

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
FEBRUARY 6, 2018
9:00 A.M.**

1. CALL SESSION TO ORDER

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

2.1	CASE 2017-371	OWNER(S): PARDEE, JAMES A JR & BARBARA B ADDRESS: 6121 APPALOOSA TRAIL FOLIO: 5140 02 01 0050 VIOLATION(S): 1) CODE SECTION 005-120 (B) – OPERATING A RESIDENTIAL COMMUNITY FACILITY WITHOUT A CERTIFICATE OF USE FROM THE TOWN.	STATUS: AMENED FINAL ORDER ISSUED ON 01/05/18 TO COMPLY BY 02/05/18 AND TO APPEAR AT THE 02/06/18 IMPOSITION HEARING IF NOT IN COMPLIANCE.
2.2	CASE 2017-494	OWNER(S): RUSSELL, ANGELA PARISH ADDRESS: 6300 SW 136 AVE FOLIO: 5140 02 01 0134 VIOLATION(S): 1) TOWN RESOLUTION 2012 - 031 – FAILURE TO COMPLY WITH RESOLUTION TO WIT: OBTAIN FIRE APPROVALS AS REQUIRED UNDER EXHIBIT A OF THE RESOLUTION.	STATUS: FINAL ORDER ISSUED ON 12/05/17 TO COMPLY 01/10/18 OR A FINE OF \$150.00 PER DAY IF NOT IN COMPLIANCE. TO APPEAR AT THE 01/11/18 IMPOSITION HEARING IF NOT II COMPLIANCE.

3. NEW CASES

3.1	CASE 2017-486	OWNER(S): LURAY ROAD INVESTMENTS INC ADDRESS: V LOT ON NW CORNER OF LURAY AND APPALOOSA FOLIO: 5140 02 01 0186 VIOLATION(S): 1) CODE SECTION 020 – 030 (A) – RUNOFF OF STORMWATER ONTO ADJACENT PROPERTIES CONTRIBUTING TO FLOODING CONDITIONS WHICH INTERFERE WITH THE ENJOYMENT OF PROPERTY AND DAMAGES STRUCTURES AND VEGETATION	STATUS: NOTICE OF VIOLATION ISSUED ON 09/22/17 TO COMPLY BY 10/05/17. NOTICE OF HEARING ISSUED ON 01/24/18 TO APPEAR AT THE 02/06/18 HEARING
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3.2	CASE 2017 - 571	<p>OWNER(S): VIGOA, LUIS ADDRESS: 19000 GRIFFIN ROAD FOLIO: 5039 25 02 0070</p> <p>VIOLATION(S):</p> <ol style="list-style-type: none"> 1) CODE SECTION 045 – 060, 045 – 050, 2017 – 014 AND 010 - 030 – USE OF PROPERTY NOT PERMITTED TO WIT: COMPOSTING OF VEGETATION NOT ORIGINATING FROM PROPERTY AND STORING MATERIAL ON SITE. (CORRECTED) 2) CODE SECTION 005 – 080 (A) – CLEARING / GRADING / FILLING BEING DONE WITHOUT APPROVAL AND PERMITS. 	<p>STATUS:</p> <p>NOTICE OF VIOLATION ISSUED ON 11/09/17 TO COMPLY BY 11/21/17, NOTICE OF HEARING ISSUED ON 01/16/18 APPEAR AT THE 02/06/18 HEARING.</p>
3.3	CASE 2017-595	<p>OWNER(S): WILLIAMS, JULETT A WYCHE, JOHN A ADDRESS: V LOT W OF 18070 SW 70 PLACE FOLIO: 5140 06 03 0180</p> <p>VIOLATION(S):</p> <ol style="list-style-type: none"> 1) CODE SECTION 045 – 030 (C) – PARKING OF COMMERCIAL VEHICLES ON A VACANT LOT NOT ALLOWED 2) CODE SECTION 045 – 030 (C)(1) – PARKING OF VEHICLES NOT REGISTERED TO THE PROPERTY. 	<p>STATUS:</p> <p>NOTICE OF VIOLATION ISSUED ON 11/20/17 TO COMPLY BY 12/02/17, NOTICE OF HEARING ISSUED ON 12/26/17 TO APPEAR AT THE 02/06/18 HEARING.</p>
3.4	CASE 2017-614	<p>OWNER(S): MITCHELL, JOANN ADDRESS: 14000 MUSTANG TRAIL FOLIO: 5140 03 01 0330</p> <p>VIOLATION(S):</p> <ol style="list-style-type: none"> 1) CODE SECTION 020 – 030 (A) AND 020 – 040 (E)(3) – FAILURE TO MAINTAIN PROPERTY, FENCE IN DISREPAIR ON THE WEST SIDE OF THE PROPERTY 	<p>STATUS:</p> <p>NOTICE OF VIOLATION ISSUED ON 12/01/17 TO COMPLY BY 12/13/17, NOTICE OF HEARING ISSUED ON 01/16/18 TO APPEAR AT THE 02/06/18 HEARING</p>
3.5	CASE 2017-627	<p>OWNER(S): ROLLING OAKS RANCHES, LLC ADDRESS: 6050 SW 180 TERRACE FOLIO: 5140 06 13 0010</p> <p>VIOLATION(S):</p> <ol style="list-style-type: none"> 1) CODE SECTION 005 – 080 (A) – CLEARING / GRADING / FILLING BEING DONE WITHOUT APPROVAL AND PERMITS. 	<p>STATUS:</p> <p>NOTICE OF VIOLATION ISSUED ON 12/19/17 TO COMPLY BY 12/31/17, NOTICE OF HEARING ISSUED ON 01/11/18 TO APPEAR AT THE 02/06/18 HEARING</p>

