

**Town of Lauderdale-By-The-Sea**  
**Code Compliance Hearing**

**Agenda**

Thursday, May 23, 2024

5:00 PM



Jarvis Hall 4505 N. Ocean Drive  
[www.Lauderdalebythesea-fl.gov](http://www.Lauderdalebythesea-fl.gov)

**LAUDERDALE-BY-THE-SEA TOWN COMMISSION**

# Code Compliance Hearing

Thursday, May 23, 2024, 5:00 PM  
Jarvis Hall 4505 N. Ocean Drive

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1. **CALL TO ORDER, SPECIAL MAGISTRATE TOM ANSBRO**
  2. **SWEARING OF WITNESSES**
  3. **OPENING STATEMENT**
  4. **CODE CASES**
    - 4.a. Code Cases
  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.all static



**Agenda Item No: 4.a.**

## **Code Compliance Hearing Agenda Item Report**

**Meeting Date:** May 23, 2024

**Submitted By:** Jhanelle Campbell, Development Services Director

**Submitting Department:** Development Services

**Item Type:** Presentation

**Agenda Section:** CODE CASES

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**Subject Title:** Code Cases

**Explanation:**

**Recommendation:**

**Exhibits:**

1. 5-23-2024 Agenda Summary
2. 5-23-2024 Agenda Backup



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

*Town Commission Meeting Room (Jarvis Hall)  
Thursday • May 23, 2024 • 5:00 PM*

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

### Complied Cases

Item #	Case #	Property Address	Property Owner	Page #
1	24030014	4652 POINCIANA ST	COMMON AREA	1
2	24040007	1750 S OCEAN BLVD	COMMON AREA	3
3	24050002	4616 BOUGAINVILLE DR 1-3	LEE,JOHN C	5

### Cases to be Continued

Item #	Case #	Property Address	Property Owner	Page #
4	24040004	1924 OCEAN MIST DR	NEUBERT,G W JR & VICKI J	27
5	24030009	1480 S OCEAN BLVD 215	JOHN L MARTIN JR TR	36
6	23050002	4520 EL MAR DR	COMMON AREA	29

### Old Business

Item #	Case #	Property Address	Property Owner	Page #
7	18020015	2 E COMMERCIAL BLVD	FISHERMANS PIER INC	18
8	23010015	234 HIBISCUS AVE	MG Property Management	38
9	22070008	4553 BOUGAINVILLE DR	STONEHORSE REAL EST HOLDINGS COOK, RONDA A & COOK, RICKY D	20
10	24040005	1480 S OCEAN BLVD	Property Keepers Management, LLC	28
11	24010004	260 CODRINGTON DR	ROGERS,RUTH A RUTH A ROGERS REV TR	31
12	24030004	4629 POINCIANA ST 215	REMMEY,ALBERT E M JR REMMEY,CAROLYN	34
13	24030013	1740 E TERRA MAR DR	CORWIN,HEATHER L & DAVID HEATHER L CORWIN TR	37
14	24030002	233 NEPTUNE AVE	VENTO,PHILLIP M	33
15	24030005	2073 COCO PALM PL	GOLDSTEIN,MARNEY LARNED,JOSHUA M	35
16	24020004	4317 N OCEAN DR	FEMS VENTURE	32



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

*Town Commission Meeting Room (Jarvis Hall)  
Thursday • May 23, 2024 • 5:00 PM*

**New Business**

<b>Item #</b>	<b>Case #</b>	<b>Property Address</b>	<b>Property Owner</b>	<b>Page #</b>
17	24040014	3271 CYPRESS CREEK DR	CARNEY 2006 FAM TR CARNEY,ROBERT D TRSTEE ETAL	23
18	24050009	1661 W TERRA MAR DR	SCHICK,ALBERT H/E SCHICK,DAVID	13
19	24050013	4300 E TRADEWINDS AVE	SAMPO,PETER & SAMPO,KRISTEN PETER & KRISTEN SAMPO TR ETAL	17
20	24050001	4117 BOUGAINVILLA DR 412	VELARDE,ELENA GARCIA DE ETAL %URB LOS NARANJOS DEL CAFETAL	24
21	24050003	1949 WINDWARD DR	GRANT P GALUPPI LIV TR GALUPPI,GRANT P TRSTEE	7
22	24050004	3261 OLEANDER WAY	A PLUS MANAGEMENT INC	8
23	24050005	4013 N OCEAN DR	TOP OF THE MILE NORTH, LLC	9
24	24050006	1973 SAILFISH PL	1973 SAILFISH PL LLC	10
25	24050007	2049 OCEAN MIST DR	OCEAN MIST PROPERTY LLC	11
26	24050008	1597 BLUE WATER TER	JONNA,NANCY S NANCY S JONNA TR	12
27	24050010	3220 S TERRA MAR DR	DANIELSSON,LEIF	14
28	24050011	226 CORSAIR AVE	SERPIN,NIDA SERPIN,ADNAN & KILIC,KORAY	15
29	24050012	1984 SAILFISH PL	RHINO REAL ESTATE LLC	16
30	24040003	4533 POINCIANA ST	POINCIANA 4533 LLC	25
31	24040008	2001 S OCEAN BLVD	ARCHDIOCESE OF MIAMI ASSUMPTION OF THE BLESSED VM	22

**VI.ADJOURNMENT**

<b>CASE TYPE</b>	Building Permit Violation	<b>DATE ESTBL</b>	3/29/2024	<b>STATUS</b>	Closed
<b>ADDRESS</b>	4652 POINCIANA ST, LAUDERDALE BY THE SEA, FL 33308	<b>INSPECTOR</b>	Hector Barrett	<b>STATUS DATE</b>	5/13/2024 12:00:00 AM

1. CASE 24030014

<b>CASE DATA:</b>	<b>ORIG. CASE CERT. MAIL NUMBER</b>	9589 0710 5270 1060 4419 08 / 9589 0710 5270 1060	<b>I. OF F. MEETING DATE</b>
	<b>TYPE OF SERVICE</b>	Certified Mail	<b>PROSECUTION COSTS</b>
	<b>DAYS TO COMPLY</b>	13	<b>COMMENTS FINAL ORDER</b>
	<b>INSPECTION DATE</b>	5/13/2024	<b>COMMENTS - IMPOSITION OF FINE</b>
	<b>COMPLIED DATE</b>	5/13/2024	
	<b>SCHEDULED HEARING DATE</b>	5/23/2024	
	<b>FINAL ORDER MEETING DATE</b>		
	<b>FINAL ORDER COMPLY BY DATE</b>		

**NOTICE NAMES:** COMMON AREA Owner  
 2331 N. State Road 7 #213 Lauderdale Lakes, FL 33313 Lauderdale by the sea, FL 33308  
 MANAGEMENT, LLC, SEMART PROPERTY  
 2331 N. STATE ROAD 7 213 LAUDERDALE LAKES, FL33313  
 Senouci, Carl  
 2331 N. STATE ROAD 7 213 FT Lauderdale, FL33313  
 Yultyev, Aleksandr  
 2331 N. STATE ROAD 7 213 FT Lauderdale, FL33313

<b>VIOLATIONS:</b>	<b>#</b>	<b>DATE</b>	<b>DESCRIPTION</b>	<b>STATUS</b>	<b>DATE RESOLVED</b>
	1	5/13/2024	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	5/13/2024

**FINES:**

**NARRATIVE:** WWOP  
 FBC 105.1 - Work done without a Permit from the Town.  
 As per Building Official Simo Manso  
 Corrective Action required: Submit application/s and obtain after-the-fact permit/s for all work being 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](mailto:building@lbts-fl.gov).

Thank you for your attention to this matter. You may contact me if you have any questions regarding this issue.

Respectfully,  
Hector Barrett  
954-640-4220

<b>CASE TYPE</b>	Building Permit Violation	<b>DATE ESTBL</b>	4/10/2024	<b>STATUS</b>	Closed
<b>ADDRESS</b>	1750 S OCEAN BLVD, LAUDERDALE BY THE SEA, FL 33062	<b>INSPECTOR</b>	Hector Barrett	<b>STATUS DATE</b>	5/11/2024 12:00:00 AM

2. CASE 24040007

<b>CASE DATA:</b>	<b>ORIG. CASE CERT. MAIL NUMBER</b>	<b>I. OF F. MEETING DATE</b>
	<b>TYPE OF SERVICE</b> Hand	<b>PROSECUTION COSTS</b>
	<b>DAYS TO COMPLY</b> 16	<b>COMMENTS FINAL ORDER</b>
	<b>INSPECTION DATE</b> 4/30/2024	<b>COMMENTS - IMPOSITION OF FINE</b>
	<b>COMPLIED DATE</b> 5/11/2024	
	<b>SCHEDULED HEARING DATE</b> 5/23/2024	
	<b>FINAL ORDER MEETING DATE</b>	
	<b>FINAL ORDER COMPLY BY DATE</b>	

**NOTICE NAMES:** COMMON AREA Owner  
 1750 S Ocean Blvd Lauderdale by the sea, FL 33062

<b>VIOLATIONS:</b>	<b>#</b>	<b>DATE</b>	<b>DESCRIPTION</b>	<b>STATUS</b>	<b>DATE RESOLVED</b>
	1	4/30/2024	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	5/11/2024
	2	4/30/2024	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	5/11/2024

**FINES:**

**NARRATIVE:** WWOP  
 FBC 105.1 - Work done without a Permit from the Town.  
 As per Building Official Simo Manso 954-640-4215 or building@lbts-fl.gov.  
 work done outside the scope of permit.  
  
