

# AGENDA REQUEST FORM CITY OF DANIA

**Date:** June 14, 2011

**Agenda Item #:**

**Title: Request for Abatement**

**Requested Action:**

Consideration of the Abatement Request for: Olympus Management, 250 S Federal Hwy, Case #09-0981

**Summary Explanation & Background:**

This was originally cited on May 28, 2009 for 8 violations, and was given 14 days to comply. This went to the Special Magistrate on 8/6/09 for 8 violations. The Special Magistrate issued an order giving the respondent until 10/15/09 to comply or a fine of \$250.00 per day would be levied. At the 12/03/09 hearing Special Magistrate Mitch Kraft granted an extension to 3/13/10. Special Magistrate Gordon Linn ordered the fine confirmed at the 5/6/10 hearing. At the 4/07/11 hearing Special Magistrate Mark Berman granted an authorization to foreclose. The fines ran from 3/13/10 through 4/21/11, 404 days @ \$250.00 per day = \$101,249.50 including costs. An abatement of \$7,500.00 was recommended to the City Commission per Special Magistrate Mark Berman at the June 2, 2011 Special Magistrate hearing.

**Exhibits (List):**

- (1) Copy of the original violation letter issued.
- (2) Copy of the Final Order and the Supplemental Orders issued by the Special Magistrate.
- (3) Copy of the minutes from the 8/6/09, 12/3/09, 5/6/10 and 6/02/11 Special Magistrate hearings.
- (4) Copy of the lien total sheets.

**Purchasing Approval:**

**Source of Additional Information:** (Name & Phone)

**Recommended for Approval By:**

An abatement of \$7,500.00 was recommended to the City Commission per Special Magistrate Mark Berman at the June 2, 2011 Special Magistrate hearing.

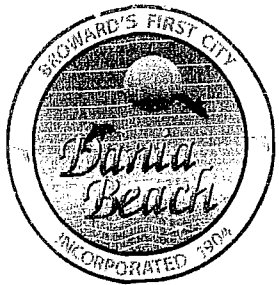
**Commission Action:**

Passed  Failed  Continued  Other

**Comment:**

\_\_\_\_\_  
City Manager

\_\_\_\_\_  
City Clerk



# City of Dania Beach

FLORIDA

May 28, 2009

OLYMPUS MANAGEMENT  
250 S FEDERAL HWY  
DANIA BEACH, FL 33004

Case Number: 09-00000981

Location: 250 S FEDERAL HWY  
Folio: 5142-03-02-0100-  
Legal Description:  
PARK HILL 1-163 D LOT 13 LESS ST RD, LOT 14 LESS ST RD, LOT 15, 16  
BLK A

Dear OLYMPUS MANAGEMENT:

You are hereby notified that you are presently in violation of Dania Beach Code of Ordinances. We have attached the ordinance section(s) and corrective actions for your reference.

You are required to correct the violation(s) and call for a re-inspection by June 11, 2009. Failure to comply will result in proceedings against you by the Code Enforcement Special Magistrate, as provided by law. If the violation is corrected and then reoccurs or if the violation is not corrected by the time specified for correction by the Code Inspector, the case may be presented to the Code Enforcement Special Magistrate for imposition of a fine and lien against the property even if the violation has been corrected prior to the hearing.

If you require further information or have any questions about the attached violation(s), please do not hesitate to contact me at 954-924-6810 ext. 3703.

Sincerely,

*Eric Walton*

ERIC WALTON  
CODE INSPECTOR

I certify that an original hereof was furnished to the above named addressee by:  
Certified Mail # 7009 0080 0001 0484 5381 by HC

Also sent regular mail

CASE NUMBER 09-00000981  
 PROPERTY ADDRESS 250 S FEDERAL HWY

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 VIOLATION: CE008022110001 QUANTITY: 1  
 DESCRIPTION: DBCC 8-22(a)(1) Comm Maint DATE: 5/28/09  
 LOCATION:

ORDINANCE DESCRIPTION :  
 DBCC 8-22(a)(1) states the exterior of the buildings and structures shall be kept free of all nuisances, unsanitary conditions, and any hazards to the safety of the occupants, customers, pedestrians and other persons utilizing the premises.

CORRECTIVE ACTION REQUIRED :  
 Insure the exterior of the buildings and structures are free of all nuisances, unsanitary conditions, and any hazards to the safety of the occupants, customers, pedestrians and other persons utilizing the premises. Obtain any and all permits and approvals as necessary or required.

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 VIOLATION: CE013034001001 QUANTITY: 1  
 DESCRIPTION: DBCC 13-34(a) Nus Accumulation DATE: 5/28/09  
 LOCATION:

ORDINANCE DESCRIPTION :  
 DBCC 13-34(a) states it is unlawful for any owner or operator of premises within the city to allow the accumulation of or to accumulate any garbage, litter, trash, stagnant water, untended vegetation, or to allow any discoloration, or any nuisance as defined in section 13-21 upon the premises.

