



# **BUILDING AND CONSTRUCTION ENFORCEMENT**

## **SPECIAL MAGISTRATE HEARING AGENDA**

**JUNE 16, 2022**

**9:00 AM**

**City Hall - City Commission Meeting  
Room**

**100 N ANDREWS AVE**

**H. MARK PURDY  
PRESIDING**

PLEASE NOTE THAT TWO-WAY COMMUNICATION BETWEEN MEMBERS OF THE BOARD 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.

**DEVELOPMENT SERVICES DEPARTMENT**

521 NE 4 AVENUE, FORT LAUDERDALE 33311

TELEPHONE (954) 828-6520

[WWW.FORTLAUDERDALE.GOV](http://WWW.FORTLAUDERDALE.GOV)



CITY OF FORT LAUDERDALE  
BUILDING AND CONSTRUCTION ENFORCEMENT  
SPECIAL MAGISTRATE AGENDA  
JUNE 16, 2022  
9:00 A.M.

PAGE 1

---

**NEW BUSINESS**

---

**CASE NO:** BE21110159  
**CASE ADDR:** 1004 SW 4 AVE  
**OWNER:** RAHIMI, ABDUL Q  
**INSPECTOR:** JORGE MARTINEZ

**VIOLATIONS:** FBC(2020) 105.1  
THIS BUILDING HAS BEEN ILLEGALLY ALTERED AND CONSTRUCTION WORK ILLEGALLY PERFORMED, WITHOUT OBTAINING THE REQUIRED PERMITS, IN THE FOLLOWING MANNER BUT NOT LIMITED TO:  
1. SHED  
2. ROOF  
3. STRUCTURE IN FRONT OF THE PROPERTY

---

**CASE NO:** BE22020074  
**CASE ADDR:** 813 SW 4 CT 1-4  
**OWNER:** SAILBOAT BEND RESIDENCES LLC  
**INSPECTOR:** LINDA HOLLOWAY

**VIOLATIONS:** 9-1(d)  
ANY VIOLATION OF THE FLORIDA BUILDING CODE SHALL BE A VIOLATION OF THIS SECTION AND PUNISHABLE AS PROVIDED FOR IN THIS SECTION. THERE IS CONSTRUCTION WORK AT THIS PROPERTY THAT WAS STARTED OR COMPLETED WITHOUT OBTAINING THE REQUIRED PERMITS CONSISTING OF BUT NOT LIMITED TO:  
ALTERING AND/OR REPLACING THE DRIVEWAY INCLUDING SWALE AREA WITHOUT PERMIT.

---

**CASE NO:** BE22040131  
**CASE ADDR:** 1401 SW 1 AVE  
**OWNER:** POINCIANA STORAGE JV LLC  
% SNAPBOX POINCIANA LLC  
**INSPECTOR:** MARY RICH

**VIOLATIONS:** Sec. 28-155.(a-f)  
THE EXISTING FIRE BACKFLOW PREVENTION DEVICE HAS NOT BEEN TESTED FOR THE SUBSEQUENT RECERTIFICATION AS PER CITY OF FORT LAUDERDALE MUNICIPAL CODE OF ORDINANCES (CHAPTER 25-153, 28-155).

---

**CITY OF FORT LAUDERDALE  
BUILDING AND CONSTRUCTION ENFORCEMENT  
SPECIAL MAGISTRATE AGENDA  
JUNE 16, 2022  
9:00 A.M.**

**PAGE 2**

**CASE NO: BE21120062  
CASE ADDR: 717 PENNSYLVANIA AVE  
OWNER: FENELUS, YVES H/E MAXENAT, MARIE VIDA  
INSPECTOR: ALEJANDRO DELRIO**

**VIOLATIONS: FBC(2020) 111.1.1  
MASTER BATHROOM AND FAMILYROOM ADDITION, COMPLETED UNDER PERMIT NUMBER  
PM-16070309, IS BEING USED WITHOUT FIRST OBTAINING A CERTIFICATE OF OCCUPANCY.**

---

**CASE NO: BE21120119  
CASE ADDR: 2670 E SUNRISE BLVD PARKING  
OWNER: SUNRISE AT GALLERIA LLC  
INSPECTOR: ALEJANDRO DELRIO**

**VIOLATIONS: 47-20.20.(H)  
THERE ARE PARKING FACILITIES THAT ARE NOT MAINTAINED AT THIS PROPERTY. SPALLING  
CONCRETE, CONCRETE CRACKS, EXPOSED REBAR, DAMAGED OR BROKEN DAMAGED  
BARRIER CABLES, DAMAGED CMU MASONRY WALL, MISSING OR FADED HANDICAPPED AND  
EMERGENCY SIGNAGE**