 Stop Work Order posted ( 4/10 /2024).  
 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.

[A]115.3 Unlawful continuance.

Any person who shall continue any work after having been served with a stop work order, except such work as that person is directed to perform to remove a violation or unsafe condition, shall be subject to penalties as prescribed by law.

[A]112.3 Authority to disconnect service utilities.

The building official shall have the authority to authorize disconnection of utility service to the building, structure or system regulated by this code and the referenced codes and standards set forth in Section 101.4 in case of emergency where necessary to eliminate an immediate hazard to life or property or where such utility connection has been made without the approval required by Section 112.1 or 112.2. The building official shall notify the serving utility, and wherever possible the owner and occupant of the building, structure, or service system of the decision to disconnect prior to taking such action. If not notified prior to disconnecting, the owner or occupant of the building, structure or service system shall be notified in writing, as soon as practical thereafter.

<b>CASE TYPE</b>	Vacation Rental Regulation	<b>DATE ESTBL</b>	5/1/2024	<b>STATUS</b>	Closed
<b>ADDRESS</b>	4616 BOUGAINVILLE DR, LAUDERDALE BY THE SEA, FL 33308 1-3	<b>INSPECTOR</b>	Eric Villanueva	<b>STATUS DATE</b>	5/15/2024 12:00:00 AM

3. CASE 24050002

<b>CASE DATA:</b>	<b>ORIG. CASE CERT. MAIL NUMBER</b>		<b>I. OF F. MEETING DATE</b>
	<b>TYPE OF SERVICE</b>	Hand	<b>PROSECUTION COSTS</b>
	<b>DAYS TO COMPLY</b>	9	<b>COMMENTS FINAL ORDER</b>
	<b>INSPECTION DATE</b>	5/15/2024	<b>COMMENTS - IMPOSITION OF FINE</b>
	<b>COMPLIED DATE</b>	5/15/2024	
	<b>SCHEDULED HEARING DATE</b>	5/23/2024	
	<b>FINAL ORDER MEETING DATE</b>		
	<b>FINAL ORDER COMPLY BY DATE</b>		

**NOTICE NAMES:** LEE,JOHN C Owner  
 6302 WAGGONER DR DALLAS, TX 75230  
 Kady, Bradley  
 1111 E. Sunrise Blvd #313 FT. LAUDERDALE , FL33304

<b>VIOLATIONS:</b>	<b>#</b>	<b>DATE</b>	<b>DESCRIPTION</b>	<b>STATUS</b>	<b>DATE RESOLVED</b>
	1	5/15/2024	Chapter 30 - Unified Land Development Regulations Sec. 30-327.(i)1. - Vacation rentals and short term rentals. Rental agent. The property owner shall designate a rental agent on its rental certificate application or renewal, and provide the agent's name, address and phone number. The property owner may serve as the rental agent. Alternatively, the owner may designate as his or her agent any natural person 18 years of age or older, who is: (i) customarily present at a business location within the Town for the purposes of transacting business, or (ii) actually resides within the Town. In order to be designated a rental agent, a person must first present the Town with written certification that he or she agrees to perform the duties specified in subsection 2. below.	Closed	5/15/2024

**FINES:**

**NARRATIVE:** There have been two BSO visits to this property 4-3-24 and 4-27-24 for loud noise. In the second visit BSO attempted to make contact with the 24-hour agent and there was no answer. The Town has not received a call back for this situation. This is violation of the town code which states the 24-hour agent "Be available at the listed phone number 24 hours a day, seven days a week to handle any problems arising from the vacation rental or short term rental use;"

Please contact the town code office or the BTR clerk Megan to update the contact information for the 24-hour agent.

There will be a hearing to document that this incident occurred this will be documented as a finding of facts.

A Finding of Facts establishes that the violation did occur, and that, should this type of violation come back to the Magistrate within the next 5 years under the same ownership, it may be deemed a Repeat Violation, which is subject to higher and more immediate fines. up to \$500 per day per violation.

Please have your rental agent or property manager contact the town code to discuss these

issues.

Thank You

<b>CASE TYPE</b>	Vacation Rental Regulation	<b>DATE ESTBL</b>	5/1/2024	<b>STATUS</b>	Open
<b>ADDRESS</b>	1949 WINDWARD DR, LAUDERDALE BY THE SEA, FL 33062	<b>INSPECTOR</b>	Eric Villanueva	<b>STATUS DATE</b>	5/1/2024 12:00:00 AM

4. CASE 24050003

<b>CASE DATA:</b>	<b>ORIG. CASE CERT. MAIL NUMBER</b>		<b>I. OF F. MEETING DATE</b>
	<b>TYPE OF SERVICE</b>	Hand	<b>PROSECUTION COSTS</b>
	<b>DAYS TO COMPLY</b>	16	<b>COMMENTS FINAL ORDER</b>
	<b>INSPECTION DATE</b>	5/17/2024	<b>COMMENTS - IMPOSITION OF FINE</b>
	<b>COMPLIED DATE</b>		
	<b>SCHEDULED HEARING DATE</b>	5/23/2024	
	<b>FINAL ORDER MEETING DATE</b>		
	<b>FINAL ORDER COMPLY BY DATE</b>		

**NOTICE NAMES:** GRANT P GALUPPI LIV TR GALUPPI, GRANT P TRSTEE Owner  
 2365 NE 24 ST LIGHTHOUSE POINT, FL 33064  
 Walker, Jeff

<b>VIOLATIONS:</b>	<b>#</b>	<b>DATE</b>	<b>DESCRIPTION</b>	<b>STATUS</b>	<b>DATE RESOLVED</b>
	1	5/17/2024	Chapter 30 - Unified Land Development Regulations Sec. 30-327.(d). - Vacation rentals and short term rentals. Duration. No person shall allow occupancy or possession of all or any portion of a single- family or townhouse dwelling as a vacation rental for fewer than seven consecutive days. This restriction shall not apply to short term rentals.	Not in Compliance	

**FINES:**

**NARRATIVE:** HOME IS BEING ADVERTISED ON AIR BNB FOR LESS THEN 7 DAYS MINIMUM.  
 (d)Duration. No person shall allow occupancy or possession of all or any portion of a single-family or townhouse dwelling as a vacation rental for fewer than seven consecutive days. This restriction shall not apply to short term rentals.  
 Please correct ad to reflect 7-day minimum for booking.

<b>CASE TYPE</b>	Building Code (FBC) Violation	<b>DATE ESTBL</b>	4/9/2024	<b>STATUS</b>	Open
<b>ADDRESS</b>	3261 OLEANDER WAY, LAUDERDALE BY THE SEA, FL 33062	<b>INSPECTOR</b>	Eric Villanueva	<b>STATUS DATE</b>	5/1/2024 12:00:00 AM

5. CASE 24050004

**CASE DATA:**

<b>ORIG. CASE CERT. MAIL NUMBER</b>		<b>I. OF F. MEETING DATE</b>	
<b>TYPE OF SERVICE</b>	Hand	<b>PROSECUTION COSTS</b>	
<b>DAYS TO COMPLY</b>	16	<b>COMMENTS FINAL ORDER</b>	
<b>INSPECTION DATE</b>	5/17/2024	<b>COMMENTS - IMPOSITION OF FINE</b>	
<b>COMPLIED DATE</b>			
<b>SCHEDULED HEARING DATE</b>	5/23/2024		
<b>FINAL ORDER MEETING DATE</b>			
<b>FINAL ORDER COMPLY BY DATE</b>			

**NOTICE NAMES:** A PLUS MANAGEMENT INC Owner  
 7896 NW 110 DR PARKLAND, FL 33076

<b>VIOLATIONS:</b>	<b>#</b>	<b>DATE</b>	<b>DESCRIPTION</b>	<b>STATUS</b>	<b>DATE RESOLVED</b>
	1	5/17/2024	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:** Please contact the building department and obtain and after-the-fact permit for the work done. To include windows being changed and a door being closed up.