CORRECTIVE ACTION REQUIRED :  
 Remove any garbage, litter, trash, stagnant water, untended vegetation, or discoloration, or any nuisance as defined in section 13-21 from the premises and maintain the property in accordance with all applicable city ordinances.

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 VIOLATION: CE013034002001 QUANTITY: 1  
 DESCRIPTION: DBCC 13-34(b) Prop & RW Maint DATE: 5/28/09  
 LOCATION:

ORDINANCE DESCRIPTION :  
 DBCC 13-34(b) states each owner or operator of property within the city shall keep such property and the adjoining unpaved portions of the public rights of way, swales, and/or canal banks clean and free from any accumulation of garbage, trash, and litter.

CORRECTIVE ACTION REQUIRED :  
 Remove any garbage, trash, and litter from the property and the adjoining unpaved portions of the public rights of way,

CASE NUMBER 09-00000981  
 PROPERTY ADDRESS 250 S FEDERAL HWY

CORRECTIVE ACTION REQUIRED :  
 swales, and/or canal banks.

VIOLATION: CE013034003001 QUANTITY: 1  
 DESCRIPTION: DBCC 13-34(c) Untended Veg DATE: 5/28/09  
 LOCATION:

ORDINANCE DESCRIPTION :  
 DBCC 13-34(c) states the owners and operators of all improved property within the city shall not permit untended vegetation upon such property and the public rights of way, swales, and/or canal banks. Untended vegetation includes all grass, weeds, and underbrush in excess of eight (8) inches in height from the ground, and any overgrown vines and similar other vegetation.

CORRECTIVE ACTION REQUIRED :  
 Cut all untended vegetation and maintain the property and the public rights of way, swales, and/or canal banks as required by code. Insure all grass, weeds, and underbrush are below eight (8) inches in height from the ground, and any overgrown vines and similar other vegetation are removed.

VIOLATION: CE015001000001 QUANTITY: 1  
 DESCRIPTION: DBCC 15-1 BTR/License Required DATE: 5/28/09  
 LOCATION:

ORDINANCE DESCRIPTION :  
 DBCC 15-1 states it is unlawful for any person to engage in or manage any business in the city without having a business tax receipt (previously referred to as a license) from the city.

CORRECTIVE ACTION REQUIRED :  
 Cease all unlawful activities and obtain all required business tax receipts (previously referred to as licenses) and approvals before resuming business operations.

VIOLATION: CE022005009541 QUANTITY: 1  
 DESCRIPTION: DBCC 22-5(i)(5)(d) Tree Maint DATE: 5/28/09  
 LOCATION:

ORDINANCE DESCRIPTION :  
 DBCC 22-5(i)(5)(d) states all trees shall be kept trimmed by the abutting property owner or tenant and shall have a clearance of at least eight (8) feet above the sidewalk and fourteen (14) feet above the street level so as to permit pedestrian and vehicular traffic beneath them without interference.

CORRECTIVE ACTION REQUIRED :

ASE NUMBER 09-00000981  
 PROPERTY ADDRESS 250 S FEDERAL HWY

CORRECTIVE ACTION REQUIRED :  
 Insure all trees are trimmed and provide a clearance of at least eight (8) feet above the sidewalk and fourteen (14) feet above the street level.

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 VIOLATION: CE028004020101 QUANTITY: 1  
 DESCRIPTION: DBCC 28-4.20(a) Appl of Regs DATE: 5/28/09  
 LOCATION:

ORDINANCE DESCRIPTION :  
 DBCC 28-4.20(a) states no building shall be erected, added on to, reconstructed or structurally altered, nor shall any building or land be used which does not comply with all the regulations established by this chapter for the district in which the building or land is located.

CORRECTIVE ACTION REQUIRED :  
 Insure the building or land is in compliance with all requirements of Chapter 28, and that any required permits and/or approvals are obtained for the subject property prior to occupancy and/or use. Contact the inspector listed for further explanations and/or instructions.

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 VIOLATION: CE105001000001 QUANTITY: 1  
 DESCRIPTION: FBC 105.1 Permits Required DATE: 5/28/09  
 LOCATION:

ORDINANCE DESCRIPTION :  
 FBC 105.1 requires any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any electrical, gas, mechanical or plumbing system, the installation of which is regulated by the Florida Building Code (2004), or to cause any such work to be done, must first make application to the building official (or building department) and obtain the required permit(s).

CORRECTIVE ACTION REQUIRED :  
 Obtain any and all permits and approvals required for any and all construction/building activities on the subject property. Contact the inspector listed for further explanations and/or instructions.



