

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
JUNE 4, 2019
9:00 A.M.**

MINUTES

1. CALL SESSION TO ORDER

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

<p>2.1</p>	<p>CASE 2018 - 188</p>	<p>OWNER(S): WINDMILL HOLDINGS VI LLC ADDRESS: 18231 SW 60 STREET FOLIO: 5040 31 01 0395</p> <p>VIOLATION(S):</p> <ol style="list-style-type: none"> 1) CODE SECTION 005 – 080(A) – FAILURE TO FINALIZE REQUIRED PERMIT FOR FENCE ON THE FRONT PROPERTY LINE, PERMIT HAS EXPIRED. 2) CODE SECTION 005 – 270 – FAILURE TO MAINTAIN RIGHT OF WAY AS REQUIRED, RIGHT OF WAY DETERIORATING FROM IMPROPER USE AND VEHICLES DRIVING OFF ROAD. 	<p>STATUS: AMENDED FINAL ORDER ISSUED ON 05/07/19 TO COMPLY BY 06/04/19 OR A FINE IN THE AMOUNT OF \$150.00 PER DAY UNTIL CORRECTED. TO APPEAR AT THE 06/04/19 IMPOSITION HEARING IF NOT IN COMPLIANCE.</p> <p>REQUEST FROM PROPERTY OWNER’S ATTORNEY FOR A CONTINUANCE DUE TO PERSONAL REASONS APPROVED BY THE MAGISTRATE. AMENDED TO COMPLY BY 07/01/19 AND TO APPEAR AT THE 07/02/19 IMPOSITION HEARING IF NOT IN COMPLIANCE.</p>
<p>2.2</p>	<p>CASE 2018 - 464</p>	<p>OWNER(S): WINDMILL HOLDINGS VI LLC ADDRESS: 18231 SW 60 STREET FOLIO: 5040 31 01 0395</p> <p>VIOLATION(S):</p> <ol style="list-style-type: none"> 1) CODE SECTION 005 – 120 – VIOLATION OF THE CERTIFICATE OF USE CONDITIONS OF APPROVAL. 2) CODE SECTION 045 – 030 (C)(3) – AGRICULTURAL VEHICLES BEING STORED ON PROPERTY THAT ARE NOT BEING USED ON THE PLOT. 	<p>STATUS: STAY ORDER EXTENDED TO 06/04/19, TO APPEAR AT THE IMPOSITION HEARING ON THIS DATE.</p> <p>REQUEST FROM PROPERTY OWNER’ ATTORNEY FOR A CONTINUANCE DUE TO PERSONAL REASONS APPROVED BY THE MAGISTRATE. AMENDED TO COMPLY BY 07/01/19 AND TO APPEAR AT THE 07/02/19 IMPOSITION HEARING IF NOT IN COMPLIANCE.</p>

