



City Hall – Commission Chamber
3650 NE 12 Ave
Oakland Park, Florida 33334

SPECIAL MAGISTRATE MEETING
AGENDA
TUESDAY, FEBRUARY 15, 2022 2:00 P.M.

To support the public’s continued safety concerns, this meeting will be conducted in a manner that promotes social distancing while ensuring public access. This meeting is available for virtual participation via Zoom (**Webinar ID# 853 3733 3722**). Please call the City Clerk’s office at 954-630-4300 for Zoom registration information or to speak during the Public Comment portion of the agenda. (Limit 4 minutes.) Written public comments (no more than 250 words) can be submitted for the record to publiccomments@oaklandparkfl.gov by 5:00 p.m. the day prior to the meeting

A. CALL TO ORDER

B. MINUTES

Approve minutes from January 18, 2022 meeting.

C. NEW CASES

1. **SP22 010** CE CASE: CODE202104000001052
5631 NE 9 AVE OFFICER: DEDRICK WATKINS
OWNER: MICHAEL LEE COURTER

SEC.5.3(A) - PERMITS REQUIRED

2. **SP22 011** CE CASE: CODE202109000001642
520 NE 58 ST OFFICER: DEDRICK WATKINS
OWNER: CHRISTINE GUNTHER

SEC.24.94(E) - APPROVED PAVING MATERIALS

3. **SP22 012** CE CASE: CODE202109000001707
721 NE 61 ST OFFICER: DEDRICK WATKINS
OWNER: SFR 2012-1 FLORIDA LLC

SEC.24.80(I)(3) - GRASS PARKING RESIDENTIAL
SEC.24.94.(E) - APPROVED PAVING MATERIALS

4. **SP22 013** CE CASE: CODE202110000001737
4501 NW 8 AVE OFFICER: Walter Fenton
OWNER: E S MOAWAD & N WOAWAD REV LIV TR ADEL S KHALIL REV TR

SEC.24.79.1(G)(1)(A)- CITYWIDE STORAGE SCREENING

5. **SP22 014** CE CASE: CODE202110000001793
5940 NE 4 AVE OFFICER: DEDRICK WATKINS
OWNER: VILLATORO BENITEZ, VILMA D H/E VILLATORO, ESTEBAN ETAL
SEC.24.105 - LANDSCAPING MAINT
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6. **SP22 015** CE CASE: CODE202112000002082
1820 NW 33 ST OFFICER: Walter Fenton
OWNER: RAZA HOLDINGS LLC
SEC.1-8(B) - UNCORRECTABLE VIOLATION
SEC.8.50(A) - NOISE-GENERAL
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7. **SP22 016** CE CASE: CODE202112000002083
4180 NW 10 TER OFFICER: Walter Fenton
OWNER: NEO-DY INVESTMENTS LLC
SEC.5.3(A) - PERMITS REQUIRED
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8. **SP22 017R** CE CASE: CODE202112000002088
4811 NE 8 AVE OFFICER: DEDRICK WATKINS
OWNER: SCOTT GERHARDT
SEC.8.7(A) - OVERGROWTH
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9. **SP22 018** CE CASE: CODE202201000002299
4098 N ANDREWS AVE OFFICER: Chris Johnson
OWNER: AL SOUDI J CORP
SEC.8.7(A) - OVERGROWTH
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10. **SP22 019** CE CASE: CODE202201000002302
3951 NW 3 AVE OFFICER: Chris Johnson
OWNER: QUIN SPA LLC
SEC.24.64(A)(2)(F) - NUMBER OF RECREATN VEH
SEC.24.64(A)(2)(H) - RECREATIONAL VEH PARKING
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11. **SP22 020** CE CASE: CODE202201000002304
3411 NE 8 AVE OFFICER: DEDRICK WATKINS
OWNER: MICHAEL MCNEAL
SEC.24.79.1(E)(5)(E) - ACCESSORY STRUCTR MAINT
SEC.8.7(A) - OVERGROWTH
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12. **SP22 021** CE CASE: CODE202201000002305
4100 NE 16 TER OFFICER: Walter Fenton
OWNER: SERGEY V KRASNOVSKY
SEC.8.50(A) - NOISE - GENERAL

