

AGENDA REQUEST FORM CITY OF DANIA BEACH

Date: September 19, 2013

Agenda Item #:

Title: Request for Abatement

Requested Action:

Consideration of the Abatement Request for: Marco F Osorio, 127 SE 1 AVE, Case # 10-1842

Summary Explanation & Background:

This was originally cited on 12/10/10 for 3 violations. This went to the Special Magistrate on 4/7/11 for 2 violations. The Special Magistrate issued an order giving the respondent until 5/17/11 to comply the violations or a fine of \$100.00 per day would be levied. The final order was amended at the 7/7/11 Special Magistrate hearing and the fine was not scheduled to commence until 9/15/11. At the 2/2/12 hearing, the Special Magistrate confirmed the fine as a lien. The property was brought into compliance on 3/11/13. The fines ran from 9/15/11 through 3/11/13, 543 days @ \$100.00 per day = \$54,300.00 plus recording/admin fees of \$254.00 totaling \$54,554.00. At the 8/1/13 hearing, Special Magistrate Gordon Linn recommended an abatement of the fine to \$5,400.00 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 4/7/11, 7/7/11, 2/2/12, 3/7/13, 6/6/13, and 8/1/13.
- (4) Copy of the lien total sheet.

Purchasing Approval:

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

Recommended for Approval By:

At the 8/1/13 hearing, Special Magistrate Gordon Linn recommended an abatement of the fine to \$5,400.00 to the City Commission.

Commission Action:

Passed Failed Continued Other

Comment:

City Manager

City Clerk



City of Dania Beach

FLORIDA

December 10, 2010

MARCO F OSORIO
129 SE 1 AVENUE FRNT
DANIA BEACH, FL 33004-3649

Case Number: 10-00001842

Location: 127 SE 1 AVE
Folio: 5042-34-18-0260-
Legal Description:
MASON SUB AMENDED PLAT 14-19 1/2 B LOTS 1&2 AND N 20 OF LOT3BLK 3

Dear MARCO F OSORIO:

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 December 31, 2010. 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.3706.

Sincerely,

WARREN OSTROFSKY
CODE INSPECTOR

I certify that an original hereof was furnished to the above named addressee by:
Certified Mail # 7010 1060 0000 1437 6110 by SM

Also sent regular mail

CASE NUMBER 10-00001842
 PROPERTY ADDRESS 127 SE 1 AVE

VIOLATION: CE015001000001 QUANTITY: 1
 DESCRIPTION: DBCC 15-1 BTR/License Required DATE: 12/10/10
 LOCATION:

ORDINANCE DESCRIPTION :

DBCC 15-1 states it is unlawful for any person to engage in, manage or allow anyone on the person's property 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: CE825200001001 QUANTITY: 1
 DESCRIPTION: DBLDC 825-200 (A) Tree Rmvl/Abu DATE: 12/10/10
 LOCATION:

ORDINANCE DESCRIPTION :

DBLDC 825-200(A) states it shall be unlawful for any owner or operator of any property within the city to allow or cause to be allowed any violation of the tree preservation and/or tree abuse regulations, including, but not limited to: trees removed and/or relocated without first obtaining a license or permit from the city to do so, hatracking a tree, and further as defined per the City Code.

CORRECTIVE ACTION REQUIRED :

Cease and desist all unlicensed or unpermitted removal/relocation of any tree(s) and/or any tree abuse activities (i.e. hatracking), and obtain all required licenses or permits and approvals from the city before resuming work on site, and pass all required inspections, conditions, and final approvals. Contact the inspector listed for further explanations and/or instructions.

VIOLATION: CE105001000001 QUANTITY: 1
 DESCRIPTION: FBC 105.1 Permits Required DATE: 12/10/10
 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 (2007 ed.), or to cause any such work to be done, must first make application to the building official

CASE NUMBER 10-00001842
PROPERTY ADDRESS 127 SE 1 AVE

ORDINANCE DESCRIPTION :

(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.

DETAILED INSPECTION REPORT

DATE: 12-07-10
CASE #:
FOLIO #: 5042-34-18-0260
ADDRESS: 127 SE 1 AVE
OWNER: OSORIO, MARCO F
A BUSINESS TAX LIC IS REQUIRED FOR THE RENTAL OF AN APARTMENT.
A PERMIT IS NEEDED FOR THE EXTERIOR ELECTRICAL WORK THAT WAS DONE.
THE ELECTRICAL BOX CAN NOT BE ATTACHED TO THE TREE AND MUST BE REMOVED.
THE FENCE PERMIT 03-2056 NEEDS TO BE REOPENED SO INSPECTIONS CAN BE DONE.

CODE COMPLIANCE SPECIAL MAGISTRATE

CITY OF DANIA BEACH, FLORIDA

CITY OF DANIA BEACH, a Florida : CASE # 10-1842

Municipal Corporation,

PETITIONER, :

vs. :

MARCO F. OSORIO
RESPONDENT(S). :

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

This proceeding came on for Formal Hearing on April 7, 2011, 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 present at the hearing.

c. Respondent(s), Marco F. Osorio, did allow the following code violations to exist at property Respondent(s) owns/own, located at 127 SE 1 AVENUE, Dania Beach, Florida, which property is legally described as: MASON SUB AMENDED PLAT 14-19 1/2 B LOTS 1 & 2 AND N 20 OF LOT 3 BLK 3 (# 0234 18 0260):

1. DBCC 15-1 BTR/License Required. It is unlawful for any person to engage in, manage or allow anyone on the person's property to engage in or manage any business

in the City without having a business tax receipt from the City. Owner occupied duplex does not have a Business Tax Receipt to rent out the other unit on the property.

