



Emergency Operations Center
5399 N Dixie Highway, Suite 2
Oakland Park, Florida 33334

SPECIAL MAGISTRATE MEETING
AGENDA
TUESDAY, JUNE 15, 2021 2:00 P.M.

A. CALL TO ORDER

B. MINUTES

Approve minutes from May 18, 2021 meeting.

C. NEW CASES

1 **SP21 051** CE CASE: 2021-04-000000006
2829 SOUTH OAKLAND FOREST DR OFFICER: Christopher French
OWNER: ALLIANCE HTXX, LLC

NFPA 1 (15) CHAPTER 13.1.7 - FIRE PROTECTION SYS

2 **SP21 053** CE CASE: CODE202010000000683
4601 NE 15 TER OFFICER: Stephen Batista
OWNER: CAROL MATTHEWS

SEC.13.8(A) - TRASH RECEPTACLE
SEC.24.105 - LANDSCAPING MAINT
SEC.24.65 - UNLICENSED VEHICLES
SEC.24.80(B)(3)(C) - OFF STREET PARKING
SEC.8.7(A) – OVERGROWTH

3 **SP21 067** CE CASE: CODE202101000000809
5365 NE 5 AVE OFFICER: DJ Watkins
OWNER: LUVVIVA LLC

SEC.24.105 LANDSCAPING MAINT
SEC.24.64(B)(1) COMMERCIAL VEHICLE
SEC.24.79.1(D)(2) OUTDOOR STORAGE
SEC.8.7(A) OVERGROWTH

4 **SP21 068** CE CASE: CODE202102000000913
5517 NE 6 AVE OFFICER: DJ Watkins
OWNER: Julia Walls

SEC.5.3(A) PERMITS REQUIRED

5 **SP21 069** CE CASE: CODE202103000000941
4096 N ANDREWS AVE OFFICER: Stephen Batista
OWNER: LOZANO MEJIA, DOLORES ELIZABETH VEGA, ANTONIO

SEC.23.1(A) ABANDONED VEHICLES
SEC.24.79.1(E)(5)(E) ACCESSORY STRUCTURE MAINT
SEC.24.80(B)(3)(C) OFF STREET PARKING
SEC.5.3(A) PERMITS REQUIRED
SEC.8.7(A) OVERGROWTH

6 **SP21 070** CE CASE: CODE202103000000988
1785 NW 40 ST OFFICER: Walter Fenton
OWNER: ROBERT R CHESTONE

SEC.23.1(A) ABANDONED VEHICLES
SEC.24.105 LANDSCAPING MAINT

7 **SP21 071** CE CASE: CODE202103000001003
1700 NW 27 ST OFFICER: Walter Fenton
OWNER: JAMES E PEARL, DAVID S PEARL DOUGLAS B PEARL

SEC.24.153(E)(4) BILL BOARDS
SEC.5.3(A) PERMITS REQUIRED

8 **SP21 072** CE CASE: CODE202104000001009
380 NE 56 ST OFFICER: DJ Watkins
OWNER: MMAK 380 PROPERTIES LLC

SEC.24.79.1(D)(2) OUTDOOR STORAGE
SEC.24.80(I)(3) GRASS PARKING RESIDENTIAL
SEC.8.7(A) OVERGROWTH

9 **SP21 073** CE CASE: CODE202104000001049
4181 NW 11 AVE OFFICER: Walter Fenton
OWNER: PHUC T, NGUYEN PHUOC T, NGUYEN

SEC.5.3(A) PERMITS REQUIRED

10 **SP21 074** CE CASE: CODE202105000001103
1417 E COMMERCIAL BLVD OFFICER: Stephen Batista
OWNER: RISA RETREAT LLC

SEC.3.23(A)(1) OPEN PAST MIDNIGHT
SEC.1.8(B) UNCORRECTABLE VIOLATION
SEC.24.151(A) SIGN PERMITS
SEC.7.156(4)(E) WINDOW TINTING
SEC.8.50(A) NOISE-GENERAL

11. **SP21 075** CE CASE: CODE202105000001126
899 NE 42 ST OFFICER: Chris Johnson
OWNER: GILLIAN899 LLC

SEC.24.164(B)(4) TEMPORARY CONST FENCING PLAN
SEC.13.32(A) SOLID WASTE
SEC.24.79.1(E)(6) DUTY TO MAINTAIN PROPERTY-BLIGHT

12. **SP21 076** CE CASE: CODE202105000001134
3769 NE 20 AVE OFFICER: Stephen Batista
OWNER: STERN, ELYSE