**CODE COMPLIANCE SPECIAL MAGISTRATE**  
**CITY OF DANIA BEACH, FLORIDA**

CITY OF DANIA BEACH, a Florida                     :                     CASE # 09-0981  
Municipal Corporation,  
  
      PETITIONER,                                     :  
  
      vs.   :  
  
OLYMPUS MANAGEMENT  
  
      RESPONDENT(S).                             :

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**FINAL ORDER OF THE DANIA BEACH CODE COMPLIANCE SPECIAL**  
**MAGISTRATE**

This proceeding came on for Formal Hearing on August 6, 2009, after notice. Based upon the evidence presented, the Code Compliance Special Magistrate makes the following findings of fact and conclusions of law:

- a. The Code Compliance Special Magistrate has jurisdiction of the Respondent(s) and the subject matter of this action.
- b. The Respondent(s) or a representative for the Respondent(s) was not present at the hearing.
- c. Respondent(s), Olympus Management, did allow the following code violations to exist at property Respondent(s) owns/own, located at 250 S. Federal Highway, Dania Beach, Florida, which property is legally described as: PARK HILL 1-163 D LOT 13 LESS ST RD, LOT 14 LESS ST RD, LOT 15, 16 BLK A (# 1203-02-0100 ):
  - 1. DBCC 15-1 BTR/License Required. It is unlawful for any person to engage in or manage any business in the city without having a Business Tax Receipt from the city.

The business of renting property requires a Business Tax Receipt. The property is being used for rental purposes without a Business Tax Receipt. A business tax receipt must be obtained.

2. DBCC 22-5 (i) (5) (d) Tree Maintenance. All trees shall be kept trimmed by the abutting property owner or tenant and shall have a clearance of at least eight (8) feet above the sidewalk and fourteen (14) feet above the street level so as to permit pedestrian and vehicular traffic beneath them without interference. There are tree branches extending over the sidewalk less than 8 feet above the sidewalk.

3. DBCC 28-4.20 (a) Application of Regulations. No building shall be erected, added on to, reconstructed or structurally altered, nor shall any building or land be used which does not comply with all the regulations established by this chapter for the district in which the building or land is located. Remodeling work was done without building and zoning approval.

4. FBC 105.1 Permits Required. Requires any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any electrical, gas, mechanical or plumbing system, the installation of which is regulated by the Florida Building Code, or to cause any such work to be done, to first make application to the building department and obtain the required permit(s).

Remodeling work was done without a building permit.

Upon consideration by the Special Magistrate, it is ORDERED:

1. Respondent(s) has/have been found to be in violation of the above described code sections listed in paragraphs c.(1) through c.(4). A fine of \$250.00 per day will begin running on October 15, 2009.

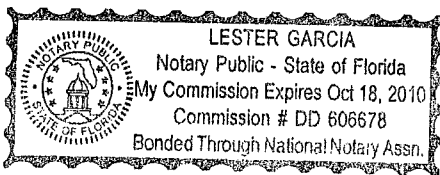
The City of Dania Beach shall have and recover from Respondent(s), for the foregoing violations listed above, a fine of \$250.00 per day beginning October 15, 2009.

**The fine shall continue until the violations come into compliance with the sections of the City Code upon requested inspection. Upon complying, the Respondent(s) MUST notify the City's Code Compliance Department and an officer will inspect the property and notify the Code Compliance Special Magistrate whether Respondent(s) has/have complied. If the Respondent(s)**



does/do not notify the City's Code Compliance Department, an officer will not inspect the property and the fine will continue to be imposed each day until a Code Officer is notified, inspects the property and determines the property to be in compliance with this order. The fine shall constitute a lien upon the real property and personal property of the Respondent(s).

In the event this Final Order is recorded as a lien, a charge will be imposed to record the Final Order and any lien satisfaction. ORDERED at Dania Beach, Broward County, Florida, on August 28, 2009.



CODE COMPLIANCE SPECIAL MAGISTRATE

By: *Gordon Linn*  
Gordon Linn, Esq.

Notary Seal:

Sworn and subscribed before me on August 28 2009.

*[Signature]*  
NOTARY PUBLIC STATE OF FLORIDA

Gordon Linn is personally known to me.

**CERTIFICATE OF SERVICE**

I CERTIFY that a copy of the foregoing Final Order was mailed to the Respondent(s) on August 28, 2009.

