

AGENDA REQUEST FORM CITY OF DANIA

Date: March 6, 2012

Agenda Item #:

Title: Request for Abatement

Requested Action:

Consideration of the Abatement Request for: Stanley Warren Rev. Trust, F. Zorovich, & C. Gillam (Aka C. Benz), 1921 Stirling Road, Case #07-0902

Summary Explanation & Background:

This was originally cited on 4/13/07 for 8 violations. This went to the Special Magistrate on 7/9/07 for 8 violations. The Special Magistrate issued orders giving the respondent until 10/18/08 to comply or a fine of \$200.00 per day would be levied. At the 3/5/09 hearing the Special Magistrate confirmed the fine as a lien. The property was brought into compliance on 12/7/09. The fine ran from 10/18/08 through 12/7/09, 415 days @ \$200.00 per day = \$83,000.00 plus recording/admin fees of \$234.50, for a total of \$83,234.50. At the 3/1/12 hearing Special Magistrate Mark Berman recommended a stipulated abatement of the fine incorporated with case #06-1234, as the City has received in this case \$35,000.00 from the previous tenant of the site, to the City Commission.

Exhibits (List):

- (1) Copy of the original violation letter issued.
- (2) Copy of all Final Orders and Supplemental Orders issued by the Special Magistrate.
- (3) Copy of the minutes from the 7/9/07, 10/1/07, 1/7/08, 4/3/08, 7/10/08, 12/4/08, 3/5/09, 3/4/10, 4/15/10, 5/5/10, and 3/1/12 Special Magistrate hearings.
- (4) Copy of the lien total sheet.

Purchasing Approval:

Source of Additional Information: (Name & Phone)

Recommended for Approval By:

At the 3/1/12 hearing Special Magistrate Mark Berman recommended a stipulated abatement of the fine incorporated with case #06-1234, as the City has received in this case \$35,000.00 from the previous tenant of the site, to the City Commission.

Commission Action:

Passed Failed Continued Other

Comment:

City Manager

City Clerk



City of Dania Beach
FLORIDA

April 13, 2007

STANLEY WARREN REV TR
& C GILLMAN & FR ZOROVICH
2850 STIRLING RD STE C
HOLLYWOOD, FL 33020

Case Number: 07-00000902

Location: 1921 STIRLING RD
Folio: 5042-33-28-0020-
Legal Description:
STIRLING CENTER 84-39 B TR 2

Dear STANLEY WARREN REV TR & C GILLMAN & FR ZOROVICH:

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 May 13, 2007. 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 954-924-3646.

Sincerely,

NICHOLAS LUPO
CODE INSPECTOR

I certify that an original hereof was furnished to the above named addressee by:

Certified Mail # 7006 2760 0004 7017 9154 by HC

Also sent regular mail

XC: ANTHONY T LAPORE ESQ. PA, P O BOX 823662, SOUTH FLORIDA, FL 33082-3662; CERTIFIED MAIL: 7006 2760 0004 7017 9147

"Broward's First City"

CASE NUMBER 07-00000902
PROPERTY ADDRESS 1921 STIRLING RD

VIOLATION: CE008022110001 QUANTITY: 1
DESCRIPTION: DBCC 8-22(a)(1) Comm Maint DATE: 4/13/07
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.

VIOLATION: CE013034001001 QUANTITY: 1
DESCRIPTION: DBCC 13-34(a) Nus Accumulation DATE: 4/13/07
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.

VIOLATION: CE013075310001 QUANTITY: 1
DESCRIPTION: DBCC 13-75(c)(10) Dumpster Vio DATE: 4/13/07
LOCATION:

ORDINANCE DESCRIPTION :

DBCC 13-75(c)(10) requires all dumpsters to include a top-loaded cover which shall remain closed at all times except when in use. No garbage, refuse, or waste may be located anywhere on the site except in a dumpster designed and approved for such temporary storage purpose.

CORRECTIVE ACTION REQUIRED :

Insure all dumpster(s) have a top-loaded cover which is closed at all times except when in use. In addition, insure

CASE NUMBER 07-00000902
 PROPERTY ADDRESS 1921 STIRLING RD

CORRECTIVE ACTION REQUIRED :
 that there is no garbage, refuse, or waste located anywhere
 on the site except in the dumpster(s).

 VIOLATION: CE015001000001 QUANTITY: 1
 DESCRIPTION: DBCC 15-1 License Required DATE: 4/13/07
 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 license
 from the city.

CORRECTIVE ACTION REQUIRED :
 Cease all unlawful activities and obtain all required
 licenses and approvals before resuming business operations.

 VIOLATION: CE022001000001 QUANTITY: 1
 DESCRIPTION: DBCC 22-1 Bldg Numbers (Front) DATE: 4/13/07
 LOCATION:

ORDINANCE DESCRIPTION :
 DBCC 22-1 states any building in the city must display the
 correct street number upon such building.

CORRECTIVE ACTION REQUIRED :
 Insure the building has and displays the correct street
 number upon the building and that it is visible from the
 right of way.

 VIOLATION: CE028004020101 QUANTITY: 1
 DESCRIPTION: DBCC 28-4.20(a) Appl of Regs DATE: 4/13/07
 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.

 VIOLATION: CE028028060001 QUANTITY: 1
 DESCRIPTION: DBCC 28-28.060 Prohibited Sign DATE: 4/13/07
 LOCATION:

ORDINANCE DESCRIPTION : CONTINUED

CASE NUMBER 07-00000902
PROPERTY ADDRESS 1921 STIRLING RD

ORDINANCE DESCRIPTION :

DBCC 28-28.060 states it is unlawful to erect, cause to be erected, maintain, or cause to be maintained any sign that is not specifically permitted, exempted, or authorized by the code.

CORRECTIVE ACTION REQUIRED :

Remove any and all prohibited signs from the subject property. Contact the inspector listed for further explanations and/or instructions.

VIOLATION: CE105001000001 QUANTITY: 1
DESCRIPTION: FBC 105.1 Permits Required DATE: 4/13/07
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).

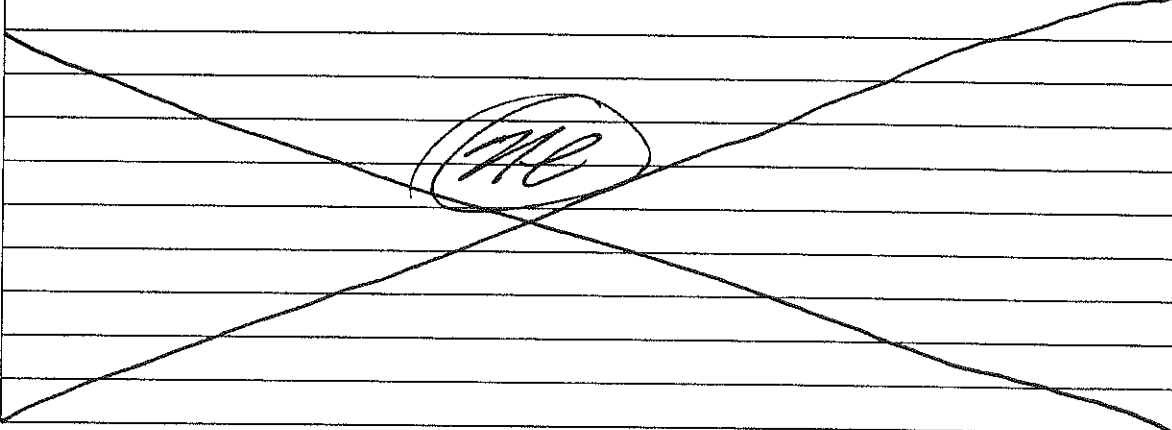
CORRECTIVE ACTION REQUIRED :

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.

07-0902

DETAILED INSPECTION REPORT

DATE:	4/3/07
CASE #:	
FOLIO #:	5042 3328 0020
ADDRESS:	1921 STIRLING RD
OWNER:	WARREN, STANLEY REV TR + ZOROVICH, F + GILLAM, C

ALL BUSINESSES ON SITE ARE REQUIRED TO HAVE AN ACTIVE + CURRENT OCCUPATIONAL LICENSE.
BUILDING HAS EXTERIOR NUISANCES + DRAINAGE ISSUES
INTERIOR OF THE BUILDING HAS BEEN ALTERED/ RENOVATED WITHOUT PERMITS OR APPROVALS. THIS INCLUDES STRUCTURAL + ELECTRICAL ADDITIONS + CHANGES. MUST PULL ANY + ALL REQUIRED PERMITS + PASS ALL INSPECTIONS.
NO PERMITS REQUESTED OR ISSUED FOR NEW CANOPY SIGN. REMOVE SIGN OR OBTAIN ALL REQUIRED PERMITS + INSPECTIONS.