2. 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). There are no permits for exterior electrical work and permit # 03-2056 for fence needs to be finalized.

Upon consideration by the Special Magistrate, it is ORDERED:

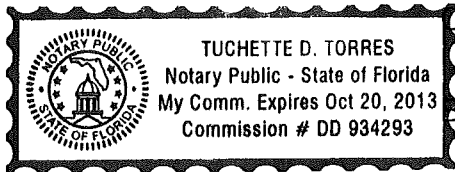
1. Respondent(s) has/have been found to be in violation of the above described code sections listed in paragraphs c.(1) through c.(2). A fine of \$100.00 per day will begin running on May 17, 2011.

The City of Dania Beach shall have and recover from Respondent(s), for the foregoing violations listed above, a fine of \$100.00 per day beginning May 17, 2011.

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).

2. **In addition, there is also assessed \$50.00 to cover costs incurred by the City in the prosecution of this matter.** Said amount is now due, and must be paid prior to the compliance date as ordered. If not paid, this cost assessment may also constitute an additional lien against the above referenced property which may also be actionable by law.

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 APRIL 19, 2011.



CODE COMPLIANCE SPECIAL MAGISTRATE

by: [Signature]
Mark Berman, Esq.

Notary Seal:

Sworn and subscribed before me on APRIL 19 2011.

[Signature]
NOTARY PUBLIC STATE OF FLORIDA

Mark Berman 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 APRIL 19, 2011.

CERTIFIED MAIL # 7010 2780 0001 4212 7732

[Signature]
CODE COMPLIANCE
SPECIAL MAGISTRATE CLERK

CC: First Class Standard Mail
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CODE COMPLIANCE SPECIAL MAGISTRATE

CITY OF DANIA BEACH, FLORIDA

CITY OF DANIA BEACH, a Florida : CASE # 10-1842
Municipal Corporation,

PETITIONER, : FINAL ORDER

vs. :

MARCO F OSORIO
RESPONDENT(S). :

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

This proceeding came on for Formal Hearing on July 7, 2011, 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 present at the hearing.
- c. At a Formal Hearing on April 7, 2011, the Code Compliance Special Magistrate determined that Respondent(s), Marco F Osorio, did allow the code violations stated in the Final Order dated April 19, 2011, to exist at property Respondent(s) owns/own located at 127 SE 1 AVENUE, Dania Beach, Florida, which property is legally described as: MASON SUB AMENDED PLAT 14-19 1/2 B LOTS 1 & 2 AND N 20 OF LOT 3 BLK 3 (# 0234 18 0260).

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 April 19, 2011. A fine of \$100.00 per day was scheduled to begin running on May 17, 2011.
- (b) At the Formal Hearing on July 7, 2011, the City of Dania Beach Code

Supplemental Order

#10-1842

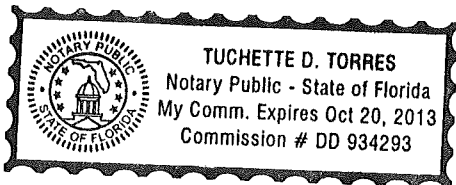
Page 2

Compliance Special Magistrate granted the Respondent(s) request for extension on imposition of the fine until September 15, 2011. 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 April 19, 2011, shall remain in full force and effect.

ORDERED at Dania Beach, Broward County, Florida, on

July 26, 2011.



CODE COMPLIANCE SPECIAL MAGISTRATE

By: [Signature]
Gordon Linn, Esq.

Notary Seal:

Sworn and subscribed before me on

July 26, 2011.

[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 Respondent(s) on July 26, 2011.

CERTIFIED MAIL # 7011 1150 0000 5497 5015

[Signature]
CODE COMPLIANCE
SPECIAL MAGISTRATE CLERK

CC: First Class Standard Mail

tt

Return to: Code Compliance
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 # 10-1842
Municipal Corporation,

 PETITIONER, :

 vs. :

MARCO F OSORIO,

 RESPONDENT. :

SUPPLEMENTAL ORDER/CLAIM OF LIEN

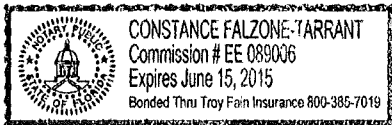
The CITY OF DANIA BEACH CODE COMPLIANCE SPECIAL MAGISTRATE, having considered the City's Motion to Confirm Fine on February 2, 2012, and based on the evidence, the Code Compliance Special Magistrate enters the following findings of fact and order:

1. The Code Compliance Special Magistrate did render on April 19, 2011, a Final Order in the above-captioned case commanding the Respondent, Marco F. Osorio, to bring the violations specified in said Final Order into compliance on or before May 17, 2011, or pay a fine in the amount of \$100.00 per day for each day of non-compliance thereafter. The Special Magistrate granted Respondent an extension on compliance to September 15, 2011.
2. The violations found by the Code Compliance Special Magistrate and stated in the Final Order occurred on the subject property located at 127-129 Southeast 1 Avenue, Dania Beach, Florida and legally described as: MASON SUB AMENDED PLAT 14-19 1/2 B LOTS 1 & 2 AND N 20 OF LOT 3 BLK 3: (0234 18 0260).
3. Respondent, Marco F. Osorio, did not comply with the Final Order on or before September 15, 2011. 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 \$100.00 per day from September 15, 2011, until such time as the Respondent, Marco F. Osorio, has complied with said Final Order. Upon complying, **the Respondent MUST 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 27th day of February, 2012.



CODE COMPLIANCE SPECIAL MAGISTRATE

By

Gordon B. Linn
Gordon Linn, Esq.

Notary Seal:

Sworn and subscribed before me this 27th day of February, 2012.

Constance Falzone-Tarrant
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, Marco F. Osorio, this 27th day of February, 2012.

CERTIFIED MAIL # 7011 1570 0002 7563 6467

Constance Falzone-Tarrant
CODE COMPLIANCE
SPECIAL MAGISTRATE CLERK

CC: First Class Standard Mail
am

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

Case Order	Case #	Name	Address	Results
1	07-1810	Karen Wright Theana Fils-Aime	4700 SW 34 Ter	Fine confirmed.
2	09-2113	Catherine Egholm & Thomas L Ford III	325 SE 4 Ave	Fine confirmed.
3	10-0970	Veronique Fleurimont	309 SW 14 St	Extension granted to July 16, 2011.
4	10-1758	PPF Industrial 2201-2381 Ltd Stirling Road LLC	2301 Stirling Rd	Compliance by June 16, 2011 or \$200.00 per day fine. \$100.00 administrative fee is assessed.
5	10-1185	John & Angeline Jerrytone	3120 SW 58 Pl	Extension granted to May 17, 2011.
6	11-0087	Fannie Mae Federated National Mortgage Assn	724 SW 7 St	Compliance by June 16, 2011 or \$200.00 per day fine. \$100.00 administrative fee is assessed.
7	10-0810	Krassimira Welch	202 SE 10 St 105	Compliance by July 16, 2011 or \$100.00 per day fine. \$100.00 administrative fee is assessed.
8	10-0441	Feldman Real Estate LLC	109 SW 5 Ct	Fine confirmed.
9	10-0442	Feldman & Feldman Investments LLC	129 SW 5 Ct	Fine confirmed.
10	10-0462	JAMR Holdings	4500 SW 42 Ter	Fine confirmed. Reduced to \$1,500.00 with the stipulation that the BTR is paid for and issued, and the \$100.00 administrative fee is paid. Payable by June 16, 2011.
11	10-1746	Alan Stanish & Karen Stanish	846 NW 10 Ave	Compliance by May 17, 2011 or \$150.00 per day fine. \$100.00 administrative fee is assessed.
12	10-0295	Emerald Lake Village Inc	5551 Ravenswood Rd	Extension granted to July 16, 2011.
13	10-1133	Paul Sazanow Rev Tr Paul Sazanow Trstee	1040 SE 2 Ave	Extension granted to May 17, 2011.
14	09-0981	Olympus Management	250 S Federal Hwy	Authorization to foreclose granted. Hold on filing complaint for 30 days.
15	10-0574	S E Squalls	141 NW 13 Ave	Fine confirmed. Hold on recording lien. Place on June 2, 2011 hearing for follow up and possible abatement.
16	10-0297	Kathleen K Graham	833 Argonaut Isle	Fine confirmed. Hold on recording lien. Place on June 2, 2011 hearing for follow up and possible abatement.
17	11-0017	Douglas Hammond	357 SE 6 St	Continuance granted to May 5, 2011 hearing.
18	10-1278	Richard Edward Sparkman	45 SE 6 St	Extension granted to April 7, 2011. Case is complied.
19	10-1842	Marco F Osorio	127 SE 1 Ave	Compliance by May 17, 2011 or \$100.00 per day fine. \$50.00 administrative fee is assessed.
20	08-2114	Robert Liauw	31 SW 10 St	Extension granted to July 16, 2011.
21	10-0701	Kim F Boocher & Timothy Boocher	203 SE 5 St	Fine confirmed.
22	10-0949	Mariette Baillargeon & Yvan Comtois	1025 SE 2 Ave 406	Continuance granted to June 2, 2011 hearing.
23	10-1072	Lawrence M Krupnick Meadowbrooks Lakes Condominium Apartments Bldg 14	1024 SE 3 Ave 101	Extension granted to June 16, 2011.
24	10-1553		1025 SE 4 Ave Bldg 14	Compliance by June 16, 2011 or \$150.00 per day fine. \$100.00 administrative fee is assessed.
25	11-0084	3 Kids LLC	716-718 SW 7 St	Compliance by May 17, 2011 or \$250.00 per day fine. \$100.00 administrative fee is assessed.
26	11-0085	Fannie Mae % Bac Home Loans Servicing	720 SW 7 St	Compliance by May 17, 2011 or \$250.00 per day fine. \$100.00 administrative fee is assessed.
27	11-0123	Jorge Rodriguez	278 SW 9 St	Recurring violation found. Compliance by April 27, 2011 or \$200.00 per day fine. \$200.00 administrative fee is assessed.