2.3	CASE 2018 - 540	OWNER(S): AGUDELO, CLARA H/E OCHOA, FREDDY ADDRESS: 5005 SW 173 WAY FOLIO: 5040 31 01 0043 VIOLATION(S): 1) CODE SECTION 005 – 080 (A) – WORK DONE WITHOUT A PERMIT TO WIT: ROOF STRUCTURE.	STATUS: AMENDED FINAL ORDER ISSUED ON MAY 7, 2019 TO COMPLY BY 06/04/19 OR TO APPEAR AT THE IMPOSITION HEARING ON 06/04/19 AMEDED FINAL ORDER TO COMPLY BY 07/01/19 AND TO APPEAR AT THE 07/02/19 HEARING IF NOT IN COMPLIANCE.
2.4	CASE 2019 - 007	OWNER(S): FABIO AND KATIUSKA ORTIZ ADDRESS: 4840 SW 196 LANE FOLIO: 5039 35 02 0390 VIOLATION(S): 1) CODE SECTION 005 – 080 (A) – WORK DONE WITHOUT A PERMIT TO WIT: DRIVEWAY CONSTRUCTION.	STATUS: AMENDED FINAL ORDER ISSUED ON 05/07/19 TO COMPLY BY 06/03/19 OR A FINE IN THE AMOUNT OF \$100.00 PER DAY UNTIL CORRECTED. TO APPEAR AT THE 06/04/19 IMPOSITION HEARING IF NOT IN COMPLIANCE. COMPLIANCE PRIOR TO THE HEARING.
2.5	CASE 2019C - 078	OWNER(S): JORGE CHONG, GUILING CHONG ADDRESS: V LOT ON THE NW CORNER OF 185 WAY AND SHERIDAN STREET FOLIO: 5139 01 01 0630 VIOLATION(S): 1) CODE SECTION 005 – 080 (A) – FAILURE TO OBTAIN REQUIRED PERMIT TO WIT: FILL.	STATUS: AMEMDED FINAL ORDER ISSUED ON 05/07/19 TO COMPLY BY 06/03/19 AND TO APPEAR AT THE 06/04/19 IMPOSITION HEARING IF NOT IN COMPLIANCE. COMPLIANCE PRIOR TO THE HEARING.
2.6	CASE 2019 - 138	OWNER(S): WILMINGTON TRUST NA TRSTEE ADDRESS: 17661 SW 70 PLACE FOLIO: 5140 06 04 0210 VIOLATION(S): 1) CODE SECTION 020 – 030 AND 020 – 040 – TO WIT: FAILURE TO MAINTAIN PROPERTY, PROPERTY IS OVERGROWN, AND POOL IS IN DISREPAIR.	STATUS: AMENDED FINAL ORDER ISSUED ON 05/07/19 TO CORRECT BY 06/03/19 OR A FINE IN THE AMOUNT OF \$150.00, TO APPEAR AT THE 06/04/19 IMPOSITION HEARING COMPLIANCE PRIOR TO THE HEARING.

3. NEW CASES

<p>3.1</p>	<p>CASE 2019 - 072</p>	<p>OWNER(S): PROFICIENT PROPERTIES LLC ADDRESS: V LOT SW 60 CT FOLIO: 5039 36 10 0570</p> <p>VIOLATION(S):</p> <ol style="list-style-type: none"> 1) CODE SECTION 005 -120 – OPERATING A NURSERY WITHOUT A REQUIRED CERTIFICATE OF USE. 2) CODE SECTION 045 – 030 (D) – SHIPPING CONTAINERS IN EXCESS OF (1). 	<p>STATUS: NOTICE OF VIOLATION ISSUED ON 02/09/19 TO COMPLY BY 02/21/19, EXTENSION GRANTED FOR 30 DAYS OR UNTIL 03/21/19 FOR COMPLIANCE, A FINAL EXTENSION WAS GRANTED DUE TO HEALTH REASONS UNTIL 04/21/19 FOR COMPLIANCE. NOTICE OF HEARING ISSUED ON 04/25/19 TO APPEAR AT THE 06/04/19 HEARING.</p> <p>REQUEST FOR CONTINUANCE GRANTED BY THE TOWN ATTORNEY PER E-MAIL CITING HEALTH REASONS, ITEM CONTINUED TO A DATE TO BE DETERMINED IN JUNE.</p>
<p>3.2</p>	<p>CASE 2019 - 137</p>	<p>OWNER(S): LEVI & GREEN TRUST LLC ADDRESS: 13731 STIRLING ROAD FOLIO: 5040 34 01 0143</p> <p>VIOLATION(S):</p> <ol style="list-style-type: none"> 1) CODE SECTION 005 - 080 – WORK WITHOUT A PERMIT TO WIT: FENCE, KITCHEN REMODELING, 6 BATHROOMS, PLUMBING, HVAC, ELECTRICAL AND DEMOLITION. 	<p>STATUS: NOTICE OF VIOLATION ISSUED ON 03/20/19 TO COMPLY BY 04/01/19, NOTICE OF HEARING ISSUED ON 05/02/19 TO APPEAR AT THE 06/04/19 HEARING.</p> <p>COMPLIANCE PRIOR TO THE HEARING.</p>
<p>3.3</p>	<p>CASE 2019 - 151</p>	<p>OWNER(S): PIRIE, JONATHAN PIRIE, MELISSA ADDRESS: 14621 MUSTANG TRAIL FOLIO: 5140 03 10 0020</p> <p>VIOLATION(S):</p> <ol style="list-style-type: none"> 1) CODE SECTION 005 – 080 (A) – INSTALLATION OF A SHED WITHOUT A PERMIT. 2) CODE SECTION 045 - 100 – FAILURE TO COMPLY WITH THE MINIMUM SETBACK REQUIREMENT. 	<p>STATUS: NOTICE OF VIOLATION ISSUED ON 03/25/19 TO COMPLY BY 04/06/19, EXTENSION GRANTED TO COMPLY BY 05/08/19, NOTICE OF HEARING ISSUED ON 05/10/19 TO APPEAR AT THE 06/04/19</p> <p>ADMITTED VIOLATION, GIVEN 30 DAYS TO CORRECT THE VIOLATION OR BY 07/01/19. A FINE IN THE AMOUNT OF \$150.00 PER DAY IF NOT IN COMPLIANCE. TO</p>