954-640-4215-----building @lbts-fl.gov

Thank You

<b>CASE TYPE</b>	Building Code (FBC) Violation	<b>DATE ESTBL</b>	5/1/2024	<b>STATUS</b>	Open
<b>ADDRESS</b>	4013 N OCEAN DR, LAUDERDALE BY THE SEA, FL 33308	<b>INSPECTOR</b>	Eric Villanueva	<b>STATUS DATE</b>	5/15/2024 12:00:00 AM

6. CASE 24050005

**CASE DATA:**

<b>ORIG. CASE CERT. MAIL NUMBER</b>		<b>I. OF F. MEETING DATE</b>	
<b>TYPE OF SERVICE</b>	Hand	<b>PROSECUTION COSTS</b>	
<b>DAYS TO COMPLY</b>	22	<b>COMMENTS FINAL ORDER</b>	
<b>INSPECTION DATE</b>	5/23/2024	<b>COMMENTS - IMPOSITION OF FINE</b>	
<b>COMPLIED DATE</b>			
<b>SCHEDULED HEARING DATE</b>	5/23/2024		
<b>FINAL ORDER MEETING DATE</b>			
<b>FINAL ORDER COMPLY BY DATE</b>			

**NOTICE NAMES:** TOP OF THE MILE, INC Owner  
 3049 North Federal Highway Fort Lauderdale, FL 33306  
 Management, C/O MG Property  
 3049 North Federal Highway Fort Lauderdale, FL33306

<b>VIOLATIONS:</b>	<b>#</b>	<b>DATE</b>	<b>DESCRIPTION</b>	<b>STATUS</b>	<b>DATE RESOLVED</b>
	1	5/23/2024	FBC 40/50 Year Inspections 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 2007 C) 40 ...	Not in Compliance	

**FINES:**

**NARRATIVE:** 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.

REPORTS NEED TO BE SUBMITTED FOR 40/50 YEAR INSPECTION.

CONTACT BUILDING DEPARTMENT AT 954-640-4215.

<b>CASE TYPE</b>	Building Permit Violation	<b>DATE ESTBL</b>	5/1/2024	<b>STATUS</b>	Open
<b>ADDRESS</b>	1973 SAILFISH PL, LAUDERDALE BY THE SEA, FL 33062	<b>INSPECTOR</b>	Eric Villanueva	<b>STATUS DATE</b>	5/1/2024 12:00:00 AM

7. CASE 24050006

**CASE DATA:**

<b>ORIG. CASE CERT. MAIL NUMBER</b>		<b>I. OF F. MEETING DATE</b>	
<b>TYPE OF SERVICE</b>	Hand	<b>PROSECUTION COSTS</b>	
<b>DAYS TO COMPLY</b>	16	<b>COMMENTS FINAL ORDER</b>	
<b>INSPECTION DATE</b>	5/17/2024	<b>COMMENTS - IMPOSITION OF FINE</b>	
<b>COMPLIED DATE</b>			
<b>SCHEDULED HEARING DATE</b>	5/23/2024		
<b>FINAL ORDER MEETING DATE</b>			
<b>FINAL ORDER COMPLY BY DATE</b>			

**NOTICE NAMES:** 1973 SAILFISH PL LLC Owner  
 704 N OCEAN BLVD #1003 POMPANO BEACH, FL 33062

<b>VIOLATIONS:</b>	<b>#</b>	<b>DATE</b>	<b>DESCRIPTION</b>	<b>STATUS</b>	<b>DATE RESOLVED</b>
	1	5/17/2024	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:** Please contact the building department to get an after-the-fact permit for the work done inside home.

954 640 4215 building@lbts-fl.gov

Thank You

<b>CASE TYPE</b>	Vacation Rental Regulation	<b>DATE ESTBL</b>	5/2/2024	<b>STATUS</b>	Open
<b>ADDRESS</b>	2049 OCEAN MIST DR, LAUDERDALE BY THE SEA, FL 33062	<b>INSPECTOR</b>	Eric Villanueva	<b>STATUS DATE</b>	5/2/2024 12:00:00 AM

8. CASE 24050007

**CASE DATA:**

<b>ORIG. CASE CERT. MAIL NUMBER</b>		<b>I. OF F. MEETING DATE</b>	
<b>TYPE OF SERVICE</b>	Hand	<b>PROSECUTION COSTS</b>	
<b>DAYS TO COMPLY</b>	17	<b>COMMENTS FINAL ORDER</b>	
<b>INSPECTION DATE</b>	5/19/2024	<b>COMMENTS - IMPOSITION OF FINE</b>	
<b>COMPLIED DATE</b>			
<b>SCHEDULED HEARING DATE</b>	5/23/2024		
<b>FINAL ORDER MEETING DATE</b>			
<b>FINAL ORDER COMPLY BY DATE</b>			

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

<b>VIOLATIONS:</b>	<b>#</b>	<b>DATE</b>	<b>DESCRIPTION</b>	<b>STATUS</b>	<b>DATE RESOLVED</b>
	1	5/19/2024	Chapter 30 - Unified Land Development Regulations Sec. 30-327.(d). - Vacation rentals and short term rentals. Duration. No person shall allow occupancy or possession of all or any portion of a single- family or townhouse dwelling as a vacation rental for fewer than seven consecutive days. This restriction shall not apply to short term rentals.	Not in Compliance	

**FINES:**

**NARRATIVE:** HOME IS BEING ADVERTISED ON AIR BNB FOR LESS THEN 7 DAYS MINIMUM.

(d)Duration. No person shall allow occupancy or possession of all or any portion of a single-family or townhouse dwelling as a vacation rental for fewer than seven consecutive days. This restriction shall not apply to short term rentals.

Please correct ad to reflect 7-day minimum for booking.

<b>CASE TYPE</b>	Zoning Violations	<b>DATE ESTBL</b>	5/2/2024	<b>STATUS</b>	Open
<b>ADDRESS</b>	1597 BLUE WATER TER, LAUDERDALE BY THE SEA, FL 33062	<b>INSPECTOR</b>	Eric Villanueva	<b>STATUS DATE</b>	5/2/2024 12:00:00 AM

9. CASE 24050008

**CASE DATA:**

<b>ORIG. CASE CERT. MAIL NUMBER</b>		<b>I. OF F. MEETING DATE</b>	
<b>TYPE OF SERVICE</b>	Hand	<b>PROSECUTION COSTS</b>	
<b>DAYS TO COMPLY</b>	15	<b>COMMENTS FINAL ORDER</b>	
<b>INSPECTION DATE</b>	5/17/2024	<b>COMMENTS - IMPOSITION OF FINE</b>	
<b>COMPLIED DATE</b>			
<b>SCHEDULED HEARING DATE</b>	5/23/2024		
<b>FINAL ORDER MEETING DATE</b>			
<b>FINAL ORDER COMPLY BY DATE</b>			

**NOTICE NAMES:** JONNA,NANCY S NANCY S JONNA TR Owner  
 1597 BLUE WATER TER N LAUDERDALE BY THE SEA, FL 33062

<b>VIOLATIONS:</b>	<b>#</b>	<b>DATE</b>	<b>DESCRIPTION</b>	<b>STATUS</b>	<b>DATE RESOLVED</b>
	1	5/17/2024	Chapter 30 - Unified Land Development Regulations Section 30-313.(i)(5).b.4. - General provisions. These general provisions shall govern development within the corporate limits of the Town, as follows: (i) Standards for driveways and swales. (5) Landscaping standards for swales: b. Landscape criteria. 4. Landscaping, with a maximum height of 30 inches, may be planted no closer than six feet to the edge of pavement.	Not in Compliance	

**FINES:**

**NARRATIVE:** Please remove the pavers from Town swale and also from the neighboring property. This is in violation of the Town code, 30-313(h)(5) landscaping standards for swales.

Once this is done please let the code officer know. 954-640-4216 or ericv@lbts-fl.gov

Thank You

<b>CASE TYPE</b>	Nuisance	<b>DATE ESTBL</b>	1/24/2024	<b>STATUS</b>	Open
<b>ADDRESS</b>	1661 W TERRA MAR DR, LAUDERDALE BY THE SEA, FL 33062	<b>INSPECTOR</b>	Hector Barrett	<b>STATUS DATE</b>	5/11/2024 12:00:00 AM

10. CASE 24050009

**CASE DATA:**

<b>ORIG. CASE CERT. MAIL NUMBER</b>		<b>I. OF F. MEETING DATE</b>
<b>TYPE OF SERVICE</b>	Regular Mail	<b>PROSECUTION COSTS</b>
<b>DAYS TO COMPLY</b>	10	<b>COMMENTS FINAL ORDER</b>
<b>INSPECTION DATE</b>	5/12/2024	<b>COMMENTS - IMPOSITION OF FINE</b>
<b>COMPLIED DATE</b>		
<b>SCHEDULED HEARING DATE</b>	5/23/2024	
<b>FINAL ORDER MEETING DATE</b>		
<b>FINAL ORDER COMPLY BY DATE</b>		

**NOTICE NAMES:** SCHICK,ALBERT H/E SCHICK,DAVID Owner  
 1661 W TERRA MAR DR LAUDERDALE BY THE SEA, FL 33062

<b>VIOLATIONS:</b>	<b>#</b>	<b>DATE</b>	<b>DESCRIPTION</b>	<b>STATUS</b>	<b>DATE RESOLVED</b>
	1	5/12/2024	Chapter 4 - Animals Section 4-31. Excessive barking of dogs prohibited. It shall be unlawful for any person or the owner or anyone having charge, control, or custody thereof, to keep any dog within the corporate limits of the Town which howls, yells, or barks excessively so as to disturb the sleep, peace, and quietude of any inhabitant of the Town.	Not in Compliance	

