

Town of Lauderdale-By-The-Sea

Code Compliance Hearing

Agenda

Thursday January 26, 2023

5:00 PM



Jarvis Hall 4505 N. Ocean Drive
www.Lauderdalebythesea-fl.gov

Code Compliance Hearing

Thursday, January 26, 2023, 5:00 PM

Jarvis Hall 4505 N. Ocean Drive

1. CALL TO ORDER, SPECIAL MAGISTRATE TOM ANSBRO

2. SWEARING OF WITNESSES

3. OPENING STATEMENT

4. CODE CASES

4.a. Code Cases

[01-26-23 Agenda Summary.pdf](#)

[01-26-23 Agenda Backup.pdf](#)

5. FIRE CASES

6. ADJOURNMENT

THE TOWN OF LAUDERDALE-BY-THE-SEA WILL FURNISH APPROPRIATE AUXILIARY AIDS AND SERVICES NECESSARY TO AFFORD INDIVIDUALS AN EQUAL OPPORTUNITY TO PARTICIPATE IN MEETINGS OF THE TOWN COMMISSION. IN ACCORDANCE WITH THE AMERICANS WITH DISABILITIES ACT AND FLORIDA STATUTE 286.26, PERSONS WITH DISABILITIES NEEDING SPECIAL ACCOMMODATION TO PARTICIPATE IN THIS PROCEEDING SHOULD CONTACT THE TOWN CLERK NO LATER THAN TWO (2) DAYS PRIOR TO THE MEETING AT (954) 640-4200 FOR ASSISTANCE.

IF ANY PERSON DECIDES TO APPEAL ANY DECISION MADE BY THE TOWN COMMISSION WITH RESPECT TO ANY MATTER CONSIDERED AT SUCH MEETING OR HEARING, HE/SHE WILL NEED A RECORD OF THE PROCEEDINGS AND FOR SUCH PURPOSES MAY NEED TO ENSURE THAT A VERBATIM RECORDING OF THE PROCEEDINGS IS MADE, WHICH RECORD INCLUDES THE TESTIMONY AND EVIDENCE UPON WHICH THE APPEAL IS TO BE BASED.

PROCEDURES FOR PUBLIC COMMENTS:

Public Comments may address issues that are not on this meeting's agenda, but should relate to the business of the Town, and should not contain personal attacks. If your comment requires follow up, the Town Manager will have a staff person respond to your concerns, and will advise us of the outcome.

The Town Clerk will read off the names of those who have signed up to speak. When your name is called, please come to the podium, state your name for the record, and indicate whether you are a Town resident. Do not state your address. You have up to three minutes to make your comments, but there is no requirement to use the entire time. If you wish to address a particular Commissioner or member of Town Administration, please do so by use of their title.

If you wish to approach the Commission dais to hand out a document or for some other reason, please request permission and state your reason for doing so. All documents to be provided to the Commission should be handed to the Town Clerk for distribution.

These procedures have been developed to assure that the Town Commission meeting time is efficiently used, and that meetings are conducted in a polite and respectful manner. More information on the decorum rules for Town Commission meetings is available in Section 2-23 of the Town Code of Ordinances.

INVOCATION:

The Invocation before each Town Commission meeting is a voluntary service of a private citizen, offered to serve the spiritual needs of the members of the Town Commission and solemnize the meeting. It is not intended to be an opportunity to advance or disparage one faith or belief over another. The views expressed in the Invocation have not been previously reviewed by the Town and do not necessarily represent the beliefs of any Town employee or official. No person is required to be present at or participate in the Invocation, and the decision whether to be present or participate in the Invocation will not affect any person's right to actively participate in the official business of the Town or obtain any benefit from the Town. The Town's written Invocation policy is available on its website, and upon written request to the Town Clerk.



TOWN OF LAUDERDALE-BY-THE-SEA CODE COMPLIANCE HEARING - AGENDA -

*Town Commission Meeting Room (Jarvis Hall)
Thursday • January 26, 2023 • 5:00 PM*

- I. CALL TO ORDER, SPECIAL MAGISTRATE TOM ANSBRO
- II. SWEARING OF WITNESSES
- III. OPENING STATEMENT
- IV. PUBLIC COMMENTS
- V. CODE CASES

Cases To Be Continued

Item #	Case #	Property Address	Property Owner	Page #
1	22020002	262 COMMERCIAL BLVD	FPA HOLDINGS LLC	44
2	21080007	1501 S OCEAN BLVD	CONWAY ECHARTÉ TURNBRIDGE ET AL % GARDEN BY THE SEA N	113
3	22080004	4533 POINCIANA ST	POINCIANA 4533 LLC	24
4	22100011	226 BASIN DRIVE	MARINA-BY-THE-SEA LLC	101
5	22070008	4553 BOUGAINVILLE DR	STONEHORSE REAL EST HOLDINGS COOK, RONDA A & COOK, RICKY D	58
6	22070026	265 COMMERCIAL BLVD	VICNSONS REALTY GROUP LLC	53
7	22080011	4533 POINCIANA ST	POINCIANA 4533 LLC	29
8	22100011	226 BASIN DR	MARINA-BY-THE-SEA LLC	101
9	22110003	4204 N OCEAN DR 1-4	FORTUNE PROPERTIES LLC	106

Old Business

Item #	Case #	Property Address	Property Owner	Page #
10	22040002	4213 EL MAR DR 1-6	SUN & SEA VILLAS LLC	42
11	18020015	2 E COMMERCIAL BLVD	ANGLIN FAM TR % RAYMOND ANGLIN	36
12	21080006	4324 SEAGRAPE DR 1-4	ISLA BELLA LLC	32
13	22070023	6000 N OCEAN BLVD 7B	BUCUR-DRUGAN, CRISTINA BUCUR-DRUGAN, ALEXANDRU	54
14	22110007	4328 N OCEAN DR 1-3	AFFORDABLE LUX PROPERTIES LLC	28
15	22070029	4344 E TRADEWINDS AVE	ENDEAVOR CAPITAL LLC HOMESTEAD FINANCIAL MORTGAGE LLC	51
16	22100004	1480 S OCEAN BLVD	ILIAKIS, CLEOPATRA LE	95
17	22100006	220 CODRINGTON DR	SANTAYANA, RODOLFO R & STACY	99
18	22030010	226 HIBISCUS AVE	LEISURE BY THE SEA ASSOCIATION, INC. C/O EXCLUSIVE PROPERTY MANAGEMENT	40



TOWN OF LAUDERDALE-BY-THE-SEA CODE COMPLIANCE HEARING - AGENDA -

*Town Commission Meeting Room (Jarvis Hall)
Thursday • January 26, 2023 • 5:00 PM*

New Business

Item #	Case #	Property Address	Property Owner	Page #
19	22120011	100 E COMMERCIAL BLVD	COMMERCIAL EAST LLC	83
20	21100022	1620 S OCEAN BLVD	OCEAN COLONY CONDOMINIUM ASSOCIATION	118
21	21120003	2000 S OCEAN BLVD	ROYAL COAST CONDO ASSN INC	46
22	23010003	1850 S OCEAN BLVD 108	JACOBS-PINEON,ELIZABETH	85
23	22100003	2049 TROPIC ISLE	FORTUNE PROPERTIES LLC	93
24	21080002	N OCEAN DR	EL MAR BEACH APARTMENTS LLC	111
25	22090004	5200 N OCEAN BLVD 1006B	ANON,FERNANDO & VIVIAN	88
26	22100005	233 NEPTUNE AVE	VENTO,PHILLIP M	97
27	22100002	4900 N OCEAN BLVD 212	PURPLE LAKE INVESTMENTS CORP	91
28	23010012	230 PINE AVE	827 NW 114 ST LLC	86
29	21100051	1850 S OCEAN BLVD	CRANE - CREST APARTMENTS, INC.	120
30	21100012	1470 S OCEAN BLVD	EL DORADO CLUB AKA DELRADO INC	114
31	22120004	1756 W TERRA MAR DR	MCCORMICK,RONALD R & BARBARA	76
32	21120018	3900 N OCEAN DR	FOUNTAINHEAD ASSOCIATION, INC.	48
33	21100021	4900 N OCEAN BLVD	SEA RANCH CLUB CONDO C	116
34	22050002	229 E COMMERCIAL BLVD	SABATINI INVESTMENTS LLC	65
35	22120006	3261 S TERRA MAR DR	ZIRIAKUS,DANIEL	78
36	22110004	1910 WATERS EDGE	KARVIN,MITCHELL	108

Certification Of Lien

Item #	Case #	Property Address	Property Owner	Page #
37	22120010	4521 N OCEAN DR 1-6	BELL,ROBERT K	82
38	22030004	4420 E TRADEWINDS	APCE ACQUISITIONS LLC ARNOLD, JOAN G	38
39	21060005	3210 OLEANDER WAY	D'ANGELO,MICHAEL S HARRIS,JONATHAN & AMEJEIRAS,MAR	109
40	22070011	4507 W TRADEWINDS AVE	COLANER,JOSEPH A	60
41	22090005	233 HIBISCUS AVE	DUNG KIM NGUYEN REV TR NGUYEN,DUNG KIM TRS	89
42	22080002	4109 N OCEAN DR 1-8	4051 N OCEAN DRIVE LLC	22
43	22060001	259 MIRAMAR AVE	ROYAL IMPERIAL GROUP LLC	63
44	22080012	4300 SEAGRAPE DR	SEAGRAPE ONE APARTMENTS LLC	66
45	22080016	4641 BOUGAINVILLE DR	STANLEY,GEORGE STANLEY,ROSE	68

Special Set

Item #	Case #	Property Address	Property Owner	Page #
46	22030023	2036 COCO PALM PLACE	SHANAHAN, GEORGE C EST	
47	22020007	1984 SAILFISH PL	RHINO REAL ESTATE LLC	5
48	19060005	262 CORSAIR AVE	KYTHIRA LLC	
49	21110002	1439 S OCEAN BLVD	WHITTIER TOWERS APARTMENTS ASSOCIATION, INC.	
50	22080023	3 SUNSET LN	NGUYEN,PHUONG DINH VAN,TAN	70

VI.ADJOURNMENT



TOWN OF LAUDERDALE-BY-THE-SEA CODE COMPLIANCE HEARING - AGENDA -

*Town Commission Meeting Room (Jarvis Hall)
Thursday • (DATE) • 5:00 PM*

CASE TYPE	Building Code Violations	DATE ESTBL	11/16/2021	STATUS	Closed
ADDRESS	100 E COMMERCIAL BLVD, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Bethany Banyas	STATUS DATE	11/29/2022 12:00:00 AM

1. CASE 21110012

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Verified
	DAYS TO COMPLY	28
	INSPECTION DATE	11/29/2022
	COMPLIED DATE	11/29/2022
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES:	COMMERCIAL EAST LLC	Owner
	122 GOLDEN BEACH DR GOLDEN BEACH, FL 33160	
	(REG AGENT), DAVID TORCHIN, CPA, CA	
	2300 GLADES RD #205E BOCA RATON, FL33431	

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	11/29/2022	Florida Building Code FBC BCA Section 110.15 - Building Safety Inspection Program. The BORA has established a building safety inspection program for buildings and structures that have been in existence for a period of 40 years or longer. The BORA by written policy shall establish the guidelines and criteria which will be the minimum requirements for the Building Safety Inspection Program. The Building Official shall enforce the building safety inspection Program. U.S. Government buildings, State of Florida buildings, buildings built on Indian Reservations, Schools buildings under the jurisdiction of the Broward County School Board, and One and Two Family Dwellings are exempt from this program. Exceptions: All single family residences, duplexes and minor structures defined as buildings or structure in any occupancy group having a gross floor area less than 3,500 square feet. In order to implement the new Building Safety Inspection Program in an orderly manner to clear a backlog of buildings needing inspection, implementation shall proceed as follows: 1. 40 year or...	Closed	11/29/2022

FINES:

NARRATIVE:	Failure to comply with Florida Building Safety Inspection Program. ***** FBC BCA Section 110.15 - Building Safety Inspection Program. The BORA has established a building safety inspection program for buildings and structures that have been in existence for a period of 40 years or longer. The BORA by written policy shall establish the guidelines and criteria which will be the minimum requirements for the Building Safety Inspection Program. The Building Official shall enforce the building safety inspection Program. U.S. Government buildings, State of Florida buildings, buildings built on Indian Reservations, Schools buildings under the jurisdiction of the Broward County School Board, and One and Two Family Dwellings are exempt from this program. Exceptions: All single family residences, duplexes and minor structures defined as buildings or structure in any occupancy group having a gross floor area less than 3,500 square feet. In order to implement the new Building Safety Inspection Program in an orderly manner to clear a backlog of buildings needing inspection, implementation shall proceed as follows: 1. 40 year or older buildings of 11,000 square feet or more – compliance in calendar year 2006 2. 40 year or older buildings 7,000 square feet or more –compliance no later than calendar year 2007 3. 40 year or older building 5,500 square feet or more –compliance no later than calendar year 2008 4. 40 year or older buildings 4,650 square feet or more –compliance no later than calendar year 2009
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5. 40 year or older buildings 3,800 square feet or more –compliance no later than calendar year 2010
6. 40 year or older buildings 3,500 square feet or more –compliance no later than calendar year 2011

Subsequent building inspections shall be required at ten (10) year intervals -Section 110.165 Effective January 1, 2006, regardless of when the inspection report for same is finalized or filed. Any buildings or structures not otherwise excluded as set forth herein shall be inspected at the same time as the initial 40 year inspection of the building and shall be re-inspected in accordance with the schedule for the building.

According to Town Records and Broward County Records, this property is past due for compliance with the Building Safety Inspection Program.

Please comply with the requirements of the Building Safety Inspection Program. A copy of the inspection form is located at:

<https://www.broward.org/CodeAppeals/Documents/40%20Year%20Building%20Safety%20Inspection%20Program.pdf>

If you have any questions you may contact the Building Department for assistance at 954-640-4215 or Building@lbts-fl.gov.

Thank you.
Bethany Banyas
954-640-4220
code@lbts-fl.gov

PREPARED January 17, 2023 11:28
AM
PROGRAM CE200L
TOWN OF LAUDERDALE-BY-THE-
SEA

CASE HISTORY REPORT
CASE NUMBER 22010004

Hearing Date
26 January, 2023

CASE TYPE	Permits Required Violations	DATE ESTBL	1/4/2022	STATUS	Closed
ADDRESS	2011 CORAL REEF DR, LAUDERDALE BY THE SEA, FL 33062	INSPECTOR	Bethany Banyas	STATUS DATE	12/17/2022 12:00:00 AM

2. CASE 22010004

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE	
	TYPE OF SERVICE	Verified	PROSECUTION COSTS \$50.00
	DAYS TO COMPLY	28	COMMENTS FINAL ORDER At the November 17, 2022 Special Magistrate Hearing, the Magistrate issued a Final Order requiring compliance by December 18, 2022 or a fine of \$250 per day will begin to accrue on December 19. A Hearing Cost of \$50 was assessed. Compliance is to be achieved by obtaining an approved after-the-fact permit for the pool lift.
	INSPECTION DATE	12/16/2022	COMMENTS - IMPOSITION OF FINE
	COMPLIED DATE	12/16/2022	
	SCHEDULED HEARING DATE	1/26/2023	
	FINAL ORDER MEETING DATE	11/17/2022	
	FINAL ORDER COMPLY BY DATE	12/18/2022	

NOTICE NAMES: ESTEVES,JOHN P Owner
2011 CORAL REEF DR LAUDERDALE BY THE SEA, FL 33062

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	12/16/2022	Florida Building Code FBC BCA Section 105.1. Work Without Permits. Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building, structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be deemed...	Closed	12/16/2022

FINES:	DESCRIPTION	CHARGE	DATE BOARD ORDER COMPLY
	DAILY FINE	\$250.00	12/18/2022

NARRATIVE: FBC 105.1 - Work done without a Permit from the Town.
Per Building Official: Work Without Permit (accessible chair lift, underground/in-ground television, new wiring, and extension of pool patio). Stop Work Order posted on 1/5/2022..
Corrective Action required: Please obtain an after-the-fact permit for the work done without a permit. Please comply with any stipulations of the permit(s), obtain all required inspections, and ensure that the permit(s) is Closed.

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For assistance with permitting, you may contact:
-David Lee, Permit Administrator, 954-640-4224.
-Kay Burgess, Permit Technician, 954-640-4215.
Building@LBTS-FL.gov

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Thank you in advance for your diligent attention to this matter. Please contact me when you receive this so I can offer any needed assistance in correcting this issue.

Respectfully,

Bethany Banyas
Senior Inspector, Code Compliance
954-857-5563
bethanyb@lbts-fl.gov

CASE TYPE	Permits Required Violations	DATE ESTBL	12/22/2021	STATUS	Closed
ADDRESS	1984 SAILFISH PL, LAUDERDALE BY THE SEA, FL 33062	INSPECTOR	Greg Wienbarg	STATUS DATE	12/5/2022 12:00:00 AM

3. CASE 22020007

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Certified Mail
	DAYS TO COMPLY	30
		PROSECUTION COSTS \$50.00
		COMMENTS FINAL ORDER
		At the May 26, 2022 Special Magistrate Hearing, the Magistrate issued a Final Order requiring the property to comply by July 27, 2022 or a fine of \$150 per day will begin to accrue on July 28, 2022. Compliance shall be achieved by issuance of permit/s for all work done without a permit. A \$50 Hearing Cost was assessed and is now due, payable by July 27, 2022. The case will return to the July 28, 2022 hearing.
	INSPECTION DATE	12/5/2022
		COMMENTS - IMPOSITION OF FINE
	COMPLIED DATE	12/5/2022
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	5/26/2022
	FINAL ORDER COMPLY BY DATE	7/27/2022
NOTICE NAMES:	RHINO REAL ESTATE LLC	Owner
	2201 W AUGUSTA DR DUNLAP, IL 61525	
	Registered Agent, MEHROTRA, SUSHIL	
	16715 ENCLAVE CIRCLE NAPLES, FL34110	

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	12/5/2022	Florida Building Code FBC BCA Section 105.1. Work Without Permits. Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building, structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be deemed...	Closed	12/5/2022

FINES:	DESCRIPTION	CHARGE	DATE BOARD ORDER COMPLY
	DAILY FINE	\$150.00	7/27/2022

NARRATIVE: FBC 105.1 - Work done without a Permit from the Town.
As per Building Official: Work done without permits including the new deck, new windows, new A/C, new electrical panel, new recessed lighting, and bathroom renovations.
Corrective Action required: Please obtain an after-the-fact permit for all work done without

permits. Please comply with any stipulations of the permit(s), obtain all required inspections, and ensure that the permit(s) is Closed.
For assistance with permitting or questions about the violation, you may contact the Building Department at 954-640-4215 or building@lbts-fl.gov.

If you have any questions or concerns, please contact code inspector Greg Wienbarg at 954-531-5596, or via email gregw@lauderdalebythesea-fl.gov

CASE TYPE	Building Code Violations	DATE ESTBL	3/1/2022	STATUS	Closed
ADDRESS	4640 EL MAR DR, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Bethany Banyas	STATUS DATE	11/29/2022 12:00:00 AM

4. CASE 22030002

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Verified
	DAYS TO COMPLY	28
	INSPECTION DATE	11/29/2022
	COMPLIED DATE	11/29/2022
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES:	FDG NORTH LLC	Owner
	1200 N FEDERAL HWY #200 BOCA RATON, FL 33432	
	., FDG NORTH LLC	
	5255 N FEDERAL HWY, STE 308 BOCA RATON, FL33487	

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	11/29/2022	Florida Building Code FBC BCA Section 110.15 - Building Safety Inspection Program. The BORA has established a building safety inspection program for buildings and structures that have been in existence for a period of 40 years or longer. The BORA by written policy shall establish the guidelines and criteria which will be the minimum requirements for the Building Safety Inspection Program. The Building Official shall enforce the building safety inspection Program. U.S. Government buildings, State of Florida buildings, buildings built on Indian Reservations, Schools buildings under the jurisdiction of the Broward County School Board, and One and Two Family Dwellings are exempt from this program. Exceptions: All single family residences, duplexes and minor structures defined as buildings or structure in any occupancy group having a gross floor area less than 3,500 square feet. In order to implement the new Building Safety Inspection Program in an orderly manner to clear a backlog of buildings needing inspection, implementation shall proceed as follows: 1. 40 year or...	Closed	11/29/2022

FINES:

NARRATIVE: 110.15 Building Safety Inspection Program. Compliance Required. Please comply with all the requirements of the inspection program (information is located at <https://www.broward.org/CodeAppeals/Documents/40%20Year%20Building%20Safety%20Inspection%20Program.pdf>). For questions on the Building Safety Program requirements, please contact BuildingOfficial@lbts-fl.gov. For questions regarding your code case, contact Bethanyb@lbts-fl.gov.

Respectfully,

Bethany Banyas
Senior Inspector, Code Compliance
954-640-4220

CASE TYPE	Permits Required Violations	DATE ESTBL	4/4/2022	STATUS	Closed
ADDRESS	262 TROPIC DR, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Greg Wienbarg	STATUS DATE	12/17/2022 12:00:00 AM

5. CASE 22040004

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	70190700000027914465	I. OF F. MEETING DATE	
	TYPE OF SERVICE	Certified Mail	PROSECUTION COSTS	\$75.00
	DAYS TO COMPLY	69	COMMENTS FINAL ORDER	At the October 27, 2022 Special Magistrate hearing, the Special Magistrate ordered the respondent to comply by obtaining approved permits for all work by November 16, 2022 or a fine of \$250 per day will begin to accrue. A hearing cost of \$50 was assessed. The case will return to the November 17, 2022 hearing.
	INSPECTION DATE	11/20/2022	COMMENTS - IMPOSITION OF FINE	
	COMPLIED DATE	11/20/2022		
	SCHEDULED HEARING DATE	1/26/2023		
	FINAL ORDER MEETING DATE	10/27/2022		
	FINAL ORDER COMPLY BY DATE	11/16/2022		

NOTICE NAMES: FAURER,MARTIN FAURER,YARLIN Owner
262 TROPIC DR LAUDERDALE BY THE SEA, FL 33308

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	11/20/2022	Florida Building Code FBC BCA Section 105.1. Work Without Permits. Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building, structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be deemed...	Closed	11/20/2022

FINES:	DESCRIPTION	CHARGE	DATE BOARD ORDER COMPLY
	DAILY FINE	\$250.00	12/18/2022

NARRATIVE: FBC 105.1 - Work done without a Permit from the Town.
As per Building Official: Work done without permits including A/C unit replacements, split A/C unit, garage conversion, kitchen renovations and bathroom renovations.
Corrective Action required: Please obtain an after-the-fact permit for all work done without a permit.
For assistance with permitting or questions about the violation, you may contact the Building Department at 954-640-4215 or building@lbts-fl.gov.

If you have any questions or concerns, please contact code inspector Greg Wienbarg at 954-640-4216, or via email gregw@lauderdalebythesea-fl.gov

CASE TYPE	Permits Required Violations	DATE ESTBL	9/23/2021	STATUS	Closed
ADDRESS	222 E COMMERCIAL BLVD, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Greg Wienbarg	STATUS DATE	1/12/2023 12:00:00 AM

6. CASE 22040017

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Certified Mail
	DAYS TO COMPLY	61
		PROSECUTION COSTS \$100.00
		COMMENTS FINAL ORDER At the August 25, 2022 Special Magistrate Hearing, the Magistrate ordered the property to comply by September 21, 2022 or a fine of \$100 per day will accrue thereafter for the violation of FBC 105.1 and a fine of \$10 will accrue thereafter for 12-2(a). A hearing cost of \$50 was assessed and is now due.
	INSPECTION DATE	1/12/2023
		COMMENTS - IMPOSITION OF FINE
	COMPLIED DATE	1/12/2023
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	8/25/2022
	FINAL ORDER COMPLY BY DATE	9/21/2022
NOTICE NAMES:	ACS 218 LLC	Owner
	820 NE 5 TER FORT LAUDERDALE, FL 33304	
	Registered Agent, SHADER, ANDREW T	
	2425 E COMMERCIAL BLVD STE 101 FORT LAUDERDALE, FL33308	

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	1/12/2023	Chapter 12 - Licenses Sec. 12-2.(a) - Business tax receipt required. Requirement to obtain. Every person, firm, corporation and association engaged in or managing any business in the Town is required to have a Town business tax receipt. Before engaging in any business, profession or occupation, they shall make application for a business tax receipt. On or before September 30 of each year, the annual business tax shall be paid to the Town.	Closed	1/12/2023
	2	1/12/2023	Florida Building Code FBC BCA Section 105.1. Work Without Permits. Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building, structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be deemed...	Closed	1/12/2023

FINES:	DESCRIPTION	CHARGE	DATE BOARD ORDER
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COMPLY

DAILY FINE	\$100.00	1/25/2023
DAILY FINE	\$10.00	1/25/2023

NARRATIVE: Sec. 12-2(a) - Business tax receipt required for (Arthur Murray Dance studio #201). Every person, firm, corporation, and association engaged in or managing any business in the Town is required to have a Town business tax receipt. Before engaging in any business, profession, or occupation, they shall submit an application for a business tax receipt. On or before September 30 of each year, the annual business tax shall be paid to the Town.

FBC 105.1 - Work done without a Permit from the Town.

As per Building Official: Work done without permits including new electrical work, plumbing work with the urinal in the men's restroom, and the water heater replacement.

Corrective Action required: Please obtain an after-the-fact permit for all work done without a permits.

For assistance with permitting or questions about the violation, you may contact the Building Department at 954-640-4215 or building@lbts-fl.gov.

If you have any questions or concerns, please contact code inspector Greg Wienbarg at 954-531-5596, or via email gregw@lauderdalebythesea-fl.gov

CASE TYPE	Building Code Violations	DATE ESTBL	4/30/2022	STATUS	Closed
ADDRESS	233 E COMMERCIAL BLVD, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Bethany Banyas	STATUS DATE	12/16/2022 12:00:00 AM

7. CASE 22050003

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Certified Mail
	DAYS TO COMPLY	21
	INSPECTION DATE	12/16/2022
	COMPLIED DATE	12/16/2022
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES: IMCO BY C LLC
PO BOX 2152 WEST PALM BEACH, FL 33402
., IOANNIS, KARACHALIAS
861 N MILITARY TRAIL, STE C WEST PALM BEACH, FL33415
Owner

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	12/16/2022	Florida Building Code FBC BCA Section 110.15 - Building Safety Inspection Program. The BORA has established a building safety inspection program for buildings and structures that have been in existence for a period of 40 years or longer. The BORA by written policy shall establish the guidelines and criteria which will be the minimum requirements for the Building Safety Inspection Program. The Building Official shall enforce the building safety inspection Program. U.S. Government buildings, State of Florida buildings, buildings built on Indian Reservations, Schools buildings under the jurisdiction of the Broward County School Board, and One and Two Family Dwellings are exempt from this program. Exceptions: All single family residences, duplexes and minor structures defined as buildings or structure in any occupancy group having a gross floor area less than 3,500 square feet. In order to implement the new Building Safety Inspection Program in an orderly manner to clear a backlog of buildings needing inspection, implementation shall proceed as follows: 1. 40 year or...	Closed	12/16/2022

FINES:

NARRATIVE: FBC 110.15 Building Safety Inspection Program. Compliance Required. Please comply with all the requirements of the inspection program. Information is located at:
<https://www.broward.org/CodeAppeals/Documents/40%20Year%20Building%20Safety%20Inspection%20Program.pdf>.
For questions on the Building Safety Program requirements, please contact BuildingOfficial@lbts-fl.gov.
For questions regarding your code case, please contact Bethanyb@lbts-fl.gov.

Respectfully,

Bethany Banyas
Senior Inspector, Code Compliance
954-640-4220

CASE TYPE	Permits Required Violations	DATE ESTBL	6/6/2022	STATUS	Closed
ADDRESS	224 CODRINGTON DR, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Greg Wienbarg	STATUS DATE	12/17/2022 12:00:00 AM

8. CASE 22060004

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Certified Mail
	DAYS TO COMPLY	63
	INSPECTION DATE	12/17/2022
	COMPLIED DATE	12/17/2022
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES:	ESTIHOMES LLC	Owner
	9511 SAVONA WINDS DR DELRAY BEACH, FL 33446	

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	12/17/2022	Chapter 6 - Building and Building Regulations Section 6-36(a). General structural specifications. Foundations, floors, walls, ceilings, roofs, windows, doors and all other building parts shall be structurally sound, weatherproof, watertight and rodent-proof, and shall be kept in good state of repair. Roof surfaces shall be watertight. Where water is permitted to stand on a roof for cooling purposes, the roof must be designed for that purpose and proper precautionary measures taken to prevent breeding of mosquitoes and other similar insects.	Closed	12/17/2022
	2	12/17/2022	Florida Building Code FBC BCA Section 105.1. Work Without Permits. Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building, structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be deemed...	Closed	12/17/2022

FINES:

NARRATIVE: FBC 105.1 - Work done without a Permit from the Town.
As per Building Official: Work done without permits including 1) Kitchen renovation. 2) Side door replacement in the garage. 3) Water heater replacement.
Corrective Action required: Please obtain an after-the-fact permit for all work done without a permit.
For assistance with permitting or questions about the violation, you may contact the Building Department at 954-640-4215 or building@lbts-fl.gov.

Sec. 6-36(a) - General structural specifications. Foundations, floors, walls, ceilings, roofs, windows, doors, and all other building parts shall be structurally sound, weatherproof, watertight and rodent-proof, and shall be kept in good state of repair. Corrective action: Some of the windows don't lock and the mechanism that holds them open isn't working. The deadbolt and door handle on the side garage door need to be repaired to proper working condition. Please make sure that all the windows and doors are operating safely and properly. You also need door and window alarms on every door that has pool access and every window that's lower than 48 inches and has pool access. Please be aware that you'll need a permit when replacing the damaged front doors. The pool will need to be filled with water allowing proper circulation and filtration.

If you have any questions or concerns, please contact code inspector Greg Wienbarg at 954-640-4216, or via email gregw@lauderdalebythesea-fl.gov

CASE TYPE	Permits Required Violations	DATE ESTBL	12/27/2021	STATUS	Closed
ADDRESS	6000 N OCEAN BLVD, LAUDERDALE BY THE SEA, FL 33308 16D	INSPECTOR	Greg Wienbarg	STATUS DATE	12/29/2022 12:00:00 AM

9. CASE 22070017

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE	
	TYPE OF SERVICE	Certified Mail	PROSECUTION COSTS \$75.00
	DAYS TO COMPLY	64	COMMENTS FINAL ORDER At the October 27, 2022 Special Magistrate Hearing, the Magistrate ordered compliance by November 16, 2022 (by obtaining approved permit to legalize the wall OR by obtaining a demolition permit, completing the demolition, and closing the permit) or a daily fine of \$250 will accrue thereafter. A Hearing Cost of \$50 was assessed. The case will return to the November 17, 2022 hearing.
	INSPECTION DATE	12/29/2022	COMMENTS - IMPOSITION OF FINE
	COMPLIED DATE	12/29/2022	
	SCHEDULED HEARING DATE	1/26/2023	
	FINAL ORDER MEETING DATE	10/27/2022	
	FINAL ORDER COMPLY BY DATE	11/16/2022	

NOTICE NAMES: RUMBAUGH,GEORGE F & RUMBAUGH,JAMES L
Owner
42 PHILLIPS LN MCKEES ROCK, PA 15136

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	12/29/2022	Florida Building Code FBC BCA Section 105.1. Work Without Permits. Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building, structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be deemed...	Closed	12/29/2022

FINES:	DESCRIPTION	CHARGE	DATE BOARD ORDER COMPLY
	DAILY FINE	\$250.00	1/25/2023

NARRATIVE: FBC 105.1 - Work done without a Permit from the Town.
As per Building Official: Work done without permits including a wall addition to enclose a second bedroom.
Corrective Action required: Please obtain an after-the-fact permit for all work done without a permit.

For assistance with permitting or questions about the violation, you may contact the Building Department at 954-640-4215 or building@lbts-fl.gov.

If you have any questions or concerns, please contact code inspector Greg Wienbarg at 954-640-4216, or via email gregw@lauderdalebythesea-fl.gov

PREPARED January 17, 2023 11:28
AM
PROGRAM CE200L
TOWN OF LAUDERDALE-BY-THE-
SEA

CASE HISTORY REPORT
CASE NUMBER 22070018

Hearing Date
26 January, 2023

CASE TYPE	Permits Required Violations	DATE ESTBL	12/27/2021	STATUS	Closed
ADDRESS	6000 N OCEAN BLVD, LAUDERDALE BY THE SEA, FL 33308 1D	INSPECTOR	Greg Wienbarg	STATUS DATE	12/7/2022 12:00:00 AM

10. CASE 22070018

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Certified Mail
	DAYS TO COMPLY	64
	INSPECTION DATE	12/7/2022
	COMPLIED DATE	12/7/2022
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES:	ROBERT J SPARKS REV LIV TR MARYLOU SPARKS REV LIV TR	Owner
	51 S CARLL AVE BABYLON, NY 11702	
	DREYER, CYNTHIA	
	99 ARGYLE AVE BABYLON, NY11702	

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	12/7/2022	Chapter 6 - Building and Building Regulations Section 6-36(a). General structural specifications. Foundations, floors, walls, ceilings, roofs, windows, doors and all other building parts shall be structurally sound, weatherproof, watertight and rodent-proof, and shall be kept in good state of repair. Roof surfaces shall be watertight. Where water is permitted to stand on a roof for cooling purposes, the roof must be designed for that purpose and proper precautionary measures taken to prevent breeding of mosquitoes and other similar insects.	Closed	12/7/2022
	2	12/7/2022	Florida Building Code FBC BCA Section 105.1. Work Without Permits. Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building, structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be deemed...	Closed	12/7/2022

FINES:

NARRATIVE: FBC 105.1 - Work done without a Permit from the Town.
As per Building Official: Work done without permits including kitchen renovation.
Corrective Action required: Please obtain an after-the-fact permit for all work done without a permit.
For assistance with permitting or questions about the violation, you may contact the

Building Department at 954-640-4215 or building@lbts-fl.gov.

Sec. 6-36(a) - General structural specifications. Foundations, floors, walls, ceilings, roofs, windows, doors, and all other building parts shall be structurally sound, weatherproof, watertight and rodent-proof, and shall be kept in good state of repair. Corrective action: Patio door lock is stuck and can't open door. Please repair the lock and door so it opens/closes and locks properly.

If you have any questions or concerns, please contact code inspector Greg Wienbarg at 954-640-4216, or via email gregw@lauderdalebythesea-fl.gov

PREPARED January 17, 2023 11:28
AM
PROGRAM CE200L
TOWN OF LAUDERDALE-BY-THE-
SEA

CASE HISTORY REPORT
CASE NUMBER 22070024

Hearing Date
26 January, 2023

CASE TYPE	Building Code Violations	DATE ESTBL	7/19/2022	STATUS	Closed
ADDRESS	4050 N OCEAN DR, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Bethany Banyas	STATUS DATE	11/2/2022 12:00:00 AM

11. CASE 22070024

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Verified
	DAYS TO COMPLY	6
	INSPECTION DATE	11/2/2022
	COMPLIED DATE	11/2/2022
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES:

THE CARIBE, INC. OF BROWARD COUNTY Owner
4050 N. OCEAN DRIVE LAUDERDALE BY THE SEA, FL 33308
(DIRECTOR, CARIBE), PERCUDANI, ELLEN

4050 N. OCEAN DRIVE, #1203 LAUDERDALE BY THE SEA, FL33308
(DIRECTOR, CARIBE), PONTANO, PAUL

4050 N. OCEAN DRIVE, # 205 LAUDERDALE BY THE SEA, FL33308
(PRESIDENT, CARIBE), MURATORE, PETER

4050 N. OCEAN DRIVE, #904 LAUDERDALE BY THE SEA, FL33308
(REG AGENT, CARIBE), KAYE BENDER REMBAUM

1200 PARK CENTRAL BLVD SOUTH POMPANO BEACH, FL33064
(SECRETARY, CARIBE), MULLAN, KATHLEEN

4050 N. OCEAN DRIVE, #801 LAUDERDALE BY THE SEA, FL33308
(TREASURER, CARIBE), VALENTI, JOSEPH

4050 N. OCEAN DRIVE, #704 LAUDERDALE BY THE SEA, FL33308
(VICE PRESIDENT, CARIBE), VILARDO, REINALDO

4050 N. OCEAN DRIVE, #804 LAUDERDALE BY THE SEA, FL33308

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	11/2/2022	Florida Building Code FBC BCA Section 110.15 - Building Safety Inspection Program. The BORA has established a building safety inspection program for buildings and structures that have been in existence for a period of 40 years or longer. The BORA by written policy	Closed	11/2/2022

shall establish the guidelines and criteria which will be the minimum requirements for the Building Safety Inspection Program. The Building Official shall enforce the building safety inspection Program. U.S. Government buildings, State of Florida buildings, buildings built on Indian Reservations, Schools buildings under the jurisdiction of the Broward County School Board, and One and Two Family Dwellings are exempt from this program. Exceptions: All single family residences, duplexes and minor structures defined as buildings or structure in any occupancy group having a gross floor area less than 3,500 square feet. In order to implement the new Building Safety Inspection Program in an orderly manner to clear a backlog of buildings needing inspection, implementation shall proceed as follows: 1. 40 year or...

FINES:

NARRATIVE: FBC BCA Section 110.15 - Per the Building Official, Caribe is overdue for compliance with the Building Safety Inspection Program. The last inspection report was submitted in 2009. This is an EMERGENCY CASE per Building Official Simo Mansor.

Corrective Action: According to Town Records and Broward County Records, this property is past due for compliance with the Building Safety Inspection Program. Please comply with the requirements of the Building Safety Inspection Program. If you have any questions you may contact the Building Department for assistance at 954-640-4215 or Building@lbts-fl.gov.

Bethany Banyas
954-640-4220
code@lbts-fl.gov

CASE TYPE	Sign Violations	DATE ESTBL	2/11/2022	STATUS	Closed
ADDRESS	249 COMMERCIAL BLVD, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Greg Wienbarg	STATUS DATE	1/4/2023 12:00:00 AM

12. CASE 22070027

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Verified
	DAYS TO COMPLY	60
	INSPECTION DATE	1/3/2023
	COMPLIED DATE	1/4/2023
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES: PANDA BY THE SEA LLC Owner
251 COMMERCIAL BLVD LAUDERDALE BY THE SEA, FL 33308
PHILLIPS, PA, JOHN F.
2430 SE 17th St Unit G FORT LAUDERDALE, FL33316
Pusateri, Todd
1535 N Ft Lauderdale Bch Blvd Fort Lauderdale, FL33304

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	1/3/2023	Chapter 30 - Unified Land Development Regulations Section 30-509(a). - Administration and Permits (Signs) These sign regulations shall be administered by the Development Services Department. No sign of any kind (except exempt signs) shall be erected, installed, repaired or replaced within the Town until a permit for such sign or work has been issued by the Development Services Department. Prior to the issuance of a sign permit for any sign, the application for a sign permit shall be reviewed and approved by the Development Services Department.	Closed	1/4/2023

FINES:

NARRATIVE: Sec. 30-509(a) - Unpermitted signs installed/applied at (First Dental) without sign permits from the Town. Please submit applications and obtain after-the-fact sign permits and comply with the Town's regulations for signage.

Permit administrator- David Lee: 954-640-4224, building@lbts-fl.gov
Zoning- Sue Leven: 954-640-4221, susanl@lauderdalebythesea-fl.gov

If you have any questions or concerns, please contact code inspector Greg Wienbarg at 954-531-5596, or via email gregw@lauderdalebythesea-fl.gov

PREPARED January 17, 2023 11:28
AM
PROGRAM CE200L
TOWN OF LAUDERDALE-BY-THE-
SEA

CASE HISTORY REPORT
CASE NUMBER 22080002

Hearing Date
26 January, 2023

CASE TYPE	Permits Required Violations	DATE ESTBL	8/2/2022	STATUS	Closed
ADDRESS	4109 N OCEAN DR, LAUDERDALE BY THE SEA, FL 33308 1-8	INSPECTOR	Bethany Banyas	STATUS DATE	11/18/2022 12:00:00 AM

13. CASE 22080002

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Certified Mail
	DAYS TO COMPLY	21
	PROSECUTION COSTS	\$50.00
	COMMENTS FINAL ORDER	At the August 25, 2022 Special Magistrate hearing, The Magistrate ordered the property to comply by obtaining permits for all work done, by October 26, or a fine of \$200 per day will accrue. The case will return to the October 27, 2022 hearing. A cost of \$50 was assessed.
	INSPECTION DATE	11/18/2022
	COMMENTS - IMPOSITION OF FINE	
	COMPLIED DATE	11/18/2022
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	8/25/2022
	FINAL ORDER COMPLY BY DATE	10/26/2022
NOTICE NAMES:	4051 N OCEAN DRIVE LLC	Owner
	6030 HOLLYWOOD BLVD #130 HOLLYWOOD, FL 33024	
	., 4051 N OCEAN DRIVE LLC	
	7451 PEPPERTREE S CIR DR DAVIE, FL33314	
	., SELA, NIR	
	770 NE 193RD STREET MIAMI, FL33179	

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	11/18/2022	Florida Building Code FBC BCA Section 105.1. Work Without Permits. Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building, structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be deemed...	Closed	11/18/2022

FINES:	DESCRIPTION	CHARGE	DATE BOARD ORDER COMPLY
	DAILY FINE	\$200.00	10/26/2022

NARRATIVE: Violation of FBC 105.1 (work without permits) as per Building Official Simo Mansor. On August 2, 2022, the Building Official and Code Compliance observed interior

renovations work without permits in two units on the second floor of this building:

-WEST-MOST DOOR ON SECOND FLOOR, AND
-3RD DOOR FROM THE WEST ON SECOND FLOOR

Apply for and obtain after-the-fact permit/s for all work done without a permit. The Building Department will be glad to assist with any permitting questions, at 954-640-4215 or Building@lbts-fl.gov.

***THIS IS A LIFE-SAFETY VIOLATION AS IT INCLUDES ELECTRICAL WORK
IN A MULTI-FAMILY OCCUPIED BUILDING.***

Thank you for your attention to this matter. Respectfully,

Bethany Banyas
Senior Inspector, Code Compliance
954-640-4220
bethanyb@lbts-fl.gov

CASE TYPE	BTR Housing Inspection	DATE ESTBL	8/3/2022	STATUS	Closed
ADDRESS	4533 POINCIANA ST, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Greg Wienbarg	STATUS DATE	12/15/2022 12:00:00 AM

14. CASE 22080004

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Certified Mail
	DAYS TO COMPLY	84
	INSPECTION DATE	12/14/2022
	COMPLIED DATE	12/15/2022
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES:	POINCIANA 4533 LLC	Owner
	209 E HALLANDALE BEACH BLVD HALLANDALE BEACH, FL 33009	
	NEVILLE M, ESQ, LESLIE	
	7401 WILES RD CORAL SPRINGS, FL33067	

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	12/14/2022	Chapter 12 - Licenses Sec. 12-2.(a) - Business tax receipt required. Requirement to obtain. Every person, firm, corporation and association engaged in or managing any business in the Town is required to have a Town business tax receipt. Before engaging in any business, profession or occupation, they shall make application for a business tax receipt. On or before September 30 of each year, the annual business tax shall be paid to the Town.	Closed	12/15/2022

FINES:

NARRATIVE: Sec. 12-2(a) - Business tax receipt required. Every person, firm, corporation, and association engaged in or managing any business in the Town is required to have a Town business tax receipt. Before engaging in any business, profession, or occupation, they shall submit an application for a business tax receipt. On or before September 30 of each year, the annual business tax shall be paid to the Town.

If you have any questions or concerns, please contact code inspector Greg Wienbarg at 954-640-4216, or via email gregw@lauderdalebythesea-fl.gov

PREPARED January 17, 2023 11:28
AM
PROGRAM CE200L
TOWN OF LAUDERDALE-BY-THE-
SEA

CASE HISTORY REPORT
CASE NUMBER 22090001

Hearing Date
26 January, 2023

CASE TYPE	Permits Required Violations	DATE ESTBL	9/23/2022	STATUS	Closed
ADDRESS	1948 SAILFISH PL, LAUDERDALE BY THE SEA, FL 33062	INSPECTOR	Bethany Banyas	STATUS DATE	11/29/2022 12:00:00 AM

15. CASE 22090001

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Certified Mail
	DAYS TO COMPLY	28
	INSPECTION DATE	11/29/2022
	COMPLIED DATE	11/29/2022
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES: BRUNELLI RODRIGUEZ LIV TR
BRUNELLI,DONALD N TRSTEE ETAL
1948 SAILFISH PL LAUDERDALE BY THE SEA, FL 33062
., BRUNELLI RODRIGUEZ LIVING TRUST
755 MILWOOD AVE VENICE, CA90291
ASHLEY, OSCAR
317 NW 16TH AVE POMPANO BEACH, FL33069

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	11/29/2022	Chapter 6 - Building and Building Regulations Section 6-36(e). General structural specifications. All electrical wiring and accessories shall be maintained in good, safe working condition and be adequately insulated and protected. No wiring, outlets or connections shall be left exposed so as to create a hazardous condition.	Closed	11/29/2022
	2	11/29/2022	Florida Building Code Section 105.1 Required 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 required impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit.	Closed	11/29/2022

FINES:

NARRATIVE: Town Code Section 6-36(e). Based on BTR inspection conducted 9/23/2022, the utility wire box on the exterior of the house is exposed.
Corrective Action: Cover the box with an appropriate lid or cap.

FBC 105.1 (work without permits). Per Building Official Simo Mansor, no permit was obtained for:
1) Kitchen/laundry room cabinets
2) Toilet and sink installed in utility closet
3) Renovations in both bathrooms (additionally, the toilets are too close to the vanities)
Corrective Action: Obtain an after-the-fact permit(s) for all work, through a licensed contractor.

The initial comply-by date is set for OCTOBER 22, 2022. The initial Special Magistrate Hearing date is set for NOVEMBER 17, 2022. This case can be closed once the permits are approved and issued.

The Building Department will be glad to assist with any permitting questions, at 954-640-4215 or Building@lbts-fl.gov.

Thank you for your attention to this matter.

Respectfully,

Bethany Banyas
954-640-4220
bethanyb@lbts-fl.gov

PREPARED January 17, 2023 11:28
AM
PROGRAM CE200L
TOWN OF LAUDERDALE-BY-THE-
SEA

CASE HISTORY REPORT
CASE NUMBER 22090002

Hearing Date
26 January, 2023

CASE TYPE	Permits Required Violations	DATE ESTBL	8/18/2022	STATUS	Closed
ADDRESS	250 MIRAMAR AVE, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Bethany Banyas	STATUS DATE	12/13/2022 12:00:00 AM

16. CASE 22090002

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Certified Mail
	DAYS TO COMPLY	28
	INSPECTION DATE	12/13/2022
	COMPLIED DATE	12/13/2022
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES: ALVAREZ,EDWARD Owner
103 LIVERY DR SOUTHAMPTON, PA 18966

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	12/13/2022	Florida Building Code Section 105.1 Required 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 required impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit.	Closed	12/13/2022

FINES:

NARRATIVE: FBC 105.1 (work without permits). Per Building Official Simo Mansor, no permit was obtained for 1) full interior demolition and renovations as well as 2) closing in of exterior door and windows, at 250 Miramar Ave. A Stop Work Order was posted August 18, 2022. Corrective Action: Obtain an after-the-fact permit(s) for all work, through a licensed contractor. Permit applications #LBS22-013326 and LBS22-013172 were entered into the Town permit system on September 23, 2022. The initial comply-by date is set for OCTOBER 22, 2022. The initial Special Magistrate Hearing date is set for NOVEMBER 17, 2022. This case can be closed once the permits are approved and issued.

The Building Department will be glad to assist with any permitting questions, at 954-640-4215 or Building@lbts-fl.gov.

Thank you for your attention to this matter.

Respectfully,

Bethany Banyas
954-640-4220
bethanyb@lbts-fl.gov

CASE TYPE	Permits Required Violations	DATE ESTBL	11/21/2022	STATUS	Closed
ADDRESS	4328 N OCEAN DR, LAUDERDALE BY THE SEA, FL 33308 1-3	INSPECTOR	Eric Villanueva	STATUS DATE	12/9/2022 12:00:00 AM

17. CASE 22110007

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Verified
	DAYS TO COMPLY	35
	INSPECTION DATE	12/9/2022
	COMPLIED DATE	12/9/2022
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES:	AFFORDABLE LUX PROPERTIES LLC	Owner
	4740 NE 25 AVE FORT LAUDERDALE, FL 33308	
	GOFF, DENITSA	
	228 COMMERCIAL BLVD LAUDERDALE BY THE SEA , FL33308	

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	12/9/2022	Florida Building Code Section 105.1 Required 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 required impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit.	Closed	12/9/2022

FINES:

NARRATIVE: I met with the building official, and we reviewed the photos and existing building permits to find that there was work done without permits. You'll need to obtain after the fact permits for all these issues. A notice of violation will be sent through certified mail with 60 days to come into compliance. Compliance means obtaining issued permits for all necessary items.