			APPEAR AT THE 07/02/19 IF NOT IN COMPLIANCE, NO ADMINISTRATIVE FEE IMPOSED.
3.4	CASE 2019 - 155	<p>OWNER(S): WESTON SPANISH CONGREGATION OF JEHOVAH'S WITNESSES ADDRESS: 4601 SW 164 TERRACE FOLIO: 5040 32 05 1120</p> <p>VIOLATION(S): 1) CODE SECTION 095 – 030 (C) – OUTDOOR LIGHTING RESULTING IN GLARE TO ADJACENT PROPERTIES OR STREETS.</p>	<p>STATUS: NOTICE OF VIOLATION ISSUED ON 03/27/19 TO COMPLY BY 04/08/19, NOTICE OF HEARING ISSUED ON 05/08/19 TO APPEAR AT THE 06/04/19 HEARING IF NOT IN COMPLIANCE.</p> <p>ADMITTED VIOLATION, GIVEN 30 DAYS TO CORRECT THE VIOLATION OR BY 07/01/19. A FINE IN THE AMOUNT OF \$150.00 PER DAY IF NOT IN COMPLIANCE. TO APPEAR AT THE 07/02/19 IF NOT IN COMPLIANCE, NO ADMINISTRATIVE FEE IMPOSED.</p>
3.5	CASE 2019 - 164	<p>OWNER(S): BRIGMAN, JAMES & DEBBRA ADDRESS: 4801 SW 193 LANE FOLIO: 5039 36 06 0070</p> <p>VIOLATION(S): 1) CODE SECTION 020 – 010 (A)(1) AND 020 – 020, 020 – 030 (A) – MISCELLANEOUS JUNK ITEMS NOT ALLOWED FOR OUTDOOR STORAGE TO WIT: CONCRETE, WOOD, AND PROPANE TANKS. 2) CODE SECTION 045 – 030(D) AND 045 – 030 (C)(1) – JUNK VEHICLE NOT ALLOWED FOR STORAGE. VEHICLES MUST BE OPERABLE AND CAPABLE OF IMMEDIATE USE.</p>	<p>STATUS: COURTESY NOTICE OF VIOLATION ISSUED ON 03/28/19 TO COMPLY BY 04/09/19, NOTICE OF VIOLATION ISSUED ON 04/16/19 TO COMPLY BY 04/28/19, NOTICE OF HEARING ISSUED ON 05/02/19 TO APPEAR AT THE 06/04/19 HEARING IF NOT IN COMPLIANCE.</p> <p>COMPLIANCE PRIOR TO THE HEARING.</p>
3.6	CASE 2019 - 166	<p>OWNER(S): ICEBURG LAND LLC ADDRESS: 5140 SW 208 LANE FOLIO: 5039 34 01 0332</p>	<p>STATUS: NOTICE OF VIOLATION ISSUED ON 03/28/19 TO COMPLY BY 04/09/19, EXTENSION REQUESTED AND GRANTED TO COMPLY BY 05/09/19, NOTICE OF HEARING ISSUED ON 04/15/19 TO APPEAR AT THE 06/04/19 HEARING IF NOT IN</p>

