



**Code Compliance
Jarvis Hall 4505 N. Ocean Drive**

Code Compliance Hearing

Code Compliance Hearing

Thursday, April 28, 2022, 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. APRIL 2022 CODE COMPLIANCE CASES

[04-28-22 Agenda Summary.pdf](#)

[04-28-22 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 INSURE 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.



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

*Town Commission Meeting Room (Jarvis Hall)
Thursday • April 28, 2022 • 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	21110012	100 COMMERCIAL BLVD	COMMERCIAL EAST LLC	38
2	21110017	4324 N OCEAN DR, 1-4	BERMUDA BLUE VACATION APT LLC	23
3	22010010	4626 SEAGRAPE DR	FRISONE, ANTHONY & CAMILLA A & CAMILLA FRISONE REV LIV TR	50
4	22010011	4624 SEA GRAPE DR	L'AMIE, DAVID RICHARD DAVID RICHARD L'AMIE REV TR	52
5	22010007	4632 SEAGRAPE DR	CANDELA, CHRISTOPHER P H/E CANDELA, LISA M	44
6	22010008	4630 SEA GRAPE DR	POLI-FIRMAN, LISA M	46
7	21100015	4146 SEAGRAPE DR	4146 SEAGRAPE DRIVE LLC	98
8	22010004	2011 CORAL REEF DR	ESTEVEZ, JOHN P	42
9	21090010	230 LAKE CT	SKY007 LLC	20
10	21120007	217 COMMERCIAL BLVD	SERAFINI, SILVIO & ANA E	88
11	22010024	4109 N OCEAN DR, 1-8	4051 N OCEAN DRIVE LLC	60
12	21100050	238 COMMERCIAL BLVD	NLV INC	25

Old Business

Item #	Case #	Property Address	Property Owner	Page #
13	21080010	224 COMMERCIAL BLVD	CORPORATE CENTER BY THE SEA INC WATERHOUSE REAL ESTATE	16
14	21070013	4221 BOUGAINVILLE DR	MARENAS 2010 LLC	94
15	18020015	2 COMMERCIAL BLVD	ANGLIN FAM TR % RAYMOND ANGLIN	14
16	20100010	4518 SEAGRAPE DR, 1-2	SAUVAGEAU, DANIELLE	12
17	22010026	4132 N OCEAN DR	THE R GROUP LLC	62
18	21110003	223 COMMERCIAL BLVD	KARIA GLOBAL LLC	32
19	21110005	292 S TRADEWINDS AVE	SEAVEY, MITCHELL	34
20	22010023	4225 EL MAR DR	K M & BUSCHBAUM INC	58
21	21100052	4655 BOUGAINVILLE DR	PULSO MIAMI LLC	27
22	22010003	235 COMMERCIAL BLVD	MJB CHELSEA LLC	40



TOWN OF LAUDERDALE-BY-THE-SEA

CODE COMPLIANCE HEARING

- AGENDA -

Town Commission Meeting Room (Jarvis Hall)
Thursday • April 28, 2022 • 5:00 PM

New Business

Item #	Case #	Property Address	Property Owner	Page #
23	21100018	4641 N OCEAN DR, 1-8	O'SEAN VILLA LLC	100
24	22030002	4640 EL MAR DR	FDG NORTH LLC	85
25	22030010	226 HIBISCUS AVE	LEISURE BY THE SEA ASSOCIATION, INC. C/O EXCLUSIVE PROPERTY MANAGEMENT	81
26	22030012	4548 N OCEAN DR 1-5	BINGHAM BY THE SEA LLC	82
27	22030015	222 N TRADEWINDS AVE	COURIEL,JOSEPH A	84
28	22020002	262 COMMERCIAL BLVD	FPA HOLDINGS LLC	67
29	21060005	3210 OLEANDER WAY	D'ANGELO,MICHAEL S HARRIS,JONATHAN & AMEJEIRAS,MAR	92
30	21120003	2000 S OCEAN BLVD	ROYAL COAST CONDO ASSN INC	86
31	22010012	4507 W TRADEWINDS AVE	COLANER,JOSEPH A	54
32	22030023	2036 COCO PALM PL	SHANAHAN,GEORGE C EST	78
33	21100012	1470 S OCEAN BLVD	EL DORADO CLUB AKA DELRADO INC	96
34	22010027	3261 S TERRA MAR DR	ZIRIAKUS, DANIEL	64
35	22010028	2050 WATERS EDGE	GILCHRIST,DAVID R & ALISSA C	66
36	22020003	207 COMMERCIAL BLVD	SABATINI INVESTMENTS LLC	69
37	22020004	1801 E TERRA MAR DR	LIEVANO, GUILLERMO A HERNANDEZ, ALFREDO J	70
38	22020005	3240 FIESTA WAY	TERRA MAR ISLAND ESCAPE LLC	72
39	22020006	207 COMMERCIAL BLVD	SABATINI INVESTMENTS LLC	73
40	22030007	4217 EL MAR DR	K M & BUSCHBAUM INC	80
41	22030014	4209 EL MAR DR1-9	PALM LAKES III ASSOCIATES INC	83
42	22030019	4051 N OCEAN DR	4051 N OCEAN LLC	76

Certification of Lien

Item #	Case #	Property Address	Property Owner	Page #
43	21110011	1800 S OCEAN BLVD, 910	JOYCE,KEVIN	36
44	22010021	4225 EL MAR DR,	K M & BUSCHBAUM INC	56
45	21110002	1439 S OCEAN BLVD	WHITTIER TOWERS APARTMENTS ASSOCIATION, INC.	30
46	21100009	1500 S OCEAN BLVD, 1608	MASIAS, MIRTHA H REINKENDORF	22
47	22030018	230 PINE AVE	827 NW 114 ST LLC	8

Fire Cases

Item #	Case #	Property Address	Property Owner
48	21-1345	4225 EL MAR DR	K.M. & BUSCHBAUM, INC.
49	21-1344	4324 SEAGRAPE DRIVE	ISLA BELLA, LLC