CODE COMPLIANCE SPECIAL MAGISTRATE

CITY OF DANIA BEACH, FLORIDA

CITY OF DANIA BEACH, a Florida
Municipal Corporation

CASE # 07-902

Petitioner,

vs.

STANLEY WARREN REV TR 45%
INT F. ZOROVICH 45% C GILLAM
10%

Respondent:

_____ /

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

This matter came before the Special Magistrate of Dama Beach, Florida on July 9, 2007, after proper notice. Having heard testimony and based on the evidence presented, the Special Magistrate makes the following findings of fact, conclusions of law, and Order:

1. The Special Magistrate has jurisdiction of Respondent, STANLEY WARREN REV TR 45% 1NT F. ZOROVICH 45%, C GILLAM 10% (hereafter WARREN), and the subject matter of this action.

2. Respondent WARREN owns the subject property (hereafter “Subject Property”) located at 1921 Stirling Road, Dania Beach, Florida, legally described as STIRLING CENTER 84-39 B TR 2 (#5042-33-28-0020).

3. Respondent, WARREN, was cited by the City of Dania Beach for the following violations of the Dania Beach Municipal Code and the Florida Building Code at the subject property:

a. Chapter 8, Section 8-22(a)(1), The exterior of 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.

b. Chapter 13, Section 13-34(a), It is unlawful for any owner or operator of premises to allow the accumulation of or to accumulate any garbage, litter, trash, stagnant water, untended vegetation, or to allow any discoloration or any nuisance on the premises.

c. Chapter 13, Section 13-75(c)(10), All dumpsters to include a top-loaded cover which shall remain closed at all times except when in use. No garbage, refuse, or waste may be located anywhere on the site except in a dumpster designed and approved for such temporary storage purposes.

d. Chapter 15, Section 15-1, It is unlawful for any person to engage in or manage any business in the city without having a license from the city.

e. Chapter 15, Section 22-1, Any building in the city must display the correct street number upon such building.

f. Chapter 28, Article 4, Section 4.20(a), 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.

g. Chapter 28, Article 28, Section 28.060, It is unlawful to erect, cause to be erected, maintain, or cause to be maintained any sign that is not specifically permitted, exempted, or authorized by the code.

h. Florida Building Code, Section 105.1, 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.

4. Based upon the testimony of the witnesses, and photographs of the subject property entered into evidence, the Code Compliance Special Magistrate makes the following findings of facts, and finds Respondent, WARREN, in violation of the following Dania Beach Municipal Code and Florida Building Code provisions.

a. Chapter 8, Section 8-22(a)(1), There is graffiti on the building and the air conditioning unit attached to the exterior wall has exposed electrical conduit.

b. Chapter 13, Section 13-34(a), There is trash, debris and untended vegetation on the subject property.

c. Chapter 13, Section 13-75(c)(10), The garbage dumpster covers have been left open when not in use. There is refuse and waste on the ground around the dumpster site.

d. Chapter 15, Section 15-1, The subject property is being used for rental purposes. A portion of the leased space within the building on the subject property is being used for business purposes without an occupational license. In addition, the business of renting property requires an occupational license.

e. Chapter 15, Section 22-1, The street address number for the building is not displayed since it is obstructed by a canopy sign.

f. Chapter 28, Article 4, Section 4.20(a), The building has been added on to, reconstructed, or structurally altered by opening an interior wall and constructing an archway, and a window has been reconstructed by installing drywall over the window.

g. Chapter 28, Article 28, Section 28.060, A canopy sign has been erected across the front of the building and an upholstery sign has been erected on the subject property without permits or city approval.

h. Florida Building Code, Section 105.1, Construction work and alterations have been performed on the building, including converting an interior wall to an archway, enclosing a window opening with drywall, installing or altering the electrical system, and installing an air-conditioning unit on the subject property, all without the required building permits.

It is thereupon ORDERED:

Respondent, WARREN, is found to be in violation of Dania Beach Municipal Code, Sections 8-22(a)(1), 13-34(a), 13-75(c)(10), 15-1, 22-1, 28-4.20(a), 28-28.060, and Florida Building Code, Section 105.1. A fine of \$200 per day is imposed beginning September 7, 2007, and the fine shall accrue until Respondent, WARREN, brings the violations into compliance.

FINAL ORDER

07-902

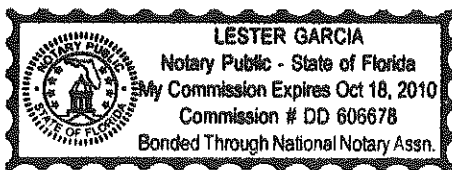
PAGE 5

The CITY OF DANIA BEACH shall have and recover from Respondent, WARREN, for the aforesaid violations a fine of \$200 per day, to commence on September 7, 2007.

The fine shall continue until said violations come into compliance with said sections of the City Code and Florida Building Code upon requested inspection. Upon complying, Respondent must notify the City's Code Compliance Department and an officer will inspect the property and notify the Special Magistrate whether Respondent has complied. If Respondent does 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. Said fine shall constitute a lien upon the real property and personal property of Respondent.

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, this 31 day of July, 2007.



CODE COMPLIANCE SPECIAL MAGISTRATE

By: *Gordon B. Linn*
Gordon B. Linn, Esq.

Notary Seal:

Sworn and subscribed before me this 31 day of July, 2007.

[Signature]
Notary Public State of Florida

Gordon B. Linn is personally known to me.

FINAL ORDER
07-902
PAGE 6

CERTIFICATE OF SERVICE

I CERTIFY that a copy of the foregoing Final Order was mailed to the Respondent, WARREN, this 8 day of August, 2007.

CERTIFIED MAIL # 7001 1940 0002 6631 8434



CODE COMPLIANCE
SPECIAL MAGISTRATE CLERK

cc: First Class Standard Mail
FILE COPY

Xc: Anthony T. Lepore, Esq., P.A.
Attorney for Warren
P.O. Box 823662
South Florida, Florida 33082-3662
Certified Mail # 7001 1940 0002 6631 8455

Xc: James S. Benjamin, Esq.
Benjamin & Aronson, P.A.
Attorney for Warren
One Financial Plaza
Suite 1615
Fort Lauderdale, Florida 33394
Certified Mail # 7001 1940 0002 6631 8448

Return to: Patricia Varney, Finance Director
City of Dania Beach
100 W. Dania Beach Blvd.
Dania Beach, FL 33004
CERTIFIED MAIL # 7001 1940 0002 6631 8431

CODE COMPLIANCE SPECIAL MAGISTRATE

CITY OF DANIA BEACH, FLORIDA

CITY OF DANIA BEACH, a Florida : CASE # 07-0902
Municipal Corporation,

PETITIONER, : FINAL ORDER

vs. :

STANLEY WARREN REV TR,
F ZOROVICH & C GILLAM,

RESPONDENTS. :

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

This proceeding came on for Formal Hearing on January 7, 2008, 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 Respondents and the subject matter of this action;

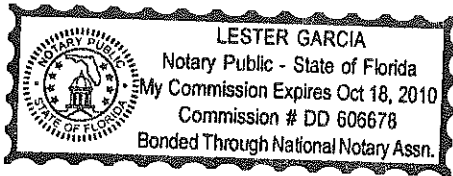
And

b. At a Formal Hearing on July 9, 2007, the Code Compliance Special Magistrate determined that Respondents, Stanley Warren Rev Tr, F Zorovich & C Gillam, did allow the code violations stated in the Final Order dated July 31, 2007, to exist at property Respondents own located at 1921 Stirling Road, Dania Beach, Florida, which property is legally described as: STIRLING CENTER 84-39 B TR 2 (# 0233 28 0020).

Upon consideration thereof, the motion was made and carried. It is thereupon ORDERED:

1. Respondents, Stanley Warren Rev Tr, F Zorovich & C Gillam:
 - (a) have been found to be in violation of the code sections listed in the Final Order dated July 31, 2007. A fine of \$200.00 per day was scheduled to begin running on September 7, 2007.
 - (b) At the Formal Hearing on January 7, 2008, the City of Dania Beach Code Compliance Special Magistrate has granted the Respondents' request for extension on imposition of the fine until February 16, 2008.
 - (c) Except as expressly amended herein, the Code Compliance Special Magistrate's Final Order in this case signed July 31, 2007, shall remain in full force and effect.

