



SPECIAL MAGISTRATE LIEN REDUCTION HEARING AGENDA

MAY 16, 2019
1:00 P.M.

COMMISSION MEETING ROOM
CITY HALL

100 N ANDREWS AVE

H. MARK PURDY
PRESIDING

PLEASE NOTE THAT TWO-WAY COMMUNICATION BETWEEN MEMBERS OF THE BOARD OF ADJUSTMENTS IS PROHIBITED BY SUNSHINE LAW, PLEASE DO NOT REPLY TO ANY BOARD MEMBER. ALL DISCUSSIONS ON ITEMS RELATIVE TO THE AGENDA SHOULD TAKE PLACE AT SCHEDULED BOARD MEETINGS.

Two or more City Commissioners and/or Advisory Board members may be present at this meeting. If a person decides to appeal any decision made with respect to any matter considered at this public meeting or hearing, he/she will need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based.

If you desire auxiliary services to assist in viewing or hearing the meetings or reading agendas and minutes for the meetings, please contact the City Clerk's office at (954) 828-5002 and arrangements will be made to provide these services for you.

Unless otherwise stated, these items are quasi-judicial. Board members shall disclose any communication or site visits they have had pursuant to Section 47-1.13 of the ULDR. All persons speaking on a quasi-judicial matter will be sworn in and will be subject to cross-examination.

AGENDA

SPECIAL MAGISTRATE

CITY COMMISSION MEETING ROOM - CITY HALL

May 16, 2019

1:00 PM

LIEN REDUCTION HEARING

CASE NO: CE15110848
CASE ADDR: 233 S FTL BEACH BLVD
OWNER: 235 S FT LAUDERDALE BEACH LLC
PRESENTER: STACEY RAMSEY

Total Lien Amount: \$49,300.00
Admin. Costs: \$258.00
Appl Offer: \$0.00

VIOLATIONS: FBC(2014) 105.3.2.1 CMP 1/10/19
FBC(2014) 105.3.2.1

EVERY PERMIT ISSUED SHALL BECOME NULL AND VOID IF WORK, AS DEFINED IN PARAGRAPH 105.3.2.6 AUTHORIZED BY SUCH PERMIT IS NOT COMMENCED WITHIN 180 DAYS FROM THE DATE OF THE PERMIT OR IF THE WORK AUTHORIZED BY SUCH PERMIT IS SUSPENDED OR ABANDONED FOR A PERIOD OF 90 DAYS AFTER THE TIME THE WORK IS COMMENCED(LAST INSPECTION APPROVED) AND / OR FBC(2014) 105.3.2.4 IF WORK HAS COMMENCED AND THE PERMIT IS REVOKED, BECOMES NULL AND VOID OR EXPIRES BECAUSE OF LACK OF PROGRESS OR ABANDONMENT, A NEW PERMIT COVERING THE PROPOSED CONSTRUCTION SHALL BE OBTAINED BEFORE PROCEEDING WITH THE WORK.

THE FOLLOWING PERMITS ARE EXPIRED EXPIRED
ZONING PERMIT 12111399 (SANDWICH BOARD)
BUILDING PERMIT 01022041 (INTERIOR RENOVATION)-VOID MECHANICAL PERMIT 01042076 (NEW 5 TON A/C 4 DUCT OPENINGS)-VOID

Mailed First Class
May 2, 2019

CASE NO: CE15101712
CASE ADDR: 235 S FTL BEACH BLVD
OWNER: 235 S FT LAUDERDALE BEACH LLC
PRESENTER: STACEY RAMSEY

Total Lien Amount: \$45,050.00
Admin. Costs: \$258.00
Appl Offer: \$0.00

VIOLATIONS: FBC(2014) 105.3.2.1 CMP 9/19/18

THE FOLLOWING PERMIT(S) WERE LEFT TO EXPIRE AND THE WORK IS IN PROGRESS AND/OR COMPLETED. THIS IS A LIFE SAFETY HAZARD; WORK COMPLETED HASN'T PASSED THE FINAL INSPECTION TO COMPLY WITH THE FLORIDA BUILDING CODE REQUIREMENTS OF SECTION 110. AND IS DEEMED TO BE UNSAFE UNDER FLORIDA BUILDING CODE SECTION 116.2.1.3.1.: ELECTRICAL PERMIT 13021176 (ALARM SYSTEM) ELECTRICAL PERMIT-renewed 12/16/15 05112205 (REWIRE A/C UNITS) THIS CASE DOES NOT ADDRESS ALL EXPIRED PERMITS ON THIS PROPERTY.

CONTINUED

AGENDA

SPECIAL MAGISTRATE

CITY COMMISSION MEETING ROOM - CITY HALL

May 16, 2019

1:00 PM

FBC(2014) 110.6

THIS WORK IS IN PROGRESS OR IT HAS BEEN PERFORMED AND/OR COVERED-UP WITHOUT THE REQUIRED INSPECTIONS APPROVAL FROM THE BUILDING DEPT. THROUGHOUT THE PERMITTING AND INSPECTION PROCESS.