---

**CASE NO: BE22010176  
CASE ADDR: 326 SW 15 ST  
OWNER: MARSHMALLOW PROPERTIES HOLDINGS CORP  
INSPECTOR: JOSE SARAGUSTI**

**VIOLATIONS: FBC(2020) 105.1  
THIS BUILDING HAS BEEN ILLEGALLY ALTERED AND CONSTRUCTION WORK ILLEGALLY  
PERFORMED, WITHOUT OBTAINING THE REQUIRED PERMITS, IN THE FOLLOWING MANNER  
BUT NOT LIMITED TO:  
WOOD FENCE REPLACEMENT.**

---

**CITY OF FORT LAUDERDALE  
BUILDING AND CONSTRUCTION ENFORCEMENT  
SPECIAL MAGISTRATE AGENDA  
JUNE 16, 2022  
9:00 A.M.**

**CASE NO: BE22010094  
CASE ADDR: 1900 NE 8 CT  
OWNER: GATEWAY ARMS HOME OWNERS ASSN INC  
INSPECTOR: GEORGE OLIVA**

**VIOLATIONS: FBC (2020) 110.15  
PURSUANT TO FLORIDA BUILDING CODE AND THE POLICY ESTABLISHED BY THE BROWARD COUNTY BOARD OF RULES AND APPEALS FOR THE BUILDING SAFETY INSPECTION PROGRAM, THE FOLLOWING HAS NOT BEEN FULLY COMPLIED WITH:  
THE REQUIRED 40 YEARS BUILDING SAFETY INSPECTION REPORTS OR THE 10 YEARS RECERTIFICATION INSPECTION REPORTS PREPARED BY A PROFESSIONAL ENGINEER OR ARCHITECT REGISTERED IN THE STATE OF FLORIDA HAS NOT BEEN FURNISHED TO THE BUILDING OFFICIAL WITHIN 90 DAYS OF THE INITIAL NOTICE SENT TO YOU.**

---

**CASE NO: BE21090177  
CASE ADDR: 2300 NW 6 ST  
OWNER: SKAB LLC  
INSPECTOR: GEORGE OLIVA**

**VIOLATIONS: FBC(2020) 110.15  
PURSUANT TO FLORIDA BUILDING CODE AND THE POLICY ESTABLISHED BY THE BROWARD COUNTY BOARD OF RULES AND APPEALS FOR THE BUILDING SAFETY INSPECTION PROGRAM, THE FOLLOWING HAS NOT BEEN FULLY COMPLIED WITH:  
THE REQUIRED 40 YEARS BUILDING SAFETY INSPECTION REPORTS OR THE 10 YEARS RECERTIFICATION INSPECTION REPORTS PREPARED BY A PROFESSIONAL ENGINEER OR ARCHITECT REGISTERED IN THE STATE OF FLORIDA HAS NOT BEEN FURNISHED TO THE BUILDING OFFICIAL WITHIN 90 DAYS OF THE INITIAL NOTICE SENT TO YOU.**

---

**CASE NO: BE22020016  
CASE ADDR: 2451 NE 49 ST  
OWNER: ASPEN HOUSE CONDO ASSN INC  
INSPECTOR: GEORGE OLIVA**

**VIOLATIONS: FBC(2020) 110.15  
PURSUANT TO FLORIDA BUILDING CODE AND THE POLICY ESTABLISHED BY THE BROWARD COUNTY BOARD OF RULES AND APPEALS FOR THE BUILDING SAFETY INSPECTION PROGRAM, THE FOLLOWING HAS NOT BEEN FULLY COMPLIED WITH:  
THE REQUIRED 40 YEARS BUILDING SAFETY INSPECTION REPORTS OR THE 10 YEARS RECERTIFICATION INSPECTION REPORTS PREPARED BY A PROFESSIONAL ENGINEER OR ARCHITECT REGISTERED IN THE STATE OF FLORIDA HAS NOT BEEN FURNISHED TO THE BUILDING OFFICIAL WITHIN 90 DAYS OF THE INITIAL NOTICE SENT TO YOU.**

---

**CITY OF FORT LAUDERDALE  
BUILDING AND CONSTRUCTION ENFORCEMENT  
SPECIAL MAGISTRATE AGENDA  
JUNE 16, 2022  
9:00 A.M.**