ORDERED at Dania Beach, Broward County, Florida, this 30 day of JANUARY, 2008.



CODE COMPLIANCE SPECIAL MAGISTRATE

By: _____

Mark E. Berman, Esq.

Notary Seal:

Sworn and subscribed before me this

30 day of JANUARY 2008.

NOTARY PUBLIC STATE OF FLORIDA

Mark E. Berman is personally known to me.

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

CERTIFICATE OF SERVICE

I CERTIFY that a copy of the foregoing Second Supplemental Order was mailed to the Respondents, Stanley Warren Rev Tr, F Zorovich & C Gillam, this 30 day of January, 2008.

CERTIFIED MAIL # 7007 2680 0000 4900 7455



CODE COMPLIANCE
SPECIAL MAGISTRATE CLERK

CC: First Class Standard Mail
lf

Return to: Patricia Varney, 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 Municipal Corporation,	:	CASE # 07-0902
PETITIONER,	:	FINAL ORDER
vs.	:	
STANLEY WARREN REV TR, F ZOROVICH & C GILLAM,		
RESPONDENTS.	:	

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

This proceeding came on for Formal Hearing on April 3, 2008, 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 Respondents and the subject matter of this action;

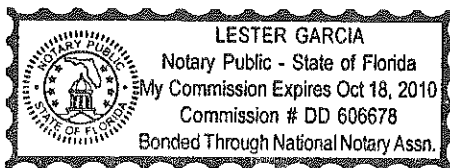
And

b. At a Formal Hearing on July 9, 2007, the Code Compliance Special Magistrate determined that Respondents, Stanley Warren Rev TR, F Zorovich & C Gillam, did allow the code violations stated in the Final Order dated August 8, 2007, to exist at property Respondents own located at 1921 Stirling Road, Dania Beach, Florida, which property is legally described as: STIRLING CENTER 84-39 B TR 2 (# 0233 28 0020).

Upon consideration thereof, the motion was made and carried. It is thereupon ORDERED:

1. Respondents, Stanley Warren Rev TR, F Zorovich & C Gillam:
 - (a) have been found to be in violation of the code sections listed in the Final Order dated August 8, 2007. A fine of \$200.00 per day was scheduled to begin running on September 7, 2007.
 - (b) At the Formal Hearing on April 3, 2008, the City of Dania Beach Code Compliance Special Magistrate has granted the Respondents' request for extension on imposition of the fine until June 12, 2008.
 - (c) Except as expressly amended herein, the Code Compliance Special Magistrate's Final Order in this case signed August 8, 2007, shall remain in full force and effect.

ORDERED at Dania Beach, Broward County, Florida, this 24 day of APRIL, 2008.



CODE COMPLIANCE SPECIAL MAGISTRATE

By: [Signature]
Gordon Linn, Esq.

Notary Seal:

Sworn and subscribed before me this 24 day of APRIL 2008.

[Signature]
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 was mailed to the Respondents, Stanley Warren Rev TR, F Zorovich & C Gillam, this 24 day of APRIL, 2008.

CERTIFIED MAIL #
7008 0150 0003 4943 7760
XC: ANTHONY T. LEPORE Esq
P.O. BOX 823662
SOUTH FLORIDA, FL 33682
CERT MAIL# 7008015000034943
CC: First Class Standard Mail 7777

[Signature]
CODE COMPLIANCE
SPECIAL MAGISTRATE CLERK

If
Return to: Patricia Varney, 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 # 07-0902
Municipal Corporation,

 PETITIONER, : FINAL ORDER

 vs. :

STANLEY WARREN REV TR,
F. ZOROVICH & C. GILLAM,

 RESPONDENTS. :

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

This proceeding came on for Formal Hearing on July 10, 2008, 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 Respondents and the subject matter of this action;

And

b. The Code Compliance Special Magistrate determined that Respondents, Stanley Warren Rev Tr, F. Zorovich & C. Gillam, did allow the code violations stated in the Final Order dated August 8, 2007, to exist at property Respondents own located at 1921 Stirling Road, Dania Beach, Florida, which property is legally described as: STIRLING CENTER 84-39 B TR 2 (# 0233 28 0020).

Upon consideration thereof, the motion was made and carried. It is thereupon ORDERED:

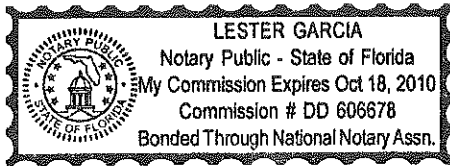
1. Respondents, Stanley Warren Rev Tr, F. Zorovich & C. Gillam:
 - (a) have been found to be in violation of the code sections listed in the Final Order dated August 8, 2007. A fine of \$200.00 per day was scheduled to begin running on

September 7, 2007. The Special Magistrate granted the Respondents three extensions on compliance. The first extension on compliance was until November 30, 2007, the second was until February 16, 2008, and the third was until June 12, 2008.

(b) At the Formal Hearing on July 10, 2008, the City of Dania Beach Code Compliance Special Magistrate has granted the Respondents' fourth request for extension on imposition of the fine until October 18, 2008.

(c) Except as expressly amended herein, the Code Compliance Special Magistrate's Final Order in this case signed August 8, 2007, shall remain in full force and effect.

ORDERED at Dania Beach, Broward County, Florida, this 11 day of AUGUST, 2008.



CODE COMPLIANCE SPECIAL MAGISTRATE

By: [Signature]
Mark E. Berman, Esq.

Notary Seal:

Sworn and subscribed before me this 11 day of AUGUST 2008.

[Signature]
NOTARY PUBLIC STATE OF FLORIDA

Mark E. Berman is personally known to me.

CERTIFICATE OF SERVICE

I CERTIFY that a copy of the foregoing Fourth Supplemental Order was mailed to the Respondents, Stanley Warren Rev TR, F Zorovich & C Gillam, this 11 day of AUGUST, 2008.

CERTIFIED MAIL # 7008 1140 0003 1257
9039

[Signature]
CODE COMPLIANCE
SPECIAL MAGISTRATE CLERK

CC: First Class Standard Mail

If
Return to: Patricia Varney, Finance Director
City of Dania Beach
100 West Dania Beach Blvd.
Dania Beach, FL 33004

XC: Anthony T Capore Esq.,
P.O. Box 823662
South Florida, FL 33082-3662

Certified Mail # 7008 1140 0003 1257 9022

CODE COMPLIANCE SPECIAL MAGISTRATE

CITY OF DANIA BEACH, FLORIDA

CITY OF DANIA BEACH, a Florida : CASE # 07-0902
Municipal Corporation,

 PETITIONER, :

 vs. :

STANLEY WARREN REV TR 45%
INT F. ZOROVICH 45% C GILLAM
10%,

 RESPONDENT. :

SUPPLEMENTAL ORDER/CONFIRMATION OF FINE

The CITY OF DANIA BEACH CODE COMPLIANCE SPECIAL MAGISTRATE, having received the Affidavit and testimony of Code Officer Nicholas Lupo, on the City's Motion to Confirm Fine held on March 5, 2009, and based on the evidence, the Code Compliance Special Magistrate enters the following findings of fact and order:

1. The Code Compliance Special Magistrate did render on July 31, 2007, a Final Order in the above-captioned case commanding the Respondent, Stanley Warren Rev Tr 45% Int F. Zorovich 45% C Gillam 10%, to bring the violations specified in said Final Order into compliance on or before September 7, 2007, or pay a fine in the amount of \$200.00 per day for each day of non-compliance thereafter. The Special Magistrate granted the Respondent four extensions on the date for compliance. The first extension on compliance was until November 30, 2007, the second extension was until February 16, 2008, the third extension was until June 12, 2008, and the fourth extension on compliance was until October 18, 2008.
2. The violations found by the Code Compliance Special Magistrate and stated in the Final Order occurred on the subject property located at 1921 Stirling Rd.,

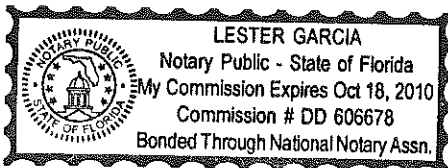
Dania Beach, Florida and legally described as: STIRLING CENTER 84-39 B TR 2 (# 5042 33 28 0020).

3. Respondent, Stanley Warren Rev Tr 45% Int F. Zorovich 45% C Gillam 10%, did not comply with the Final Order on or before October 18, 2008. There are violations stated in the Final Order which still exist on the property.