Mailed First Class
May 2, 2019

CASE NO: CE16051384
CASE ADDR: 239 S FTL BEACH BLVD
OWNER: 237 S FT LAUDERDALE BEACH LLC
PRESENTER: STACEY RAMSEY

Total Lien Amount: \$40,200.00
Admin. Costs: \$258.00
Appl Offer: \$0.00

VIOLATIONS: FBC(2014) 105.3.2.1 CMP 1/10/19
THE FOLLOWING PERMIT(S) WERE LEFT TO EXPIRE:
MECHANICAL PERMIT #10061666 (REPLACE (6)TRANE PKG
UNITS W/SAME 7.5 TON EA-TOTAL)

FBC(2014) 110.6

THIS WORK IS IN PROGRESS OR IT HAS BEEN PERFORMED AND/OR COVERED-UP WITHOUT THE REQUIRED INSPECTIONS APPROVAL FROM THE BUILDING DEPT. THROUGHOUT THE PERMITTING AND INSPECTION PROCESS.

Mailed First Class
May 2, 2019

CASE NO: CE10040870
CASE ADDR: 309 SW 25 AV
OWNER: BELTRAN, JOSE G &
TEODORO-BELTRAN, CLAUDIA E
PRESENTER: STACEY RAMSEY

Total Lien Amount: \$293,937.32
Admin. Costs: \$341.00
Appl Offer: \$0.00

VIOLATIONS: 28-33(a) CMP 2/28/19
NOT CONNECTED TO CITY'S SANITARY SEWER SYSTEM.

Mailed First Class
May 2, 2019

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CITY COMMISSION MEETING ROOM - CITY HALL

May 16, 2019

1:00 PM

CASE NO: CE17122075
CASE ADDR: 911 N ANDREWS AVE
OWNER: ANDREWS PROJECT DEVELOPMENT LLC
PRESENTER: STACEY RAMSEY

Total Lien Amount: \$28,850.00
Admin. Costs: \$1,261.00
Appl Offer: \$0.00

VIOLATIONS: 47-34.1.A.1. CMP 2/22/19
THERE ARE VEHICLES BEING STORED ON THIS VACANT LOT. THIS IS CONSIDERED ILLEGAL LAND USE.

Mailed First Class
May 2, 2019

47-21.11.A. CMP 2/22/19
THE LANDSCAPING ON THIS VACANT LOT IS NOT BEING MAINTAINED. THERE IS BARE AND MISSING AREAS OF LAWN COVER.

CASE NO: CE17122074
CASE ADDR: 921 N ANDREWS AVE
OWNER: ANDREWS PROJECT DEVELOPMENT LLC
PRESENTER: STACEY RAMSEY

Total Lien Amount: \$28,850.00
Admin. Costs: \$1,261.00
Appl Offer: \$0.00

VIOLATIONS: 47-21.11.A. CMP 2/22/19
THE LANDSCAPING ON THIS VACANT LOT IS NOT BEING MAINTAINED. THERE IS BARE AND MISSING AREAS OF LAWN COVER.

Mailed First Class
May 2, 2019

47-34.1.A.1. CMP 2/22/19
THERE ARE VEHICLES BEING STORED ON THIS VACANT LOT. THIS IS CONSIDERED ILLEGAL LAND USE.

CASE NO: CE17071945
CASE ADDR: 1040 NE 7 AVE
OWNER: PRIVILEGE APARTMENTS LLC
PRESENTER: STACEY RAMSEY

Total Lien Amount: \$225,750.00
Admin. Costs: \$1,252.00
Appl Offer: \$0.00

VIOLATIONS: 9-280(h)(1) CMP 9/7/18
THE FENCE AT THE SOUTH SIDE OF BUILDING 1020 ON THIS PROPERTY IS IN DISREPAIR, FALLING DOWN AND IS NOT BEING MAINTAINED AS REQUIRED.

9-305(b) CMP 9/7/18
THE LANDSCAPE AT THIS PROPERTY IS NOT BEING MAINTAINED IN A NEAT AND WELL KEPT APPEARANCE. THERE ARE AREAS OF DEAD AND MISSING GROUND COVER.

CONTINUED

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CITY COMMISSION MEETING ROOM - CITY HALL

May 16, 2019

1:00 PM

9-306 **CMP 9/7/18**
 THE EXTERIOR BUILDING WALLS HAVE NOT BEEN MAINTAINED. INCLUDING BUT NOT LIMITED TO CRACKS ON WALL(S) ALL ABOUT THE BUIDINGS, THERE ARE AREAS OF THE EXTERIOR THAT HAVE STAINS AND MISSING, PEELING PAINT.

9-280 (g) **CMP 9/7/18**
 THERE ARE ELECTRICAL ACCESSORIES NOT PROPERLY MAINTAINED ON THESE BUIDLINGS, INCLUDING BUT NOT LIMITED TO ELECTRICAL LAMP COVERS HANGING, NOT PROPERLY INSTALLED.