1. closing of window and door.
2. interior alteration to cover all work being done inside unit.

Please contact the following individuals if you have any questions about building permits or the application process.

Building Official- Simo Mansor: 954-640-4223, buildingofficial@lbts-fl.gov
Permit administrator- David Lee: 954-640-4224, DavidL@lbts-fl.gov
Permit technician- Jessica (front desk): 954-640-4215, JessicaD@lbts-fl.gov

If you have any questions or concerns, please contact code inspector Eric Villanueva at 954-640-4216, or via email EricV@lbts-fl.gov

CASE TYPE	Permits Required Violations	DATE ESTBL	8/4/2022	STATUS	Closed
ADDRESS	4533 POINCIANA ST, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Greg Wienbarg	STATUS DATE	12/16/2022 12:00:00 AM

18. CASE 22080011

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Certified Mail
	DAYS TO COMPLY	44
	INSPECTION DATE	12/14/2022
	COMPLIED DATE	12/16/2022
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES:	POINCIANA 4533 LLC	Owner
	209 E HALLANDALE BEACH BLVD HALLANDALE BEACH, FL 33009	
	NEVILLE M, ESQ, LESLIE	
	7401 WILES RD CORAL SPRINGS, FL33067	

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	12/14/2022	Chapter 30 - Unified Land Development Regulations Section 30-477(a)- Maintenance of landscaped areas. The owner, tenant and/or agent, if any, shall be jointly and severally responsible for the proper maintenance and protection of landscaping and irrigation systems existing or hereafter installed. Maintenance shall include watering, weeding, mowing, fertilizing, treating, mulching, trimming, removal or replacement of dead or diseased plants and removal of refuse and debris on a regular basis so as to continue a healthy growing condition and present a neat and well-kept appearance at all times. If landscaping is found to be in a state of decline, dead or missing, it shall be replaced with equivalent landscape material.	Closed	12/16/2022
	2	12/14/2022	Chapter 6 - Building and Building Regulations Section 6-36(a). General structural specifications. Foundations, floors, walls, ceilings, roofs, windows, doors and all other building parts shall be structurally sound, weatherproof, watertight and rodent-proof, and shall be kept in good state of repair. Roof surfaces shall be watertight. Where water is permitted to stand on a roof for cooling purposes, the roof must be designed for that purpose and proper precautionary measures taken to prevent breeding of mosquitoes and other similar insects.	Closed	12/16/2022
	3	12/14/2022	Chapter 6 - Building and Building Regulations Section 6-36(e). General structural specifications. All electrical wiring and accessories shall be maintained in good, safe working condition and be adequately insulated and protected. No wiring, outlets or connections shall be left exposed so as to create a hazardous condition.	Closed	12/16/2022
	4	12/14/2022	Chapter 6 - Building and Building Regulations Section 6-40(a) - Garbage, rubbish and/or weeds. No owner, occupant or operator of any property shall deposit, cause to be deposited, or fail to remove when deposited, any rubbish, garbage or other refuse on the property.	Closed	12/16/2022
	5	12/14/2022	Chapter 6 - Building and Building Regulations Section 6-41(a)(5) - Maintenance of exterior of premises. The exterior of buildings and	Closed	12/16/2022

structures and all property shall be kept free of all nuisances, and any hazards to the safety of occupants, customers, pedestrians and other persons utilizing the premises and free of unsanitary conditions and any of the foregoing shall be promptly removed and abated by the owner or operator. It shall be the duty of the owner or operator to keep the premises free of hazards which include, but are not limited to, the following: Holes, excavations, breaks, projections, obstructions, and excretions of pets and other animals on paths, walks, driveways, parking lots and parking areas, and other parts of the premises which are accessible to or used by persons on the premises;

6	12/14/2022	Florida Building Code FBC BCA Section 105.1. Work Without Permits. Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building, structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be deemed...	Closed	12/16/2022
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FINES:

NARRATIVE: Sec. 6-40(a) - Garbage, rubbish and/or weeds. No owner, occupant or operator of any property shall deposit, cause to be deposited, or fail to remove when deposited, any rubbish, garbage, or other refuse on the property. Corrective action: Remove all trash, litter, discarded bulk items and broken outside furniture.

Sec. 6-41(a)(5) – Please keep all building exteriors and structures free of holes, excavations, breaks, projections, obstructions, and excretions of pets and other animals on paths, walks, driveways, parking lots and parking areas, and other parts of the premises which are accessible to or used by persons on the premises. Corrective action: 1) Fascia board needs to be repaired/replaced on the second floor of the 4533 building. 2) Repair and replace all missing and broken outside light housings on both buildings. 3) Replace all missing/broken soffit vents on both buildings. 4) Replace all broken concrete and stone walkways. 5) Replace missing outlet covers. 6) Secure all hanging wires so they're in a safe position.

Sec. 6-36(a) - General structural specifications. Foundations, floors, walls, ceilings, roofs, windows, doors, and all other building parts shall be structurally sound, weatherproof, watertight and rodent-proof, and shall be kept in good state of repair. Roof surfaces shall be watertight. Corrective action: 1) Repair all holes in the walls, doors, and ceilings throughout both buildings including but not limited to the meter room. 2) Repair all cracks and breaks in the floors and walkways. 3) Repair all windows, doors, sliding glass doors, and door handles to a proper working order. The rear doors in unit #'s 1 & 3 in 4533 Poinciana St, must be operational and can't be closed in.

Sec. 6-36(e) - All electrical wiring and accessories shall be maintained in good, safe working condition and be adequately insulated and protected. No wiring, outlets or connections shall be left exposed so as to create a hazardous condition. Corrective action: 1) Repair/replace the burned out electrical outlet in the south bedroom of unit #4 in 4533 Poinciana St. 2) Repair the ceiling fan in the living room of unit #2 so that wires are not hanging out of the junction box. They are currently collected in a plastic bag hanging from the ceiling.

FBC 105.1 - Work done without a Permit from the Town.

As per Building Official: Work done without permits including 1) Full interior renovations of unit #3 in the south building and unit #2 in the north building. 2) Installation of two mini split A/C units and a tankless water heater in unit #5. 3) Obtain a permit or remove the unpermitted shed on the south side of the property. 4) Replace the meter room door and rotten frame with a permit. 5) Obtain permit for the ventilation and electrical panel in the meter room. Corrective Action required: Please obtain an after-the-fact permit for all work done without a permit.

For assistance with permitting or questions about the violation, you may contact the Building Department at 954-640-4215 or building@lbts-fl.gov.

Sec. 30-477(a) - The owner, tenant and/or agent, if any, shall be jointly and severally responsible for the proper maintenance and protection of landscaping and irrigation systems existing or hereafter installed. Maintenance shall include watering, weeding, mowing, fertilizing, treating, mulching, trimming, removal or replacement of dead or

diseased plants and removal of refuse and debris on a regular basis so as to continue a healthy growing condition and present a neat and well-kept appearance at all times. If landscaping is found to be in a state of decline, dead or missing, it shall be replaced with equivalent landscape material. Corrective action: Replace all dead landscape material including the grass.

If you have any questions or concerns, please contact code inspector Greg Wienbarg at 954-640-4216, or via email gregw@lauderdalebythesea-fl.gov

CASE TYPE	Building Code Violations	DATE ESTBL	4/12/2021	STATUS	Closed
ADDRESS	4324 SEAGRAPE DR, LAUDERDALE BY THE SEA, FL 33308 1-4	INSPECTOR	Greg Wienbarg	STATUS DATE	1/9/2023 12:00:00 AM

19. CASE 21080006

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE	
	TYPE OF SERVICE	Certified Mail	PROSECUTION COSTS \$75.00
	DAYS TO COMPLY	21	COMMENTS FINAL ORDER At the September 23, 2021 Special Magistrate Hearing, the Special Magistrate ordered that the property submit for the required permits by October 27, 2021 or a fine of \$150 per day will accrue beginning October 28, 2021. He further ordered that no one be permitted to occupy any unit on the property. A hearing cost of \$50 was assessed and is now due. The case will return to the October 28, 2021 Special Magistrate Hearing.
	INSPECTION DATE	1/9/2023	COMMENTS - IMPOSITION OF FINE
	COMPLIED DATE	1/9/2023	
	SCHEDULED HEARING DATE	1/26/2023	
	FINAL ORDER MEETING DATE	9/23/2021	
	FINAL ORDER COMPLY BY DATE	10/27/2021	

NOTICE NAMES: ISLA BELLA LLC Owner
23614 PENNSYLVANIA AVE TORRANCE, CA 90501

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	1/9/2023	Florida Building Code 6th Edition (2017) FBC BCA Section 105.1 Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building, structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be deemed...	Closed	1/9/2023

FINES:	DESCRIPTION	CHARGE	DATE BOARD ORDER COMPLY
	DAILY FINE	\$250.00	1/25/2023

NARRATIVE: FBC 105.1 - Work done without a Permit. Interior renovations, conversions and additions need an approved permit from the town. This property was approved for 3 units and now has 4.
Corrective Action required: Please obtain an after-the-fact permit for the work done without a permit. Please comply with any stipulations of the permit(s), obtain all required inspections, and ensure that the permit(s) is Closed.

For assistance with permitting or questions about the violation, you may contact the Building Department at 954-640-4215 or building@lbts-fl.gov.

If you have any questions or concerns, please contact code inspector Greg Wienbarg at 954-531-5596, or via email gregw@lauderdalebythesea-fl.gov

CASE TYPE	Building Code Violations	DATE ESTBL	10/15/2021	STATUS	Closed
ADDRESS	4641 N OCEAN DR, LAUDERDALE BY THE SEA, FL 33308 1-8	INSPECTOR	Bethany Banyas	STATUS DATE	11/9/2022 12:00:00 AM

20. CASE 21100018

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE		
	TYPE OF SERVICE	Certified Mail	PROSECUTION COSTS	\$75.00
	DAYS TO COMPLY	21	COMMENTS FINAL ORDER	At the April 28, 2022 Special Magistrate Hearing, the Magistrate ordered the property to comply in full with the requirements of the Building Safety Inspection Program by May 25, 2022 or a fine of \$200 per day will accrue beginning May 26, 2022. A Hearing Cost of \$50 was assessed. The case will return to the May 26, 2022 Special Magistrate Hearing.

INSPECTION DATE	11/9/2022	COMMENTS - IMPOSITION OF FINE
COMPLIED DATE	11/9/2022	
SCHEDULED HEARING DATE	1/26/2023	
FINAL ORDER MEETING DATE	4/28/2022	
FINAL ORDER COMPLY BY DATE	5/25/2022	

NOTICE NAMES: O'SEAN VILLA LLC
2786 SE 14 ST POMPANO BEACH, FL 33062
Owner

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	11/9/2022	Florida Building Code Section 110.15 Building Safety Inspection Program 110.15 Building Safety Inspection Program The BCBRA has established a building safety inspection program for buildings and structures that have been in existence for a period of 40 years or longer. The BCBRA by written policy shall establish the guidelines and criteria which will be the minimum requirements for the Building Safety Inspection Program. The Building Official shall enforce the building safety inspection Program. Exceptions: All single family residences, duplexes and minor structures defined as buildings or structure in any occupancy group having a gross floor area less than 3,500 square feet. In order to implement the new Building Safety Inspection Program in an orderly manner to clear a backlog of buildings needing inspection, implementation shall proceed as follows: A) 40 year or older buildings of 11,000 square feet or more – compliance in calendar year 2006 B) 40 year or older buildings 7,000 square feet or more – compliance no later than calendar year...	Closed	11/9/2022

FINES:	DESCRIPTION	CHARGE	DATE BOARD ORDER COMPLY
	DAILY FINE	\$200.00	11/27/2022

NARRATIVE: Failure to comply with Florida Building Safety Inspection Program. The Building Safety Inspection for this property was due in 2020.

FBC BCA Section 110.15 - Building Safety Inspection Program.

The BORA has established a building safety inspection program for buildings and structures that have been in existence for a period of 40 years or longer. The BORA by written policy shall establish the guidelines and criteria which will be the minimum requirements for the Building Safety Inspection Program. The Building Official shall enforce the building safety inspection Program. U.S. Government buildings, State of Florida buildings, buildings built on Indian Reservations, Schools buildings under the jurisdiction of the Broward County School Board, and One and Two Family Dwellings are exempt from this program.

Exceptions: All single family residences, duplexes and minor structures defined as buildings or structure in any occupancy group having a gross floor area less than 3,500 square feet.

In order to implement the new Building Safety Inspection Program in an orderly manner to clear a backlog of buildings needing inspection, implementation shall proceed as follows:

1. 40 year or older buildings of 11,000 square feet or more – compliance in calendar year 2006
2. 40 year or older buildings 7,000 square feet or more –compliance no later than calendar year 2007
3. 40 year or older building 5,500 square feet or more –compliance no later than calendar year 2008
4. 40 year or older buildings 4,650 square feet or more –compliance no later than calendar year 2009
5. 40 year or older buildings 3,800 square feet or more –compliance no later than calendar year 2010
6. 40 year or older buildings 3,500 square feet or more –compliance no later than calendar year 2011

Subsequent building inspections shall be required at ten (10) year intervals -Section 110.165 Effective January 1, 2006, regardless of when the inspection report for same is finalized or filed. Any buildings or structures not otherwise excluded as set forth herein shall be inspected at the same time as the initial 40 year inspection of the building and shall be re-inspected in accordance with the schedule for the building.

According to Town Records and Broward County Records, this property is past due for compliance with the Building Safety Inspection Program.

Please comply with the requirements of the Building Safety Inspection Program. A copy of the inspection form is located at:

<https://www.broward.org/CodeAppeals/Documents/40%20Year%20Building%20Safety%20Inspection%20Program.pdf>

If you have any questions you may contact the Building Department for assistance at 954-640-4215 or Building@lbts-fl.gov.

Thank you.

Bethany Banyas
954-640-4220
code@lbts-fl.gov

PREPARED January 17, 2023 11:28
AM
PROGRAM CE200L
TOWN OF LAUDERDALE-BY-THE-
SEA

CASE HISTORY REPORT
CASE NUMBER 18020015

Hearing Date
26 January, 2023

CASE TYPE	Property Maintenance	DATE ESTBL	2/22/2018	STATUS	Open
ADDRESS	2 E COMMERCIAL BLVD, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Bethany Banyas	STATUS DATE	12/20/2022 12:00:00 AM

21. CASE 18020015

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Certified Mail
	DAYS TO COMPLY	21
	PROSECUTION COSTS	\$53,425.00
	COMMENTS FINAL ORDER	FINAL ORDER: PER SPECIAL MAGISTRATE, ALL PIER REPAIR IS TO BE COMPLETED BY MARCH 26, 2019 OR A FINE OF \$250 PER DAY WILL BEGIN TO COMMENCE THEREAFTER. THIS CASE WILL RETURN TO THE JANUARY 24, 2019 CODE COMPLIANCE HEARING FOR A STATUS UPDATE. A HEARING COST OF \$50 WAS ALSO ASSESSED AT THE SEPTEMBER 27, 2018 CODE COMPLIANCE HEARING.
	INSPECTION DATE	12/20/2022
	COMMENTS - IMPOSITION OF FINE	
	COMPLIED DATE	
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	9/27/2018
	FINAL ORDER COMPLY BY DATE	3/26/2019
NOTICE NAMES:	ANGLIN FAM TR % RAYMOND ANGLIN	Owner
	246 PINE AVE LAUDERDALE BY THE SEA, FL 33308	
	C/O DAVID J WALLACE, ANGLIN FAMILY TRUST	
	215 N FEDERAL HWY DANIA BEACH, FL33004	
	MARCHELOS, SPIRO	
	2 E COMMERCIAL BLVD LAUDERDALE BY THE SEA, FL33308	

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	12/20/2022	Chapter 6 - Building and Building Regulations Section 6-37(a)(1). Maintenance appearance standards The exterior of all premises and every structure thereon, including all parts of the structure and appurtenance where exposed to public view, shall be maintained in good condition and shall not show evidence of deterioration, weathering, discoloration, ripping, tearing or other holes or breaks. All screened enclosures shall be properly fitted and maintained. All other surfaces shall be maintained free of broken glass, crumbling stone, brick or stucco, or other conditions reflective of deterioration or inadequate maintenance.	Not in Compliance	

FINES:	DESCRIPTION	CHARGE	DATE BOARD ORDER COMPLY
	DAILY FINE	\$200.00	1/26/2022

NARRATIVE: Section 6-37(a)(1) - The east end of the Pier has damage that has not been repaired. The Pier is not in good condition as required by Town Ordinances. Please obtain building permits and make all necessary repairs to the Pier to return it to

good condition.

Thank you for your attention to this matter.

Bethany Banyas
Senior Inspector, Code Compliance
954-857-5563
bethanyb@lbtz-fl.gov

CASE TYPE	Permits Required Violations	DATE ESTBL	2/17/2022	STATUS	Open
ADDRESS	4420 E TRADEWINDS AVE, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Greg Wienbarg	STATUS DATE	10/28/2022 1:08:00 PM

22. CASE 22030004

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	70081830000055345935	I. OF F. MEETING DATE	
	TYPE OF SERVICE	Certified Mail	PROSECUTION COSTS	\$50.00
	DAYS TO COMPLY	65	COMMENTS FINAL ORDER	At the June 23, 2022 Special Magistrate Hearing, the Magistrate found that violation(s) existed. The Magistrate issued a Final Order, ordering the respondent to comply by August 24, 2022 or a fine of \$100 per violation per day will accrue beginning August 25, 2022 until compliance is reached and verified by the Town. Hearing Cost of \$50 was assessed for this hearing. If compliance is not reached and confirmed by the time required and/or Hearing Cost is not paid, the case will return to the August 25, 2022 Hearing for Certification of Lien.
	INSPECTION DATE	1/25/2023	COMMENTS - IMPOSITION OF FINE	
	COMPLIED DATE			
	SCHEDULED HEARING DATE	1/26/2023		
	FINAL ORDER MEETING DATE	6/23/2022		
	FINAL ORDER COMPLY BY DATE	8/24/2022		
NOTICE NAMES:	APCE ACQUISITIONS LLC ARNOLD, JOAN G	Owner		
	1141 S MAIN ST MILAN, TN 38358			

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	1/25/2023	Chapter 30 - Unified Land Development Regulations Section 30-313-(d)(1)(h) Fences, wall and hedges-Visibility limitations Visibility limitations. No fences or walls shall be constructed within 25 feet of the front property line or within 30 feet of the clear site triangle at the corner of the property on residential lots. No walls, fences, hedges or plantings shall be planted or maintained to a height exceeding 30 inches above the crown of the roadway within sight visibility triangles: within 25 feet of the intersection of the front and side street property lines, within ten feet of any driveway, within ten feet from the intersection point of the edge of a driveway and alley or street, and within 15 feet from the intersection point of the extended property lines at an alley and a street.	Not in Compliance	
	2	1/25/2023	Chapter 6 - Building and Building Regulations Section 6-36(a). General structural specifications. Foundations, floors, walls, ceilings, roofs, windows, doors and all other building parts shall be structurally sound, weatherproof, watertight and rodent-proof, and shall be kept in good state of repair. Roof surfaces shall be watertight. Where water is permitted to stand on a roof for cooling purposes, the roof must be designed for that purpose and proper precautionary measures taken to prevent breeding of mosquitoes and other similar insects.	Not in Compliance	
	3	1/25/2023	Florida Building Code FBC BCA Section 105.1. Work Without Permits. Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building, structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or	Not in Compliance	

replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be deemed...

4	1/25/2023	Florida Building Code FBC R4501.17.1.9. Residential Pool Barriers. Where a wall of a dwelling serves as part of the barrier, one of the following shall apply: 1. All doors and windows providing direct access from the home to the pool shall be equipped with an exit alarm complying with UL 2017 that has a minimum sound pressure rating of 85 dBA at 10 feet (3048 mm). Any deactivation switch shall be located at least 54 inches (1372 mm) above the threshold of the access. Separate alarms are not required for each door or window if sensors wired to a central alarm sound when contact is broken at any opening. Exceptions: a. Screened or protected windows having a bottom sill height of 48 inches (1219 mm) or more measured from the interior finished floor at the pool access level. b. Windows facing the pool on floor above the first story. c. Screened or protected pass-through kitchen windows 42 inches (1067 mm) or higher with a counter beneath. 2. All doors providing direct access from the home to the pool must be equipped with a self-closing, self-latching d...	Not in Compliance
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FINES:	<u>DESCRIPTION</u>	<u>CHARGE</u>	<u>DATE BOARD ORDER COMPLY</u>
	DAILY FINE	\$100.00	1/25/2023
	DAILY FINE	\$100.00	1/25/2023
	DAILY FINE	\$100.00	1/25/2023
	DAILY FINE	\$100.00	1/25/2023

NARRATIVE: Sec. 30-313(d)(1)(h)(2) -No walls, fences, hedges or plantings shall be planted or maintained to a height exceeding 30 inches above the crown of the roadway within sight visibility triangles. Please trim all hedges so that they are not blocking the view of oncoming traffic.

FBC 105.1 - Work done without a Permit from the Town.
As per Building Official: Work done without permits including bathroom renovations, kitchen renovations, new A/C units outside and air handlers inside, new water heater and pool water heater.
Corrective Action required: Please obtain an after-the-fact permit for all work done without a permit. Please comply with any stipulations of the permit(s), obtain all required inspections, and ensure that the permit(s) is Closed.
For assistance with permitting or questions about the violation, you may contact the Building Department at 954-640-4215 or building@lbts-fl.gov.

Sec. 6-36(a) - General structural specifications. Foundations, floors, walls, ceilings, roofs, windows, and doors shall be kept in good state of repair and proper working order. There are signs on the front door of the two story unit that say the renter can't lock the bottom lock because you don't have a key. Please obtain a key for the door or replace the locking mechanism.

FBC R4501.17.1.9 – All doors providing direct access from the home to the pool shall be equipped with an exit alarm. Please place door alarms on each door that provides direct access to the pool. Separate alarms are not required for each door or window if sensors are wired to a central alarm sound when contact is broken at any opening.

If you have any questions or concerns, please contact code inspector Greg Wienbarg at 954-531-5596, or via email gregw@lauderdalebythesea-fl.gov

CASE TYPE	Building Code Violations	DATE ESTBL	3/9/2022	STATUS	Open
ADDRESS	226 HIBISCUS AVE, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Bethany Banyas	STATUS DATE	10/28/2022 2:06:00 PM

23. CASE 22030010

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE	
	TYPE OF SERVICE	Certified Mail	PROSECUTION COSTS
	DAYS TO COMPLY	22	COMMENTS FINAL ORDER
			At the April 28, 2022 Special Magistrate Hearing, the Magistrate ordered the property to comply in full with the requirements of the Building Safety Inspection Program by October 25, 2022 or a fine of \$250 per day will accrue beginning October 26, 2022. A Hearing Cost of \$50 was assessed. The case will return to the October 27, 2022 Special Magistrate Hearing.
	INSPECTION DATE	1/25/2023	COMMENTS - IMPOSITION OF FINE
	COMPLIED DATE		
	SCHEDULED HEARING DATE	1/26/2023	
	FINAL ORDER MEETING DATE	4/28/2022	
	FINAL ORDER COMPLY BY DATE	10/26/2022	
NOTICE NAMES:	LEISURE BY THE SEA ASSOCIATION, INC. C/O EXCLUSIVE PROPERTY MANAGEMENT	Owner	
	2945 W CYPRESS CREEK RD, SUITE 201 FORT LAUDERDALE , FL 33309 (REGISTERED AGENT), KATZ, STEVEN B		
	4300 N UNIVERSITY DR, A-106 LAUDERHILL, FL33351 GREELEY, JIM		
	232 HIBISCUS AVE #216 LAUDERDALE BY THE SEA, FL33308		

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	1/25/2023	Florida Building Code FBC BCA Section 110.15 - Building Safety Inspection Program. The BORA has established a building safety inspection program for buildings and structures that have been in existence for a period of 40 years or longer. The BORA by written policy shall establish the guidelines and criteria which will be the minimum requirements for the Building Safety Inspection Program. The Building Official shall enforce the building safety inspection Program. U.S. Government buildings, State of Florida buildings, buildings built on Indian Reservations, Schools buildings under the jurisdiction of the Broward County School Board, and One and Two Family Dwellings are exempt from this program. Exceptions: All single family residences, duplexes and minor structures defined as buildings or structure in any occupancy group having a gross floor area less than 3,500 square feet. In order to implement the new Building Safety Inspection Program in an orderly manner to clear a backlog of buildings needing inspection, implementation shall proceed as follows: 1. 40 year or...	Not in Compliance	

FINES:

<u>DESCRIPTION</u>	<u>CHARGE</u>	<u>DATE BOARD ORDER COMPLY</u>
DAILY FINE	\$250.00	1/25/2023

NARRATIVE: 110.15 Building Safety Inspection Program. Compliance Required. Please comply with all the requirements of the inspection program (information is located at <https://www.broward.org/CodeAppeals/Documents/40%20Year%20Building%20Safety%20Inspection%20Program.pdf>). For questions on the Building Safety Program requirements, please contact BuildingOfficial@lbts-fl.gov. For questions regarding your code case, contact Bethanyb@lbts-fl.gov.

Respectfully,

Bethany Banyas
Senior Inspector, Code Compliance
954-640-4220

CASE TYPE	Property Maintenance	DATE ESTBL	4/5/2022	STATUS	Open
ADDRESS	4213 EL MAR DR, LAUDERDALE BY THE SEA, FL 33308 1-6	INSPECTOR	Greg Wienbarg	STATUS DATE	1/5/2023 12:00:00 AM

24. CASE 22040002

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
TYPE OF SERVICE	Certified Mail	PROSECUTION COSTS \$50.00
DAYS TO COMPLY	38	COMMENTS FINAL ORDER At the May 26, 2022 Special Magistrate Hearing, the Magistrate issued a Final Order requiring the property to comply by July 27, 2022 or a fine of \$150 per day will begin to accrue on July 28, 2022. Compliance shall be achieved by issuance of permit/s for all work done without a permit. A \$50 Hearing Cost was assessed and is now due, payable by July 27, 2022. The case will return to the July 28, 2022 hearing.
INSPECTION DATE	8/24/2022	COMMENTS - IMPOSITION OF FINE
COMPLIED DATE		
SCHEDULED HEARING DATE	1/26/2023	
FINAL ORDER MEETING DATE	5/26/2022	
FINAL ORDER COMPLY BY DATE	7/27/2022	
NOTICE NAMES:	SUN & SEA VILLAS LLC 4512 BOUGAINVILLA DR LAUDERDALE BY THE SEA, FL 33308 ., LAW OFFICES OF MARK T. STERN, PA 4326 E. TRADEWINDS AVE LAUDERDALE BY THE SEA, FL33308	Owner

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	8/24/2022	Chapter 6 - Building and Building Regulations Section 6-36(a). General structural specifications. Foundations, floors, walls, ceilings, roofs, windows, doors and all other building parts shall be structurally sound, weatherproof, watertight and rodent-proof, and shall be kept in good state of repair. Roof surfaces shall be watertight. Where water is permitted to stand on a roof for cooling purposes, the roof must be designed for that purpose and proper precautionary measures taken to prevent breeding of mosquitoes and other similar insects.	Closed	5/11/2022
	2	8/24/2022	Florida Building Code FBC BCA Section 105.1. Work Without Permits. Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building, structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be	Not in Compliance	

deemed...

FINES:	<u>DESCRIPTION</u>	<u>CHARGE</u>	<u>DATE BOARD ORDER</u>
			<u>COMPLY</u>
	DAILY FINE	\$150.00	7/27/2022
	FLAT PENALTY		1/1/0001

NARRATIVE: FBC 105.1 - Work done without a Permit from the Town.
As per Building Official: Work done without permits including multiple A/C unit replacements, and the kitchen & bathroom renovations.
Corrective Action required: Please obtain an after-the-fact permit for all work done without a permit.
For assistance with permitting or questions about the violation, you may contact the Building Department at 954-640-4215 or building@lbs-fl.gov.

Sec. 6-36(a) - General structural specifications. Foundations, floors, walls, ceilings, roofs, windows, doors, and all other building parts shall be structurally sound, weatherproof, watertight and rodent-proof, and shall be kept in good state of repair. Corrective action: Repair/replace the carpet on the stairs where it is ripped and coming apart.

If you have any questions or concerns, please contact code inspector Greg Wienbarg at 954-640-4216, or via email gregw@lauderdalebythesea-fl.gov

PREPARED January 17, 2023 11:28
AM
PROGRAM CE200L
TOWN OF LAUDERDALE-BY-THE-
SEA

CASE HISTORY REPORT
CASE NUMBER 22020002

Hearing Date
26 January, 2023

CASE TYPE	Building Code Violations	DATE ESTBL	2/2/2022	STATUS	Open
ADDRESS	262 COMMERCIAL BLVD, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Bethany Banyas	STATUS DATE	10/28/2022 12:00:00 AM

25. CASE 22020002

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Certified Mail
	DAYS TO COMPLY	28
	INSPECTION DATE	8/24/2022
	COMPLIED DATE	
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES: FPA HOLDINGS LLC Owner
262 E COMMERCIAL BLVD # C LAUDERDALE BY THE SEA, FL 33308
REGISTERED AGENT, HUMMEL, SEAN D, ESQ.
1701 W HILLSBORO BLVD #203 DEERFIELD BEACH, FL33442

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	8/24/2022	Florida Building Code FBC BCA Section 110.15 - Building Safety Inspection Program. The BORA has established a building safety inspection program for buildings and structures that have been in existence for a period of 40 years or longer. The BORA by written policy shall establish the guidelines and criteria which will be the minimum requirements for the Building Safety Inspection Program. The Building Official shall enforce the building safety inspection Program. U.S. Government buildings, State of Florida buildings, buildings built on Indian Reservations, Schools buildings under the jurisdiction of the Broward County School Board, and One and Two Family Dwellings are exempt from this program. Exceptions: All single family residences, duplexes and minor structures defined as buildings or structure in any occupancy group having a gross floor area less than 3,500 square feet. In order to implement the new Building Safety Inspection Program in an orderly manner to clear a backlog of buildings needing inspection, implementation shall proceed as follows: 1. 40 year or...	Not in Compliance	

FINES:

NARRATIVE: Code Section: FBC BCA Section 110.15 - Building Safety Inspection Program. Compliance Required.

Corrective Action: According to Town Records and Broward County Records, this property is past due for compliance with the Florida Building Safety Inspection Program. Please comply with the requirements of the Building Safety Inspection Program by retaining the services of a licensed engineer(s), having them complete the required electrical and structural inspections, and obtaining the associated inspection reports to the Town for review. If any repairs are required, the repairs must be completed (permits may be required) and an updated report must be resubmitted to the Town afterward to close the violation.

If you have any questions you may contact the Building Department for assistance at 954-640-4215 or Building@lbts-fl.gov.

Bethany Banyas
954-640-4220
code@lbts-fl.gov

PREPARED January 17, 2023 11:28
AM
PROGRAM CE200L
TOWN OF LAUDERDALE-BY-THE-
SEA

CASE HISTORY REPORT
CASE NUMBER 21120003

Hearing Date
26 January, 2023

CASE TYPE	Building Code Violations	DATE ESTBL	12/3/2021	STATUS	Open
ADDRESS	2000 S OCEAN BLVD, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Bethany Banyas	STATUS DATE	11/3/2022 12:00:00 AM

26. CASE 21120003

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Certified Mail
	DAYS TO COMPLY	30
	INSPECTION DATE	1/20/2023
	COMPLIED DATE	
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES: ROYAL COAST CONDO ASSN INC Owner
2000 S OCEAN BLVD LAUDERDALE BY THE SEA, FL 33062
., BECKER & POLIAKOFF,P.A.
1 E BROWARD BLVD STE 1800 FORT LAUDERDALE, FL33301

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	1/20/2023	Florida Building Code FBC BCA Section 110.15 - Building Safety Inspection Program. The BORA has established a building safety inspection program for buildings and structures that have been in existence for a period of 40 years or longer. The BORA by written policy shall establish the guidelines and criteria which will be the minimum requirements for the Building Safety Inspection Program. The Building Official shall enforce the building safety inspection Program. U.S. Government buildings, State of Florida buildings, buildings built on Indian Reservations, Schools buildings under the jurisdiction of the Broward County School Board, and One and Two Family Dwellings are exempt from this program. Exceptions: All single family residences, duplexes and minor structures defined as buildings or structure in any occupancy group having a gross floor area less than 3,500 square feet. In order to implement the new Building Safety Inspection Program in an orderly manner to clear a backlog of buildings needing inspection, implementation shall proceed as follows: 1. 40 year or...	Not in Compliance	

FINES:

NARRATIVE: Violation: Failure to comply with Florida Building Safety Inspection Program.

Code Section: FBC BCA Section 110.15 - Building Safety Inspection Program. The BORA has established a building safety inspection program for buildings and structures that have been in existence for a period of 40 years or longer. The BORA by written policy shall establish the guidelines and criteria which will be the minimum requirements for the Building Safety Inspection Program. The Building Official shall enforce the building safety inspection Program. U.S. Government buildings, State of Florida buildings, buildings built on Indian Reservations, Schools buildings under the jurisdiction of the Broward County School Board, and One and Two Family Dwellings are exempt from this program. Exceptions: All single family residences, duplexes and minor structures defined as buildings or structure in any occupancy group having a gross floor area less than 3,500 square feet.

In order to implement the new Building Safety Inspection Program in an orderly manner to clear a backlog of buildings needing inspection, implementation shall proceed as follows:

1. 40 year or older buildings of 11,000 square feet or more – compliance in calendar year 2006
2. 40 year or older buildings 7,000 square feet or more –compliance no later than calendar year 2007
3. 40 year or older building 5,500 square feet or more –compliance no later than calendar year 2008
4. 40 year or older buildings 4,650 square feet or more –compliance no later than calendar year 2009
5. 40 year or older buildings 3,800 square feet or more –compliance no later than calendar year 2010
6. 40 year or older buildings 3,500 square feet or more –compliance no later than calendar year 2011

Subsequent building inspections shall be required at ten (10) year intervals -Section 110.165 Effective January 1, 2006, regardless of when the inspection report for same is finalized or filed. Any buildings or structures not otherwise excluded as set forth herein shall be inspected at the same time as the initial 40 year inspection of the building and shall be re-inspected in accordance with the schedule for the building.

Corrective Action: According to Town Records and Broward County Records, this property is past due for compliance with the Building Safety Inspection Program. Please comply with the requirements of the Building Safety Inspection Program. If you have any questions you may contact the Building Department for assistance at 954-640-4215 or Building@lbts-fl.gov.

Bethany Banyas
954-640-4220
code@lbts-fl.gov

CASE TYPE	Building Code Violations	DATE ESTBL	12/3/2021	STATUS	Open
ADDRESS	3900 N OCEAN DR, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Bethany Banyas	STATUS DATE	9/23/2022 12:00:00 AM

27. CASE 21120018

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Verified
	DAYS TO COMPLY	29
	INSPECTION DATE	6/17/2022
	COMPLIED DATE	
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES: FOUNTAINHEAD ASSOCIATION, INC. Owner
3900 N OCEAN DR LAUDERDALE BY THE SEA, FL 33308
., Hillman Engineering Inc
970 W McNab Rd, Ste 200 Ft. Lauderdale, FL33309
President, Fountainhead Association, Jim Naughton/
3900 N Ocean Dr #2A Lauderdale By The Sea, FL33308

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	6/17/2022	Florida Building Code FBC BCA Section 110.15 - Building Safety Inspection Program. The BORA has established a building safety inspection program for buildings and structures that have been in existence for a period of 40 years or longer. The BORA by written policy shall establish the guidelines and criteria which will be the minimum requirements for the Building Safety Inspection Program. The Building Official shall enforce the building safety inspection Program. U.S. Government buildings, State of Florida buildings, buildings built on Indian Reservations, Schools buildings under the jurisdiction of the Broward County School Board, and One and Two Family Dwellings are exempt from this program. Exceptions: All single family residences, duplexes and minor structures defined as buildings or structure in any occupancy group having a gross floor area less than 3,500 square feet. In order to implement the new Building Safety Inspection Program in an orderly manner to clear a backlog of buildings needing inspection, implementation shall proceed as follows: 1. 40 year or...	Not in Compliance	

FINES:

NARRATIVE: Code Section: FBC BCA Section 110.15 - Building Safety Inspection Program. The BORA has established a building safety inspection program for buildings and structures that have been in existence for a period of 40 years or longer. The BORA by written policy shall establish the guidelines and criteria which will be the minimum requirements for the Building Safety Inspection Program. The Building Official shall enforce the building safety inspection Program. U.S. Government buildings, State of Florida buildings, buildings built on Indian Reservations, Schools buildings under the jurisdiction of the Broward County School Board, and One and Two Family Dwellings are exempt from this program. Exceptions: All single family residences, duplexes and minor structures defined as buildings or structure in any occupancy group having a gross floor area less than 3,500

square feet.

Subsequent building inspections shall be required at ten (10) year intervals -Section 110.165 Effective January 1, 2006, regardless of when the inspection report for same is finalized or filed. Any buildings or structures not otherwise excluded as set forth herein shall be inspected at the same time as the initial 40 year inspection of the building and shall be re-inspected in accordance with the schedule for the building.

Corrective Action: According to Town Records and Broward County Records, this property is past due for compliance with the Building Safety Inspection Program. Please comply with all requirements of the Building Safety Inspection Program. If you have any questions you may contact the Building Department for assistance at 954-640-4215 or Building@lbts-fl.gov.

Bethany Banyas
954-640-4220
code@lbts-fl.gov

CASE TYPE	Vacation Rental	DATE ESTBL	8/6/2022	STATUS	Open
ADDRESS	220 CODRINGTON DR, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Bethany Banyas	STATUS DATE	11/18/2022 12:00:00 AM

28. CASE 22080010

CASE DATA: ORIG. CASE CERT. MAIL NUMBER I. OF F. MEETING DATE
TYPE OF SERVICE Certified Mail PROSECUTION COSTS
DAYS TO COMPLY 21 COMMENTS FINAL ORDER
INSPECTION DATE 8/27/2022 COMMENTS - IMPOSITION OF FINE
COMPLIED DATE
SCHEDULED HEARING DATE 1/26/2023
FINAL ORDER MEETING DATE
FINAL ORDER COMPLY BY DATE

NOTICE NAMES: SANTAYANA, RODOLFO R & STACY Owner
1032 CATALONIA AVE MIAMI, FL 33134

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	8/27/2022	Chapter 30 - Unified Land Development Regulations Sec. 30-327(b). - Vacation rentals and short term rentals. Vacation rentals and short term rentals prohibited unless in compliance with this section. No person shall rent or lease all or any portion of a single-family or townhouse dwelling or a duplex/two-family dwelling, multifamily dwelling of 3 or 4 units, or dwelling unit in a mixed use development with 1 to 4 dwelling units in the Town's RS-4, RS-5, RD-10, RM-15, RM-16, RM-25 and RM-50 residential zoning districts or the B-1 or B-1-A business zoning districts as a vacation rental or short term rental as defined in section 30-11 of the Town Code without first (i) obtaining a business tax receipt from the Town pursuant to Chapter 12 of the Code, and (ii) complying with the supplemental regulations contained herein.	Not in Compliance	

FINES:

NARRATIVE: Sec. 30-327(b). - Vacation rentals and short term rentals. No person shall rent a single family property as a vacation rental without first obtaining a business tax receipt from the Town pursuant to Chapter 12 of the Code, and complying with the supplemental regulations contained herein.
CORRECTIVE ACTION: Property shall 1) cease renting and 2) cease advertising as a rental, until such time as you obtain an approved Business Tax Receipt and Vacation Rental Certificate from the Town.
NOTES: All advertisements, including the one at <https://www.airbnb.com/rooms/668353174036472656>, must be removed.

Thank you for your attention to this matter. Please contact me if you have any questions or need assistance.

Respectfully,

Bethany Banyas
Senior Inspector, Code Compliance
954-640-4220
bethanyb@lbts-fl.gov

CASE TYPE	Permits Required Violations	DATE ESTBL	12/2/2021	STATUS	Open
ADDRESS	4344 E TRADEWINDS AVE, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Greg Wienbarg	STATUS DATE	12/19/2022 12:00:00 AM

29. CASE 22070029

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE	
	TYPE OF SERVICE	Certified Mail	PROSECUTION COSTS \$50.00
	DAYS TO COMPLY	55	COMMENTS FINAL ORDER At the October 27, 2022 Special Magistrate hearing, the Magistrate ordered compliance by November 16, 2022 or a fine of \$250 per day will begin on November 17. The case will return to the November 17 hearing. A cost of \$50 was assessed.
	INSPECTION DATE	12/19/2022	COMMENTS - IMPOSITION OF FINE
	COMPLIED DATE		
	SCHEDULED HEARING DATE	1/26/2023	
	FINAL ORDER MEETING DATE	10/27/2022	
	FINAL ORDER COMPLY BY DATE	11/16/2022	

NOTICE NAMES: ENDEAVOR CAPITAL LLC HOMESTEAD FINANCIAL MORTGAGE LLC Owner
14897 CLAYTON RD CHESTERFIELD, MO 63017

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	12/19/2022	Florida Building Code FBC BCA Section 105.1. Work Without Permits. Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building, structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be deemed...	Not in Compliance	

FINES:	DESCRIPTION	CHARGE	DATE BOARD ORDER COMPLY
	DAILY FINE	\$250.00	11/16/2022

NARRATIVE: FBC 105.1 - Work done without a Permit from the Town.
As per Building Official: Work done without permits including a kitchen renovation. The support beams on the rear patio are rotting and need to be replaced with a permit or you need to provide the town with an engineer report that states they are in a safe and sound condition.
Corrective Action required: Please obtain an after-the-fact permit for all work done without a permit.
For assistance with permitting or questions about the violation, you may contact the Building Department at 954-640-4215 or building@lbts-fl.gov.

If you have any questions or concerns, please contact code inspector Greg Wienbarg at 954-640-4216, or via email gregw@lauderdalebythesea-fl.gov

CASE TYPE	Sign Violations	DATE ESTBL	2/11/2022	STATUS	Open
ADDRESS	265 COMMERCIAL BLVD, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Greg Wienbarg	STATUS DATE	11/18/2022 12:00:00 AM

30. CASE 22070026

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Verified
	DAYS TO COMPLY	62
	INSPECTION DATE	9/22/2022
	COMPLIED DATE	
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES:	VICNSONS REALTY GROUP LLC	Owner
	218 SAN REMO DR JUPITER, FL 33458	
	COLNAGHI, DANIEL J	
	218 SAN REMO DR JUPITER, FL33458	

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	9/22/2022	Chapter 30 - Unified Land Development Regulations Section 30-509(a). - Administration and Permits (Signs) These sign regulations shall be administered by the Development Services Department. No sign of any kind (except exempt signs) shall be erected, installed, repaired or replaced within the Town until a permit for such sign or work has been issued by the Development Services Department. Prior to the issuance of a sign permit for any sign, the application for a sign permit shall be reviewed and approved by the Development Services Department.	Not in Compliance	

FINES:

NARRATIVE: Sec. 30-509(a) - Unpermitted signs installed/applied at (OBGYN By The Sea) without sign permits from the Town. Please submit applications and obtain after-the-fact sign permits and comply with the Town's regulations for signage. A building permit and a zoning permit will be required for this sign.

Zoning- Sue Leven: 954-640-4221, susanl@lauderdalebythesea-fl.gov
Permit Administrator- David Lee: 954-640-4224, building@lbtz-fl.gov

If you have any questions or concerns, please contact code inspector Greg Wienbarg at 954-531-5596, or via email gregw@lauderdalebythesea-fl.gov

PREPARED January 17, 2023 11:28
AM
PROGRAM CE200L
TOWN OF LAUDERDALE-BY-THE-
SEA

CASE HISTORY REPORT
CASE NUMBER 22070023

Hearing Date
26 January, 2023

CASE TYPE	Permits Required Violations	DATE ESTBL	12/22/2021	STATUS	Open
ADDRESS	6000 N OCEAN BLVD, LAUDERDALE BY THE SEA, FL 33308 7B	INSPECTOR	Greg Wienbarg	STATUS DATE	11/18/2022 11:31:00 AM

31. CASE 22070023

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE	
	TYPE OF SERVICE	Certified Mail	PROSECUTION COSTS \$50.00
	DAYS TO COMPLY	64	COMMENTS FINAL ORDER At the November 17, 2022 Special Magistrate Hearing, the Magistrate issued a Final Order requiring compliance by January 25, 2023 or a fine of \$250 per violation, per day will begin to accrue on January 26. A Hearing Cost of \$50 was assessed. Compliance is to be achieved by fixing the light and by obtaining an approved after-the-fact permit for the kitchen renovation
	INSPECTION DATE	1/25/2023	COMMENTS - IMPOSITION OF FINE
	COMPLIED DATE		
	SCHEDULED HEARING DATE	1/26/2023	
	FINAL ORDER MEETING DATE	11/17/2022	
	FINAL ORDER COMPLY BY DATE	1/25/2023	
NOTICE NAMES:	BUCUR-DRUGAN,CRISTINA BUCUR-DRUGAN,ALEXANDRU	Owner	
	188 BARRACUDA RD MANAHAWKIN, NJ 08050-1203		

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	1/25/2023	Chapter 6 - Building and Building Regulations Section 6-36(e). General structural specifications. All electrical wiring and accessories shall be maintained in good, safe working condition and be adequately insulated and protected. No wiring, outlets or connections shall be left exposed so as to create a hazardous condition.	Not in Compliance	
	2	1/25/2023	Florida Building Code FBC BCA Section 105.1. Work Without Permits. Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building, structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be deemed...	Not in Compliance	

FINES:	DESCRIPTION	CHARGE	DATE BOARD ORDER
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COMPLY

DAILY FINE	\$250.00	1/25/2023
DAILY FINE	\$250.00	1/25/2023

NARRATIVE: FBC 105.1 - Work done without a Permit from the Town.
As per Building Official: Work done without permits including kitchen renovation.
Corrective Action required: Please obtain an after-the-fact permit for all work done without a permit.
For assistance with permitting or questions about the violation, you may contact the Building Department at 954-640-4215 or building@lbts-fl.gov.

Sec. 6-36(e) - All electrical wiring and accessories shall be maintained in good, safe working condition and be adequately insulated and protected. No wiring, outlets or connections shall be left exposed so as to create a hazardous condition. Corrective action: Repair light fixture hanging out of the ceiling in the closet.

If you have any questions or concerns, please contact code inspector Greg Wienbarg at 954-640-4216, or via email gregw@lauderdalebythesea-fl.gov

CASE TYPE	Permits Required Violations	DATE ESTBL	6/29/2022	STATUS	Open
ADDRESS	2049 OCEAN MIST DR, LAUDERDALE BY THE SEA, FL 33062	INSPECTOR	Greg Wienbarg	STATUS DATE	11/18/2022 12:00:00 AM

32. CASE 22070006

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Certified Mail
	DAYS TO COMPLY	64
	INSPECTION DATE	11/16/2022
	COMPLIED DATE	
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES:	OCEAN MIST PROPERTY LLC	Owner
	2049 OCEAN MIST DR LAUDERDALE BY THE SEA, FL	33062

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	11/16/2022	Chapter 6 - Building and Building Regulations Section 6-36(a). General structural specifications. Foundations, floors, walls, ceilings, roofs, windows, doors and all other building parts shall be structurally sound, weatherproof, watertight and rodent-proof, and shall be kept in good state of repair. Roof surfaces shall be watertight. Where water is permitted to stand on a roof for cooling purposes, the roof must be designed for that purpose and proper precautionary measures taken to prevent breeding of mosquitoes and other similar insects.	Not in Compliance	
	2	11/16/2022	Florida Building Code FBC BCA Section 105.1. Work Without Permits. Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building, structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be deemed...	Not in Compliance	

FINES:

NARRATIVE: FBC 105.1 - Work done without a Permit from the Town.
As per Building Official: Work done without permits including 1) Kitchen renovation, 2) 3 bathroom renovations, 3) 2 door enclosures, 4) Water heater replacement, 5) A/C replacement, 6) A/C mini Split, 7) Utility room renovation, 8) Electrical panel replacement. Corrective Action required: Please obtain an after-the-fact permit for all work done without a permit.
For assistance with permitting or questions about the violation, you may contact the Building Department at 954-640-4215 or building@lbs-fl.gov.