4. The fine stated in the Final Order is hereby confirmed and ratified and shall accrue at \$200 per day from October 18, 2008 until such time as the Respondent, Stanley Warren Rev Tr 45% Int F. Zorovich 45% C Gillam 10%, has complied with said Final Order. Upon complying, the Respondent shall notify the City's Code Compliance Department and an officer will inspect the property and notify the Code Compliance Special Magistrate whether Respondent has complied.

5. 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.

DONE and ORDERED at Dania Beach, Broward County, Florida, this 17 day of March, 2009.



CODE COMPLIANCE SPECIAL MAGISTRATE

By: _____

Mitchell S. Kraft, Esq.

Notary Seal:

Sworn and subscribed before me this
17 day of March, 2009.

NOTARY PUBLIC STATE OF FLORIDA

Mitchell S. Kraft is personally known to me.

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

CERTIFICATE OF SERVICE

I CERTIFY that a copy of the foregoing Supplemental Order/Confirmation of Fine was mailed to the Respondent, Stanley Warren Rev Tr 45% Int F. Zorovich 45% C Gillam 10%, this 17 day of March, 2009.

CERTIFIED MAIL # 7009 0080 0001 9337 0030



CODE COMPLIANCE
SPECIAL MAGISTRATE CLERK

CC: First Class Standard Mail
am

Xc: Anthony T. Lepore, Esq., P.A.
Attorney for Warren
P.O. Box 823662
South Florida, FL 33082-3662
Certified Mail # 7009 0080 0001 9337 0047

Xc: James S. Benjamin, Esq.
Benjamin & Aronson, P.A.
Attorneys for A to X
One Financial Plaza
Suite 1615
Fort Lauderdale, FL 33394
Certified Mail # 7009 0080 0001 9337 0054

Return to: Patricia Varney, Finance Director
City of Dania Beach
100 West Dania Beach Blvd.
Dania Beach, FL 33004
Certified Mail #

Case Order	Case #	Name	Address	Results
1	07-0902	Stanley Warren Gil-Zorovich Tr	1921 Stirling Rd	Comply by 9/07/07 or \$200 per day fine.
2	07-0129	Baruch Benny Tabib	2215 SW 47 St	Extension granted until 9/07/07.
3	07-0464	Florence E Klipper	54 SE 13 St	Comply by 10/07/07 or \$150 per day fine.
4	06-1035	Griffin Place Inc	3525 Griffin Rd	Recommended abatement to \$10,000 if paid by 8/08/07.
5	07-0097	Dan's Deals on Wheels Auto	4601 SW 44 Ave	Extension granted until 9/07/07.
6	06-1469	Mary A Dwyer 1/2 Int John Dwyer	5831 SW 24 Ave	Recommended abatement to \$500 if paid by 7/19/07
7	07-0100	Jacques A Gallet Tr	374 SW 4 Ct	Extension granted until 8/08/07.
8	06-0848	Ariel Edelsburg	3333 Griffin Rd	Recommended Commission abatement to \$5,000.
9	06-1632	Carlos V Sanchez	4216 SW 51 St	Extension granted until 10/07/07.
10	07-0126	Warren Berliner	1975 Stirling Rd	Extension granted until 8/08/07.
11	06-1348	Michael Cilone	150 NW 7 Ave	Recommended Commission abatement to \$16,000.
12	07-0490	Land Tr # 305 Phippen Rd	305 Phippen Rd	Comply by 10/07/07 or \$150 per day fine.
13	07-0115	Maria T Ellis Tr	1205 NW 1 St	Extension granted until 8/08/07.
14	06-1676	Emmanuel Temple Church of God	4610 SW 26 Ter	Extension granted until 10/07/07.
15	06-0173	Valerie Velella	609 NW 8 St	Recommended Commission abatement to \$4,305.
16	06-1443	Urzule & Nesly Bonny	721 SW 3 Pl	Fine Confirmed.
17	07-1049	Neol Samms	689 SW 7 Ter	Comply by 8/08/07 or \$200 per day fine.
18	07-0642	23rd Terrace LLC	2921 SW 23 Ter	Comply by 10/07/07 or \$200 per day fine.
19	07-0643	23rd Terrace LLC	2911 SW 23 Ter	Comply by 08/08/07 or \$200 per day for the RV violation.
20	06-1092	Marshall Labree Post 304 Amer	34 NE 1 Ave	Comply by 10/07/07 or \$150 per day for all remaining violations.
21	07-0861	Ernest R & Lucille Sandstrom	2591 Griffin Rd	Recommended abatement to \$500 if paid by 8/08/07.
22	07-0936	Robert W Sandstrom	4421 SW 23 Ave	Comply by 10/07/07 or \$150 per day fine.
23	07-0791	Abraham T & Cindy Padavathil	42 SW 14 St	Comply by 8/08/07 or \$250 per day fine.
24	07-0832	Mary Jane Dwyer	5040 SW 27 Ave	Comply by 9/07/07 or \$150 per day fine.
25	07-0333	Marie F Fritz Mathurin	218 SW 14 St	Comply by 10/07/07 or \$150 per day fine.
26	07-0799	Steven Krupp	4648 SW 32 Ave	Extension granted until 9/07/07. Comply by 9/07/07 or \$250 per day fine.
27	07-1054	Dotan Vaknin	2733 SW 47 St	Comply by 9/07/07 or \$150 per day fine.
28	07-1056	Julio Victor Aspillaga	2732 SW 47 St	Stipulation approved. Comply by 9/07/07 or \$150 per day fine.
29	07-0821	Dov B & Judy Grosman	5600 Park Rd	Stipulation approved. Comply by 9/07/07 or \$100 per day fine.
30	07-1045	Dov B & Judy Grosman	5548 Park Rd	Stipulation approved. Comply by 9/07/07 or \$100 per day fine.

Case Order	Case #	Name	Address	Results
1	07-0789	John J Costa Rev Liv Tr	36 SW 14 St	Stipulation approved. Compliance by December 10, 2007 or \$100.00 per day fine.
2	07-0799	Steven Krupp	4648 SW 32 Ave	Extension granted until November 10, 2007.
3	06-1078	Dania Beach House LLC	37 SW 14 St	Respondent's motion to vacate orders was denied. Recommended abatement to \$10,087.50.
4	07-0062	Dania Beach House LLC	37 SW 14 St	Respondent's motions were denied
5	07-0805	Broward Casting Foundry Inc	2240 SW 34 St	Continuance granted until the November 5, 2007 hearing.
6	07-0129	Baruch Benny Tabib	2215 SW 47 St	Extension granted until November 10, 2007.
7	07-0028	Banias Realty Inc	3891 Stirling Rd	Extension granted until July 22, 2007. Property is in compliance.
8	07-0902	Warren Tr, Stanley Gil-Zorovich	1921 Stirling Rd	Extension granted until November 30, 2007.
9	07-1960	Charles Metis & Pierre Mertus	224 SW 13 St	Compliance by December 10, 2007 or \$150.00 per day fine.
10	07-0328	S O S Land Corp # 3	345 N Federal Hwy	Compliance by November 10, 2007 or \$200.00 per day fine.
11	07-0069	Wilfrid Cadet	719 SW 5 St	Abated to \$2,500.00 if paid by November 30, 2007.
12	07-1711	Sylvie Poulin & Yves Lagace	4381 SW 51 St	Compliance by January 9, 2008 or \$250.00 per day fine.
13	07-1746	Claude Navenne	4362 SW 52 St	Compliance by January 9, 2008 or \$100.00 per day fine.
14	07-0667	Inland Southeast Sheridan LLC/Developers Diversified Realty Corp.	401 E Sheridan St	Vacate previous Final Order. Stipulation approved. Compliance by November 10, 2007 or \$200.00 per day fine.
15	07-1575	Perry L Jackson	406 SW 2 PI	Stipulation approved. Compliance by December 10, 2007 or \$150.00 per day fine.
16	07-1613	Sandpiper Woods Townhomes Assn	Common Area-Sandpiper Woods	Stipulation approved. Compliance by November 30, 2007 or \$200.00 per day fine.
17	07-1622	Bruce Liem	100 SE 4 Terr	Stipulation approved. Compliance by December 1, 2007 or \$100.00 per day fine.
18	07-1744	Linda Le Aube 1/2 Int Richard Aube 1/4 int ETAL	109 SE 2 St	Stipulation approved. Compliance by December 30, 2007 or \$200.00 per day fine.
19	07-1861	A & J Subachan Invest Inc	380 S Federal Hwy	Compliance by November 10, 2007 or \$ 100.00 per day fine.
20	07-1875	Donald Goodman & Micha Fischer	1437 S Federal Hwy	Stipulation approved. Compliance by November 10, 2007 or \$100.00 per day fine.
21	07-1379	Clive Forrest & Gertrude Forrest	4813 SW 44 Terr	Compliance by January 9, 2008 or \$ 100.00 per day fine.
22	07-1883	Bank of New York Co/ J P Morgan Chase Bank	35 SE 13 Terr	Charges 1 through 3, compliance by November 10, 2007 or \$200.00 per day fine. Charges 4 and 5, compliance by January 9, 2008 or \$200.00 per day fine.
23	07-2004	Ana & Edmond Salomon	270 SW 6 St	Stipulation approved. Compliance by November 30, 2007 or \$100.00 per day fine.
24	07-2042	Anthony L Delevoe	739 SW 4 Terr	Stipulation approved. Compliance by November 1, 2007 or \$100.00 per day fine.
25	07-1752	Sunshine Ocean Surf Inc	Vacant Lot E of 4540 SW 27 Ave Lot C	Compliance by November 10, 2007 or \$150.00 per day fine.
26	07-1753	Sunshine Ocean Surf Inc	Vacant Lot E of 4540 SW 27 Ave Lot B	Compliance by November 10, 2007 or \$150.00 per day fine.
27	07-1900	Steven J Tursi	2928 Lakeshore Dr	Stipulation approved. Compliance by October 14, 2007 or \$150.00 per day fine.