**PAGE 4**

**CASE NO: BE22020091  
CASE ADDR: 2841 NE 32 ST  
OWNER: DURHAM APTS CONDO ASSN INC  
INSPECTOR: GEORGE OLIVA**

**VIOLATIONS: FBC(2020) 110.15  
PURSUANT TO FLORIDA BUILDING CODE AND THE POLICY ESTABLISHED BY THE BROWARD COUNTY BOARD OF RULES AND APPEALS FOR THE BUILDING SAFETY INSPECTION PROGRAM, THE FOLLOWING HAS NOT BEEN FULLY COMPLIED WITH:  
THE REQUIRED 40 YEARS BUILDING SAFETY INSPECTION REPORTS OR THE 10 YEARS RECERTIFICATION INSPECTION REPORTS PREPARED BY A PROFESSIONAL ENGINEER OR ARCHITECT REGISTERED IN THE STATE OF FLORIDA HAS NOT BEEN FURNISHED TO THE BUILDING OFFICIAL WITHIN 90 DAYS OF THE INITIAL NOTICE SENT TO YOU.**

---

**CASE NO: BE22030031  
CASE ADDR: 501 SE 33 ST  
OWNER: 27TH AVENUE ENTERPRISES LLC  
INSPECTOR: HECTOR SUAREZ**

**VIOLATIONS: 25-7(a)  
IT IS UNLAWFUL TO OBSTRUCT THE RIGHT OF WAY / ALLEYWAY WITH FENCE.**

**VIOLATIONS: 9-1(d)  
ANY VIOLATION OF THE FLORIDA BUILDING CODE SHALL BE A VIOLATION OF THIS SECTION AND PUNISHABLE AS PROVIDED FOR IN THIS SECTION. THERE IS CONSTRUCTION WORK AT THIS PROPERTY THAT WAS STARTED OR COMPLETED WITHOUT OBTAINING THE REQUIRED PERMITS CONSISTING OF BUT NOT LIMITED TO:  
FENCE**

---

**CASE NO: BE22030086  
CASE ADDR: 1205 NE 13 AVE  
OWNER: BIRDSONG, SANDRA M  
SANDRA M MAYOR LIV TR  
INSPECTOR: HECTOR SUAREZ**

**VIOLATIONS: 9-1(d)  
ANY VIOLATION OF THE FLORIDA BUILDING CODE SHALL BE A VIOLATION OF THIS SECTION AND PUNISHABLE AS PROVIDED FOR IN THIS SECTION. THERE IS CONSTRUCTION WORK AT THIS PROPERTY THAT WAS STARTED OR COMPLETED WITHOUT OBTAINING THE REQUIRED PERMITS CONSISTING OF BUT NOT LIMITED TO:  
NEW DRIVEWAY, NEW WALKWAY, AND NEW SHED**

---

**CITY OF FORT LAUDERDALE  
BUILDING AND CONSTRUCTION ENFORCEMENT  
SPECIAL MAGISTRATE AGENDA  
JUNE 16, 2022  
9:00 A.M.**

**PAGE 5**

**CASE NO: BE22040130  
CASE ADDR: 1395 SE 17 ST  
OWNER: SOUTHPORT RETAIL LLC  
% PRINCIPAL REAL ESTATE INVESTOR  
INSPECTOR: HECTOR SUAREZ**

**VIOLATIONS: Sec. 28-155.(a-f)  
THE EXISTING FIRE BACKFLOW PREVENTION DEVICE HAS NOT BEEN TESTED FOR THE  
SUBSEQUENT RECERTIFICATION AS PER CITY OF FORT LAUDERDALE MUNICIPAL CODE OF  
ORDINANCES (CHAPTER 25-153, 28-155).**

---

**CASE NO: BE22030033  
CASE ADDR: 3240 S FEDERAL HWY  
OWNER: 27TH AVENUE ENTERPRISES LLC  
INSPECTOR: HECTOR SUAREZ**

**VIOLATIONS: 25-7(a)  
IT IS UNLAWFUL TO OBSTRUCT THE RIGHT OF WAY / ALLEYWAY WITH FENCE.**

**VIOLATIONS: 9-1(d)  
ANY VIOLATION OF THE FLORIDA BUILDING CODE SHALL BE A VIOLATION OF THIS SECTION  
AND PUNISHABLE AS PROVIDED FOR IN THIS SECTION. THERE IS CONSTRUCTION WORK AT  
THIS PROPERTY THAT WAS STARTED OR COMPLETED WITHOUT OBTAINING THE REQUIRED  
PERMITS CONSISTING OF BUT NOT LIMITED TO:  
FENCE**