Sec. 6-36(a) - General structural specifications. Foundations, floors, walls, ceilings, roofs, windows, doors, and all other building parts shall be structurally sound, weatherproof, watertight and rodent-proof, and shall be kept in good state of repair. Roof surfaces shall be watertight. Corrective action: Please repair door handle in garage so the door latches when closed.

If you have any questions or concerns, please contact code inspector Greg Wienbarg at 954-640-4216, or via email gregw@lauderdalebythesea-fl.gov

CASE TYPE	Permits Required Violations	DATE ESTBL	7/7/2022	STATUS	Open
ADDRESS	4553 BOUGAINVILLA DR, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Greg Wienbarg	STATUS DATE	1/4/2023 12:00:00 AM

33. CASE 22070008

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Certified Mail
	DAYS TO COMPLY	64
	INSPECTION DATE	1/3/2023
	COMPLIED DATE	
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES:	STONEHORSE REAL EST HOLDINGS COOK, RONDA A & COOK, RICKY D	Owner
	157 POWERS RD OAKDALE, TN 37829	

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	1/3/2023	Chapter 30 - Unified Land Development Regulations Section 30-509(a). - Administration and Permits (Signs) These sign regulations shall be administered by the Development Services Department. No sign of any kind (except exempt signs) shall be erected, installed, repaired or replaced within the Town until a permit for such sign or work has been issued by the Development Services Department. Prior to the issuance of a sign permit for any sign, the application for a sign permit shall be reviewed and approved by the Development Services Department.	Not in Compliance	
	2	1/3/2023	Chapter 6 - Building and Building Regulations Section 6-36(a). General structural specifications. Foundations, floors, walls, ceilings, roofs, windows, doors and all other building parts shall be structurally sound, weatherproof, watertight and rodent-proof, and shall be kept in good state of repair. Roof surfaces shall be watertight. Where water is permitted to stand on a roof for cooling purposes, the roof must be designed for that purpose and proper precautionary measures taken to prevent breeding of mosquitoes and other similar insects.	Not in Compliance	
	3	1/3/2023	Florida Building Code FBC BCA Section 105.1. Work Without Permits. Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building, structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be deemed...	Closed	1/4/2023

FINES:

NARRATIVE: FBC 105.1 - Work done without a Permit from the Town.

As per Building Official: Work done without permits including kitchen and bathroom renovations inside of the units, door jam in office needs to be repaired, new A/C unit installed, new pool water heater installed, and 2 patio decks installed on the roof. Stairs, banisters and hand railings need to be repaired and secured so that they are in a safe condition. This will be determined by the building official and the Fire Marshal.

Unit 101/102- permit for both bathroom remodels. Need to add door handle and refrain from locking out the separating door. Unit s 101 & 102 need to be returned to, and operate as, one single unit.

Unit 103- bathroom and kitchen remodel permit

Unit 104- bathroom and kitchen remodel permit

Unit 105- bathroom permit

Unit 106- bathroom permit

Unit 109- bathroom permit

Unit 110- bathroom permit

Unit 111- bathroom permit

Unit 112- bathroom and kitchen remodel permit. Stop Work Order posted on unit 112 (6/24/2022).

Units 201, 202, 203, all need to be returned to one single unit by getting a demo permit to open the two door enclosures and remove the kitchen currently in 203. Fix toilet in unit 203 so it flushes. New air handler should be included in the permit with the new outside A/C permit. Please repair the hole in the wall next to the A/C handler.

Corrective Action required: Please obtain an after-the-fact permit for all work done without a permit.

For assistance with permitting or questions about the violation, you may contact the Building Department at 954-640-4215 or building@lbts-fl.gov.

Sec. 6-36(a) - General structural specifications. Foundations, floors, walls, ceilings, roofs, windows, doors, and all other building parts shall be structurally sound, weatherproof, watertight and rodent-proof, and shall be kept in good state of repair. Roof surfaces shall be watertight. Repair all broken/non-operational windows. Repair and replace all broken/missing deck drains.

Sec. 30-509(a) - Unpermitted signs installed/applied without sign permits from the Town. Please submit applications and obtain after-the-fact sign permits and comply with the Town's regulations for signage.

If you have any questions or concerns, please contact code inspector Greg Wienbarg at 954-640-4216, or via email gregw@lauderdalebythesea-fl.gov

CASE TYPE	Property Maintenance	DATE ESTBL	1/6/2022	STATUS	Open
ADDRESS	4507 W TRADEWINDS AVE, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Bethany Banyas	STATUS DATE	10/28/2022 1:39:00 PM

34. CASE 22070011

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
TYPE OF SERVICE	Verified	PROSECUTION COSTS \$75.00
DAYS TO COMPLY	21	COMMENTS FINAL ORDER At the August 25, 2022 Special Magistrate hearing, the Magistrate ordered a comply-by date of October 26, 2022 or a fine of \$100 per day per violation. A hearing cost of \$50 was assessed, payable by October 26, 2022.
INSPECTION DATE	1/25/2023	COMMENTS - IMPOSITION OF FINE
COMPLIED DATE		
SCHEDULED HEARING DATE	1/26/2023	
FINAL ORDER MEETING DATE	8/25/2022	
FINAL ORDER COMPLY BY DATE	10/26/2022	
NOTICE NAMES:	COLANER,JOSEPH A 4507 W TRADEWINDS AVE LAUDERDALE BY THE SEA, FL 33308	Owner

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	1/25/2023	Chapter 21 - Vegetation Section 21-26(c) - Violation for interference with utility services. At all times during the year, each person owning or controlling real property within the Town shall cause all landscaping situated upon such real property, including, but not limited to, trees, branches, palm fronds, vines, bushes and any other vegetative matter, to be maintained and trimmed so that no tree branches, palm fronds, vines, bushes or other vegetative matter shall be situated at any point any closer than six feet to any overhead electric utility facilities. Failure to comply with this section shall be a violation of this article.	Not in Compliance	
	2	1/25/2023	Chapter 30 - Unified Land Development Regulations Section 30-477(a)- Maintenance of landscaped areas. The owner, tenant and/or agent, if any, shall be jointly and severally responsible for the proper maintenance and protection of landscaping and irrigation systems existing or hereafter installed. Maintenance shall include watering, weeding, mowing, fertilizing, treating, mulching, trimming, removal or replacement of dead or diseased plants and removal of refuse and debris on a regular basis so as to continue a healthy growing condition and present a neat and well-kept appearance at all times. If landscaping is found to be in a state of decline, dead or missing, it shall be replaced with equivalent landscape material.	Not in Compliance	
	3	1/25/2023	Chapter 6 - Building and Building Regulations Section 6-36(a). General structural specifications. Foundations, floors, walls, ceilings, roofs, windows, doors and all other building parts shall be structurally sound, weatherproof, watertight and rodent-proof, and shall be kept in good state of repair. Roof surfaces shall be watertight. Where water is permitted to stand on a roof for cooling purposes, the roof must be designed for that purpose and proper precautionary measures taken to prevent breeding of mosquitoes and other similar insects.	Not in Compliance	
	4	1/25/2023	Chapter 6 - Building and Building Regulations Section 6-36(f). General	Not in	

		structural specifications. Every accessory structure shall be kept in a clean and sanitary condition, free from rodents, vermin and infestations. Fences, garden walls and similar enclosures shall be maintained in a good state of repair.	Compliance
5	1/25/2023	Chapter 6 - Building and Building Regulations Section 6-41(a)(10) - Maintenance of exterior of premises. The exterior of buildings and structures and all property shall be kept free of all nuisances, and any hazards to the safety of occupants, customers, pedestrians and other persons utilizing the premises and free of unsanitary conditions and any of the foregoing shall be promptly removed and abated by the owner or operator. It shall be the duty of the owner or operator to keep the premises free of hazards which include, but are not limited to, the following: Partially dismantled, wrecked, junked, discarded motor vehicles, boats or trailers;	Not in Compliance
6	1/25/2023	Chapter 6 - Building and Building Regulations Section 6-41(a)(2) - Maintenance of exterior of premises. The exterior of buildings and structures and all property shall be kept free of all nuisances, and any hazards to the safety of occupants, customers, pedestrians and other persons utilizing the premises and free of unsanitary conditions and any of the foregoing shall be promptly removed and abated by the owner or operator. It shall be the duty of the owner or operator to keep the premises free of hazards which include, but are not limited to, the following: Abandoned, discarded or unused objects or equipment, such as automobiles, boats, trucks or buses, furniture, stoves, refrigerators, freezers, trailers, cans or containers;	Not in Compliance
7	1/25/2023	Chapter 6 - Building and Building Regulations Section 6-41(a)(7) - Maintenance of exterior of premises. The exterior of buildings and structures and all property shall be kept free of all nuisances, and any hazards to the safety of occupants, customers, pedestrians and other persons utilizing the premises and free of unsanitary conditions and any of the foregoing shall be promptly removed and abated by the owner or operator. It shall be the duty of the owner or operator to keep the premises free of hazards which include, but are not limited to, the following: Sources of infestation;	Not in Compliance

FINES:	<u>DESCRIPTION</u>	<u>CHARGE</u>	<u>DATE BOARD ORDER COMPLY</u>
	DAILY FINE	\$100.00	1/25/2023
	DAILY FINE	\$100.00	1/25/2023
	DAILY FINE	\$100.00	1/25/2023
	DAILY FINE	\$100.00	1/25/2023
	DAILY FINE	\$100.00	1/25/2023
	DAILY FINE	\$100.00	1/25/2023
	DAILY FINE	\$100.00	1/25/2023

NARRATIVE:	1) Section 21-26(c). Landscape in close proximity to utility lines. Please coordinate with FPL and/or Comcast to arrange the trimming of the trees and landscape. Town Code requires that the vegetation must be trimmed to at least 6 feet away from the lines.
	2) Section 30-477(a) Landscape Maintenance. Overgrowth, dead or drying landscape, and vegetative debris. Please have all landscape cut, trimmed, groomed, watered, cleaned out, and otherwise maintained appropriately in neat and clean condition to present a well-kept appearance. All dead, brown or drying vegetative debris must be removed from the property including dead leaves, sticks, etc. all over the entire property.
	3) Section 6-36(a) - Observed damage and/or deterioration of various parts of structures including the soffit / fascia and screens. Chipped / peeling paint and discoloration of various surfaces including but not limited to exterior walls, awnings/shades, fascia, soffits, pavers, doors, columns and all other exterior parts. Please retain the services of a licensed contractor to obtain repair permits and make repairs to all damaged and deteriorated portions of the house. Clean and paint the building after all repairs are completed.
	4) Section 6-36(f) Broken fence/gate on south side. Rebar was stuck into the ground in order to keep the fence upright. A licensed contractor must obtain a fence repair permit and make repairs OR obtain a demolition permit and remove the fence.
	5) Section 6-41(a)(2) Storage of unused or discarded items all around the property, including but not limited to all items on the front 'porch' area at the entry. There are many stacks, piles and other accumulations of unattended items. Several knives were also

observed in various places, easily accessible to passers-by approaching the door. Please clean up all items around the site on all sides, and remove them from the property. Junked motor vehicle in driveway must be removed.

6) Section 6-41(a)(7) Infestation of buzzing insects (observed particularly over front door). The bees were already treated as per our conversation earlier in 2022; the treatment did not prove to be a long-term success. A professional company must come remove and re home the insects humanely, and then professionally repair and regularly treat the area to prevent return.

Thank you for your attention to this matter. Please contact me if you have any questions or need assistance.

Respectfully,

Bethany Banyas
Senior Inspector, Code Compliance
954-640-4220
bethanyb@lbtz-fl.gov

CASE TYPE	Permits Required Violations	DATE ESTBL	5/23/2022	STATUS	Open
ADDRESS	259 MIRAMAR AVE, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Greg Wienbarg	STATUS DATE	11/18/2022 12:03:00 PM

35. CASE 22060001

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE	
	TYPE OF SERVICE	Certified Mail	PROSECUTION COSTS \$75.00
	DAYS TO COMPLY	61	COMMENTS FINAL ORDER At the August 25, 2022 Special Magistrate Hearing, the Magistrate ordered the property to comply by September 21, 2022 or a fine of \$100 per day will accrue thereafter. A hearing cost of \$50 was assessed and is now due.
	INSPECTION DATE	1/25/2023	COMMENTS - IMPOSITION OF FINE
	COMPLIED DATE		
	SCHEDULED HEARING DATE	1/26/2023	
	FINAL ORDER MEETING DATE	8/25/2022	
	FINAL ORDER COMPLY BY DATE	9/21/2022	

NOTICE NAMES: ROYAL IMPERIAL GROUP LLC Owner
3809 KING RICHARD CT SAINT CHARLES, IL 60174
SHARABURYAK, YURIY
2800 NE 35TH ST FORT LAUDERDALE, FL33306

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	1/25/2023	Florida Building Code FBC BCA Section 105.1. Work Without Permits. Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building, structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be deemed...	Not in Compliance	

FINES:	DESCRIPTION	CHARGE	DATE BOARD ORDER COMPLY
	DAILY FINE	\$100.00	1/25/2023

NARRATIVE: FBC 105.1 - Work done without a Permit from the Town.
As per Building Official: Work done without permits including kitchen renovations, bathroom renovations, water heater replacement, A/C replacement, and new pool heater.
Corrective Action required: Please obtain an after-the-fact permit for all work done without a permit.
For assistance with permitting or questions about the violation, you may contact the Building Department at 954-640-4215 or building@lbs-fl.gov.

If you have any questions or concerns, please contact code inspector Greg Wienbarg at 954-640-4216, or via email gregw@lauderdalebythesea-fl.gov

CASE TYPE	Building Code Violations	DATE ESTBL	4/30/2022	STATUS	Open
ADDRESS	229 E COMMERCIAL BLVD, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Bethany Banyas	STATUS DATE	11/18/2022 12:00:00 AM

36. CASE 22050002

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Certified Mail
	DAYS TO COMPLY	21
	INSPECTION DATE	11/16/2022
	COMPLIED DATE	
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES:	SABATINI INVESTMENTS LLC	Owner
	4614 SEA GRAPE DR LAUDERDALE BY THE SEA, FL 33308	

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	11/16/2022	Florida Building Code FBC BCA Section 110.15 - Building Safety Inspection Program. The BORA has established a building safety inspection program for buildings and structures that have been in existence for a period of 40 years or longer. The BORA by written policy shall establish the guidelines and criteria which will be the minimum requirements for the Building Safety Inspection Program. The Building Official shall enforce the building safety inspection Program. U.S. Government buildings, State of Florida buildings, buildings built on Indian Reservations, Schools buildings under the jurisdiction of the Broward County School Board, and One and Two Family Dwellings are exempt from this program. Exceptions: All single family residences, duplexes and minor structures defined as buildings or structure in any occupancy group having a gross floor area less than 3,500 square feet. In order to implement the new Building Safety Inspection Program in an orderly manner to clear a backlog of buildings needing inspection, implementation shall proceed as follows: 1. 40 year or...	Not in Compliance	

FINES:

NARRATIVE: FBC 110.15 Building Safety Inspection Program. Compliance Required. Please comply with all the requirements of the inspection program. Information is located at:
<https://www.broward.org/CodeAppeals/Documents/40%20Year%20Building%20Safety%20Inspection%20Program.pdf>.
For questions on the Building Safety Program requirements, please contact BuildingOfficial@lbts-fl.gov.
For questions regarding your code case, please contact Bethanyb@lbts-fl.gov.

Respectfully,

Bethany Banyas
Senior Inspector, Code Compliance
954-640-4220

PREPARED January 17, 2023 11:28
AM
PROGRAM CE200L
TOWN OF LAUDERDALE-BY-THE-
SEA

CASE HISTORY REPORT
CASE NUMBER 22080012

Hearing Date
26 January, 2023

CASE TYPE	Permits Required Violations	DATE ESTBL	8/9/2022	STATUS	Open
ADDRESS	4300 SEAGRAPE DR, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Greg Wienbarg	STATUS DATE	11/18/2022 12:17:00 PM

37. CASE 22080012

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Certified Mail
	DAYS TO COMPLY	43
		PROSECUTION COSTS \$75.00
		COMMENTS FINAL ORDER At the October 27, 2022 Special Magistrate Hearing, the Magistrate ordered compliance by November 16, 2022 (by obtaining an approved permit for all A/Cs and for Unit 8 front door) or a fine of \$250 will accrue thereafter. A Hearing Cost of \$50 was assessed. The case will return to the November 17, 2022 hearing
	INSPECTION DATE	12/8/2022
	COMPLIED DATE	
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	10/27/2022
	FINAL ORDER COMPLY BY DATE	11/16/2022
NOTICE NAMES:	SEAGRAPE ONE APARTMENTS LLC	Owner
	7353 CANOGA AVE CANOGA, CA 91303	
	MANUEL J, ESQ, VADILLO	
	1200 BRICKELL AVENUE SUITE 1480 MIAMI, FL33131	

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	12/8/2022	Chapter 30 - Unified Land Development Regulations Section 30-477(a)- Maintenance of landscaped areas. The owner, tenant and/or agent, if any, shall be jointly and severally responsible for the proper maintenance and protection of landscaping and irrigation systems existing or hereafter installed. Maintenance shall include watering, weeding, mowing, fertilizing, treating, mulching, trimming, removal or replacement of dead or diseased plants and removal of refuse and debris on a regular basis so as to continue a healthy growing condition and present a neat and well-kept appearance at all times. If landscaping is found to be in a state of decline, dead or missing, it shall be replaced with equivalent landscape material.	Closed	10/25/2022
	2	12/8/2022	Florida Building Code FBC BCA Section 105.1. Work Without Permits. Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building, structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be	Not in Compliance	

deemed...

FINES:	<u>DESCRIPTION</u>	<u>CHARGE</u>	<u>DATE BOARD ORDER</u>
			<u>COMPLY</u>
	DAILY FINE	\$250.00	12/8/2022
	FLAT PENALTY		1/1/0001

NARRATIVE: FBC 105.1 - Work done without a Permit from the Town.
As per Building Official: Work done without permits including but not limited to multiple mini split A/C units and central A/C units, multiple front doors replaced, and interior renovations in unit #4 & #8. Stop Work Order posted (8/9/2022).
Corrective Action required: Please obtain after-the-fact permits for all work done without a permits.
For assistance with permitting or questions about the violation, you may contact the Building Department at 954-640-4215 or building@lbts-fl.gov.

Sec. 30-477(a) - The owner, tenant and/or agent, if any, shall be jointly and severally responsible for the proper maintenance and protection of landscaping and irrigation systems existing or hereafter installed. Maintenance shall include watering, weeding, mowing, fertilizing, treating, mulching, trimming, removal or replacement of dead or diseased plants and removal of refuse and debris on a regular basis so as to continue a healthy growing condition and present a neat and well-kept appearance at all times. If landscaping is found to be in a state of decline, dead or missing, it shall be replaced with equivalent landscape material. Corrective action: Remove and replace all dead landscaping and trim all landscaping so that it's not protruding into the walkways.

If you have any questions or concerns, please contact code inspector Greg Wienbarg at 954-640-4216, or via email gregw@lauderdalebythesea-fl.gov

CASE TYPE	Permits Required Violations	DATE ESTBL	8/10/2022	STATUS	Open
ADDRESS	4641 BOUGAINVILLE DR, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Greg Wienbarg	STATUS DATE	10/31/2022 12:00:00 AM

38. CASE 22080016

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE	
	TYPE OF SERVICE	Certified Mail	PROSECUTION COSTS \$50.00
	DAYS TO COMPLY	77	COMMENTS FINAL ORDER At the October 27, 2022 Special Magistrate hearing, the Special Magistrate ordered the property to comply by December 26, 2022 or daily fines will begin to accrue: FBC 105.1 - \$250 per day 6-36(a) - \$250 per day 30-327.(k)1.a.-h. - \$10 per day A hearing cost of \$50 was assessed. The case will return to the January 26, 2023 hearing.
	INSPECTION DATE	12/26/2022	COMMENTS - IMPOSITION OF FINE
	COMPLIED DATE		
	SCHEDULED HEARING DATE	1/26/2023	
	FINAL ORDER MEETING DATE	10/27/2022	
	FINAL ORDER COMPLY BY DATE	12/26/2022	
NOTICE NAMES:	STANLEY,GEORGE STANLEY,ROSE	Owner	
	21 SIMSON LN OAKDALE, CT 06370		

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	12/26/2022	Chapter 30 - Unified Land Development Regulations Sec. 30-327.(k)1.a.-h. - Vacation rental or short term rental dwelling. Vacation rentals and short term rentals. Vacation rental or short term rental dwelling. 1. There shall be posted, in the dwelling on or within ten feet of the front door, all of the following information: a. The name, address, and phone number of the rental agent; and b. The maximum occupancy of the dwelling; and c. The maximum number of vehicles that can be parked at the dwelling, along with a sketch of the location of the parking spaces; and d. The days of trash pickup, and a notice that trash shall not be left or stored outside the dwelling except after 6:00 p.m. on the day prior to pickup, and the trash containers shall be removed from the curb no later than 6:00 p.m. on the day of pickup; and e. The location of the nearest hospital and police station; and f. A legible copy of the rental certificate; and g. A legible copy of this section; and h. A legible copy of the agreement between the owner and the vacation rental or short term rental occupant(s), for the duration of...	Not in Compliance	
	2	12/26/2022	Chapter 6 - Building and Building Regulations Section 6-36(a). General structural specifications. Foundations, floors, walls, ceilings, roofs, windows, doors and all other building parts shall be structurally sound, weatherproof, watertight and rodent-proof, and shall be kept in good state of repair. Roof surfaces shall be watertight. Where water is permitted to stand on a roof for cooling purposes, the roof must be designed for that purpose and proper precautionary measures taken to prevent breeding of mosquitoes and other similar insects.	Not in Compliance	
	3	12/26/2022	Florida Building Code FBC BCA Section 105.1. Work Without Permits. Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building,	Not in Compliance	

structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be deemed...

FINES:	<u>DESCRIPTION</u>	<u>CHARGE</u>	<u>DATE BOARD ORDER</u> <u>COMPLY</u>
	DAILY FINE	\$250.00	12/26/2022
	DAILY FINE	\$10.00	12/26/2022
	DAILY FINE	\$250.00	12/26/2022

NARRATIVE: FBC 105.1 - Work done without a Permit from the Town.
 As per Building Official: Work done without permits, including kitchen remodel, 2 bathroom remodels, 2 A/C units, electrical panel, and pool water heater.
 Corrective Action required: Please obtain an after-the-fact permit for all work done without a permit.
 For assistance with permitting or questions about the violation, you may contact the Building Department at 954-640-4215 or building@lbts-fl.gov.

Sec. 6-36(a) - General structural specifications. Foundations, floors, walls, ceilings, roofs, windows, doors, and all other building parts shall be structurally sound, weatherproof, watertight and rodent-proof, and shall be kept in good state of repair. Corrective action: The interior ceiling is open up to the roof boards in the closet with the A/C and water heater. The ceiling needs to be replaced in this closet to close off the open area.

Sec. 30-327(K)1. A-H – Missing information to be posted within 10 feet of the door. Please present the completed rental binder guide information in each unit that will be rented, within 10 feet of the door.

If you have any questions or concerns, please contact code inspector Greg Wienbarg at 954-640-4216, or via email gregw@lauderdalebythesea-fl.gov

PREPARED January 17, 2023 11:28
AM
PROGRAM CE200L
TOWN OF LAUDERDALE-BY-THE-
SEA

CASE HISTORY REPORT
CASE NUMBER 22080023

Hearing Date
26 January, 2023

CASE TYPE	Permits Required Violations	DATE ESTBL	8/30/2022	STATUS	Open
ADDRESS	3 SUNSET LN, LAUDERDALE BY THE SEA, FL 33062	INSPECTOR	Greg Wienbarg	STATUS DATE	11/18/2022 11:33:00 AM

39. CASE 22080023

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE	
	TYPE OF SERVICE	Certified Mail	PROSECUTION COSTS \$50.00
	DAYS TO COMPLY	62	COMMENTS FINAL ORDER At the November 17, 2022 Special Magistrate Hearing, the Magistrate issued a Final Order requiring compliance by January 25, 2023 or a fine of \$250 per violation, per day will begin to accrue on January 26. A Hearing Cost of \$50 was assessed. Compliance is to be achieved by obtaining an approved after-the-fact permit for all unpermitted work, and by fixing the shed door.
	INSPECTION DATE	1/25/2023	COMMENTS - IMPOSITION OF FINE
	COMPLIED DATE		
	SCHEDULED HEARING DATE	1/26/2023	
	FINAL ORDER MEETING DATE	11/17/2022	
	FINAL ORDER COMPLY BY DATE	1/25/2023	
NOTICE NAMES:	NGUYEN,PHUONG DINH VAN,TAN 10973 SW 37 MNR DAVIE, FL 33328	Owner	

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	1/25/2023	Chapter 6 - Building and Building Regulations Section 6-36(a). General structural specifications. Foundations, floors, walls, ceilings, roofs, windows, doors and all other building parts shall be structurally sound, weatherproof, watertight and rodent-proof, and shall be kept in good state of repair. Roof surfaces shall be watertight. Where water is permitted to stand on a roof for cooling purposes, the roof must be designed for that purpose and proper precautionary measures taken to prevent breeding of mosquitoes and other similar insects.	Not in Compliance	
	2	1/25/2023	Florida Building Code FBC BCA Section 105.1. Work Without Permits. Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building, structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be deemed...	Not in Compliance	

FINES:	DESCRIPTION	CHARGE	DATE BOARD ORDER
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COMPLY

DAILY FINE	\$250.00	1/25/2023
DAILY FINE	\$250.00	1/25/2023

NARRATIVE: FBC 105.1 - Work done without a Permit from the Town.
As per Building Official: Work done without permits including two A/C units, water heater, pool water heater, PVC deck and dock, kitchen renovation and bathroom renovations.
Corrective Action required: Please obtain an after-the-fact permit for all work done without a permit.
For assistance with permitting or questions about the violation, you may contact the Building Department at 954-640-4215 or building@lbts-fl.gov.

Sec. 6-36(a) - General structural specifications. Foundations, floors, walls, ceilings, roofs, windows, doors, and all other building parts shall be structurally sound, weatherproof, watertight and rodent-proof, and shall be kept in good state of repair. Shed door needs to be repaired. It's hanging on by one hinge.

FBC R4501.17.1.9 – All doors providing direct access from the home to the pool shall be equipped with an exit alarm. Please place door alarms on each door that provides direct access to the pool. Separate alarms are not required for each door or window if sensors are wired to a central alarm sound when contact is broken at any opening.

If you have any questions or concerns, please contact code inspector Greg Wienbarg at 954-640-4216, or via email gregw@lauderdalebythesea-fl.gov

PREPARED January 17, 2023 11:28
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PROGRAM CE200L
TOWN OF LAUDERDALE-BY-THE-
SEA

CASE HISTORY REPORT
CASE NUMBER 21110002

Hearing Date
26 January, 2023

CASE TYPE	Permits Required Violations	DATE ESTBL	11/3/2021	STATUS	Open
ADDRESS	1439 S OCEAN BLVD, LAUDERDALE BY THE SEA, FL 33062	INSPECTOR	Greg Wienbarg	STATUS DATE	12/17/2022 12:00:00 AM

40. CASE 21110002

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE	6/23/2022
	TYPE OF SERVICE	Certified Mail	PROSECUTION COSTS \$300.00
	DAYS TO COMPLY	79	COMMENTS FINAL ORDER At the (1-27-22) Special Magistrate Hearing, the Magistrate found that violation(s) existed. The Magistrate issued a Final Order, ordering the respondent to comply by (3-23-22) or a fine of \$250 per violation per day will accrue beginning (3-24-22) until compliance is reached and verified by the Town. Hearing Cost of \$100 was assessed for this hearing. If compliance is not reached and confirmed by the time required and/or Hearing Cost is not paid, the case will return to the (3-24-22) Hearing.
	INSPECTION DATE	1/20/2023	COMMENTS - IMPOSITION OF FINE At the June 23, 2022 Special Magistrate Hearing the Magistrate ordered a certification of the lien along with the unpaid Hearing Cost and an additional Hearing Cost of \$200.
	COMPLIED DATE		
	SCHEDULED HEARING DATE	1/26/2023	
	FINAL ORDER MEETING DATE	1/27/2022	
	FINAL ORDER COMPLY BY DATE	3/23/2022	
NOTICE NAMES:	WHITTIER TOWERS APARTMENTS ASSOCIATION, INC.	Owner	
	4800 N. STATE ROAD 7 #105 FORT LAUDERDALE, FL 33319		
	c/o Jeremy Shir / Becker & Poliakoff, The Palm Yacht & Beach Club, Inc		
	1 E Broward Blvd, Ste 1800 Ft Lauderdale, FL33301		
	c/o Kathy Galullo, President, Whittier Towers Apts. Assoc. Inc.		
	1439 S Ocean Blvd #118 Lauderdale By The Sea, FL33062		
	c/o Kaye Bender Rembaum, Whittier Towers Apts. Assoc. Inc.		
	1200 Park Central Blvd South Pompano Beach, FL33064		
	c/o Seiler, John P. , Whittier Towers Apts. Assoc. Inc.		
	2850 N Andrews Ave Ft Lauderdale, FL33311		

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	1/20/2023	Florida Building Code FBC BCA Section 105.1. Work Without Permits. Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building, structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or	Not in Compliance	

to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be deemed...

FINES:	<u>DESCRIPTION</u>	<u>CHARGE</u>	<u>DATE BOARD ORDER</u>
			<u>COMPLY</u>
	DAILY FINE	\$250.00	3/23/2022

NARRATIVE: FBC 105.1 - Work done without a Permit from the Town.
 As per Assistant Building Official: Dock and seawall work done without a permit.
 Corrective Action required: Please obtain an after-the-fact permit for all work including but not limited to the piling dock, the floating dock and the concrete restoration work on the seawall that was done without an approved permit. Please comply with any stipulations of the permit(s), obtain all required inspections, and ensure that the permit(s) is Closed.
 For assistance with permitting or questions about the violation, you may contact the Building Department at 954-640-4215 or building@lbts-fl.gov.

 If you have any questions or concerns, please contact code inspector Greg Wienbarg at 954-531-5596, or via email gregw@lauderdalebythesea-fl.gov

CASE TYPE	Permits Required Violations	DATE ESTBL	12/6/2022	STATUS	Open
ADDRESS	4403 W TRADEWINDS AVE, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Bethany Banyas	STATUS DATE	12/6/2022 12:00:00 AM

41. CASE 22120003

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Certified Mail
	DAYS TO COMPLY	28
	INSPECTION DATE	1/3/2023
	COMPLIED DATE	
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES: 4403 TRADEWINDS INC Owner
4403 W TRADEWINDS AVE LAUDERDALE BY THE SEA, FL 33308

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	1/3/2023	Florida Building Code FBC BCA Section 105.1. Work Without Permits. Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building, structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be deemed...	Not in Compliance	

FINES:

NARRATIVE: FBC 105.1 - Work done without a Permit from the Town.
As per Building Official Simo Mansor, an after-the-fact permit is required for:

1) Repairs/paving of the parking lot at 4403 W Tradewinds Ave.
Corrective Action required: Submit application/s and obtain after-the-fact permit/s for all work done without a permit. For assistance with permitting or questions about the violation, you may contact the Building Department at 954-640-4215 or building@lbts-fl.gov.

Respectfully,

Bethany Banyas
Senior Inspector, Code Compliance
954-640-4220
bethanyb@lbts-fl.gov

PREPARED January 17, 2023 11:28
AM
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TOWN OF LAUDERDALE-BY-THE-
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CASE HISTORY REPORT
CASE NUMBER 22120004

Hearing Date
26 January, 2023

CASE TYPE	Inoperative vehicles	DATE ESTBL	12/7/2021	STATUS	Open
ADDRESS	1756 W TERRA MAR DR, LAUDERDALE BY THE SEA, FL 33062	INSPECTOR	Bethany Banyas	STATUS DATE	1/14/2023 12:00:00 AM

42. CASE 22120004

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Certified Mail
	DAYS TO COMPLY	28
	INSPECTION DATE	1/25/2023
	COMPLIED DATE	
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES: MCCORMICK, RONALD R & BARBARA Owner
1756 W TERRA MAR DR LAUDERDALE BY THE SEA, FL 33062

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	1/25/2023	Chapter 6 - Building and Building Regulations Section 6-41(a)(10) - Maintenance of exterior of premises. The exterior of buildings and structures and all property shall be kept free of all nuisances, and any hazards to the safety of occupants, customers, pedestrians and other persons utilizing the premises and free of unsanitary conditions and any of the foregoing shall be promptly removed and abated by the owner or operator. It shall be the duty of the owner or operator to keep the premises free of hazards which include, but are not limited to, the following: Partially dismantled, wrecked, junked, discarded motor vehicles, boats or trailers;	Not in Compliance	
	2	1/25/2023	Chapter 6 - Building and Building Regulations Section 6-41(a)(11) - Maintenance of exterior of premises. The exterior of buildings and structures and all property shall be kept free of all nuisances, and any hazards to the safety of occupants, customers, pedestrians and other persons utilizing the premises and free of unsanitary conditions and any of the foregoing shall be promptly removed and abated by the owner or operator. It shall be the duty of the owner or operator to keep the premises free of hazards which include, but are not limited to, the following: Non-operating motor vehicles;	Not in Compliance	

FINES:

NARRATIVE: 1) Section 6-41(a)(10) - Maintenance of exterior of premises. Property shall be kept free of partially dismantled, wrecked, junked, discarded motor vehicles, boats or trailers.
2) Section 6-41(a)(10) - Maintenance of exterior of premises. Property shall be kept free of non-operating motor vehicles.

Inoperative vehicles observed stored in driveway. Town Code does not permit storage of inoperable vehicles on residential properties. Please remove the vehicles from the site until such time as they are returned to operable condition.

Thank you in advance for your diligent attention to this matter.

Respectfully,

Bethany Banyas
Senior Inspector, Code Compliance
954-857-5563
bethanyb@lbtz-fl.gov

CASE TYPE	Permits Required Violations	DATE ESTBL	12/15/2022	STATUS	Open
ADDRESS	3261 S TERRA MAR DR, LAUDERDALE BY THE SEA, FL 33062	INSPECTOR	Eric Villanueva	STATUS DATE	12/15/2022 12:00:00 AM

43. CASE 22120006

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	7020064000110383869	I. OF F. MEETING DATE
	TYPE OF SERVICE	Certified Mail	PROSECUTION COSTS
	DAYS TO COMPLY	23	COMMENTS FINAL ORDER
	INSPECTION DATE	1/6/2023	COMMENTS - IMPOSITION OF FINE
	COMPLIED DATE		
	SCHEDULED HEARING DATE	1/26/2023	
	FINAL ORDER MEETING DATE		
	FINAL ORDER COMPLY BY DATE		

NOTICE NAMES:	ZIRIAKUS,DANIEL	Owner
	8351 NW 62 PL PARKLAND, FL 33067	
	ZIRIAKUS, DANIEL	
	8351 NW 62 PL PARKLAND , FL33067	

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	1/6/2023	Florida Building Code FBC BCA Section 105.1. Work Without Permits. Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building, structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be deemed...	Not in Compliance	

FINES:

NARRATIVE: WWOP driveway being done with no permit.

- I met with the building official, and we reviewed the photos and existing building permits to find that there was work done without permits.
You'll need to obtain after the fact permits. A notice of violation will be sent through certified mail with 30 days to come into compliance. Compliance means obtaining issued permits for all necessary items.
Please contact the following individuals if you have any questions about building permits or the application process.
Building Official- Simo Mansor: 954-640-4223, buildingofficial@lbts-fl.gov Permit administrator- David Lee: 954-640-4224, DavidL@lbts-fl.gov

If you have any questions or concerns, please contact code inspector Eric Villanueva at 954-640-4216, or via email EricV@lbts-fl.gov

CASE TYPE	Building Code Violations	DATE ESTBL	12/15/2022	STATUS	Open
ADDRESS	100 E COMMERCIAL BLVD, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Eric Villanueva	STATUS DATE	12/14/2022 12:00:00 AM

44. CASE 22120007

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Verified
	DAYS TO COMPLY	1
	INSPECTION DATE	12/15/2022
	COMPLIED DATE	
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES:	COMMERCIAL EAST LLC	Owner
	122 GOLDEN BEACH DR GOLDEN BEACH, FL 33160	

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	12/15/2022	Chapter 6 - Building and Building Regulations Section 6-36(a). General structural specifications. Foundations, floors, walls, ceilings, roofs, windows, doors and all other building parts shall be structurally sound, weatherproof, watertight and rodent-proof, and shall be kept in good state of repair. Roof surfaces shall be watertight. Where water is permitted to stand on a roof for cooling purposes, the roof must be designed for that purpose and proper precautionary measures taken to prevent breeding of mosquitoes and other similar insects.	Not in Compliance	
	2	12/15/2022	Florida Building Code FBC BCA Section 105.1. Work Without Permits. Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building, structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be deemed...	Not in Compliance	

FINES:

NARRATIVE: WWOP permit.
- Work done without a Permit from the Town.
As per Building Official Simo Mansor, the following work was done without permits:
Opening to concrete floor on second floor.
Stop Work Order posted (12/13/2022).
Corrective Action required: Submit application/s and obtain after-the-fact permit/s for all work done without a permit. For assistance with permitting or questions about the violation, you may contact the Building Department at 954-640-4215 or building@lbts-fl.gov.

PREPARED January 17, 2023 11:28
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PROGRAM CE200L
TOWN OF LAUDERDALE-BY-THE-
SEA

CASE HISTORY REPORT
CASE NUMBER 22120010

Hearing Date
26 January, 2023

CASE TYPE	Zoning Violations	DATE ESTBL	12/21/2022	STATUS	Open
ADDRESS	4521 N OCEAN DR, LAUDERDALE BY THE SEA, FL 33308 1-6	INSPECTOR	Bethany Banyas	STATUS DATE	12/21/2022 12:00:00 AM

45. CASE 22120010

CASE DATA: ORIG. CASE CERT. MAIL NUMBER I. OF F. MEETING DATE
TYPE OF SERVICE Certified Mail PROSECUTION COSTS
DAYS TO COMPLY 0 COMMENTS FINAL ORDER
INSPECTION DATE 12/21/2022 COMMENTS - IMPOSITION OF FINE
COMPLIED DATE
SCHEDULED HEARING DATE 1/26/2023
FINAL ORDER MEETING DATE
FINAL ORDER COMPLY BY DATE

NOTICE NAMES: BELL, ROBERT K Owner
1416 SW 15 TER FORT LAUDERDALE, FL 33312

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	12/21/2022	Chapter 30 - Unified Land Development Regulations Section 30-241(k)(1) - RM-25 district—Apartments and lodging. Density and lot area. Required lot area shall be at least 1,742 feet per multiple-family kitchen dwelling unit and at least 871 square feet per hotel room (1,742 square feet for condominium).	Not in Compliance	

FINES:

NARRATIVE: Violation of Section 30-241.(k)(1). REPEAT VIOLATION: 4521 N Ocean Drive has a lot size of 6,251 sf. It was built under an approved building permit for 4 units. On 12/21/22 it was observed to be operating as more than 4 units. The lot size is not sufficient to accommodate any additional units. In order to comply, the property shall be returned to its original condition and status with 4 individual units.

This property is scheduled to appear before the Special Magistrate on January 26, 2023. You should contact your code officer prior to the date of the hearing to request and schedule a re-inspection if you believe you are in compliance.

DUE TO REPEAT VIOLATION STATUS, THIS CASE WILL STILL BE HEARD FOR IMPOSITION OF A PENALTY REGARDLESS OF WHETHER THE VIOLATION IS CORRECTED PRIOR TO THE HEARING.
PER FLORIDA STATUTES 162.09, A FINE OF \$500 PER DAY MAY BE ASSESSED FOR EACH DAY THIS VIOLATION CONTINUES TO EXIST, BEGINNING THE DATE THE VIOLATION WAS FIRST OBSERVED BY THE INSPECTOR AND CONTINUING UNTIL YOU ARRANGE AND PASS INSPECTION FOR COMPLIANCE.

Bethany Banyas
Senior Inspector, Code Compliance
954-640-4220
bethanyb@lbtz-fl.gov

CASE TYPE	Sign Violations	DATE ESTBL	12/24/2022	STATUS	Open
ADDRESS	100 E COMMERCIAL BLVD, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Bethany Banyas	STATUS DATE	12/24/2022 12:00:00 AM

46. CASE 22120011

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Verified
	DAYS TO COMPLY	1
	INSPECTION DATE	12/25/2022
	COMPLIED DATE	
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES: COMMERCIAL EAST LLC Owner
122 GOLDEN BEACH DR GOLDEN BEACH, FL 33160
., HARAT'S PUB, LLC
1822 S YOUNG CIR HOLLYWOOD, FL33020
SANANES, YANIV
122 GOLDEN BEACH DRIVE GOLDEN BEACH, FL33160
SEREBRIANIK, DMITRI
2632 NE 26 CT FT LAUDERDALE, FL33306

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	12/25/2022	Chapter 30 - Unified Land Development Regulations Section 30-505(b). Prohibited signs. The following types of signs are expressly prohibited within the Town: Any sign not listed elsewhere in these regulations as an exempt, permitted or temporary sign;	Not in Compliance	

FINES:

NARRATIVE: Section 30-505(b)- The chef cut out sign on the sidewalk is not permitted and cannot be utilized at all. Please remove and cease using.

This has already been communicated to Harat's business owners and representatives a number of times, including by email on November 14, 2022. Due to the recurrent nature of this violation, the case is scheduled to be heard at the Special Magistrate Hearing on January 26, 2023 even if the property complies. Please cease allowing the chef cutout sign or any other unapproved sign to be placed outside or within ten feet of the window inside the store.

Thank you fin advance for your cooperation and attention in this matter.

Respectfully,

Bethany Banyas
Senior Inspector, Code Compliance
954-640-4220
bethanyb@lbs-fl.gov

PREPARED January 17, 2023 11:28
AM
PROGRAM CE200L
TOWN OF LAUDERDALE-BY-THE-
SEA

CASE HISTORY REPORT
CASE NUMBER 23010003

Hearing Date
26 January, 2023

CASE TYPE	Permits Required Violations	DATE ESTBL	1/6/2023	STATUS	Open
ADDRESS	1850 S OCEAN BLVD, LAUDERDALE BY THE SEA, FL 33062 108	INSPECTOR	Bethany Banyas	STATUS DATE	1/14/2023 12:00:00 AM

47. CASE 23010003

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Verified
	DAYS TO COMPLY	7
	INSPECTION DATE	1/13/2023
	COMPLIED DATE	
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES: JACOBS-PINEON, ELIZABETH Owner
1388 CARROLL ST BROOKLYN, NY 11213

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	1/13/2023	Florida Building Code FBC BCA Section 105.1. Work Without Permits. Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building, structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be deemed...	Not in Compliance	

FINES:

NARRATIVE: Violation of FBC 105.1 - Work done without a Permit from the Town.
As per Building Official Simo Mansor, interior demolition and renovation was done in this unit without permits.
Stop Work Order posted on 1/5/2023.
Corrective Action required: Submit application/s and obtain after-the-fact permit/s for all work done without a permit. For assistance with permitting or questions about the violation, you may contact the Building Department at 954-640-4215 or building@lbs-fl.gov.

Hearing Date
26 January, 2023

48. CASE 23010012

PREPARED January 17, 2023 11:28
AM
PROGRAM CE200L
TOWN OF LAUDERDALE-BY-THE-
SEA

CASE HISTORY REPORT
CASE NUMBER 23010013

Hearing Date
26 January, 2023

CASE TYPE	Property Maintenance	DATE ESTBL	12/31/2022	STATUS	Open
ADDRESS	1973 WINDWARD DR, LAUDERDALE BY THE SEA, FL 33062	INSPECTOR	Bethany Banyas	STATUS DATE	1/14/2023 12:00:00 AM

49. CASE 23010013

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Verified
	DAYS TO COMPLY	7
	INSPECTION DATE	1/21/2023
	COMPLIED DATE	
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES: CUMMINGS, EDWARD Owner
9770 NICKELS BLVD APT 405 BOYNTON BEACH, FL 33436
., TENANT / OCCUPANT
1973 WINDWARD DR LAUDERDALE BY THE SEA, FL33062

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	1/21/2023	Chapter 30 - Unified Land Development Regulations Section 30-313(q)(2). - General provisions Swimming pools, pool decks, patios, hot tubs and spas; setbacks and enclosure required. All swimming pools shall be enclosed by an open mesh screen enclosure or a fence or wall a minimum of five feet in height of such design and material as will prevent unauthorized access to the pool area. All screen doors and fence gates shall be equipped with a self-locking mechanism.	Not in Compliance	

FINES:

NARRATIVE: ***POOL ACCESS IS OPEN AND UNGUARDED***
Pool fence must be returned to good working condition. Please replace the missing panels in the fence to prevent unauthorized access.
This is a life-safety violation. Please contact me at 954-640-4221 to request a re-inspection immediately upon completion.

Thank you for your attention to this matter. Please contact me if you have any questions or need assistance.
Respectfully,
Bethany Banyas
Senior Inspector, Code Compliance
954-640-4220
bethanyb@lbt-s-fl.gov

PREPARED January 17, 2023 11:28
AM
PROGRAM CE200L
TOWN OF LAUDERDALE-BY-THE-
SEA

CASE HISTORY REPORT
CASE NUMBER 22090004

Hearing Date
26 January, 2023

CASE TYPE	Permits Required Violations	DATE ESTBL	9/16/2022	STATUS	Open
ADDRESS	5200 N OCEAN BLVD, LAUDERDALE BY THE SEA, FL 33308 1006B	INSPECTOR	Bethany Banyas	STATUS DATE	11/18/2022 12:00:00 AM

50. CASE 22090004

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Certified Mail
	DAYS TO COMPLY	28
	INSPECTION DATE	10/22/2022
	COMPLIED DATE	
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES: ANON,FERNANDO & VIVIAN Owner
5200 N OCEAN BLVD #1006B LAUDERDALE BY THE SEA, FL 33308

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	10/22/2022	Florida Building Code Section 105.1 Required 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 required impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit.	Not in Compliance	

FINES:

NARRATIVE: FBC 105.1 (work without permits). Per Building Official Simo Mansor, no permit was obtained for a water heater change out at 5200 N OCEAN BLVD, LAUDERDALE BY THE SEA, FL 33308 1006B.
Corrective Action: Obtain an after-the-fact permit for the water heater, through a licensed contractor.
The initial comply-by date is set for OCTOBER 22, 2022.
The initial Special Magistrate Hearing date is set for NOVEMBER 17, 2022.
This case can be closed once the permit is approved and issued.

The Building Department will be glad to assist with any permitting questions, at 954-640-4215 or Building@lbtz-fl.gov. Thank you for your attention to this matter.

Respectfully,
Bethany Banyas
954-640-4220
bethanyb@lbtz-fl.gov

CASE TYPE	Permits Required Violations	DATE ESTBL	9/22/2022	STATUS	Open
ADDRESS	233 HIBISCUS AVE, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Bethany Banyas	STATUS DATE	11/18/2022 11:39:00 AM

51. CASE 22090005

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Certified Mail
	DAYS TO COMPLY	28
		PROSECUTION COSTS \$50.00
		COMMENTS FINAL ORDER At the November 17, 2022 Special Magistrate Hearing, the Magistrate issued a Final Order requiring compliance by January 25, 2023 or a fine of \$250 per day will begin to accrue on January 26. A Hearing Cost of \$50 was assessed. Compliance is to be achieved by obtaining an approved after-the-fact permit for all unpermitted work.
	INSPECTION DATE	1/25/2023
	COMPLIED DATE	
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	11/17/2022
	FINAL ORDER COMPLY BY DATE	1/25/2023

NOTICE NAMES:	DUNG KIM NGUYEN REV TR NGUYEN,DUNG KIM TRS	Owner
	3600 SW 141ST AVE MIRAMAR, FL 33027	
	VACATION RENTAL AGENT, SABRINA MONTEMERANI	
	1000 SE 4 St #217 FT LAUDERDALE, FL33301	

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	1/25/2023	Florida Building Code Section 105.1 Required 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 required impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit.	Not in Compliance	

FINES:	DESCRIPTION	CHARGE	DATE BOARD ORDER COMPLY
	DAILY FINE	\$250.00	1/25/2023

NARRATIVE: FBC 105.1 (work without permits). Per Building Official Simo Mansor, no permit was obtained for full interior demolition and renovations at 233-235 Hibiscus Ave. A Stop Work Order was posted September 22, 2022.
Corrective Action: Obtain approved after-the-fact permit(s) for all work, through a licensed contractor.