CERTIFIED MAIL #  
7009 0820 0000 4012 9330

*[Signature]*  
CODE COMPLIANCE  
SPECIAL MAGISTRATE CLERK

CC: First Class Standard Mail

sm

**CODE COMPLIANCE SPECIAL MAGISTRATE**

**CITY OF DANIA BEACH, FLORIDA**

CITY OF DANIA BEACH, a Florida           :           CASE # 09-0981  
Municipal Corporation,

PETITIONER,                                 :           FINAL ORDER

vs.   :

OLYMPUS MANAGEMENT

RESPONDENT(S).                           :

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**SUPPLEMENTAL ORDER OF THE DANIA BEACH CODE  
COMPLIANCE SPECIAL MAGISTRATE**

This proceeding came on for Formal Hearing on December 3, 2009, after notice. Upon the evidence presented, the Code Compliance Special Magistrate makes the following findings of fact:

- a. The Code Compliance Special Magistrate has jurisdiction of the Respondent(s) and the subject matter of this action.
- b. The Respondent(s) or a representative for the Respondent(s) was not present at the hearing.
- c. At a Formal Hearing on August 6, 2009, the Code Compliance Special Magistrate determined that Respondent(s), Olympus Management, did allow the code violations stated in the Final Order dated August 28, 2009, to exist at property Respondent(s) owns/own located at 250 S. Federal Highway, Dania Beach, Florida, which property is legally described as: PARK HILL 1-163 D LOT 13 LESS ST RD, LOT 14 LESS ST RD, LOT 15,16 BLK A (# 1203 02 0100).

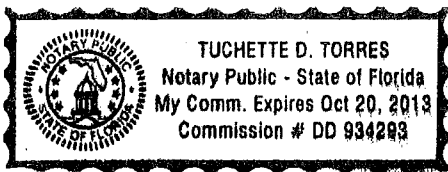
Upon consideration by the Special Magistrate, it is ORDERED:

(a) That Respondent(s) has/have been found to be in violation of the code sections listed in the Final Order dated August 28, 2009. A fine of \$250.00 per day was scheduled to begin running on October 15, 2009.

(b) At the Formal Hearing on December 3, 2009, the City of Dania Beach Code Compliance Special Magistrate granted the Respondent(s) request for extension on imposition of the fine until March 13, 2010. No fines have accrued or will be levied based upon this extension.

(c) Except as expressly amended in this document, the Code Compliance Special Magistrate's Final Order in this case signed August 28, 2009, shall remain in full force and effect.

ORDERED at Dania Beach, Broward County, Florida, on  
December 14, 2009.



CODE COMPLIANCE SPECIAL MAGISTRATE

By: \_\_\_\_\_

*[Handwritten Signature]*  
Mitch Kraft, Esq.

Notary Seal:

Sworn and subscribed before me on  
December 14, 2009.

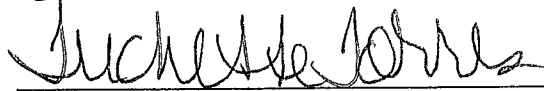
*Tuchette Torres*  
NOTARY PUBLIC STATE OF FLORIDA

Mitch Kraft is personally known to me.

**CERTIFICATE OF SERVICE**

I CERTIFY that a copy of the foregoing Supplemental Order was mailed to the Respondent(s) on December 14, 2009.

CERTIFIED MAIL # 7009 1680 0000 9715 4836



CODE COMPLIANCE  
SPECIAL MAGISTRATE CLERK

CC: First Class Standard Mail

sm

Return to: Mark Bates  
Finance Director  
City of Dania Beach  
100 West Dania Beach Blvd.  
Dania Beach, FL 33004

**CODE COMPLIANCE SPECIAL MAGISTRATE**

**CITY OF DANIA BEACH, FLORIDA**

CITY OF DANIA BEACH, a Florida : CASE # 09-0981  
Municipal Corporation,  
  
PETITIONER, : FINAL ORDER  
  
vs. :  
  
OLYMPUS MANAGEMENT  
  
RESPONDENT(S). :

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**SUPPLEMENTAL ORDER /CLAIM OF LIEN**

The CITY OF DANIA BEACH CODE COMPLIANCE SPECIAL MAGISTRATE, having received the notice and testimony of Code Officer Eric Walton, on the City's Motion to Confirm Fine held on May 6, 2010, and based on the evidence, the Code Compliance Special Magistrate enters the following findings of fact and order:

1. The Respondent(s) or a representative for the Respondent(s) was not present at the hearing.
2. That the Code Compliance Special Magistrate did issue on August 6, 2009, a Final Order in the above-captioned case commanding the Respondent(s), Olympus Management, to bring the violations specified in the Final Order into compliance on or before October 15, 2009, or pay a fine in the amount of \$250.00 per day for each day of non-compliance thereafter.
3. The violations found by the Code Compliance Special Magistrate and entered in the Final Order occurred on the following described real property located at 250 S. Federal Highway, Dania Beach, which property is legally described as: PARK HILL 1-163 D LOT 13 LESS ST RD, LOT 14 LESS ST RD, LOT 15,16 BLK A (# 1203 02 0100).
4. Respondent(s) did not comply with the Final Order on or before October 15, 2009. There are violations stated in the Final Order which still exist on the Property.