**FINES:**

**NARRATIVE:** Resident of 1711 West Terra Mar complaint about excessive dog barking

Corrective Action: See Code.  
 Sec. 4-31. - Excessive barking of dogs prohibited.  
 It shall be unlawful for any person or the owner or anyone having charge, control, or custody thereof, to keep any dog within the corporate limits of the Town which howls, yells, or barks excessively so as to disturb the sleep, peace, and quietude of any inhabitant of the Town

Thank you for your attention to this matter. You may contact me if you have any questions regarding this issue.  
 Respectfully,  
 Hector Barrett  
 954-640-4220  
 hectorb@lbts-fl.gov

<b>CASE TYPE</b>	Vacation Rental Regulation	<b>DATE ESTBL</b>	5/2/2024	<b>STATUS</b>	Open
<b>ADDRESS</b>	3220 S TERRA MAR DR, LAUDERDALE BY THE SEA, FL 33062	<b>INSPECTOR</b>	Eric Villanueva	<b>STATUS DATE</b>	5/2/2024 12:00:00 AM

11. CASE 24050010

**CASE DATA:**

<b>ORIG. CASE CERT. MAIL NUMBER</b>		<b>I. OF F. MEETING DATE</b>	
<b>TYPE OF SERVICE</b>	Hand	<b>PROSECUTION COSTS</b>	
<b>DAYS TO COMPLY</b>	15	<b>COMMENTS FINAL ORDER</b>	
<b>INSPECTION DATE</b>	5/17/2024	<b>COMMENTS - IMPOSITION OF FINE</b>	
<b>COMPLIED DATE</b>			
<b>SCHEDULED HEARING DATE</b>	5/23/2024		
<b>FINAL ORDER MEETING DATE</b>			
<b>FINAL ORDER COMPLY BY DATE</b>			

**NOTICE NAMES:** DANIELSSON,LEIF Owner  
 SKEPPSGALAN 13 \*UMEA, SWEDE90431

<b>VIOLATIONS:</b>	<b>#</b>	<b>DATE</b>	<b>DESCRIPTION</b>	<b>STATUS</b>	<b>DATE RESOLVED</b>
	1	5/17/2024	Chapter 30 - Unified Land Development Regulations Sec. 30-327.(d). - Vacation rentals and short term rentals. Duration. No person shall allow occupancy or possession of all or any portion of a single- family or townhouse dwelling as a vacation rental for fewer than seven consecutive days. This restriction shall not apply to short term rentals.	Not in Compliance	

**FINES:**

**NARRATIVE:** HOME IS BEING ADVERTISED ON AIR BNB FOR LESS THEN 7 DAYS MINIMUM.

(d)Duration. No person shall allow occupancy or possession of all or any portion of a single-family or townhouse dwelling as a vacation rental for fewer than seven consecutive days. This restriction shall not apply to short term rentals.

Please correct ad to reflect 7-day minimum for booking.

<b>CASE TYPE</b>	Business Tax Receipt Req (BTR)	<b>DATE ESTBL</b>	5/2/2024	<b>STATUS</b>	Open
<b>ADDRESS</b>	226 CORSAIR AVE, LAUDERDALE BY THE SEA, FL 33308	<b>INSPECTOR</b>	Eric Villanueva	<b>STATUS DATE</b>	5/2/2024 12:00:00 AM

12. CASE 24050011

**CASE DATA:**

<b>ORIG. CASE CERT. MAIL NUMBER</b>		<b>I. OF F. MEETING DATE</b>	
<b>TYPE OF SERVICE</b>	Hand	<b>PROSECUTION COSTS</b>	
<b>DAYS TO COMPLY</b>	15	<b>COMMENTS FINAL ORDER</b>	
<b>INSPECTION DATE</b>	5/17/2024	<b>COMMENTS - IMPOSITION OF FINE</b>	
<b>COMPLIED DATE</b>			
<b>SCHEDULED HEARING DATE</b>	5/23/2024		
<b>FINAL ORDER MEETING DATE</b>			
<b>FINAL ORDER COMPLY BY DATE</b>			

**NOTICE NAMES:** SERPIN,NIDA SERPIN,ADNAN & KILIC,KORAY Owner  
 226 CORSAIR AVE LAUDERDALE BY THE SEA, FL 33308

<b>VIOLATIONS:</b>	<b>#</b>	<b>DATE</b>	<b>DESCRIPTION</b>	<b>STATUS</b>	<b>DATE RESOLVED</b>
	1	5/17/2024	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.	Not in Compliance	
	2	5/17/2024	Chapter 30 - Unified Land Development Regulations Sec. 30-327.(d) - Vacation rentals and short term rentals. Duration. No person shall allow occupancy or possession of all or any portion of a single- family or townhouse dwelling as a vacation rental for fewer than seven consecutive days. This restriction shall not apply to short term rentals.	Not in Compliance	

**FINES:**

**NARRATIVE:** Please contact the Town regarding the the operation of a business within Town without the proper license obtained from Town. In addition to operating without a license the property is being offered as a rental for less then the allowed 7 day minimum established by the Town code.

Please contact the town to obtain a license to operate as a vacation rental. In addition ad needs to be removed advertising the rental for less then 7 days.

Please contact Megan at BTR@LBTS-FL.GOV 954-640-4210

Thank You

<b>CASE TYPE</b>	Vacation Rental Regulation	<b>DATE ESTBL</b>	5/2/2024	<b>STATUS</b>	Open
<b>ADDRESS</b>	1984 SAILFISH PL, LAUDERDALE BY THE SEA, FL 33062	<b>INSPECTOR</b>	Eric Villanueva	<b>STATUS DATE</b>	5/2/2024 12:00:00 AM

13. CASE 24050012

**CASE DATA:**

<b>ORIG. CASE CERT. MAIL NUMBER</b>		<b>I. OF F. MEETING DATE</b>	
<b>TYPE OF SERVICE</b>	Hand	<b>PROSECUTION COSTS</b>	
<b>DAYS TO COMPLY</b>	15	<b>COMMENTS FINAL ORDER</b>	
<b>INSPECTION DATE</b>	5/17/2024	<b>COMMENTS - IMPOSITION OF FINE</b>	
<b>COMPLIED DATE</b>			
<b>SCHEDULED HEARING DATE</b>	5/23/2024		
<b>FINAL ORDER MEETING DATE</b>			
<b>FINAL ORDER COMPLY BY DATE</b>			

**NOTICE NAMES:** RHINO REAL ESTATE LLC Owner  
 6169 LUNGO LAGO DR SARASOTA, FL 34241

<b>VIOLATIONS:</b>	<b>#</b>	<b>DATE</b>	<b>DESCRIPTION</b>	<b>STATUS</b>	<b>DATE RESOLVED</b>
	1	5/17/2024	Chapter 30 - Unified Land Development Regulations Sec. 30-327.(d). - Vacation rentals and short term rentals. Duration. No person shall allow occupancy or possession of all or any portion of a single- family or townhouse dwelling as a vacation rental for fewer than seven consecutive days. This restriction shall not apply to short term rentals.	Not in Compliance	

**FINES:**

**NARRATIVE:** HOME IS BEING ADVERTISED ON AIR BNB FOR LESS THEN 7 DAYS MINIMUM.

(d)Duration. No person shall allow occupancy or possession of all or any portion of a single-family or townhouse dwelling as a vacation rental for fewer than seven consecutive days. This restriction shall not apply to short term rentals.

Please correct ad to reflect 7-day minimum for booking.

<b>CASE TYPE</b>	Recreational Vehicle & Boat Violation	<b>DATE ESTBL</b>	4/13/2024	<b>STATUS</b>	Open
<b>ADDRESS</b>	4300 E TRADEWINDS AVE, LAUDERDALE BY THE SEA, FL 33308	<b>INSPECTOR</b>	Hector Barrett	<b>STATUS DATE</b>	5/11/2024 12:00:00 AM

14. CASE 24050013

**CASE DATA:**

<b>ORIG. CASE CERT. MAIL NUMBER</b>		<b>I. OF F. MEETING DATE</b>	
<b>TYPE OF SERVICE</b>	Regular Mail	<b>PROSECUTION COSTS</b>	
<b>DAYS TO COMPLY</b>	10	<b>COMMENTS FINAL ORDER</b>	
<b>INSPECTION DATE</b>	5/13/2024	<b>COMMENTS - IMPOSITION OF FINE</b>	
<b>COMPLIED DATE</b>			
<b>SCHEDULED HEARING DATE</b>	5/23/2024		
<b>FINAL ORDER MEETING DATE</b>			
<b>FINAL ORDER COMPLY BY DATE</b>			

**NOTICE NAMES:** SAMPO,PETER & SAMPO,KRISTEN PETER & KRISTEN SAMPO TR ETAL  
 Owner  
 4300 E TRADEWINDS AVE LAUDERDALE BY THE SEA, FL 33308

<b>VIOLATIONS:</b>	<b>#</b>	<b>DATE</b>	<b>DESCRIPTION</b>	<b>STATUS</b>	<b>DATE RESOLVED</b>
	1	5/13/2024	Chapter 19 - Traffic And Motor Vehicles Sec. 19-21.(b)(4).f. - Parking or storage of motor vehicles and vessels in the West zone. West zone. A recreational vehicle or trailer may be parked overnight for no more than three consecutive days, twice in any calendar month, and then only when the vehicle is registered with the Town and the property owner or property occupant has notified the Town that the vehicle is being parked on the property.	Not in Compliance	

**FINES:**

**NARRATIVE:** Boat park in driveway for more than 3 consecutive days.

Sec. 19-21. - Parking or storage of motor vehicles and vessels.  
 A recreational vehicle or trailer may be parked overnight for no more than three consecutive days, twice in any calendar month, and then only when the vehicle is registered with the Town and the property owner or property occupant has notified the Town that the vehicle is being parked on the property.