The initial comply-by date is set for OCTOBER 25, 2022.
The initial Special Magistrate Hearing date is set for NOVEMBER 17, 2022.
This case can be closed once the permit/s are approved and issued.

The Building Department will be glad to assist with any permitting questions, at 954-640-

4215 or Building@lbts-fl.gov.

Thank you for your attention to this matter.

Respectfully,

Bethany Banyas
954-640-4220
bethanyb@lbts-fl.gov

CASE TYPE	Permits Required Violations	DATE ESTBL	9/9/2022	STATUS	Open
ADDRESS	4900 N OCEAN BLVD, LAUDERDALE BY THE SEA, FL 33308 212	INSPECTOR	Bethany Banyas	STATUS DATE	11/18/2022 12:00:00 AM

52. CASE 22100002

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Verified
	DAYS TO COMPLY	28
	INSPECTION DATE	11/5/2022
	COMPLIED DATE	
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES:	PURPLE LAKE INVESTMENTS CORP	Owner
	4900 N OCEAN BLVD UNIT 212 LAUDERDALE BY THE SEA, FL 33308	

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	11/5/2022	Florida Building Code FBC BCA Section 105.1. Work Without Permits. Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building, structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be deemed...	Not in Compliance	

FINES:

NARRATIVE: Violation of FBC 105.1 (work without permits). Per Building Official Simo Mansor, no permit was obtained for:
Full interior demolition and renovations of entire condo unit. This includes kitchen, bath, electrical, plumbing, etc.
Corrective Action: Obtain an after-the-fact permit for the condo demolition and renovations, through a licensed contractor.

The initial comply-by date is set for NOVEMBER 5, 2022.
The initial Special Magistrate Hearing date is set for NOVEMBER 17, 2022.
This case can be closed once the permits are approved and issued.
The Building Department will be glad to assist with any permitting questions, at 954-640-4215 or Building@lbs-fl.gov.

Thank you for your attention to this matter.
Respectfully,
Bethany Banyas

954-640-4220
bethanyb@lbs-fl.gov

CASE TYPE	Permits Required Violations	DATE ESTBL	9/23/2022	STATUS	Open
ADDRESS	2049 TROPIC ISLE, LAUDERDALE BY THE SEA, FL 33062	INSPECTOR	Bethany Banyas	STATUS DATE	11/18/2022 12:00:00 AM

53. CASE 22100003

CASE DATA: ORIG. CASE CERT. MAIL NUMBER I. OF F. MEETING DATE
TYPE OF SERVICE Verified PROSECUTION COSTS
DAYS TO COMPLY 28 COMMENTS FINAL ORDER
INSPECTION DATE 11/5/2022 COMMENTS - IMPOSITION OF FINE
COMPLIED DATE
SCHEDULED HEARING DATE 1/26/2023
FINAL ORDER MEETING DATE
FINAL ORDER COMPLY BY DATE

NOTICE NAMES: FORTUNE PROPERTIES LLC Owner
440 STORE RD HARLEYSVILLE, PA 19438

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	11/5/2022	Florida Building Code FBC BCA Section 105.1. Work Without Permits. Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building, structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be deemed...	Not in Compliance	

FINES:

NARRATIVE: Violation of FBC 105.1 (work without permits). Per Building Official Simo Mansor, no permit was obtained for:
1) Kitchen renovation
2) Bathroom renovation (2 bathrooms)
3) Water heater changeout
Corrective Action: Obtain an after-the-fact permit through a licensed contractor for all of the as-yet unpermitted work.

The initial comply-by date is set for NOVEMBER 5, 2022.
The initial Special Magistrate Hearing date is set for NOVEMBER 17, 2022.
This case can be closed once the permits are approved and issued.
The Building Department will be glad to assist with any permitting questions, at 954-640-4215 or Building@lbt-fl.gov.

Thank you for your attention to this matter.
Respectfully,
Bethany Banyas

954-640-4220
bethanyb@lbs-fl.gov

CASE TYPE	Permits Required Violations	DATE ESTBL	10/3/2022	STATUS	Open
ADDRESS	1480 S OCEAN BLVD, LAUDERDALE BY THE SEA, FL 33062 222	INSPECTOR	Bethany Banyas	STATUS DATE	12/21/2022 12:00:00 AM

54. CASE 22100004

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Verified
	DAYS TO COMPLY	28
		PROSECUTION COSTS \$50.00
		COMMENTS FINAL ORDER At the November 17, 2022 Special Magistrate Hearing, the Magistrate issued a Final Order requiring compliance by January 25, 2023 or a fine of \$250 per day will begin to accrue on January 26. A Hearing Cost of \$50 was assessed. Compliance is to be achieved by obtaining an approved after-the-fact permit for all unpermitted work. The case is scheduled for follow-up at the January 26, 2023 hearing.
	INSPECTION DATE	1/2/2023
		COMMENTS - IMPOSITION OF FINE
	COMPLIED DATE	
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	11/17/2022
	FINAL ORDER COMPLY BY DATE	1/25/2023

NOTICE NAMES: ILIAKIS,CLEOPATRA LE Owner
1480 S OCEAN BLVD #222 LAUDERDALE BY THE SEA, FL 33062

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	1/2/2023	Florida Building Code FBC BCA Section 105.1. Work Without Permits. Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building, structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be deemed...	Not in Compliance	

FINES:	DESCRIPTION	CHARGE	DATE BOARD ORDER COMPLY
	DAILY FINE	\$250.00	1/25/2023

NARRATIVE: Violation of FBC 105.1 (work without permits). Per Building Official Simo Mansor, no permit was obtained for:
1) Kitchen remodel (Broward County permit 08-01321 was canceled; work was done without a permit).
2) Front doors

- 3) Water heater
 - 4) Through-wall A/C (new electrical outlet installed, and hole cut in exterior wall to install A/C).
 - 5) New bathroom tiling
- Corrective Action: Obtain an after-the-fact permit through a licensed contractor for all of the as-yet unpermitted work.

The initial comply-by date is set for NOVEMBER 5, 2022.
The initial Special Magistrate Hearing date is set for NOVEMBER 17, 2022.
This case can be closed once the permits are approved and issued.
The Building Department will be glad to assist with any permitting questions, at 954-640-4215 or Building@lbts-fl.gov.

Thank you for your attention to this matter.
Respectfully,
Bethany Banyas
954-640-4220
bethanyb@lbts-fl.gov

PREPARED January 17, 2023 11:28
AM
PROGRAM CE200L
TOWN OF LAUDERDALE-BY-THE-
SEA

CASE HISTORY REPORT
CASE NUMBER 22100005

Hearing Date
26 January, 2023

CASE TYPE	Permits Required Violations	DATE ESTBL	10/5/2022	STATUS	Open
ADDRESS	233 NEPTUNE AVE, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Bethany Banyas	STATUS DATE	11/18/2022 12:00:00 AM

55. CASE 22100005

CASE DATA: ORIG. CASE CERT. MAIL NUMBER I. OF F. MEETING DATE
TYPE OF SERVICE Verified PROSECUTION COSTS
DAYS TO COMPLY 28 COMMENTS FINAL ORDER
INSPECTION DATE 11/16/2022 COMMENTS - IMPOSITION OF FINE
COMPLIED DATE
SCHEDULED HEARING DATE 1/26/2023
FINAL ORDER MEETING DATE
FINAL ORDER COMPLY BY DATE

NOTICE NAMES: VENTO,PHILLIP M Owner
3210 NE 56 CT FORT LAUDERDALE, FL 33308

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	11/16/2022	Florida Building Code FBC BCA Section 105.1. Work Without Permits. Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building, structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be deemed...	Not in Compliance	

FINES:

NARRATIVE: Violation of FBC 105.1 (work without permits). Per Building Official Simo Mansor, no permit was obtained for:
1) Shed on side of house.
2) New front door
3) Hurricane shutters over sliding glass doors
4) Kitchen renovations
5) Bathroom renovations (2 bathrooms)
6) A/C handler and condenser changeout
Corrective Action: Obtain an after-the-fact permit through a licensed contractor for all of the as-yet unpermitted work.

The initial comply-by date is set for NOVEMBER 5, 2022.
The initial Special Magistrate Hearing date is set for NOVEMBER 17, 2022.
This case can be closed once the permits are approved and issued.
The Building Department will be glad to assist with any permitting questions, at 954-640-4215 or Building@lbts-fl.gov.

Thank you for your attention to this matter.
Respectfully,
Bethany Banyas
954-640-4220
bethanyb@lbts-fl.gov

PREPARED January 17, 2023 11:28
AM
PROGRAM CE200L
TOWN OF LAUDERDALE-BY-THE-
SEA

CASE HISTORY REPORT
CASE NUMBER 22100006

Hearing Date
26 January, 2023

CASE TYPE	Permits Required Violations	DATE ESTBL	10/6/2022	STATUS	Open
ADDRESS	220 CODRINGTON DR, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Bethany Banyas	STATUS DATE	11/18/2022 11:47:00 AM

56. CASE 22100006

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE	
	TYPE OF SERVICE	Verified	PROSECUTION COSTS \$50.00
	DAYS TO COMPLY	28	COMMENTS FINAL ORDER At the November 17, 2022 Special Magistrate Hearing, the Magistrate issued a Final Order requiring compliance by January 25, 2023 or a fine of \$250 per day will begin to accrue on January 26. A Hearing Cost of \$50 was assessed. Compliance is to be achieved by obtaining an approved after-the-fact permit for all unpermitted work. The case is scheduled for follow-up at the January 26, 2023 hearing.
	INSPECTION DATE	1/25/2023	COMMENTS - IMPOSITION OF FINE
	COMPLIED DATE		
	SCHEDULED HEARING DATE	1/26/2023	
	FINAL ORDER MEETING DATE	11/17/2022	
	FINAL ORDER COMPLY BY DATE	1/25/2023	
NOTICE NAMES:	SANTAYANA, RODOLFO R & STACY 1032 CATALONIA AVE MIAMI, FL 33134	Owner	

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	1/25/2023	Florida Building Code FBC BCA Section 105.1. Work Without Permits. Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building, structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be deemed...	Not in Compliance	

FINES:	DESCRIPTION	CHARGE	DATE BOARD ORDER COMPLY
	DAILY FINE	\$250.00	1/25/2023

NARRATIVE: Violation of FBC 105.1 (work without permits). Per Building Official Simo Mansor, no permit was obtained for:
1) Water heater
2) Installation of 2 mini split A/Cs
3) Changeout of regular A/C
4) Whirlpool in backyard with new outdoor electrical and plumbing connections

5) Gazebo in backyard with new outdoor electrical connection
6) Pavers set into concrete, in backyard
Corrective Action: Obtain an after-the-fact permit through a licensed contractor for all of the as-yet unpermitted work.

The initial comply-by date is set for NOVEMBER 5, 2022.
The initial Special Magistrate Hearing date is set for NOVEMBER 17, 2022.
This case can be closed once the permits are approved and issued.
The Building Department will be glad to assist with any permitting questions, at 954-640-4215 or Building@lbs-fl.gov.

Thank you for your attention to this matter.
Respectfully,
Bethany Banyas
954-640-4220
bethanyb@lbs-fl.gov

CASE TYPE	Property Maintenance	DATE ESTBL	10/15/2022	STATUS	Open
ADDRESS	226 BASIN DR, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Bethany Banyas	STATUS DATE	1/13/2023 12:00:00 AM

57. CASE 22100011

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Verified
	DAYS TO COMPLY	15
	INSPECTION DATE	1/10/2023
	COMPLIED DATE	
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES:	MARINA-BY-THE-SEA LLC	Owner
	10491 SW 54 ST COOPER CITY, FL 33328	
	., TANNENBAUM, DYLAN (REG AGT)	
	2 SOUTH UNIVERSITY DR, STE 300 PLANTATION, FL33324	

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	1/10/2023	Chapter 30 - Unified Land Development Regulations Section 30-477(a)- Maintenance of landscaped areas. The owner, tenant and/or agent, if any, shall be jointly and severally responsible for the proper maintenance and protection of landscaping and irrigation systems existing or hereafter installed. Maintenance shall include watering, weeding, mowing, fertilizing, treating, mulching, trimming, removal or replacement of dead or diseased plants and removal of refuse and debris on a regular basis so as to continue a healthy growing condition and present a neat and well-kept appearance at all times. If landscaping is found to be in a state of decline, dead or missing, it shall be replaced with equivalent landscape material.	Closed	1/13/2023
	2	1/10/2023	Chapter 6 - Building and Building Regulations Section 6-36(e). General structural specifications. All electrical wiring and accessories shall be maintained in good, safe working condition and be adequately insulated and protected. No wiring, outlets or connections shall be left exposed so as to create a hazardous condition.	Closed	1/13/2023
	3	1/10/2023	Chapter 6 - Building and Building Regulations Section 6-36(f). General structural specifications. Every accessory structure shall be kept in a clean and sanitary condition, free from rodents, vermin and infestations. Fences, garden walls and similar enclosures shall be maintained in a good state of repair.	Closed	1/13/2023
	4	1/10/2023	Chapter 6 - Building and Building Regulations Section 6-37(a)(1). Maintenance appearance standards The exterior of all premises and every structure thereon, including all parts of the structure and appurtenance where exposed to public view, shall be maintained in good condition and shall not show evidence of deterioration, weathering, discoloration, ripping, tearing or other holes or breaks. All screened enclosures shall be properly fitted and maintained. All other surfaces shall be maintained free of broken glass, crumbling stone, brick or stucco, or other conditions reflective of deterioration or inadequate maintenance.	Closed	1/13/2023
	5	1/10/2023	Chapter 6 - Building and Building Regulations Section 6-40(a) -	Closed	1/13/2023

	Garbage, rubbish and/or weeds. No owner, occupant or operator of any property shall deposit, cause to be deposited, or fail to remove when deposited, any rubbish, garbage or other refuse on the property.		
6 1/10/2023	Chapter 6 - Building and Building Regulations Section 6-41(a)(1) - Maintenance of exterior of premises. The exterior of buildings and structures and all property shall be kept free of all nuisances, and any hazards to the safety of occupants, customers, pedestrians and other persons utilizing the premises and free of unsanitary conditions and any of the foregoing shall be promptly removed and abated by the owner or operator. It shall be the duty of the owner or operator to keep the premises free of hazards which include, but are not limited to, the following: Junk, trash, debris or construction materials not being actively utilized for construction;	Closed	1/13/2023
7 1/10/2023	Florida Building Code FBC BCA Section 105.1. Work Without Permits. Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building, structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be deemed...	Not in Compliance	

FINES:

NARRATIVE:

- 1) FBC BCA Section 105.1. Permit required for new structure in water which was attached to dock.
Corrective Action: Apply for and obtain a permit to keep the structure. Once you obtain the permit, the violation will be complied. ALTERNATIVE: Apply for and obtain a permit to demolish the unpermitted structure. If you choose to demolish it, the violation will remain until the Demo Permit is closed.
- 2) Section 30-477(a)- Maintenance of landscaped areas is required.
Corrective Action: Please better maintain all landscape to present a neat, healthy growing condition. Sand is eroding and running down the ramp in the front of the building on the NW side. Landscape the areas adequately to prevent erosion and runoff.
- 3) Section 6-36(e). All electrical wiring and accessories shall be maintained in good, safe working condition.
Corrective Action: Replace all missing bulbs, damaged lighting fixtures and other similar electrical accessories.
- 4) Section 6-36(f). Fences, garden walls and similar enclosures shall be maintained in a good state of repair.
Corrective Action: Repair the fence and railings to good condition. Ensure all locks, hinges and other hardware on fences and gates are replaced if damaged. Regularly maintain the structures so as to prevent their deterioration.
- 5) Section 6-37(a). The exterior of all premises and every structure shall be maintained in good condition and shall not show evidence of deterioration, weathering, discoloration, ripping, tearing or other holes or breaks.
Corrective Action: Clean, paint, repair and otherwise maintain all exterior parts of the premises so as to present a generally neat, well-tended and maintained appearance.
- 6) Section 6-40(a) - No owner, occupant or operator of any property shall fail to remove any rubbish, garbage or other refuse deposited on the property.
Corrective Action: Regularly clean up all litter and miscellaneous items that land on, or are placed on, your property.
- 7) Section 6-41(a)(1) Junk, trash, debris or construction materials not being actively utilized for construction prohibited.
Corrective Action: Remove all unused construction materials, debris, discarded items and other junk from the property including on the dock, decking and walkways.

Thank you for your attention to this matter. Please contact me if you have any questions or need assistance.

Respectfully,
Bethany Banyas
Senior Inspector, Code Compliance

954-640-4220
bethanyb@lbtz-fl.gov

PREPARED January 17, 2023 11:28
AM
PROGRAM CE200L
TOWN OF LAUDERDALE-BY-THE-
SEA

CASE HISTORY REPORT
CASE NUMBER 22110001

Hearing Date
26 January, 2023

CASE TYPE	Garbage Carts	DATE ESTBL	11/1/2022	STATUS	Open
ADDRESS	4501 N OCEAN DR, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Bethany Banyas	STATUS DATE	11/1/2022 12:00:00 AM

58. CASE 22110001

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Verified
	DAYS TO COMPLY	4
	INSPECTION DATE	11/5/2022
	COMPLIED DATE	
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES: TOWN OF LAUDERDALE BY THE SEA Owner
4501 N OCEAN DR LAUDERDALE BY THE SEA, FL 33308

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	11/5/2022	Chapter 10 - Garbage and Refuse Section 10-28(e) - Maintenance. The receptacle shall be kept in a place easily accessible to the garbage collector, but never upon any street or sidewalk. In residential districts, receptacles and other trash or debris shall be maintained in the side yard of the property no further street-side than the front edge of the building structure, except on designated collection days when the receptacles may be placed on street edge. For purposes of this subsection, a designated collection day begins at 6:00 p.m. on the night before and ends at midnight of the designated collection day.	Not in Compliance	

FINES:

NARRATIVE: Sec. 10-28(e) – Bulk trash and trash receptacle placement. Trash carts and bulk trash must be stored on the side of the building except for collection days. For purposes of this subsection, a designated collection day begins at 6:00 p.m. on the night before and ends at midnight of the designated collection day.
Corrective Action: Please remove carts from street after pickup and cease leaving them at the street on non-service days.

If you have any questions or concerns, please contact code inspector Eric Villanueva at 954-640-4216, or via email EricV@lbts-fl.gov

CASE TYPE	Garbage Carts	DATE ESTBL	10/28/2022	STATUS	Open
ADDRESS	4221 BOUGAINVILLA DR, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Eric Villanueva	STATUS DATE	11/2/2022 12:00:00 AM

59. CASE 22110002

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Verified
	DAYS TO COMPLY	4
	INSPECTION DATE	11/5/2022
	COMPLIED DATE	
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES: MARENAS 2010 LLC Owner
17070 COLLINS AVE #256 SUNNY ISLES BEACH, FL 33160
., MARENAS 2010 LLC
1835 NE MIAMI GARDENS DR no 125 NORTH MIAMI, FL33179
., PREMIERE TAX MANAGEMENT SERVICES
20533 BISCAYNE BLVD SUITE 4-453 AVENTURA, FL33180

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	11/5/2022	Chapter 10 - Garbage and Refuse Section 10-28(e) - Maintenance. The receptacle shall be kept in a place easily accessible to the garbage collector, but never upon any street or sidewalk. In residential districts, receptacles and other trash or debris shall be maintained in the side yard of the property no further street-side than the front edge of the building structure, except on designated collection days when the receptacles may be placed on street edge. For purposes of this subsection, a designated collection day begins at 6:00 p.m. on the night before and ends at midnight of the designated collection day.	Not in Compliance	

FINES:

NARRATIVE: Sec. 10-28(e) – Bulk trash and trash receptacle placement. Trash carts and bulk trash must be stored on the side of the building except for collection days. For purposes of this subsection, a designated collection day begins at 6:00 p.m. on the night before and ends at midnight of the designated collection day.
Corrective Action: Please remove carts from street after pickup and cease leaving them at the street on non-service days.

If you have any questions or concerns, please contact code inspector Eric Villanueva at 954-640-4216, or via email EricV@lbts-fl.gov

CASE TYPE	Building Code Violations	DATE ESTBL	11/4/2022	STATUS	Open
ADDRESS	4204 N OCEAN DR, LAUDERDALE BY THE SEA, FL 33308 1-4	INSPECTOR	Eric Villanueva	STATUS DATE	11/4/2022 12:00:00 AM

60. CASE 22110003

CASE DATA:

ORIG. CASE CERT. MAIL NUMBER	7020 0640 0001 1038 3692	I. OF F. MEETING DATE	
TYPE OF SERVICE	Certified Mail	PROSECUTION COSTS	
DAYS TO COMPLY	28	COMMENTS FINAL ORDER	
INSPECTION DATE	12/2/2022	COMMENTS - IMPOSITION OF FINE	
COMPLIED DATE			
SCHEDULED HEARING DATE	1/26/2023		
FINAL ORDER MEETING DATE			
FINAL ORDER COMPLY BY DATE			

NOTICE NAMES:

FORTUNE PROPERTIES LLC Owner

440 STORE RD HARLEYSVILLE, PA 19438

ABADI, ANDRES

20806 HIGHLAND LAKES BLVD MIAMI, FL 33179

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	12/2/2022	Florida Building Code FBC BCA Section 105.1. Work Without Permits. Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building, structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be deemed...	Not in Compliance	

FINES:

NARRATIVE:

FBC 105.1 - Work done without a Permit from the Town.
As per Building Official Simo Mansor, the following work was done without permits:

- 1) 2 Bathroom renovations
- 2) Closet added on master
- 3) Multiple-A/C changeouts
- 4) Door added to closet for hallway.

Corrective Action required: Submit application/s and obtain after-the-fact permit/s for all work done without a permit. For assistance with permitting or questions about the violation, you may contact the Building Department at 954-640-4215 or building@lbts-fl.gov.

If you have any questions or concerns, please contact code inspector Eric Villanueva at

954-640-4216, or via email EricV@lbts-fl.gov

PREPARED January 17, 2023 11:28
AM
PROGRAM CE200L
TOWN OF LAUDERDALE-BY-THE-
SEA

CASE HISTORY REPORT
CASE NUMBER 22110004

Hearing Date
26 January, 2023

CASE TYPE	Commercial Vehicles	DATE ESTBL	11/4/2022	STATUS	Open
ADDRESS	1910 WATERS EDGE, LAUDERDALE BY THE SEA, FL 33062	INSPECTOR	Eric Villanueva	STATUS DATE	11/21/2022 12:00:00 AM

61. CASE 22110004

CASE DATA: ORIG. CASE CERT. MAIL NUMBER I. OF F. MEETING DATE
TYPE OF SERVICE Verified PROSECUTION COSTS
DAYS TO COMPLY 6 COMMENTS FINAL ORDER
INSPECTION DATE 11/27/2022 COMMENTS - IMPOSITION OF FINE
COMPLIED DATE
SCHEDULED HEARING DATE 1/26/2023
FINAL ORDER MEETING DATE
FINAL ORDER COMPLY BY DATE

NOTICE NAMES: KARVIN,MITCHELL Owner
1910 WATERS EDGE LAUDERDALE BY THE SEA, FL 33062

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	11/27/2022	Chapter 19 - Traffic And Motor Vehicles Section 19-21(b)(4) Parking or storage of motor vehicles and vessels. Restrictions and prohibitions. In the east and west zones as defined in this section, vessels, commercial vehicles and recreational vehicles are prohibited and restricted as hereinafter set forth. West zone. It shall be unlawful for any person to park, store or maintain any commercial vehicle, recreational vehicle, vessel, personal watercraft or trailer on the streets, rights-of-way, or public or private property in any district of the Town located in the west zone between the hours of 9:00 p.m. and 6:00 a.m. except as provided below. Uses not prohibited. Nothing herein shall prohibit the parking of commercial vehicles in the west zone while in the process of making deliveries or service calls. Commercial vehicles, recreational vehicles, vessels, personal watercrafts or trailers must be wholly enclosed within a garage or enclosed within a carport surrounding the vehicle on three sides and the vessel or vehicle does not protrude from the carport. A for-hire vehicle utilized for the t...	Not in Compliance	

FINES:

NARRATIVE: Commercial van parked at property on regular basis now day and night.

Trailer also in driveway tied up to palm tree.

If you have any questions or concerns, please contact code inspector Eric Villanueva at 954-640-4216, or via email EricV@lbts-fl.gov

CASE TYPE	Permits Required Violations	DATE ESTBL	5/28/2021	STATUS	Open
ADDRESS	3210 OLEANDER WAY, LAUDERDALE BY THE SEA, FL 33062	INSPECTOR	Bethany Banyas	STATUS DATE	10/28/2022 12:59:00 PM

62. CASE 21060005

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE	
	TYPE OF SERVICE	Certified Mail	PROSECUTION COSTS \$50.00
	DAYS TO COMPLY	30	COMMENTS FINAL ORDER At the July 28, 2022 Special Magistrate Hearing, the Magistrate ordered the respondent must obtain an approved permit from the Town for the driveway/pathway changes by August 24, 2022 or a fine of \$100 per day will begin to accrue and the case will return to the Special Magistrate Hearing on August 25, 2022 for certification of a lien. A hearing cost of \$50 was assessed.
	INSPECTION DATE	1/25/2023	COMMENTS - IMPOSITION OF FINE
	COMPLIED DATE		
	SCHEDULED HEARING DATE	1/26/2023	
	FINAL ORDER MEETING DATE	7/28/2022	
	FINAL ORDER COMPLY BY DATE	8/24/2022	

NOTICE NAMES: D'ANGELO,MICHAEL S HARRIS,JONATHAN & AMELJEIRAS,MAR Owner
3210 OLEANDER WAY LAUDERDALE BY THE SEA, FL 33062

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	1/25/2023	Florida Building Code 6th Edition (2017) FBC BCA Section 105.1 Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building, structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be deemed...	Not in Compliance	

FINES:	DESCRIPTION	CHARGE	DATE BOARD ORDER COMPLY
	DAILY FINE	\$100.00	1/25/2023

NARRATIVE: FBC 105.1 - Work done without a Building Permit from the Town, including but not limited to new fencing, new addition on east side, and new driveway. Stop Work Order posted by Building Official on May 25, 2021. As of the date of issuance of this Notice (June 25, 2021) no permit application has been submitted to the Town.

Corrective Action required: Apply for and obtain after-the-fact permit(s) for all work done without a permit. Comply with any stipulations of the permit(s), pass all required inspections, and ensure that the permit(s) is Closed.

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For assistance with permitting, you may contact:
Eugene Adach, Building Official, 954-640-4223 or buildingofficial@lbts-fl.gov
Permit Department, 954-640-4215

.

Thank you in advance for your diligent attention to this matter. Please contact me when you receive this so I can offer any needed assistance in correcting this issue.

Respectfully,

Bethany Banyas
Senior Inspector, Code Compliance
954-640-4220
bethanyb@lbts-fl.gov

CASE TYPE	Building Code Violations	DATE ESTBL	7/10/2021	STATUS	Open
ADDRESS	N OCEAN DR, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Bethany Banyas	STATUS DATE	12/17/2022 12:00:00 AM

63. CASE 21080002

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Certified Mail
	DAYS TO COMPLY	21
	INSPECTION DATE	1/25/2023
	COMPLIED DATE	
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES:	EL MAR BEACH APARTMENTS LLC	Owner
	4433 EL MAR DR LAUDERDALE BY THE SEA, FL 33308	

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	1/25/2023	Florida Building Code 6th Edition (2017) FBC BCA Section 105.1 Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building, structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be deemed...	Not in Compliance	

FINES:	DESCRIPTION	CHARGE	DATE BOARD ORDER COMPLY
	FLAT PENALTY		1/1/0001

NARRATIVE: FBC 105.1 - Work done without a Permit from the Town, as per Building Official.

1) A shed was built without permit on west side of property.

Corrective Action required: Please obtain an after-the-fact permit for the work done without a permit. Please comply with any stipulations of the permit(s), obtain all required inspections, and ensure that the permit(s) is Closed.

For assistance with permitting or questions about the violation, you may contact: Building Department, Permitting, 954-640-4215 or building@lbts-fl.gov

Thank you in advance for your diligent attention to this matter. Please contact me when you receive this so I can offer any needed assistance in correcting this issue.

Respectfully,

Bethany Banyas
Senior Inspector, Code Compliance
954-857-5563
bethanyb@lbts-fl.gov

PREPARED January 17, 2023 11:28
AM
PROGRAM CE200L
TOWN OF LAUDERDALE-BY-THE-
SEA

CASE HISTORY REPORT
CASE NUMBER 21080007

Hearing Date
26 January, 2023

CASE TYPE	Permits Required Violations	DATE ESTBL	8/24/2021	STATUS	Open
ADDRESS	1501 S OCEAN BLVD, LAUDERDALE BY THE SEA, FL 33062	INSPECTOR	Greg Wienbarg	STATUS DATE	1/7/2023 12:00:00 AM

64. CASE 21080007

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Certified Mail
	DAYS TO COMPLY	72
	INSPECTION DATE	1/25/2023
	COMPLIED DATE	
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES: CONWAY ECHARTE TURNBRIDGE ET AL % Owner
GARDEN BY THE SEA N
1501 S OCEAN BLVD LAUDERDALE BY THE SEA, FL 33062

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	1/25/2023	Florida Building Code 6th Edition (2017) FBC BCA Section 105.1 Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building, structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be deemed...	Not in Compliance	

FINES:

NARRATIVE: FBC 105.1 - Multiple patios have been enclosed without a Permit. As per Building Official: Patio enclosures are part of the exterior of the building and need permits to prove they've complied with the Florida Building code. Corrective Action required: Please obtain after-the-fact permits for all of the patio enclosures or remove the enclosures and return the patios to their original design. Please comply with any stipulations of the permits, obtain all required inspections, and ensure that the permits are closed.

For assistance with permitting or questions about the violation, you may contact the Building Department at 954-640-4215 or building@lbts-fl.gov.

If you have any questions or concerns, please contact code inspector Greg Wienbarg at 954-531-5596, or via email gregw@lauderdalebythesea-fl.gov

CASE TYPE	Building Code Violations	DATE ESTBL	10/15/2021	STATUS	Open
ADDRESS	1470 S OCEAN BLVD, LAUDERDALE BY THE SEA, FL 33062	INSPECTOR	Bethany Banyas	STATUS DATE	10/28/2022 12:00:00 AM

65. CASE 21100012

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Certified Mail
	DAYS TO COMPLY	21
	INSPECTION DATE	7/27/2022
	COMPLIED DATE	
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES:	EL DORADO CLUB AKA DELRADO INC	Owner
	1470 S OCEAN BLVD LAUDERDALE BY THE SEA, FL 33062	
	., DELRADO, INC.	
	1470 S OCEAN BLVD LAUDERDALE BY THE SEA, FL33062	
	C/O METHOD MANAGEMENT, DELRADO, INC.	
	3400 BEACON STREET POMPANO BEACH, FL33062	
	DIRECTOR, DELRADO INC, BURGIN, LISA	
	1470 S OCEAN BLVD, #701 LAUDERDALE BY THE SEA, FL33062	
	DIRECTOR, DELRADO INC, HEALY, PAULINE	
	1470 S OCEAN BLVD, #302 LAUDERDALE BY THE SEA, FL33062	
	HRYCAK, WALTER J , HRYCAK, TAMARA D	
	1470 S OCEAN BLVD, #403 LAUDERDALE BY THE SEA, FL 33062	
	ROCHLIN LUCRETIA , ROCHLIN, SCOTT	
	1470 S OCEAN BLVD, # 501 LAUDERDALE BY THE SEA, FL33062	
	TREASURER, DELRADO INC, GRAZIOSO, PATTI	
	1470 S OCEAN BLVD, #201 LAUDERDALE BY THE SEA, FL33062	
	VP, DELRADO INC , MORGAN, SHERRILL	
	1470 S OCEAN BLVD, #202 LAUDERDALE BY THE SEA, FL33062	

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	7/27/2022	Florida Building Code Section 110.15 Building Safety Inspection Program 110.15 Building Safety Inspection Program The BCBRA has established a building safety inspection program for buildings and structures that have been in existence for a period of 40 years or longer. The BCBRA by written policy shall establish the guidelines and criteria which will be the minimum requirements for the Building Safety Inspection Program. The Building Official shall enforce the building safety inspection Program. Exceptions: All single family residences, duplexes and minor structures defined as buildings or structure in any occupancy group having a gross floor area less than 3,500 square feet. In order to implement the new Building Safety Inspection Program in an orderly manner to clear a backlog of buildings needing inspection, implementation shall proceed as follows: A) 40 year or older buildings of 11,000 square feet or more – compliance in calendar year 2006 B)	Not in Compliance	

40 year or older buildings 7,000 square feet or more – compliance no later than calendar year...

FINES:

NARRATIVE: Failure to comply with Florida Building Safety Inspection Program. The Building Safety Inspection for this property was due in 2020.

FBC BCA Section 110.15 - Building Safety Inspection Program.

The BORA has established a building safety inspection program for buildings and structures that have been in existence for a period of 40 years or longer. The BORA by written policy shall establish the guidelines and criteria which will be the minimum requirements for the Building Safety Inspection Program. The Building Official shall enforce the building safety inspection Program. U.S. Government buildings, State of Florida buildings, buildings built on Indian Reservations, Schools buildings under the jurisdiction of the Broward County School Board, and One and Two Family Dwellings are exempt from this program.

Exceptions: All single family residences, duplexes and minor structures defined as buildings or structure in any occupancy group having a gross floor area less than 3,500 square feet.

In order to implement the new Building Safety Inspection Program in an orderly manner to clear a backlog of buildings needing inspection, implementation shall proceed as follows:

1. 40 year or older buildings of 11,000 square feet or more – compliance in calendar year 2006
2. 40 year or older buildings 7,000 square feet or more –compliance no later than calendar year 2007
3. 40 year or older building 5,500 square feet or more –compliance no later than calendar year 2008
4. 40 year or older buildings 4,650 square feet or more –compliance no later than calendar year 2009
5. 40 year or older buildings 3,800 square feet or more –compliance no later than calendar year 2010
6. 40 year or older buildings 3,500 square feet or more –compliance no later than calendar year 2011

Subsequent building inspections shall be required at ten (10) year intervals -Section 110.165 Effective January 1, 2006, regardless of when the inspection report for same is finalized or filed. Any buildings or structures not otherwise excluded as set forth herein shall be inspected at the same time as the initial 40 year inspection of the building and shall be re-inspected in accordance with the schedule for the building.

According to Town Records and Broward County Records, this property is past due for compliance with the Building Safety Inspection Program.

Please comply with the requirements of the Building Safety Inspection Program. A copy of the inspection form is located at:

<https://www.broward.org/CodeAppeals/Documents/40%20Year%20Building%20Safety%20Inspection%20Program.pdf>

If you have any questions you may contact the Building Department for assistance at 954-640-4215 or Building@lbts-fl.gov.

Thank you.
Bethany Banyas
954-640-4220
code@lbts-fl.gov

CASE TYPE	Building Code Violations	DATE ESTBL	10/15/2021	STATUS	Open
ADDRESS	4900 N OCEAN BLVD, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Bethany Banyas	STATUS DATE	11/18/2022 12:00:00 AM

66. CASE 21100021

CASE DATA: ORIG. CASE CERT. MAIL NUMBER I. OF F. MEETING DATE

TYPE OF SERVICE Certified Mail PROSECUTION COSTS

DAYS TO COMPLY 21 COMMENTS FINAL ORDER

INSPECTION DATE 7/27/2022 COMMENTS - IMPOSITION OF FINE

COMPLIED DATE

SCHEDULED HEARING DATE 1/26/2023

FINAL ORDER MEETING DATE

FINAL ORDER COMPLY BY DATE

NOTICE NAMES: SEA RANCH CLUB CONDO C Owner

4900 N OCEAN BLVD LAUDERDALE BY THE SEA, FL 33308

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	7/27/2022	Florida Building Code Section 110.15 Building Safety Inspection Program 110.15 Building Safety Inspection Program The BCBRA has established a building safety inspection program for buildings and structures that have been in existence for a period of 40 years or longer. The BCBRA by written policy shall establish the guidelines and criteria which will be the minimum requirements for the Building Safety Inspection Program. The Building Official shall enforce the building safety inspection Program. Exceptions: All single family residences, duplexes and minor structures defined as buildings or structure in any occupancy group having a gross floor area less than 3,500 square feet. In order to implement the new Building Safety Inspection Program in an orderly manner to clear a backlog of buildings needing inspection, implementation shall proceed as follows: A) 40 year or older buildings of 11,000 square feet or more – compliance in calendar year 2006 B) 40 year or older buildings 7,000 square feet or more – compliance no later than calendar year...	Not in Compliance	

FINES:

NARRATIVE: Failure to comply with Florida Building Safety Inspection Program. The Building Safety Inspection for this property was due in 2020.

FBC BCA Section 110.15 - Building Safety Inspection Program.

The BORA has established a building safety inspection program for buildings and structures that have been in existence for a period of 40 years or longer. The BORA by written policy shall establish the guidelines and criteria which will be the minimum requirements for the Building Safety Inspection Program. The Building Official shall enforce the building safety inspection Program. U.S. Government buildings, State of Florida buildings, buildings built on Indian Reservations, Schools buildings under the jurisdiction of the Broward County School Board, and One and Two Family Dwellings are exempt from this program.

Exceptions: All single family residences, duplexes and minor structures defined as buildings or structure in any occupancy group having a gross floor area less than 3,500 square feet.

In order to implement the new Building Safety Inspection Program in an orderly manner to clear a backlog of buildings needing inspection, implementation shall proceed as follows:

1. 40 year or older buildings of 11,000 square feet or more – compliance in calendar year 2006
2. 40 year or older buildings 7,000 square feet or more –compliance no later than calendar year 2007
3. 40 year or older building 5,500 square feet or more –compliance no later than calendar year 2008
4. 40 year or older buildings 4,650 square feet or more –compliance no later than calendar year 2009
5. 40 year or older buildings 3,800 square feet or more –compliance no later than calendar year 2010
6. 40 year or older buildings 3,500 square feet or more –compliance no later than calendar year 2011

Subsequent building inspections shall be required at ten (10) year intervals -Section 110.165 Effective January 1, 2006, regardless of when the inspection report for same is finalized or filed. Any buildings or structures not otherwise excluded as set forth herein shall be inspected at the same time as the initial 40 year inspection of the building and shall be re-inspected in accordance with the schedule for the building.

According to Town Records and Broward County Records, this property is past due for compliance with the Building Safety Inspection Program.

Please comply with the requirements of the Building Safety Inspection Program. A copy of the inspection form is located at:

<https://www.broward.org/CodeAppeals/Documents/40%20Year%20Building%20Safety%20Inspection%20Program.pdf>

If you have any questions you may contact the Building Department for assistance at 954-640-4215 or Building@lbts-fl.gov.

Thank you.
Bethany Banyas
954-640-4220
code@lbts-fl.gov

CASE TYPE	Building Code Violations	DATE ESTBL	10/15/2021	STATUS	Open
ADDRESS	1620 S OCEAN BLVD, LAUDERDALE BY THE SEA, FL 33062	INSPECTOR	Bethany Banyas	STATUS DATE	10/28/2022 12:00:00 AM

67. CASE 21100022

CASE DATA: ORIG. CASE CERT. MAIL NUMBER I. OF F. MEETING DATE

TYPE OF SERVICE Certified Mail PROSECUTION COSTS

DAYS TO COMPLY 21 COMMENTS FINAL ORDER

INSPECTION DATE 9/21/2022 COMMENTS - IMPOSITION OF FINE

COMPLIED DATE

SCHEDULED HEARING DATE 1/26/2023

FINAL ORDER MEETING DATE

FINAL ORDER COMPLY BY DATE

NOTICE NAMES: OCEAN COLONY CONDOMINIUM ASSOCIATION Owner

1620 S OCEAN BLVD (OFFICE) LAUDERDALE BY THE SEA, FL 33062

REGISTERED AGENT, OCEAN COLONY, BECKER & POLIAKOFF, P.A.

1 EAST BROWARD BLVD, SUITE 1800 FT. LAUDERDALE, FL33301-7948

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	9/21/2022	Florida Building Code Section 110.15 Building Safety Inspection Program 110.15 Building Safety Inspection Program The BCBRA has established a building safety inspection program for buildings and structures that have been in existence for a period of 40 years or longer. The BCBRA by written policy shall establish the guidelines and criteria which will be the minimum requirements for the Building Safety Inspection Program. The Building Official shall enforce the building safety inspection Program. Exceptions: All single family residences, duplexes and minor structures defined as buildings or structure in any occupancy group having a gross floor area less than 3,500 square feet. In order to implement the new Building Safety Inspection Program in an orderly manner to clear a backlog of buildings needing inspection, implementation shall proceed as follows: A) 40 year or older buildings of 11,000 square feet or more – compliance in calendar year 2006 B) 40 year or older buildings 7,000 square feet or more – compliance no later than calendar year...	Not in Compliance	

FINES: DESCRIPTION CHARGE DATE BOARD ORDER COMPLY

FLAT PENALTY 1/1/0001

NARRATIVE: Failure to comply with Florida Building Safety Inspection Program. The Building Safety Inspection for this property was due in 2020.

FBC BCA Section 110.15 - Building Safety Inspection Program.

The BORA has established a building safety inspection program for buildings and structures that have been in existence for a period of 40 years or longer. The BORA by written policy shall establish the guidelines and criteria which will be the minimum requirements for the Building Safety Inspection Program. The Building Official shall enforce the building safety inspection Program. U.S. Government buildings, State of Florida buildings, buildings built on Indian Reservations, Schools buildings under the jurisdiction of the Broward County School Board, and One and Two Family Dwellings are exempt from this program.

Exceptions: All single family residences, duplexes and minor structures defined as buildings or structure in any occupancy group having a gross floor area less than 3,500 square feet.

In order to implement the new Building Safety Inspection Program in an orderly manner to clear a backlog of buildings needing inspection, implementation shall proceed as follows:

1. 40 year or older buildings of 11,000 square feet or more – compliance in calendar year 2006

2. 40 year or older buildings 7,000 square feet or more –compliance no later than calendar year 2007
3. 40 year or older building 5,500 square feet or more –compliance no later than calendar year 2008
4. 40 year or older buildings 4,650 square feet or more –compliance no later than calendar year 2009
5. 40 year or older buildings 3,800 square feet or more –compliance no later than calendar year 2010
6. 40 year or older buildings 3,500 square feet or more –compliance no later than calendar year 2011

Subsequent building inspections shall be required at ten (10) year intervals -Section 110.165 Effective January 1, 2006, regardless of when the inspection report for same is finalized or filed. Any buildings or structures not otherwise excluded as set forth herein shall be inspected at the same time as the initial 40 year inspection of the building and shall be re-inspected in accordance with the schedule for the building.

According to Town Records and Broward County Records, this property is past due for compliance with the Building Safety Inspection Program.

Please comply with the requirements of the Building Safety Inspection Program. A copy of the inspection form is located at:

<https://www.broward.org/CodeAppeals/Documents/40%20Year%20Building%20Safety%20Inspection%20Program.pdf>

If you have any questions you may contact the Building Department for assistance at 954-640-4215 or Building@lbts-fl.gov.

Thank you.
Bethany Banyas
954-640-4220
code@lbts-fl.gov

PREPARED January 17, 2023 11:28
AM
PROGRAM CE200L
TOWN OF LAUDERDALE-BY-THE-
SEA

CASE HISTORY REPORT
CASE NUMBER 21100051

Hearing Date
26 January, 2023

CASE TYPE	Building Code Violations	DATE ESTBL	10/9/2021	STATUS	Open
ADDRESS	1850 S OCEAN BLVD, LAUDERDALE BY THE SEA, FL 33062	INSPECTOR	Bethany Banyas	STATUS DATE	9/23/2022 12:00:00 AM

68. CASE 21100051

CASE DATA:

ORIG. CASE CERT. MAIL NUMBER	70190700000027912669	I. OF F. MEETING DATE
TYPE OF SERVICE	Certified Mail	PROSECUTION COSTS
DAYS TO COMPLY	15	COMMENTS FINAL ORDER
INSPECTION DATE	6/22/2022	COMMENTS - IMPOSITION OF FINE
COMPLIED DATE		
SCHEDULED HEARING DATE	1/26/2023	
FINAL ORDER MEETING DATE		
FINAL ORDER COMPLY BY DATE		

NOTICE NAMES:

CRANE - CREST APARTMENTS, INC. Owner
12270 SW 3RD ST PLANTATION, FL 33325
., Hillman Engineering Inc
970 W McNab Rd, Ste 200 Ft. Lauderdale, FL33309
CRANE CREST REG AGENT, BECKER & POLIAKOFF, P.A.
1 E BROWARD BLVD, STE 1800 FORT LAUDERDALE, FL33301

VIOLATIONS:	#	<u>DATE</u>	<u>DESCRIPTION</u>	<u>STATUS</u>	<u>DATE RESOLVED</u>
	1	6/22/2022	Florida Building Code Section 110.15 Building Safety Inspection Program 110.15 Building Safety Inspection Program The BCBRA has established a building safety inspection program for buildings and structures that have been in existence for a period of 40 years or longer. The BCBRA by written policy shall establish the guidelines and criteria which will be the minimum requirements for the Building Safety Inspection Program. The Building Official shall enforce the building safety inspection Program. Exceptions: All single family residences, duplexes and minor structures defined as buildings or structure in any occupancy group having a gross floor area less than 3,500 square feet. In order to implement the new Building Safety Inspection Program in an orderly manner to clear a backlog of buildings needing inspection, implementation shall proceed as follows: A) 40 year or older buildings of 11,000 square feet or more – compliance in calendar year 2006 B) 40 year or older buildings 7,000 square feet or more – compliance no later than calendar year...	Not in Compliance	

FINES:

NARRATIVE: THIS VIOLATION IS ALLEGED AGAINST CRANE-CREST APARTMENTS, INC., ON THE PARCEL OF REAL PROPERTY LEGALLY DESCRIBED IN CONDO DOCUMENTS RECORDED 02/23/1996, BK 24522 PG 596, INSTRUMENT #96085426, BROWARD COUNTY PUBLIC RECORDS: A parcel of land in Government Lot One (1), Section 7, Township 49 South, Range 43 East, Broward County, Florida, bounded as follows: EAST of State Road No. A-1-A on the North by a line parallel to and 4350 feet southerly from, measured at right angles to, the East and West Quarter-Section line in Section 6, of said Township and Range; on the South by a line 2080 feet northerly from, measured at right angles to, the South line of the Northwest Quarter (NW1/4) of the Southeast Quarter (SE1/4)

and the easterly extension of said South boundary; on the West by the easterly right-of-way line of State Road No. A-1-A; and on the East by the waters of the Atlantic Ocean; WEST of State Road No. A-1-A on the North by a line parallel to and 4350 feet southerly from, measured at right angles to, the East and West Quarter-Section line in Section 6, of said Township and Range; on the South by a line parallel to and 1861.75 feet southerly from, measured at right angles to, the North boundary of said Section 7; on the West by the West line of said Government Lot 1; and on the East by the westerly right-of-way line of State Road No. A-1-A.

Violation: Failure to comply with Florida Building Safety Inspection Program.

Code Section: FBC BCA Section 110.15 - Building Safety Inspection Program. The BORA has established a building safety inspection program for buildings and structures that have been in existence for a period of 40 years or longer. The BORA by written policy shall establish the guidelines and criteria which will be the minimum requirements for the Building Safety Inspection Program. The Building Official shall enforce the building safety inspection Program. U.S. Government buildings, State of Florida buildings, buildings built on Indian Reservations, Schools buildings under the jurisdiction of the Broward County School Board, and One and Two Family Dwellings are exempt from this program. Exceptions: All single family residences, duplexes and minor structures defined as buildings or structure in any occupancy group having a gross floor area less than 3,500 square feet. In order to implement the new Building Safety Inspection Program in an orderly manner to clear a backlog of buildings needing inspection, implementation shall proceed as follows:

1. 40 year or older buildings of 11,000 square feet or more – compliance in calendar year 2006
2. 40 year or older buildings 7,000 square feet or more –compliance no later than calendar year 2007
3. 40 year or older building 5,500 square feet or more –compliance no later than calendar year 2008
4. 40 year or older buildings 4,650 square feet or more –compliance no later than calendar year 2009
5. 40 year or older buildings 3,800 square feet or more –compliance no later than calendar year 2010
6. 40 year or older buildings 3,500 square feet or more –compliance no later than calendar year 2011

Subsequent building inspections shall be required at ten (10) year intervals -Section 110.165 Effective January 1, 2006, regardless of when the inspection report for same is finalized or filed. Any buildings or structures not otherwise excluded as set forth herein shall be inspected at the same time as the initial 40 year inspection of the building and shall be re-inspected in accordance with the schedule for the building.