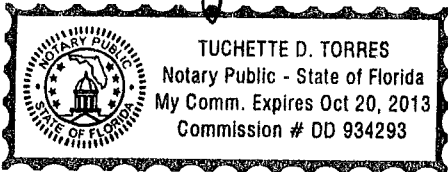
5. The fine stated in the Final Order is confirmed and ratified and shall accrue at the per diem rate specified until such time as the Respondent(s) has/have complied with the Final Order. Upon complying, **the Respondent(s) MUST notify** the City's Code Compliance Department and an officer will inspect the property and notify the Code Compliance Special Magistrate whether Respondent(s) has/have complied.

6. The fine shall constitute a lien against the above-described real property and it shall be a lien against any other real or personal property owned by Respondent(s).

7. **In addition, the Special Magistrate has also assessed an additional fine of \$150.00 to cover costs incurred by the City in the prosecution of this matter. Said amount is now due, if not paid, this fine may also constitute an additional lien against the above referenced property which may also be actionable by law through this order.**

DONE and ORDERED at Dania Beach, Broward County, Florida, on

May 28, 2010.



CODE COMPLIANCE SPECIAL MAGISTRATE

By: Gordon B. Linn  
Gordon Linn, Esq.

Notary Seal:

Sworn and subscribed before me on May 28, 2010.

Tuchette Torres  
NOTARY PUBLIC STATE OF FLORIDA

Gordon Linn is personally known to me.

**CERTIFICATE OF SERVICE**

I CERTIFY that a copy of the foregoing Supplemental Order/Claim of Lien was mailed to the Respondent(s) on May 28, 2010.

CERTIFIED MAIL # 7009 1080 0001 3724 4770

*Luchette Jones*

CODE COMPLIANCE  
SPECIAL MAGISTRATE CLERK

CC: First Class Standard Mail  
sm

Return to: Mark Bates  
Finance Director  
City of Dania Beach  
100 West Dania Beach Blvd.  
Dania Beach, FL 33004

Xc: Leon Batkulin, Registered Agent  
500 Three Islands Blvd  
#717  
Hallandale Beach, FL 33009  
Certified Mail#  
7009 11680 0001 3724 4416

09-0712	Gloria L. Thomas	218 SW 16 Street	Stipulated agreement. Compliance by October 15, 2009 or \$150.00 per day fine.	NP
09-0716	Greg Bisogno	5400 Woodland Lane	Compliance by October 15, 2009 or \$150.00 per day fine.	P
09-0740	Stirling Station, Inc.	Vacant Lot East of 4051 Stirling Road	Compliance by September 15, 2009 or \$150.00 per day fine.	P
09-0756	Michael Donnelly	5845 SW 29 Terrace	Compliance by September 15, 2009 or \$150.00 per day fine.	P
09-0793	Ishake & Roselinda Afialo	4963 Widward Way #4104	Compliance by September 15, 2009 or \$150.00 per day fine.	NP
09-0796	Gristina Girard	731 Phippen Waiters Road	Compliance by October 15, 2009 or \$200.00 per day fine.	NP
09-0829	Patrick Toma	42 SW 13 Street	Compliance by September 15, 2009 or \$100.00 per day fine.	P
09-0840	Griffin Place Inc.	3525 Griffin Road	Compliance by December 14, 2009 or \$175.00 per day fine.	P
09-0874	Guy Alfie	2203 Mariner Court # 2510	Compliance by September 15, 2009 or \$150.00 per day fine.	NP
09-0877	Indira Maharaj	2227 Clipper Place # 5107	Compliance by September 15, 2009 or \$150.00 per day fine.	NP
09-0924	Danny Botton	4408 SW 34 Terrace	Stipulated agreement. Compliance by October 15, 2009 or \$150.00 per day fine.	NP
09-0947	Joseph J. & Karen Morgavo	5210 SW 43 Terrace	Compliance by September 15, 2009 or \$150.00 per day fine.	NP
<del>09-0981</del>	Olympus Management	250 S. Federal Highway	Compliance by October 15, 2009 or \$250.00 per day fine.	NP
09-1110	Saad Mahmood	4160 Ravenswood Road	Compliance by October 15, 2009 or \$200.00 per day fine.	P