Case Order	Case #	Name	Address	Results
1	10-1925	Davie Property Group LLC	4485 Stirling Rd	Continuance granted to August 4, 2011 hearing.
2	10-1185	John & Angeline Jerrytone	3120 SW 58 Pl	Extension granted to September 15, 2011.
3	10-1853	Cosac Homeless Assistance Center Inc	301 NW 4 Ave	Continuance granted to September 8, 2011 hearing.
4	11-0831	Willie J Gant Jr	Vac Lot E of 615 NW 3 Ter	Repeat violation found. Compliance by July 17, 2011 or \$200.00 per day fine. \$250.00 administrative fee is assessed.
5	11-0171	1040 South Federal Highway LLC	1040 S Federal Hwy	Compliance by October 15, 2011 or \$125.00 per day fine. \$150.00 administrative fee is assessed.
6	09-0405	Thunderboat Center Marina Inc	2050 Griffin Rd	Extension granted to October 15, 2011.
7	10-1057	Mosh LLC	303 N Federal Hwy	Extension granted to September 15, 2011.
8	09-0089	Elisabeta Patriche	200 SE 4 Ter	Fine confirmed. Reduced to \$2,500.00 if paid by October 5, 2011.
9	10-0929	F & F Real Estate LLC	145 SW 5 Ct	Fine confirmed. Reduced to \$1,500.00 if paid by August 6, 2011.
10	09-1255	Frank Frowiss	281 SW 7 St	Fine reduced to \$2,500.00 if paid by August 6, 2011.
11	10-1236	Rubens & Maria Onofrio	325 SE 11 Ter 305	Fine confirmed. Reduced to \$500.00 if paid by September 5, 2011.
12	10-1161	Stirling Station Inc	4051 Stirling Rd	Continuance granted August 4, 2011 hearing.
13	10-0962	Jacques A Verne	1025 SE 2 Ave 302	Extension granted to September 15, 2011 with the stipulation that the \$100.00 administrative fee is paid by August 6, 2011.
14	11-0163	Soghra Hemat	3010 Ravenswood Rd Bld B 3-B	Compliance by September 15, 2011 or \$150.00 per day fine. \$150.00 administrative fee is assessed.
15	11-0541	Stamfika Glarentzos	18-22 SW 11 St	Compliance by October 15, 2011 or \$150.00 per day fine. \$100.00 administrative fee is assessed.
16	11-0537	Han Ying Chiang Chien Chao	230 SE Park St	Compliance by August 16, 2011 or \$150.00 per day fine. \$150.00 administrative fee is assessed.
17	11-0301	Denanauth Singh	4919 SW 28 Ave	Compliance by October 15, 2011 or \$150.00 per day fine. \$100.00 administrative fee is assessed.
18	11-0362	Sandra Cuomo	2210 SW 46 Ct	Continuance granted to September 8, 2011 hearing.
19	11-0361	Sandra Cuomo	2200 SW 46 Ct	Continuance granted to September 8, 2011 hearing.
20	11-0363	Sandra Cuomo William V Cuomo	2220 SW 46 Ct	Continuance granted to September 8, 2011 hearing.
21	10-1279	Robert E Rock	225 SW 15 St	Fine confirmed. Reduced to \$750.00 plus \$100.00 administrative fee if paid by August 6, 2011.
22	11-0758	Richard Edward Sparkman	45 SE 6 St	Repeat violation found. \$500.00 penalty plus \$100.00 administrative fee is assessed.
23	10-1842	Marco F Osorio	127 SE 1 Ave	Extension granted to September 15, 2011.
24	10-0075	Sakara Chin	270 SW 14 St	Extension granted to September 15, 2011.
25	08-1470	Rosa L Davis	710 SW 4 Ter	Payment extension granted to October 15, 2011.
26	10-0817	Jacques A Gallet Tr Jacques A Gallet Trstee	374 SW 4 Ct	Extension granted to September 15, 2011 with the stipulation that the \$125.00 administrative fee is paid by August 6, 2011.
27	10-1434	Patricia J Reno	424 SE 10 St 103	Compliance by September 15, 2011 or \$100.00 per day fine. \$100.00 administrative fee is assessed.
28	10-1877	Bank of New York Mellon Trstee % Back Home Loans Servicing LLP	240 SW 15 St	Fine confirmed.
29	10-1887	Cohen Boaz & Vered Cohen	1410 S Federal Hwy	Compliance by August 16, 2011 or \$150.00 per day fine. \$150.00 administrative fee is assessed.
30	11-0396	Kazi Foods of Louisiana Inc	506 S Federal Hwy	Compliance by August 16, 2011 or \$100.00 per day fine. \$100.00 administrative fee is assessed.
31	10-1159	Brett Their	4720 SW 42 Ter	Compliance by August 16, 2011 or \$250.00 fine (one time assessment).
32	10-1189	Frank Muniz	5011 SW 25 Ave	\$100.00 administrative fee is assessed.
33	10-1193	Hanna Thaller	5611 SW 24 Ave	Fine confirmed.