VI.ADJOURNMENT

CASE TYPE	Building Code Violations	DATE ESTBL	11/16/2021	STATUS	Closed
ADDRESS	231 LAKE CT, LAUDERDALE BY THE SEA, FL 33308 1-4	INSPECTOR	Bethany Banyas	STATUS DATE	3/30/2022 12:00:00 AM

1. CASE 21110014

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Verified
	DAYS TO COMPLY	28
	INSPECTION DATE	3/30/2022
	COMPLIED DATE	3/30/2022
	SCHEDULED HEARING DATE	4/28/2022
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES:	MARRONE-SPEER,MARIA EST	Owner
	231 LAKE CT LAUDERDALE BY THE SEA, FL 33308	

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	3/30/2022	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	3/30/2022

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	Building Code Violations	DATE ESTBL	12/14/2021	STATUS	Closed
ADDRESS	234 HIBISCUS AVE, LAUDERDALE BY THE SEA, FL 33308 168	INSPECTOR	Bethany Banyas	STATUS DATE	3/5/2022 12:00:00 AM

2. CASE 21120012

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Certified Mail
	DAYS TO COMPLY	17
	INSPECTION DATE	3/5/2022
	COMPLIED DATE	3/5/2022
	SCHEDULED HEARING DATE	4/28/2022
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES:	COOPER,JAMES & JOAN	Owner
	4 GATE RD SAINT JAMES, NY 11780	

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	3/5/2022	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	3/5/2022

FINES:

NARRATIVE: Violation of Section FBC 105.1 Work Without Permits (interior demo/renovation) as per Building Official.

A Stop Work Order was posted in November 2021 and a second Unsafe Building sticker was posted in December 2021 after continued unpermitted work was observed. Permit LBS21-011903 is in denied status as of 12/14/2021, and no work may be done without an approved permit.

Corrective Action required: Please obtain an after-the-fact permit for all demolition and/or construction 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, you may contact:
Building Department, 954-640-4215 or Building@lbs-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

CASE TYPE	Building Code Violations	DATE ESTBL	11/18/2021	STATUS	Closed
ADDRESS	234 AVALON AVE, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Greg Wienbarg	STATUS DATE	3/3/2022 12:00:00 AM

3. CASE 21110021

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Certified Mail
	DAYS TO COMPLY	67
	INSPECTION DATE	3/3/2022
	COMPLIED DATE	3/3/2022
	SCHEDULED HEARING DATE	4/28/2022
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES:	234 AVALON AVE LLC	Owner
	12 SHORT HILLS LN SCOTCH PLAINS, NJ 07076	
	., INC AUTHORITY RA	
	390 NORTH ORANGE AVE STE 2300 ORLANDO, FL32801	

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	3/3/2022	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	3/3/2022

FINES:

NARRATIVE: FBC 105.1 - Work done without a Permit from the Town.
As per Building Official: Work done outside without permit.
Corrective Action required: Please obtain an after-the-fact permit for the pergola, roof overhang, outside counter top, BBQ exhaust fan, and paver deck that were 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@lbs-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	4200 EL MAR DR, LAUDERDALE BY THE SEA, FL 33308 1-9	INSPECTOR	Bethany Banyas	STATUS DATE	3/11/2022 12:00:00 AM

4. CASE 22030001

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Verified
	DAYS TO COMPLY	28
	INSPECTION DATE	3/11/2022
	COMPLIED DATE	3/11/2022
	SCHEDULED HEARING DATE	4/28/2022
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES: OCEANTIME LLC Owner
3208 NE 10 ST POMPANO BEACH, FL 33062

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	3/11/2022	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	3/11/2022

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	Building Code Violations	DATE ESTBL	3/1/2022	STATUS	Closed
ADDRESS	4613 EL MAR DR, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Bethany Banyas	STATUS DATE	3/5/2022 12:00:00 AM

5. CASE 22030003

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	70081830000055345928	I. OF F. MEETING DATE
	TYPE OF SERVICE	Certified Mail	PROSECUTION COSTS
	DAYS TO COMPLY	28	COMMENTS FINAL ORDER
	INSPECTION DATE	3/5/2022	COMMENTS - IMPOSITION OF FINE
	COMPLIED DATE	3/5/2022	
	SCHEDULED HEARING DATE	4/28/2022	
	FINAL ORDER MEETING DATE		
	FINAL ORDER COMPLY BY DATE		

NOTICE NAMES: DEE JAY ENTERPRISES INC GREENBERG,MARISSA C Owner
4617 EL MAR DR LAUDERDALE BY THE SEA, FL 33308

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	3/5/2022	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	3/5/2022

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	Property Maintenance	DATE ESTBL	3/22/2022	STATUS	Closed
ADDRESS	230 PINE AVE, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Greg Wienbarg	STATUS DATE	4/6/2022 12:00:00 AM

6. CASE 22030018

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE	
	TYPE OF SERVICE	Certified Mail	PROSECUTION COSTS \$50.00
	DAYS TO COMPLY	1	COMMENTS FINAL ORDER At the 3-24-22 Special Magistrate Hearing, the Magistrate found that violation(s) existed. The Magistrate issued a Final Order, ordering the respondent to comply by 3-31-22 or a fine of \$250 per violation per day will accrue beginning 4-1-22 until compliance is reached and verified by the Town. The Special Magistrate also ordered that if the property is not in compliance by 3-31-22, the Town is authorized to abate the property by cutting the overgrown grass and boarding up all entrance ways and openings into the building (including but not limited to the doors, windows, and the garage door); and to charge all costs incurred in the abatement, to the property owner. A Hearing Cost of \$50 was assessed for this hearing. If compliance is not reached and confirmed by the time required and/or the Hearing Cost is not paid, the case will return to the 4-28-22 Hearing for Certification of Lien.
	INSPECTION DATE	4/6/2022	COMMENTS - IMPOSITION OF FINE
	COMPLIED DATE	4/6/2022	
	SCHEDULED HEARING DATE	4/28/2022	
	FINAL ORDER MEETING DATE	3/24/2022	
	FINAL ORDER COMPLY BY DATE	3/31/2022	
NOTICE NAMES:	827 NW 114 ST LLC 10860 SW 116 ST MIAMI, FL 33176 Registered Agent, PADRON, CRISTOBAL 357 ALMERIA AVE #103 CORAL GABLES, FL33134	Owner	