Case Order	Case #	Name	Address	Results
1	07-0328	S O S Land Corp # 3	345 N Federal Hwy	Abatement of \$10,000.00 recommended to City Commission.
2	09-1187	Albert L. & Lillian E. Walters	226 SW 9 St	Compliance by February 11, 2010 or \$150.00 per day fine. \$100.00 administrative fee is assessed.
3	07-2980	W & O INC	4331 Ravenswood Rd	Extension granted until March 13, 2010.
4	09-1067	Elias Bigio & Gladys Bigio	4149 SW 52 St	Extension granted until December 3, 2009. Case is in compliance.
5	08-1387	Jean-Marc Girardin & Julie Boynton	204 SE 15 St	Fine confirmed. Reduced to \$2,000.00 if paid by January 3, 2010.
6	09-0019	George A. & Veronica W. Larkins	211 NW 12 Ave	Fine confirmed. Reduced to \$500.00 if paid by March 3, 2010.
7	09-1757	Clarence R. Morse 1/2 Int Jacquelyn Morse	2708 SW 47 St	Continuance granted to the January 7, 2010 hearing.
8	07-1917	Isaac & Igone Argoitia	101 SE 2 Ct	Continuance granted to the January 7, 2010 hearing.
9	08-0178	A & J Subachan Invest INC	380 S Federal Hwy	Abatement of \$20,000.00 recommended to City Commission.
10	08-0867	Thomas W. Heavey	4403 SW 24 Ave	Extension granted until March 13, 2010.
11	08-0900	Michael Cole	5140 SW 26 Ave	Previous confirmation order vacated and new confirmation order entered. Abatement of \$1,000.00 recommended to City Commission.
12	09-1690	Marcia Ward	314 Phippen Rd	Compliance by February 11, 2010 or \$100.00 per day fine. \$100.00 administrative fee is assessed.
13	07-1503	Wendy Weeks 1/2 Int Christopher R. Weeks	4248 SW 52 St	Extension granted until March 13, 2010.
14	09-1181	Vaso Realty Corp	3463 Griffin Rd Lot D	Compliance by March 13, 2010 or \$250.00 per day fine. \$100.00 administrative fee is assessed.
15	08-2171	Fla Power & Light Co, Attn: Property Tax Dept. JLM	Vacant Lot N of 760 NE 7 Ave	Fine confirmed. \$100.00 administrative fee is assessed.
16	08-1668	Kathleen Joyce Rivers & Norberto Rodriguez	279 SW 8 St	Fine confirmed. \$100.00 administrative fee is assessed.
17	09-0298	Shirley M. Reeves	1380 SW 3 Ave	Extension granted until February 11, 2010.
18	09-0328	Hermitage Partners LLC	215 SW 12 St	Fine confirmed. \$100.00 administrative fee is assessed.
19	09-0981	Olympus Management	250 S Federal Hwy	Extension granted until March 13, 2010.
20	09-1174	Robert C. Horton	219 SW 15 St	Compliance by December 23, 2009 or \$250.00 per day fine. Authorization to abate nuisances by repairing the sidewalk in front of the property after December 23, 2009 granted in the interest of public health and safety. \$100.00 administrative fee is assessed.
21	09-1410	Sorni INC	308 E Dania Beach Blvd	Continuance granted to the January 7, 2010 hearing.
22	09-0465	Double G Holdings LLC	19 SW 6 St	Extension granted until February 11, 2010.
23	09-0506	Jacques A. Gallet Tr	374 SW 4 Ct	Extension granted until February 11, 2010.
24	09-0522	Joceline Vedrine	717 SW 3 PI	Fine confirmed. \$100.00 administrative fee is assessed.
25	09-1587	Volunteer Properties of Dania LLC	440 Phippen Rd	Continuance granted to the January 7, 2010 hearing.
26	09-1380	Twin Condo Of Mederos LLC C/O Jose L. Baloyra Esq	3265 SW Griffin Rd Com	Compliance by January 12, 2010 or \$150.00 per day fine. \$100.00 administrative fee is assessed.
27	09-1581	Anne Terrasi	5860 SW 29 Ave	Compliance by January 12, 2010 or \$200.00 per day fine. \$100.00 administrative fee is assessed.
28	09-1583	Sheldon of S FL LC % Davis & Bellinson LLC	2332 Griffin Rd	Compliance by January 12, 2010 or \$100.00 per day fine. \$100.00 administrative fee is assessed.
29	09-1653	Roxanne Yount Arnold	2681 SW 51 St	Compliance by January 12, 2010 or \$150.00 per day fine. \$100.00 administrative fee is assessed.
30	09-1679	Gregory Zaffiro	2850 SW 58 Ct	Continuance granted to the January 7, 2010 hearing.