---

**CASE NO: BE21090191  
CASE ADDR: 1204 NE 11 AVE 1-3  
OWNER: GUEVARA, FRANK  
INSPECTOR: NASH MADIC**

**VIOLATIONS: FBC(2020) 105.1  
THIS BUILDING HAS BEEN ILLEGALLY ALTERED AND CONSTRUCTION WORK ILLEGALLY  
PERFORMED, WITHOUT OBTAINING THE REQUIRED PERMITS, IN THE FOLLOWING MANNER  
BUT NOT LIMITED TO:  
NEW WOODEN FENCE**

---

CITY OF FORT LAUDERDALE  
BUILDING AND CONSTRUCTION ENFORCEMENT  
SPECIAL MAGISTRATE AGENDA  
JUNE 16, 2022  
9:00 A.M.

PAGE 6

CASE NO: CE20050269  
CASE ADDR: 2943 CORAL SHORES DR  
OWNER: SABZILI, MIKE M  
INSPECTOR: NASH MADIC

VIOLATIONS: FBC(2017) 105.1  
THIS BUILDING HAS BEEN ILLEGALLY ALTERED AND CONSTRUCTION WORK ILLEGALLY PERFORMED, WITHOUT OBTAINING THE REQUIRED PERMITS, IN THE FOLLOWING MANNER BUT NOT LIMITED TO:  
NEW DRIVEWAY PAVERS INSTALLED.

---

CASE NO: BE22010122  
CASE ADDR: 3051 NE 47 CT 207  
OWNER: SIERRA, IULIA; SIERRA, RAFAEL ESTEBAN  
INSPECTOR: NASH MADIC

VIOLATIONS: FBC(2020) 105.1  
THIS BUILDING HAS BEEN ILLEGALLY ALTERED AND CONSTRUCTION WORK ILLEGALLY PERFORMED, WITHOUT OBTAINING THE REQUIRED PERMITS, IN THE FOLLOWING MANNER BUT NOT LIMITED TO:  
KITCHEN, BATHROOMS AND FLOORING

---

CASE NO: BE22010052  
CASE ADDR: 3331 SW 20 ST  
OWNER: D'ACHILLE, DANIELLE  
INSPECTOR: NASH MADIC

VIOLATIONS: 9-1(d)  
ANY VIOLATION OF THE FLORIDA BUILDING CODE SHALL BE A VIOLATION OF THIS SECTION AND PUNISHABLE AS PROVIDED FOR IN THIS SECTION. THERE IS CONSTRUCTION WORK AT THIS PROPERTY THAT WAS STARTED OR COMPLETED WITHOUT OBTAINING THE REQUIRED PERMITS CONSISTING OF BUT NOT LIMITED TO:  
NEW ELECTRICAL FOR A CAR CHARGER/RV CONNECTION

---

CITY OF FORT LAUDERDALE  
BUILDING AND CONSTRUCTION ENFORCEMENT  
SPECIAL MAGISTRATE AGENDA  
JUNE 16, 2022  
9:00 A.M.

CASE NO: BE22040210  
CASE ADDR: 100 SW 3 AVE  
OWNER: NUGENT AVENUE RETAIL LLC  
INSPECTOR: LEONARDO MARTINEZ

VIOLATIONS: FBC(2020) 116.1.1  
BUILDINGS OR STRUCTURES THAT IN THE OPINION OF THE BUILDING OFFICIAL ARE, BECOME UNSAFE, OR WHICH HAVE BEEN SUBSTANTIALLY DAMAGED OR OTHERWISE SHALL BE DEEMED UNSAFE BUILDINGS AND A PERMIT SHALL BE OBTAINED TO DEMOLISH THE STRUCTURE OR BRING THE BUILDING TO COMPLY WITH THE APPLICABLE CODE. UNSAFE RAILINGS. CRACKS IN SOME AREAS OF CONCRETE FLOOR UNDER RAILINGS ATTACHMENT.

---

CASE NO: BE22040013  
CASE ADDR: 722 NE 14 AVE 1-4  
OWNER: MICHEL, GARY L  
INSPECTOR: LEONARDO MARTINEZ

VIOLATIONS: 9-1(d)  
ANY VIOLATION OF THE FLORIDA BUILDING CODE SHALL BE A VIOLATION OF THIS SECTION AND PUNISHABLE AS PROVIDED FOR IN THIS SECTION. THERE IS CONSTRUCTION WORK AT THIS PROPERTY THAT WAS STARTED OR COMPLETED WITHOUT OBTAINING THE REQUIRED PERMITS CONSISTING OF BUT NOT LIMITED TO:  
SPECIFICALLY UNDER FBC(2020) SECTION 116 UNSAFE STRUCTURES AND EQUIPMENT.