VIOLATIONS:	# DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1 4/6/2022	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	4/6/2022
	2 4/6/2022	Chapter 6 - Building and Building Regulations Section 6-41(a)(18) - 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	Closed	4/6/2022

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: Overgrowth of any vegetation on the property. Vegetation shall be considered overgrown if it grows beyond the property line and the adjacent property owner objects or, in the case of any grass groundcover, if it grows beyond the height of six inches;

FINES:	<u>DESCRIPTION</u>	<u>CHARGE</u>	<u>DATE BOARD ORDER</u>
			<u>COMPLY</u>
	DAILY FINE	\$250.00	3/31/2022
	DAILY FINE	\$250.00	3/31/2022

NARRATIVE: 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. All windows and doors including the garage door, must be closed and secured so that the structure is safe and no one can enter the abandoned building. This property is currently unsafe and will be abated by the town if not boarded up and secured by the 3-23-22. All expenses incurred by the town for abatement will be charged to the property.

Sec. 6-41(a)(18) - Overgrown landscaping. Please cut, trim, edge and mow all overgrown landscaping and grass. The grass is overgrown and posing a health and safety issue to neighboring properties. The town will abate the property if the grass is not cut by 3-23-22. All expenses incurred by the town for abatement will be charged to the property.

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	10/15/2021	STATUS	Closed
ADDRESS	4564 N OCEAN DR, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Bethany Banyas	STATUS DATE	3/30/2022 12:00:00 AM

7. CASE 21100017

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	PROSECUTION COSTS
	DAYS TO COMPLY	COMMENTS FINAL ORDER
	INSPECTION DATE	COMMENTS - IMPOSITION OF FINE
	COMPLIED DATE	
	SCHEDULED HEARING DATE	
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES: LBTS PROPERTIES LLC Owner
4564 N OCEAN DR LAUDERDALE BY THE SEA, FL 33308

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	3/30/2022	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	3/30/2022

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	10/15/2020	STATUS	Closed
ADDRESS	4518 SEAGRAPE DR, LAUDERDALE BY THE SEA, FL 33308 1-2	INSPECTOR	Bethany Banyas	STATUS DATE	3/29/2022 12:43:00 PM

8. CASE 20100010

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
TYPE OF SERVICE	Certified Mail	PROSECUTION COSTS \$50.00
DAYS TO COMPLY	14	COMMENTS FINAL ORDER
		At the February 25, 2021 Special Magistrate Hearing, the Magistrate issued a Final Order giving 90 days to apply for the permit, obtain the permit, complete the work, and pass all inspections and close the permit. If not complied by May 26, 2021, a fine of \$200 per day would accrue thereafter. \$50 Hearing Cost was assessed, due immediately but payable within 90 days. The case will be scheduled for the May 27th, 2021 hearing if the case has not yet complied.
INSPECTION DATE	5/26/2021	COMMENTS - IMPOSITION OF FINE
COMPLIED DATE	6/8/2021	
SCHEDULED HEARING DATE	4/28/2022	
FINAL ORDER MEETING DATE	2/25/2021	
FINAL ORDER COMPLY BY DATE	5/26/2021	

NOTICE NAMES: SAUVAGEAU,DANIELLE Owner
4518 SEAGRAPE DR LAUDERDALE BY THE SEA, FL 33308

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	5/26/2021	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	6/8/2021

FINES:	DESCRIPTION	CHARGE	DATE BOARD ORDER COMPLY
	DAILY FINE	\$200.00	5/26/2021

NARRATIVE: FBC 105.1 - Work done without a Permit from the Town.
Per Building Official: WWOP (driveway demo without permit). Stop Work Order posted on 10/1/2020.
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: Eugene Adach, Building Official, 954-640-4223 or eadach@capfla.com.
David Lee, Permit Administrator, 954-640-4224 or dlee@capfla.com

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	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	3/25/2022 12:00:00 AM

9. CASE 18020015

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
TYPE OF SERVICE	Certified Mail	PROSECUTION COSTS \$53,425.00
DAYS TO COMPLY	21	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	2/23/2022	COMMENTS - IMPOSITION OF FINE
COMPLIED DATE		
SCHEDULED HEARING DATE	4/28/2022	
FINAL ORDER MEETING DATE	9/27/2018	
FINAL ORDER COMPLY BY DATE	3/26/2019	
NOTICE NAMES:	ANGLIN FAM TR % RAYMOND ANGLIN 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	Owner

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	2/23/2022	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	Property Maintenance	DATE ESTBL	8/31/2021	STATUS	Open
ADDRESS	224 E COMMERCIAL BLVD, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Bethany Banyas	STATUS DATE	11/19/2021 12:00:00 AM

10. CASE 21080010

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
TYPE OF SERVICE	Certified Mail	PROSECUTION COSTS \$125.00
DAYS TO COMPLY	10	COMMENTS FINAL ORDER At the September 23, 2021 Special Magistrate hearing, the Magistrate ordered that by October 7, 2021, a full and valid application be submitted for a building permit to make the structure safe, which shall include signed and sealed plans by a Florida-licensed engineer. If not complied, a fine of \$250 per day will accrue beginning October 8, 2021. The case will be brought back to the October 28, 2021 hearing. A cost of \$100 was assessed and is now due.
INSPECTION DATE	4/12/2021	COMMENTS - IMPOSITION OF FINE
COMPLIED DATE		
SCHEDULED HEARING DATE	4/28/2022	
FINAL ORDER MEETING DATE	9/23/2021	
FINAL ORDER COMPLY BY DATE	10/7/2021	
NOTICE NAMES:	CORPORATE CENTER BY THE SEA INC % WATERHOUSE REAL ESTATE INVESTM 224 COMMERCIAL BLVD STE 203 LAUDERDALE BY THE SEA, FL 33308 ., MORAITIS, GEORGE R 915 MIDDLE RIVER DRIVE, SUITE 506 FORT LAUDERDALE, FL33316	Owner

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	4/12/2021	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	\$250.00	4/11/2022

NARRATIVE: Section 6-37(a)(1). 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 surfaces shall be maintained free of broken glass, crumbling stone, brick or stucco, or other conditions reflective of deterioration or inadequate maintenance.