Case Order	Case #	Name	Address	Results	
1	10-1363	Ronald R Rogowski	4649 SW 35 Ave	Payment extension granted to March 13, 2012.	P
2	11-1807	Roberto & Ana Aguilera	274 SW 7 St	Compliance by March 13, 2012 or \$150.00 per day fine. \$125.00 administrative fee assessed.	P
3	10-1019	Federal National Mortgage Assn c/o Flagstar Bank FSB	2630 SW 49 Ct	Authorization to foreclose granted. Hold for 90 days on filing the complaint.	P
4	11-1715	Danny Botton	4408 SW 34 Ter	Compliance by May 12, 2012 or 150.00 per day fine. \$125.00 administrative fee assessed.	P
5	07-2287	My Darling LLC	4433 Stirling Rd	Authorization to foreclose granted. Hold for 90 days on filing the complaint.	P
6	11-1776	Yacht Club At Treasure Cove HOA Inc	Comm area W of 4448 SW 27 Ave	Continued to a future hearing.	P
7	10-1142	800 Marine Technical Center Inc PPF Industrial 2201-2381 LTD	800 Old Griffin Rd	Respondent's motion dismissed, & City's motion approved.	P
8	10-1758	Stirling Road LLC	2301 Stirling Rd	Extension granted to March 13, 2012.	P
9	11-0541	Stamfika Glarentzos	18-22 SW 11 St	Extension granted to March 13, 2012.	P
10	11-0142	Etienne Coulombe Sylvie Trudeau	841 NW 9 Ave	Compliance by May 12, 2012 or 150.00 per day fine. \$125.00 administrative fee assessed.	P
11	11-1790	KOBI Properties LLC	1477 NW 10 St	Compliance by May 12, 2012 or 150.00 per day fine. \$125.00 administrative fee assessed.	P
12	09-0148	Jason T Capozziello	2320 Anchor Ct #2801	Authorization to foreclose granted. Hold for 90 days on filing the complaint. Abatement recommended to the City Commission of \$1,500.00.	P
13	10-0541	Joseph Thomas	2921 SW 46 Ct	Authorization to foreclose granted.	P
14	10-1842	Marco F Osorio	127 SE 1 Ave	Fine confirmed. Hold for 40 days on recording of the lien. Compliance by May 12, 2012 or \$100.00 per day fine.	P
15	11-1591	Richard E Amann	Vac lot N of 4541 SW 26 Ave	\$100.00 administrative fee assessed.	P
16	07-1976	Haralambieis Properties LLLP	215 SW 12 St	Authorization to foreclose granted. Hold for 90 days on filing the complaint. Abatement recommended to the City Commission of \$22,612.50.	P
17	07-1978	Haralambieis Properties LLLP	209 SW 12 St	Authorization to foreclose granted. Hold for 90 days on filing the complaint. Abatement recommended to the City Commission of \$22,612.50.	P
18	10-0756	Kenneth & Edith Crews	32 SE 4 St	Authorization for money judgment granted. Authorization to abate the nuisances by cutting the overgrowth and cleaning the trash and debris on the right of way and removing any obstructions to the sidewalk after February 22, 2012 granted in the interest of public health and safety.	NP
19	10-0933	Georgios Vihos	242 SW 7 St	Authorization to foreclose granted.	NP
20	09-0688	Edward F Gonzalez	219 SW 11 St	Authorization to foreclose granted.	NP
21	07-1457	Irwin Seeman	2948 SW 54 St	Authorization to foreclose granted.	NP
22	10-0708	David Brian Earl	2460 SW 50 St	Authorization to foreclose granted.	NP
23	11-1007	Hector & Tina Rodriguez	2723 Griffin Rd	Extension granted to March 13, 2012.	NP
24	11-1012	Lloyd Orellano	2788 SW 47 St	Fine confirmed.	NP
25	11-1739	Frederick A Fulchino	2320 SW 51 PI	Compliance by April 12, 2012 or \$200.00 per day fine. \$125.00 administrative fee assessed.	NP
26	11-1784	2974 Griffin Road LLC	2974 Griffin Rd	Case is complied.	NP
27	09-0996	Randall A Suhr	309 NE 2 Ave	Authorization for money judgment granted.	NP
28	10-0643	Money-Line Mortgage LLC	215 NW 4 Ave	Authorization to foreclose granted.	NP
29	10-0796	Michelle B & Darryl Wilcox	141 NW 4 Ave	Authorization to foreclose granted.	NP
30	10-1054	Nelson Wu	54 SW 16 St	Extension granted to April 12, 2012. Final extension.	NP