Corrective Action: According to Town Records and Broward County Records, this property is past due for compliance with the Building Safety Inspection Program. Please comply with the requirements of the Building Safety Inspection Program. If you have any questions you may contact the Building Department for assistance at 954-640-4215 or Building@lbts-fl.gov.

Bethany Banyas
954-640-4220
code@lbts-fl.gov



TOWN OF LAUDERDALE-BY-THE-SEA CODE COMPLIANCE HEARING - AGENDA -

*Town Commission Meeting Room (Jarvis Hall)
Thursday • January 26, 2023 • 5:00 PM*

- I. CALL TO ORDER, SPECIAL MAGISTRATE TOM ANSBRO
- II. SWEARING OF WITNESSES
- III. OPENING STATEMENT
- IV. PUBLIC COMMENTS
- V. CODE CASES

Cases To Be Continued

Item #	Case #	Property Address	Property Owner	Page #
1	22020002	262 COMMERCIAL BLVD	FPA HOLDINGS LLC	44
2	21080007	1501 S OCEAN BLVD	CONWAY ECHARTÉ TURNBRIDGE ET AL % GARDEN BY THE SEA N	113
3	22080004	4533 POINCIANA ST	POINCIANA 4533 LLC	24
4	22100011	226 BASIN DRIVE	MARINA-BY-THE-SEA LLC	101
5	22070008	4553 BOUGAINVILLE DR	STONEHORSE REAL EST HOLDINGS COOK, RONDA A & COOK, RICKY D	58
6	22070026	265 COMMERCIAL BLVD	VICNSONS REALTY GROUP LLC	53
7	22080011	4533 POINCIANA ST	POINCIANA 4533 LLC	29
8	22100011	226 BASIN DR	MARINA-BY-THE-SEA LLC	101
9	22110003	4204 N OCEAN DR 1-4	FORTUNE PROPERTIES LLC	106

Old Business

Item #	Case #	Property Address	Property Owner	Page #
10	22040002	4213 EL MAR DR 1-6	SUN & SEA VILLAS LLC	42
11	18020015	2 E COMMERCIAL BLVD	ANGLIN FAM TR % RAYMOND ANGLIN	36
12	21080006	4324 SEAGRAPE DR 1-4	ISLA BELLA LLC	32
13	22070023	6000 N OCEAN BLVD 7B	BUCUR-DRUGAN, CRISTINA BUCUR-DRUGAN, ALEXANDRU	54
14	22110007	4328 N OCEAN DR 1-3	AFFORDABLE LUX PROPERTIES LLC	28
15	22070029	4344 E TRADEWINDS AVE	ENDEAVOR CAPITAL LLC HOMESTEAD FINANCIAL MORTGAGE LLC	51
16	22100004	1480 S OCEAN BLVD	ILIAKIS, CLEOPATRA LE	95
17	22100006	220 CODRINGTON DR	SANTAYANA, RODOLFO R & STACY	99
18	22030010	226 HIBISCUS AVE	LEISURE BY THE SEA ASSOCIATION, INC. C/O EXCLUSIVE PROPERTY MANAGEMENT	40



TOWN OF LAUDERDALE-BY-THE-SEA CODE COMPLIANCE HEARING - AGENDA -

Town Commission Meeting Room (Jarvis Hall)
Thursday • January 26, 2023 • 5:00 PM

New Business

Item #	Case #	Property Address	Property Owner	Page #
19	22120011	100 E COMMERCIAL BLVD	COMMERCIAL EAST LLC	83
20	21100022	1620 S OCEAN BLVD	OCEAN COLONY CONDOMINIUM ASSOCIATION	118
21	21120003	2000 S OCEAN BLVD	ROYAL COAST CONDO ASSN INC	46
22	23010003	1850 S OCEAN BLVD 108	JACOBS-PINEON,ELIZABETH	85
23	22100003	2049 TROPIC ISLE	FORTUNE PROPERTIES LLC	93
24	21080002	N OCEAN DR	EL MAR BEACH APARTMENTS LLC	111
25	22090004	5200 N OCEAN BLVD 1006B	ANON,FERNANDO & VIVIAN	88
26	22100005	233 NEPTUNE AVE	VENTO,PHILLIP M	97
27	22100002	4900 N OCEAN BLVD 212	PURPLE LAKE INVESTMENTS CORP	91
28	23010012	230 PINE AVE	827 NW 114 ST LLC	86
29	21100051	1850 S OCEAN BLVD	CRANE - CREST APARTMENTS, INC.	120
30	21100012	1470 S OCEAN BLVD	EL DORADO CLUB AKA DELRADO INC	114
31	22120004	1756 W TERRA MAR DR	MCCORMICK,RONALD R & BARBARA	76
32	21120018	3900 N OCEAN DR	FOUNTAINHEAD ASSOCIATION, INC.	48
33	21100021	4900 N OCEAN BLVD	SEA RANCH CLUB CONDO C	116
34	22050002	229 E COMMERCIAL BLVD	SABATINI INVESTMENTS LLC	65
35	22120006	3261 S TERRA MAR DR	ZIRIAKUS,DANIEL	78
36	22110004	1910 WATERS EDGE	KARVIN,MITCHELL	108

Certification Of Lien

Item #	Case #	Property Address	Property Owner	Page #
37	22120010	4521 N OCEAN DR 1-6	BELL,ROBERT K	82
38	22030004	4420 E TRADEWINDS	APCE ACQUISITIONS LLC ARNOLD, JOAN G	38
39	21060005	3210 OLEANDER WAY	D'ANGELO,MICHAEL S HARRIS,JONATHAN & AMEJEIRAS,MAR	109
40	22070011	4507 W TRADEWINDS AVE	COLANER,JOSEPH A	60
41	22090005	233 HIBISCUS AVE	DUNG KIM NGUYEN REV TR NGUYEN,DUNG KIM TRS	89
42	22080002	4109 N OCEAN DR 1-8	4051 N OCEAN DRIVE LLC	22
43	22060001	259 MIRAMAR AVE	ROYAL IMPERIAL GROUP LLC	63
44	22080012	4300 SEAGRAPE DR	SEAGRAPE ONE APARTMENTS LLC	66
45	22080016	4641 BOUGAINVILLE DR	STANLEY,GEORGE STANLEY,ROSE	68

Special Set

Item #	Case #	Property Address	Property Owner	Page #
46	22030023	2036 COCO PALM PLACE	SHANAHAN, GEORGE C EST	
47	22020007	1984 SAILFISH PL	RHINO REAL ESTATE LLC	5
48	19060005	262 CORSAIR AVE	KYTHIRA LLC	
49	21110002	1439 S OCEAN BLVD	WHITTIER TOWERS APARTMENTS ASSOCIATION, INC.	
50	22080023	3 SUNSET LN	NGUYEN,PHUONG DINH VAN,TAN	70

VI.ADJOURNMENT



TOWN OF LAUDERDALE-BY-THE-SEA CODE COMPLIANCE HEARING - AGENDA -

*Town Commission Meeting Room (Jarvis Hall)
Thursday • (DATE) • 5:00 PM*

CASE TYPE	Building Code Violations	DATE ESTBL	11/16/2021	STATUS	Closed
ADDRESS	100 E COMMERCIAL BLVD, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Bethany Banyas	STATUS DATE	11/29/2022 12:00:00 AM

1. CASE 21110012

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Verified
	DAYS TO COMPLY	28
	INSPECTION DATE	11/29/2022
	COMPLIED DATE	11/29/2022
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES:	COMMERCIAL EAST LLC	Owner
	122 GOLDEN BEACH DR GOLDEN BEACH, FL 33160	
	(REG AGENT), DAVID TORCHIN, CPA, CA	
	2300 GLADES RD #205E BOCA RATON, FL33431	

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	11/29/2022	Florida Building Code FBC BCA Section 110.15 - Building Safety Inspection Program. The BORA has established a building safety inspection program for buildings and structures that have been in existence for a period of 40 years or longer. The BORA by written policy shall establish the guidelines and criteria which will be the minimum requirements for the Building Safety Inspection Program. The Building Official shall enforce the building safety inspection Program. U.S. Government buildings, State of Florida buildings, buildings built on Indian Reservations, Schools buildings under the jurisdiction of the Broward County School Board, and One and Two Family Dwellings are exempt from this program. Exceptions: All single family residences, duplexes and minor structures defined as buildings or structure in any occupancy group having a gross floor area less than 3,500 square feet. In order to implement the new Building Safety Inspection Program in an orderly manner to clear a backlog of buildings needing inspection, implementation shall proceed as follows: 1. 40 year or...	Closed	11/29/2022

FINES:

NARRATIVE: Failure to comply with Florida Building Safety Inspection Program.

FBC BCA Section 110.15 - Building Safety Inspection Program.
The BORA has established a building safety inspection program for buildings and structures that have been in existence for a period of 40 years or longer. The BORA by written policy shall establish the guidelines and criteria which will be the minimum requirements for the Building Safety Inspection Program. The Building Official shall enforce the building safety inspection Program. U.S. Government buildings, State of Florida buildings, buildings built on Indian Reservations, Schools buildings under the jurisdiction of the Broward County School Board, and One and Two Family Dwellings are exempt from this program.
Exceptions: All single family residences, duplexes and minor structures defined as buildings or structure in any occupancy group having a gross floor area less than 3,500 square feet.
In order to implement the new Building Safety Inspection Program in an orderly manner to clear a backlog of buildings needing inspection, implementation shall proceed as follows:

1. 40 year or older buildings of 11,000 square feet or more – compliance in calendar year 2006
2. 40 year or older buildings 7,000 square feet or more –compliance no later than calendar year 2007
3. 40 year or older building 5,500 square feet or more –compliance no later than calendar year 2008
4. 40 year or older buildings 4,650 square feet or more –compliance no later than calendar year 2009

5. 40 year or older buildings 3,800 square feet or more –compliance no later than calendar year 2010
6. 40 year or older buildings 3,500 square feet or more –compliance no later than calendar year 2011

Subsequent building inspections shall be required at ten (10) year intervals -Section 110.165 Effective January 1, 2006, regardless of when the inspection report for same is finalized or filed. Any buildings or structures not otherwise excluded as set forth herein shall be inspected at the same time as the initial 40 year inspection of the building and shall be re-inspected in accordance with the schedule for the building.

According to Town Records and Broward County Records, this property is past due for compliance with the Building Safety Inspection Program.

Please comply with the requirements of the Building Safety Inspection Program. A copy of the inspection form is located at:

<https://www.broward.org/CodeAppeals/Documents/40%20Year%20Building%20Safety%20Inspection%20Program.pdf>

If you have any questions you may contact the Building Department for assistance at 954-640-4215 or Building@lbts-fl.gov.

Thank you.
Bethany Banyas
954-640-4220
code@lbts-fl.gov

CASE TYPE	Permits Required Violations	DATE ESTBL	1/4/2022	STATUS	Closed
ADDRESS	2011 CORAL REEF DR, LAUDERDALE BY THE SEA, FL 33062	INSPECTOR	Bethany Banyas	STATUS DATE	12/17/2022 12:00:00 AM

2. CASE 22010004

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Verified
	DAYS TO COMPLY	28
		PROSECUTION COSTS \$50.00
		COMMENTS FINAL ORDER At the November 17, 2022 Special Magistrate Hearing, the Magistrate issued a Final Order requiring compliance by December 18, 2022 or a fine of \$250 per day will begin to accrue on December 19. A Hearing Cost of \$50 was assessed. Compliance is to be achieved by obtaining an approved after-the-fact permit for the pool lift.
	INSPECTION DATE	12/16/2022
	COMPLIED DATE	12/16/2022
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	11/17/2022
	FINAL ORDER COMPLY BY DATE	12/18/2022
		COMMENTS - IMPOSITION OF FINE

NOTICE NAMES: ESTEVES,JOHN P Owner
2011 CORAL REEF DR LAUDERDALE BY THE SEA, FL 33062

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	12/16/2022	Florida Building Code FBC BCA Section 105.1. Work Without Permits. Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building, structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be deemed...	Closed	12/16/2022

FINES:	DESCRIPTION	CHARGE	DATE BOARD ORDER COMPLY
	DAILY FINE	\$250.00	12/18/2022

NARRATIVE: FBC 105.1 - Work done without a Permit from the Town.
Per Building Official: Work Without Permit (accessible chair lift, underground/in-ground television, new wiring, and extension of pool patio). Stop Work Order posted on 1/5/2022..
Corrective Action required: Please obtain an after-the-fact permit for the work done without a permit. Please comply with any stipulations of the permit(s), obtain all required inspections, and ensure that the permit(s) is Closed.

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For assistance with permitting, you may contact:
-David Lee, Permit Administrator, 954-640-4224.
-Kay Burgess, Permit Technician, 954-640-4215.
Building@LBTS-FL.gov

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Thank you in advance for your diligent attention to this matter. Please contact me when you receive this so I can offer any needed assistance in correcting this issue.

Respectfully,

Bethany Banyas
Senior Inspector, Code Compliance
954-857-5563
bethanyb@lbts-fl.gov

CASE TYPE	Permits Required Violations	DATE ESTBL	12/22/2021	STATUS	Closed
ADDRESS	1984 SAILFISH PL, LAUDERDALE BY THE SEA, FL 33062	INSPECTOR	Greg Wienbarg	STATUS DATE	12/5/2022 12:00:00 AM

3. CASE 22020007

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Certified Mail
	DAYS TO COMPLY	30
		PROSECUTION COSTS \$50.00
		COMMENTS FINAL ORDER
		At the May 26, 2022 Special Magistrate Hearing, the Magistrate issued a Final Order requiring the property to comply by July 27, 2022 or a fine of \$150 per day will begin to accrue on July 28, 2022. Compliance shall be achieved by issuance of permit/s for all work done without a permit. A \$50 Hearing Cost was assessed and is now due, payable by July 27, 2022. The case will return to the July 28, 2022 hearing.
	INSPECTION DATE	12/5/2022
		COMMENTS - IMPOSITION OF FINE
	COMPLIED DATE	12/5/2022
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	5/26/2022
	FINAL ORDER COMPLY BY DATE	7/27/2022
NOTICE NAMES:	RHINO REAL ESTATE LLC	Owner
	2201 W AUGUSTA DR DUNLAP, IL 61525	
	Registered Agent, MEHROTRA, SUSHIL	
	16715 ENCLAVE CIRCLE NAPLES, FL34110	

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	12/5/2022	Florida Building Code FBC BCA Section 105.1. Work Without Permits. Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building, structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be deemed...	Closed	12/5/2022

FINES:	DESCRIPTION	CHARGE	DATE BOARD ORDER COMPLY
	DAILY FINE	\$150.00	7/27/2022

NARRATIVE: FBC 105.1 - Work done without a Permit from the Town.
As per Building Official: Work done without permits including the new deck, new windows, new A/C, new electrical panel, new recessed lighting, and bathroom renovations. Corrective Action required: Please obtain an after-the-fact permit for all work done without

permits. Please comply with any stipulations of the permit(s), obtain all required inspections, and ensure that the permit(s) is Closed.
For assistance with permitting or questions about the violation, you may contact the Building Department at 954-640-4215 or building@lbts-fl.gov.

If you have any questions or concerns, please contact code inspector Greg Wienbarg at 954-531-5596, or via email gregw@lauderdalebythesea-fl.gov

CASE TYPE	Building Code Violations	DATE ESTBL	3/1/2022	STATUS	Closed
ADDRESS	4640 EL MAR DR, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Bethany Banyas	STATUS DATE	11/29/2022 12:00:00 AM

4. CASE 22030002

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Verified
	DAYS TO COMPLY	28
	INSPECTION DATE	11/29/2022
	COMPLIED DATE	11/29/2022
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES:	FDG NORTH LLC	Owner
	1200 N FEDERAL HWY #200 BOCA RATON, FL 33432	
	., FDG NORTH LLC	
	5255 N FEDERAL HWY, STE 308 BOCA RATON, FL33487	

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	11/29/2022	Florida Building Code FBC BCA Section 110.15 - Building Safety Inspection Program. The BORA has established a building safety inspection program for buildings and structures that have been in existence for a period of 40 years or longer. The BORA by written policy shall establish the guidelines and criteria which will be the minimum requirements for the Building Safety Inspection Program. The Building Official shall enforce the building safety inspection program. U.S. Government buildings, State of Florida buildings, buildings built on Indian Reservations, Schools buildings under the jurisdiction of the Broward County School Board, and One and Two Family Dwellings are exempt from this program. Exceptions: All single family residences, duplexes and minor structures defined as buildings or structure in any occupancy group having a gross floor area less than 3,500 square feet. In order to implement the new Building Safety Inspection Program in an orderly manner to clear a backlog of buildings needing inspection, implementation shall proceed as follows: 1. 40 year or...	Closed	11/29/2022

FINES:

NARRATIVE: 110.15 Building Safety Inspection Program. Compliance Required. Please comply with all the requirements of the inspection program (information is located at <https://www.broward.org/CodeAppeals/Documents/40%20Year%20Building%20Safety%20Inspection%20Program.pdf>). For questions on the Building Safety Program requirements, please contact BuildingOfficial@lbts-fl.gov. For questions regarding your code case, contact Bethanyb@lbts-fl.gov.

Respectfully,

Bethany Banyas
Senior Inspector, Code Compliance
954-640-4220

CASE TYPE	Permits Required Violations	DATE ESTBL	4/4/2022	STATUS	Closed
ADDRESS	262 TROPIC DR, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Greg Wienbarg	STATUS DATE	12/17/2022 12:00:00 AM

5. CASE 22040004

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	70190700000027914465	I. OF F. MEETING DATE	
	TYPE OF SERVICE	Certified Mail	PROSECUTION COSTS	\$75.00
	DAYS TO COMPLY	69	COMMENTS FINAL ORDER	At the October 27, 2022 Special Magistrate hearing, the Special Magistrate ordered the respondent to comply by obtaining approved permits for all work by November 16, 2022 or a fine of \$250 per day will begin to accrue. A hearing cost of \$50 was assessed. The case will return to the November 17, 2022 hearing.
	INSPECTION DATE	11/20/2022	COMMENTS - IMPOSITION OF FINE	
	COMPLIED DATE	11/20/2022		
	SCHEDULED HEARING DATE	1/26/2023		
	FINAL ORDER MEETING DATE	10/27/2022		
	FINAL ORDER COMPLY BY DATE	11/16/2022		

NOTICE NAMES: FAURER,MARTIN FAURER,YARLIN Owner
262 TROPIC DR LAUDERDALE BY THE SEA, FL 33308

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	11/20/2022	Florida Building Code FBC BCA Section 105.1. Work Without Permits. Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building, structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be deemed...	Closed	11/20/2022

FINES:	DESCRIPTION	CHARGE	DATE BOARD ORDER COMPLY
	DAILY FINE	\$250.00	12/18/2022

NARRATIVE: FBC 105.1 - Work done without a Permit from the Town.
As per Building Official: Work done without permits including A/C unit replacements, split A/C unit, garage conversion, kitchen renovations and bathroom renovations.
Corrective Action required: Please obtain an after-the-fact permit for all work done without a permit.
For assistance with permitting or questions about the violation, you may contact the Building Department at 954-640-4215 or building@lbts-fl.gov.

If you have any questions or concerns, please contact code inspector Greg Wienbarg at 954-640-4216, or via email gregw@lauderdalebythesea-fl.gov

CASE TYPE	Permits Required Violations	DATE ESTBL	9/23/2021	STATUS	Closed
ADDRESS	222 E COMMERCIAL BLVD, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Greg Wienbarg	STATUS DATE	1/12/2023 12:00:00 AM

6. CASE 22040017

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Certified Mail
	DAYS TO COMPLY	61
		PROSECUTION COSTS \$100.00
		COMMENTS FINAL ORDER At the August 25, 2022 Special Magistrate Hearing, the Magistrate ordered the property to comply by September 21, 2022 or a fine of \$100 per day will accrue thereafter for the violation of FBC 105.1 and a fine of \$10 will accrue thereafter for 12-2(a). A hearing cost of \$50 was assessed and is now due.
	INSPECTION DATE	1/12/2023
	COMPLIED DATE	1/12/2023
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	8/25/2022
	FINAL ORDER COMPLY BY DATE	9/21/2022
NOTICE NAMES:	ACS 218 LLC	Owner
	820 NE 5 TER FORT LAUDERDALE, FL 33304	
	Registered Agent, SHADER, ANDREW T	
	2425 E COMMERCIAL BLVD STE 101 FORT LAUDERDALE, FL33308	

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	1/12/2023	Chapter 12 - Licenses Sec. 12-2.(a) - Business tax receipt required. Requirement to obtain. Every person, firm, corporation and association engaged in or managing any business in the Town is required to have a Town business tax receipt. Before engaging in any business, profession or occupation, they shall make application for a business tax receipt. On or before September 30 of each year, the annual business tax shall be paid to the Town.	Closed	1/12/2023
	2	1/12/2023	Florida Building Code FBC BCA Section 105.1. Work Without Permits. Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building, structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be deemed...	Closed	1/12/2023

FINES:	DESCRIPTION	CHARGE	DATE BOARD ORDER
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COMPLY

DAILY FINE	\$100.00	1/25/2023
DAILY FINE	\$10.00	1/25/2023

NARRATIVE: Sec. 12-2(a) - Business tax receipt required for (Arthur Murray Dance studio #201). Every person, firm, corporation, and association engaged in or managing any business in the Town is required to have a Town business tax receipt. Before engaging in any business, profession, or occupation, they shall submit an application for a business tax receipt. On or before September 30 of each year, the annual business tax shall be paid to the Town.

FBC 105.1 - Work done without a Permit from the Town.

As per Building Official: Work done without permits including new electrical work, plumbing work with the urinal in the men's restroom, and the water heater replacement.

Corrective Action required: Please obtain an after-the-fact permit for all work done without a permits.

For assistance with permitting or questions about the violation, you may contact the Building Department at 954-640-4215 or building@lbts-fl.gov.

If you have any questions or concerns, please contact code inspector Greg Wienbarg at 954-531-5596, or via email gregw@lauderdalebythesea-fl.gov

CASE TYPE	Building Code Violations	DATE ESTBL	4/30/2022	STATUS	Closed
ADDRESS	233 E COMMERCIAL BLVD, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Bethany Banyas	STATUS DATE	12/16/2022 12:00:00 AM

7. CASE 22050003

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Certified Mail
	DAYS TO COMPLY	21
	INSPECTION DATE	12/16/2022
	COMPLIED DATE	12/16/2022
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES: IMCO BY C LLC
PO BOX 2152 WEST PALM BEACH, FL 33402
., IOANNIS, KARACHALIAS
861 N MILITARY TRAIL, STE C WEST PALM BEACH, FL33415
Owner

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	12/16/2022	Florida Building Code FBC BCA Section 110.15 - Building Safety Inspection Program. The BORA has established a building safety inspection program for buildings and structures that have been in existence for a period of 40 years or longer. The BORA by written policy shall establish the guidelines and criteria which will be the minimum requirements for the Building Safety Inspection Program. The Building Official shall enforce the building safety inspection Program. U.S. Government buildings, State of Florida buildings, buildings built on Indian Reservations, Schools buildings under the jurisdiction of the Broward County School Board, and One and Two Family Dwellings are exempt from this program. Exceptions: All single family residences, duplexes and minor structures defined as buildings or structure in any occupancy group having a gross floor area less than 3,500 square feet. In order to implement the new Building Safety Inspection Program in an orderly manner to clear a backlog of buildings needing inspection, implementation shall proceed as follows: 1. 40 year or...	Closed	12/16/2022

FINES:

NARRATIVE: FBC 110.15 Building Safety Inspection Program. Compliance Required. Please comply with all the requirements of the inspection program. Information is located at:
<https://www.broward.org/CodeAppeals/Documents/40%20Year%20Building%20Safety%20Inspection%20Program.pdf>.
For questions on the Building Safety Program requirements, please contact BuildingOfficial@lbts-fl.gov.
For questions regarding your code case, please contact Bethanyb@lbts-fl.gov.

Respectfully,

Bethany Banyas
Senior Inspector, Code Compliance
954-640-4220

CASE TYPE	Permits Required Violations	DATE ESTBL	6/6/2022	STATUS	Closed
ADDRESS	224 CODRINGTON DR, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Greg Wienbarg	STATUS DATE	12/17/2022 12:00:00 AM

8. CASE 22060004

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Certified Mail
	DAYS TO COMPLY	63
	INSPECTION DATE	12/17/2022
	COMPLIED DATE	12/17/2022
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES:	ESTIHOMES LLC	Owner
	9511 SAVONA WINDS DR DELRAY BEACH, FL 33446	

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	12/17/2022	Chapter 6 - Building and Building Regulations Section 6-36(a). General structural specifications. Foundations, floors, walls, ceilings, roofs, windows, doors and all other building parts shall be structurally sound, weatherproof, watertight and rodent-proof, and shall be kept in good state of repair. Roof surfaces shall be watertight. Where water is permitted to stand on a roof for cooling purposes, the roof must be designed for that purpose and proper precautionary measures taken to prevent breeding of mosquitoes and other similar insects.	Closed	12/17/2022
	2	12/17/2022	Florida Building Code FBC BCA Section 105.1. Work Without Permits. Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building, structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be deemed...	Closed	12/17/2022

FINES:

NARRATIVE: FBC 105.1 - Work done without a Permit from the Town.
As per Building Official: Work done without permits including 1) Kitchen renovation. 2) Side door replacement in the garage. 3) Water heater replacement.
Corrective Action required: Please obtain an after-the-fact permit for all work done without a permit.
For assistance with permitting or questions about the violation, you may contact the Building Department at 954-640-4215 or building@lbts-fl.gov.

Sec. 6-36(a) - General structural specifications. Foundations, floors, walls, ceilings, roofs, windows, doors, and all other building parts shall be structurally sound, weatherproof, watertight and rodent-proof, and shall be kept in good state of repair. Corrective action: Some of the windows don't lock and the mechanism that holds them open isn't working. The deadbolt and door handle on the side garage door need to be repaired to proper working condition. Please make sure that all the windows and doors are operating safely and properly. You also need door and window alarms on every door that has pool access and every window that's lower than 48 inches and has pool access. Please be aware that you'll need a permit when replacing the damaged front doors. The pool will need to be filled with water allowing proper circulation and filtration.

If you have any questions or concerns, please contact code inspector Greg Wienbarg at 954-640-4216, or via email gregw@lauderdalebythesea-fl.gov

CASE TYPE	Permits Required Violations	DATE ESTBL	12/27/2021	STATUS	Closed
ADDRESS	6000 N OCEAN BLVD, LAUDERDALE BY THE SEA, FL 33308 16D	INSPECTOR	Greg Wienbarg	STATUS DATE	12/29/2022 12:00:00 AM

9. CASE 22070017

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Certified Mail
	DAYS TO COMPLY	64
		PROSECUTION COSTS \$75.00
		COMMENTS FINAL ORDER At the October 27, 2022 Special Magistrate Hearing, the Magistrate ordered compliance by November 16, 2022 (by obtaining approved permit to legalize the wall OR by obtaining a demolition permit, completing the demolition, and closing the permit) or a daily fine of \$250 will accrue thereafter. A Hearing Cost of \$50 was assessed. The case will return to the November 17, 2022 hearing.
	INSPECTION DATE	12/29/2022
	COMPLIED DATE	12/29/2022
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	10/27/2022
	FINAL ORDER COMPLY BY DATE	11/16/2022
		COMMENTS - IMPOSITION OF FINE

NOTICE NAMES: RUMBAUGH,GEORGE F & RUMBAUGH,JAMES L
42 PHILLIPS LN MCKEES ROCK, PA 15136

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	12/29/2022	Florida Building Code FBC BCA Section 105.1. Work Without Permits. Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building, structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be deemed...	Closed	12/29/2022

FINES:	DESCRIPTION	CHARGE	DATE BOARD ORDER COMPLY
	DAILY FINE	\$250.00	1/25/2023

NARRATIVE: FBC 105.1 - Work done without a Permit from the Town.
As per Building Official: Work done without permits including a wall addition to enclose a second bedroom.
Corrective Action required: Please obtain an after-the-fact permit for all work done without a permit.

For assistance with permitting or questions about the violation, you may contact the Building Department at 954-640-4215 or building@lbts-fl.gov.

If you have any questions or concerns, please contact code inspector Greg Wienbarg at 954-640-4216, or via email gregw@lauderdalebythesea-fl.gov

PREPARED January 17, 2023 11:28
AM
PROGRAM CE200L
TOWN OF LAUDERDALE-BY-THE-
SEA

CASE HISTORY REPORT
CASE NUMBER 22070018

Hearing Date
26 January, 2023

CASE TYPE	Permits Required Violations	DATE ESTBL	12/27/2021	STATUS	Closed
ADDRESS	6000 N OCEAN BLVD, LAUDERDALE BY THE SEA, FL 33308 1D	INSPECTOR	Greg Wienbarg	STATUS DATE	12/7/2022 12:00:00 AM

10. CASE 22070018

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Certified Mail
	DAYS TO COMPLY	64
	INSPECTION DATE	12/7/2022
	COMPLIED DATE	12/7/2022
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES: ROBERT J SPARKS REV LIV TR MARYLOU SPARKS REV LIV TR
51 S CARLL AVE BABYLON, NY 11702
DREYER, CYNTHIA
99 ARGYLE AVE BABYLON, NY11702

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	12/7/2022	Chapter 6 - Building and Building Regulations Section 6-36(a). General structural specifications. Foundations, floors, walls, ceilings, roofs, windows, doors and all other building parts shall be structurally sound, weatherproof, watertight and rodent-proof, and shall be kept in good state of repair. Roof surfaces shall be watertight. Where water is permitted to stand on a roof for cooling purposes, the roof must be designed for that purpose and proper precautionary measures taken to prevent breeding of mosquitoes and other similar insects.	Closed	12/7/2022
	2	12/7/2022	Florida Building Code FBC BCA Section 105.1. Work Without Permits. Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building, structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be deemed...	Closed	12/7/2022

FINES:

NARRATIVE: FBC 105.1 - Work done without a Permit from the Town.
As per Building Official: Work done without permits including kitchen renovation.
Corrective Action required: Please obtain an after-the-fact permit for all work done without a permit.
For assistance with permitting or questions about the violation, you may contact the

Building Department at 954-640-4215 or building@lbts-fl.gov.

Sec. 6-36(a) - General structural specifications. Foundations, floors, walls, ceilings, roofs, windows, doors, and all other building parts shall be structurally sound, weatherproof, watertight and rodent-proof, and shall be kept in good state of repair. Corrective action: Patio door lock is stuck and can't open door. Please repair the lock and door so it opens/closes and locks properly.

If you have any questions or concerns, please contact code inspector Greg Wienbarg at 954-640-4216, or via email gregw@lauderdalebythesea-fl.gov

PREPARED January 17, 2023 11:28
AM
PROGRAM CE200L
TOWN OF LAUDERDALE-BY-THE-
SEA

CASE HISTORY REPORT
CASE NUMBER 22070024

Hearing Date
26 January, 2023

CASE TYPE	Building Code Violations	DATE ESTBL	7/19/2022	STATUS	Closed
ADDRESS	4050 N OCEAN DR, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Bethany Banyas	STATUS DATE	11/2/2022 12:00:00 AM

11. CASE 22070024

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Verified
	DAYS TO COMPLY	6
	INSPECTION DATE	11/2/2022
	COMPLIED DATE	11/2/2022
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES: THE CARIBE, INC. OF BROWARD COUNTY Owner
4050 N. OCEAN DRIVE LAUDERDALE BY THE SEA, FL 33308
(DIRECTOR, CARIBE), PERCUDANI, ELLEN

4050 N. OCEAN DRIVE, #1203 LAUDERDALE BY THE SEA, FL33308
(DIRECTOR, CARIBE), PONTANO, PAUL

4050 N. OCEAN DRIVE, # 205 LAUDERDALE BY THE SEA, FL33308
(PRESIDENT, CARIBE), MURATORE, PETER

4050 N. OCEAN DRIVE, #904 LAUDERDALE BY THE SEA, FL33308
(REG AGENT, CARIBE), KAYE BENDER REMBAUM

1200 PARK CENTRAL BLVD SOUTH POMPANO BEACH, FL33064
(SECRETARY, CARIBE), MULLAN, KATHLEEN

4050 N. OCEAN DRIVE, #801 LAUDERDALE BY THE SEA, FL33308
(TREASURER, CARIBE), VALENTI, JOSEPH

4050 N. OCEAN DRIVE, #704 LAUDERDALE BY THE SEA, FL33308
(VICE PRESIDENT, CARIBE), VILARDO, REINALDO

4050 N. OCEAN DRIVE, #804 LAUDERDALE BY THE SEA, FL33308

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	11/2/2022	Florida Building Code FBC BCA Section 110.15 - Building Safety Inspection Program. The BORA has established a building safety inspection program for buildings and structures that have been in existence for a period of 40 years or longer. The BORA by written policy	Closed	11/2/2022

shall establish the guidelines and criteria which will be the minimum requirements for the Building Safety Inspection Program. The Building Official shall enforce the building safety inspection Program. U.S. Government buildings, State of Florida buildings, buildings built on Indian Reservations, Schools buildings under the jurisdiction of the Broward County School Board, and One and Two Family Dwellings are exempt from this program. Exceptions: All single family residences, duplexes and minor structures defined as buildings or structure in any occupancy group having a gross floor area less than 3,500 square feet. In order to implement the new Building Safety Inspection Program in an orderly manner to clear a backlog of buildings needing inspection, implementation shall proceed as follows: 1. 40 year or...

FINES:

NARRATIVE: FBC BCA Section 110.15 - Per the Building Official, Caribe is overdue for compliance with the Building Safety Inspection Program. The last inspection report was submitted in 2009. This is an EMERGENCY CASE per Building Official Simo Mansor.

Corrective Action: According to Town Records and Broward County Records, this property is past due for compliance with the Building Safety Inspection Program. Please comply with the requirements of the Building Safety Inspection Program. If you have any questions you may contact the Building Department for assistance at 954-640-4215 or Building@lbts-fl.gov.

Bethany Banyas
954-640-4220
code@lbts-fl.gov

CASE TYPE	Sign Violations	DATE ESTBL	2/11/2022	STATUS	Closed
ADDRESS	249 COMMERCIAL BLVD, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Greg Wienbarg	STATUS DATE	1/4/2023 12:00:00 AM

12. CASE 22070027

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Verified
	DAYS TO COMPLY	60
	INSPECTION DATE	1/3/2023
	COMPLIED DATE	1/4/2023
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES: PANDA BY THE SEA LLC Owner
251 COMMERCIAL BLVD LAUDERDALE BY THE SEA, FL 33308
PHILLIPS, PA, JOHN F.
2430 SE 17th St Unit G FORT LAUDERDALE, FL33316
Pusateri, Todd
1535 N Ft Lauderdale Bch Blvd Fort Lauderdale, FL33304

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	1/3/2023	Chapter 30 - Unified Land Development Regulations Section 30-509(a). - Administration and Permits (Signs) These sign regulations shall be administered by the Development Services Department. No sign of any kind (except exempt signs) shall be erected, installed, repaired or replaced within the Town until a permit for such sign or work has been issued by the Development Services Department. Prior to the issuance of a sign permit for any sign, the application for a sign permit shall be reviewed and approved by the Development Services Department.	Closed	1/4/2023

FINES:

NARRATIVE: Sec. 30-509(a) - Unpermitted signs installed/applied at (First Dental) without sign permits from the Town. Please submit applications and obtain after-the-fact sign permits and comply with the Town's regulations for signage.

Permit administrator- David Lee: 954-640-4224, building@lbts-fl.gov
Zoning- Sue Leven: 954-640-4221, susanl@lauderdalebythesea-fl.gov

If you have any questions or concerns, please contact code inspector Greg Wienbarg at 954-531-5596, or via email gregw@lauderdalebythesea-fl.gov

CASE TYPE	Permits Required Violations	DATE ESTBL	8/2/2022	STATUS	Closed
ADDRESS	4109 N OCEAN DR, LAUDERDALE BY THE SEA, FL 33308 1-8	INSPECTOR	Bethany Banyas	STATUS DATE	11/18/2022 12:00:00 AM

13. CASE 22080002

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Certified Mail
	DAYS TO COMPLY	21
	PROSECUTION COSTS	\$50.00
	COMMENTS FINAL ORDER	At the August 25, 2022 Special Magistrate hearing, The Magistrate ordered the property to comply by obtaining permits for all work done, by October 26, or a fine of \$200 per day will accrue. The case will return to the October 27, 2022 hearing. A cost of \$50 was assessed.
	INSPECTION DATE	11/18/2022
	COMPLIED DATE	11/18/2022
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	8/25/2022
	FINAL ORDER COMPLY BY DATE	10/26/2022
NOTICE NAMES:	4051 N OCEAN DRIVE LLC	Owner
	6030 HOLLYWOOD BLVD #130 HOLLYWOOD, FL 33024	
	., 4051 N OCEAN DRIVE LLC	
	7451 PEPPERTREE S CIR DR DAVIE, FL33314	
	., SELA, NIR	
	770 NE 193RD STREET MIAMI, FL33179	

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	11/18/2022	Florida Building Code FBC BCA Section 105.1. Work Without Permits. Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building, structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be deemed...	Closed	11/18/2022

FINES:	DESCRIPTION	CHARGE	DATE BOARD ORDER COMPLY
	DAILY FINE	\$200.00	10/26/2022

NARRATIVE: Violation of FBC 105.1 (work without permits) as per Building Official Simo Mansor. On August 2, 2022, the Building Official and Code Compliance observed interior

renovations work without permits in two units on the second floor of this building:

-WEST-MOST DOOR ON SECOND FLOOR, AND
-3RD DOOR FROM THE WEST ON SECOND FLOOR

Apply for and obtain after-the-fact permit/s for all work done without a permit. The Building Department will be glad to assist with any permitting questions, at 954-640-4215 or Building@lbts-fl.gov.

***THIS IS A LIFE-SAFETY VIOLATION AS IT INCLUDES ELECTRICAL WORK
IN A MULTI-FAMILY OCCUPIED BUILDING.***

Thank you for your attention to this matter. Respectfully,

Bethany Banyas
Senior Inspector, Code Compliance
954-640-4220
bethanyb@lbts-fl.gov

CASE TYPE	BTR Housing Inspection	DATE ESTBL	8/3/2022	STATUS	Closed
ADDRESS	4533 POINCIANA ST, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Greg Wienbarg	STATUS DATE	12/15/2022 12:00:00 AM

14. CASE 22080004

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Certified Mail
	DAYS TO COMPLY	84
	INSPECTION DATE	12/14/2022
	COMPLIED DATE	12/15/2022
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES:	POINCIANA 4533 LLC	Owner
	209 E HALLANDALE BEACH BLVD HALLANDALE BEACH, FL 33009	
	NEVILLE M, ESQ, LESLIE	
	7401 WILES RD CORAL SPRINGS, FL33067	

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	12/14/2022	Chapter 12 - Licenses Sec. 12-2.(a) - Business tax receipt required. Requirement to obtain. Every person, firm, corporation and association engaged in or managing any business in the Town is required to have a Town business tax receipt. Before engaging in any business, profession or occupation, they shall make application for a business tax receipt. On or before September 30 of each year, the annual business tax shall be paid to the Town.	Closed	12/15/2022

FINES:

NARRATIVE:	Sec. 12-2(a) - Business tax receipt required. Every person, firm, corporation, and association engaged in or managing any business in the Town is required to have a Town business tax receipt. Before engaging in any business, profession, or occupation, they shall submit an application for a business tax receipt. On or before September 30 of each year, the annual business tax shall be paid to the Town.
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If you have any questions or concerns, please contact code inspector Greg Wienbarg at 954-640-4216, or via email gregw@lauderdalebythesea-fl.gov

PREPARED January 17, 2023 11:28
AM
PROGRAM CE200L
TOWN OF LAUDERDALE-BY-THE-
SEA

CASE HISTORY REPORT
CASE NUMBER 22090001

Hearing Date
26 January, 2023

CASE TYPE	Permits Required Violations	DATE ESTBL	9/23/2022	STATUS	Closed
ADDRESS	1948 SAILFISH PL, LAUDERDALE BY THE SEA, FL 33062	INSPECTOR	Bethany Banyas	STATUS DATE	11/29/2022 12:00:00 AM

15. CASE 22090001

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Certified Mail
	DAYS TO COMPLY	28
	INSPECTION DATE	11/29/2022
	COMPLIED DATE	11/29/2022
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES: BRUNELLI RODRIGUEZ LIV TR
BRUNELLI,DONALD N TRSTEE ETAL
1948 SAILFISH PL LAUDERDALE BY THE SEA, FL 33062
., BRUNELLI RODRIGUEZ LIVING TRUST
755 MILWOOD AVE VENICE, CA90291
ASHLEY, OSCAR
317 NW 16TH AVE POMPANO BEACH, FL33069

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	11/29/2022	Chapter 6 - Building and Building Regulations Section 6-36(e). General structural specifications. All electrical wiring and accessories shall be maintained in good, safe working condition and be adequately insulated and protected. No wiring, outlets or connections shall be left exposed so as to create a hazardous condition.	Closed	11/29/2022
	2	11/29/2022	Florida Building Code Section 105.1 Required 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 required impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit.	Closed	11/29/2022

FINES:

NARRATIVE: Town Code Section 6-36(e). Based on BTR inspection conducted 9/23/2022, the utility wire box on the exterior of the house is exposed.
Corrective Action: Cover the box with an appropriate lid or cap.

FBC 105.1 (work without permits). Per Building Official Simo Mansor, no permit was obtained for:
1) Kitchen/laundry room cabinets
2) Toilet and sink installed in utility closet
3) Renovations in both bathrooms (additionally, the toilets are too close to the vanities)
Corrective Action: Obtain an after-the-fact permit(s) for all work, through a licensed contractor.

The initial comply-by date is set for OCTOBER 22, 2022. The initial Special Magistrate Hearing date is set for NOVEMBER 17, 2022. This case can be closed once the permits are approved and issued.

The Building Department will be glad to assist with any permitting questions, at 954-640-4215 or Building@lbts-fl.gov.
Thank you for your attention to this matter.
Respectfully,

Bethany Banyas
954-640-4220
bethanyb@lbts-fl.gov

CASE TYPE	Permits Required Violations	DATE ESTBL	8/18/2022	STATUS	Closed
ADDRESS	250 MIRAMAR AVE, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Bethany Banyas	STATUS DATE	12/13/2022 12:00:00 AM

16. CASE 22090002

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Certified Mail
	DAYS TO COMPLY	28
	INSPECTION DATE	12/13/2022
	COMPLIED DATE	12/13/2022
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES: ALVAREZ,EDWARD Owner
103 LIVERY DR SOUTHAMPTON, PA 18966

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	12/13/2022	Florida Building Code Section 105.1 Required 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 required impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit.	Closed	12/13/2022

FINES:

NARRATIVE: FBC 105.1 (work without permits). Per Building Official Simo Mansor, no permit was obtained for 1) full interior demolition and renovations as well as 2) closing in of exterior door and windows, at 250 Miramar Ave. A Stop Work Order was posted August 18, 2022. Corrective Action: Obtain an after-the-fact permit(s) for all work, through a licensed contractor. Permit applications #LBS22-013326 and LBS22-013172 were entered into the Town permit system on September 23, 2022. The initial comply-by date is set for OCTOBER 22, 2022. The initial Special Magistrate Hearing date is set for NOVEMBER 17, 2022. This case can be closed once the permits are approved and issued.

The Building Department will be glad to assist with any permitting questions, at 954-640-4215 or Building@lbts-fl.gov.

Thank you for your attention to this matter.

Respectfully,

Bethany Banyas
954-640-4220
bethanyb@lbts-fl.gov

CASE TYPE	Permits Required Violations	DATE ESTBL	11/21/2022	STATUS	Closed
ADDRESS	4328 N OCEAN DR, LAUDERDALE BY THE SEA, FL 33308 1-3	INSPECTOR	Eric Villanueva	STATUS DATE	12/9/2022 12:00:00 AM

17. CASE 22110007

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Verified
	DAYS TO COMPLY	35
	INSPECTION DATE	12/9/2022
	COMPLIED DATE	12/9/2022
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES:	AFFORDABLE LUX PROPERTIES LLC	Owner
	4740 NE 25 AVE FORT LAUDERDALE, FL 33308	
	GOFF, DENITSA	
	228 COMMERCIAL BLVD LAUDERDALE BY THE SEA , FL33308	

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	12/9/2022	Florida Building Code Section 105.1 Required 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 required impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit.	Closed	12/9/2022

FINES:

NARRATIVE: I met with the building official, and we reviewed the photos and existing building permits to find that there was work done without permits. You'll need to obtain after the fact permits for all these issues. A notice of violation will be sent through certified mail with 60 days to come into compliance. Compliance means obtaining issued permits for all necessary items.

1. closing of window and door.
2. interior alteration to cover all work being done inside unit.

Please contact the following individuals if you have any questions about building permits or the application process.

Building Official- Simo Mansor: 954-640-4223, buildingofficial@lbts-fl.gov
Permit administrator- David Lee: 954-640-4224, DavidL@lbts-fl.gov
Permit technician- Jessica (front desk): 954-640-4215, JessicaD@lbts-fl.gov

If you have any questions or concerns, please contact code inspector Eric Villanueva at 954-640-4216, or via email EricV@lbts-fl.gov

CASE TYPE	Permits Required Violations	DATE ESTBL	8/4/2022	STATUS	Closed
ADDRESS	4533 POINCIANA ST, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Greg Wienbarg	STATUS DATE	12/16/2022 12:00:00 AM

18. CASE 22080011

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Certified Mail
	DAYS TO COMPLY	44
	INSPECTION DATE	12/14/2022
	COMPLIED DATE	12/16/2022
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES:	POINCIANA 4533 LLC	Owner
	209 E HALLANDALE BEACH BLVD HALLANDALE BEACH, FL 33009	
	NEVILLE M, ESQ, LESLIE	
	7401 WILES RD CORAL SPRINGS, FL33067	

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	12/14/2022	Chapter 30 - Unified Land Development Regulations Section 30-477(a)- Maintenance of landscaped areas. The owner, tenant and/or agent, if any, shall be jointly and severally responsible for the proper maintenance and protection of landscaping and irrigation systems existing or hereafter installed. Maintenance shall include watering, weeding, mowing, fertilizing, treating, mulching, trimming, removal or replacement of dead or diseased plants and removal of refuse and debris on a regular basis so as to continue a healthy growing condition and present a neat and well-kept appearance at all times. If landscaping is found to be in a state of decline, dead or missing, it shall be replaced with equivalent landscape material.	Closed	12/16/2022
	2	12/14/2022	Chapter 6 - Building and Building Regulations Section 6-36(a). General structural specifications. Foundations, floors, walls, ceilings, roofs, windows, doors and all other building parts shall be structurally sound, weatherproof, watertight and rodent-proof, and shall be kept in good state of repair. Roof surfaces shall be watertight. Where water is permitted to stand on a roof for cooling purposes, the roof must be designed for that purpose and proper precautionary measures taken to prevent breeding of mosquitoes and other similar insects.	Closed	12/16/2022
	3	12/14/2022	Chapter 6 - Building and Building Regulations Section 6-36(e). General structural specifications. All electrical wiring and accessories shall be maintained in good, safe working condition and be adequately insulated and protected. No wiring, outlets or connections shall be left exposed so as to create a hazardous condition.	Closed	12/16/2022
	4	12/14/2022	Chapter 6 - Building and Building Regulations Section 6-40(a) - Garbage, rubbish and/or weeds. No owner, occupant or operator of any property shall deposit, cause to be deposited, or fail to remove when deposited, any rubbish, garbage or other refuse on the property.	Closed	12/16/2022
	5	12/14/2022	Chapter 6 - Building and Building Regulations Section 6-41(a)(5) - Maintenance of exterior of premises. The exterior of buildings and	Closed	12/16/2022

structures and all property shall be kept free of all nuisances, and any hazards to the safety of occupants, customers, pedestrians and other persons utilizing the premises and free of unsanitary conditions and any of the foregoing shall be promptly removed and abated by the owner or operator. It shall be the duty of the owner or operator to keep the premises free of hazards which include, but are not limited to, the following: Holes, excavations, breaks, projections, obstructions, and excretions of pets and other animals on paths, walks, driveways, parking lots and parking areas, and other parts of the premises which are accessible to or used by persons on the premises;

6 12/14/2022	Florida Building Code FBC BCA Section 105.1. Work Without Permits. Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building, structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be deemed...	Closed	12/16/2022
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FINES:

NARRATIVE: Sec. 6-40(a) - Garbage, rubbish and/or weeds. No owner, occupant or operator of any property shall deposit, cause to be deposited, or fail to remove when deposited, any rubbish, garbage, or other refuse on the property. Corrective action: Remove all trash, litter, discarded bulk items and broken outside furniture.