		VIOLATION(S): 1) CODE SECTION 005 – 080 (A) AND 045 – 030 (H) – STRUCTURES PLACED ON PROPERTY WITHOUT APPROVAL OR PERMITS, TRAILER OR OFFICE NOT ALLOWED WITHOUT ACTIVE BUILDING PERMIT. 2) CODE SECTION 045 – 060 AND 045 - 050 – USE OF THE PROPERTY NOT ALLOWED UNDER THE PERMITTED USES OF A-1 DISTRICT / RR (RURAL RANCHES DISTRICT) AS PER FUTURE LAND DEVELOPMENT REGULATIONS.	COMPLIANCE. FOUND IN VIOLATION, GIVEN 10 DAYS TO CORRECT THE VIOLATION OF BY 06/14/19 OR A FINE IN THE AMOUNT OF \$250.00 UNTIL COMPLIED. REMOVAL OF ALL STRUCTURE RELATED TO THE USE AND CEASE ALL UNAUTHORIZED USE. TO APPEAR AT THE 07/02/19 IMPOSITION HEARING IF NOT IN COMPLIANCE. ADMINISTRATIVE FEE IN THE AMOUNT OF \$150.00 IMPOSED.
3.7	CASE 2019 - 177	OWNER(S): MORALES, CESAR H/E LEON, RENE & CABRERA, EDUARDO ADDRESS: 5301 SW 198 TERRACE FOLIO: 5039 35 08 0200 VIOLATION(S): 1) CODE SECTION 005 – 080 (A) – STRUCTURE PLACED ON PROPERTY WITHOUT APPROVAL OR PERMITS, FENCE NOT ALLOWED WITHOUT A PERMIT.	STATUS: NOTICE OF VIOLATION ISSUED ON 03/31/19 TO COMPLY BY 04/12/19, NOTICE OF HEARING ISSUED ON 05/13/19 TO APPEAR AT THE 06/04/19 HEARING IF NOT IN COMPLIANCE. ADMITTED THE VIOLATION, GIVEN 30 DAYS OR UNTIL 08/05/19 TO COMPLY OR A FINE IN THE AMOUNT OF \$150.00 UNTIL COMPLIED. TO APPEAR AT THE 07/02/19 IMPOSITION HEARING IF NOT IN COMPLIANCE. NO ADMINISTRATIVE FEE.
3.8	CASE 2019 - 178	OWNER(S): ADILI, MIYAHYA ADDRESS: 5455 SW 145 AVE FOLIO: 5040 34 01 0571 VIOLATION(S): 1) CODE SECTION 035 – 080 (D)(4) – FAILURE TO OBTAIN REQUIRED SPECIAL EVENT PERMIT FOR PARTY OR LARGE ASSEMBLY OF PERSONS. 2) CODE SECTION 035 – 080 (D)(2) – FAILURE TO COMPLY WITH THE NOISE REQUIREMENTS.	STATUS: NOTICE OF HEARING ISSUED ON 04/02/19 TO APPEAR AT THE 05/07/19 HEARING, AND ORDER OF CONTINUANCE ISSUED ON 05/07/19 TO APPEAR AT THE 06/04/19 HEARING. CONTINUANCE APPROVED BY THE MAGISTRATE TO THE 07/02/19 HEARING. STIPULATION TO BE ENTERED ON THAT DATE.

