violations and extensions are as noted on the agenda. The property is in compliance after being out of compliance for 95 days. Fines have accrued to \$9500. The City requested that a fine of \$3360 be imposed.

Judge Hull asked if the property was a foreclosure. Mr. McKelligett replied it was a foreclosure and the bank took the property back in late 2009.

Mr. McKelligett explained there had been a case against the original property owner, which was closed when a new case was opened against the bank. The case was opened in January 2010.

Judge Hull imposed a fine of \$3360.

**Case: CE08071488**

1324 SW 24 Avenue  
Jurzyk, Deborah

The City requested to vacate the final order of 10/27/08 and the order imposing fines of 1/26/09, as there has been a change of ownership.

Judge Hull granted the vacation of orders.

**Cases Complied**

Mr. McKelligett announced that the cases listed below had complied. Additional information regarding respondents, violations, etc. can be found in the agenda, which is incorporated into this record by reference:

<b>CE10040863</b>	<b>CE10062632</b>	<b>CE10042116</b>
<b>CE10042072</b>	<b>CE10062635</b>	<b>CE10062650</b>
<b>CE10042101</b>	<b>CE10062636</b>	<b>CE10062626</b>

**Cases Withdrawn**

Mr. McKelligett announced that the cases listed below had been withdrawn. Additional information regarding respondents, violations, etc. can be found in the agenda, which is incorporated into this record by reference:

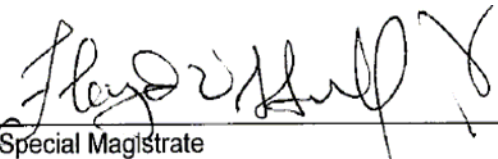
<b>CE10040867</b>	<b>CE10040922</b>	<b>CE10070723</b>
<b>CE10050898</b>	<b>CE10040927</b>	<b>CE09062507</b>
<b>CE10040911</b>	<b>CE10062651</b>	<b>CE10042121</b>

**Cases Rescheduled**

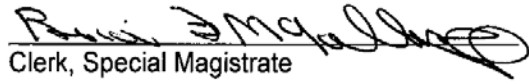
Mr. McKelligett announced that the cases listed below had been rescheduled. Additional information regarding respondents, violations, etc. can be found in the agenda, which is incorporated into this record by reference:

**CE10062517**  
**CE10062538**

There being no further business, the hearing was adjourned at **11:05 a.m.**

  
Special Magistrate

ATTEST:

  
Clerk, Special Magistrate

[Minutes prepared by K. McGuire, Prototype, Inc.]