SEC.8.50(A) NOISE-GENERAL

13. **SP21 077** CE CASE: CODE202105000001153
589 NE 42 ST OFFICER: Chris Johnson
OWNER: RANDY CUNNINGHAM LTD PRTNR

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

14. **SP21 078** CE CASE: CODE202105000001155
700 NE 42 ST OFFICER: Chris Johnson
OWNER: 700 NE 42 STREET, LLC

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

15. **SP21 079** CE CASE: CODE202105000001162
496 NW 40 CT OFFICER: Chris Johnson
OWNER: Justin Singer

SEC.24.164.(B)(4) TEMPORARY CONST FENCING PLAN
SEC.8.7(A) OVERGROWTH

16. **SP21 080** CE CASE: CODE202105000001167
3320 NE 18 TER OFFICER: Stephen Batista
OWNER: SHUR, MICHAEL

SEC.7.153(A) VACATION RENTAL REGISTRATION REQUIRE

17. **SP21 081** CE CASE: CODE202104000001168
1302 NE 32 ST OFFICER: Stephen Batista
OWNER: RINATO GROUP INC

SEC.8.7(A) OVERGROWTH

18. **SP21 082** CE CASE: CODE202105000001171
1097 E OAKLAND PARK BLVD OFFICER: Chris Johnson
OWNER: LINCOLN LE CENTER

SEC24.79.1(E)(5)(B) EXTERIOR SURFACE MAINT

19. **SP21 083** CE CASE: CODE202105000001173
3444 NE 18 AVE OFFICER: Stephen Batista
OWNER: ADAM CASSINO

SEC.1.8(B) UNCORRECTABLE VIOLATION
SEC.8.50(A) NOISE-GENERAL

20. **SP21 084** CE CASE: CODE202105000001205
299 NE 35 ST OFFICER: Chris Johnson
OWNER: CANHOME TR
GAO, XIAOJUAN JAN TRSTEE

SEC.24.80(I)(3) GRASS PARKING RESIDENTIAL

21. **SP21 085** CE CASE: CODE202105000001206
3341 NE 15 AVE OFFICER: Stephen Batista
OWNER: TARPON IV LLC

SEC.8.7(A) OVERGROWTH

22. **SP21 086** CE CASE: CODE202105000001228
235 NW 44 ST OFFICER: DJ Watkins
OWNER: KMR LIMITED INC

SEC.1.8(B) UNCORRECTABLE VIOLATION
SEC.24.38(B)(1) USES PERMITTED B-2 DISTRICT

23. **SP21 087** CE CASE: CODE202106000001264
4130 NW 10 AVE OFFICER: Walter Fenton
OWNER: CODISCO INC

SEC.5.44(A)(1) UNSAFE STRUCTURE-VACANT

24. **SP21 088** CE CASE: CODE202103000001002
2100 NW 27 ST OFFICER: Kevin Woodall
OWNER: 2100 NW 27 ST 1-2 LLC

SEC.24.105.1(A)(5)(D) LANDSCAPE MAINT
SEC.24.105.1(A)(8)(G)(I) SIGHT TRIANGLE OBSTRUCT
SEC.24.79.1(E)(5)(E) ACCESSORY STRUCTURE MAINT

25. **SP21 089**
600 NW 44 ST
OWNER: MICHAEL RAUF

CE CASE: CODE202103000000978
OFFICER: Stephen Batista

SEC.24.195 Section 1 (A)(5)(D) LANDSCAPE MAINT

26. **SP21 090**
2152 W OAKLAND PARK BLVD
OWNER: ELEYAL LLC

CE CASE: CODE202104000001096
OFFICER: Kevin Woodall

SEC.24.105.1(A)(5)(D) LANDSCAPE MAINT

D. CERTIFICATIONS

1 **SP21 003**
1 W OAKLAND PARK BLVD
OWNER: BISCAYNE 4400 PARTNERS LLLP ETAL

CE CASE: 192175 (CODE...589)
OFFICER: Chris Johnson

Violation:
SEC.13.23(B)(1) SCREENING FOR DUMPSTER ENCLOSURE

\$8,300, accruing. Original Hearing 01/26/2021, To be complied by 03/24/2021. Fine: Amount Per Day:
\$100/per violation.

2 **SP21 006**
301 NW 56 ST
OWNER: ASSEMBLY OF CHRISTIAN CHURCHES

CE CASE: 192178 (CODE...748)
OFFICER: DJ Watkins

SEC.5.3(A) Permits required

\$6,975, accruing. Original Hearing 01/26/2021, To be complied by 03/14/2021. Fine: Amount Per Day:
\$75/per violation.