3.9	CASE 2019 - 188	<p>OWNER(S): CALLE, HAROLD ADDRESS: 14421 SHERIDAN STREET FOLIO: 5140 03 01 0399</p> <p>VIOLATION(S):</p> <ol style="list-style-type: none"> 1) CODE SECTION 035 – 080 (D)(4) – UTILIZING A SINGLE-FAMILY RESIDENCE AS A MULTI-FAMILY RENTAL HOME. 2) CODE SECTION 045 – 030 (C)(1) – PARKING AND STORAGE OF VEHICLES NOT REGISTERED TO THE PROPERTY. 	<p>STATUS: NOTICE OF VIOLATION ISSUED ON 04/09/19 TO COMPLY BY 04/21/19, NOTICE OF HEARING ISSUED ON 04/25/19 TO APPEAR AT THE 06/04/19.</p> <p>ADMITTED VIOLATION, GIVEN 30 DAYS TO COMPLY OR BY 07/01/19 OR A FINE IN THE AMOUNT OF \$250.00 UNTIL COMPLIED. TO APPEAR AT THE 07/02/19 IMPOSITION HEARING.</p>
3.10	CASE 2019 - 197	<p>OWNER(S): MORALES, CESAR H/E LEON, RENE & CABRERA, EDUARDO ADDRESS: 5301 SW 198 TERRACE FOLIO: 5039 35 08 0200</p> <p>VIOLATION(S):</p> <ol style="list-style-type: none"> 1) CODE SECTION 005 – 120 (C)(1) – CERTIFICATE OF USE IS BEING UTILIZED IN A MANNER THAT IS INCONSISTENT WITH, OR CONTRARY TO THE PROVISIONS OF THE CERTIFICATE OF USE. (OPERATING MOBILE BUSINESS FROM RESIDENCE SERVICING CUSTOMERS AT PROPERTY SITE NOT ALLOWED). 	<p>STATUS: NOTICE OF VIOLATION ISSUED ON 04/24/19 TO COMPLY BY 04/21/19, NOTICE OF HEARING ISSUED ON 04/29/19 TO APPEAR AT THE 06/04/19.</p> <p>ADMITTED VIOLATION, GIVEN 60 DAYS OR UNTIL 08/05/19 TO COMPLY OR A FINE IN THE AMOUNT OF \$150.00 UNTIL COMPLIED. TO APPEAR AT THE 08/06/19 IMPOSITION HEARING IF NOT IN COMPLIANCE. NO ADMINISTRATIVE FEE.</p>
3.11	CASE 2019 - 213	<p>OWNER(S): VIDAL, RUBEN ADDRESS: V LOT SW 61 CT AND 178 AVE FOLIO: 5140 06 09 0010</p> <p>VIOLATION(S):</p> <ol style="list-style-type: none"> 1) CODE SECTION 020 - 030 – FAILURE TO MAINTAIN PROPERTY, PROPERTY IS OVERGROWN IN ALL AREAS TO INCLUDE RIGHT OF WAY. 	<p>STATUS: NOTICE OF VIOLATION ISSUED ON 04/19/19 TO COMPLY BY 04/29/19, NOTICE OF HEARING ISSUED ON 05/02/19 TO APPEAR AT THE 06/04/19.</p> <p>COMPLIANCE PRIOR TO THE HEARING.</p>
3.12	CASE 2019 - 237	<p>OWNER(S): ALONSO, ADRIANA ALONSO, GUILLERMO A ADDRESS: 5101 SW 160 AVE FOLIO: 5040 31 01 0095</p>	<p>STATUS: NOTICE OF VIOLATION ISSUED ON 04/24/19 TO COMPLY BY 05/06/19, NOTICE OF HEARING ISSUED ON 05/10/19 TO APPEAR AT THE 06/04/19.</p>