13. **SP22 022**
 80 NW 44 ST
 OWNER: 60 W PROSPECT ROAD LLC
 SEC.24.150(I)(7) - OUTDOOR DISPLAY PROHIBITED

CE CASE: CODE202201000002306
 OFFICER: Chris Johnson

14. **SP22 023**
 4055 N ANDREWS AVE
 OWNER: PAX VILLA, LLC
 SEC.8.7(A) - OVERGROWTH

CE CASE: CODE202111000001947
 OFFICER: Chris Johnson

15. **SP22 024**
 3100 NW 9TH AVE
 OWNER: Seven Eleven
 NFPA 1 2018 - Chapter 13 Fire Protection Systems Testing and Maintenance
 NFPA 1-2018 - Chapter 18 Fire Department Access
 NFPA 1 2018 - Chapter 60 Hazardous Materials

CE CASE: CODE202202000002385
 OFFICER: CHRISTOPHER FRENCH

D. CERTIFICATIONS

1. **SP21 071**
 1700 NW 27 ST
 OWNER: JAMES E PEARL, DAVID S PEARL DOUGLAS B PEARL

C.E. CASE: CODE202103000001003
 OFFICER: Walter Fenton

Violation	Amount Per Day	Compliance Date	Resolution Date
SEC.5.3(A) PERMITS REQUIRED	\$150.00	11/16/2021	

\$13,650, accruing. Original Hearing 08/17/2021. To be complied by 11/16/2021. Fine amount Per Day \$150/Per Violation, plus the Admin Fee of \$150.

2. **SP21 098**
 860 NE 38 ST
 OWNER: SABAN, ALEXANDAR

C.E. CASE: CODE202105000001144
 OFFICER: Stephen Batista

Violation	Amount Per Day	Compliance Date	Resolution Date
SEC.24.80(B)(3)(C) OFF STREET PARKING	\$125.00	09/19/2021	12/08/2021

\$10,000 not accruing. Original Hearing 07/20/2021. To be complied by 09/19/2021. Fine amount Per Day \$125/Per Violation, plus the Admin Fee of \$150. 12/17/2021 – Special Magistrate gave property owner 30 day extension to come into compliance. Property Owner advised the Code Officer that the case actually came into compliance on 12/08/2021. The Admin Fee of \$150 is still due.

3. **SP21 129**
 1810 NE 43 CT
 OWNER: (ORIGINAL CASE)ALAN SCHWARTZ/(NOW SHOWING IN BCPA)VISIONARY ESTATES LLC

CE CASE: 191920
 OFFICER: STEPHEN BATISTA

Violation	Amount Per Day	Compliance Date	Resolution Date
SEC.13.8(A) TRASH RECEPTABLE		10/19/2021	10/19/2021
SEC.24.65 UNLICENSED VEHICLES	\$75.00	12/19/2021	
SEC.24.80(B)(3)(C) OFF STREET PARKING	\$75.00	12/19/2021	
SEC.8.7(A) OVERGROWTH	\$75.00	12/19/2021	

\$28,400 not accruing. Original Hearing 02/13/2020 by Code Board. To be complied by 03/02/2020. Fine: Amount Per Day: \$50/per violation, plus the Admin Fee of \$150. 1/6/2021 – Admin Fees paid. 9/21/2021 – Case brought back in front of Special Magistrate for Certification. Special Magistrate put case on hold with fines in abeyance, for 60 days. December 2021, case withdrawn prior to meeting. January 2022, still no permits and was advised to bring back in February 2022 for Certification. Discovered at that time on BCPA, property had been sold in October 2021 and there is now a new owner.

3. **SP21 156** CE CASE: CODE202107000001352
 401 NW 43 CT 1-9 OFFICER: Chris Johnson
 OWNER: PROBIZ ESTATE INVESTMENT OAK 1 LLC

Violation	Amount Per Day	Compliance Date	Resolution Date
SEC.5.3(A) PERMITS REQUIRED	\$250.00	12/19/2021	

\$14,500 accruing. Original Hearing 10/19/2021. To be complied by 12/19/2021. Fine: Amount: \$250/ Per Day/ Per Violation, plus the Admin Fee of \$150.

3. **SP21 157** CE CASE: CODE202107000001399
 2160 NW 29 ST 1-3 OFFICER: Walter Fenton
 OWNER: 2140-2160 NW 29TH STREET LLC

Violation	Amount Per Day	Compliance Date	Resolution Date
SEC.13.8(A) TRASH RECEPTABLE		10/19/2021	10/19/2021
SEC.24.65 UNLICENSED VEHICLES	\$75.00	12/19/2021	
SEC.24.80(B)(3)(C) OFF STREET PARKING	\$75.00	12/19/2021	
SEC.8.7(A) OVERGROWTH	\$75.00	12/19/2021	

\$13,050 accruing. Original Hearing 10/19/2021. To be complied by 12/19/2021. Fine: Amount: \$75/ Per Day/ Per Violation, plus the Admin Fee of \$150.