Corrective Action: Please remove boat from the premises.

<b>CASE TYPE</b>	Property Maintenance (General)	<b>DATE ESTBL</b>	2/22/2018	<b>STATUS</b>	Open
<b>ADDRESS</b>	2 E COMMERCIAL BLVD, LAUDERDALE BY THE SEA, FL 33308	<b>INSPECTOR</b>	Bethany Banyas	<b>STATUS DATE</b>	5/2/2024 12:00:00 AM

15. CASE 18020015

<b>CASE DATA:</b>	<b>ORIG. CASE CERT. MAIL NUMBER</b>		<b>I. OF F. MEETING DATE</b>	
	<b>TYPE OF SERVICE</b>	Certified Mail	<b>PROSECUTION COSTS</b>	\$53,425.00
	<b>DAYS TO COMPLY</b>	21	<b>COMMENTS FINAL ORDER</b>	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.
	<b>INSPECTION DATE</b>	8/23/2023	<b>COMMENTS - IMPOSITION OF FINE</b>	
	<b>COMPLIED DATE</b>			
	<b>SCHEDULED HEARING DATE</b>	5/23/2024		
	<b>FINAL ORDER MEETING DATE</b>	9/27/2018		
	<b>FINAL ORDER COMPLY BY DATE</b>	3/26/2019		

**NOTICE NAMES:** FISHERMANS PIER INC Owner  
 2 E COMMERCIAL BLVD 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

<b>VIOLATIONS:</b>	<b>#</b>	<b>DATE</b>	<b>DESCRIPTION</b>	<b>STATUS</b>	<b>DATE RESOLVED</b>
	1	8/23/2023	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.	Not in Compliance	

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

**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

<b>CASE TYPE</b>	Permits Required Violations	<b>DATE ESTBL</b>	7/7/2022	<b>STATUS</b>	Open
<b>ADDRESS</b>	4553 BOUGAINVILLA DR, LAUDERDALE BY THE SEA, FL 33308	<b>INSPECTOR</b>	Greg Wienburg	<b>STATUS DATE</b>	5/2/2024 12:00:00 AM

16. CASE 22070008

<b>CASE DATA:</b>	<b>ORIG. CASE CERT. MAIL NUMBER</b>	<b>I. OF F. MEETING DATE</b>
	<b>TYPE OF SERVICE</b> Certified Mail	<b>PROSECUTION COSTS</b>
	<b>DAYS TO COMPLY</b> 64	<b>COMMENTS FINAL ORDER</b>
	<b>INSPECTION DATE</b> 1/3/2023	<b>COMMENTS - IMPOSITION OF FINE</b>
	<b>COMPLIED DATE</b>	
	<b>SCHEDULED HEARING DATE</b> 5/23/2024	
	<b>FINAL ORDER MEETING DATE</b>	
	<b>FINAL ORDER COMPLY BY DATE</b>	

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

<b>VIOLATIONS:</b>	<b>#</b>	<b>DATE</b>	<b>DESCRIPTION</b>	<b>STATUS</b>	<b>DATE RESOLVED</b>
	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](mailto: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 Wienburg at 954-640-4216, or via email [gregw@lauderdalebythesea-fl.gov](mailto:gregw@lauderdalebythesea-fl.gov)

<b>CASE TYPE</b>	Parking or Storage of Trailers	<b>DATE ESTBL</b>	4/17/2024	<b>STATUS</b>	Open
<b>ADDRESS</b>	2001 S OCEAN BLVD, LAUDERDALE BY THE SEA, FL 33308	<b>INSPECTOR</b>	Eric Villanueva	<b>STATUS DATE</b>	5/13/2024 12:00:00 AM

17. CASE 24040008

**CASE DATA:**

<b>ORIG. CASE CERT. MAIL NUMBER</b>		<b>I. OF F. MEETING DATE</b>	
<b>TYPE OF SERVICE</b>	Hand	<b>PROSECUTION COSTS</b>	
<b>DAYS TO COMPLY</b>	2	<b>COMMENTS FINAL ORDER</b>	
<b>INSPECTION DATE</b>	4/19/2024	<b>COMMENTS - IMPOSITION OF FINE</b>	
<b>COMPLIED DATE</b>			
<b>SCHEDULED HEARING DATE</b>	5/23/2024		
<b>FINAL ORDER MEETING DATE</b>			
<b>FINAL ORDER COMPLY BY DATE</b>			

**NOTICE NAMES:** ARCHDIOCESE OF MIAMI ASSUMPTION OF THE BLESSED VM Owner  
 9401 BISCAYNE BLVD MIAMI SHORES, FL 33138

<b>VIOLATIONS:</b>	<b>#</b>	<b>DATE</b>	<b>DESCRIPTION</b>	<b>STATUS</b>	<b>DATE RESOLVED</b>
	1	4/19/2024	Chapter 19 - Traffic And Motor Vehicles 19-21 (b) (3) a. 1 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. East zone. Registered commercial vehicles or recreational vehicles must comply with the following: At all times, the vehicle must fit within the single parking space within which it is parked unless it is parked in a private parking lot obscured from view from the street and neighboring properties.	Not in Compliance	

**FINES:**

**NARRATIVE:** REMOVE UMAI TRAILER FROM PROPERTY.

<b>CASE TYPE</b>	Building Code (FBC) Violation	<b>DATE ESTBL</b>	4/30/2024	<b>STATUS</b>	Open
<b>ADDRESS</b>	3271 CYPRESS CREEK DR, LAUDERDALE BY THE SEA, FL 33062	<b>INSPECTOR</b>	Hector Barrett	<b>STATUS DATE</b>	5/11/2024 12:00:00 AM

18. CASE 24040014

**CASE DATA:**

<b>ORIG. CASE CERT. MAIL NUMBER</b>		<b>I. OF F. MEETING DATE</b>	
<b>TYPE OF SERVICE</b>	Hand	<b>PROSECUTION COSTS</b>	
<b>DAYS TO COMPLY</b>	10	<b>COMMENTS FINAL ORDER</b>	
<b>INSPECTION DATE</b>	5/10/2024	<b>COMMENTS - IMPOSITION OF FINE</b>	
<b>COMPLIED DATE</b>			
<b>SCHEDULED HEARING DATE</b>	5/23/2024		
<b>FINAL ORDER MEETING DATE</b>			
<b>FINAL ORDER COMPLY BY DATE</b>			

**NOTICE NAMES:** CARNEY 2006 FAM TR CARNEY,ROBERT D Owner  
 TRSTEE ETAL  
 3271 CYPRESS CREEK DR LAUDERDALE BY THE SEA, FL 33062

<b>VIOLATIONS:</b>	<b>#</b>	<b>DATE</b>	<b>DESCRIPTION</b>	<b>STATUS</b>	<b>DATE RESOLVED</b>
	1	5/10/2024	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:** NEW SHED LOCATED TO THE EASTSIDE OF PROPERTY - WWOP

Corrective Action required: Submit application/s and obtain after-the-fact permit/s for new shed in yard/ 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.

Thank you for your attention to this matter. You may contact me if you have any questions regarding this issue.  
 Respectfully,  
 Hector Barrett  
 954-640-4220  
 hectorb@lbts-fl.gov

<b>CASE TYPE</b>	Building Permit Violation	<b>DATE ESTBL</b>	4/25/2024	<b>STATUS</b>	Open
<b>ADDRESS</b>	4117 BOUGAINVILLA DR, LAUDERDALE BY THE SEA, FL 33308 412	<b>INSPECTOR</b>	Eric Villanueva	<b>STATUS DATE</b>	5/1/2024 12:00:00 AM

19. CASE 24050001

**CASE DATA:**

<b>ORIG. CASE CERT. MAIL NUMBER</b>		<b>I. OF F. MEETING DATE</b>	
<b>TYPE OF SERVICE</b>	Hand	<b>PROSECUTION COSTS</b>	
<b>DAYS TO COMPLY</b>	18	<b>COMMENTS FINAL ORDER</b>	
<b>INSPECTION DATE</b>	5/19/2024	<b>COMMENTS - IMPOSITION OF FINE</b>	
<b>COMPLIED DATE</b>			
<b>SCHEDULED HEARING DATE</b>	5/23/2024		
<b>FINAL ORDER MEETING DATE</b>			
<b>FINAL ORDER COMPLY BY DATE</b>			

**NOTICE NAMES:** VELARDE,ELENA GARCIA DE ETAL %URB LOS Owner  
 NARANJOS DEL CAFETAL  
 AV ESTE 3 RESID EL PORTAL APT ZB \* CARACAS 1061 , VE

<b>VIOLATIONS:</b>	<b>#</b>	<b>DATE</b>	<b>DESCRIPTION</b>	<b>STATUS</b>	<b>DATE RESOLVED</b>
	1	5/19/2024	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:** Please contact building department and obtain an after the fact permit for electrical work done inside of unit.