VIOLATIONS: 9-259  
1.THE STRUCTURE IN ITS PRESENT CONDITION IS UNSAFE, UNSANITARY AND DANGEROUS TO THE COMMUNITY; IT DOES NOT MEET THE MINIMUM HOUSING REQUIREMENTS OF THE CITY ORDINANCE FOR HUMAN OCCUPANCY AND THE CITY REQUESTS THAT THE STRUCTURE BE DEMOLISHED.  
  
2.THIS BUILDING IN ITS PRESENT CONDITION DOES NOT MEET THE CRITERIA OF THE FLORIDA BUILDING CODE FOR MINIMUM MAINTENANCE STANDARD AND THE FORT LAUDERDALE MINIMUM HOUSING CODE FOR HUMAN OCCUPANCY AND IT MUST BE REPAIRED BY THE OWNERS OR DEMOLISHED.

---

CASE NO: BE22020143  
CASE ADDR: 1015 SE 15 ST 6D  
OWNER: LEMIEUX, CELINE; LEMIEUX, PIERRETTE  
INSPECTOR: LEONARDO MARTINEZ

VIOLATIONS: FBC(2020) 105.1  
THIS BUILDING HAS BEEN ILLEGALLY ALTERED AND CONSTRUCTION WORK ILLEGALLY PERFORMED, WITHOUT OBTAINING THE REQUIRED PERMITS, IN THE FOLLOWING MANNER BUT NOT LIMITED TO:  
NEW KITCHEN. NEW FLOORING. NEW WATER HEATER. NEW ELECTRICAL PANEL AND NEW HIGH HATS IN KITCHEN AREA.

---



CITY OF FORT LAUDERDALE  
BUILDING AND CONSTRUCTION ENFORCEMENT  
SPECIAL MAGISTRATE AGENDA  
JUNE 16, 2022  
9:00 A.M.

PAGE 8

CASE NO: BE22050139  
CASE ADDR: 2537 MARATHON LN  
OWNER: CHERRY HOUSES LLC  
INSPECTOR: LEONARDO MARTINEZ

VIOLATIONS: FBC(2020) 105.1  
THIS BUILDING HAS BEEN ILLEGALLY ALTERED AND CONSTRUCTION WORK ILLEGALLY PERFORMED, WITHOUT OBTAINING THE REQUIRED PERMITS, IN THE FOLLOWING MANNER BUT NOT LIMITED TO:  
BUILDING A NEW ADDITION IN THE REAR OF THE PROPERTY.  
KITCHEN AND BATHROOMS REMODELING.  
NEW MINI SPLIT AC UNITS THROUGHOUT THE HOUSE.  
NEW CEILING RECESSED LIGHT THROUGHOUT THE HOUSE.  
INTERIOR PARTITION REMOVAL.

---

CASE NO: BE21120013  
CASE ADDR: 3025 CENTER AVE  
OWNER: ADDEPALLI, LAKSHMI P; ALAPATI, KRANTHI  
INSPECTOR: LEONARDO MARTINEZ

VIOLATIONS: FBC(2020) 105.1  
THIS BUILDING HAS BEEN ILLEGALLY ALTERED AND CONSTRUCTION WORK ILLEGALLY PERFORMED, WITHOUT OBTAINING THE REQUIRED PERMITS, IN THE FOLLOWING MANNER BUT NOT LIMITED TO:  
NEW WINDOWS AND DOORS. NEW DRYWALL. BRICK PAVERS. WOODEN PERGOLA INSTALLED IN THE REAR OF THE PROPERTY. DETACHED GARAGE CONVERTED INTO A GARDEN APARTMENT.

---

---

**OLD BUSINESS**

---

**CASE NO:** BE21100280  
**CASE ADDR:** 2165 NW 19 ST  
**OWNER:** TRAVELERS XPRESS SERVICES INC  
**INSPECTOR:** NASH MADIC

**VIOLATIONS:** 9-280(g)  
THERE ARE ELECTRICAL ACCESSORIES NOT MAINTAINED IN A GOOD, SAFE WORKING CONDITION, INCLUDING BUT NOT LIMITED TO SERVICE RISER SEPARATING FROM THE WALL AND LEANING TOWARD POWER POLE ON THE OUTSIDE ELECTRICAL METER BOX.