		<p>VIOLATION(S):</p> <ol style="list-style-type: none"> 1) CODE SECTION 020 – 030 (A) – FAILURE TO MAINTAIN GRASS OVERGROWN IN ALL AREAS. 2) CODE SECTION 020 – 040 (A) – PROPERTY FULL OF JUNK ITEMS AND JUNK VEHICLES. 3) CODE SECTION 045 – 030 (4)(A) – COMMERCIAL VEHICLES IN EXCESS OF (1). 4) CODE SECTION 045 – 030 (C)(1) – PARKING OF VEHICLES NOT REGISTERED TO PROPERTY. 	<p>ADMITTED VIOLATION, GIVEN 60 DAYS OR UNTIL 08/05/19 TO COMPLY OR A FINE IN THE AMOUNT OF \$150.00 UNTIL COMPLIED. TO APPEAR AT THE 08/06/19 IMPOSITION HEARING IF NOT IN COMPLIANCE. NO ADMINISTRATIVE FEE.</p>
3.13	CASE 2019 - 247	<p>OWNER(S): R FARMS LAND LLC ADDRESS: 6601 SW 160 AVE FOLIO: 5140 05 01 0076</p> <p>VIOLATION(S):</p> <ol style="list-style-type: none"> 1) CODE SECTION 005 - 120 – OPERATING BUSINESS WITHOUT CERTIFICATE OF USE. 2) CODE SECTION 045 – 050 AND 045 - 060 – UNPERMITTED USE OF PROPERTY, UTILIZING PROPERTY AS A DUMP SITE FOR COMMERCIAL PURPOSES. 3) CODE SECTION 020 – 030 (A) AND 020 – 040 (E) – STORAGE OF JUNK AND DEBRIS, VEGETATIVE MATERIAL BEING STORED ON PROPERTY. 4) CODE SECTION 045 – 030 (C)(1) – PARKING AND STORAGE OF VEHICLES ONLY ALLOWED AS AN ACCESSORY USE FOR PROPERTY AND VEHICLES NOT REGISTERED TO PROPERTY. 	<p>STATUS: NOTICE OF VIOLATION ISSUED ON 05/03/19 TO COMPLY BY 05/15/19, NOTICE OF HEARING ISSUED ON 05/20/19 TO APPEAR AT THE 06/04/19.</p> <p>ITEM #1 DISMISSED BY THE TOWN OF SOUTHWEST RANCHES DUE TO THE STATE OF FLORIDA AGRICULTURAL DEPARTMENT APPROVAL,</p> <p>#2 AND #3 ON HOLD UNTIL VISIT BY THE SPECIAL MAGISTRATE, TOWN ATTORNEY, CODE ENFORCEMENT DEPARTMENT AND DAVIE RESIDENTS OF THE SITE.</p> <p>#4 FOUND IN VIOLATION, GIVEN 30 DAYS OR UNTIL 07/01/19 TO COMPLY OR A FINE IN THE AMOUNT OF \$250.00 UNTIL COMPLIANCE. TO APPEAR AT THE 07/02/19 IMPOSITION HEARING IF NOT IN COMPLIANCE. NO ADMINISTRATIVE COST IMPOSED.</p>