4. **SP21 159** CE CASE: CODE202107000001414
 1901 NW 27 ST OFFICER: Walter Fenton
 OWNER: FORTSOLL 1 LLC

Violation	Amount Per Day	Compliance Date	Resolution Date
SEC.24.79.1(D)(2) OUTDOOR STORAGE	\$100.00	12/19/2021	
SEC.24.80(I)(3) GRASS PARKING RESIDENTIAL	\$100.00	12/19/2021	

\$11,600 accruing. Original Hearing 10/19/2021. To be complied by 12/19/2021 Fine: Amount: \$100/ Per Day/ Per Violation, plus the Admin Fee of \$150.

5. **SP21 169** CE CASE: CODE202109000001613
 4340 NW 21 AVE OFFICER: Walter Fenton
 OWNER: ARRITITI TR PETUDO LLC

Violation	Amount Per Day	Compliance Date	Resolution Date
SEC.24.80(B)(3)(C) OFF STREET PARKING	\$75.00	12/19/2021	

\$4,350 accruing. Original Hearing 10/19/2021. To be complied by 12/19/2021. Fine: Amount: \$75/ Per Day/ Per Violation, plus the Admin Fee of \$150.

6. **SP21 176** CE CASE: CODE202111000001924

1417 E COMMERCIAL BLVD
OWNER: RISA RETREAT LLC

OFFICER: Stephen Batista

Violation	Amount Per Day	Compliance Date	Resolution Date
SEC.1-8(B) - UNCORRECTABLE VIOLATION	\$5,000.00	12/17/2021	12/18/2021
SEC.8.50(A) - NOISE-GENERAL			

\$5,000 not accruing. Original Hearing 12/17/2021. Special Magistrate found in violation and a one time fine of \$5000 to be paid within 30 days. Fine has not been paid, plus the Admin Fee of \$150 is due.

E. OLD BUSINESS

1. **SP21 133** CE CASE: CODE202104000001058
4047 NE 5 TER OFFICER: Stephen Batista
OWNER: FISCHER ENTERPRISES LLC

Violation	Amount Per Day	Compliance Date	Resolution Date
SEC.24.79.1(G)(1)(A) – CITYWIDE STORAGE SCREENING	\$100.00	10/21/2021	1/12/2022

\$8,300 not accruing. Original Hearing 09/21/2021. To be complied by 10/21/2021. Fine: Amount Per Day: \$100/per violation, plus the Admin Fee of \$150. Case brought back before the Special Magistrate on 1/18/2022 for a reduction of fine Special Magistrate reduced the fine to \$200 plus the Admin Fees. Must be paid within 30 days or fine will revert back to \$8,300 and a lien will be placed on the property.

2. **SP21 153** CE CASE: CODE202106000001316
2980 NW 24 AVE OFFICER: Walter Fenton
OWNER: CATHERINE C EUBANKS

Violation	Amount Per Day	Compliance Date	Resolution Date
SEC.24.79.1(E)(5)(E) - ACCESSORY STRUCTURE MAINT	\$250.00	10/06/2021	1/20/2022

\$26,500 not accruing. Original Hearing 09/21/2021. To be complied by 10/06/2021. Fine: Amount Per Day: \$250/per violation, plus the Admin Fee of \$150. Case complied on 1/20/2022. Property Owner would like to discuss with the Special Magistrate a reduction of fine. Admin Fees are still due.

This meeting facility is wheelchair accessible and accessible parking spaces are available. Requests for accommodations or interpretive services must be made 48 hours prior to the meeting. Please contact the City Clerk's Office by telephone: 954.630.4300 or via Fax: 954.630.4302 for information or assistance.

If a person decides to appeal any decision made by the Code Board/Special Magistrate with respect to any matter considered at this meeting, the person will need a record of the proceedings, and that, for such purpose, the person 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 to be based. I, the undersigned authority, certify the above Notice of the Code Board/Special Magistrate Meeting of the City of Oakland Park is a true copy of the Notice posted on the outdoor bulletin board at the main entrance of City Hall, a place convenient and readily accessible to the general public at all times.

Posted: 02/04/2022

By: Laura Adams
Board Secretary