**VIOLATIONS:** 9-306  
THERE ARE AREAS OF FASCIA AND SOFFIT ON THE EXTERIOR OF A SOUTH BUILDING THAT HAVE ROTTED AND DETERIORATED AND MISSING, PEELING PAINT.

**VIOLATIONS:** 9-308(b)  
THERE IS A BLUE TARP, SHINGLE DEBRIS ON ROOF WHICH IS NOT A PERMANENT FUNCTIONAL ELEMENT OF ROOF. THE ROOF IS DIRTY/DISCOLORED. ROOF IS NOT BEING MAINTAINED IN A CLEAN CONDITION AS PER CODE REQUIREMENTS.

**VIOLATIONS:** 9-280(h)(1)  
THERE ARE MULTIPLE FENCES AT THIS PROPERTY IN DISREPAIR AND IS NOT BEING MAINTAINED AS REQUIRED.

**VIOLATIONS:** BCZ 39-296.  
THERE IS ILLEGAL LAND USE OCCURRING AT THIS B-3 COUNTY ZONED PROPERTY. OWNER IS UTILIZING BUILDING ONE AS RESIDENCE AND THIS IS A PROHIBITED USE FOR B-3 COUNTY ZONED PROPERTY PER SECTION 39-295.

**VIOLATIONS:** 9-1(d)  
ANY VIOLATION OF THE FLORIDA BUILDING CODE SHALL BE A VIOLATION OF THIS SECTION AND PUNISHABLE AS PROVIDED FOR IN THIS SECTION. THERE IS CONSTRUCTION WORK AT THIS PROPERTY THAT WAS STARTED OR COMPLETED WITHOUT OBTAINING THE REQUIRED PERMITS CONSISTING OF BUT NOT LIMITED TO:  
FPC 105.1 NEW ROOF INSTALLATION

---

---

HEARING TO IMPOSE FINES

---

CASE NO: BE22040127  
CASE ADDR: 1324 NW 9 AVE  
OWNER: JEAN JULES, DIEULIFAITES  
INSPECTOR: LEONARDO MARTINEZ

VIOLATIONS: FBC(2020) 105.1  
THIS BUILDING HAS BEEN ILLEGALLY ALTERED AND CONSTRUCTION WORK ILLEGALLY PERFORMED, WITHOUT OBTAINING THE REQUIRED PERMITS, IN THE FOLLOWING MANNER BUT NOT LIMITED TO:  
REPLACING SEWER LINE WITHOUT PERMITS.

---

CASE NO: BE22010008  
CASE ADDR: 1590 SW 31 AVE  
OWNER: SIZA INVESTMENT GROUP INC  
INSPECTOR: MARY RICH

VIOLATIONS: 18-7.(b)  
THE PROPERTY WAS BOARDED WITHOUT OBTAINING A BOARD UP CERTIFICATE OR PERMIT.

---

CASE NO: CE20101321  
CASE ADDR: 941 SW 30 AVE  
OWNER: GAYLE, KEITH  
INSPECTOR: NASH MADIC

VIOLATIONS: FBC(2017) 105.1  
THIS BUILDING HAS BEEN ILLEGALLY ALTERED AND CONSTRUCTION WORK ILLEGALLY PERFORMED, WITHOUT OBTAINING THE REQUIRED PERMITS, IN THE FOLLOWING MANNER BUT NOT LIMITED TO:  
CREATED EXTERIOR OPENINGS AT THE SIDE (SOUTH) OF HOUSE. INSTALL EXTERIOR DOORS AT THE SIDE (SOUTH) OF THE HOUSE. DEMOLITION AT THE REAR OF THE HOUSE.

---

CITY OF FORT LAUDERDALE  
BUILDING AND CONSTRUCTION ENFORCEMENT  
SPECIAL MAGISTRATE AGENDA  
JUNE 16, 2022  
9:00 A.M.

PAGE 11

CASE NO: BE20050272  
CASE ADDR: 724 NW 6 AVE  
OWNER: 724 NW 6TH AVE LLC  
INSPECTOR: GEORGE OLIVA

VIOLATIONS: FBC(2017) 110.15  
PURSUANT TO FLORIDA BUILDING CODE AND THE POLICY ESTABLISHED BY THE BROWARD COUNTY BOARD OF RULES AND APPEALS FOR THE BUILDING SAFETY INSPECTION PROGRAM, THE FOLLOWING HAS NOT BEEN FULLY COMPLIED WITH:  
THE REQUIRED 40 YEARS BUILDING SAFETY INSPECTION REPORTS OR THE 10 YEARS RECERTIFICATION INSPECTION REPORTS PREPARED BY A PROFESSIONAL ENGINEER OR ARCHITECT REGISTERED IN THE STATE OF FLORIDA HAS NOT BEEN FURNISHED TO THE BUILDING OFFICIAL WITHIN 90 DAYS OF THE INITIAL NOTICE SENT TO YOU.