3 **SP21 019**
1499 NE 33 ST:
OWNER: GJM INVESTMENTS LLC

C.E. CASE: 192193 (CODE...782)
OFFICER: Gorman Hamilton

SEC.24.71(E) - COMMUNITY RESIDENCES AND RECOVERY – LICENSE REQUIRED

\$17,150 accruing. Original Hearing 02/23/2021. To be complied by 03/09/2021. Fine Amount Per Day
\$175/per violation.

4 **SP21 020**
1515 NE 33 ST:
OWNER: GJM REAL ESTATE, LLC

C.E. CASE: 192194 (CODE...780)
OFFICER: Gorman Hamilton

SEC.24.71(E) - COMMUNITY RESIDENCES AND RECOVERY - LICENSE REQUIRED

\$17,150 accruing. Original Hearing 02/23/2021. To be complied by 03/09/2021. Fine amount Per Day
\$175/Per Violation.

5 **SP21 022**
1401 NE 32 ST
OWNER: AVIARY REAL ESTATE LLC

CE CASE: CODE202010000000693
OFFICER: Stephen Batista

SEC.24.79.1(E)(5)(C) - EXTERIOR SURFACE MAINT – **COMPLIED 4/6/2021**
SEC.24.80(B)(3)(C) - OFF STREET PARKING

\$4,425, accruing. Original Hearing 01/26/2021, To be complied by 03/24/2021. Fine: Amount Per Day:
\$75/per violation.

6 **SP21 032**
3650 NE 12 AVE
OWNER: DONALD ARPIN

CE CASE: CODE202009000000612
OFFICER: Chris Johnson

SEC.13.32(A) - SOLID WASTE
SEC.24.79.1(E)(5)(E) - ACCESSORY STRUCTURE MAINT
SEC.24.80(I)(3) - GRASS PARKING RESIDENTIAL

13,275, accruing. Original Hearing 03/16/2021, To be complied by 04/17/2021. Fine: Amount Per Day:
\$75/per violation.

7 **SP19 067**
4047 N ANDREWS AVE
OWNER: LILANDPER LLC

C.E. CASE: 190517
OFFICER: Christopher Johnson

SEC.8.7(A) STAGNANT WATER AND DENSE GROWTHS OF VEGETATION, ACCUMULATION OF REFUSE AND GRAFFITI. - **COMPLIED 8/18/2019**
SEC.24.80(B)(3)(C) OFF-STREET PARKING FACILITIES MAINTENANCE - **COMPLIED 8/23/2019**
SEC.24.79.1(E)(5)(B) DUTY TO MAINTAIN PROPERTY-EXTERIOR SURFACES - **COMPLIED 8/18/2019**
SEC.24.79.1(E)(5)(E) ACCESSORY STRUCTURE MAINTENANCE - **COMPLIED 8/23/2019**
SEC.24.105 LANDSCAPE REGULATIONS - **COMPLIED 5/20/2021**

\$17,150 accruing. Original Hearing 07/25/2019. To be complied by 03/09/2021. Fine Amount Per Day
\$175/per violation.

8 **SP21 020**
1515 NE 33 ST:
OWNER: GJM REAL ESTATE, LLC

C.E. CASE: 192194 (CODE...780)
OFFICER: Gorman Hamilton

SEC.24.71(E) - COMMUNITY RESIDENCES AND RECOVERY - LICENSE REQUIRED

\$17,150 accruing. Original Hearing 02/23/2021. To be complied by 02/12/2020. Fine amount Per Day
\$250/Per Violation. Special Magistrate stopped fines 11/19/2019 and gave more time to come into compliance.
Special Magistrate continued to extend the time, due to Covid 19 issues, and work with the caretaker of the property until it came into compliance

E. OLD BUSINESS

SP21 038
5811 NE 3 AVE
OWNER: GARCIA QUESADA, DAYLENA H/E SANTOS CASTINEIRA, ARMANDO

CE CASE: CODE202101000000848
OFFICER: Walter Fenton/Stephen Batista

SEC.5.3(A) - PERMITS REQUIRED

\$0.00, not accruing per Special Magistrate on 4/20/2021 Original Hearing 04/20/2021, To be complied by Date 06/15/2021. Fine: Amount Per Day: \$250/per violation. Owner requests to speak with Special Magistrate regarding the status of the case.

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: 06/05/2021

By: Laura Adams
Board Secretary