-Concrete disrepair, including spalling (rebar visible) was observed on columns in under-building parking garage. Due to the perceived imminent threat to public health, safety and/or welfare, this violation has been scheduled for the September 23, 2021 Special Magistrate Hearing.

-Please immediately retain the services of a licensed contractor and apply for permits to fix the violations: Building@lbts-fl.gov or 954-640-4215.

-Contact me directly at 954-640-4220 if you have any questions regarding this notice and I will be glad to assist.

Respectfully,

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

CASE TYPE	Vacation Rental	DATE ESTBL	9/17/2021	STATUS	Open
ADDRESS	4430 SEAGRAPE DR, LAUDERDALE BY THE SEA, FL 33308 1-2	INSPECTOR	Greg Wienbarg	STATUS DATE	4/7/2022 12:00:00 AM

11. CASE 21090009

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Certified Mail
	DAYS TO COMPLY	51
	INSPECTION DATE	4/27/2022
	COMPLIED DATE	
	SCHEDULED HEARING DATE	4/28/2022
	FINAL ORDER MEETING DATE	11/18/2021
	FINAL ORDER COMPLY BY DATE	1/26/2022

NOTICE NAMES:	CKDF LLC	Owner
	2725 NE 16 ST FORT LAUDERDALE, FL 33304	
	Devito, Charles	
	2725 NE 16TH ST FORT LAUDERDALE, FL33304	

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	4/27/2022	Chapter 30 - Unified Land Development Regulations ****Section 30-327(b) - Vacation rentals. Compliance with codes. No person shall allow occupancy or possession of all or any portion of a single-family or townhouse dwelling as a vacation rental if the dwelling is in violation of any zoning, building, housing, density, life/safety and fire codes or regulations.	Not in Compliance	

FINES:	DESCRIPTION	CHARGE	DATE BOARD ORDER COMPLY
	DAILY FINE	\$100.00	4/27/2022

NARRATIVE: Section 30-327(b) -All properties must obtain a local LBTS Business Tax Receipt and supplemental LBTS Rental Certificate prior to use or advertisement as a vacation or short term rental.
This property has been observed to be advertising as a 'vacation rental' as defined in Town Code 30-11.
As per Town Code Section 12-14, advertising for a business product or service is evidence of the responsibility to obtain a Business Tax Receipt and any other required approvals. The Town does not have record of a Business Tax Receipt or vacation rental certificate on file for this property.

Please apply for and obtain a local Business Tax Receipt (BTR) for rentals and a supplementary vacation rental certificate (VRC) from the Town of Lauderdale-By-The-Sea. Please cease use of the property as a rental of any kind until the appropriate approvals have been secured.

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

Please contact me when you receive this so I can offer assistance in correcting this issue.

Code inspector Greg Wienbarg
Cell: 954-531-5596
Email: gregw@lauderdalebythesea-fl.gov

CASE TYPE	Zoning Violations	DATE ESTBL	9/28/2021	STATUS	Open
ADDRESS	230 LAKE CT, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Bethany Banyas	STATUS DATE	3/2/2022 12:00:00 AM

12. CASE 21090010

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	70160750000005835681	I. OF F. MEETING DATE	
	TYPE OF SERVICE	Certified Mail	PROSECUTION COSTS	\$50.00
	DAYS TO COMPLY	30	COMMENTS FINAL ORDER	At the November 18, 2021 Special Magistrate Hearing, the Magistrate ordered that the property must apply for and receive approval for a Site Plan Amendment for the entire property, and must comply with all stipulations of the new Site Plan as approved. This must be done by January 26, 2022 or a fine of \$200 per day will begin to accrue beginning January 27, 2022. The property will be heard next at the January 27, 2022 Special Magistrate Hearing. A hearing cost of \$50 was assessed, due immediately but payable by January 26, 2022.

INSPECTION DATE 4/27/2022 COMMENTS - IMPOSITION OF FINE

COMPLIED DATE

SCHEDULED HEARING DATE 4/28/2022

FINAL ORDER MEETING DATE 11/18/2021

FINAL ORDER COMPLY BY DATE 1/26/2022

NOTICE NAMES: SKY007 LLC Owner
1800 W BROWARD BLVD FORT LAUDERDALE, FL 33312

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	4/27/2022	Chapter 30 - Unified Land Development Regulations Sec. 30-113(f)(4) - Development application review procedures. The Department shall be the central intake point for filing all development approval applications and supporting documents. Except as otherwise provided in this chapter, the following procedures shall govern the review of applications for development subsequent to filing. (f) Final determination. (4) Violation of any conditions and safeguards, when made a part of the terms under which the approval is granted, shall be deemed a violation of this chapter and shall nullify the approval.	Not in Compliance	

FINES:	DESCRIPTION	CHARGE	DATE BOARD ORDER COMPLY
	DAILY FINE	\$200.00	4/27/2022

NARRATIVE: Section 30-113(f)(4) - The property at 230 Lake Court 1-3 has been altered from its original approved layout without permission from the Town.

Please contact the Town's Zoning Department at 954-640-4221 or Zoning@lbts-fl.gov for assistance making application for and obtaining a Site Plan Amendment.

Once your site plan has been approved, all changes have been permitted, and the property has been deemed compliant with its new site plan, this case will be complied.