Sec. 6-41(a)(5) – Please keep all building exteriors and structures free of holes, excavations, breaks, projections, obstructions, and excretions of pets and other animals on paths, walks, driveways, parking lots and parking areas, and other parts of the premises which are accessible to or used by persons on the premises. Corrective action: 1) Fascia board needs to be repaired/replaced on the second floor of the 4533 building. 2) Repair and replace all missing and broken outside light housings on both buildings. 3) Replace all missing/broken soffit vents on both buildings. 4) Replace all broken concrete and stone walkways. 5) Replace missing outlet covers. 6) Secure all hanging wires so they're in a safe position.

Sec. 6-36(a) - General structural specifications. Foundations, floors, walls, ceilings, roofs, windows, doors, and all other building parts shall be structurally sound, weatherproof, watertight and rodent-proof, and shall be kept in good state of repair. Roof surfaces shall be watertight. Corrective action: 1) Repair all holes in the walls, doors, and ceilings throughout both buildings including but not limited to the meter room. 2) Repair all cracks and breaks in the floors and walkways. 3) Repair all windows, doors, sliding glass doors, and door handles to a proper working order. The rear doors in unit #'s 1 & 3 in 4533 Poinciana St, must be operational and can't be closed in.

Sec. 6-36(e) - All electrical wiring and accessories shall be maintained in good, safe working condition and be adequately insulated and protected. No wiring, outlets or connections shall be left exposed so as to create a hazardous condition. Corrective action: 1) Repair/replace the burned out electrical outlet in the south bedroom of unit #4 in 4533 Poinciana St. 2) Repair the ceiling fan in the living room of unit #2 so that wires are not hanging out of the junction box. They are currently collected in a plastic bag hanging from the ceiling.

FBC 105.1 - Work done without a Permit from the Town.
As per Building Official: Work done without permits including 1) Full interior renovations of unit #3 in the south building and unit #2 in the north building. 2) Installation of two mini split A/C units and a tankless water heater in unit #5. 3) Obtain a permit or remove the unpermitted shed on the south side of the property. 4) Replace the meter room door and rotten frame with a permit. 5) Obtain permit for the ventilation and electrical panel in the meter room. Corrective Action required: Please obtain an after-the-fact permit for all work done without a permit.

For assistance with permitting or questions about the violation, you may contact the Building Department at 954-640-4215 or building@lbts-fl.gov.

Sec. 30-477(a) - The owner, tenant and/or agent, if any, shall be jointly and severally responsible for the proper maintenance and protection of landscaping and irrigation systems existing or hereafter installed. Maintenance shall include watering, weeding, mowing, fertilizing, treating, mulching, trimming, removal or replacement of dead or

diseased plants and removal of refuse and debris on a regular basis so as to continue a healthy growing condition and present a neat and well-kept appearance at all times. If landscaping is found to be in a state of decline, dead or missing, it shall be replaced with equivalent landscape material. Corrective action: Replace all dead landscape material including the grass.

If you have any questions or concerns, please contact code inspector Greg Wienbarg at 954-640-4216, or via email gregw@lauderdalebythesea-fl.gov

CASE TYPE	Building Code Violations	DATE ESTBL	4/12/2021	STATUS	Closed
ADDRESS	4324 SEAGRAPE DR, LAUDERDALE BY THE SEA, FL 33308 1-4	INSPECTOR	Greg Wienbarg	STATUS DATE	1/9/2023 12:00:00 AM

19. CASE 21080006

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE	
	TYPE OF SERVICE	Certified Mail	PROSECUTION COSTS \$75.00
	DAYS TO COMPLY	21	COMMENTS FINAL ORDER At the September 23, 2021 Special Magistrate Hearing, the Special Magistrate ordered that the property submit for the required permits by October 27, 2021 or a fine of \$150 per day will accrue beginning October 28, 2021. He further ordered that no one be permitted to occupy any unit on the property. A hearing cost of \$50 was assessed and is now due. The case will return to the October 28, 2021 Special Magistrate Hearing.
	INSPECTION DATE	1/9/2023	COMMENTS - IMPOSITION OF FINE
	COMPLIED DATE	1/9/2023	
	SCHEDULED HEARING DATE	1/26/2023	
	FINAL ORDER MEETING DATE	9/23/2021	
	FINAL ORDER COMPLY BY DATE	10/27/2021	

NOTICE NAMES: ISLA BELLA LLC Owner
23614 PENNSYLVANIA AVE TORRANCE, CA 90501

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	1/9/2023	Florida Building Code 6th Edition (2017) FBC BCA Section 105.1 Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building, structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be deemed...	Closed	1/9/2023

FINES:	DESCRIPTION	CHARGE	DATE BOARD ORDER COMPLY
	DAILY FINE	\$250.00	1/25/2023

NARRATIVE: FBC 105.1 - Work done without a Permit. Interior renovations, conversions and additions need an approved permit from the town. This property was approved for 3 units and now has 4.
Corrective Action required: Please obtain an after-the-fact permit for the work done without a permit. Please comply with any stipulations of the permit(s), obtain all required inspections, and ensure that the permit(s) is Closed.

For assistance with permitting or questions about the violation, you may contact the Building Department at 954-640-4215 or building@lbts-fl.gov.

If you have any questions or concerns, please contact code inspector Greg Wienbarg at 954-531-5596, or via email gregw@lauderdalebythesea-fl.gov

CASE TYPE	Building Code Violations	DATE ESTBL	10/15/2021	STATUS	Closed
ADDRESS	4641 N OCEAN DR, LAUDERDALE BY THE SEA, FL 33308 1-8	INSPECTOR	Bethany Banyas	STATUS DATE	11/9/2022 12:00:00 AM

20. CASE 21100018

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE	
TYPE OF SERVICE	Certified Mail	PROSECUTION COSTS	\$75.00
DAYS TO COMPLY	21	COMMENTS FINAL ORDER	At the April 28, 2022 Special Magistrate Hearing, the Magistrate ordered the property to comply in full with the requirements of the Building Safety Inspection Program by May 25, 2022 or a fine of \$200 per day will accrue beginning May 26, 2022. A Hearing Cost of \$50 was assessed. The case will return to the May 26, 2022 Special Magistrate Hearing.

INSPECTION DATE	11/9/2022	COMMENTS - IMPOSITION OF FINE
COMPLIED DATE	11/9/2022	
SCHEDULED HEARING DATE	1/26/2023	
FINAL ORDER MEETING DATE	4/28/2022	
FINAL ORDER COMPLY BY DATE	5/25/2022	

NOTICE NAMES: O'SEAN VILLA LLC
2786 SE 14 ST POMPANO BEACH, FL 33062
Owner

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	11/9/2022	Florida Building Code Section 110.15 Building Safety Inspection Program 110.15 Building Safety Inspection Program The BCBRA has established a building safety inspection program for buildings and structures that have been in existence for a period of 40 years or longer. The BCBRA by written policy shall establish the guidelines and criteria which will be the minimum requirements for the Building Safety Inspection Program. The Building Official shall enforce the building safety inspection Program. Exceptions: All single family residences, duplexes and minor structures defined as buildings or structure in any occupancy group having a gross floor area less than 3,500 square feet. In order to implement the new Building Safety Inspection Program in an orderly manner to clear a backlog of buildings needing inspection, implementation shall proceed as follows: A) 40 year or older buildings of 11,000 square feet or more – compliance in calendar year 2006 B) 40 year or older buildings 7,000 square feet or more – compliance no later than calendar year...	Closed	11/9/2022

FINES:	DESCRIPTION	CHARGE	DATE BOARD ORDER COMPLY
	DAILY FINE	\$200.00	11/27/2022

NARRATIVE: Failure to comply with Florida Building Safety Inspection Program. The Building Safety Inspection for this property was due in 2020.

FBC BCA Section 110.15 - Building Safety Inspection Program.

The BORA has established a building safety inspection program for buildings and structures that have been in existence for a period of 40 years or longer. The BORA by written policy shall establish the guidelines and criteria which will be the minimum requirements for the Building Safety Inspection Program. The Building Official shall enforce the building safety inspection Program. U.S. Government buildings, State of Florida buildings, buildings built on Indian Reservations, Schools buildings under the jurisdiction of the Broward County School Board, and One and Two Family Dwellings are exempt from this program.

Exceptions: All single family residences, duplexes and minor structures defined as buildings or structure in any occupancy group having a gross floor area less than 3,500 square feet.

In order to implement the new Building Safety Inspection Program in an orderly manner to clear a backlog of buildings needing inspection, implementation shall proceed as follows:

1. 40 year or older buildings of 11,000 square feet or more – compliance in calendar year 2006
2. 40 year or older buildings 7,000 square feet or more –compliance no later than calendar year 2007
3. 40 year or older building 5,500 square feet or more –compliance no later than calendar year 2008
4. 40 year or older buildings 4,650 square feet or more –compliance no later than calendar year 2009
5. 40 year or older buildings 3,800 square feet or more –compliance no later than calendar year 2010
6. 40 year or older buildings 3,500 square feet or more –compliance no later than calendar year 2011

Subsequent building inspections shall be required at ten (10) year intervals -Section 110.165 Effective January 1, 2006, regardless of when the inspection report for same is finalized or filed. Any buildings or structures not otherwise excluded as set forth herein shall be inspected at the same time as the initial 40 year inspection of the building and shall be re-inspected in accordance with the schedule for the building.

According to Town Records and Broward County Records, this property is past due for compliance with the Building Safety Inspection Program.

Please comply with the requirements of the Building Safety Inspection Program. A copy of the inspection form is located at:

<https://www.broward.org/CodeAppeals/Documents/40%20Year%20Building%20Safety%20Inspection%20Program.pdf>

If you have any questions you may contact the Building Department for assistance at 954-640-4215 or Building@lbts-fl.gov.

Thank you.

Bethany Banyas
954-640-4220
code@lbts-fl.gov

CASE TYPE	Property Maintenance	DATE ESTBL	2/22/2018	STATUS	Open
ADDRESS	2 E COMMERCIAL BLVD, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Bethany Banyas	STATUS DATE	12/20/2022 12:00:00 AM

21. CASE 18020015

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Certified Mail
	DAYS TO COMPLY	21
		PROSECUTION COSTS \$53,425.00
		COMMENTS FINAL ORDER
		FINAL ORDER: PER SPECIAL MAGISTRATE, ALL PIER REPAIR IS TO BE COMPLETED BY MARCH 26, 2019 OR A FINE OF \$250 PER DAY WILL BEGIN TO COMMENCE THEREAFTER. THIS CASE WILL RETURN TO THE JANUARY 24, 2019 CODE COMPLIANCE HEARING FOR A STATUS UPDATE. A HEARING COST OF \$50 WAS ALSO ASSESSED AT THE SEPTEMBER 27, 2018 CODE COMPLIANCE HEARING.
	INSPECTION DATE	12/20/2022
		COMMENTS - IMPOSITION OF FINE
	COMPLIED DATE	
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	9/27/2018
	FINAL ORDER COMPLY BY DATE	3/26/2019
NOTICE NAMES:	ANGLIN FAM TR % RAYMOND ANGLIN	Owner
	246 PINE AVE LAUDERDALE BY THE SEA, FL 33308	
	C/O DAVID J WALLACE, ANGLIN FAMILY TRUST	
	215 N FEDERAL HWY DANIA BEACH, FL33004	
	MARCHELOS, SPIRO	
	2 E COMMERCIAL BLVD LAUDERDALE BY THE SEA, FL33308	

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	12/20/2022	Chapter 6 - Building and Building Regulations Section 6-37(a)(1). Maintenance appearance standards The exterior of all premises and every structure thereon, including all parts of the structure and appurtenance where exposed to public view, shall be maintained in good condition and shall not show evidence of deterioration, weathering, discoloration, ripping, tearing or other holes or breaks. All screened enclosures shall be properly fitted and maintained. All other surfaces shall be maintained free of broken glass, crumbling stone, brick or stucco, or other conditions reflective of deterioration or inadequate maintenance.	Not in Compliance	

FINES:	DESCRIPTION	CHARGE	DATE BOARD ORDER COMPLY
	DAILY FINE	\$200.00	1/26/2022

NARRATIVE: Section 6-37(a)(1) - The east end of the Pier has damage that has not been repaired. The Pier is not in good condition as required by Town Ordinances. Please obtain building permits and make all necessary repairs to the Pier to return it to

good condition.

Thank you for your attention to this matter.

Bethany Banyas
Senior Inspector, Code Compliance
954-857-5563
bethanyb@lbtz-fl.gov

CASE TYPE	Permits Required Violations	DATE ESTBL	2/17/2022	STATUS	Open
ADDRESS	4420 E TRADEWINDS AVE, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Greg Wienbarg	STATUS DATE	10/28/2022 1:08:00 PM

22. CASE 22030004

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	70081830000055345935	I. OF F. MEETING DATE	
	TYPE OF SERVICE	Certified Mail	PROSECUTION COSTS	\$50.00
	DAYS TO COMPLY	65	COMMENTS FINAL ORDER	At the June 23, 2022 Special Magistrate Hearing, the Magistrate found that violation(s) existed. The Magistrate issued a Final Order, ordering the respondent to comply by August 24, 2022 or a fine of \$100 per violation per day will accrue beginning August 25, 2022 until compliance is reached and verified by the Town. Hearing Cost of \$50 was assessed for this hearing. If compliance is not reached and confirmed by the time required and/or Hearing Cost is not paid, the case will return to the August 25, 2022 Hearing for Certification of Lien.
	INSPECTION DATE	1/25/2023	COMMENTS - IMPOSITION OF FINE	
	COMPLIED DATE			
	SCHEDULED HEARING DATE	1/26/2023		
	FINAL ORDER MEETING DATE	6/23/2022		
	FINAL ORDER COMPLY BY DATE	8/24/2022		
NOTICE NAMES:	APCE ACQUISITIONS LLC ARNOLD, JOAN G	Owner		
	1141 S MAIN ST MILAN, TN 38358			

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	1/25/2023	Chapter 30 - Unified Land Development Regulations Section 30-313-(d)(1)(h) Fences, wall and hedges-Visibility limitations Visibility limitations. No fences or walls shall be constructed within 25 feet of the front property line or within 30 feet of the clear site triangle at the corner of the property on residential lots. No walls, fences, hedges or plantings shall be planted or maintained to a height exceeding 30 inches above the crown of the roadway within sight visibility triangles: within 25 feet of the intersection of the front and side street property lines, within ten feet of any driveway, within ten feet from the intersection point of the edge of a driveway and alley or street, and within 15 feet from the intersection point of the extended property lines at an alley and a street.	Not in Compliance	
	2	1/25/2023	Chapter 6 - Building and Building Regulations Section 6-36(a). General structural specifications. Foundations, floors, walls, ceilings, roofs, windows, doors and all other building parts shall be structurally sound, weatherproof, watertight and rodent-proof, and shall be kept in good state of repair. Roof surfaces shall be watertight. Where water is permitted to stand on a roof for cooling purposes, the roof must be designed for that purpose and proper precautionary measures taken to prevent breeding of mosquitoes and other similar insects.	Not in Compliance	
	3	1/25/2023	Florida Building Code FBC BCA Section 105.1. Work Without Permits. Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building, structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or	Not in Compliance	

replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be deemed...

4	1/25/2023	Florida Building Code FBC R4501.17.1.9. Residential Pool Barriers. Where a wall of a dwelling serves as part of the barrier, one of the following shall apply: 1. All doors and windows providing direct access from the home to the pool shall be equipped with an exit alarm complying with UL 2017 that has a minimum sound pressure rating of 85 dBA at 10 feet (3048 mm). Any deactivation switch shall be located at least 54 inches (1372 mm) above the threshold of the access. Separate alarms are not required for each door or window if sensors wired to a central alarm sound when contact is broken at any opening. Exceptions: a. Screened or protected windows having a bottom sill height of 48 inches (1219 mm) or more measured from the interior finished floor at the pool access level. b. Windows facing the pool on floor above the first story. c. Screened or protected pass-through kitchen windows 42 inches (1067 mm) or higher with a counter beneath. 2. All doors providing direct access from the home to the pool must be equipped with a self-closing, self-latching d...	Not in Compliance
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FINES:	<u>DESCRIPTION</u>	<u>CHARGE</u>	<u>DATE BOARD ORDER COMPLY</u>
	DAILY FINE	\$100.00	1/25/2023
	DAILY FINE	\$100.00	1/25/2023
	DAILY FINE	\$100.00	1/25/2023
	DAILY FINE	\$100.00	1/25/2023

NARRATIVE: Sec. 30-313(d)(1)(h)(2) -No walls, fences, hedges or plantings shall be planted or maintained to a height exceeding 30 inches above the crown of the roadway within sight visibility triangles. Please trim all hedges so that they are not blocking the view of oncoming traffic.

FBC 105.1 - Work done without a Permit from the Town.

As per Building Official: Work done without permits including bathroom renovations, kitchen renovations, new A/C units outside and air handlers inside, new water heater and pool water heater.

Corrective Action required: Please obtain an after-the-fact permit for all work done without a permit. Please comply with any stipulations of the permit(s), obtain all required inspections, and ensure that the permit(s) is Closed.

For assistance with permitting or questions about the violation, you may contact the Building Department at 954-640-4215 or building@lbts-fl.gov.

Sec. 6-36(a) - General structural specifications. Foundations, floors, walls, ceilings, roofs, windows, and doors shall be kept in good state of repair and proper working order. There are signs on the front door of the two story unit that say the renter can't lock the bottom lock because you don't have a key. Please obtain a key for the door or replace the locking mechanism.

FBC R4501.17.1.9 – All doors providing direct access from the home to the pool shall be equipped with an exit alarm. Please place door alarms on each door that provides direct access to the pool. Separate alarms are not required for each door or window if sensors are wired to a central alarm sound when contact is broken at any opening.

If you have any questions or concerns, please contact code inspector Greg Wienbarg at 954-531-5596, or via email gregw@lauderdalebythesea-fl.gov

CASE TYPE	Building Code Violations	DATE ESTBL	3/9/2022	STATUS	Open
ADDRESS	226 HIBISCUS AVE, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Bethany Banyas	STATUS DATE	10/28/2022 2:06:00 PM

23. CASE 22030010

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE	
	TYPE OF SERVICE	Certified Mail	PROSECUTION COSTS
	DAYS TO COMPLY	22	COMMENTS FINAL ORDER
			At the April 28, 2022 Special Magistrate Hearing, the Magistrate ordered the property to comply in full with the requirements of the Building Safety Inspection Program by October 25, 2022 or a fine of \$250 per day will accrue beginning October 26, 2022. A Hearing Cost of \$50 was assessed. The case will return to the October 27, 2022 Special Magistrate Hearing.
	INSPECTION DATE	1/25/2023	COMMENTS - IMPOSITION OF FINE
	COMPLIED DATE		
	SCHEDULED HEARING DATE	1/26/2023	
	FINAL ORDER MEETING DATE	4/28/2022	
	FINAL ORDER COMPLY BY DATE	10/26/2022	
NOTICE NAMES:	LEISURE BY THE SEA ASSOCIATION, INC. C/O EXCLUSIVE PROPERTY MANAGEMENT	Owner	
	2945 W CYPRESS CREEK RD, SUITE 201 FORT LAUDERDALE , FL 33309 (REGISTERED AGENT), KATZ, STEVEN B		
	4300 N UNIVERSITY DR, A-106 LAUDERHILL, FL33351 GREELEY, JIM		
	232 HIBISCUS AVE #216 LAUDERDALE BY THE SEA, FL33308		

VIOLATIONS:	#	<u>DATE</u>	<u>DESCRIPTION</u>	<u>STATUS</u>	<u>DATE RESOLVED</u>
	1	1/25/2023	Florida Building Code FBC BCA Section 110.15 - Building Safety Inspection Program. The BORA has established a building safety inspection program for buildings and structures that have been in existence for a period of 40 years or longer. The BORA by written policy shall establish the guidelines and criteria which will be the minimum requirements for the Building Safety Inspection Program. The Building Official shall enforce the building safety inspection Program. U.S. Government buildings, State of Florida buildings, buildings built on Indian Reservations, Schools buildings under the jurisdiction of the Broward County School Board, and One and Two Family Dwellings are exempt from this program. Exceptions: All single family residences, duplexes and minor structures defined as buildings or structure in any occupancy group having a gross floor area less than 3,500 square feet. In order to implement the new Building Safety Inspection Program in an orderly manner to clear a backlog of buildings needing inspection, implementation shall proceed as follows: 1. 40 year or...	Not in Compliance	

FINES:

<u>DESCRIPTION</u>	<u>CHARGE</u>	<u>DATE BOARD ORDER COMPLY</u>
DAILY FINE	\$250.00	1/25/2023

NARRATIVE: 110.15 Building Safety Inspection Program. Compliance Required. Please comply with all the requirements of the inspection program (information is located at <https://www.broward.org/CodeAppeals/Documents/40%20Year%20Building%20Safety%20Inspection%20Program.pdf>). For questions on the Building Safety Program requirements, please contact BuildingOfficial@lbts-fl.gov. For questions regarding your code case, contact Bethanyb@lbts-fl.gov.

Respectfully,

Bethany Banyas
Senior Inspector, Code Compliance
954-640-4220

CASE TYPE	Property Maintenance	DATE ESTBL	4/5/2022	STATUS	Open
ADDRESS	4213 EL MAR DR, LAUDERDALE BY THE SEA, FL 33308 1-6	INSPECTOR	Greg Wienbarg	STATUS DATE	1/5/2023 12:00:00 AM

24. CASE 22040002

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE	
	TYPE OF SERVICE	Certified Mail	PROSECUTION COSTS \$50.00
	DAYS TO COMPLY	38	COMMENTS FINAL ORDER At the May 26, 2022 Special Magistrate Hearing, the Magistrate issued a Final Order requiring the property to comply by July 27, 2022 or a fine of \$150 per day will begin to accrue on July 28, 2022. Compliance shall be achieved by issuance of permit/s for all work done without a permit. A \$50 Hearing Cost was assessed and is now due, payable by July 27, 2022. The case will return to the July 28, 2022 hearing.
	INSPECTION DATE	8/24/2022	COMMENTS - IMPOSITION OF FINE
	COMPLIED DATE		
	SCHEDULED HEARING DATE	1/26/2023	
	FINAL ORDER MEETING DATE	5/26/2022	
	FINAL ORDER COMPLY BY DATE	7/27/2022	
NOTICE NAMES:	SUN & SEA VILLAS LLC	Owner	
	4512 BOUGAINVILLE DR LAUDERDALE BY THE SEA, FL 33308		
	., LAW OFFICES OF MARK T. STERN, PA		
	4326 E. TRADEWINDS AVE LAUDERDALE BY THE SEA, FL33308		

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	8/24/2022	Chapter 6 - Building and Building Regulations Section 6-36(a). General structural specifications. Foundations, floors, walls, ceilings, roofs, windows, doors and all other building parts shall be structurally sound, weatherproof, watertight and rodent-proof, and shall be kept in good state of repair. Roof surfaces shall be watertight. Where water is permitted to stand on a roof for cooling purposes, the roof must be designed for that purpose and proper precautionary measures taken to prevent breeding of mosquitoes and other similar insects.	Closed	5/11/2022
	2	8/24/2022	Florida Building Code FBC BCA Section 105.1. Work Without Permits. Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building, structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be	Not in Compliance	

deemed...

FINES:	<u>DESCRIPTION</u>	<u>CHARGE</u>	<u>DATE BOARD ORDER</u>
			<u>COMPLY</u>
	DAILY FINE	\$150.00	7/27/2022
	FLAT PENALTY		1/1/0001

NARRATIVE: FBC 105.1 - Work done without a Permit from the Town.
As per Building Official: Work done without permits including multiple A/C unit replacements, and the kitchen & bathroom renovations.
Corrective Action required: Please obtain an after-the-fact permit for all work done without a permit.
For assistance with permitting or questions about the violation, you may contact the Building Department at 954-640-4215 or building@lbs-fl.gov.

Sec. 6-36(a) - General structural specifications. Foundations, floors, walls, ceilings, roofs, windows, doors, and all other building parts shall be structurally sound, weatherproof, watertight and rodent-proof, and shall be kept in good state of repair. Corrective action: Repair/replace the carpet on the stairs where it is ripped and coming apart.

If you have any questions or concerns, please contact code inspector Greg Wienbarg at 954-640-4216, or via email gregw@lauderdalebythesea-fl.gov

PREPARED January 17, 2023 11:28
AM
PROGRAM CE200L
TOWN OF LAUDERDALE-BY-THE-
SEA

CASE HISTORY REPORT
CASE NUMBER 22020002

Hearing Date
26 January, 2023

CASE TYPE	Building Code Violations	DATE ESTBL	2/2/2022	STATUS	Open
ADDRESS	262 COMMERCIAL BLVD, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Bethany Banyas	STATUS DATE	10/28/2022 12:00:00 AM

25. CASE 22020002

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Certified Mail
	DAYS TO COMPLY	28
	INSPECTION DATE	8/24/2022
	COMPLIED DATE	
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES: FPA HOLDINGS LLC Owner
262 E COMMERCIAL BLVD # C LAUDERDALE BY THE SEA, FL 33308
REGISTERED AGENT, HUMMEL, SEAN D, ESQ.
1701 W HILLSBORO BLVD #203 DEERFIELD BEACH, FL33442

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	8/24/2022	Florida Building Code FBC BCA Section 110.15 - Building Safety Inspection Program. The BORA has established a building safety inspection program for buildings and structures that have been in existence for a period of 40 years or longer. The BORA by written policy shall establish the guidelines and criteria which will be the minimum requirements for the Building Safety Inspection Program. The Building Official shall enforce the building safety inspection Program. U.S. Government buildings, State of Florida buildings, buildings built on Indian Reservations, Schools buildings under the jurisdiction of the Broward County School Board, and One and Two Family Dwellings are exempt from this program. Exceptions: All single family residences, duplexes and minor structures defined as buildings or structure in any occupancy group having a gross floor area less than 3,500 square feet. In order to implement the new Building Safety Inspection Program in an orderly manner to clear a backlog of buildings needing inspection, implementation shall proceed as follows: 1. 40 year or...	Not in Compliance	

FINES:

NARRATIVE: Code Section: FBC BCA Section 110.15 - Building Safety Inspection Program. Compliance Required.

Corrective Action: According to Town Records and Broward County Records, this property is past due for compliance with the Florida Building Safety Inspection Program. Please comply with the requirements of the Building Safety Inspection Program by retaining the services of a licensed engineer(s), having them complete the required electrical and structural inspections, and obtaining the associated inspection reports to the Town for review. If any repairs are required, the repairs must be completed (permits may be required) and an updated report must be resubmitted to the Town afterward to close the violation.

If you have any questions you may contact the Building Department for assistance at 954-640-4215 or Building@lbts-fl.gov.

Bethany Banyas
954-640-4220
code@lbts-fl.gov

PREPARED January 17, 2023 11:28
AM
PROGRAM CE200L
TOWN OF LAUDERDALE-BY-THE-
SEA

CASE HISTORY REPORT
CASE NUMBER 21120003

Hearing Date
26 January, 2023

CASE TYPE	Building Code Violations	DATE ESTBL	12/3/2021	STATUS	Open
ADDRESS	2000 S OCEAN BLVD, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Bethany Banyas	STATUS DATE	11/3/2022 12:00:00 AM

26. CASE 21120003

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Certified Mail
	DAYS TO COMPLY	30
	INSPECTION DATE	1/20/2023
	COMPLIED DATE	
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES: ROYAL COAST CONDO ASSN INC Owner
2000 S OCEAN BLVD LAUDERDALE BY THE SEA, FL 33062
., BECKER & POLIAKOFF,P.A.
1 E BROWARD BLVD STE 1800 FORT LAUDERDALE, FL33301

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	1/20/2023	Florida Building Code FBC BCA Section 110.15 - Building Safety Inspection Program. The BORA has established a building safety inspection program for buildings and structures that have been in existence for a period of 40 years or longer. The BORA by written policy shall establish the guidelines and criteria which will be the minimum requirements for the Building Safety Inspection Program. The Building Official shall enforce the building safety inspection Program. U.S. Government buildings, State of Florida buildings, buildings built on Indian Reservations, Schools buildings under the jurisdiction of the Broward County School Board, and One and Two Family Dwellings are exempt from this program. Exceptions: All single family residences, duplexes and minor structures defined as buildings or structure in any occupancy group having a gross floor area less than 3,500 square feet. In order to implement the new Building Safety Inspection Program in an orderly manner to clear a backlog of buildings needing inspection, implementation shall proceed as follows: 1. 40 year or...	Not in Compliance	

FINES:

NARRATIVE: Violation: Failure to comply with Florida Building Safety Inspection Program.

Code Section: FBC BCA Section 110.15 - Building Safety Inspection Program. The BORA has established a building safety inspection program for buildings and structures that have been in existence for a period of 40 years or longer. The BORA by written policy shall establish the guidelines and criteria which will be the minimum requirements for the Building Safety Inspection Program. The Building Official shall enforce the building safety inspection Program. U.S. Government buildings, State of Florida buildings, buildings built on Indian Reservations, Schools buildings under the jurisdiction of the Broward County School Board, and One and Two Family Dwellings are exempt from this program. Exceptions: All single family residences, duplexes and minor structures defined as buildings or structure in any occupancy group having a gross floor area less than 3,500 square feet.

In order to implement the new Building Safety Inspection Program in an orderly manner to clear a backlog of buildings needing inspection, implementation shall proceed as follows:

1. 40 year or older buildings of 11,000 square feet or more – compliance in calendar year 2006
2. 40 year or older buildings 7,000 square feet or more –compliance no later than calendar year 2007
3. 40 year or older building 5,500 square feet or more –compliance no later than calendar year 2008
4. 40 year or older buildings 4,650 square feet or more –compliance no later than calendar year 2009
5. 40 year or older buildings 3,800 square feet or more –compliance no later than calendar year 2010
6. 40 year or older buildings 3,500 square feet or more –compliance no later than calendar year 2011

Subsequent building inspections shall be required at ten (10) year intervals -Section 110.165 Effective January 1, 2006, regardless of when the inspection report for same is finalized or filed. Any buildings or structures not otherwise excluded as set forth herein shall be inspected at the same time as the initial 40 year inspection of the building and shall be re-inspected in accordance with the schedule for the building.

Corrective Action: According to Town Records and Broward County Records, this property is past due for compliance with the Building Safety Inspection Program. Please comply with the requirements of the Building Safety Inspection Program. If you have any questions you may contact the Building Department for assistance at 954-640-4215 or Building@lbts-fl.gov.

Bethany Banyas
954-640-4220
code@lbts-fl.gov

CASE TYPE	Building Code Violations	DATE ESTBL	12/3/2021	STATUS	Open
ADDRESS	3900 N OCEAN DR, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Bethany Banyas	STATUS DATE	9/23/2022 12:00:00 AM

27. CASE 21120018

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Verified
	DAYS TO COMPLY	29
	INSPECTION DATE	6/17/2022
	COMPLIED DATE	
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES: FOUNTAINHEAD ASSOCIATION, INC. Owner
3900 N OCEAN DR LAUDERDALE BY THE SEA, FL 33308
., Hillman Engineering Inc
970 W McNab Rd, Ste 200 Ft. Lauderdale, FL33309
President, Fountainhead Association, Jim Naughton/
3900 N Ocean Dr #2A Lauderdale By The Sea, FL33308

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	6/17/2022	Florida Building Code FBC BCA Section 110.15 - Building Safety Inspection Program. The BORA has established a building safety inspection program for buildings and structures that have been in existence for a period of 40 years or longer. The BORA by written policy shall establish the guidelines and criteria which will be the minimum requirements for the Building Safety Inspection Program. The Building Official shall enforce the building safety inspection Program. U.S. Government buildings, State of Florida buildings, buildings built on Indian Reservations, Schools buildings under the jurisdiction of the Broward County School Board, and One and Two Family Dwellings are exempt from this program. Exceptions: All single family residences, duplexes and minor structures defined as buildings or structure in any occupancy group having a gross floor area less than 3,500 square feet. In order to implement the new Building Safety Inspection Program in an orderly manner to clear a backlog of buildings needing inspection, implementation shall proceed as follows: 1. 40 year or...	Not in Compliance	

FINES:

NARRATIVE: Code Section: FBC BCA Section 110.15 - Building Safety Inspection Program. The BORA has established a building safety inspection program for buildings and structures that have been in existence for a period of 40 years or longer. The BORA by written policy shall establish the guidelines and criteria which will be the minimum requirements for the Building Safety Inspection Program. The Building Official shall enforce the building safety inspection Program. U.S. Government buildings, State of Florida buildings, buildings built on Indian Reservations, Schools buildings under the jurisdiction of the Broward County School Board, and One and Two Family Dwellings are exempt from this program. Exceptions: All single family residences, duplexes and minor structures defined as buildings or structure in any occupancy group having a gross floor area less than 3,500

square feet.

Subsequent building inspections shall be required at ten (10) year intervals -Section 110.165 Effective January 1, 2006, regardless of when the inspection report for same is finalized or filed. Any buildings or structures not otherwise excluded as set forth herein shall be inspected at the same time as the initial 40 year inspection of the building and shall be re-inspected in accordance with the schedule for the building.

Corrective Action: According to Town Records and Broward County Records, this property is past due for compliance with the Building Safety Inspection Program. Please comply with all requirements of the Building Safety Inspection Program. If you have any questions you may contact the Building Department for assistance at 954-640-4215 or Building@lbts-fl.gov.

Bethany Banyas
954-640-4220
code@lbts-fl.gov

CASE TYPE	Vacation Rental	DATE ESTBL	8/6/2022	STATUS	Open
ADDRESS	220 CODRINGTON DR, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Bethany Banyas	STATUS DATE	11/18/2022 12:00:00 AM

28. CASE 22080010

CASE DATA:

ORIG. CASE CERT. MAIL NUMBER		I. OF F. MEETING DATE
TYPE OF SERVICE	Certified Mail	PROSECUTION COSTS
DAYS TO COMPLY	21	COMMENTS FINAL ORDER
INSPECTION DATE	8/27/2022	COMMENTS - IMPOSITION OF FINE
COMPLIED DATE		
SCHEDULED HEARING DATE	1/26/2023	
FINAL ORDER MEETING DATE		
FINAL ORDER COMPLY BY DATE		

NOTICE NAMES: SANTAYANA, RODOLFO R & STACY Owner
1032 CATALONIA AVE MIAMI, FL 33134

VIOLATIONS:	#	<u>DATE</u>	<u>DESCRIPTION</u>	<u>STATUS</u>	<u>DATE RESOLVED</u>
	1	8/27/2022	Chapter 30 - Unified Land Development Regulations Sec. 30-327(b). - Vacation rentals and short term rentals. Vacation rentals and short term rentals prohibited unless in compliance with this section. No person shall rent or lease all or any portion of a single-family or townhouse dwelling or a duplex/two-family dwelling, multifamily dwelling of 3 or 4 units, or dwelling unit in a mixed use development with 1 to 4 dwelling units in the Town's RS-4, RS-5, RD-10, RM-15, RM-16, RM-25 and RM-50 residential zoning districts or the B-1 or B-1-A business zoning districts as a vacation rental or short term rental as defined in section 30-11 of the Town Code without first (i) obtaining a business tax receipt from the Town pursuant to Chapter 12 of the Code, and (ii) complying with the supplemental regulations contained herein.	Not in Compliance	

FINES:

NARRATIVE: Sec. 30-327(b). - Vacation rentals and short term rentals. No person shall rent a single family property as a vacation rental without first obtaining a business tax receipt from the Town pursuant to Chapter 12 of the Code, and complying with the supplemental regulations contained herein.
CORRECTIVE ACTION: Property shall 1) cease renting and 2) cease advertising as a rental, until such time as you obtain an approved Business Tax Receipt and Vacation Rental Certificate from the Town.
NOTES: All advertisements, including the one at <https://www.airbnb.com/rooms/668353174036472656>, must be removed.

Thank you for your attention to this matter. Please contact me if you have any questions or need assistance.

Respectfully,

Bethany Banyas
Senior Inspector, Code Compliance
954-640-4220
bethanyb@lbtz-fl.gov

CASE TYPE	Permits Required Violations	DATE ESTBL	12/2/2021	STATUS	Open
ADDRESS	4344 E TRADEWINDS AVE, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Greg Wienbarg	STATUS DATE	12/19/2022 12:00:00 AM

29. CASE 22070029

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE	
	TYPE OF SERVICE	Certified Mail	PROSECUTION COSTS \$50.00
	DAYS TO COMPLY	55	COMMENTS FINAL ORDER At the October 27, 2022 Special Magistrate hearing, the Magistrate ordered compliance by November 16, 2022 or a fine of \$250 per day will begin on November 17. The case will return to the November 17 hearing. A cost of \$50 was assessed.
	INSPECTION DATE	12/19/2022	COMMENTS - IMPOSITION OF FINE
	COMPLIED DATE		
	SCHEDULED HEARING DATE	1/26/2023	
	FINAL ORDER MEETING DATE	10/27/2022	
	FINAL ORDER COMPLY BY DATE	11/16/2022	

NOTICE NAMES: ENDEAVOR CAPITAL LLC HOMESTEAD FINANCIAL MORTGAGE LLC Owner
14897 CLAYTON RD CHESTERFIELD, MO 63017

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	12/19/2022	Florida Building Code FBC BCA Section 105.1. Work Without Permits. Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building, structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be deemed...	Not in Compliance	

FINES:	DESCRIPTION	CHARGE	DATE BOARD ORDER COMPLY
	DAILY FINE	\$250.00	11/16/2022

NARRATIVE: FBC 105.1 - Work done without a Permit from the Town.
As per Building Official: Work done without permits including a kitchen renovation. The support beams on the rear patio are rotting and need to be replaced with a permit or you need to provide the town with an engineer report that states they are in a safe and sound condition.
Corrective Action required: Please obtain an after-the-fact permit for all work done without a permit.
For assistance with permitting or questions about the violation, you may contact the Building Department at 954-640-4215 or building@lbts-fl.gov.

If you have any questions or concerns, please contact code inspector Greg Wienbarg at 954-640-4216, or via email gregw@lauderdalebythesea-fl.gov

CASE TYPE	Sign Violations	DATE ESTBL	2/11/2022	STATUS	Open
ADDRESS	265 COMMERCIAL BLVD, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Greg Wienbarg	STATUS DATE	11/18/2022 12:00:00 AM

30. CASE 22070026

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Verified
	DAYS TO COMPLY	62
	INSPECTION DATE	9/22/2022
	COMPLIED DATE	
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES:	VICNSONS REALTY GROUP LLC	Owner
	218 SAN REMO DR JUPITER, FL 33458	
	COLNAGHI, DANIEL J	
	218 SAN REMO DR JUPITER, FL33458	

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	9/22/2022	Chapter 30 - Unified Land Development Regulations Section 30-509(a). - Administration and Permits (Signs) These sign regulations shall be administered by the Development Services Department. No sign of any kind (except exempt signs) shall be erected, installed, repaired or replaced within the Town until a permit for such sign or work has been issued by the Development Services Department. Prior to the issuance of a sign permit for any sign, the application for a sign permit shall be reviewed and approved by the Development Services Department.	Not in Compliance	

FINES:

NARRATIVE: Sec. 30-509(a) - Unpermitted signs installed/applied at (OBGYN By The Sea) without sign permits from the Town. Please submit applications and obtain after-the-fact sign permits and comply with the Town's regulations for signage. A building permit and a zoning permit will be required for this sign.

Zoning- Sue Leven: 954-640-4221, susanl@lauderdalebythesea-fl.gov
Permit Administrator- David Lee: 954-640-4224, building@lbtz-fl.gov

If you have any questions or concerns, please contact code inspector Greg Wienbarg at 954-531-5596, or via email gregw@lauderdalebythesea-fl.gov

PREPARED January 17, 2023 11:28
AM
PROGRAM CE200L
TOWN OF LAUDERDALE-BY-THE-
SEA

CASE HISTORY REPORT
CASE NUMBER 22070023

Hearing Date
26 January, 2023

CASE TYPE	Permits Required Violations	DATE ESTBL	12/22/2021	STATUS	Open
ADDRESS	6000 N OCEAN BLVD, LAUDERDALE BY THE SEA, FL 33308 7B	INSPECTOR	Greg Wienbarg	STATUS DATE	11/18/2022 11:31:00 AM

31. CASE 22070023

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE	
	TYPE OF SERVICE	Certified Mail	PROSECUTION COSTS \$50.00
	DAYS TO COMPLY	64	COMMENTS FINAL ORDER At the November 17, 2022 Special Magistrate Hearing, the Magistrate issued a Final Order requiring compliance by January 25, 2023 or a fine of \$250 per violation, per day will begin to accrue on January 26. A Hearing Cost of \$50 was assessed. Compliance is to be achieved by fixing the light and by obtaining an approved after-the-fact permit for the kitchen renovation
	INSPECTION DATE	1/25/2023	COMMENTS - IMPOSITION OF FINE
	COMPLIED DATE		
	SCHEDULED HEARING DATE	1/26/2023	
	FINAL ORDER MEETING DATE	11/17/2022	
	FINAL ORDER COMPLY BY DATE	1/25/2023	
NOTICE NAMES:	BUCUR-DRUGAN,CRISTINA BUCUR-DRUGAN,ALEXANDRU	Owner	
	188 BARRACUDA RD MANAHAWKIN, NJ 08050-1203		

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	1/25/2023	Chapter 6 - Building and Building Regulations Section 6-36(e). General structural specifications. All electrical wiring and accessories shall be maintained in good, safe working condition and be adequately insulated and protected. No wiring, outlets or connections shall be left exposed so as to create a hazardous condition.	Not in Compliance	
	2	1/25/2023	Florida Building Code FBC BCA Section 105.1. Work Without Permits. Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building, structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be deemed...	Not in Compliance	

FINES:	DESCRIPTION	CHARGE	DATE BOARD ORDER
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COMPLY

DAILY FINE	\$250.00	1/25/2023
DAILY FINE	\$250.00	1/25/2023

NARRATIVE: FBC 105.1 - Work done without a Permit from the Town.
As per Building Official: Work done without permits including kitchen renovation.
Corrective Action required: Please obtain an after-the-fact permit for all work done without a permit.
For assistance with permitting or questions about the violation, you may contact the Building Department at 954-640-4215 or building@lbts-fl.gov.

Sec. 6-36(e) - All electrical wiring and accessories shall be maintained in good, safe working condition and be adequately insulated and protected. No wiring, outlets or connections shall be left exposed so as to create a hazardous condition. Corrective action: Repair light fixture hanging out of the ceiling in the closet.

If you have any questions or concerns, please contact code inspector Greg Wienbarg at 954-640-4216, or via email gregw@lauderdalebythesea-fl.gov

CASE TYPE	Permits Required Violations	DATE ESTBL	6/29/2022	STATUS	Open
ADDRESS	2049 OCEAN MIST DR, LAUDERDALE BY THE SEA, FL 33062	INSPECTOR	Greg Wienbarg	STATUS DATE	11/18/2022 12:00:00 AM

32. CASE 22070006

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Certified Mail
	DAYS TO COMPLY	64
	INSPECTION DATE	11/16/2022
	COMPLIED DATE	
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES:	OCEAN MIST PROPERTY LLC	Owner
	2049 OCEAN MIST DR LAUDERDALE BY THE SEA, FL	33062

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	11/16/2022	Chapter 6 - Building and Building Regulations Section 6-36(a). General structural specifications. Foundations, floors, walls, ceilings, roofs, windows, doors and all other building parts shall be structurally sound, weatherproof, watertight and rodent-proof, and shall be kept in good state of repair. Roof surfaces shall be watertight. Where water is permitted to stand on a roof for cooling purposes, the roof must be designed for that purpose and proper precautionary measures taken to prevent breeding of mosquitoes and other similar insects.	Not in Compliance	
	2	11/16/2022	Florida Building Code FBC BCA Section 105.1. Work Without Permits. Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building, structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be deemed...	Not in Compliance	

FINES:

NARRATIVE: FBC 105.1 - Work done without a Permit from the Town.
As per Building Official: Work done without permits including 1) Kitchen renovation, 2) 3 bathroom renovations, 3) 2 door enclosures, 4) Water heater replacement, 5) A/C replacement, 6) A/C mini Split, 7) Utility room renovation, 8) Electrical panel replacement. Corrective Action required: Please obtain an after-the-fact permit for all work done without a permit.
For assistance with permitting or questions about the violation, you may contact the Building Department at 954-640-4215 or building@lbs-fl.gov.

Sec. 6-36(a) - General structural specifications. Foundations, floors, walls, ceilings, roofs, windows, doors, and all other building parts shall be structurally sound, weatherproof, watertight and rodent-proof, and shall be kept in good state of repair. Roof surfaces shall be watertight. Corrective action: Please repair door handle in garage so the door latches when closed.

If you have any questions or concerns, please contact code inspector Greg Wienbarg at 954-640-4216, or via email gregw@lauderdalebythesea-fl.gov

CASE TYPE	Permits Required Violations	DATE ESTBL	7/7/2022	STATUS	Open
ADDRESS	4553 BOUGAINVILLA DR, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Greg Wienbarg	STATUS DATE	1/4/2023 12:00:00 AM

33. CASE 22070008

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Certified Mail
	DAYS TO COMPLY	64
	INSPECTION DATE	1/3/2023
	COMPLIED DATE	
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES:	STONEHORSE REAL EST HOLDINGS COOK, RONDA A & COOK, RICKY D	Owner
	157 POWERS RD OAKDALE, TN 37829	

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	1/3/2023	Chapter 30 - Unified Land Development Regulations Section 30-509(a). - Administration and Permits (Signs) These sign regulations shall be administered by the Development Services Department. No sign of any kind (except exempt signs) shall be erected, installed, repaired or replaced within the Town until a permit for such sign or work has been issued by the Development Services Department. Prior to the issuance of a sign permit for any sign, the application for a sign permit shall be reviewed and approved by the Development Services Department.	Not in Compliance	
	2	1/3/2023	Chapter 6 - Building and Building Regulations Section 6-36(a). General structural specifications. Foundations, floors, walls, ceilings, roofs, windows, doors and all other building parts shall be structurally sound, weatherproof, watertight and rodent-proof, and shall be kept in good state of repair. Roof surfaces shall be watertight. Where water is permitted to stand on a roof for cooling purposes, the roof must be designed for that purpose and proper precautionary measures taken to prevent breeding of mosquitoes and other similar insects.	Not in Compliance	
	3	1/3/2023	Florida Building Code FBC BCA Section 105.1. Work Without Permits. Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building, structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be deemed...	Closed	1/4/2023

FINES:

NARRATIVE: FBC 105.1 - Work done without a Permit from the Town.

As per Building Official: Work done without permits including kitchen and bathroom renovations inside of the units, door jam in office needs to be repaired, new A/C unit installed, new pool water heater installed, and 2 patio decks installed on the roof. Stairs, banisters and hand railings need to be repaired and secured so that they are in a safe condition. This will be determined by the building official and the Fire Marshal.

Unit 101/102- permit for both bathroom remodels. Need to add door handle and refrain from locking out the separating door. Unit s 101 & 102 need to be returned to, and operate as, one single unit.

Unit 103- bathroom and kitchen remodel permit

Unit 104- bathroom and kitchen remodel permit

Unit 105- bathroom permit

Unit 106- bathroom permit

Unit 109- bathroom permit

Unit 110- bathroom permit

Unit 111- bathroom permit

Unit 112- bathroom and kitchen remodel permit. Stop Work Order posted on unit 112 (6/24/2022).

Units 201, 202, 203, all need to be returned to one single unit by getting a demo permit to open the two door enclosures and remove the kitchen currently in 203. Fix toilet in unit 203 so it flushes. New air handler should be included in the permit with the new outside A/C permit. Please repair the hole in the wall next to the A/C handler.

Corrective Action required: Please obtain an after-the-fact permit for all work done without a permit.

For assistance with permitting or questions about the violation, you may contact the Building Department at 954-640-4215 or building@lbts-fl.gov.

Sec. 6-36(a) - General structural specifications. Foundations, floors, walls, ceilings, roofs, windows, doors, and all other building parts shall be structurally sound, weatherproof, watertight and rodent-proof, and shall be kept in good state of repair. Roof surfaces shall be watertight. Repair all broken/non-operational windows. Repair and replace all broken/missing deck drains.