Case Order	Case #	Name	Address	Results	
1	08-0492	Rackelish C Boota c/o PPTS V Corp	710 SW 3 PL	Abatement recommended to the City Commission for \$23,730.00.	P
2	11-1607	PPTS V Corp	710 SW 3 PL	Abatement recommended to the City Commission for \$6,720.00.	P
3	2012-1125	Church's Chicken Dania LLC	141 S Federal HWY	Compliance by May 16, 2013 or \$150.00 per day fine. \$150.00 administrative fee assessed.	P
4	11-1716	Emerald Isles Condominium Assn c/o Unified Property Services	4524 SW 54 ST COMM	Fine reduced to \$1,500.00 if paid by April 6, 2013.	P
5	2013-0102	Douglas B Pearl & David S Pearl II & J E Pearl	2601 SW 31 ST	Finding of fact issued and \$250.00 administrative fee assessed to be paid by March 27, 2013.	P
6	08-2114	Robert Liauw	31 SW 10 ST	Extension granted to May 16, 2013.	P
7	2012-1335	SDS Development & Trust LLC	2616 Griffin RD	Compliance by April 16, 2013 or \$250.00 one time assessment. \$50.00 administrative fee assessed.	P
8	12-0101	Southeastern Conference Assn of Seventh Day Adventists Inc	Vacant Lot N of 106 NW 12 AVE	Extension granted to May 16, 2013.	P
9	12-0241	Yale Mortgage Corp	4812 SW 45 AVE	Compliance by May 16, 2013 or \$200.00 per day fine. \$150.00 administrative fee assessed.	P
10	11-1754	Rosa Ward	614 Phippen RD	Extension granted to March 7, 2013. Case is complied.	P
11	11-1296	Cozy Cove Marina Inc	300 N Federal HWY	Compliance by May 16, 2013 or \$150.00 per day fine. \$100.00 administrative fee assessed.	P
12	11-0698	Ester & Ray Rex	4940 SW 45 AVE	Fine Confirmed. Hold until May 6, 2013 on recording the lien.	P
13	2012-1085	IELC Land Tr	222 N Federal HWY	Compliance by June 15, 2013 or \$150.00 per day fine. \$100.00 administrative fee assessed.	P
14	2012-1347	David L Quillen	813 NW 6 AVE	Compliance by March 27, 2013 or \$100.00 per day fine. \$100.00 administrative fee assessed.	P
15	2012-1152	18 Realty LLC	1419 S Federal HWY	Compliance by June 15, 2013 or \$100.00 per day fine. \$100.00 administrative fee assessed.	P
16	11-0630	M Sterling Collins Rev Tr Anita L Collins	6 SW 5 AVE	Continued to April 4, 2013 Special Magistrate hearing.	P
17	2012-1067	John F Lexa	3311 SW 45 CT	Compliance by June 15, 2013 or \$150.00 per day fine. \$100 administrative fee assessed.	P
18	2012-1070	Blanchie Johnson Est 2950 Griffin Road LLC	33 SW 6 AVE	Compliance by July 15, 2013 or \$150.00 per day fine. \$100 administrative fee assessed.	P
19	12-0253	% Angela Sulaymanova	2950 Griffin RD	Fine confirmed.	P
20	2012-1066	Jose H Canoa	49 SW 12 ST	Compliance by April 16, 2013 or \$100.00 per day fine. \$100 administrative fee assessed.	P
21	10-1842	Marco F Osorio	127 SE 1 AVE	Authorization to sue for money judgment granted. Hold on filing until April 6, 2013.	P
22	2012-1330	Ashely T Taylor Rev Tr Ashley Taylor Trste ETAL	4305 Stirling RD	Compliance by April 16, 2013 or \$250.00 one time assessment. \$50.00 administrative fee assessed.	NP
23	2012-1334	Roxanne Yount Arnold	2681 SW 51 ST	Compliance by April 16, 2013 for items # 1, 2, & 4 or \$100.00 per day fine. \$100.00 administrative fee assessed.	NP
24	2013-0055	Ramon & Vivian P Garcia	Vacant Lot E of 3730 SW 47 CT	Repeat violation found. \$100.00 per day fine confirmed starting January 17, 2013. \$100.00 administrative fee assessed.	NP
25	12-0133	Elaine Law	250 SW 7 ST	Fine confirmed.	NP
26	12-0223	Michael Sethares	240 SW 3 PL	Extension granted until March 7, 2013. Case is complied.	NP
27	11-1610	Eliane Naamad Ezra Mansur	2471 SW 58 MNR W	Fine confirmed.	NP
28	2012-1200	Ginny Lee Benton	5740 SW 40 AVE	Compliance by March 27, 2013 or \$150.00 per day fine. \$100 administrative fee assessed.	NP
29	2012-1340	Suzanne M Lambert	4331 SW 54 CT	Stipulated agreement. Compliance by May 17, 2013 or \$100.00 per day fine. \$100.00 administrative fee assessed.	NP