Case Order	Case #	Name	Address	Results
28	07-2587	Douglas Hammond	3001 SW 45 St	Stipulation approved. Compliance by March 17, 2008 or \$150.00 per day fine.
29	07-2593	Ricardo Stoner	4919 SW 28 Ave	Compliance by March 16, 2008 or \$200.00 per day fine.
30	07-1464	Natanael Simon	36 SW 16 St	Stipulation approved. Compliance by March 17, 2008 or \$150.00 per day fine.
31	07-1585	Rohit Prakash	262 SW 7 St	Stipulation approved. Compliance by March 17, 2008 or \$100.00 per day fine.
32	07-1898	Joseph M Philemon	737 SW 5 St	Compliance by February 16, 2008 or \$150.00 per day fine.
33	07-2333	Bernard Pierre & Theresa Pierre	287 SW 9 St	Stipulation approved. Compliance by March 17, 2008 or \$200.00 per day fine.
34	07-2604	Farmor Real Estate Holding Co	250 S Federal Hwy	Compliance by February 16, 2008 or \$250.00 per day fine
35	07-0805	Broward Casting Foundry Inc	2240 SW 34 St	Stipulation approved. Compliance by April 16, 2008 or \$100.00 per day fine.
36	07-2286	Regina Nancy Gaeta	4141 SW 50 St	Stipulation approved. Compliance by March 17, 2008 or \$200.00 per day fine.
37	07-2305	My Darling LLC	4417 SW 50 St	Stipulation approved. Compliance by April 16, 2008 or \$250.00 per day fine.
38	07-2609	Andrew Pardo & Elisie Moreta	4368 SW 50 St	Compliance by February 16, 2008 or \$200.00 per day fine.
39	07-2618	Alimudin Saffie	4381 SW 54 Ct	Compliance by February 16, 2008 or \$200.00 per day fine.
40	07-2640	Emerald Palms Apts Ltd Pptrh	4281 SW 54 Ct	Stipulation approved. Compliance by March 17, 2008 or \$200.00 per day fine.
41	07-2646	Chris Murray	4043 SW 49 Ct	Stipulation approved. Compliance by March 17, 2008 or \$150.00 per day fine.
42	07-2709	Frank & Elisa Alberghina	3900 SW 51 St	Stipulation approved. Compliance by March 17, 2008 or \$200.00 per day fine.
43	07-2746	Stirling Station Inc	4051 Stirling Rd	Compliance by January 22, 2008 or \$250.00 per day fine.
44	07-2780	Russell Antonio Mayes	4550 SW 42 Terr	Stipulation approved. Compliance by February 15, 2008 or \$150.00 per day fine.
45	07-2836	Stirling Station Inc	4051 Stirling Rd Lot E Vac	Compliance by January 22, 2008 or \$250.00 per day fine.
46	07-0902	Warren Zorovich-Gil Tr, Stanley	1921 Stirling Rd	Extension granted until February 16, 2008.
47	07-2162	Shirelee Fisher & Charles E F	75 NW 13 Ave	Stipulation approved. Compliance by March 17, 2008 or \$150.00 per day fine.
48	07-2663	Robert Perlberg	235 NE 2 Pl	Continuance ordered until the February 4, 2008 hearing.
49	07-2712	Michelle Wilcox & Jeffery Bryant	137 NW 4 Ave	Stipulation approved. Compliance by March 17, 2008 or \$150.00 per day fine.


Case Order	Case #	Name	Address	Results
29	08-0030	Han Ying Chiang & Chien Chao	234 SE Park St	Stipulated agreement. Compliance by June 12, 2008 or \$100.00 per day fine.
30	08-0131	Hilario Valdespino Jr.	434 SE 3 St	Stipulated agreement. Compliance by July 12, 2008 or \$150.00 per day fine.
31	06-1676	Jospeh Warren Homer IV	4610 SW 26 Terr	Extension granted until June 12, 2008.
32	07-2364	Airport Commercial Center LLC	2257 SW 44 St	Extension granted until August 11, 2008.
33	08-0019	Investment Builders of FL Ltd	2931 Griffin Rd	Stipulated agreement. Compliance by July 12, 2008 or \$150.00 per day fine.
34	08-0020	Robin Greenberg	5201 SW 31 Ave # 106	Stipulated agreement. Compliance by July 12, 2008 or \$150.00 per day fine.
35	08-0021	3001 Griffin Partners LLC	3001 Griffin Rd	Stipulated agreement. Compliance by September 10, 2008 or \$150.00 per day fine.
36	08-0073	Southwest Capital Investments LLC	3001 Marina Dr	Compliance by May 13, 2008 or \$225.00 per day fine. Received authorization to abate the nuisances and secure the premises in the interest of public health and safety.
37	07-0181	Michelle B & Darryl Wilcox	141 NW 4 Ave	Fine confirmed.
38	07-0189	Michelle Wilcox & Jeffery Bryant	137 NW 4 Ave	Fine confirmed.
39	07-1779	Dave Mathews	215 SW 2 PL	Compliance by May 13, 2008 or \$200.00 per day fine.
40	07-2034	Tzvi Y Sharaby	5840 SW 36 Terr	Fine confirmed. Received authorization to abate the nuisances and secure the premises in the interest of public health and safety.
41	07-2040	Wayne V Boyce	305 SW 14 St	Extension granted until May 13, 2008.
42	07-2928	Marie F Louissant	253 SW 3 PL	Stipulated agreement. Compliance by June 11, 2008 or \$100.00 per day fine.
43	07-2953	JRJD LLC	501 Stirling Rd	Stipulated agreement. Compliance by May 13, 2008 or \$100.00 per day fine.
44	07-2796	Stirling Petroleum Inc	3991 Stirling Rd	Stipulated agreement. Compliance by July 12, 2008 or \$250.00 per day fine.
45	07-2813	Robert Soloman & Omana Soloman	3801 Griffin Rd	Stipulated agreement. Compliance by May 13, 2008 or \$150.00 per day fine.
46	07-2824	Raymond W Lundberg	4101 Griffin Rd	Stipulated agreement. Compliance by June 11, 2008 or \$100.00 per day fine.
47	07-2988	Jorege E & Ana O Pena	4341 SW 50 St	Stipulated agreement. Compliance by July 12, 2008 or \$50.00 per day fine.
48	07-2998	Eleanor Fischer	4265 SW 51 St	Stipulated agreement. Compliance by June 12, 2008 or \$150.00 per day fine.
49	07-0902	Warren Zorovich Tr, Stanley Gil	1921 Stirling Rd	Extension granted until June 12, 2008.
50	07-0234	Robert Hilton III	42 NW 14 Ave	Stay all proceedings - Foreclosure pending.
51	07-1505	Glancy Nanan	29 NW 5 Ave	Fine confirmed.
52	07-1735	Albert & Madline Marco	24 SW 12 Ave Bldg 2	Extension granted until April 3, 2008. Case is in compliance.
53	07-1892	Ruby Ferguson	217 NW 4 Ave	Fine confirmed.
54	07-2559	One Property Holdings LLC	42 SW 4 Ave	Extension denied.
55	08-0116	Cozy Cove Marina Inc	300 N Federal Hwy	Compliance by June 12, 2008 or \$150.00 per day fine.
56	08-0134	Steven & Sandra Healy	709 NW 10 Ave	Stipulated agreement. Compliance by June 12, 2008 or \$150.00 per day fine.
57	08-0176	Red Sound Realty Inc	73 SW 12 Ave 1 102	Compliance by May 13, 2008 or \$100.00 per day fine.