Sec. 30-509(a) - Unpermitted signs installed/applied without sign permits from the Town. Please submit applications and obtain after-the-fact sign permits and comply with the Town's regulations for signage.

If you have any questions or concerns, please contact code inspector Greg Wienbarg at 954-640-4216, or via email gregw@lauderdalebythesea-fl.gov

CASE TYPE	Property Maintenance	DATE ESTBL	1/6/2022	STATUS	Open
ADDRESS	4507 W TRADEWINDS AVE, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Bethany Banyas	STATUS DATE	10/28/2022 1:39:00 PM

34. CASE 22070011

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Verified
	DAYS TO COMPLY	21
		PROSECUTION COSTS \$75.00
		COMMENTS FINAL ORDER At the August 25, 2022 Special Magistrate hearing, the Magistrate ordered a comply-by date of October 26, 2022 or a fine of \$100 per day per violation. A hearing cost of \$50 was assessed, payable by October 26, 2022.
	INSPECTION DATE	1/25/2023
	COMPLIED DATE	
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	8/25/2022
	FINAL ORDER COMPLY BY DATE	10/26/2022
NOTICE NAMES:	COLANER,JOSEPH A	Owner
	4507 W TRADEWINDS AVE LAUDERDALE BY THE SEA, FL 33308	

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	1/25/2023	Chapter 21 - Vegetation Section 21-26(c) - Violation for interference with utility services. At all times during the year, each person owning or controlling real property within the Town shall cause all landscaping situated upon such real property, including, but not limited to, trees, branches, palm fronds, vines, bushes and any other vegetative matter, to be maintained and trimmed so that no tree branches, palm fronds, vines, bushes or other vegetative matter shall be situated at any point any closer than six feet to any overhead electric utility facilities. Failure to comply with this section shall be a violation of this article.	Not in Compliance	
	2	1/25/2023	Chapter 30 - Unified Land Development Regulations Section 30-477(a)- Maintenance of landscaped areas. The owner, tenant and/or agent, if any, shall be jointly and severally responsible for the proper maintenance and protection of landscaping and irrigation systems existing or hereafter installed. Maintenance shall include watering, weeding, mowing, fertilizing, treating, mulching, trimming, removal or replacement of dead or diseased plants and removal of refuse and debris on a regular basis so as to continue a healthy growing condition and present a neat and well-kept appearance at all times. If landscaping is found to be in a state of decline, dead or missing, it shall be replaced with equivalent landscape material.	Not in Compliance	
	3	1/25/2023	Chapter 6 - Building and Building Regulations Section 6-36(a). General structural specifications. Foundations, floors, walls, ceilings, roofs, windows, doors and all other building parts shall be structurally sound, weatherproof, watertight and rodent-proof, and shall be kept in good state of repair. Roof surfaces shall be watertight. Where water is permitted to stand on a roof for cooling purposes, the roof must be designed for that purpose and proper precautionary measures taken to prevent breeding of mosquitoes and other similar insects.	Not in Compliance	
	4	1/25/2023	Chapter 6 - Building and Building Regulations Section 6-36(f). General	Not in	

	structural specifications. Every accessory structure shall be kept in a clean and sanitary condition, free from rodents, vermin and infestations. Fences, garden walls and similar enclosures shall be maintained in a good state of repair.	Compliance
5 1/25/2023	Chapter 6 - Building and Building Regulations Section 6-41(a)(10) - Maintenance of exterior of premises. The exterior of buildings and structures and all property shall be kept free of all nuisances, and any hazards to the safety of occupants, customers, pedestrians and other persons utilizing the premises and free of unsanitary conditions and any of the foregoing shall be promptly removed and abated by the owner or operator. It shall be the duty of the owner or operator to keep the premises free of hazards which include, but are not limited to, the following: Partially dismantled, wrecked, junked, discarded motor vehicles, boats or trailers;	Not in Compliance
6 1/25/2023	Chapter 6 - Building and Building Regulations Section 6-41(a)(2) - Maintenance of exterior of premises. The exterior of buildings and structures and all property shall be kept free of all nuisances, and any hazards to the safety of occupants, customers, pedestrians and other persons utilizing the premises and free of unsanitary conditions and any of the foregoing shall be promptly removed and abated by the owner or operator. It shall be the duty of the owner or operator to keep the premises free of hazards which include, but are not limited to, the following: Abandoned, discarded or unused objects or equipment, such as automobiles, boats, trucks or buses, furniture, stoves, refrigerators, freezers, trailers, cans or containers;	Not in Compliance
7 1/25/2023	Chapter 6 - Building and Building Regulations Section 6-41(a)(7) - Maintenance of exterior of premises. The exterior of buildings and structures and all property shall be kept free of all nuisances, and any hazards to the safety of occupants, customers, pedestrians and other persons utilizing the premises and free of unsanitary conditions and any of the foregoing shall be promptly removed and abated by the owner or operator. It shall be the duty of the owner or operator to keep the premises free of hazards which include, but are not limited to, the following: Sources of infestation;	Not in Compliance

FINES:	<u>DESCRIPTION</u>	<u>CHARGE</u>	<u>DATE BOARD ORDER COMPLY</u>
	DAILY FINE	\$100.00	1/25/2023
	DAILY FINE	\$100.00	1/25/2023
	DAILY FINE	\$100.00	1/25/2023
	DAILY FINE	\$100.00	1/25/2023
	DAILY FINE	\$100.00	1/25/2023
	DAILY FINE	\$100.00	1/25/2023
	DAILY FINE	\$100.00	1/25/2023

- NARRATIVE:**
- 1) Section 21-26(c). Landscape in close proximity to utility lines. Please coordinate with FPL and/or Comcast to arrange the trimming of the trees and landscape. Town Code requires that the vegetation must be trimmed to at least 6 feet away from the lines.
 - 2) Section 30-477(a) Landscape Maintenance. Overgrowth, dead or drying landscape, and vegetative debris. Please have all landscape cut, trimmed, groomed, watered, cleaned out, and otherwise maintained appropriately in neat and clean condition to present a well-kept appearance. All dead, brown or drying vegetative debris must be removed from the property including dead leaves, sticks, etc. all over the entire property.
 - 3) Section 6-36(a) - Observed damage and/or deterioration of various parts of structures including the soffit / fascia and screens. Chipped / peeling paint and discoloration of various surfaces including but not limited to exterior walls, awnings/shades, fascia, soffits, pavers, doors, columns and all other exterior parts. Please retain the services of a licensed contractor to obtain repair permits and make repairs to all damaged and deteriorated portions of the house. Clean and paint the building after all repairs are completed.
 - 4) Section 6-36(f) Broken fence/gate on south side. Rebar was stuck into the ground in order to keep the fence upright. A licensed contractor must obtain a fence repair permit and make repairs OR obtain a demolition permit and remove the fence.
 - 5) Section 6-41(a)(2) Storage of unused or discarded items all around the property, including but not limited to all items on the front 'porch' area at the entry. There are many stacks, piles and other accumulations of unattended items. Several knives were also

observed in various places, easily accessible to passers-by approaching the door. Please clean up all items around the site on all sides, and remove them from the property. Junked motor vehicle in driveway must be removed.

6) Section 6-41(a)(7) Infestation of buzzing insects (observed particularly over front door). The bees were already treated as per our conversation earlier in 2022; the treatment did not prove to be a long-term success. A professional company must come remove and re home the insects humanely, and then professionally repair and regularly treat the area to prevent return.

Thank you for your attention to this matter. Please contact me if you have any questions or need assistance.

Respectfully,

Bethany Banyas
Senior Inspector, Code Compliance
954-640-4220
bethanyb@lbtz-fl.gov

CASE TYPE	Permits Required Violations	DATE ESTBL	5/23/2022	STATUS	Open
ADDRESS	259 MIRAMAR AVE, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Greg Wienbarg	STATUS DATE	11/18/2022 12:03:00 PM

35. CASE 22060001

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE	
	TYPE OF SERVICE	Certified Mail	PROSECUTION COSTS \$75.00
	DAYS TO COMPLY	61	COMMENTS FINAL ORDER At the August 25, 2022 Special Magistrate Hearing, the Magistrate ordered the property to comply by September 21, 2022 or a fine of \$100 per day will accrue thereafter. A hearing cost of \$50 was assessed and is now due.
	INSPECTION DATE	1/25/2023	COMMENTS - IMPOSITION OF FINE
	COMPLIED DATE		
	SCHEDULED HEARING DATE	1/26/2023	
	FINAL ORDER MEETING DATE	8/25/2022	
	FINAL ORDER COMPLY BY DATE	9/21/2022	

NOTICE NAMES: ROYAL IMPERIAL GROUP LLC Owner
3809 KING RICHARD CT SAINT CHARLES, IL 60174
SHARABURYAK, YURIY
2800 NE 35TH ST FORT LAUDERDALE, FL33306

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	1/25/2023	Florida Building Code FBC BCA Section 105.1. Work Without Permits. Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building, structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be deemed...	Not in Compliance	

FINES:	DESCRIPTION	CHARGE	DATE BOARD ORDER COMPLY
	DAILY FINE	\$100.00	1/25/2023

NARRATIVE: FBC 105.1 - Work done without a Permit from the Town.
As per Building Official: Work done without permits including kitchen renovations, bathroom renovations, water heater replacement, A/C replacement, and new pool heater.
Corrective Action required: Please obtain an after-the-fact permit for all work done without a permit.
For assistance with permitting or questions about the violation, you may contact the Building Department at 954-640-4215 or building@lbs-fl.gov.

If you have any questions or concerns, please contact code inspector Greg Wienbarg at 954-640-4216, or via email gregw@lauderdalebythesea-fl.gov

CASE TYPE	Building Code Violations	DATE ESTBL	4/30/2022	STATUS	Open
ADDRESS	229 E COMMERCIAL BLVD, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Bethany Banyas	STATUS DATE	11/18/2022 12:00:00 AM

36. CASE 22050002

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	PROSECUTION COSTS
	Certified Mail	
	DAYS TO COMPLY	COMMENTS FINAL ORDER
	21	
	INSPECTION DATE	COMMENTS - IMPOSITION OF FINE
	11/16/2022	
	COMPLIED DATE	
	SCHEDULED HEARING DATE	
	1/26/2023	
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE SABATINI INVESTMENTS LLC Owner
NAMES: 4614 SEA GRAPE DR LAUDERDALE BY THE SEA, FL 33308

VIOLATIONS:	#	<u>DATE</u>	<u>DESCRIPTION</u>	<u>STATUS</u>	<u>DATE RESOLVED</u>
1	11/16/2022		Florida Building Code FBC BCA Section 110.15 - Building Safety Inspection Program. The BORA has established a building safety inspection program for buildings and structures that have been in existence for a period of 40 years or longer. The BORA by written policy shall establish the guidelines and criteria which will be the minimum requirements for the Building Safety Inspection Program. The Building Official shall enforce the building safety inspection Program. U.S. Government buildings, State of Florida buildings, buildings built on Indian Reservations, Schools buildings under the jurisdiction of the Broward County School Board, and One and Two Family Dwellings are exempt from this program. Exceptions: All single family residences, duplexes and minor structures defined as buildings or structure in any occupancy group having a gross floor area less than 3,500 square feet. In order to implement the new Building Safety Inspection Program in an orderly manner to clear a backlog of buildings needing inspection, implementation shall proceed as follows: 1. 40 year or...	Not in Compliance	

FINES:

NARRATIVE: FBC 110.15 Building Safety Inspection Program. Compliance Required. Please comply with all the requirements of the inspection program. Information is located at:
<https://www.broward.org/CodeAppeals/Documents/40%20Year%20Building%20Safety%20Inspection%20Program.pdf>.
 For questions on the Building Safety Program requirements, please contact BuildingOfficial@lbs-fl.gov.
 For questions regarding your code case, please contact Bethanyb@lbs-fl.gov.

Respectfully,

Bethany Banyas
Senior Inspector, Code Compliance
954-640-4220

PREPARED January 17, 2023 11:28
AM
PROGRAM CE200L
TOWN OF LAUDERDALE-BY-THE-
SEA

CASE HISTORY REPORT
CASE NUMBER 22080012

Hearing Date
26 January, 2023

CASE TYPE	Permits Required Violations	DATE ESTBL	8/9/2022	STATUS	Open
ADDRESS	4300 SEAGRAPE DR, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Greg Wienbarg	STATUS DATE	11/18/2022 12:17:00 PM

37. CASE 22080012

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Certified Mail
	DAYS TO COMPLY	43
		PROSECUTION COSTS \$75.00
		COMMENTS FINAL ORDER At the October 27, 2022 Special Magistrate Hearing, the Magistrate ordered compliance by November 16, 2022 (by obtaining an approved permit for all A/Cs and for Unit 8 front door) or a fine of \$250 will accrue thereafter. A Hearing Cost of \$50 was assessed. The case will return to the November 17, 2022 hearing
	INSPECTION DATE	12/8/2022
	COMPLIED DATE	
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	10/27/2022
	FINAL ORDER COMPLY BY DATE	11/16/2022
NOTICE NAMES:	SEAGRAPE ONE APARTMENTS LLC	Owner
	7353 CANOGA AVE CANOGA, CA 91303	
	MANUEL J, ESQ, VADILLO	
	1200 BRICKELL AVENUE SUITE 1480 MIAMI, FL33131	

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	12/8/2022	Chapter 30 - Unified Land Development Regulations Section 30-477(a)- Maintenance of landscaped areas. The owner, tenant and/or agent, if any, shall be jointly and severally responsible for the proper maintenance and protection of landscaping and irrigation systems existing or hereafter installed. Maintenance shall include watering, weeding, mowing, fertilizing, treating, mulching, trimming, removal or replacement of dead or diseased plants and removal of refuse and debris on a regular basis so as to continue a healthy growing condition and present a neat and well-kept appearance at all times. If landscaping is found to be in a state of decline, dead or missing, it shall be replaced with equivalent landscape material.	Closed	10/25/2022
	2	12/8/2022	Florida Building Code FBC BCA Section 105.1. Work Without Permits. Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building, structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be	Not in Compliance	

deemed...

FINES:	<u>DESCRIPTION</u>	<u>CHARGE</u>	<u>DATE BOARD ORDER</u>
			<u>COMPLY</u>
	DAILY FINE	\$250.00	12/8/2022
	FLAT PENALTY		1/1/0001

NARRATIVE: FBC 105.1 - Work done without a Permit from the Town.
As per Building Official: Work done without permits including but not limited to multiple mini split A/C units and central A/C units, multiple front doors replaced, and interior renovations in unit #4 & #8. Stop Work Order posted (8/9/2022).
Corrective Action required: Please obtain after-the-fact permits for all work done without a permits.
For assistance with permitting or questions about the violation, you may contact the Building Department at 954-640-4215 or building@lbts-fl.gov.

Sec. 30-477(a) - The owner, tenant and/or agent, if any, shall be jointly and severally responsible for the proper maintenance and protection of landscaping and irrigation systems existing or hereafter installed. Maintenance shall include watering, weeding, mowing, fertilizing, treating, mulching, trimming, removal or replacement of dead or diseased plants and removal of refuse and debris on a regular basis so as to continue a healthy growing condition and present a neat and well-kept appearance at all times. If landscaping is found to be in a state of decline, dead or missing, it shall be replaced with equivalent landscape material. Corrective action: Remove and replace all dead landscaping and trim all landscaping so that it's not protruding into the walkways.

If you have any questions or concerns, please contact code inspector Greg Wienbarg at 954-640-4216, or via email gregw@lauderdalebythesea-fl.gov

CASE TYPE	Permits Required Violations	DATE ESTBL	8/10/2022	STATUS	Open
ADDRESS	4641 BOUGAINVILLE DR, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Greg Wienbarg	STATUS DATE	10/31/2022 12:00:00 AM

38. CASE 22080016

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE	
	TYPE OF SERVICE	Certified Mail	PROSECUTION COSTS \$50.00
	DAYS TO COMPLY	77	COMMENTS FINAL ORDER At the October 27, 2022 Special Magistrate hearing, the Special Magistrate ordered the property to comply by December 26, 2022 or daily fines will begin to accrue: FBC 105.1 - \$250 per day 6-36(a) - \$250 per day 30-327.(k)1.a.-h. - \$10 per day A hearing cost of \$50 was assessed. The case will return to the January 26, 2023 hearing.
	INSPECTION DATE	12/26/2022	COMMENTS - IMPOSITION OF FINE
	COMPLIED DATE		
	SCHEDULED HEARING DATE	1/26/2023	
	FINAL ORDER MEETING DATE	10/27/2022	
	FINAL ORDER COMPLY BY DATE	12/26/2022	
NOTICE NAMES:	STANLEY,GEORGE STANLEY,ROSE	Owner	
	21 SIMSON LN OAKDALE, CT 06370		

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	12/26/2022	Chapter 30 - Unified Land Development Regulations Sec. 30-327.(k)1.a.-h. - Vacation rental or short term rental dwelling. Vacation rentals and short term rentals. Vacation rental or short term rental dwelling. 1. There shall be posted, in the dwelling on or within ten feet of the front door, all of the following information: a. The name, address, and phone number of the rental agent; and b. The maximum occupancy of the dwelling; and c. The maximum number of vehicles that can be parked at the dwelling, along with a sketch of the location of the parking spaces; and d. The days of trash pickup, and a notice that trash shall not be left or stored outside the dwelling except after 6:00 p.m. on the day prior to pickup, and the trash containers shall be removed from the curb no later than 6:00 p.m. on the day of pickup; and e. The location of the nearest hospital and police station; and f. A legible copy of the rental certificate; and g. A legible copy of this section; and h. A legible copy of the agreement between the owner and the vacation rental or short term rental occupant(s), for the duration of...	Not in Compliance	
	2	12/26/2022	Chapter 6 - Building and Building Regulations Section 6-36(a). General structural specifications. Foundations, floors, walls, ceilings, roofs, windows, doors and all other building parts shall be structurally sound, weatherproof, watertight and rodent-proof, and shall be kept in good state of repair. Roof surfaces shall be watertight. Where water is permitted to stand on a roof for cooling purposes, the roof must be designed for that purpose and proper precautionary measures taken to prevent breeding of mosquitoes and other similar insects.	Not in Compliance	
	3	12/26/2022	Florida Building Code FBC BCA Section 105.1. Work Without Permits. Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building,	Not in Compliance	

structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be deemed...

FINES:	<u>DESCRIPTION</u>	<u>CHARGE</u>	<u>DATE BOARD ORDER</u> <u>COMPLY</u>
	DAILY FINE	\$250.00	12/26/2022
	DAILY FINE	\$10.00	12/26/2022
	DAILY FINE	\$250.00	12/26/2022

NARRATIVE: FBC 105.1 - Work done without a Permit from the Town.
 As per Building Official: Work done without permits, including kitchen remodel, 2 bathroom remodels, 2 A/C units, electrical panel, and pool water heater.
 Corrective Action required: Please obtain an after-the-fact permit for all work done without a permit.
 For assistance with permitting or questions about the violation, you may contact the Building Department at 954-640-4215 or building@lbts-fl.gov.

Sec. 6-36(a) - General structural specifications. Foundations, floors, walls, ceilings, roofs, windows, doors, and all other building parts shall be structurally sound, weatherproof, watertight and rodent-proof, and shall be kept in good state of repair. Corrective action: The interior ceiling is open up to the roof boards in the closet with the A/C and water heater. The ceiling needs to be replaced in this closet to close off the open area.

Sec. 30-327(K)1. A-H – Missing information to be posted within 10 feet of the door. Please present the completed rental binder guide information in each unit that will be rented, within 10 feet of the door.

If you have any questions or concerns, please contact code inspector Greg Wienbarg at 954-640-4216, or via email gregw@lauderdalebythesea-fl.gov

PREPARED January 17, 2023 11:28
AM
PROGRAM CE200L
TOWN OF LAUDERDALE-BY-THE-
SEA

CASE HISTORY REPORT
CASE NUMBER 22080023

Hearing Date
26 January, 2023

CASE TYPE	Permits Required Violations	DATE ESTBL	8/30/2022	STATUS	Open
ADDRESS	3 SUNSET LN, LAUDERDALE BY THE SEA, FL 33062	INSPECTOR	Greg Wienbarg	STATUS DATE	11/18/2022 11:33:00 AM

39. CASE 22080023

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE	
	TYPE OF SERVICE	Certified Mail	PROSECUTION COSTS \$50.00
	DAYS TO COMPLY	62	COMMENTS FINAL ORDER At the November 17, 2022 Special Magistrate Hearing, the Magistrate issued a Final Order requiring compliance by January 25, 2023 or a fine of \$250 per violation, per day will begin to accrue on January 26. A Hearing Cost of \$50 was assessed. Compliance is to be achieved by obtaining an approved after-the-fact permit for all unpermitted work, and by fixing the shed door.
	INSPECTION DATE	1/25/2023	COMMENTS - IMPOSITION OF FINE
	COMPLIED DATE		
	SCHEDULED HEARING DATE	1/26/2023	
	FINAL ORDER MEETING DATE	11/17/2022	
	FINAL ORDER COMPLY BY DATE	1/25/2023	
NOTICE NAMES:	NGUYEN,PHUONG DINH VAN,TAN 10973 SW 37 MNR DAVIE, FL 33328	Owner	

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	1/25/2023	Chapter 6 - Building and Building Regulations Section 6-36(a). General structural specifications. Foundations, floors, walls, ceilings, roofs, windows, doors and all other building parts shall be structurally sound, weatherproof, watertight and rodent-proof, and shall be kept in good state of repair. Roof surfaces shall be watertight. Where water is permitted to stand on a roof for cooling purposes, the roof must be designed for that purpose and proper precautionary measures taken to prevent breeding of mosquitoes and other similar insects.	Not in Compliance	
	2	1/25/2023	Florida Building Code FBC BCA Section 105.1. Work Without Permits. Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building, structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be deemed...	Not in Compliance	

FINES:	DESCRIPTION	CHARGE	DATE BOARD ORDER
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COMPLY

DAILY FINE	\$250.00	1/25/2023
DAILY FINE	\$250.00	1/25/2023

NARRATIVE:

FBC 105.1 - Work done without a Permit from the Town.

As per Building Official: Work done without permits including two A/C units, water heater, pool water heater, PVC deck and dock, kitchen renovation and bathroom renovations.

Corrective Action required: Please obtain an after-the-fact permit for all work done without a permit.

For assistance with permitting or questions about the violation, you may contact the Building Department at 954-640-4215 or building@lbts-fl.gov.

Sec. 6-36(a) - General structural specifications. Foundations, floors, walls, ceilings, roofs, windows, doors, and all other building parts shall be structurally sound, weatherproof, watertight and rodent-proof, and shall be kept in good state of repair. Shed door needs to be repaired. It's hanging on by one hinge.

FBC R4501.17.1.9 – All doors providing direct access from the home to the pool shall be equipped with an exit alarm. Please place door alarms on each door that provides direct access to the pool. Separate alarms are not required for each door or window if sensors are wired to a central alarm sound when contact is broken at any opening.

If you have any questions or concerns, please contact code inspector Greg Wienbarg at 954-640-4216, or via email gregw@lauderdalebythesea-fl.gov

PREPARED January 17, 2023 11:28
AM
PROGRAM CE200L
TOWN OF LAUDERDALE-BY-THE-
SEA

CASE HISTORY REPORT
CASE NUMBER 21110002

Hearing Date
26 January, 2023

CASE TYPE	Permits Required Violations	DATE ESTBL	11/3/2021	STATUS	Open
ADDRESS	1439 S OCEAN BLVD, LAUDERDALE BY THE SEA, FL 33062	INSPECTOR	Greg Wienbarg	STATUS DATE	12/17/2022 12:00:00 AM

40. CASE 21110002

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE	6/23/2022
	TYPE OF SERVICE	Certified Mail	PROSECUTION COSTS \$300.00
	DAYS TO COMPLY	79	COMMENTS FINAL ORDER At the (1-27-22) Special Magistrate Hearing, the Magistrate found that violation(s) existed. The Magistrate issued a Final Order, ordering the respondent to comply by (3-23-22) or a fine of \$250 per violation per day will accrue beginning (3-24-22) until compliance is reached and verified by the Town. Hearing Cost of \$100 was assessed for this hearing. If compliance is not reached and confirmed by the time required and/or Hearing Cost is not paid, the case will return to the (3-24-22) Hearing.
	INSPECTION DATE	1/20/2023	COMMENTS - IMPOSITION OF FINE At the June 23, 2022 Special Magistrate Hearing the Magistrate ordered a certification of the lien along with the unpaid Hearing Cost and an additional Hearing Cost of \$200.
	COMPLIED DATE		
	SCHEDULED HEARING DATE	1/26/2023	
	FINAL ORDER MEETING DATE	1/27/2022	
	FINAL ORDER COMPLY BY DATE	3/23/2022	
NOTICE NAMES:	WHITTIER TOWERS APARTMENTS ASSOCIATION, INC.	Owner	
	4800 N. STATE ROAD 7 #105 FORT LAUDERDALE, FL 33319		
	c/o Jeremy Shir / Becker & Poliakoff, The Palm Yacht & Beach Club, Inc		
	1 E Broward Blvd, Ste 1800 Ft Lauderdale, FL33301		
	c/o Kathy Galullo, President, Whittier Towers Apts. Assoc. Inc.		
	1439 S Ocean Blvd #118 Lauderdale By The Sea, FL33062		
	c/o Kaye Bender Rembaum, Whittier Towers Apts. Assoc. Inc.		
	1200 Park Central Blvd South Pompano Beach, FL33064		
	c/o Seiler, John P. , Whittier Towers Apts. Assoc. Inc.		
	2850 N Andrews Ave Ft Lauderdale, FL33311		

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	1/20/2023	Florida Building Code FBC BCA Section 105.1. Work Without Permits. Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building, structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or	Not in Compliance	

to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be deemed...

FINES:	<u>DESCRIPTION</u>	<u>CHARGE</u>	<u>DATE BOARD ORDER</u>
			<u>COMPLY</u>
	DAILY FINE	\$250.00	3/23/2022

NARRATIVE: FBC 105.1 - Work done without a Permit from the Town.
 As per Assistant Building Official: Dock and seawall work done without a permit.
 Corrective Action required: Please obtain an after-the-fact permit for all work including but not limited to the piling dock, the floating dock and the concrete restoration work on the seawall that was done without an approved permit. Please comply with any stipulations of the permit(s), obtain all required inspections, and ensure that the permit(s) is Closed.
 For assistance with permitting or questions about the violation, you may contact the Building Department at 954-640-4215 or building@lbts-fl.gov.

 If you have any questions or concerns, please contact code inspector Greg Wienbarg at 954-531-5596, or via email gregw@lauderdalebythesea-fl.gov

CASE TYPE	Permits Required Violations	DATE ESTBL	12/6/2022	STATUS	Open
ADDRESS	4403 W TRADEWINDS AVE, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Bethany Banyas	STATUS DATE	12/6/2022 12:00:00 AM

41. CASE 22120003

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Certified Mail
	DAYS TO COMPLY	28
	INSPECTION DATE	1/3/2023
	COMPLIED DATE	
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES:	4403 TRADEWINDS INC	Owner
	4403 W TRADEWINDS AVE LAUDERDALE BY THE SEA, FL 33308	

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	1/3/2023	Florida Building Code FBC BCA Section 105.1. Work Without Permits. Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building, structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be deemed...	Not in Compliance	

FINES:

NARRATIVE: FBC 105.1 - Work done without a Permit from the Town.
As per Building Official Simo Mansor, an after-the-fact permit is required for:

1) Repairs/paving of the parking lot at 4403 W Tradewinds Ave.
Corrective Action required: Submit application/s and obtain after-the-fact permit/s for all work done without a permit. For assistance with permitting or questions about the violation, you may contact the Building Department at 954-640-4215 or building@lbts-fl.gov.

Respectfully,

Bethany Banyas
Senior Inspector, Code Compliance
954-640-4220
bethanyb@lbts-fl.gov

PREPARED January 17, 2023 11:28
AM
PROGRAM CE200L
TOWN OF LAUDERDALE-BY-THE-
SEA

CASE HISTORY REPORT
CASE NUMBER 22120004

Hearing Date
26 January, 2023

CASE TYPE	Inoperative vehicles	DATE ESTBL	12/7/2021	STATUS	Open
ADDRESS	1756 W TERRA MAR DR, LAUDERDALE BY THE SEA, FL 33062	INSPECTOR	Bethany Banyas	STATUS DATE	1/14/2023 12:00:00 AM

42. CASE 22120004

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Certified Mail
	DAYS TO COMPLY	28
	INSPECTION DATE	1/25/2023
	COMPLIED DATE	
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES: MCCORMICK, RONALD R & BARBARA Owner
1756 W TERRA MAR DR LAUDERDALE BY THE SEA, FL 33062

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	1/25/2023	Chapter 6 - Building and Building Regulations Section 6-41(a)(10) - Maintenance of exterior of premises. The exterior of buildings and structures and all property shall be kept free of all nuisances, and any hazards to the safety of occupants, customers, pedestrians and other persons utilizing the premises and free of unsanitary conditions and any of the foregoing shall be promptly removed and abated by the owner or operator. It shall be the duty of the owner or operator to keep the premises free of hazards which include, but are not limited to, the following: Partially dismantled, wrecked, junked, discarded motor vehicles, boats or trailers;	Not in Compliance	
	2	1/25/2023	Chapter 6 - Building and Building Regulations Section 6-41(a)(11) - Maintenance of exterior of premises. The exterior of buildings and structures and all property shall be kept free of all nuisances, and any hazards to the safety of occupants, customers, pedestrians and other persons utilizing the premises and free of unsanitary conditions and any of the foregoing shall be promptly removed and abated by the owner or operator. It shall be the duty of the owner or operator to keep the premises free of hazards which include, but are not limited to, the following: Non-operating motor vehicles;	Not in Compliance	

FINES:

NARRATIVE: 1) Section 6-41(a)(10) - Maintenance of exterior of premises. Property shall be kept free of partially dismantled, wrecked, junked, discarded motor vehicles, boats or trailers.
2) Section 6-41(a)(10) - Maintenance of exterior of premises. Property shall be kept free of non-operating motor vehicles.

Inoperative vehicles observed stored in driveway. Town Code does not permit storage of inoperable vehicles on residential properties. Please remove the vehicles from the site until such time as they are returned to operable condition.

Thank you in advance for your diligent attention to this matter.

Respectfully,

Bethany Banyas
Senior Inspector, Code Compliance
954-857-5563
bethanyb@lbtz-fl.gov

CASE TYPE	Permits Required Violations	DATE ESTBL	12/15/2022	STATUS	Open
ADDRESS	3261 S TERRA MAR DR, LAUDERDALE BY THE SEA, FL 33062	INSPECTOR	Eric Villanueva	STATUS DATE	12/15/2022 12:00:00 AM

43. CASE 22120006

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	7020064000110383869	I. OF F. MEETING DATE
	TYPE OF SERVICE	Certified Mail	PROSECUTION COSTS
	DAYS TO COMPLY	23	COMMENTS FINAL ORDER
	INSPECTION DATE	1/6/2023	COMMENTS - IMPOSITION OF FINE
	COMPLIED DATE		
	SCHEDULED HEARING DATE	1/26/2023	
	FINAL ORDER MEETING DATE		
	FINAL ORDER COMPLY BY DATE		

NOTICE NAMES:	ZIRIAKUS,DANIEL	Owner
	8351 NW 62 PL PARKLAND, FL 33067	
	ZIRIAKUS, DANIEL	
	8351 NW 62 PL PARKLAND , FL33067	

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	1/6/2023	Florida Building Code FBC BCA Section 105.1. Work Without Permits. Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building, structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be deemed...	Not in Compliance	

FINES:

NARRATIVE: WWOP driveway being done with no permit.

- I met with the building official, and we reviewed the photos and existing building permits to find that there was work done without permits.
You'll need to obtain after the fact permits. A notice of violation will be sent through certified mail with 30 days to come into compliance. Compliance means obtaining issued permits for all necessary items.
Please contact the following individuals if you have any questions about building permits or the application process.
Building Official- Simo Mansor: 954-640-4223, buildingofficial@lbts-fl.gov Permit administrator- David Lee: 954-640-4224, DavidL@lbts-fl.gov

If you have any questions or concerns, please contact code inspector Eric Villanueva at 954-640-4216, or via email EricV@lbts-fl.gov

CASE TYPE	Building Code Violations	DATE ESTBL	12/15/2022	STATUS	Open
ADDRESS	100 E COMMERCIAL BLVD, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Eric Villanueva	STATUS DATE	12/14/2022 12:00:00 AM

44. CASE 22120007

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Verified
	DAYS TO COMPLY	1
	INSPECTION DATE	12/15/2022
	COMPLIED DATE	
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES:	COMMERCIAL EAST LLC	Owner
	122 GOLDEN BEACH DR GOLDEN BEACH, FL 33160	

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	12/15/2022	Chapter 6 - Building and Building Regulations Section 6-36(a). General structural specifications. Foundations, floors, walls, ceilings, roofs, windows, doors and all other building parts shall be structurally sound, weatherproof, watertight and rodent-proof, and shall be kept in good state of repair. Roof surfaces shall be watertight. Where water is permitted to stand on a roof for cooling purposes, the roof must be designed for that purpose and proper precautionary measures taken to prevent breeding of mosquitoes and other similar insects.	Not in Compliance	
	2	12/15/2022	Florida Building Code FBC BCA Section 105.1. Work Without Permits. Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building, structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be deemed...	Not in Compliance	

FINES:

NARRATIVE: WWOP permit.
- Work done without a Permit from the Town.
As per Building Official Simo Mansor, the following work was done without permits:
Opening to concrete floor on second floor.
Stop Work Order posted (12/13/2022).
Corrective Action required: Submit application/s and obtain after-the-fact permit/s for all work done without a permit. For assistance with permitting or questions about the violation, you may contact the Building Department at 954-640-4215 or building@lbts-fl.gov.

PREPARED January 17, 2023 11:28
AM
PROGRAM CE200L
TOWN OF LAUDERDALE-BY-THE-
SEA

CASE HISTORY REPORT
CASE NUMBER 22120010

Hearing Date
26 January, 2023

CASE TYPE	Zoning Violations	DATE ESTBL	12/21/2022	STATUS	Open
ADDRESS	4521 N OCEAN DR, LAUDERDALE BY THE SEA, FL 33308 1-6	INSPECTOR	Bethany Banyas	STATUS DATE	12/21/2022 12:00:00 AM

45. CASE 22120010

CASE DATA: ORIG. CASE CERT. MAIL NUMBER I. OF F. MEETING DATE
TYPE OF SERVICE Certified Mail PROSECUTION COSTS
DAYS TO COMPLY 0 COMMENTS FINAL ORDER
INSPECTION DATE 12/21/2022 COMMENTS - IMPOSITION OF FINE
COMPLIED DATE
SCHEDULED HEARING DATE 1/26/2023
FINAL ORDER MEETING DATE
FINAL ORDER COMPLY BY DATE

NOTICE NAMES: BELL,ROBERT K Owner
1416 SW 15 TER FORT LAUDERDALE, FL 33312

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	12/21/2022	Chapter 30 - Unified Land Development Regulations Section 30-241(k)(1) - RM-25 district—Apartments and lodging. Density and lot area. Required lot area shall be at least 1,742 feet per multiple-family kitchen dwelling unit and at least 871 square feet per hotel room (1,742 square feet for condominium).	Not in Compliance	

FINES:

NARRATIVE: Violation of Section 30-241.(k)(1). REPEAT VIOLATION: 4521 N Ocean Drive has a lot size of 6,251 sf. It was built under an approved building permit for 4 units. On 12/21/22 it was observed to be operating as more than 4 units. The lot size is not sufficient to accommodate any additional units. In order to comply, the property shall be returned to its original condition and status with 4 individual units.

This property is scheduled to appear before the Special Magistrate on January 26, 2023. You should contact your code officer prior to the date of the hearing to request and schedule a re-inspection if you believe you are in compliance.

DUE TO REPEAT VIOLATION STATUS, THIS CASE WILL STILL BE HEARD FOR IMPOSITION OF A PENALTY REGARDLESS OF WHETHER THE VIOLATION IS CORRECTED PRIOR TO THE HEARING.

PER FLORIDA STATUTES 162.09, A FINE OF \$500 PER DAY MAY BE ASSESSED FOR EACH DAY THIS VIOLATION CONTINUES TO EXIST, BEGINNING THE DATE THE VIOLATION WAS FIRST OBSERVED BY THE INSPECTOR AND CONTINUING UNTIL YOU ARRANGE AND PASS INSPECTION FOR COMPLIANCE.

Bethany Banyas
Senior Inspector, Code Compliance
954-640-4220
bethanyb@lbtz-fl.gov

PREPARED January 17, 2023 11:28
AM
PROGRAM CE200L
TOWN OF LAUDERDALE-BY-THE-
SEA

CASE HISTORY REPORT
CASE NUMBER 22120011

Hearing Date
26 January, 2023

CASE TYPE	Sign Violations	DATE ESTBL	12/24/2022	STATUS	Open
ADDRESS	100 E COMMERCIAL BLVD, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Bethany Banyas	STATUS DATE	12/24/2022 12:00:00 AM

46. CASE 22120011

CASE DATA: ORIG. CASE CERT. MAIL NUMBER I. OF F. MEETING DATE
TYPE OF SERVICE Verified PROSECUTION COSTS
DAYS TO COMPLY 1 COMMENTS FINAL ORDER
INSPECTION DATE 12/25/2022 COMMENTS - IMPOSITION OF FINE
COMPLIED DATE
SCHEDULED HEARING DATE 1/26/2023
FINAL ORDER MEETING DATE
FINAL ORDER COMPLY BY DATE

NOTICE NAMES: COMMERCIAL EAST LLC Owner
122 GOLDEN BEACH DR GOLDEN BEACH, FL 33160
., HARAT'S PUB, LLC
1822 S YOUNG CIR HOLLYWOOD, FL33020
SANANES, YANIV
122 GOLDEN BEACH DRIVE GOLDEN BEACH, FL33160
SEREBRIANIK, DMITRI
2632 NE 26 CT FT LAUDERDALE, FL33306

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	12/25/2022	Chapter 30 - Unified Land Development Regulations Section 30-505(b). Prohibited signs. The following types of signs are expressly prohibited within the Town: Any sign not listed elsewhere in these regulations as an exempt, permitted or temporary sign;	Not in Compliance	

FINES:

NARRATIVE: Section 30-505(b)- The chef cut out sign on the sidewalk is not permitted and cannot be utilized at all. Please remove and cease using.

This has already been communicated to Harat's business owners and representatives a number of times, including by email on November 14, 2022. Due to the recurrent nature of this violation, the case is scheduled to be heard at the Special Magistrate Hearing on January 26, 2023 even if the property complies. Please cease allowing the chef cutout sign or any other unapproved sign to be placed outside or within ten feet of the window inside the store.

Thank you fin advance for your cooperation and attention in this matter.

Respectfully,

Bethany Banyas
Senior Inspector, Code Compliance
954-640-4220
bethanyb@lbs-fl.gov

PREPARED January 17, 2023 11:28
AM
PROGRAM CE200L
TOWN OF LAUDERDALE-BY-THE-
SEA

CASE HISTORY REPORT
CASE NUMBER 23010003

Hearing Date
26 January, 2023

CASE TYPE	Permits Required Violations	DATE ESTBL	1/6/2023	STATUS	Open
ADDRESS	1850 S OCEAN BLVD, LAUDERDALE BY THE SEA, FL 33062 108	INSPECTOR	Bethany Banyas	STATUS DATE	1/14/2023 12:00:00 AM

47. CASE 23010003

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Verified
	DAYS TO COMPLY	7
	INSPECTION DATE	1/13/2023
	COMPLIED DATE	
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES:	JACOBS-PINEON,ELIZABETH	Owner
	1388 CARROLL ST BROOKLYN, NY 11213	

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	1/13/2023	Florida Building Code FBC BCA Section 105.1. Work Without Permits. Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building, structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be deemed...	Not in Compliance	

FINES:

NARRATIVE:	Violation of FBC 105.1 - Work done without a Permit from the Town. As per Building Official Simo Mansor, interior demolition and renovation was done in this unit without permits. Stop Work Order posted on 1/5/2023. Corrective Action required: Submit application/s and obtain after-the-fact permit/s for all work done without a permit. For assistance with permitting or questions about the violation, you may contact the Building Department at 954-640-4215 or building@lbs-fl.gov.
------------	--

CASE TYPE	NAB CASE	DATE ESTBL	1/13/2023	STATUS	Open
ADDRESS	230 PINE AVE, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Bethany Banyas	STATUS DATE	1/13/2023 12:00:00 AM

48. CASE 23010012

CASE DATA: **ORIG. CASE CERT. MAIL** 70223330000201638415 **I. OF F. MEETING DATE**
NUMBER

TYPE OF SERVICE Certified Mail **PROSECUTION COSTS**

DAYS TO COMPLY 4 **COMMENTS FINAL ORDER**

INSPECTION DATE 1/17/2023 **COMMENTS - IMPOSITION OF FINE**

COMPLIED DATE

SCHEDULED HEARING 1/26/2023
DATE

FINAL ORDER MEETING DATE

FINAL ORDER COMPLY BY DATE

NOTICE NAMES: 827 NW 114 ST LLC Owner

10860 SW 116 ST MIAMI, FL 33176

PADRON, CRISTOBAL

357 ALMERIA AVENUE 103 CORAL GABLES, FL33134

VIOLATIONS:	#	<u>DATE</u>	<u>DESCRIPTION</u>	<u>STATUS</u>	<u>DATE RESOLVED</u>
	1	1/17/2023	Chapter 6 - Building and Building Regulations Section 6-40(a) - Garbage, rubbish and/or weeds. No owner, occupant or operator of any property shall deposit, cause to be deposited, or fail to remove when deposited, any rubbish, garbage or other refuse on the property.	Not in Compliance	

FINES:

NARRATIVE: Section 6-40(a) - No owner of any property shall fail to remove when deposited, any rubbish, garbage or other refuse on the property.

There is garbage on the front of the property. Please remove by Monday, January 16; a re-inspection will be done Tuesday, January 17, 2023.

This violation presents an immediate hazard to public health, safety and welfare. Failure to remove this garbage / junk may result in the Town obtaining authority to remove the items and assess the cost thereof as a lien to the property.

Thank you for your attention to this matter. Please contact me if you have any questions or need assistance.

Respectfully,
 Bethany Banyas
 Senior Inspector, Code Compliance
 954-640-4220
 bethanyb@lbtz-fl.gov

PREPARED January 17, 2023 11:28
AM
PROGRAM CE200L
TOWN OF LAUDERDALE-BY-THE-
SEA

CASE HISTORY REPORT
CASE NUMBER 23010013

Hearing Date
26 January, 2023

CASE TYPE	Property Maintenance	DATE ESTBL	12/31/2022	STATUS	Open
ADDRESS	1973 WINDWARD DR, LAUDERDALE BY THE SEA, FL 33062	INSPECTOR	Bethany Banyas	STATUS DATE	1/14/2023 12:00:00 AM

49. CASE 23010013

CASE DATA: ORIG. CASE CERT. MAIL NUMBER I. OF F. MEETING DATE
TYPE OF SERVICE Verified PROSECUTION COSTS
DAYS TO COMPLY 7 COMMENTS FINAL ORDER
INSPECTION DATE 1/21/2023 COMMENTS - IMPOSITION OF FINE
COMPLIED DATE
SCHEDULED HEARING DATE 1/26/2023
FINAL ORDER MEETING DATE
FINAL ORDER COMPLY BY DATE

NOTICE NAMES: CUMMINGS, EDWARD Owner
9770 NICKELS BLVD APT 405 BOYNTON BEACH, FL 33436
., TENANT / OCCUPANT
1973 WINDWARD DR LAUDERDALE BY THE SEA, FL33062

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	1/21/2023	Chapter 30 - Unified Land Development Regulations Section 30-313(q)(2). - General provisions Swimming pools, pool decks, patios, hot tubs and spas; setbacks and enclosure required. All swimming pools shall be enclosed by an open mesh screen enclosure or a fence or wall a minimum of five feet in height of such design and material as will prevent unauthorized access to the pool area. All screen doors and fence gates shall be equipped with a self-locking mechanism.	Not in Compliance	

FINES:

NARRATIVE: ***POOL ACCESS IS OPEN AND UNGUARDED***
Pool fence must be returned to good working condition. Please replace the missing panels in the fence to prevent unauthorized access.
This is a life-safety violation. Please contact me at 954-640-4221 to request a re-inspection immediately upon completion.

Thank you for your attention to this matter. Please contact me if you have any questions or need assistance.
Respectfully,
Bethany Banyas
Senior Inspector, Code Compliance
954-640-4220
bethanyb@lbt-s-fl.gov

PREPARED January 17, 2023 11:28
AM
PROGRAM CE200L
TOWN OF LAUDERDALE-BY-THE-
SEA

CASE HISTORY REPORT
CASE NUMBER 22090004

Hearing Date
26 January, 2023

CASE TYPE	Permits Required Violations	DATE ESTBL	9/16/2022	STATUS	Open
ADDRESS	5200 N OCEAN BLVD, LAUDERDALE BY THE SEA, FL 33308 1006B	INSPECTOR	Bethany Banyas	STATUS DATE	11/18/2022 12:00:00 AM

50. CASE 22090004

CASE DATA: ORIG. CASE CERT. MAIL NUMBER I. OF F. MEETING DATE
TYPE OF SERVICE Certified Mail PROSECUTION COSTS
DAYS TO COMPLY 28 COMMENTS FINAL ORDER
INSPECTION DATE 10/22/2022 COMMENTS - IMPOSITION OF FINE
COMPLIED DATE
SCHEDULED HEARING DATE 1/26/2023
FINAL ORDER MEETING DATE
FINAL ORDER COMPLY BY DATE

NOTICE NAMES: ANON,FERNANDO & VIVIAN Owner
5200 N OCEAN BLVD #1006B LAUDERDALE BY THE SEA, FL 33308

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	10/22/2022	Florida Building Code Section 105.1 Required 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 required impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit.	Not in Compliance	

FINES:

NARRATIVE: FBC 105.1 (work without permits). Per Building Official Simo Mansor, no permit was obtained for a water heater change out at 5200 N OCEAN BLVD, LAUDERDALE BY THE SEA, FL 33308 1006B.
Corrective Action: Obtain an after-the-fact permit for the water heater, through a licensed contractor.
The initial comply-by date is set for OCTOBER 22, 2022.
The initial Special Magistrate Hearing date is set for NOVEMBER 17, 2022.
This case can be closed once the permit is approved and issued.

The Building Department will be glad to assist with any permitting questions, at 954-640-4215 or Building@lbtz-fl.gov. Thank you for your attention to this matter.

Respectfully,
Bethany Banyas
954-640-4220
bethanyb@lbtz-fl.gov

CASE TYPE	Permits Required Violations	DATE ESTBL	9/22/2022	STATUS	Open
ADDRESS	233 HIBISCUS AVE, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Bethany Banyas	STATUS DATE	11/18/2022 11:39:00 AM

51. CASE 22090005

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE	
	TYPE OF SERVICE	Certified Mail	PROSECUTION COSTS \$50.00
	DAYS TO COMPLY	28	COMMENTS FINAL ORDER At the November 17, 2022 Special Magistrate Hearing, the Magistrate issued a Final Order requiring compliance by January 25, 2023 or a fine of \$250 per day will begin to accrue on January 26. A Hearing Cost of \$50 was assessed. Compliance is to be achieved by obtaining an approved after-the-fact permit for all unpermitted work.
	INSPECTION DATE	1/25/2023	COMMENTS - IMPOSITION OF FINE
	COMPLIED DATE		
	SCHEDULED HEARING DATE	1/26/2023	
	FINAL ORDER MEETING DATE	11/17/2022	
	FINAL ORDER COMPLY BY DATE	1/25/2023	

NOTICE NAMES: DUNG KIM NGUYEN REV TR NGUYEN,DUNG KIM TRS Owner
3600 SW 141ST AVE MIRAMAR, FL 33027
VACATION RENTAL AGENT, SABRINA MONTEMERANI
1000 SE 4 St #217 FT LAUDERDALE, FL33301

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	1/25/2023	Florida Building Code Section 105.1 Required 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 required impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the building official and obtain the required permit.	Not in Compliance	

FINES:	DESCRIPTION	CHARGE	DATE BOARD ORDER COMPLY
	DAILY FINE	\$250.00	1/25/2023

NARRATIVE: FBC 105.1 (work without permits). Per Building Official Simo Mansor, no permit was obtained for full interior demolition and renovations at 233-235 Hibiscus Ave. A Stop Work Order was posted September 22, 2022.
Corrective Action: Obtain approved after-the-fact permit(s) for all work, through a licensed contractor.