Case Order	Case #	Name	Address	Results	
1	2012-0713	Ronald J Fleenor	735 SW 5 ST	Extension granted until August 15, 2013.	P
2	11-1805	Palm Beach Polo Holdings Inc Fox & Mysin Investments LLC c/o Eduard Gertsenzon Marina Gertsenzon Edward Gonzalez	750 NE 7 AVE	Fine reduced to \$4,200.00 if paid by July 6, 2013.	P
3	11-1749	Dania Beach House LLC	215 NW 4 AVE	Authorization to foreclose granted. Hold on filing until August 5, 2013.	P
4	12-0027		245 NW 6 AVE	Extension granted until August 15, 2013.	P
5	2012-1103		37 SW 14 ST	Extension granted until August 15, 2013.	P
6	2013-0346	Rodolfo Solorzano	1303 SW 2 AVE	Compliance by August 15, 2013 or \$150.00 per day fine. \$125.00 administrative fee assessed.	P
7	2012-1151	Rodolfo Solorzano	1303 SW 2 AVE	Fine confirmed. Fine reduced to \$300.00 if paid by July 6, 2013.	P
8	12-0159	Alfred Corneallus Beason	4407 SW 25 TER	Fine confirmed.	P
9	2013-0438	Stella Ann Brayton	238 SW 6 ST	Compliance by June 26, 2013 or \$250.00 per day fine. \$125.00 administrative fee assessed.	P
10	2013-0064	Plaza Grand Inc	430 S Federal HWY	Recurring violation found. Case is now compiled. Finding of fact issued, and \$100.00 administrative fee assessed.	P
11	10-1054	Nelson Wu	54 SW 16 ST	Authorization to foreclose granted. Abatement recommended to the City Commission for \$3,000.00.	P
12	2013-0301	Guy Cohen	2180 SW 47 ST	Compliance by August 15, 2013 or \$200.00 per day fine. \$125.00 administrative fee assessed.	P
13	2013-0054	Eytan Malka	5170 SW 40 AVE 29E	Compliance by June 26, 2013 or \$200.00 per day fine. \$125.00 administrative fee assessed.	P
14	2013-0255	Jules Nadeau	2740 SW 53 ST	Compliance by August 15, 2013 or \$150.00 per day fine. \$75.00 administrative fee assessed.	P
15	2012-1068	Wilson Reynoso	4637 SW 24 AVE	Compliance by July 16, 2013 or \$150.00 per day fine. \$100.00 administrative fee assessed.	P
16	2012-1024	Hector L Cortes, C A Cortes Luis F Perez, E Perez	2730 Griffin RD	Compliance by June 26, 2013 or \$100.00 per day fine. \$75.00 administrative fee assessed.	P
17	10-1842	Marco F Osorio	127 SE 1 AVE	Continued to August 1, 2013 Special Magistrate Hearing.	P
18	2012-0985	Joseph Dobson Dorothea B Dobson Tr	231 SW 9 ST	Fine confirmed.	NP
19	2012-1114	Stella Ann Brayton	238 SW 6 ST	Compliance by July 16, 2013 or \$150.00 per day fine. \$125.00 administrative fee assessed.	NP
20	2012-1077	Shay Sasson	Vac Lot W of 2500 SW 55 ST	Fine confirmed.	NP
21	2012-1078	Sagit Asulin H/E Shay Sasson	2500 SW 55 ST	Fine confirmed.	NP
22	2013-0420	Izhak Bak	348 S Federal HWY 27	Stipulated agreement. Compliance by July 16, 2013 or \$250.00 one time assessment. \$50.00 administrative fee assessed.	NP
23	2012-1090	TS Property Management	Vac Lot @ NW Corner of NW 4 AVE & NW 2 ST	Fine confirmed.	NP
24	2012-1092	TS Property Management	Vac Lot @ NE Corner of NW 5 AVE & NW 2 ST	Fine confirmed.	NP
25	2012-1102	SFR 2012-1 Florida LLC	724 SW 6 ST	Fine confirmed.	NP
26	2013-0026	Top US Investment LLC	720 SW 6 ST	Stipulated agreement. Compliance by September 14, 2013 or \$200.00 per day fine. \$100.00 administrative fee assessed.	NP
27	2013-0159	Bobby Kenton Brown Jr	214 SW 4 ST	Stipulated agreement. Compliance by August 15, 2013 or \$150.00 per day fine. \$100.00 administrative fee assessed.	NP