Case Order	Case #	Name	Address	Results
1	07-0064	Jorge M Fallad & Maria A Velez	102 N Federal Hwy	Extension granted to September 18, 2008.
2	07-1837	Ashley T. Taylor Rev. TR., Sally Taylor Trustee.	4305 Stirling Rd	Fine confirmed.
3	07-1503	Wendy Weeks 1/2 Int Christopher R Weeks	4248 SW 52 St	Extension granted to October 18, 2008.
4	07-2558	Ellen Bithell & Linda J Simon	1461 NW 10 St	Extension granted to October 18, 2008.
5	08-0315	Arthur S Kachel	4448 SW 51 St	Continuance to the August 7, 2008 hearing.
6	08-0676	Tigertail Industrial Park LLC	1946 Tigertail Blvd BD-16	Compliance by October 18, 2008 or \$200.00 a day fine.
7	07-1715	Vithleem Le Daglaris, Aristotelis Daglaris ETAL	Vac Lot W of 358 SE 5 St	Extension granted to August 19, 2008.
8	07-1976	Haralambides Properties LLLP Pula De Rosa ETAL	215 SW 12 St	Extension granted to September 18, 2008.
9	07-1978	Haralambides Properties LLLP Pula De Rosa ETAL	209 SW 12 St	Extension granted to September 18, 2008.
10	07-1501	Michael J Garramone	42 SW 16 St	Fine confirmed. Reduced to \$2500.00 if paid by September 8, 2008.
11	07-1919	Frank West	149 NW 14 Ave	Fine confirmed.
12	07-2105	Paul Higgs	3911-3913 SW 51 St	Compliance by September 18, 2008 or \$200.00 a day fine.
13	07-1370	Henry Bowe Jr	4717 SW 35 Ave	Fine confirmed.
14	07-2006	Jose A Canoa	61 SW 12 St	Fine confirmed. Reduced to \$1500.00 if paid by September 8, 2008.
15	07-2865	City First Mortgage Corporation	4911 SW 29 Way	Compliance by August 19, 2008 or \$250.00 a day fine.
16	07-2715	Timothy Ivey	126 NW 5 Ave	Extension granted to August 19, 2008.
17	07-2555	David L Hibbs	838 NW 8 Ave	Extension granted to June 12, 2008. Case is in compliance.
18	07-3057	Arnetta L Bushnell	4449 SW 35 Ave	Compliance by September 2, 2008 or \$150.00 a day fine.
19	07-2216	Kenneth Lowry 1/2 Int Donald E & Rosa K Lowry	4471 SW 34 Ave	Fine confirmed. Reduced to \$1250.00 if paid by September 8, 2008.
20	06-1234	Stanley Warren Rev Tr 45 % Int F Zorovich 45%, C. Gilliam 10%	1921 Stirling Rd	Extension granted to October 18, 2008.
21	07-0902	Stanley Warren Rev Tr 45 % Int F Zorovich 45%, C. Gilliam 10%	1921 Stirling Rd	Extension granted to October 18, 2008.
22	08-0678	Daniel E Bomback	2471 SW 58 Mnr W	Compliance by September 18, 2008 or \$200.00 a day fine.
23	08-0680	Daniel E Bomback	2471 SW 58 Mnr E	Compliance by August 19, 2008 or \$100.00 a day fine.
24	07-2099	Nauman Akhtar	214 NE 5 Ave	Fine confirmed. Reduced to \$100.00 if paid by August 19, 2008.
25	07-1598	Cheryl Westfall & Gary Westfall	226 SW 6 St	Extension granted to August 19, 2008.
26	08-0257	Margarita Otero	2920 SW 58 St	Compliance by October 18, 2008 or \$150.00 a day fine.
27	08-0902	Praim Nanan	4875 SW 28 Ave	Compliance by August 19, 2008 or \$150.00 a day fine.
28	07-2821	Amparo Quintana	10 SE 14 St	Extension granted to October 18, 2008.
29	06-0847	Steven Alliland	723 SW 5 St	Recommendation to City Commission of abatement to \$25,000.00.
30	08-0184	Davie Property Group LLC	4485 Stirling Rd	Compliance by September 18, 2008 or \$150.00 a day fine.
31	07-1744	Linda Le Aube 1/2 Int Richard Aube 1/4 Int ETAL	109 SE 2 St	Extension granted to October 18, 2008. Final Extension.
32	08-0622	Sherlanne Hickson	288 NW 13 Ct	Compliance by September 18, 2008 or \$100.00 a day fine.
33	07-1379	Clive Forrest & Gertrude Forrest	4813 SW 44 Terr	Fine confirmed.
34	07-2609	Andrew Pardo & Elisie Moreta	4368 SW 50 St	Fine confirmed. Received authorization to abate the nuisances and/or secure the premises in the interest of public health and safety.
35	08-1081	Joanne H Kestler	5511 SW 44 Ave	Compliance by July 24, 2008 or \$250.00 a day fine.
36	07-1303	Jermey Goldstein	54 SW 15 St	Fine confirmed.
37	07-1325	Earl H Burns	19 SW 15 St	Fine confirmed.
38	08-0185	Debra & Steve Kalitan	224 SW 4 St	Stipulated Agreement. Compliance by October 18, 2008 or \$100.00 a day fine.


Special Magistrate Minutes 07/10/08

Case Order	Case #	Name	Address	Results
1	07-1997	Livio Basso & Claudette Dionne-Basso	2855 SW 58 St	Abatement of \$2,500.00 recommended to City Commission.
2	08-1006	Dania Beach Hotel LLP	180 E Dania Beach Blvd	Abatement of \$35,000.00 recommended to City Commission.
3	08-0563	Ronjean Corporation	475 W Dania Beach Blvd	Extension granted until February 12, 2009.
4	08-1178	Donald E Johnson Trustee % Lisa K Hermann	217 NW 4 Ave	Extension granted until March 14, 2009.
5	07-1370	Henry Bowe Jr	4717 SW 35 Ave	Abatement of \$10,000.00 recommended to City Commission.
6	08-0049	Haralambides Properties LLLP De Rosa Paula ETAL	215 SW 12 St	Fine confirmed.
7	06-1234	Stanley Warren Rev Tr 45% Int F Zorovich 45%, C Gillam 10%	1921 Stirling Rd	Continued to the hearing presided over by Magistrate Mitch Kraft on March 5, 2009.
8	07-0902	Stanley Warren Rev Tr 45% Int F Zorovich 45%, C Gillam 10%	1921 Stirling Rd	Continued to the hearing presided over by Magistrate Mitch Kraft on March 5, 2009.
9	08-1277	Oak Hills Condominium Inc	5150 SW 40 Ave	Compliance by January 13, 2009 or \$100.00 per day fine.
10	08-0421	Michael E Endres	500 NE 2 St 120	Fine confirmed at \$19,350.00. Reduced to \$750.00 if paid by January 4, 2009.
11	07-1503	Wendy Weeks 1/2 Int Christopher R Weeks	4248 SW 52 St	Extension granted until March 14, 2009.
12	07-2088	Thomas & Rosemarie Neuman	402 Phippen Rd Bldg	Fine confirmed at \$36,300.00. Reduced to \$3,600.00 if paid by March 4, 2009.
13	08-1215	Patricia J Halstead	4730 SW 42 Terr	Compliance by April 13, 2009 or \$150.00 per day fine.
14	08-0923	N & D Holdings Inc	3325 Griffin Rd	Compliance by March 14, 2009 or \$100.00 per day fine.
15	06-1676	Joseph Warren Homer IV	4610 SW 26 Terr	Extension granted until January 13, 2009.
16	08-1649	Anne Hubbard Everson Rev Liv Tr	2775 SW 54 St	Compliance by April 13, 2009 or \$150.00 per day fine.
17	07-2956	Banias Realty	3891 Stirling Rd	Fine confirmed at \$21,000.00. Reduced to \$15,750.00 if paid by March 4, 2009.
18	07-2287	My Darling LLC	4433 Stirling Rd	Continued to January 8, 2009 hearing.
19	07-1794	Carlos Jimeno & Keith Thompson	53 SE 11 St	Extension granted until December 4, 2008. Case is in compliance.
20	08-0704	Clyde & Victoria Nanan	602 NW 1 St	Extension granted until February 12, 2009.
21	07-2040	Wayne V Boyce	305 SW 14 St	Fine confirmed at \$23,250.00. Reduced to \$2,500.00 if paid by January 4, 2009.
22	07-1960	Charles Metis & Pierre Mertus, Evelyn Charles	224 SW 13 St	Authorization to foreclose deferred. Fine confirmed at \$54,000.00.
23	08-0538	Jean & Raymond Funeus & Jeannine Funeus	4173 SW 51 St A	Abatement of \$27,000.00 recommended to City Commission.
24	07-2709	Frank & Elisa Alberghina	3990 SW 51 Street	Compliance by April 13, 2009 or \$100.00 per day fine.
25	08-1471	William & Yasmin Mc Intosh	330 Phippen Road	Fine confirmed at \$39,200.00. Reduced to \$3,290.00 if paid by February 4, 2009.
26	07-2558	Ellen Bithel & Linda J Simon	1461 NW 10 St	Compliance by April 13, 2009 or \$125.00 per day fine.
27	08-0150	Allied Mortgage & Financial Corp	850 NW 3 Terr	Extension granted until March 14, 2009.
28	07-2225	Daniel A & Marlen Manter & Danny S Maitlen	118-120 SE 2 Ave	Extension granted until February 12, 2009.
29	08-0355	Renee M Liber 1/2 Int, Orlando E Bueno	702 NW 7 St	Final Order review motion dismissed and challenge of compliance denied.
30	08-0376	Jorge Rodriguez	278 SW 9 St	Extension granted until February 12, 2009.
31	07-2587	Douglas Hammond	3001 SW 45 St	Fine confirmed at \$5,000.00. Reduced to \$500.00 if paid by January 4, 2009.
32	08-1170	Juan Bonilla 1/2 Int, Danilo Mina & Myriam Bonilla	4850 SW 28 Terr	Fine confirmed.
33	08-0657	MORS Properties LLC	128 SW 1 St	Compliance by February 12, 2009 or \$100.00 per day fine.
				Extension granted until January 13, 2009.