Case Order	Case #	Name	Address	Results
1	07-3027	Schmitz Family Tr Steve Lee Altland Trste	210 SW 7 St	Recommendation of 50% reduction of total fine to City Commission. Fine confirmed at \$8,150.00. Reduced to \$1,650.00 if paid by June 5, 2010.
2	09-0915	Schmitz Family Tr Steve Lee Altland Trste	210 SW 7 St	Continuance denied. Compliance by September 13, 2010 or \$250.00 per day fine. \$150.00 administrative fee is assessed.
3	09-1112	Warsowe Acquisition Corp % Jerome L Tepps PA	17 N Federal Hwy	Continuance denied. Compliance by September 13, 2010 or \$250.00 per day fine. \$150.00 administrative fee is assessed.
4	09-1137	Warsowe Acquisition Corp % Jerome L Tepps PA	4 N Federal Hwy	Continuance denied. Compliance by September 13, 2010 or \$250.00 per day fine. \$150.00 administrative fee is assessed.
5	07-2186	Fremont Investment & Loan	829 NW 7 Ave	Recommendation of \$30,000 to City Commission. Compliance by July 15, 2010 or \$150.00 per day fine. \$150.00 administrative fee is assessed.
6	10-0189	Sheridan House Inc	4200 SW 54 Ct	Continuance granted to June 3, 2010 hearing.
7	07-0368	Thomas Flannery & Mario Perez	502 SW 2 Ave	Continuance granted to June 3, 2010 hearing.
8	07-2342	Benjamin O Bugarin & Rosalida Bugarin	249 SW 11 St	Recommendation of 50% reduction of total fine to City Commission.
9	10-0214	Evangelia Glarentzos Trustee E Glarentzos Rev Liv Tr	1502 S Federal Hwy	Compliance by July 15, 2010 or \$200.00 per day fine. \$100.00 administrative fee is assessed.
10	10-0037	Jorge Yanez, Maria Cristina Yanez	2820 Marina Dr	Compliance by August 14, 2010 or \$150.00 per day fine. \$100.00 administrative fee is assessed.
11	09-1191	Manhattan Associates Leasing Co	4233 SW 51 St	Fine confirmed at \$12,000.00. Reduced to \$750.00 if paid by June 5, 2010.
12	09-1564	Joann Karni	4711 SW 42 Ter	Fine confirmed.
13	09-2212	Rene Morgenstein	4440 SW 28 Ter	Compliance by August 14, 2010 or \$150.00 per day fine. \$100.00 administrative fee is assessed.
14	09-1298	Rafi Levy & Limor Mawardi	2615 Stirling Rd	Fine confirmed at \$3,150.00. Reduced to \$500.00 if paid by June 5, 2010.
15	07-3026	Petrol Enterprises Inc	2109 Griffin Rd	Authorization to foreclose granted. Recommendation of 50% reduction of total fine to City Commission.
16	09-2293	Mark & Sharon Niles James Duffy & Christine Niles	700 NW 14 Ave	Compliance by August 14, 2010 or \$200.00 per day fine. \$100.00 administrative fee is assessed.
17	09-1679	Gregory Zaffiro	2850 SW 58 Ct	Fine confirmed at \$4,000.00. Reduced to \$400.00 if paid by June 5, 2010.
18	05-1768	Bruce R & Regina C Hannover	617 NE 2 Pl	Authorization to sue for money judgement withheld based upon reinspection of property & review of case.
19	08-2113	Investment Builders of FL LTD	2931 Griffin Rd	Fine confirmed at \$10,000.00. Reduced to \$1,000 if paid by June 5, 2010.
20	08-1376	Julius Freeman	223 SW 8 St	Authorization to foreclose granted.
21	09-0981	Olympus Management	250 S Federal Hwy	Fine confirmed. \$150.00 administrative fee is assessed.
22	09-1051	Stella Ann Bryatton	238 SW 6 St	Fine confirmed. \$100.00 administrative fee is assessed.
23	09-1367	James Raymer	270 SW 9 St	Fine confirmed. \$100.00 administrative fee is assessed.
24	09-1693	DV8 Inc	2800 S Federal Hwy	Continuance granted to June 3, 2010 hearing.
25	09-2288	Louis Labarbera	200 SE 7 St	Continuance granted to June 3, 2010 hearing.
26	10-0250	Gerard Dour	249 SW 15 St	Continuance granted to June 3, 2010 hearing.