Case Order	Case #	Name	Address	Results	
1	2012-1130	Federal National Mortgage Assn % Citimortgage Inc	202 SW 4 ST	Fine confirmed.	P
2	10-1142	800 Marine Technical Center Inc	800 Old Griffin RD	Motion for authorization to foreclose withdrawn without prejudice. Abatement recommended to the City Commission for \$12,150.00.	P
3	2013-0583	SDS Development & Trust LLC	2632 W Griffin RD	Compliance by January 8, 2014 or \$200.00 per day fine. \$150 administrative fee assessed.	P
4	11-1478	My Darling LLC	4433 Stirling RD	Compliance by November 9, 2013 for item #3 or \$250.00 one time assessment. Compliance by November 9, 2013 for items #5 & 6 or \$150.00 per day fine. \$100.00 administrative fee assessed.	P
5	11-1554	My Darling LLC	4433 Stirling RD	Compliance by November 9, 2013 or \$150.00 per day fine. \$100.00 administrative fee assessed.	P
6	12-0241	Yale Mortgage Corp	4812 SW 45 AVE	Extension granted to September 10, 2013.	P
7	11-1610	Eliane Naamad Ezra Mansur	2471 SW 58 MNR W	Abatement recommended to the City Commission for \$2,600.00.	P
8	2012-0308	Bank of America NA Lasalle Bank	203 SE 2 ST	Fine confirmed.	P
9	2012-1339	Estates of Ft Laud Property Owners Assoc	SW 54 ST	Extension granted to October 10, 2013.	P
10	11-1105	GFA Manufacturer	711 SW 10 ST	Authorization to foreclose granted. Hold on filing until October 30, 2013.	P
11	11-1591	Richard E Amann	4541 SW 26 AVE	Motion to amend Final Order to reflect updated location information granted. Fine reduced to \$400.00 if paid by September 10, 2013.	P
12	2012-1075	Cookies & Crackers Corp	223 SW 8 ST	Fine confirmed.	P
13	11-1606	Cookies & Crackers Corp	730 SW 7 ST	Continued to the September 11, 2013 Special Magistrate Hearing.	P
14	12-0132	Steve A & Jillian Brown	738 SW 3 PL	Extension granted until November 9, 2013.	P
15	2012-1095	Marco F Osorio	127 SE 1 AVE	Fine confirmed. Fine reduced to \$1,500.00 if paid by November 9, 2013.	P
16	10-1842	Marco F Osorio	127 SE 1 AVE	Abatement recommended to the City Commission for \$5,400.00.	P
17	2012-1330	Ashley T Taylor Rev Tr Ashley Taylor Trste Etal	4305 Stirling RD	Fine confirmed.	NP
18	2012-1334	Roxanne Yount Arnold	2681 SW 51 ST	Fine confirmed.	NP
19	2013-0699	Rocio Zamora	719 SW 5 ST	Continued to the September 11, 2013 Special Magistrate Hearing.	NP
20	08-2114	Robert Liauw	31 SW 10 ST	Extension granted until August 1, 2013. Case is complied.	NP
21	2012-1108	Lonnie Wright Est	134 NW 11 AVE	Fine confirmed.	NP
22	2012-1129	Southeast Propert Ventures LLC	338 SW 4 CT	Compliance by September 10, 2013 or \$150.00 per day fine. \$150.00 administrative fee assessed.	NP
23	2013-0389	DRE (2012) (FL) LLC	275 SW 8 ST	Stipulated agreement. Compliance by November 9, 2013 or a \$200.00 per day fine. \$100.00 administrative fee assessed.	NP
24	2013-0825	FDG Flagler Station II LLC	97 Park AVE	Compliance by October 10, 2013 or \$200.00 per day fine. \$150.00 administrative fee assessed.	NP
25	2013-0921	Eugenia Morales Randolph Garay	414 SE 5 ST	Finding of fact issued for recurring violation. \$50.00 administrative fee assessed.	NP
26	11-1008	Hector & Tina Rodriguez	2741 Griffin RD	Abatement request denied. Authorization to foreclose granted.	NP
27	10-1919	Nell F Cueuer Est	254 SW 12 ST	Authorization to foreclose granted.	NP
28	11-1429	Myra Thea Davis	29 NW 4 AVE	Authorization to foreclose granted.	NP
29	2012-1067	John F Lexa	3311 SW 45 CT	Extension granted until October 10, 2013.	NP
30	2012-1079	David Montgomery Gary Nemi Maksim Nemirovsky	25 SW 5 ST 30 NW 13 AVE	Extension granted until October 10, 2013. Fine confirmed.	NP
31	2012-1086	Maksim Nemirovsky	30 NW 13 AVE	Fine confirmed.	NP
32	2013-0181	Mer/Vac Inc	1008 S Federal HWY	Stipulated agreement. Compliance by October 10, 2013 or a \$200.00 per day fine. \$100.00 administrative fee assessed.	NP
33	09-1476	Christine Hart % Mrs. Rosalee Delaney	Vacant Lot E of 707 SW 9 ST	Authorization to foreclose granted.	NP

City of Dania Beach

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

OWNER: MARCO F OSORIO

FOLIO: 0234-18-0260

LEGAL: MASON SUB AMENDED PLAT 14-19 1/2 B LOTS 1 & 2 AND N 20 OF LOT 3 BLK 3

ADDRESS: 127-129 SOUTHEAST 1 AVENUE

CODE ENFORCEMENT ORDER LIEN

Start Date	Through Date	Lien Amount	# of Days	TOTAL FINE	Record Fee	CEB 10-1842		RECORDED		RELEASED		
						Record Fee	Total	BOOK	PAGE	BOOK	PAGE	DATE
9/15/2011	3/11/2013	\$100.00	543	\$54,300.00	\$254.00	\$54,554.00	49103	362-369			9/24/2012	

Case compiled 3/11/13

ESTIMATED COST OF RECORDING FEES

1	PAGES	CERTIFIED COPY COVER	10.00
3	PAGES	FINAL ORDER	32.00
2	PAGES	SUPPLEMENTAL ORDER	17.00
2	PAGES	RELEASE OF LIEN	25.00
		ADM. FEE RECORDING LIEN	40.00
		ADM. FEE RECORDING RELEASE	30.00
		ADM. FEE - SPECIAL MAGISTRATE FINE	100.00
			254.00