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

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

CASE TYPE	Building Code Violations	DATE ESTBL	10/12/2021	STATUS	Open
ADDRESS	1500 S OCEAN BLVD, LAUDERDALE BY THE SEA, FL 33062 1608	INSPECTOR	Greg Wienbarg	STATUS DATE	3/28/2022 12:00:00 AM

13. CASE 21100009

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Certified Mail
	DAYS TO COMPLY	35
	INSPECTION DATE	3/23/2022
	COMPLIED DATE	
	SCHEDULED HEARING DATE	4/28/2022
	FINAL ORDER MEETING DATE	11/18/2021
	FINAL ORDER COMPLY BY DATE	1/26/2022
	PROSECUTION COSTS	\$50.00
	COMMENTS FINAL ORDER	
	COMMENTS - IMPOSITION OF FINE	

NOTICE NAMES:	MASIAS, MIRTHA H REINKENDORF	Owner
	162 LAKE MONTEREY CIR BOYNTON BEACH, FL 33426	

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	3/23/2022	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	2/23/2022

NARRATIVE: FBC 105.1 - Interior renovations done without a Permit from the Town. As per Building Official: Interior remodel work without permit. Stop Work Order posted October 13, 2021. Corrective Action required: Please obtain an after-the-fact permit for the interior 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	11/16/2021	STATUS	Open
ADDRESS	4324 N OCEAN DR, LAUDERDALE BY THE SEA, FL 33308 1-4	INSPECTOR	Bethany Banyas	STATUS DATE	1/28/2022 12:00:00 AM

14. CASE 21110017

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 12/14/2021 COMMENTS - IMPOSITION OF FINE

COMPLIED DATE

SCHEDULED HEARING DATE 4/28/2022

FINAL ORDER MEETING DATE

FINAL ORDER COMPLY BY DATE

NOTICE NAMES: BERMUDA BLUE VACATION APT LLC Owner

4324 N OCEAN DR LAUDERDALE BY THE SEA, FL 33308

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	12/14/2021	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: 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	Sidewalk Cafe Violations	DATE ESTBL	10/19/2021	STATUS	Open
ADDRESS	238 COMMERCIAL BLVD, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Greg Wienbarg	STATUS DATE	3/29/2022 12:00:00 AM

15. CASE 21100050

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
TYPE OF SERVICE	Certified Mail	PROSECUTION COSTS \$50.00
DAYS TO COMPLY	21	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 (2-17-22) or a fine of \$150 per violation per day will accrue beginning (2-18-22) until compliance is reached and verified by the Town. Hearing Cost of \$50 was assessed for this hearing.
INSPECTION DATE	4/27/2022	COMMENTS - IMPOSITION OF FINE
COMPLIED DATE		
SCHEDULED HEARING DATE	4/28/2022	
FINAL ORDER MEETING DATE	1/27/2022	
FINAL ORDER COMPLY BY DATE	2/17/2022	

NOTICE NAMES:	NLV INC	Owner
	1699 LAS CASAS RD BOCA RATON, FL 33486	
	NESTOR, VENTURINO	
	1699 LAS CASAS RD BOCA RATON, FL33486	

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	4/27/2022	Chapter 17 - Streets, Sidewalks and Other Public Places Sec. 17-86.(a)(1)- 7) - - Sidewalk café permit required. It shall be unlawful for any person to operate a sidewalk café on any sidewalk or public ROW within the Town without first obtaining a permit from the Town. In such cases where the ROW is owned or controlled by another governmental entity other than the Town, the applicant shall also be required to obtain authorization and approval from that entity. The approved permit may be recorded by the Town at the permittee's sole expense and shall include: A revocable ROW license and encroachment agreement, in a form approved by the Town Attorney, with the Town for any portion of the Town's ROW which is used for a sidewalk café; The location and square footage of each of the approved sidewalk café area(s); Specifications and photograph(s) or illustration(s) of the approved furniture and fixtures; The total number of seats within each of the sidewalk café areas; Identification and location of additional fixtures and signage that are permitted within the sidewalk café area; Owner consent and relea...	Not in Compliance	
	2	4/27/2022	Chapter 30 - Unified Land Development Regulations Sec. 30-261.(h)(1) - Outside seating for restaurants. Outside seating for restaurants, on private property other than a sidewalk, that is accessory to the primary restaurant use may be permitted subject to the following regulations: Permit required. It shall be unlawful for any person to provide outside seating for a restaurant on private property within the Town without first obtaining a permit from the Town. The location of an outside seating area for a restaurant shall be approved by the Town Manager or designee.	Not in Compliance	

FINES:

<u>DESCRIPTION</u>	<u>CHARGE</u>	<u>DATE BOARD ORDER</u> <u>COMPLY</u>
DAILY FINE	\$150.00	4/27/2022
DAILY FINE	\$150.00	4/27/2022

NARRATIVE: Sec. 17-86(a)(1-7) - Sidewalk café permit standards and requirements. Please obtain a sidewalk café permit at townhall or remove all outside furniture, etc.

Sec. 30-261(h)(1) - Outdoor seating on private property without a permit. Please obtain a permit from the town for outside furniture, etc. or remove it.