3.6	CASE 2017-634	OWNER(S): WILMINGTON SAVINGS FUND SOCIETY CHRISTIANA TR %PRETIUM MTG ADDRESS: 5741 SW 162 AVE FOLIO: 5040 32 04 0164 VIOLATION(S): 1) CODE SECTION 020 – 030 (A), 020 – 040 (D), AND 020 – 040 (E)(3) – FAILURE TO MAINTAIN PROPERTY TO WIT: TREE(S) ARE DEAD AND UPROOTED LAYING ON THE GROUND IN REAR OF PROPERTY IS CREATING AN ATTRACTIVE NUISANCE FOR RODENTS.	STATUS: NOTICE OF VIOLATION ISSUED ON 12/20/17 TO COMPLY BY 12/31/17, NOTICE OF HEARING ISSUED ON 01/16/18 TO APPEAR AT THE 02/06/18 HEARING
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4. CITATIONS

4.1	CASE 2017A-083	OWNER(S): IGLESIA CRISTIANA SENALES DE VIDA INC ADDRESS: 20850 GRIFFIN ROAD FOLIO: 5039 27 03 0010 VIOLATION(S): 1) CODE SECTION 7-3(A) – FALSE ALARM IN EXCESS OF TWO (2); 16 TH FALSE ALARM.	STATUS: CIVIL VIOLATION 13319 ISSUED ON 01/11/18. AMOUNT OF \$250.00 DUE TO THE TOWN OF SOUTHWEST RANCHES
4.2	CASE 2017A-188	OWNER(S): RANCHES AUTO CARE & TIRE INC % BRIDGETINE ADDRESS: 6500 DYKES ROAD FOLIO: 5140 04 13 0013 VIOLATION(S): 2) CODE SECTION 7-3(A) – FALSE ALARM IN EXCESS OF TWO (2); 6 TH FALSE ALARM.	STATUS: CIVIL VIOLATION 13320 ISSUED ON 01/11/18. PAYMENT OF CIVIL VIOLATION CLOSE CASE
4.3	CASE 2017A-380	OWNER(S): SAMPSON, RONALD B & CAROLYN S ADDRESS: 14631 W PALOMINO DRIVE FOLIO: 5040 27 01 0411 VIOLATION(S): 3) CODE SECTION 7-3(A) – FALSE ALARM IN EXCESS OF TWO (2); 6 TH FALSE ALARM.	STATUS: CIVIL VIOLATION 13321 ISSUED ON 01/11/18. PAYMENT OF CIVIL VIOLATION CLOSE CASE

5. REPEAT VIOLATION

5.1	CASE 2015 - 294	OWNER(S): BOLANO, JAIME E & ROSALBA ADDRESS: 17060 SW 49 STREET FOLIO: 5040 32 02 0123 VIOLATION(S): 1) CODE SECTION BCC-4-8 ALLOWING ANIMAL(S) TO BE LOOSE AND OUTSIDE OF THE PROPERTY	STATUS: FINAL ORDER IMPOSING PENALTY OF \$200.00 ISSUED ON 03/01/16 REPEAT VIOLATION ON 12/02/17
5.2	CASE 2017 - 509	OWNER(S): ZORMA BROWARD PF 23 ADDRESS: 5775 SW 130 AVE FOLIO: 5040 35 09 0010 VIOLATION(S): 2) CODE SECTION 27 - 2 PUBLIC NUISANCE THAT DRAIN MUNICIPAL SERVICES BY HAVING THREE (3) OR MORE DISTURBANCES WITHIN A THIRTY – DAY PERIOD TO WIT: REPEATED CALLS TO POLICE	STATUS: FINAL ORDER IMPOSING PENALTY OF \$500.00 FOR ANY OTHER OCCURRENCE ISSUED ON 12/05/17 REPEAT VIOLATION ON 12/19/17

6. FORECLOSURE REQUESTS

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).