Special Magistrate Minutes 12/04/08

Case Order	Case #	Name	Address	Results	
30	07-0902	Stanley Warren Rev Tr 45% INT F. Zorovich 45%, C. Gilliam 10%	1921 Stirling Rd	Fine confirmed. Repeat violation found. Fine confirmed for 10 days at \$500.00 per day for a total of \$5,000.00.	P
31	09-0127	CBLB INC	3489 Griffin Rd	Continued to the April 2, 2009 hearing.	NP
32	06-1452	Al Bartosh	203 SE 2 St	Authorization to sue for money judgment granted.	NP
33	07-1624	Brian D Silver	104 SE 4 Terr	Fine confirmed.	NP
34	07-1917	Isaac & Igone Argotita	101 SE 2 Ct	Stipulated agreement. Compliance by May 14, 2009 or \$150.00 per day.	NP
35	08-2004	JRJD LLC	501 Stirling Rd	Compliance by April 14, 2009 or \$250.00 per day.	NP
36	08-2152	US Bank Trustee	706 SW 4 Terr	Fine confirmed.	NP
37	07-0408	James Nanan & Christopher Gibbons	2401 SW 49 Ct	Stipulated agreement. Compliance by July 13, 2009 or \$150.00 per day.	NP
38	08-1956	Jose L Martinez	4720 SW 34 Ave	Stipulated agreement. Compliance by June 13, 2009 or \$150.00 per day.	NP
39	08-0867	Thomas W Heavey	4403 SW 24 Ave	Stipulated agreement. Compliance by May 13, 2009 or \$150.00 per day.	NP
40	08-1307	Elena Pezzimenti	4665 SW 33 Ave	Stipulated agreement. Compliance by May 13, 2009 or \$150.00 per day.	NP
41	08-0263	Richard L Bulow TR	4100 Ravenswood Rd	Extension granted until June 13, 2009.	NP
42	08-0709	Carlos Perez	4365 SW 54 Ct	Fine confirmed.	NP
43	08-0812	Johnathan Keller	4919 Tradewinds Terr 1004	Fine confirmed.	NP
44	08-0816	Fernando Juarbe	4959 Windward Way 4106	Fine confirmed.	NP
45	08-0836	Villas at Harbor Isles H.O.A. The Continental Group Inc.	5000 Ravenswood Rd Comm Area	Extension granted until granted May 14, 2009.	NP
46	08-2003	AMG Investments of S FL Inc	19 SW 12 St	Stipulated agreement. Compliance by May 14, 2009 or \$150.00 per day.	NP
47	08-2012	Manhattan Associates Leasing Co.	4233 SW 51 St	Compliance by April 14, 2009 or \$200.00 per day.	NP
48	08-2020	Rochelle Jackson	4530 SW 43 Ave	Compliance by April 14, 2009 or \$200.00 per day.	NP
49	07-2559	One Property Holdings LLC	42 SW 4 Ave	Authorization to foreclose granted.	NP
50	08-0566	Michelle B & Darryl Wilcox	141 NW 4 Ave	Fine confirmed.	NP
51	08-1570	Richard Judge	112 NW 4 Ave	Stipulated agreement. Compliance by May 14, 2009 or \$150.00 per day.	NP

Case Order	Case #	Name	Address	Results	
1	09-0877	Indira Maharaj	2227 Clipper Pl #5107	Abatement of \$1,710.00 recommended to City Commission.	P
2	08-1954	Jorge M Fallad & Maria A Velez	104 NW 5 Ave	Extension granted until May 13, 2010. Final extension Recurring violation found. Case is in compliance. \$100.00 administrative fee is assessed	P
3	09-2315	Byron Kappes	307-309 SE 2 Ave	Continuance granted to April 8, 2010 hearing.	P
4	09-0945	Floyd Delarm	213 SW 2 St		P
5	09-1112	Warsow Acquisition Corp % Jerome L Tepps PA	17 N Federal Hwy	Continuance granted to May 6, 2010 hearing.	P
6	09-1137	Warsow Acquisition Corp % Jerome L Tepps PA	4 N Federal Hwy	Continuance granted to May 6, 2010 hearing.	P
7	09-1587	Volunteer Properties of Dania LLC	440 Phippen Rd	Charge # 1 is in compliance. In regards to charge # 2, compliance by June 12, 2010 or \$200.00 per day fine. \$100.00 administrative fee is assessed.	P
8	08-1850	Tauric L Reed	113 NW 13 Ave	Extension granted until June 12, 2010. Final Extension. Compliance by June 12, 2010 or \$100.00 per day fine. \$100.00 administrative fee is assessed.	P
9	09-1754	Prince Washington Jr	270 NW 14 Way		
10	07-0935	Rafi Levy	5981 SW 45 Way	Abatement of \$3,000.00 recommended to City Commission.	P
11	09-1341	Yves Subprenant	5290 SW 22 Ter	Extension granted until May 13, 2010.	P
12	09-2281	Bernard R & Carmen M Feinberg	4400 SW 43 Ave	Compliance by May 13, 2010 or \$100.00 per day fine. \$100.00 administrative fee is assessed.	P
13	10-0181	FT Lauderdale Owner LLC	1870 Griffin Rd	Compliance by April 13, 2010 or \$100.00 per day fine. \$100.00 administrative fee is assessed.	P
14	08-0099	Sean Eckhardt Penny Eckhardt 1/2 Int	4741 SW 42 Ter	Extension granted until June 12, 2010.	P
15	08-1215	Patricia J Halstead	4730 SW 42 Ter	Fine confirmed. Fine reduced to \$1,500.00 if paid by April 3, 2010.	P
16	09-0411	John Canzoneri	309 SE 4 Ter	Fine confirmed. Fine reduced to \$500.00 if paid by April 3, 2010.	P
17	09-0349	Roberto Berrios	751-753 SW 1 St	Fine confirmed. Fine reduced to \$500.00 if paid by April 3, 2010. Compliance by June 12, 2010 or \$100.00 per day fine. \$100.00 administrative fee is assessed.	P
18	09-2059	David Brian Earl	2460 SW 50 St		P
19	09-2206	Andrey Korchagin % Yana Franz	105 S Federal Hwy	Compliance by May 13, 2010 or \$100.00 per day fine. \$100.00 administrative fee is assessed.	P
20	09-1060	Ronald Nuby	221 NW 6 Ave	Extension granted until March 4, 2010. Case is complied.	P
21	08-2007	Richard C Dwyer	4701 SW 25 Ave	Extension granted until June 12, 2010.	P
22	09-1767	Cretan Properties LLC	14 SE 15 St	Compliance by May 13, 2010 or \$100.00 per day fine. \$100.00 administrative fee is assessed.	P
23	07-0902	Stanley Warren Rev Tr Fred Zorovich & Carolyn Benz	1921 Stirling Rd	Conditional abatement recommendation of 50% to the City Commission, contingent upon an agreement by the City Attorneys and respondent/tenant.	P
24	08-0112	Robert Allen & Duong Nhi	1327 SE 2 Ave	Extension granted until June 12, 2010.	NP
25	09-1693	DV8 Inc	2800 S Federal Hwy	Compliance by April 13, 2010 or \$150.00 per day fine. \$100.00 administrative fee is assessed.	NP
26	09-1913	Atlantic 18 LLC	1211 Stirling Rd	Continuance granted to April 8, 2010 hearing.	NP