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	BTR Housing Inspection	DATE ESTBL	10/26/2021	STATUS	Open
ADDRESS	4655 BOUGAINVILLE DR, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Greg Wienbarg	STATUS DATE	3/25/2022 12:00:00 AM

16. CASE 21100052

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Certified Mail
	DAYS TO COMPLY	90
	INSPECTION DATE	4/27/2022
	COMPLIED DATE	
	SCHEDULED HEARING DATE	4/28/2022
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES:	PULSO MIAMI LLC	Owner
	955 FEDERAL HWY #316 FORT LAUDERDALE, FL 33316	

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	4/27/2022	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	
	2	4/27/2022	Chapter 30 - Unified Land Development Regulations Section 30-480(a) - Tree removal and replacement. It shall be unlawful to: Cut down, destroy, remove, relocate or effectively destroy through damaging any tree within the Town which has a caliper of four inches or larger without first obtaining approval by the Town and a permit from Broward County; or allow any dead tree that has a caliper of four inches or larger to remain on any property.	Not in Compliance	
	3	4/27/2022	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	
	4	4/27/2022	Chapter 6 - Building and Building Regulations Section 6-36(d). General structural specifications. Every plumbing fixture, water pipe, drain, waste pipe, gas pipe shall be maintained in good, sanitary working condition, free from defects, leaks and obstructions.	Not in Compliance	
	5	4/27/2022	Chapter 6 - Building and Building Regulations Section 6-41(a)(18) - 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	Closed	1/25/2022

		following: Overgrowth of any vegetation on the property. Vegetation shall be considered overgrown if it grows beyond the property line and the adjacent property owner objects or, in the case of any grass groundcover, if it grows beyond the height of six inches;		
6	4/27/2022	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	4/27/2022	Chapter 6 - Building and Building Regulations Section 6-41(b) - 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: The exterior of every building or structure shall be maintained in a good state of repair and all surfaces thereof shall be kept painted or whitewashed where necessary for purposes of preservation and appearance. All surfaces shall be maintained free of graffiti, broken glass, loose shingles, crumbling stone or brick, excessive peeling paint or other condition reflective of deterioration or inadequate maintenance. Garbage storage receptacles or garbage disposal facilities shall be provided and maintained for the disposal of garbage...	Not in Compliance	
8	4/27/2022	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	1/25/2022

FINES:

NARRATIVE:

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. Please repair all holes and cracks in the ceilings and walls. Remove all stains and paint all concrete restoration spots. Secure the hanging A/C junction box on the back wall. Replace bulbs as needed and ensure all outside hallway lighting is working. Repair any leaks and replace the damaged and discolored drywall ceiling in the bathroom of unit #2.

Sec. 6-36(d) - Every plumbing fixture, water pipe, drain, waste pipe, gas pipe shall be maintained in good, sanitary working condition, free from defects, leaks, and obstructions. Please repair/replace the pressure release valve/pipe on the water heater in the common area wash room. For questions about the violation, you may contact the Building Department at 954-640-4215 or building@lbts-fl.gov.

FBC 105.1 - Work done without a Permit from the Town.
Corrective Action required: Please obtain an after-the-fact permit for the raised tile floor outside of unit 8 or return the area to its original condition. 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. 6-41(b) - The exterior of every building or structure shall be maintained in a good state of repair and all surfaces thereof shall be kept painted or whitewashed where necessary for

purposes of preservation and appearance. Please repaint the parking stripes. If you change anything with the parking besides just repainting the existing lines, it will require a permit from zoning.

Sec. 6-41(a)(18) - Please trim back all encroaching landscaping from the walkways.

Sec. 30-480(a) - Tree removal and replacement. It shall be unlawful to: Cut down, destroy, remove, relocate or effectively destroy through damaging any tree within the Town which has a caliper of four inches or larger without first obtaining approval by the Town and a permit from Broward County; or allow any dead tree that has a caliper of four inches or larger to remain on any property.

Sec. 10-28(E) - Trash receptacle placement. Trash cans 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.

Sec. 6-41(a)(2) - The exterior of buildings and structures and all property shall be kept free of abandoned, discarded, or unused objects or equipment, including but not limited to furniture, cans, containers, workout equipment, etc. Please remove all unused objects stored outside or properly screen/store items according to code.

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	11/3/2021	STATUS	Open
ADDRESS	1439 S OCEAN BLVD, LAUDERDALE BY THE SEA, FL 33062	INSPECTOR	Greg Wienbarg	STATUS DATE	3/25/2022 12:00:00 AM

17. CASE 21110002

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Certified Mail
	DAYS TO COMPLY	79
	PROSECUTION COSTS	\$100.00
	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	4/27/2022
	COMMENTS - IMPOSITION OF FINE	
	COMPLIED DATE	
	SCHEDULED HEARING DATE	4/28/2022
	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	33319
	., KAYE BENDER REMBAUM	
	1200 PARK CENTRAL BOULEVARD SOUTH POMPANO BEACH, FL33064	

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	4/27/2022	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	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	No Garbage/Trash Service	DATE ESTBL	4/23/2021	STATUS	Open
ADDRESS	223 COMMERCIAL BLVD, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Bethany Banyas	STATUS DATE	3/25/2022 12:00:00 AM

18. CASE 21110003

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE	
	TYPE OF SERVICE	Certified Mail	PROSECUTION COSTS \$50.00
	DAYS TO COMPLY	26	COMMENTS FINAL ORDER At the January 27, 2022 Special Magistrate Hearing, the Magistrate issued a Final Order requiring the property owner must establish an active solid waste service account with the Town's contractor by February 23, 2022 or a fine of \$10 per day will accrue beginning February 24, 2022. The next hearing will be held February 24, 2022 and a Hearing cost of \$50 is now due.
	INSPECTION DATE	2/24/2022	COMMENTS - IMPOSITION OF FINE
	COMPLIED DATE		
	SCHEDULED HEARING DATE	4/28/2022	
	FINAL ORDER MEETING DATE	1/27/2022	
	FINAL ORDER COMPLY BY DATE	2/23/2022	

NOTICE NAMES: KARIA GLOBAL LLC Owner
5065 STILLWATER TER COOPER CITY, FL 33330
c/o SHYAM KARIA, KARIA GLOBAL LLC
223 COMMERCIAL BLVD LAUDERDALE BY THE SEA, FL33308
SHYAM, KARIA
10011 PINES BLVD SUITE 1-D PEMBROKE PINES, FL33024

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	2/24/2022	Chapter 10 - Garbage and Refuse Section 10-27(a)(1). - Required. Generally. Franchise. The Town has granted a franchise fee for solid waste collection. All property owners in the Town shall dispose of solid waste by service through the Town's franchisee except as otherwise allowed by law, and shall be required to show proof of same prior to the issuance of an business tax receipt by the Town or the issuance of any other permit or approval; or such proof may be required to be shown to any Town employee upon request by such Town employee.	Not in Compliance	

FINES:	DESCRIPTION	CHARGE	DATE BOARD ORDER COMPLY
	DAILY FINE	\$10.00	2/23/2022

NARRATIVE: KARIA GLOBAL, LLC has not opened a required solid waste service account for 223 E Commercial Blvd as required by Town Code 10-27(a). A Courtesy Notice was mailed on August 24, 2021, and no response was received. To comply with this notice, KARIA GLOBAL, LLC must call Waste Pro at 954-282-6800 and open a solid waste service account for 223 E Commercial Blvd. When done, contact your code officer at 954-640-4220 or code@lts-fl.gov to confirm compliance.