954 640 4215 -----building@lbts-fl.gov

Thank You

<b>CASE TYPE</b>	Web Citizen Complaint	<b>DATE ESTBL</b>	3/11/2024	<b>STATUS</b>	Open
<b>ADDRESS</b>	4533 POINCIANA ST, LAUDERDALE BY THE SEA, FL 33308	<b>INSPECTOR</b>	Eric Villanueva	<b>STATUS DATE</b>	5/2/2024 12:00:00 AM

20. CASE 24040003

<b>CASE DATA:</b>	<b>ORIG. CASE CERT. MAIL NUMBER</b>		<b>I. OF F. MEETING DATE</b>
	<b>TYPE OF SERVICE</b>	Hand	<b>PROSECUTION COSTS</b>
	<b>DAYS TO COMPLY</b>	11	<b>COMMENTS FINAL ORDER</b>
	<b>INSPECTION DATE</b>	4/19/2024	<b>COMMENTS - IMPOSITION OF FINE</b>
	<b>COMPLIED DATE</b>		
	<b>SCHEDULED HEARING DATE</b>	5/23/2024	
	<b>FINAL ORDER MEETING DATE</b>		
	<b>FINAL ORDER COMPLY BY DATE</b>		

**NOTICE NAMES:** POINCIANA 4533 LLC Owner  
209 E HALLANDALE BEACH BLVD HALLANDALE BEACH, FL 33009  
Buhadana, Shimon  
5790 Powerline Rd Fort Lauderdale, FL33309  
NEVILLE M, ESQ , LESLIE  
7401 WILES RD CORAL SPRINGS, FL33067

<b>VIOLATIONS:</b>	<b>#</b>	<b>DATE</b>	<b>DESCRIPTION</b>	<b>STATUS</b>	<b>DATE RESOLVED</b>
	1	4/19/2024	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	
	2	4/19/2024	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	4/19/2024	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	

4 4/19/2024

Florida Building Code STOP WORK ORDER, Florida Building Code; SECTION [A] 115.1 Thru 115.3 , STOP WORK ORDER, Florida Building Code; SECTION [A] 115.1 Thru 115.3 , [A]115.1 Authority. Where the building official finds any work regulated by this code being performed in a manner either contrary to the provisions of this code or dangerous or unsafe, the building official is authorized to issue a stop work order. [A]115.2 Issuance. The stop work order shall be in writing and shall be given to the owner of the property involved, the owner's authorized agent or the person performing the work. Upon issuance of a stop work order, the cited work shall immediately cease. The stop work order shall state the reason for the order and the conditions under which the cited work will be permitted to resume. [A]115.3 Unlawful continuance. Any person who shall continue any work after having been served with a stop work order, except such work as that person is directed to perform to remove a violation or unsafe condition, shall be subject to penalties as prescribed by law.

Not in Compliance

**FINES:**

**NARRATIVE:**

Please remove lock from door and revert apartment back to a two-bedroom apartment, or you can contact the zoning department and do site plan modification to apply to get more units allowed. If you would like to do that please contact zoning@lbts-fl.gov or come into the office for more information.

Additionally, general property maintenance issues were observed to include, holes in drywall inside unit 4, exposed electrical wires all around buildings, exposed mechanical wires and pipes inside unit #4. paint chipping all over grass. walkway in disrepair presents a trip hazard.

Stop work order posted for unit #4 illegal mini split installed, in addition unit #2 and unit #3 stop work order posted for going beyond scope of work.

Please confirm when this is in compliance and a follow-up inspection will be done.

code@lbts-fl.gov 954-640-4216

Thank You

<b>CASE TYPE</b>	Nuisance	<b>DATE ESTBL</b>	4/8/2024	<b>STATUS</b>	Open
<b>ADDRESS</b>	1924 OCEAN MIST DR, LAUDERDALE BY THE SEA, FL 33062	<b>INSPECTOR</b>	Hector Barrett	<b>STATUS DATE</b>	5/11/2024 12:00:00 AM

21. CASE 24040004

**CASE DATA:**

<b>ORIG. CASE CERT. MAIL NUMBER</b>		<b>I. OF F. MEETING DATE</b>	
<b>TYPE OF SERVICE</b>	Hand	<b>PROSECUTION COSTS</b>	
<b>DAYS TO COMPLY</b>	10	<b>COMMENTS FINAL ORDER</b>	
<b>INSPECTION DATE</b>	4/18/2024	<b>COMMENTS - IMPOSITION OF FINE</b>	
<b>COMPLIED DATE</b>			
<b>SCHEDULED HEARING DATE</b>	5/23/2024		
<b>FINAL ORDER MEETING DATE</b>			
<b>FINAL ORDER COMPLY BY DATE</b>			

**NOTICE NAMES:** NEUBERT,G W JR & VICKI J Owner  
 1924 OCEAN MIST DR LAUDERDALE BY THE SEA, FL 33062

<b>VIOLATIONS:</b>	<b>#</b>	<b>DATE</b>	<b>DESCRIPTION</b>	<b>STATUS</b>	<b>DATE RESOLVED</b>
	1	4/18/2024	Florida Building Code FBC/BCA Section 116.2.1.2.7. Swimming Pools. 116.2.1.2.7 Swimming pools that contain stagnant water are deemed unsanitary and dangerous to human life and public welfare and shall be presumed and deemed unsafe.	Not in Compliance	

**FINES:**

**NARRATIVE:** Stagnant water in pool.  
 Corrective Action: Please clean and maintain pool on a regular basis.

Thank you for your attention to this matter. You may contact me if you have any questions regarding this issue.  
 Respectfully,  
 Hector Barrett  
 954-640-4220  
 hectorb@lbts-fl.gov

<b>CASE TYPE</b>	Permits Required Violations	<b>DATE ESTBL</b>	4/8/2024	<b>STATUS</b>	Open
<b>ADDRESS</b>	1480 S OCEAN BLVD, LAUDERDALE BY THE SEA, FL 33062	<b>INSPECTOR</b>	Eric Villanueva	<b>STATUS DATE</b>	5/2/2024 12:00:00 AM

22. CASE 24040005

**CASE DATA:**

<b>ORIG. CASE CERT. MAIL NUMBER</b>		<b>I. OF F. MEETING DATE</b>	
<b>TYPE OF SERVICE</b>	Hand	<b>PROSECUTION COSTS</b>	
<b>DAYS TO COMPLY</b>	13	<b>COMMENTS FINAL ORDER</b>	
<b>INSPECTION DATE</b>	4/21/2024	<b>COMMENTS - IMPOSITION OF FINE</b>	
<b>COMPLIED DATE</b>			
<b>SCHEDULED HEARING DATE</b>	5/23/2024		
<b>FINAL ORDER MEETING DATE</b>			
<b>FINAL ORDER COMPLY BY DATE</b>			

**NOTICE NAMES:** Property Keepers Management, LLC Owner  
 6555 Powerline RD #105 Fort Lauderdale, FL 33309  
 Conway, Edith  
 6535 Nova Drive 109 FORT LAUDERDALE , FL33301

<b>VIOLATIONS:</b>	<b>#</b>	<b>DATE</b>	<b>DESCRIPTION</b>	<b>STATUS</b>	<b>DATE RESOLVED</b>
	1	4/21/2024	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:** Please contact building department to get an after the fact permit for the railings added to the roof of the building.

building@lbts-fl.gov 954-640-4215

<b>CASE TYPE</b>	<b>Building Code (FBC) Violation</b>	<b>DATE ESTBL</b>	<b>5/10/2023</b>	<b>STATUS</b>	<b>Open</b>
<b>ADDRESS</b>	<b>4520 EL MAR DR, LAUDERDALE BY THE SEA, FL 33308</b>	<b>INSPECTOR</b>	<b>Sonya Lowe</b>	<b>STATUS DATE</b>	<b>5/11/2024 12:00:00 AM</b>

23. CASE 23050002

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
<b>TYPE OF SERVICE</b>	Hand	<b>PROSECUTION COSTS</b>
<b>DAYS TO COMPLY</b>	37	<b>COMMENTS FINAL ORDER</b>
		\$100.00
		At the October 26, 2023 Special Magistrate Hearing, the Magistrate issued a Final Order requiring compliance by November 15, 2023 or a fine of \$250 per violation, per day will begin to accrue on November 16. A Hearing Cost of \$50 was assessed. Compliance is to be achieved by submitting the 40 yrs engineer reports on the proper forms/reporting formats, also getting permit for all work that was done without a permit from the Town of Lauderdale by the sea. The case is scheduled for follow-up at the November 16, 2023 hearing.
<b>INSPECTION DATE</b>	5/22/2024	<b>COMMENTS - IMPOSITION OF FINE</b>
<b>COMPLIED DATE</b>		
<b>SCHEDULED HEARING DATE</b>	5/23/2024	
<b>FINAL ORDER MEETING DATE</b>	10/26/2023	
<b>FINAL ORDER COMPLY BY DATE</b>	11/15/2023	
<b>NOTICE NAMES:</b>	COMMON AREA 4520 EL MAR DR LAUDERDALE BY THE SEA, FL 33308 c/o Management Office , Johnson Nell - Southern Seas Condominium Assc, Inc 4520 EL MAR DR LAUDERDALE BY THE SEA, FL33308	Owner

<b>VIOLATIONS:</b>	<b>#</b>	<b>DATE</b>	<b>DESCRIPTION</b>	<b>STATUS</b>	<b>DATE RESOLVED</b>
	1	5/22/2024	FBC 40/50 Year Inspections 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	Not in Compliance	

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 2007 C) 40 ...