---

CASE NO: BE20080093  
CASE ADDR: 1321 NW 6 ST  
OWNER: NEW HOPE BAPTIST CHURCH  
OF FORT LAUDERDALE INC  
INSPECTOR: GEORGE OLIVA

VIOLATIONS: FBC(2017) 110.15  
PURSUANT TO FLORIDA BUILDING CODE AND THE POLICY ESTABLISHED BY THE BROWARD COUNTY BOARD OF RULES AND APPEALS FOR THE BUILDING SAFETY INSPECTION PROGRAM, THE FOLLOWING HAS NOT BEEN FULLY COMPLIED WITH:  
THE REQUIRED 40 YEARS BUILDING SAFETY INSPECTION REPORTS OR THE 10 YEARS RECERTIFICATION INSPECTION REPORTS PREPARED BY A PROFESSIONAL ENGINEER OR ARCHITECT REGISTERED IN THE STATE OF FLORIDA HAS NOT BEEN FURNISHED TO THE BUILDING OFFICIAL WITHIN 90 DAYS OF THE INITIAL NOTICE SENT TO YOU.

---

CASE NO: CE19080429  
CASE ADDR: 3700 GALT OCEAN DR  
OWNER: ROYAL AMBASSADOR CONDO ASSN INC  
INSPECTOR: GEORGE OLIVA

VIOLATIONS: FBC(2017) 110.15  
PURSUANT TO FLORIDA BUILDING CODE AND THE POLICY ESTABLISHED BY THE BROWARD COUNTY BOARD OF RULES AND APPEALS FOR THE BUILDING SAFETY INSPECTION PROGRAM, THE FOLLOWING HAS NOT BEEN FULLY COMPLIED WITH:  
THE REQUIRED 40 YEARS BUILDING SAFETY INSPECTION REPORTS OR THE 10 YEARS RECERTIFICATION INSPECTION REPORTS PREPARED BY A PROFESSIONAL ENGINEER OR ARCHITECT REGISTERED IN THE STATE OF FLORIDA HAS NOT BEEN FURNISHED TO THE BUILDING OFFICIAL WITHIN 90 DAYS OF THE INITIAL NOTICE SENT TO YOU.

---

CITY OF FORT LAUDERDALE  
BUILDING AND CONSTRUCTION ENFORCEMENT  
SPECIAL MAGISTRATE AGENDA  
JUNE 16, 2022  
9:00 A.M.

CASE NO: CE20100174  
CASE ADDR: 841 ARIZONA AVE  
OWNER: CARVALHO, PETER R & BISSON T  
INSPECTOR: JORGE MARTINEZ

VIOLATIONS: 9-1(d)  
ANY VIOLATION OF THE FLORIDA BUILDING CODE SHALL BE A VIOLATION OF THIS SECTION AND PUNISHABLE AS PROVIDED FOR IN THIS SECTION. THERE IS CONSTRUCTION WORK AT THIS PROPERTY THAT WAS STARTED OR COMPLETED WITHOUT OBTAINING THE REQUIRED PERMITS CONSISTING OF BUT NOT LIMITED TO:  
ENCLOSURE OF CARPORT

---

CASE NO: CE20080564  
CASE ADDR: 1301 NW 24 AVE  
OWNER: CASTELLANOS VALDEZ, JOSE RICARDO;  
ESPINAL COLINDRES, MARYURI Y  
INSPECTOR: JORGE MARTINEZ

VIOLATIONS: 9-1(d)  
ANY VIOLATION OF THE FLORIDA BUILDING CODE SHALL BE A VIOLATION OF THIS SECTION AND PUNISHABLE AS PROVIDED FOR IN THIS SECTION. THERE IS CONSTRUCTION WORK AT THIS PROPERTY THAT WAS STARTED OR COMPLETED WITHOUT OBTAINING THE REQUIRED PERMITS CONSISTING OF BUT NOT LIMITED TO:  
1- TWO SHEDS  
2- TWO SHADED STRUCTURES