3.14	CASE 2019 - 249	OWNER(S): R FARMS LAND LLC ADDRESS: 6601 SW 160 AVE FOLIO: 5140 05 01 0076 VIOLATION(S): <ol style="list-style-type: none"> 1) CODE SECTION 005 - 120 – OPERATING BUSINESS WITHOUT CERTIFICATE OF USE. 2) CODE SECTION 045 – 050 AND 045 - 060 – UNPERMITTED USE OF PROPERTY, UTILIZING PROPERTY AS DUMP SITE FOR COMMERCIAL PURPOSES. 3) CODE SECTION 020 – 030 (A) AND 020 – 040 (E) – STORAGE OF JUNK AND DEBRIS, VEGETATIVE MATERIAL BEING STORED ON PROPERTY. 4) CODE SECTION 045 – 030 (C)(1) – PARKING AND STORAGE OF VEHICLES ONLY ALLOWED AS AN ACCESSORY USE OF PROPERTY AND VEHICLES NOT REGISTERED TO PROPERTY. 	STATUS: NOTICE OF VIOLATION ISSUED ON 05/03/19 TO COMPLY BY 05/15/19, NOTICE OF HEARING ISSUED ON 05/20/19 TO APPEAR AT THE 06/04/19. ITEM #1 DISMISSED BY THE TOWN OF SOUTHWEST RANCHES DUE TO THE STATE OF FLORIDA AGRICULTURAL DEPARTMENT APPROVAL. #2 AND #3 ON HOLD UNTIL VISIT BY THE SPECIAL MAGISTRATE, TOWN ATTORNEY, CODE ENFORCEMENT DEPARTMENT AND DAVIE RESIDENTS OF THE SITE. #4 FOUND IN VIOLATION, GIVEN 30 DAYS OR UNTIL 07/01/19 TO COMPLY OR A FINE IN THE AMOUNT OF \$250.00 UNTIL COMPLIANCE. TO APPEAR AT THE 07/02/19 IMPOSITION HEARING IF NOT IN COMPLIANCE. NO ADMINISTRATIVE COST IMPOSED.
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4. CITATIONS

4.1	CASE 2018C - 468	OWNER(S): TATE, JASON CHRISTOPHER ADDRESS: 14601 SUNSET LANE FOLIO: 5140 03 01 0120 VIOLATION(S): <ol style="list-style-type: none"> 1) CODE SECTION 16 - 19 – BULK OUT ON A NON-PERMITTED DATE PER CODE. 	STATUS: WARNING NOTICE OF VIOLATION ISSUED ON 10/18/18 FOR BULK OUT ON 10/18/18, CIVIL VIOLATION 13645 ISSUED ON 05/16/19 FOR BULK OUT ON 05/15/19 A NON-PERMITTED DATE PER CODE FINE IN THE AMOUNT OF \$500.00 DUE TO THE TOWN OF SOUTHWEST RANCHES. FOUND IN VIOLATION,
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			IMPOSED PENALTY OF \$500.00 AND \$150.00 ADMINISTRATIVE FEE FOR A TOTAL OF \$650.00 DUE TO THE TOWN OF SOUTHWEST RANCHES.
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5. REPEAT VIOLATIONS:

5.1	CASE 2018 - 512	OWNER(S): ARCE, RAMON VALLADARES-ARCE, MARLENE ADDRESS: 6031 SW 178 AVE FOLIO: 5140 06 13 0110 VIOLATION(S): 1) CODE SECTION 020 – 030 (A) AND 020 – 040 (D) – FAILURE TO MAINTAIN PROPERTY, OVERGROWN GRASS IN ALL AREAS TO INCLUDE RIGHT OF WAY.	STATUS: REPEAT NOTICE OF VIOLATION ISSUED ON 04/25/19 TO APPEAR AT THE 06/04/19 HEARING FOUND IN VIOLATION, IMPOSED A PENALTY IN THE AMOUNT OF \$250.00 PER DAY FROM 04/19/19 TO 04/27/19 FOR A TOTAL OF 8 DAYS AND A GRAND TOTAL OF \$2,000.00 DUE TO THE TOWN OF SOUTHWEST RANCHES.
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6. RE-HEARINGS:

6.1	CASE	OWNER(S): ADDRESS: FOLIO: VIOLATION(S): 1)	STATUS:
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7. FORECLOSURE REQUESTS

7.1	CASE 2016 - 003	OWNER(S): MAMMOLITI, ALBINO TRSTEE ADDRESS: 18900 SW 59 STREET FOLIO: 5039 36 10 0530 VIOLATION(S): 1) CODE SECTION 035 – 040 – HOSTING PARTY WITHOUT A SPECIAL EVENT PERMIT.	STATUS: NOTICE OF FORECLOSURE ISSUED ON 04/25/19 FOR THE AMOUNT OF \$2,650.00. PAYMENT OF THE AMOUNT PRIOR TO THE HEARING.
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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).