<b>FINES:</b>	<b><u>DESCRIPTION</u></b>	<b><u>CHARGE</u></b>	<b><u>DATE BOARD ORDER COMPLY</u></b>
	DAILY FINE	\$250.00	11/15/2023

**NARRATIVE:** Sec. 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](mailto:BuildingOfficial@lbs-fl.gov).

For questions regarding your code case, contact Sonya Lowe 954-815-3874 or [sonyal@lbs-fl.gov](mailto:sonyal@lbs-fl.gov)

<b>CASE TYPE</b>	Building Permit Violation	<b>DATE ESTBL</b>	12/13/2023	<b>STATUS</b>	Open
<b>ADDRESS</b>	260 CODRINGTON DR, LAUDERDALE BY THE SEA, FL 33308	<b>INSPECTOR</b>	Eric Villanueva	<b>STATUS DATE</b>	5/2/2024 12:00:00 AM

24. CASE 24010004

**CASE DATA:**

<b>ORIG. CASE CERT. MAIL NUMBER</b>		<b>I. OF F. MEETING DATE</b>	
<b>TYPE OF SERVICE</b>	Verified	<b>PROSECUTION COSTS</b>	
<b>DAYS TO COMPLY</b>	24	<b>COMMENTS FINAL ORDER</b>	
<b>INSPECTION DATE</b>	2/16/2024	<b>COMMENTS - IMPOSITION OF FINE</b>	
<b>COMPLIED DATE</b>			
<b>SCHEDULED HEARING DATE</b>	5/23/2024		
<b>FINAL ORDER MEETING DATE</b>			
<b>FINAL ORDER COMPLY BY DATE</b>			

**NOTICE NAMES:** ROGERS,RUTH A RUTH A ROGERS REV TR Owner  
 260 CODRINGTON DR LAUDERDALE BY THE SEA, FL 33308

<b>VIOLATIONS:</b>	<b>#</b>	<b>DATE</b>	<b>DESCRIPTION</b>	<b>STATUS</b>	<b>DATE RESOLVED</b>
	1	2/16/2024	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:** Please get in contact with the building department to get the necessary permit to legalize the structure that was built in the rear of the property. A completed permit will be required to consider this code violation in compliance.

Please contact building department at [building@lbtz-fl.gov](mailto:building@lbtz-fl.gov) / 9546404215 / or visit us at Developmental Services to submit a permit.

Thank You

<b>CASE TYPE</b>	Sign Violations	<b>DATE ESTBL</b>	1/10/2024	<b>STATUS</b>	Open
<b>ADDRESS</b>	4317 N OCEAN DR, LAUDERDALE BY THE SEA, FL 33308	<b>INSPECTOR</b>	Eric Villanueva	<b>STATUS DATE</b>	5/2/2024 6:00:00 PM

25. CASE 24020004

<b>CASE DATA:</b>	<b>ORIG. CASE CERT. MAIL NUMBER</b>		<b>I. OF F. MEETING DATE</b>	
	<b>TYPE OF SERVICE</b>	Hand	<b>PROSECUTION COSTS</b>	\$0.00
	<b>DAYS TO COMPLY</b>	21	<b>COMMENTS FINAL ORDER</b>	At the April 25, 202, Special Magistrate Hearing, the Magistrate issued a Final Order requiring compliance by May 22, 2024 or a fine of \$100 per violation, per day will begin to accrue on May 23rd. No Hearing Cost was assessed. Compliance is to be achieved by obtaining an approved after-the-fact permit from zoning for window signs or remove window decals. The case is scheduled for follow-up at the May 23rd hearing.
	<b>INSPECTION DATE</b>	5/22/2024	<b>COMMENTS - IMPOSITION OF FINE</b>	
	<b>COMPLIED DATE</b>			
	<b>SCHEDULED HEARING DATE</b>	5/23/2024		
	<b>FINAL ORDER MEETING DATE</b>	4/25/2024		
	<b>FINAL ORDER COMPLY BY DATE</b>	5/22/2024		

**NOTICE NAMES:** FEMS VENTURE Owner  
 4388 OBAR DR CHATTANOOGA, TN 37419

<b>VIOLATIONS:</b>	<b>#</b>	<b>DATE</b>	<b>DESCRIPTION</b>	<b>STATUS</b>	<b>DATE RESOLVED</b>
	1	5/22/2024	Chapter 30 - Unified Land Development Regulations Section 30-502 (e) Window sign. Decals such as payment acceptance, brand and service decals, limited to eight per business, not to exceed eight square inches each. Decals will count toward the 25% window coverage maximum;	Not in Compliance	

<b>FINES:</b>	<b>DESCRIPTION</b>	<b>CHARGE</b>	<b>DATE BOARD ORDER COMPLY</b>
	DAILY FINE	\$100.00	5/22/2024

**NARRATIVE:** Need to obtain and after the fact sign permit for the window decals installed.  
 Please contact Zoning@lbts-fl.org for help with permit submittal.  
 Thanks

<b>CASE TYPE</b>	Building Code (FBC) Violation	<b>DATE ESTBL</b>	2/13/2024	<b>STATUS</b>	Open
<b>ADDRESS</b>	233 NEPTUNE AVE, LAUDERDALE BY THE SEA, FL 33308	<b>INSPECTOR</b>	Eric Villanueva	<b>STATUS DATE</b>	5/2/2024 5:55:00 PM

26. CASE 24030002

<b>CASE DATA:</b>	<b>ORIG. CASE CERT. MAIL NUMBER</b>		<b>I. OF F. MEETING DATE</b>	
	<b>TYPE OF SERVICE</b>	Hand	<b>PROSECUTION COSTS</b>	\$50.00
	<b>DAYS TO COMPLY</b>	16	<b>COMMENTS FINAL ORDER</b>	At the April 25, 2024, Special Magistrate Hearing, the Magistrate issued a Final Order requiring compliance by May 22, 2024 or a fine of \$250 per violation, per day will begin to accrue on May 23rd. A \$50.00 Hearing Cost was assessed. Compliance is to be achieved by obtaining an approved after-the-fact permit. The case is scheduled for follow-up at the May 23, 2024 hearing.
	<b>INSPECTION DATE</b>	5/22/2024	<b>COMMENTS - IMPOSITION OF FINE</b>	
	<b>COMPLIED DATE</b>			
	<b>SCHEDULED HEARING DATE</b>	5/23/2024		
	<b>FINAL ORDER MEETING DATE</b>	4/25/2024		
	<b>FINAL ORDER COMPLY BY DATE</b>	5/22/2024		

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

<b>VIOLATIONS:</b>	<b>#</b>	<b>DATE</b>	<b>DESCRIPTION</b>	<b>STATUS</b>	<b>DATE RESOLVED</b>
	1	5/22/2024	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	

<b>FINES:</b>	<b>DESCRIPTION</b>	<b>CHARGE</b>	<b>DATE BOARD ORDER COMPLY</b>
	DAILY FINE	\$250.00	5/22/2024

**NARRATIVE:** Please contact the building department and obtain an after the fact permit for driveway done without permit. in addition 3/18/2024 it has been observed that the windows and doors were also replaced with no permit.

<b>CASE TYPE</b>	Building Permit Violation	<b>DATE ESTBL</b>	2/5/2024	<b>STATUS</b>	Open
<b>ADDRESS</b>	4629 POINCIANA ST, LAUDERDALE BY THE SEA, FL 33308 215	<b>INSPECTOR</b>	Eric Villanueva	<b>STATUS DATE</b>	5/2/2024 12:00:00 AM

27. CASE 24030004

**CASE DATA:**

<b>ORIG. CASE CERT. MAIL NUMBER</b>		<b>I. OF F. MEETING DATE</b>	
<b>TYPE OF SERVICE</b>	Hand	<b>PROSECUTION COSTS</b>	
<b>DAYS TO COMPLY</b>	15	<b>COMMENTS FINAL ORDER</b>	
<b>INSPECTION DATE</b>	3/22/2024	<b>COMMENTS - IMPOSITION OF FINE</b>	
<b>COMPLIED DATE</b>			
<b>SCHEDULED HEARING DATE</b>	5/23/2024		
<b>FINAL ORDER MEETING DATE</b>			
<b>FINAL ORDER COMPLY BY DATE</b>			

**NOTICE NAMES:** REMMEY,ALBERT E M JR REMMEY,CAROLYN Owner  
 322 NORTHWEST DR DAVIDSON, NC 28036

<b>VIOLATIONS:</b>	<b>#</b>	<b>DATE</b>	<b>DESCRIPTION</b>	<b>STATUS</b>	<b>DATE RESOLVED</b>
	1	3/22/2024	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:** PLEASE CONTACT THE BUILDING DEPARTMENT AND APPLY FOR AN AFTER THE FACT PERMIT FOR THE AC UNIT INSTALLED PER BUILDING OFFICIAL SIMO MANSOR.