Case Order	Case #	Name	Address	Results	P
1	10-0299	Michele Patterson	263 SW 3 PL	Fine confirmed. Hold on recording lien for 30 days.	P
2	11-0484	Stanley D Grundy	237 NW 5 Ave	Compliance by June 22, 2011 in regards to charges # 1 and # 8 or \$100.00 per day fine. Authorization to abate nuisances by cleaning the trash and debris, removing cats and cat feces after June 22, 2011 in regards to charges # 1 and # 8 granted in the interest of public health and safety. Compliance by September 10, 2011 or \$100.00 per day fine in regards to charges # 2, # 3, # 6, and # 7. Administrative fee denied at this time.	P
3	11-0369	John Sala	414 SE 10 St 206	Compliance by July 12, 2011 or \$150.00 per day fine. \$100.00 administrative fee is assessed.	P
4	10-1918	Palm Beach Polo Holdings Inc	750 NE 7 Ave	Compliance by September 10, 2011 or \$200.00 per day fine. \$100.00 administrative fee is assessed.	P
5	10-1134	Zvi H Segall	2129 Stirling Rd	Extension granted to June 16, 2011.	P
6	11-0025	Edilberto Costafreda & Edila Carmenate	4749 SW 35 Ave	Compliance by August 11, 2011 or \$150.00 per day fine. \$100.00 administrative fee is assessed.	P
7	10-0816	Ana M Marin	217 SW 3 Ter	Fine confirmed. Hold on recording lien for 30 days.	P
8	11-0421	Cesar A Gomez	1218 SW 2 Ave	Compliance by July 12, 2011 or \$200.00 per day fine. \$100.00 administrative fee is assessed.	P
9	11-0471	Carol H Le Austing	3940 SW 51 St	Compliance by July 12, 2011 or \$100.00 per day fine. \$50.00 administrative fee is assessed.	P
10	07-2878	Gregory E & SE Austing	2420 W State Rd 84	Fine confirmed. Reduced to \$575.00 if paid by August 11, 2011.	P
11	09-0981	Tropical Paradise Resorts	250 S Federal Hwy	Abatement of \$7,500.00 recommended to City Commission.	P
12	07-1546	Olympus Management	703 SW 6 St	Abatement of \$10,000.00 recommended to City Commission.	P
13	10-0574	Anna L Darling	141 NW 13 Ave	Authorization to record the lien granted.	P
14	10-0589	S E Squalls	210 NW 9 Ave	Fine confirmed. Reduced to \$750.00 if paid by August 11, 2011.	P
15	09-2301	Dorene C Darling	4701 SW 34 Ave	Fine confirmed. Reduced to \$500.00 if paid by August 11, 2011.	P
16	10-0388	Jorge J Sanchez	113 SW 5 Ct	Fine confirmed. Hold on recording lien for 30 days.	P
17	10-0297	F & F Real Estate LLC	833 Argonaut Isle	Fine confirmed. Reduced to \$750.00 if paid by July 12, 2011.	P
18	09-2205	Kathleen K Graham	219 SW 11 St	Authorization to foreclose granted.	NP
19	10-0702	Edward F Gonzalez	Billmore Ferguson		NP
20	10-0756	& Ben Ferguson Etal	730 SW 7 St	Fine confirmed.	NP
21	10-0933	Kenneth & Edith Crews	32 SE 4 St	Fine confirmed.	NP
22	10-1012	Georgios Vihos	242 SW 7 St	Fine confirmed.	NP
23	10-1332	New Horizon Counseling Center	721 SW 12 Ave	Fine confirmed.	NP
24	11-0069	Eleanor G Zenobia	238 SE 3 PL	Extension granted to July 12, 2011.	NP
25	11-0124	Housing Authority of the City of Fort Lauderdale	717 SW 3 PL	Stipulated agreement. Compliance by September 10, 2011 or \$150.00 per day fine. \$100.00 administrative fee is assessed.	NP
26	11-0171	Edward F Gonzalez	219 SW 11 St	Compliance by July 12, 2011 or \$200.00 per day fine. \$100.00 administrative fee is assessed.	NP
27	11-0209	1040 South Federal Highway LLC	1040 S Federal Hwy	Continuance granted to July 7, 2011 hearing.	NP
28	11-0210	Walgreen Company	202 S Federal Hwy	Compliance by July 12, 2011 or \$150.00 per day fine. \$100.00 administrative fee is assessed.	NP
29	11-0217	Walgreen Co.	501 E Sheridan St	Compliance by July 12, 2011 or \$150.00 per day fine. \$100.00 administrative fee is assessed.	NP
		550 S Federal Hwy LLC	550 S Federal Hwy	Compliance by August 11, 2011 or \$150.00 per day fine. \$100.00 administrative fee is assessed.	NP

# City of Dania Beach

100 W. Dania Beach Blvd.  
 Dania Beach, FL 33004  
 954-924-6800 Ext. 3662

**OWNER:** OLYMPUS MANAGEMENT  
**FOLIO:** 1203-02-0100  
**LEGAL:** PARK HILL 1-163 D LOT 13 LESS ST RD, LOT 14 LESS RD, LOT 15, 16 BLK A  
**ADDRESS:** 250 S, FEDERAL HIGHWAY

CODE ENFORCEMENT ORDER LIEN				CEB 09-0981		RECORDED		RELEASED			
Start Date	Through Date	Lien Amount	# of Days	TOTAL FINE	Record Fee	BOOK	PAGE	DATE	BOOK	PAGE	DATE
3/13/2010	4/21/2011	\$250.00	404	\$101,000.00	\$249.50	47713	1672-1678	2/11/2011			
					Total						
					\$101,249.50						

This property is in compliance as of 4/21/11

REVISED 6/14/2011

**Accts. Receivable & Liens**

ESTIMATED COST OF RECORDING FEES		
1	PAGES CERTIFIED COPY COVER	10.00
3	PAGES FINAL ORDER	25.50
3	PAGES SUPPLEMENTAL ORDER	25.50
2	PAGES RELEASE OF LIEN	18.50
	ADM. FEE RECORDING LIEN	40.00
	ADM. FEE RECORDING RELEASE	30.00
	ADM. FEE - SPECIAL MAGISTRATE FINE	100.00
		249.50