9-280 (b) **CMP 9/7/18**
 THERE ARE BUILDING PARTS WHICH ARE DETERIORATED AND NOT MAINTAINED, INCLUDING BUT NOT LIMITED TO DOORS IN DISREPAIR, WINDOWS MISSING AND COVER WITH PLYWOOD, GUTTER HANGING FROM THE ROOF FASCIA.

**Mailed First Class
 May 2, 2019**

CASE NO: CE15100174
 CASE ADDR: 1201 W LAS OLAS BLVD
 OWNER: MANN,KATHERINE J &
 ERDMAN,GUY R
 PRESENTER: STACEY RAMSEY

**Total Lien Amount: \$5,850.00
 Admin Costs: \$258.00
 Appl Offer: \$0.00**

VIOLATIONS: FBC(2014) 105.3.2.1 **CMP 8/10/16**
 THE FOLLOWING PERMIT(S) WERE LEFT TO EXPIRE AND THE WORK IS IN PROGRESS AND/OR COMPLETED. THIS IS A LIFE SAFETY HAZARD; WORK COMPLETED HASN'T PASSED THE FINAL INSPECTION TO COMPLY WITH THE FLORIDA BUILDING CODE REQUIREMENTS OF SECTION 110. AND IS DEEMED TO BE UNSAFE UNDER FLORIDA BUILDING CODE SECTION 116.2.1.3.1.: BUILDING PERMIT #03021290 (REMODEL 2BTHS KITCHEN-ELEC-PLUMB SFR)

FBC(2014) 110.6 **CMP 8/10/16**
 THIS WORK IS IN PROGRESS OR IT HAS BEEN PERFORMED AND/OR COVERED-UP WITHOUT THE REQUIRED INSPECTIONS APPROVAL FROM THE BUILDING DEPT. THROUGHOUT THE PERMITTING AND INSPECTION PROCESS.

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1:00 PM

CASE NO: CE16122255
CASE ADDR: 1600 SE 15 ST
OWNER: PLAZA 15 CONDO ASSN INC
PRESENTER: STACEY RAMSEY

Total Lien Amount: \$10,650.00
Admin. Costs: \$1,216.00
Appl Offer: \$1,216.00

VIOLATIONS: FBC(2014) 105.3.2.1 **CMP 8/31/18**

THE FOLLOWING PERMITS ARE EXPIRED.

BUILDING 03040080 (SEALCOAT AND RESTRIPE)

PLUMBING 15110025 (REPLACE EXISTING STACK TO 08 STACK)

MECHANICAL 16052380 (AC CHANGE OUT)-closed

Mailed First Class
May 2, 2019

CASE NO: CE17082250
CASE ADDR: 2829 NE 30 ST # 302
OWNER: CLABAUGH, BARBARA
PRESENTER: STACEY RAMSEY

Total Lien Amount: \$14,700.00
Admin. Costs: \$764.00
Appl Offer: \$0.00

VIOLATIONS: 9-280(b) **CMP 3/22/19**

THERE ARE BROKEN GLASS WINDOWS AT THE FRONT DOOR
AND SIDE WINDOW WHICH ARE DETERIORATED AND NOT
MAINTAINED.

Mailed First Class
May 2, 2019

CASE NO: CE16120129
CASE ADDR: 4750 NW 15 AVE # B
OWNER: FIRST INDUSTRIAL L P
PRESENTER: STACEY RAMSEY

Total Lien Amount: \$8,400.00
Admin. Costs: \$350.00
Appl Offer: \$2,100.00

VIOLATIONS: NFPA 1:10.4.4 **CMP 4/7/17**

THE FIRE ALARM SYSTEM HAS NOT BEEN TESTED, INSPECTED
AND/OR TAGGED IN ACCORDANCE WITH THE CODE.

NFPA 1962:4.2.2 **CMP 4/7/17**

OCCUPANT-USE HOSE HAVE NOT BEEN INSPECTED IN
ACCORDANCE WITH NFPA 1962 SECTION 4.8.

NFPA 1:1.7.6.2 FIX F/A **CMP 4/7/17**

THE FIRE ALARM IS NOT FUNCTIONING AS DESIGNED AND
INSTALLED AS POWER TO THE ALARM HAS BEEN
DISCONNECTED

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CASE NO: CE14030426
CASE ADDR: 6711 NW 22 TER
OWNER: ROBERT A FITCH REV TR
FITCH, ROBERT
PRESENTER: STACEY RAMSEY

Total Lien Amount: \$42,950.00 Admin. Costs: \$212.00 Appl Offer: \$2,000.00

VIOLATIONS: FBC(2010) 105.11.2.1 **CMP 4/1/19**

THE FOLLOWING ARE EXPIRED PERMITS:

ALTERATION PERMIT 09011562

PLUMBING PERMIT 09011566

BUILDING PERMIT 0901169

Emailed May 9, 2019