---

CASE NO: BE21020008  
CASE ADDR: 2054 SW 30 TER  
OWNER: VARDI, TAMIR  
INSPECTOR: JORGE MARTINEZ

VIOLATIONS: 9-1(d)  
ANY VIOLATION OF THE FLORIDA BUILDING CODE SHALL BE A VIOLATION OF THIS SECTION AND PUNISHABLE AS PROVIDED FOR IN THIS SECTION. THERE IS CONSTRUCTION WORK AT THIS PROPERTY THAT WAS STARTED OR COMPLETED WITHOUT OBTAINING THE REQUIRED PERMITS CONSISTING OF BUT NOT LIMITED TO:  
THERE ARE TWO ADDITIONS ON THE REAR OF THIS PROPERTY, NO PERMITS ON FILE.

---

CASE NO: BE21100281  
CASE ADDR: 131 SW 31 AVE  
OWNER: CANNELLA, JANICE  
INSPECTOR: JOSE SARAGUSTI

VIOLATIONS: FBC(2020) 105.3.2.1  
THE FOLLOWING PERMIT(S) WERE LEFT TO EXPIRE: PM-06120492

---

CITY OF FORT LAUDERDALE  
BUILDING AND CONSTRUCTION ENFORCEMENT  
SPECIAL MAGISTRATE AGENDA  
JUNE 16, 2022  
9:00 A.M.

PAGE 13

CASE NO: BE21060112  
CASE ADDR: 5240 NE 14 TER  
OWNER: 5240 NE 14TH INC  
INSPECTOR: JOSE SARAGUSTI

VIOLATIONS: FBC(2020) 105.1  
THIS BUILDING HAS BEEN ILLEGALLY ALTERED AND CONSTRUCTION WORK ILLEGALLY PERFORMED, WITHOUT OBTAINING THE REQUIRED PERMITS, IN THE FOLLOWING MANNER BUT NOT LIMITED TO:  
KITCHEN AND BATHROOMS REMODELED INCLUDING PLUMBING AND ELECTRICAL, ELECTRICAL HI-HAT LIGHTING INSTALLED THROUGHOUT THE HOUSE, WINDOWS AND DOORS REMOVED AND REPLACED

---

CASE NO: BE20080115  
CASE ADDR: 6000 NW 21 AVE  
OWNER: CITY OF FORT LAUDERDALE  
% FT LAUD EXECUTIVE AIRPORT  
INSPECTOR: JOSE SARAGUSTI

VIOLATIONS: FBC(2017) 105.3.2.1  
THE FOLLOWING PERMIT(S) WERE LEFT TO EXPIRE:  
PM-19010938 PROVIDE POWER TO KIOSK

---

CASE NO: BE21010006  
CASE ADDR: 515 NE 4 ST  
OWNER: 515 INC  
INSPECTOR: ALEJANDRO DELRIO

VIOLATIONS: FBC(2020) 111.1.1  
SFR PROPERTY BEING USED FOR GATHERING OR AS AN EXTENSION OF ADJACENT BUSINESS

VIOLATIONS: FBC(2020) 105.1  
THIS BUILDING HAS BEEN ILLEGALLY ALTERED AND CONSTRUCTION WORK ILLEGALLY PERFORMED, WITHOUT OBTAINING THE REQUIRED PERMITS, IN THE FOLLOWING MANNER BUT NOT LIMITED TO:  
ELECTRICAL OUTLETS AT THE REAR OF THE PROPERTY AND NEXT TO PORTABLE STORAGE CONTAINER UNIT.

VIOLATIONS: 47-19.2.HH.II.2.C  
THERE IS A PORTABLE STORAGE UNIT ON REAR OF THIS PROPERTY.

---



CITY OF FORT LAUDERDALE  
BUILDING AND CONSTRUCTION ENFORCEMENT  
SPECIAL MAGISTRATE AGENDA  
JUNE 16, 2022  
9:00 A.M.

INSPECTOR	PAGES
ALEJANDRO DELRIO	2, 13
GEORGE OLIVA	3, 4, 11
HECTOR SUAREZ	4, 5
JORGE MARTINEZ	1, 12
JOSE SARAGUSTI	2, 12, 13
LEONARDO MARTINEZ	7, 8, 10
LINDA HOLLOWAY	1
MARY RICH	1, 10
NASH MADIC	5, 6, 9, 10
THOMAS CORLEY	-
NEW BUSINESS	1 - 8
OLD BUSINESS	9
HEARING TO IMPOSE FINES	10 - 13