BUILDING@LBTS-FL.GOV ----954 640 4215

THANK YOU

<b>CASE TYPE</b>	Building Permit Violation	<b>DATE ESTBL</b>	3/7/2024	<b>STATUS</b>	Open
<b>ADDRESS</b>	2073 COCO PALM PL, LAUDERDALE BY THE SEA, FL 33062	<b>INSPECTOR</b>	Eric Villanueva	<b>STATUS DATE</b>	5/2/2024 5:57:00 PM

28. CASE 24030005

<b>CASE DATA:</b>	<b>ORIG. CASE CERT. MAIL NUMBER</b>		<b>I. OF F. MEETING DATE</b>	
	<b>TYPE OF SERVICE</b>	Hand	<b>PROSECUTION COSTS</b>	\$0.00
	<b>DAYS TO COMPLY</b>	14	<b>COMMENTS FINAL ORDER</b>	At the April 25, 2024, Special Magistrate Hearing, the Magistrate issued a Final Order requiring compliance by May 22, 2024 or a fine of \$250 per violation, per day will begin to accrue on May 23rd. No Hearing Cost was assessed. Compliance is to be achieved by obtaining an approved after-the-fact permit. The case is scheduled for follow-up at the May 23, 2024 hearing.
	<b>INSPECTION DATE</b>	5/22/2024	<b>COMMENTS - IMPOSITION OF FINE</b>	
	<b>COMPLIED DATE</b>			
	<b>SCHEDULED HEARING DATE</b>	5/23/2024		
	<b>FINAL ORDER MEETING DATE</b>	4/25/2024		
	<b>FINAL ORDER COMPLY BY DATE</b>	5/22/2024		

**NOTICE NAMES:** GOLDSTEIN,MARNEY LARNED,JOSHUA M Owner  
 2073 COCO PALM PL LAUDERDALE BY THE SEA, FL 33062

<b>VIOLATIONS:</b>	<b>#</b>	<b>DATE</b>	<b>DESCRIPTION</b>	<b>STATUS</b>	<b>DATE RESOLVED</b>
	1	5/22/2024	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	

<b>FINES:</b>	<b>DESCRIPTION</b>	<b>CHARGE</b>	<b>DATE BOARD ORDER COMPLY</b>
	DAILY FINE	\$250.00	5/22/2024

**NARRATIVE:** Please contact the building department to obtain and after the fact permit for fence that was installed at property.  
 building@lbts-fl gov 954-640-4215  
 Thank You

<b>CASE TYPE</b>	Building Permit Violation	<b>DATE ESTBL</b>	3/25/2024	<b>STATUS</b>	Open
<b>ADDRESS</b>	1480 S OCEAN BLVD, LAUDERDALE BY THE SEA, FL 33062 215	<b>INSPECTOR</b>	Hector Barrett	<b>STATUS DATE</b>	5/11/2024 12:00:00 AM

29. CASE 24030009

<b>CASE DATA:</b>	<b>ORIG. CASE CERT. MAIL NUMBER</b>	<b>I. OF F. MEETING DATE</b>
	<b>TYPE OF SERVICE</b> Regular Mail	<b>PROSECUTION COSTS</b>
	<b>DAYS TO COMPLY</b> -17	<b>COMMENTS FINAL ORDER</b>
	<b>INSPECTION DATE</b> 3/8/2024	<b>COMMENTS - IMPOSITION OF FINE</b>
	<b>COMPLIED DATE</b>	
	<b>SCHEDULED HEARING DATE</b> 5/23/2024	
	<b>FINAL ORDER MEETING DATE</b>	
	<b>FINAL ORDER COMPLY BY DATE</b>	

**NOTICE NAMES:** JOHN L MARTIN JR TR Owner  
 1480 S OCEAN DR BLVD 215 LAUDERDALE BY THE SEA, FL 33062  
 Andrew, Martin  
 540 40 ST Bellingham, WA98229-3029

<b>VIOLATIONS:</b>	<b>#</b>	<b>DATE</b>	<b>DESCRIPTION</b>	<b>STATUS</b>	<b>DATE RESOLVED</b>
	1	3/8/2024	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  
 FBC 105.1 - Work done without a Permit from the Town.  
 As per Building Official Simo Manso 954-640-4215 or building@lbts-fl.gov.

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.

<b>CASE TYPE</b>	Building Permit Violation	<b>DATE ESTBL</b>	3/29/2024	<b>STATUS</b>	Open
<b>ADDRESS</b>	1740 E TERRA MAR DR, LAUDERDALE BY THE SEA, FL 33062	<b>INSPECTOR</b>	Eric Villanueva	<b>STATUS DATE</b>	5/2/2024 5:52:00 PM

30. CASE 24030013

<b>CASE DATA:</b>	<b>ORIG. CASE CERT. MAIL NUMBER</b>	9589071052701060441892	<b>I. OF F. MEETING DATE</b>	
	<b>TYPE OF SERVICE</b>	Certified Mail	<b>PROSECUTION COSTS</b>	\$50.00
	<b>DAYS TO COMPLY</b>	14	<b>COMMENTS FINAL ORDER</b>	At the April 25, 2024, Special Magistrate Hearing, the Magistrate issued a Final Order requiring compliance by May 22, 2024 or a fine of \$250 per violation, per day will begin to accrue on May 23. No Hearing Cost was assessed. Compliance is to be achieved by obtaining an approved after-the-fact permit for the fence installed. . The case is scheduled for follow-up at the May 23, 2024 hearing.
	<b>INSPECTION DATE</b>	5/22/2024	<b>COMMENTS - IMPOSITION OF FINE</b>	
	<b>COMPLIED DATE</b>			
	<b>SCHEDULED HEARING DATE</b>	5/23/2024		
	<b>FINAL ORDER MEETING DATE</b>	4/25/2024		
	<b>FINAL ORDER COMPLY BY DATE</b>	5/22/2024		

**NOTICE NAMES:** CORWIN,HEATHER L & DAVID HEATHER L Owner  
 CORWIN TR  
 1740 E TERRA MAR DR LAUDERDALE BY THE SEA, FL 33062

<b>VIOLATIONS:</b>	<b>#</b>	<b>DATE</b>	<b>DESCRIPTION</b>	<b>STATUS</b>	<b>DATE RESOLVED</b>
	1	5/22/2024	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	

<b>FINES:</b>	<b>DESCRIPTION</b>	<b>CHARGE</b>	<b>DATE BOARD ORDER COMPLY</b>
	DAILY FINE	\$250.00	5/22/2024

**NARRATIVE:** Please contact the building department and get the required permits for the work being done or completed in the back yard. Pool deck, pavers being replaced.

building@lbts-fl.gov 954-640-4215

Thank You

<b>CASE TYPE</b>	Building Code (FBC) Violation	<b>DATE ESTBL</b>	1/25/2023	<b>STATUS</b>	Open
<b>ADDRESS</b>	234 HIBISCUS AVE, LAUDERDALE BY THE SEA, FL 33308	<b>INSPECTOR</b>	Bethany Banyas	<b>STATUS DATE</b>	5/11/2024 12:00:00 AM

31. CASE 23010015

<b>CASE DATA:</b>	<b>ORIG. CASE CERT. MAIL NUMBER</b>	<b>I. OF F. MEETING DATE</b>
	<b>TYPE OF SERVICE</b> Certified Mail	<b>PROSECUTION COSTS</b> \$75.00
	<b>DAYS TO COMPLY</b> 0	<b>COMMENTS FINAL ORDER</b>
	<b>INSPECTION DATE</b> 8/23/2023	<b>COMMENTS - IMPOSITION OF FINE</b>
	<b>COMPLIED DATE</b>	
	<b>SCHEDULED HEARING DATE</b> 5/23/2024	
	<b>FINAL ORDER MEETING DATE</b> 4/27/2023	
	<b>FINAL ORDER COMPLY BY DATE</b> 5/24/2023	

**NOTICE NAMES:** MG Property Management Owner  
 3049 North Federal Highway FT LAUDERDALE 33306  
 .. CLEAR CHOICE MGMT SOLUTIONS INC.  
 3301 N UNIVERSITY DR #100 CORAL SPRINGS, FL33065

<b>VIOLATIONS:</b>	<b>#</b>	<b>DATE</b>	<b>DESCRIPTION</b>	<b>STATUS</b>	<b>DATE RESOLVED</b>
	1	8/23/2023	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	

<b>FINES:</b>	<b>DESCRIPTION</b>	<b>CHARGE</b>	<b>DATE BOARD ORDER COMPLY</b>
	DAILY FINE	\$250.00	5/24/2023

**NARRATIVE:** \*\*\*PLACE HOLDER FOR CODE CASE 21-1336 ON 224 - 234 HIBISCUS AVE\*\*\*