Please comply promptly and contact me directly if you need any help. Contacting me right away will allow me to assist you.

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

Respectfully,

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

CASE TYPE	Property Maintenance	DATE ESTBL	11/9/2021	STATUS	Open
ADDRESS	292 S TRADEWINDS AVE, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Greg Wienbarg	STATUS DATE	3/1/2022 3:05:00 PM

19. CASE 21110005

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE	
	TYPE OF SERVICE	Certified Mail	PROSECUTION COSTS \$75.00
	DAYS TO COMPLY	30	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 (2-23-22) or a fine of \$100 per violation per day will accrue beginning (2-24-22) 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 (2-24-22) Hearing for Certification of Lien
	INSPECTION DATE	4/27/2022	COMMENTS - IMPOSITION OF FINE
	COMPLIED DATE		
	SCHEDULED HEARING DATE	4/28/2022	
	FINAL ORDER MEETING DATE	1/27/2022	
	FINAL ORDER COMPLY BY DATE	2/23/2022	
NOTICE NAMES:	SEAVEY,MITCHELL	Owner	
	292 S TRADEWINDS AVE LAUDERDALE BY THE SEA, FL 33308		

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	4/27/2022	Chapter 30 - Unified Land Development Regulations Section 30-311.(c)(7) - Boats, boat lifts, boathouses, mooring and docking (c) Structures in waterways. (7) - Any structure erected pursuant to this section in any waterway shall be kept in good repair by the owner thereof and shall be subject to removal by the Town in the event that they are unsafe or create a hazard to navigation as determined by the Town, the cost thereof to be assessed against the owner. Opportunity for notice and a hearing shall be afforded to the owner prior to such removal by the Town.	Not in Compliance	
	2	4/27/2022	Chapter 6 - Building and Building Regulations Section 6-41(b) - 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: The exterior of every building or structure shall be maintained in a good state of repair and all surfaces thereof shall be kept painted or whitewashed where necessary for purposes of preservation and appearance. All surfaces shall be maintained free of graffiti, broken glass, loose shingles, crumbling stone or brick, excessive peeling paint or other condition reflective of deterioration or inadequate maintenance. Garbage storage receptacles or garbage disposal facilities shall be provided and maintained for the disposal of garba...	Closed	2/24/2022

3 4/27/2022

Florida Building Code FBC BCA Section 105.1. Work Without Permits. Not in Compliance
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...

FINES:	<u>DESCRIPTION</u>	<u>CHARGE</u>	<u>DATE BOARD ORDER</u>
			<u>COMPLY</u>
	DAILY FINE	\$100.00	4/27/2022
	DAILY FINE	\$100.00	4/27/2022
	FLAT PENALTY		1/1/0001

NARRATIVE: FBC 105.1 - Dock repair work needed with a permit from the Town.
As per Building Official: Repair work is needed to fix/replace the dock.
Corrective Action required: Please obtain a permit to repair/replace the damaged dock.
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. 30-311(c)(7) - Boats, boat lifts, boathouses, mooring and docking. Any structure erected in any waterway shall be kept in good repair by the owner thereof and shall be subject to removal by the Town in the event that they are unsafe or create a hazard to navigation as determined by the Town, the cost thereof to be assessed against the owner. Please repair and return the dock to it's original structurally sound and safe condition.

Sec. 6-41(b) - The exterior of every building or structure shall be maintained in a good state of repair and all surfaces thereof shall be kept painted or whitewashed where necessary for purposes of preservation and appearance. Please pressure clean all discolored walls, walkways and stairs.

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	11/16/2021	STATUS	Open
ADDRESS	1800 S OCEAN BLVD, LAUDERDALE BY THE SEA, FL 33062 910	INSPECTOR	Greg Wienbarg	STATUS DATE	3/2/2022 12:00:00 AM

20. CASE 21110011

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 (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 (2-23-22) or a fine of \$100 per violation per day will accrue beginning (2-24-22) 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 (2-24-22) Hearing for Certification of Lien.

INSPECTION DATE 4/27/2022 COMMENTS - IMPOSITION OF FINE

COMPLIED DATE

SCHEDULED HEARING DATE 4/28/2022

FINAL ORDER MEETING DATE 1/27/2022

FINAL ORDER COMPLY BY DATE 2/23/2022

NOTICE NAMES: JOYCE,KEVIN Owner
1800 S OCEAN BLVD #910 LAUDERDALE BY THE SEA, FL 33062

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	4/27/2022	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	\$100.00	2/23/2022

NARRATIVE: FBC 105.1 - Work done without a Permit from the Town.
As per Building Official: Interior remodel work without permit. Stop Work Order posted (11/16/2021).