Special Magistrate Minutes
3/04/10



Thursday
April 15, 2010
3:00 pm

City of Dania Beach
100 W Dania Beach Blvd
Dania Beach, FL 33004

**MINUTES
SPECIAL MAGISTRATE**

1. Those Present:

Mitch Kraft, Special Magistrate
Tim Ryan, Special Magistrate City Attorney
Tuchette Torres, Special Magistrate Clerk
Nicholas Lupo, Code Compliance Manager

2. Special Magistrate Mitch Kraft called to order the special set hearing of April 15, 2010 Special Magistrate meeting at 3:20 pm.
3. * Case 07-0902, Warren Tr-Zorovich-Gil, Stanley C/O 2850 Stirling Rd STE C, 1921 Stirling Rd., was called. After testimony by the City, the Special Magistrate issued a continuance in this case to another special set hearing to be held on May 5, 2010.
4. There being no further business, the meeting was adjourned.

 COPY

Mitch Kraft, Esq.



Wednesday
May 5, 2010
3:00 pm


City of Dania Beach
100 W Dania Beach Blvd
Dania Beach, FL 33004

**MINUTES
SPECIAL MAGISTRATE**

1. Those Present:

Mitch Kraft, Special Magistrate
Tim Ryan, Special Magistrate City Attorney
Tuchette Torres, Special Magistrate Clerk
Nicholas Lupo, Code Compliance Manager

2. Special Magistrate Mitch Kraft called to order the special set hearing of May 5, 2010 Special Magistrate meeting at 3:15 pm.

3.  Case 07-0902, Warren Tr-Zorovich-Gil, Stanley C/O 2850 Striling Rd STE C, 1921 Stirling Rd., was called. Mr. Ryan read into record a proposed settlement agreement in this case. It was motioned to be approved to present to the City Commission to be approved as an abatement request in this case, which was done by Special Magistrate Mitch Kraft.

4. There being no further business, the meeting was adjourned.

1C COPY

Mitch Kraft, Esq.

Case Order	Case #	Name	Address	Results
1	11-0916	Coon Holdings Inc	999 Eller Dr	Compliance by June 9, 2012 or \$200.00 per day fine. \$100.00 administrative fee assessed.
2	11-0912	Charles Akiba & Ann Francine Akiba	11 N Federal Hwy	Compliance by June 9, 2012 or \$250.00 one time fee. \$100.00 administrative fee assessed.
3	10-1012	New Horizon Counseling Center	721 SW 12 Ave	Abatement recommended to the Commission for \$7,500.00.
4	11-0980	Elizabeth Gonzalez	3730 SW 47 Ct	Extension granted to May 10, 2012.
5	11-1805	Palm Beach Polo Holdings Inc	750 NE 7 Ave	Compliance by June 9, 2012 or \$150.00 per day fine. \$200.00 administrative fee assessed.
6	10-1185	John & Angeline Jerrytone	3120 SW 58 Pl	Extension granted to May 3, 2012.
7	11-1559	Griffin Partners Inc	3300 Griffin Rd	Status hearing set for the May 3, 2012 hearing.
8	11-0842	Louis Ferrer Est	3448 SW 44 St	Extension granted to April 10, 2012.
9	11-0843	Louis Ferrer Est	3460 SW 44 St	Fine confirmed.
10	11-1653	Richard Le Goldenberg Mindy S Runge Estal	30 SW 15 St	Fine confirmed.
11	10-0187	Baby Steps Investments LLC	2238 SW 34 St	Compliance by May 10, 2012 or \$100.00 per day fine. \$50.00 administrative fee assessed.
12	10-0983	Frank West	149 NW 14 Ave	Fine confirmed.
13	11-1651	Paula Peraza & Luc Vidal	401 SE 2 Ave	Hold until May 10, 2012 on recording the lien.
14	11-0629	Dania Investments Inc	321 N Federal Hwy	Authorization to foreclose granted.
15	11-0218	Braha Dania LLC	255 E Dania Beach Blvd	Compliance by May 10, 2012 or \$75.00 per day fine. \$75.00 administrative fee assessed.
16	11-1499	Marcia Ward	314 Phippen Rd	Fine confirmed.
17	09-1069	Cheryl Clarke	501 W Dania Beach Blvd	Extension granted to June 9, 2012.
18	06-1234	Stanley Warren Rev Trust, F Zorovich, C Gillam	1921 Stirling Rd	Payment extension granted to June 9, 2012.
19	07-0902	Stanley Warren Rev Trust, F Zorovich, C Benz	1921 Stirling Rd	Abatement recommended to the Commission for \$15,000.00. Abatement recommended to the Commission with case 06-1234. City has already received \$35,000.00 from the previous tenant in this case.
20	11-1052	Dominick Scotto Rev Tr	1101 S Federal Hwy	Fine confirmed at \$17,000.00.
21	11-1426	M-Six Creditvest II Business T c/o Motel 6 Tax Dept #376	825 E Dania Beach Blvd.	Extension granted to May 10, 2012.
22	11-1608	Joshua Levitt	125 NE 2 Ave	Compliance by April 10, 2012 or \$100.00 per day fine. \$100.00 administrative fee assessed.
23	11-1879	Vojo Nastevski Daniela Nastevska	41-43 SE 3 Pl	Recurring violation found. Case is now compiled. Finding of fact issued, and \$100.00 administrative fee assessed.
24	10-1789	Zvi H Segall	5925 Ravenswood Rd D 17-19	Fine confirmed.
25	11-0695	James Rose	221 SW 6 St	Hold until April 10, 2012 on recording the lien.
26	11-0822	Edward F Gonzales	219 SW 11 St	Extension granted to June 9, 2012.
27	11-0920	HSBC Bank USA NA c/o Marshall C Watson PA	720 SW 6 St	Fine confirmed.
28	11-1515	Sea Fox Marina LLC Attn Fred Renken	10 Bryan Rd	Compliance by May 10, 2012 or \$250.00 per day fine. \$100.00 administrative fee assessed.

Special Magistrate Minutes
03/01/2012

City of Dania Beach

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

OWNER: WARREN, STANLEY REV TR & ZOROVICH, FRED & BENZ, CAROLYN
 FOLIO: 0233-28-0020
 LEGAL: STIRLING CENTER 84-39 B TR 2
 ADDRESS: 1921 STIRLING ROAD

CODE ENFORCEMENT ORDER LIEN CEB 07-0902

Start Date	Through Date	Lien Amount	# of Days	TOTAL FINE	Record Fee	RECORDED		RELEASED	
						BOOK	PAGE	BOOK	DATE
10/18/2008	12/7/2009	\$200.00	415	\$83,000.00	\$234.50	46115	178-194		4/7/2009
					Total				
					\$83,234.50				

REVISED 2/29/2012

ESTIMATED COST OF RECORDING FEES

1	PAGES	CERTIFIED COPY COVER	10.00
6	PAGES	FINAL ORDER	51.00
10	PAGES	SUPPLEMENTAL ORDER - 5	85.00
2	PAGES	RELEASE OF LIEN	18.50
		ADM. FEE RECORDING LIEN	40.00
		ADM. FEE RECORDING RELEASE	30.00
			234.50