The initial comply-by date is set for OCTOBER 25, 2022.
The initial Special Magistrate Hearing date is set for NOVEMBER 17, 2022.
This case can be closed once the permit/s are approved and issued.

The Building Department will be glad to assist with any permitting questions, at 954-640-

4215 or Building@lbts-fl.gov.

Thank you for your attention to this matter.

Respectfully,

Bethany Banyas
954-640-4220
bethanyb@lbts-fl.gov

CASE TYPE	Permits Required Violations	DATE ESTBL	9/9/2022	STATUS	Open
ADDRESS	4900 N OCEAN BLVD, LAUDERDALE BY THE SEA, FL 33308 212	INSPECTOR	Bethany Banyas	STATUS DATE	11/18/2022 12:00:00 AM

52. CASE 22100002

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Verified
	DAYS TO COMPLY	28
	INSPECTION DATE	11/5/2022
	COMPLIED DATE	
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES:	PURPLE LAKE INVESTMENTS CORP	Owner
	4900 N OCEAN BLVD UNIT 212 LAUDERDALE BY THE SEA, FL 33308	

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	11/5/2022	Florida Building Code FBC BCA Section 105.1. Work Without Permits. Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building, structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be deemed...	Not in Compliance	

FINES:

NARRATIVE: Violation of FBC 105.1 (work without permits). Per Building Official Simo Mansor, no permit was obtained for:
Full interior demolition and renovations of entire condo unit. This includes kitchen, bath, electrical, plumbing, etc.
Corrective Action: Obtain an after-the-fact permit for the condo demolition and renovations, through a licensed contractor.

The initial comply-by date is set for NOVEMBER 5, 2022.
The initial Special Magistrate Hearing date is set for NOVEMBER 17, 2022.
This case can be closed once the permits are approved and issued.
The Building Department will be glad to assist with any permitting questions, at 954-640-4215 or Building@lbs-fl.gov.

Thank you for your attention to this matter.
Respectfully,
Bethany Banyas

954-640-4220
bethanyb@lbs-fl.gov

PREPARED January 17, 2023 11:28
AM
PROGRAM CE200L
TOWN OF LAUDERDALE-BY-THE-
SEA

CASE HISTORY REPORT
CASE NUMBER 22100003

Hearing Date
26 January, 2023

CASE TYPE	Permits Required Violations	DATE ESTBL	9/23/2022	STATUS	Open
ADDRESS	2049 TROPIC ISLE, LAUDERDALE BY THE SEA, FL 33062	INSPECTOR	Bethany Banyas	STATUS DATE	11/18/2022 12:00:00 AM

53. CASE 22100003

CASE DATA: ORIG. CASE CERT. MAIL NUMBER I. OF F. MEETING DATE
TYPE OF SERVICE Verified PROSECUTION COSTS
DAYS TO COMPLY 28 COMMENTS FINAL ORDER
INSPECTION DATE 11/5/2022 COMMENTS - IMPOSITION OF FINE
COMPLIED DATE
SCHEDULED HEARING DATE 1/26/2023
FINAL ORDER MEETING DATE
FINAL ORDER COMPLY BY DATE

NOTICE NAMES: FORTUNE PROPERTIES LLC Owner
440 STORE RD HARLEYSVILLE, PA 19438

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	11/5/2022	Florida Building Code FBC BCA Section 105.1. Work Without Permits. Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building, structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be deemed...	Not in Compliance	

FINES:

NARRATIVE: Violation of FBC 105.1 (work without permits). Per Building Official Simo Mansor, no permit was obtained for:
1) Kitchen renovation
2) Bathroom renovation (2 bathrooms)
3) Water heater changeout
Corrective Action: Obtain an after-the-fact permit through a licensed contractor for all of the as-yet unpermitted work.

The initial comply-by date is set for NOVEMBER 5, 2022.
The initial Special Magistrate Hearing date is set for NOVEMBER 17, 2022.
This case can be closed once the permits are approved and issued.
The Building Department will be glad to assist with any permitting questions, at 954-640-4215 or Building@lbs-fl.gov.

Thank you for your attention to this matter.
Respectfully,
Bethany Banyas

954-640-4220
bethanyb@lbs-fl.gov

CASE TYPE	Permits Required Violations	DATE ESTBL	10/3/2022	STATUS	Open
ADDRESS	1480 S OCEAN BLVD, LAUDERDALE BY THE SEA, FL 33062 222	INSPECTOR	Bethany Banyas	STATUS DATE	12/21/2022 12:00:00 AM

54. CASE 22100004

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Verified
	DAYS TO COMPLY	28
		PROSECUTION COSTS \$50.00
		COMMENTS FINAL ORDER At the November 17, 2022 Special Magistrate Hearing, the Magistrate issued a Final Order requiring compliance by January 25, 2023 or a fine of \$250 per day will begin to accrue on January 26. A Hearing Cost of \$50 was assessed. Compliance is to be achieved by obtaining an approved after-the-fact permit for all unpermitted work. The case is scheduled for follow-up at the January 26, 2023 hearing.
	INSPECTION DATE	1/2/2023
		COMMENTS - IMPOSITION OF FINE
	COMPLIED DATE	
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	11/17/2022
	FINAL ORDER COMPLY BY DATE	1/25/2023

NOTICE NAMES: ILIAKIS,CLEOPATRA LE Owner
1480 S OCEAN BLVD #222 LAUDERDALE BY THE SEA, FL 33062

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	1/2/2023	Florida Building Code FBC BCA Section 105.1. Work Without Permits. Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building, structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be deemed...	Not in Compliance	

FINES:	DESCRIPTION	CHARGE	DATE BOARD ORDER COMPLY
	DAILY FINE	\$250.00	1/25/2023

NARRATIVE: Violation of FBC 105.1 (work without permits). Per Building Official Simo Mansor, no permit was obtained for:
1) Kitchen remodel (Broward County permit 08-01321 was canceled; work was done without a permit).
2) Front doors

- 3) Water heater
 - 4) Through-wall A/C (new electrical outlet installed, and hole cut in exterior wall to install A/C).
 - 5) New bathroom tiling
- Corrective Action: Obtain an after-the-fact permit through a licensed contractor for all of the as-yet unpermitted work.

The initial comply-by date is set for NOVEMBER 5, 2022.
The initial Special Magistrate Hearing date is set for NOVEMBER 17, 2022.
This case can be closed once the permits are approved and issued.
The Building Department will be glad to assist with any permitting questions, at 954-640-4215 or Building@lbts-fl.gov.

Thank you for your attention to this matter.
Respectfully,
Bethany Banyas
954-640-4220
bethanyb@lbts-fl.gov

PREPARED January 17, 2023 11:28
AM
PROGRAM CE200L
TOWN OF LAUDERDALE-BY-THE-
SEA

CASE HISTORY REPORT
CASE NUMBER 22100005

Hearing Date
26 January, 2023

CASE TYPE	Permits Required Violations	DATE ESTBL	10/5/2022	STATUS	Open
ADDRESS	233 NEPTUNE AVE, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Bethany Banyas	STATUS DATE	11/18/2022 12:00:00 AM

55. CASE 22100005

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Verified
	DAYS TO COMPLY	28
	INSPECTION DATE	11/16/2022
	COMPLIED DATE	
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES: VENTO,PHILLIP M Owner
3210 NE 56 CT FORT LAUDERDALE, FL 33308

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	11/16/2022	Florida Building Code FBC BCA Section 105.1. Work Without Permits. Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building, structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be deemed...	Not in Compliance	

FINES:

NARRATIVE: Violation of FBC 105.1 (work without permits). Per Building Official Simo Mansor, no permit was obtained for:
1) Shed on side of house.
2) New front door
3) Hurricane shutters over sliding glass doors
4) Kitchen renovations
5) Bathroom renovations (2 bathrooms)
6) A/C handler and condenser changeout
Corrective Action: Obtain an after-the-fact permit through a licensed contractor for all of the as-yet unpermitted work.

The initial comply-by date is set for NOVEMBER 5, 2022.
The initial Special Magistrate Hearing date is set for NOVEMBER 17, 2022.
This case can be closed once the permits are approved and issued.
The Building Department will be glad to assist with any permitting questions, at 954-640-4215 or Building@lbts-fl.gov.

Thank you for your attention to this matter.
Respectfully,
Bethany Banyas
954-640-4220
bethanyb@lbts-fl.gov

PREPARED January 17, 2023 11:28
AM
PROGRAM CE200L
TOWN OF LAUDERDALE-BY-THE-
SEA

CASE HISTORY REPORT
CASE NUMBER 22100006

Hearing Date
26 January, 2023

CASE TYPE	Permits Required Violations	DATE ESTBL	10/6/2022	STATUS	Open
ADDRESS	220 CODRINGTON DR, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Bethany Banyas	STATUS DATE	11/18/2022 11:47:00 AM

56. CASE 22100006

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE	
	TYPE OF SERVICE	Verified	PROSECUTION COSTS \$50.00
	DAYS TO COMPLY	28	COMMENTS FINAL ORDER At the November 17, 2022 Special Magistrate Hearing, the Magistrate issued a Final Order requiring compliance by January 25, 2023 or a fine of \$250 per day will begin to accrue on January 26. A Hearing Cost of \$50 was assessed. Compliance is to be achieved by obtaining an approved after-the-fact permit for all unpermitted work. The case is scheduled for follow-up at the January 26, 2023 hearing.
	INSPECTION DATE	1/25/2023	COMMENTS - IMPOSITION OF FINE
	COMPLIED DATE		
	SCHEDULED HEARING DATE	1/26/2023	
	FINAL ORDER MEETING DATE	11/17/2022	
	FINAL ORDER COMPLY BY DATE	1/25/2023	
NOTICE NAMES:	SANTAYANA, RODOLFO R & STACY 1032 CATALONIA AVE MIAMI, FL 33134	Owner	

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	1/25/2023	Florida Building Code FBC BCA Section 105.1. Work Without Permits. Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building, structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be deemed...	Not in Compliance	

FINES:	DESCRIPTION	CHARGE	DATE BOARD ORDER COMPLY
	DAILY FINE	\$250.00	1/25/2023

NARRATIVE: Violation of FBC 105.1 (work without permits). Per Building Official Simo Mansor, no permit was obtained for:
1) Water heater
2) Installation of 2 mini split A/Cs
3) Changeout of regular A/C
4) Whirlpool in backyard with new outdoor electrical and plumbing connections

5) Gazebo in backyard with new outdoor electrical connection
6) Pavers set into concrete, in backyard
Corrective Action: Obtain an after-the-fact permit through a licensed contractor for all of the as-yet unpermitted work.

The initial comply-by date is set for NOVEMBER 5, 2022.
The initial Special Magistrate Hearing date is set for NOVEMBER 17, 2022.
This case can be closed once the permits are approved and issued.
The Building Department will be glad to assist with any permitting questions, at 954-640-4215 or Building@lbs-fl.gov.

Thank you for your attention to this matter.
Respectfully,
Bethany Banyas
954-640-4220
bethanyb@lbs-fl.gov

CASE TYPE	Property Maintenance	DATE ESTBL	10/15/2022	STATUS	Open
ADDRESS	226 BASIN DR, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Bethany Banyas	STATUS DATE	1/13/2023 12:00:00 AM

57. CASE 22100011

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Verified
	DAYS TO COMPLY	15
	INSPECTION DATE	1/10/2023
	COMPLIED DATE	
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES:	MARINA-BY-THE-SEA LLC	Owner
	10491 SW 54 ST COOPER CITY, FL 33328	
	., TANNENBAUM, DYLAN (REG AGT)	
	2 SOUTH UNIVERSITY DR, STE 300 PLANTATION, FL33324	

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	1/10/2023	Chapter 30 - Unified Land Development Regulations Section 30-477(a)- Maintenance of landscaped areas. The owner, tenant and/or agent, if any, shall be jointly and severally responsible for the proper maintenance and protection of landscaping and irrigation systems existing or hereafter installed. Maintenance shall include watering, weeding, mowing, fertilizing, treating, mulching, trimming, removal or replacement of dead or diseased plants and removal of refuse and debris on a regular basis so as to continue a healthy growing condition and present a neat and well-kept appearance at all times. If landscaping is found to be in a state of decline, dead or missing, it shall be replaced with equivalent landscape material.	Closed	1/13/2023
	2	1/10/2023	Chapter 6 - Building and Building Regulations Section 6-36(e). General structural specifications. All electrical wiring and accessories shall be maintained in good, safe working condition and be adequately insulated and protected. No wiring, outlets or connections shall be left exposed so as to create a hazardous condition.	Closed	1/13/2023
	3	1/10/2023	Chapter 6 - Building and Building Regulations Section 6-36(f). General structural specifications. Every accessory structure shall be kept in a clean and sanitary condition, free from rodents, vermin and infestations. Fences, garden walls and similar enclosures shall be maintained in a good state of repair.	Closed	1/13/2023
	4	1/10/2023	Chapter 6 - Building and Building Regulations Section 6-37(a)(1). Maintenance appearance standards The exterior of all premises and every structure thereon, including all parts of the structure and appurtenance where exposed to public view, shall be maintained in good condition and shall not show evidence of deterioration, weathering, discoloration, ripping, tearing or other holes or breaks. All screened enclosures shall be properly fitted and maintained. All other surfaces shall be maintained free of broken glass, crumbling stone, brick or stucco, or other conditions reflective of deterioration or inadequate maintenance.	Closed	1/13/2023
	5	1/10/2023	Chapter 6 - Building and Building Regulations Section 6-40(a) -	Closed	1/13/2023

	Garbage, rubbish and/or weeds. No owner, occupant or operator of any property shall deposit, cause to be deposited, or fail to remove when deposited, any rubbish, garbage or other refuse on the property.		
6 1/10/2023	Chapter 6 - Building and Building Regulations Section 6-41(a)(1) - Maintenance of exterior of premises. The exterior of buildings and structures and all property shall be kept free of all nuisances, and any hazards to the safety of occupants, customers, pedestrians and other persons utilizing the premises and free of unsanitary conditions and any of the foregoing shall be promptly removed and abated by the owner or operator. It shall be the duty of the owner or operator to keep the premises free of hazards which include, but are not limited to, the following: Junk, trash, debris or construction materials not being actively utilized for construction;	Closed	1/13/2023
7 1/10/2023	Florida Building Code FBC BCA Section 105.1. Work Without Permits. Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building, structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be deemed...	Not in Compliance	

FINES:

NARRATIVE:

- 1) FBC BCA Section 105.1. Permit required for new structure in water which was attached to dock.
Corrective Action: Apply for and obtain a permit to keep the structure. Once you obtain the permit, the violation will be complied. ALTERNATIVE: Apply for and obtain a permit to demolish the unpermitted structure. If you choose to demolish it, the violation will remain until the Demo Permit is closed.
- 2) Section 30-477(a)- Maintenance of landscaped areas is required.
Corrective Action: Please better maintain all landscape to present a neat, healthy growing condition. Sand is eroding and running down the ramp in the front of the building on the NW side. Landscape the areas adequately to prevent erosion and runoff.
- 3) Section 6-36(e). All electrical wiring and accessories shall be maintained in good, safe working condition.
Corrective Action: Replace all missing bulbs, damaged lighting fixtures and other similar electrical accessories.
- 4) Section 6-36(f). Fences, garden walls and similar enclosures shall be maintained in a good state of repair.
Corrective Action: Repair the fence and railings to good condition. Ensure all locks, hinges and other hardware on fences and gates are replaced if damaged. Regularly maintain the structures so as to prevent their deterioration.
- 5) Section 6-37(a). The exterior of all premises and every structure shall be maintained in good condition and shall not show evidence of deterioration, weathering, discoloration, ripping, tearing or other holes or breaks.
Corrective Action: Clean, paint, repair and otherwise maintain all exterior parts of the premises so as to present a generally neat, well-tended and maintained appearance.
- 6) Section 6-40(a) - No owner, occupant or operator of any property shall fail to remove any rubbish, garbage or other refuse deposited on the property.
Corrective Action: Regularly clean up all litter and miscellaneous items that land on, or are placed on, your property.
- 7) Section 6-41(a)(1) Junk, trash, debris or construction materials not being actively utilized for construction prohibited.
Corrective Action: Remove all unused construction materials, debris, discarded items and other junk from the property including on the dock, decking and walkways.

Thank you for your attention to this matter. Please contact me if you have any questions or need assistance.

Respectfully,
Bethany Banyas
Senior Inspector, Code Compliance

954-640-4220
bethanyb@lbs-fl.gov

PREPARED January 17, 2023 11:28
AM
PROGRAM CE200L
TOWN OF LAUDERDALE-BY-THE-
SEA

CASE HISTORY REPORT
CASE NUMBER 22110001

Hearing Date
26 January, 2023

CASE TYPE	Garbage Carts	DATE ESTBL	11/1/2022	STATUS	Open
ADDRESS	4501 N OCEAN DR, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Bethany Banyas	STATUS DATE	11/1/2022 12:00:00 AM

58. CASE 22110001

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Verified
	DAYS TO COMPLY	4
	INSPECTION DATE	11/5/2022
	COMPLIED DATE	
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES: TOWN OF LAUDERDALE BY THE SEA Owner
4501 N OCEAN DR LAUDERDALE BY THE SEA, FL 33308

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	11/5/2022	Chapter 10 - Garbage and Refuse Section 10-28(e) - Maintenance. The receptacle shall be kept in a place easily accessible to the garbage collector, but never upon any street or sidewalk. In residential districts, receptacles and other trash or debris shall be maintained in the side yard of the property no further street-side than the front edge of the building structure, except on designated collection days when the receptacles may be placed on street edge. For purposes of this subsection, a designated collection day begins at 6:00 p.m. on the night before and ends at midnight of the designated collection day.	Not in Compliance	

FINES:

NARRATIVE: Sec. 10-28(e) – Bulk trash and trash receptacle placement. Trash carts and bulk trash must be stored on the side of the building except for collection days. For purposes of this subsection, a designated collection day begins at 6:00 p.m. on the night before and ends at midnight of the designated collection day.
Corrective Action: Please remove carts from street after pickup and cease leaving them at the street on non-service days.

If you have any questions or concerns, please contact code inspector Eric Villanueva at 954-640-4216, or via email EricV@lbts-fl.gov

CASE TYPE	Garbage Carts	DATE ESTBL	10/28/2022	STATUS	Open
ADDRESS	4221 BOUGAINVILLA DR, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Eric Villanueva	STATUS DATE	11/2/2022 12:00:00 AM

59. CASE 22110002

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Verified
	DAYS TO COMPLY	4
	INSPECTION DATE	11/5/2022
	COMPLIED DATE	
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES: MARENAS 2010 LLC Owner
17070 COLLINS AVE #256 SUNNY ISLES BEACH, FL 33160
., MARENAS 2010 LLC
1835 NE MIAMI GARDENS DR no 125 NORTH MIAMI, FL33179
., PREMIERE TAX MANAGEMENT SERVICES
20533 BISCAYNE BLVD SUITE 4-453 AVENTURA, FL33180

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	11/5/2022	Chapter 10 - Garbage and Refuse Section 10-28(e) - Maintenance. The receptacle shall be kept in a place easily accessible to the garbage collector, but never upon any street or sidewalk. In residential districts, receptacles and other trash or debris shall be maintained in the side yard of the property no further street-side than the front edge of the building structure, except on designated collection days when the receptacles may be placed on street edge. For purposes of this subsection, a designated collection day begins at 6:00 p.m. on the night before and ends at midnight of the designated collection day.	Not in Compliance	

FINES:

NARRATIVE: Sec. 10-28(e) – Bulk trash and trash receptacle placement. Trash carts and bulk trash must be stored on the side of the building except for collection days. For purposes of this subsection, a designated collection day begins at 6:00 p.m. on the night before and ends at midnight of the designated collection day.
Corrective Action: Please remove carts from street after pickup and cease leaving them at the street on non-service days.

If you have any questions or concerns, please contact code inspector Eric Villanueva at 954-640-4216, or via email EricV@lbts-fl.gov

CASE TYPE	Building Code Violations	DATE ESTBL	11/4/2022	STATUS	Open
ADDRESS	4204 N OCEAN DR, LAUDERDALE BY THE SEA, FL 33308 1-4	INSPECTOR	Eric Villanueva	STATUS DATE	11/4/2022 12:00:00 AM

60. CASE 22110003

CASE DATA:

ORIG. CASE CERT. MAIL NUMBER	7020 0640 0001 1038 3692	I. OF F. MEETING DATE	
TYPE OF SERVICE	Certified Mail	PROSECUTION COSTS	
DAYS TO COMPLY	28	COMMENTS FINAL ORDER	
INSPECTION DATE	12/2/2022	COMMENTS - IMPOSITION OF FINE	
COMPLIED DATE			
SCHEDULED HEARING DATE	1/26/2023		
FINAL ORDER MEETING DATE			
FINAL ORDER COMPLY BY DATE			

NOTICE NAMES:

FORTUNE PROPERTIES LLC Owner

440 STORE RD HARLEYSVILLE, PA 19438

ABADI, ANDRES

20806 HIGHLAND LAKES BLVD MIAMI, FL 33179

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	12/2/2022	Florida Building Code FBC BCA Section 105.1. Work Without Permits. Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building, structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be deemed...	Not in Compliance	

FINES:

NARRATIVE:

FBC 105.1 - Work done without a Permit from the Town.
As per Building Official Simo Mansor, the following work was done without permits:

- 1) 2 Bathroom renovations
- 2) Closet added on master
- 3) Multiple-A/C changeouts
- 4) Door added to closet for hallway.

Corrective Action required: Submit application/s and obtain after-the-fact permit/s for all work done without a permit. For assistance with permitting or questions about the violation, you may contact the Building Department at 954-640-4215 or building@lbts-fl.gov.

If you have any questions or concerns, please contact code inspector Eric Villanueva at

954-640-4216, or via email EricV@lbts-fl.gov

PREPARED January 17, 2023 11:28
AM
PROGRAM CE200L
TOWN OF LAUDERDALE-BY-THE-
SEA

CASE HISTORY REPORT
CASE NUMBER 22110004

Hearing Date
26 January, 2023

CASE TYPE	Commercial Vehicles	DATE ESTBL	11/4/2022	STATUS	Open
ADDRESS	1910 WATERS EDGE, LAUDERDALE BY THE SEA, FL 33062	INSPECTOR	Eric Villanueva	STATUS DATE	11/21/2022 12:00:00 AM

61. CASE 22110004

CASE DATA: ORIG. CASE CERT. MAIL NUMBER I. OF F. MEETING DATE

TYPE OF SERVICE Verified PROSECUTION COSTS

DAYS TO COMPLY 6 COMMENTS FINAL ORDER

INSPECTION DATE 11/27/2022 COMMENTS - IMPOSITION OF FINE

COMPLIED DATE

SCHEDULED HEARING DATE 1/26/2023

FINAL ORDER MEETING DATE

FINAL ORDER COMPLY BY DATE

NOTICE NAMES: KARVIN,MITCHELL Owner

1910 WATERS EDGE LAUDERDALE BY THE SEA, FL 33062

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	11/27/2022	Chapter 19 - Traffic And Motor Vehicles Section 19-21(b)(4) Parking or storage of motor vehicles and vessels. Restrictions and prohibitions. In the east and west zones as defined in this section, vessels, commercial vehicles and recreational vehicles are prohibited and restricted as hereinafter set forth. West zone. It shall be unlawful for any person to park, store or maintain any commercial vehicle, recreational vehicle, vessel, personal watercraft or trailer on the streets, rights-of-way, or public or private property in any district of the Town located in the west zone between the hours of 9:00 p.m. and 6:00 a.m. except as provided below. Uses not prohibited. Nothing herein shall prohibit the parking of commercial vehicles in the west zone while in the process of making deliveries or service calls. Commercial vehicles, recreational vehicles, vessels, personal watercrafts or trailers must be wholly enclosed within a garage or enclosed within a carport surrounding the vehicle on three sides and the vessel or vehicle does not protrude from the carport. A for-hire vehicle utilized for the t...	Not in Compliance	

FINES:

NARRATIVE: Commercial van parked at property on regular basis now day and night.

Trailer also in driveway tied up to palm tree.

If you have any questions or concerns, please contact code inspector Eric Villanueva at 954-640-4216, or via email EricV@lbts-fl.gov

CASE TYPE	Permits Required Violations	DATE ESTBL	5/28/2021	STATUS	Open
ADDRESS	3210 OLEANDER WAY, LAUDERDALE BY THE SEA, FL 33062	INSPECTOR	Bethany Banyas	STATUS DATE	10/28/2022 12:59:00 PM

62. CASE 21060005

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE	
	TYPE OF SERVICE	Certified Mail	PROSECUTION COSTS \$50.00
	DAYS TO COMPLY	30	COMMENTS FINAL ORDER At the July 28, 2022 Special Magistrate Hearing, the Magistrate ordered the respondent must obtain an approved permit from the Town for the driveway/pathway changes by August 24, 2022 or a fine of \$100 per day will begin to accrue and the case will return to the Special Magistrate Hearing on August 25, 2022 for certification of a lien. A hearing cost of \$50 was assessed.
	INSPECTION DATE	1/25/2023	COMMENTS - IMPOSITION OF FINE
	COMPLIED DATE		
	SCHEDULED HEARING DATE	1/26/2023	
	FINAL ORDER MEETING DATE	7/28/2022	
	FINAL ORDER COMPLY BY DATE	8/24/2022	

NOTICE NAMES: D'ANGELO,MICHAEL S HARRIS,JONATHAN & AMELJEIRAS,MAR Owner
3210 OLEANDER WAY LAUDERDALE BY THE SEA, FL 33062

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	1/25/2023	Florida Building Code 6th Edition (2017) FBC BCA Section 105.1 Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building, structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be deemed...	Not in Compliance	

FINES:	DESCRIPTION	CHARGE	DATE BOARD ORDER COMPLY
	DAILY FINE	\$100.00	1/25/2023

NARRATIVE: FBC 105.1 - Work done without a Building Permit from the Town, including but not limited to new fencing, new addition on east side, and new driveway. Stop Work Order posted by Building Official on May 25, 2021. As of the date of issuance of this Notice (June 25, 2021) no permit application has been submitted to the Town.

Corrective Action required: Apply for and obtain after-the-fact permit(s) for all work done without a permit. Comply with any stipulations of the permit(s), pass all required inspections, and ensure that the permit(s) is Closed.

.

For assistance with permitting, you may contact:
Eugene Adach, Building Official, 954-640-4223 or buildingofficial@lbts-fl.gov
Permit Department, 954-640-4215

.

Thank you in advance for your diligent attention to this matter. Please contact me when you receive this so I can offer any needed assistance in correcting this issue.

Respectfully,

Bethany Banyas
Senior Inspector, Code Compliance
954-640-4220
bethanyb@lbts-fl.gov

CASE TYPE	Building Code Violations	DATE ESTBL	7/10/2021	STATUS	Open
ADDRESS	N OCEAN DR, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Bethany Banyas	STATUS DATE	12/17/2022 12:00:00 AM

63. CASE 21080002

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Certified Mail
	DAYS TO COMPLY	21
	INSPECTION DATE	1/25/2023
	COMPLIED DATE	
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES:	EL MAR BEACH APARTMENTS LLC	Owner
	4433 EL MAR DR LAUDERDALE BY THE SEA, FL 33308	

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	1/25/2023	Florida Building Code 6th Edition (2017) FBC BCA Section 105.1 Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building, structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be deemed...	Not in Compliance	

FINES:	DESCRIPTION	CHARGE	DATE BOARD ORDER COMPLY
	FLAT PENALTY		1/1/0001

NARRATIVE: FBC 105.1 - Work done without a Permit from the Town, as per Building Official.

1) A shed was built without permit on west side of property.

Corrective Action required: Please obtain an after-the-fact permit for the work done without a permit. Please comply with any stipulations of the permit(s), obtain all required inspections, and ensure that the permit(s) is Closed.

For assistance with permitting or questions about the violation, you may contact: Building Department, Permitting, 954-640-4215 or building@lbts-fl.gov

Thank you in advance for your diligent attention to this matter. Please contact me when you receive this so I can offer any needed assistance in correcting this issue.

Respectfully,

Bethany Banyas
Senior Inspector, Code Compliance
954-857-5563
bethanyb@lbtz-fl.gov

CASE TYPE	Permits Required Violations	DATE ESTBL	8/24/2021	STATUS	Open
ADDRESS	1501 S OCEAN BLVD, LAUDERDALE BY THE SEA, FL 33062	INSPECTOR	Greg Wienbarg	STATUS DATE	1/7/2023 12:00:00 AM

64. CASE 21080007

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Certified Mail
	DAYS TO COMPLY	72
	INSPECTION DATE	1/25/2023
	COMPLIED DATE	
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES: CONWAY ECHARTE TURNBRIDGE ET AL % Owner
GARDEN BY THE SEA N
1501 S OCEAN BLVD LAUDERDALE BY THE SEA, FL 33062

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	1/25/2023	Florida Building Code 6th Edition (2017) FBC BCA Section 105.1 Permits. Required: Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, remove or demolish any building, structure, or any part thereof; or any equipment, device or facility therein or thereon, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done; or to change the Occupancy of a building or structure from one use Group to another requiring greater strength, means of egress, fire and sanitary provisions; or to change to an unauthorized or prohibited use; or to install or alter any equipment for which provision is made or the installation of which is regulated by this Code; shall first make application to the Building Official and/or Fire Code Official as indicated in the FFPC or a duly authorized representative and obtain the required permits. A permit shall be deemed...	Not in Compliance	

FINES:

NARRATIVE: FBC 105.1 - Multiple patios have been enclosed without a Permit. As per Building Official: Patio enclosures are part of the exterior of the building and need permits to prove they've complied with the Florida Building code. Corrective Action required: Please obtain after-the-fact permits for all of the patio enclosures or remove the enclosures and return the patios to their original design. Please comply with any stipulations of the permits, obtain all required inspections, and ensure that the permits are closed.

For assistance with permitting or questions about the violation, you may contact the Building Department at 954-640-4215 or building@lbts-fl.gov.

If you have any questions or concerns, please contact code inspector Greg Wienbarg at 954-531-5596, or via email gregw@lauderdalebythesea-fl.gov

CASE TYPE	Building Code Violations	DATE ESTBL	10/15/2021	STATUS	Open
ADDRESS	1470 S OCEAN BLVD, LAUDERDALE BY THE SEA, FL 33062	INSPECTOR	Bethany Banyas	STATUS DATE	10/28/2022 12:00:00 AM

65. CASE 21100012

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Certified Mail
	DAYS TO COMPLY	21
	INSPECTION DATE	7/27/2022
	COMPLIED DATE	
	SCHEDULED HEARING DATE	1/26/2023
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES: EL DORADO CLUB AKA DELRADO INC Owner
1470 S OCEAN BLVD LAUDERDALE BY THE SEA, FL 33062
., DELRADO, INC.
1470 S OCEAN BLVD LAUDERDALE BY THE SEA, FL33062
C/O METHOD MANAGEMENT, DELRADO, INC.
3400 BEACON STREET POMPANO BEACH, FL33062
DIRECTOR, DELRADO INC, BURGIN, LISA
1470 S OCEAN BLVD, #701 LAUDERDALE BY THE SEA, FL33062
DIRECTOR, DELRADO INC, HEALY, PAULINE
1470 S OCEAN BLVD, #302 LAUDERDALE BY THE SEA, FL33062
HRYCAK, WALTER J , HRYCAK, TAMARA D
1470 S OCEAN BLVD, #403 LAUDERDALE BY THE SEA, FL 33062
ROCHLIN LUCRETIA , ROCHLIN, SCOTT
1470 S OCEAN BLVD, # 501 LAUDERDALE BY THE SEA, FL33062
TREASURER, DELRADO INC, GRAZIOSO, PATTI
1470 S OCEAN BLVD, #201 LAUDERDALE BY THE SEA, FL33062
VP, DELRADO INC , MORGAN, SHERRILL
1470 S OCEAN BLVD, #202 LAUDERDALE BY THE SEA, FL33062

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	7/27/2022	Florida Building Code Section 110.15 Building Safety Inspection Program 110.15 Building Safety Inspection Program The BCBRA has established a building safety inspection program for buildings and structures that have been in existence for a period of 40 years or longer. The BCBRA by written policy shall establish the guidelines and criteria which will be the minimum requirements for the Building Safety Inspection Program. The Building Official shall enforce the building safety inspection Program. Exceptions: All single family residences, duplexes and minor structures defined as buildings or structure in any occupancy group having a gross floor area less than 3,500 square feet. In order to implement the new Building Safety Inspection Program in an orderly manner to clear a backlog of buildings needing inspection, implementation shall proceed as follows: A) 40 year or older buildings of 11,000 square feet or more – compliance in calendar year 2006 B)	Not in Compliance	

40 year or older buildings 7,000 square feet or more – compliance no later than calendar year...

FINES:

NARRATIVE: Failure to comply with Florida Building Safety Inspection Program. The Building Safety Inspection for this property was due in 2020.

FBC BCA Section 110.15 - Building Safety Inspection Program.

The BORA has established a building safety inspection program for buildings and structures that have been in existence for a period of 40 years or longer. The BORA by written policy shall establish the guidelines and criteria which will be the minimum requirements for the Building Safety Inspection Program. The Building Official shall enforce the building safety inspection Program. U.S. Government buildings, State of Florida buildings, buildings built on Indian Reservations, Schools buildings under the jurisdiction of the Broward County School Board, and One and Two Family Dwellings are exempt from this program.

Exceptions: All single family residences, duplexes and minor structures defined as buildings or structure in any occupancy group having a gross floor area less than 3,500 square feet.

In order to implement the new Building Safety Inspection Program in an orderly manner to clear a backlog of buildings needing inspection, implementation shall proceed as follows:

1. 40 year or older buildings of 11,000 square feet or more – compliance in calendar year 2006
2. 40 year or older buildings 7,000 square feet or more –compliance no later than calendar year 2007
3. 40 year or older building 5,500 square feet or more –compliance no later than calendar year 2008
4. 40 year or older buildings 4,650 square feet or more –compliance no later than calendar year 2009
5. 40 year or older buildings 3,800 square feet or more –compliance no later than calendar year 2010
6. 40 year or older buildings 3,500 square feet or more –compliance no later than calendar year 2011

Subsequent building inspections shall be required at ten (10) year intervals -Section 110.165 Effective January 1, 2006, regardless of when the inspection report for same is finalized or filed. Any buildings or structures not otherwise excluded as set forth herein shall be inspected at the same time as the initial 40 year inspection of the building and shall be re-inspected in accordance with the schedule for the building.

According to Town Records and Broward County Records, this property is past due for compliance with the Building Safety Inspection Program.

Please comply with the requirements of the Building Safety Inspection Program. A copy of the inspection form is located at:

<https://www.broward.org/CodeAppeals/Documents/40%20Year%20Building%20Safety%20Inspection%20Program.pdf>

If you have any questions you may contact the Building Department for assistance at 954-640-4215 or Building@lbts-fl.gov.

Thank you.
Bethany Banyas
954-640-4220
code@lbts-fl.gov

CASE TYPE	Building Code Violations	DATE ESTBL	10/15/2021	STATUS	Open
ADDRESS	4900 N OCEAN BLVD, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Bethany Banyas	STATUS DATE	11/18/2022 12:00:00 AM

66. CASE 21100021

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	PROSECUTION COSTS
	Certified Mail	
	DAYS TO COMPLY	COMMENTS FINAL ORDER
	21	
	INSPECTION DATE	COMMENTS - IMPOSITION OF FINE
	7/27/2022	
	COMPLIED DATE	
	SCHEDULED HEARING DATE	
	1/26/2023	
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES:	SEA RANCH CLUB CONDO C 4900 N OCEAN BLVD LAUDERDALE BY THE SEA, FL 33308	Owner
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VIOLATIONS:	#	<u>DATE</u>	<u>DESCRIPTION</u>	<u>STATUS</u>	<u>DATE RESOLVED</u>
1	7/27/2022		Florida Building Code Section 110.15 Building Safety Inspection Program 110.15 Building Safety Inspection Program The BCBRA has established a building safety inspection program for buildings and structures that have been in existence for a period of 40 years or longer. The BCBRA by written policy shall establish the guidelines and criteria which will be the minimum requirements for the Building Safety Inspection Program. The Building Official shall enforce the building safety inspection Program. Exceptions: All single family residences, duplexes and minor structures defined as buildings or structure in any occupancy group having a gross floor area less than 3,500 square feet. In order to implement the new Building Safety Inspection Program in an orderly manner to clear a backlog of buildings needing inspection, implementation shall proceed as follows: A) 40 year or older buildings of 11,000 square feet or more – compliance in calendar year 2006 B) 40 year or older buildings 7,000 square feet or more – compliance no later than calendar year...	Not in Compliance	

FINES:

NARRATIVE: Failure to comply with Florida Building Safety Inspection Program. The Building Safety Inspection for this property was due in 2020.

FBC BCA Section 110.15 - Building Safety Inspection Program.

The BORA has established a building safety inspection program for buildings and structures that have been in existence for a period of 40 years or longer. The BORA by written policy shall establish the guidelines and criteria which will be the minimum requirements for the Building Safety Inspection Program. The Building Official shall enforce the building safety inspection Program. U.S. Government buildings, State of Florida buildings, buildings built on Indian Reservations, Schools buildings under the jurisdiction of the Broward County School Board, and One and Two Family Dwellings are exempt from this program.

Exceptions: All single family residences, duplexes and minor structures defined as buildings or structure in any occupancy group having a gross floor area less than 3,500 square feet.

In order to implement the new Building Safety Inspection Program in an orderly manner to clear a backlog of buildings needing inspection, implementation shall proceed as follows:

1. 40 year or older buildings of 11,000 square feet or more – compliance in calendar year 2006
2. 40 year or older buildings 7,000 square feet or more –compliance no later than calendar year 2007
3. 40 year or older building 5,500 square feet or more –compliance no later than calendar year 2008
4. 40 year or older buildings 4,650 square feet or more –compliance no later than calendar year 2009
5. 40 year or older buildings 3,800 square feet or more –compliance no later than calendar year 2010
6. 40 year or older buildings 3,500 square feet or more –compliance no later than calendar year 2011

Subsequent building inspections shall be required at ten (10) year intervals -Section 110.165 Effective January 1, 2006, regardless of when the inspection report for same is finalized or filed. Any buildings or structures not otherwise excluded as set forth herein shall be inspected at the same time as the initial 40 year inspection of the building and shall be re-inspected in accordance with the schedule for the building.

According to Town Records and Broward County Records, this property is past due for compliance with the Building Safety Inspection Program.

Please comply with the requirements of the Building Safety Inspection Program. A copy of the inspection form is located at:

<https://www.broward.org/CodeAppeals/Documents/40%20Year%20Building%20Safety%20Inspection%20Program.pdf>

If you have any questions you may contact the Building Department for assistance at 954-640-4215 or Building@lbts-fl.gov.

Thank you.
Bethany Banyas
954-640-4220
code@lbts-fl.gov

CASE TYPE	Building Code Violations	DATE ESTBL	10/15/2021	STATUS	Open
ADDRESS	1620 S OCEAN BLVD, LAUDERDALE BY THE SEA, FL 33062	INSPECTOR	Bethany Banyas	STATUS DATE	10/28/2022 12:00:00 AM

67. CASE 21100022

CASE DATA: ORIG. CASE CERT. MAIL NUMBER I. OF F. MEETING DATE
TYPE OF SERVICE Certified Mail PROSECUTION COSTS
DAYS TO COMPLY 21 COMMENTS FINAL ORDER
INSPECTION DATE 9/21/2022 COMMENTS - IMPOSITION OF FINE
COMPLIED DATE
SCHEDULED HEARING DATE 1/26/2023
FINAL ORDER MEETING DATE
FINAL ORDER COMPLY BY DATE

NOTICE NAMES: OCEAN COLONY CONDOMINIUM ASSOCIATION Owner
1620 S OCEAN BLVD (OFFICE) LAUDERDALE BY THE SEA, FL 33062
REGISTERED AGENT, OCEAN COLONY, BECKER & POLIAKOFF, P.A.
1 EAST BROWARD BLVD, SUITE 1800 FT. LAUDERDALE, FL33301-7948

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	9/21/2022	Florida Building Code Section 110.15 Building Safety Inspection Program 110.15 Building Safety Inspection Program The BCBRA has established a building safety inspection program for buildings and structures that have been in existence for a period of 40 years or longer. The BCBRA by written policy shall establish the guidelines and criteria which will be the minimum requirements for the Building Safety Inspection Program. The Building Official shall enforce the building safety inspection Program. Exceptions: All single family residences, duplexes and minor structures defined as buildings or structure in any occupancy group having a gross floor area less than 3,500 square feet. In order to implement the new Building Safety Inspection Program in an orderly manner to clear a backlog of buildings needing inspection, implementation shall proceed as follows: A) 40 year or older buildings of 11,000 square feet or more – compliance in calendar year 2006 B) 40 year or older buildings 7,000 square feet or more – compliance no later than calendar year...	Not in Compliance	

FINES: DESCRIPTION CHARGE DATE BOARD ORDER COMPLY
FLAT PENALTY 1/1/0001

NARRATIVE: Failure to comply with Florida Building Safety Inspection Program. The Building Safety Inspection for this property was due in 2020.

FBC BCA Section 110.15 - Building Safety Inspection Program.
The BORA has established a building safety inspection program for buildings and structures that have been in existence for a period of 40 years or longer. The BORA by written policy shall establish the guidelines and criteria which will be the minimum requirements for the Building Safety Inspection Program. The Building Official shall enforce the building safety inspection Program. U.S. Government buildings, State of Florida buildings, buildings built on Indian Reservations, Schools buildings under the jurisdiction of the Broward County School Board, and One and Two Family Dwellings are exempt from this program.
Exceptions: All single family residences, duplexes and minor structures defined as buildings or structure in any occupancy group having a gross floor area less than 3,500 square feet.
In order to implement the new Building Safety Inspection Program in an orderly manner to clear a backlog of buildings needing inspection, implementation shall proceed as follows:
1. 40 year or older buildings of 11,000 square feet or more – compliance in calendar year 2006

2. 40 year or older buildings 7,000 square feet or more –compliance no later than calendar year 2007
3. 40 year or older building 5,500 square feet or more –compliance no later than calendar year 2008
4. 40 year or older buildings 4,650 square feet or more –compliance no later than calendar year 2009
5. 40 year or older buildings 3,800 square feet or more –compliance no later than calendar year 2010
6. 40 year or older buildings 3,500 square feet or more –compliance no later than calendar year 2011

Subsequent building inspections shall be required at ten (10) year intervals -Section 110.165 Effective January 1, 2006, regardless of when the inspection report for same is finalized or filed. Any buildings or structures not otherwise excluded as set forth herein shall be inspected at the same time as the initial 40 year inspection of the building and shall be re-inspected in accordance with the schedule for the building.

According to Town Records and Broward County Records, this property is past due for compliance with the Building Safety Inspection Program.

Please comply with the requirements of the Building Safety Inspection Program. A copy of the inspection form is located at:

<https://www.broward.org/CodeAppeals/Documents/40%20Year%20Building%20Safety%20Inspection%20Program.pdf>

If you have any questions you may contact the Building Department for assistance at 954-640-4215 or Building@lbts-fl.gov.

Thank you.
Bethany Banyas
954-640-4220
code@lbts-fl.gov

PREPARED January 17, 2023 11:28
AM
PROGRAM CE200L
TOWN OF LAUDERDALE-BY-THE-
SEA

CASE HISTORY REPORT
CASE NUMBER 21100051

Hearing Date
26 January, 2023

CASE TYPE	Building Code Violations	DATE ESTBL	10/9/2021	STATUS	Open
ADDRESS	1850 S OCEAN BLVD, LAUDERDALE BY THE SEA, FL 33062	INSPECTOR	Bethany Banyas	STATUS DATE	9/23/2022 12:00:00 AM

68. CASE 21100051

CASE DATA:

ORIG. CASE CERT. MAIL NUMBER	70190700000027912669	I. OF F. MEETING DATE
TYPE OF SERVICE	Certified Mail	PROSECUTION COSTS
DAYS TO COMPLY	15	COMMENTS FINAL ORDER
INSPECTION DATE	6/22/2022	COMMENTS - IMPOSITION OF FINE
COMPLIED DATE		
SCHEDULED HEARING DATE	1/26/2023	
FINAL ORDER MEETING DATE		
FINAL ORDER COMPLY BY DATE		

NOTICE NAMES:

CRANE - CREST APARTMENTS, INC. Owner
12270 SW 3RD ST PLANTATION, FL 33325
., Hillman Engineering Inc
970 W McNab Rd, Ste 200 Ft. Lauderdale, FL33309
CRANE CREST REG AGENT, BECKER & POLIAKOFF, P.A.
1 E BROWARD BLVD, STE 1800 FORT LAUDERDALE, FL33301

VIOLATIONS:	#	<u>DATE</u>	<u>DESCRIPTION</u>	<u>STATUS</u>	<u>DATE RESOLVED</u>
	1	6/22/2022	Florida Building Code Section 110.15 Building Safety Inspection Program 110.15 Building Safety Inspection Program The BCBRA has established a building safety inspection program for buildings and structures that have been in existence for a period of 40 years or longer. The BCBRA by written policy shall establish the guidelines and criteria which will be the minimum requirements for the Building Safety Inspection Program. The Building Official shall enforce the building safety inspection Program. Exceptions: All single family residences, duplexes and minor structures defined as buildings or structure in any occupancy group having a gross floor area less than 3,500 square feet. In order to implement the new Building Safety Inspection Program in an orderly manner to clear a backlog of buildings needing inspection, implementation shall proceed as follows: A) 40 year or older buildings of 11,000 square feet or more – compliance in calendar year 2006 B) 40 year or older buildings 7,000 square feet or more – compliance no later than calendar year...	Not in Compliance	

FINES:

NARRATIVE: THIS VIOLATION IS ALLEGED AGAINST CRANE-CREST APARTMENTS, INC., ON THE PARCEL OF REAL PROPERTY LEGALLY DESCRIBED IN CONDO DOCUMENTS RECORDED 02/23/1996, BK 24522 PG 596, INSTRUMENT #96085426, BROWARD COUNTY PUBLIC RECORDS: A parcel of land in Government Lot One (1), Section 7, Township 49 South, Range 43 East, Broward County, Florida, bounded as follows: EAST of State Road No. A-1-A on the North by a line parallel to and 4350 feet southerly from, measured at right angles to, the East and West Quarter-Section line in Section 6, of said Township and Range; on the South by a line 2080 feet northerly from, measured at right angles to, the South line of the Northwest Quarter (NW1/4) of the Southeast Quarter (SE1/4)

and the easterly extension of said South boundary; on the West by the easterly right-of-way line of State Road No. A-1-A; and on the East by the waters of the Atlantic Ocean; WEST of State Road No. A-1-A on the North by a line parallel to and 4350 feet southerly from, measured at right angles to, the East and West Quarter-Section line in Section 6, of said Township and Range; on the South by a line parallel to and 1861.75 feet southerly from, measured at right angles to, the North boundary of said Section 7; on the West by the West line of said Government Lot 1; and on the East by the westerly right-of-way line of State Road No. A-1-A.

Violation: Failure to comply with Florida Building Safety Inspection Program.

Code Section: FBC BCA Section 110.15 - Building Safety Inspection Program. The BORA has established a building safety inspection program for buildings and structures that have been in existence for a period of 40 years or longer. The BORA by written policy shall establish the guidelines and criteria which will be the minimum requirements for the Building Safety Inspection Program. The Building Official shall enforce the building safety inspection Program. U.S. Government buildings, State of Florida buildings, buildings built on Indian Reservations, Schools buildings under the jurisdiction of the Broward County School Board, and One and Two Family Dwellings are exempt from this program. Exceptions: All single family residences, duplexes and minor structures defined as buildings or structure in any occupancy group having a gross floor area less than 3,500 square feet. In order to implement the new Building Safety Inspection Program in an orderly manner to clear a backlog of buildings needing inspection, implementation shall proceed as follows:

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5. 40 year or older buildings 3,800 square feet or more –compliance no later than calendar year 2010
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Subsequent building inspections shall be required at ten (10) year intervals -Section 110.165 Effective January 1, 2006, regardless of when the inspection report for same is finalized or filed. Any buildings or structures not otherwise excluded as set forth herein shall be inspected at the same time as the initial 40 year inspection of the building and shall be re-inspected in accordance with the schedule for the building.

Corrective Action: According to Town Records and Broward County Records, this property is past due for compliance with the Building Safety Inspection Program. Please comply with the requirements of the Building Safety Inspection Program. If you have any questions you may contact the Building Department for assistance at 954-640-4215 or Building@lbts-fl.gov.

Bethany Banyas
954-640-4220
code@lbts-fl.gov