Corrective Action required: Please obtain an after-the-fact permit for the interior 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	11/16/2021	STATUS	Open
ADDRESS	100 E COMMERCIAL BLVD, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Bethany Banyas	STATUS DATE	1/28/2022 12:00:00 AM

21. CASE 21110012

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Verified
	DAYS TO COMPLY	28
	INSPECTION DATE	1/27/2022
	COMPLIED DATE	
	SCHEDULED HEARING DATE	4/28/2022
	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	1/27/2022	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: 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	BTR Inspection/Commercial	DATE ESTBL	1/4/2022	STATUS	Open
ADDRESS	235 E COMMERCIAL BLVD, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Greg Wienbarg	STATUS DATE	3/29/2022 12:00:00 AM

22. CASE 22010003

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE	
	TYPE OF SERVICE	Certified Mail	PROSECUTION COSTS \$50.00
	DAYS TO COMPLY	58	COMMENTS FINAL ORDER At the (3-24-22) Special Magistrate Hearing, the Magistrate found that violation(s) existed. The Magistrate issued a Final Order, ordering the respondent to comply by (4-27-22) or a fine of \$100 per violation per day will accrue beginning (4-28-22) 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 (4-28-22) Hearing for Certification of Lien
	INSPECTION DATE	4/27/2022	COMMENTS - IMPOSITION OF FINE
	COMPLIED DATE		
	SCHEDULED HEARING DATE	4/28/2022	
	FINAL ORDER MEETING DATE	3/24/2022	
	FINAL ORDER COMPLY BY DATE	4/27/2022	
NOTICE NAMES:	MJB CHELSEA LLC	Owner	
	1645 SE 3 CT #200 DEERFIELD BEACH, FL 33441		
	GRANET, LLOYD P.A.		
	2295 NW CORPORATE BLVD, SUITE 235 BOCA RATON, FL33431		

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	4/27/2022	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	\$100.00	4/27/2022

NARRATIVE: FBC 105.1 - Work done without a Permit from the Town.
As per Building Official: Interior work done without permits in unit 201 including, 1) Renovated bathroom and shower. 2) New tankless water heater. Spliced electrical wires hanging out of the electrical box from the old tank connection. 3) New air vents and duct work. 4) Electrical conduits running throughout cubicles.
Corrective Action required: Please obtain an after-the-fact permit for the interior 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	Permits Required Violations	DATE ESTBL	1/4/2022	STATUS	Open
ADDRESS	2011 CORAL REEF DR, LAUDERDALE BY THE SEA, FL 33062	INSPECTOR	Bethany Banyas	STATUS DATE	3/25/2022 12:00:00 AM

23. CASE 22010004

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 3/10/2022 COMMENTS - IMPOSITION OF FINE

COMPLIED DATE

SCHEDULED HEARING DATE 4/28/2022

FINAL ORDER MEETING DATE

FINAL ORDER COMPLY BY DATE

NOTICE NAMES: ESTEVES,JOHN P Owner

2011 CORAL REEF DR LAUDERDALE BY THE SEA, FL 33062

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	3/10/2022	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.
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.

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

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	1/5/2022	STATUS	Open
ADDRESS	4632 SEAGRAPE DR, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Bethany Banyas	STATUS DATE	3/25/2022 12:00:00 AM

24. CASE 22010007

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

TYPE OF SERVICE Verified PROSECUTION COSTS

DAYS TO COMPLY 30 COMMENTS FINAL ORDER

INSPECTION DATE 2/4/2022 COMMENTS - IMPOSITION OF FINE

COMPLIED DATE

SCHEDULED HEARING DATE 4/28/2022

FINAL ORDER MEETING DATE

FINAL ORDER COMPLY BY DATE

NOTICE NAMES: CANDELA, CHRISTOPHER P H/E CANDELA, LISA M Owner

4632 SEAGRAPE DR LAUDERDALE BY THE SEA, FL 33308

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	2/4/2022	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.
Per Building Official: Work Without Permit (NEW FENCING). New fencing was installed at several townhomes on Seagrape Drive, and all of them (4632, 4630, 4628, 4626, 4624) are receiving the same letter.
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, you may contact:
-David Lee, Permit Administrator, 954-640-4224.
-Kay Burgess, Permit Technician, 954-640-4215.
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

CASE TYPE	Permits Required Violations	DATE ESTBL	1/5/2022	STATUS	Open
ADDRESS	4630 SEA GRAPE DR, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Bethany Banyas	STATUS DATE	3/25/2022 12:00:00 AM

25. CASE 22010008

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

TYPE OF SERVICE Verified PROSECUTION COSTS

DAYS TO COMPLY 30 COMMENTS FINAL ORDER

INSPECTION DATE 2/4/2022 COMMENTS - IMPOSITION OF FINE

COMPLIED DATE

SCHEDULED HEARING DATE 4/28/2022

FINAL ORDER MEETING DATE

FINAL ORDER COMPLY BY DATE

NOTICE NAMES: POLI-FIRMAN,LISA M Owner

4630 SEA GRAPE DR LAUDERDALE BY THE SEA, FL 33308

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	2/4/2022	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.
Per Building Official: Work Without Permit (NEW FENCING). New fencing was installed at several townhomes on Seagrape Drive, and all of them (4632, 4630, 4628, 4626, 4624) are receiving the same letter.
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@lbtz-fl.gov

CASE TYPE	Permits Required Violations	DATE ESTBL	1/5/2022	STATUS	Open
ADDRESS	4628 SEAGRAPE DR, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Bethany Banyas	STATUS DATE	3/25/2022 12:00:00 AM

26. CASE 22010009

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

TYPE OF SERVICE Verbal PROSECUTION COSTS

DAYS TO COMPLY 30 COMMENTS FINAL ORDER

INSPECTION DATE 2/4/2022 COMMENTS - IMPOSITION OF FINE

COMPLIED DATE

SCHEDULED HEARING DATE 4/28/2022

FINAL ORDER MEETING DATE

FINAL ORDER COMPLY BY DATE

NOTICE NAMES: ZEMOLA,FRANK J Owner
4628 SEAGRAPE DR LAUDERDALE BY THE SEA, FL 33308

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	2/4/2022	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.
Per Building Official: Work Without Permit (NEW FENCING). New fencing was installed at several townhomes on Seagrape Drive, and all of them (4632, 4630, 4628, 4626, 4624) are receiving the same letter.
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@lbtz-fl.gov

CASE TYPE	Permits Required Violations	DATE ESTBL	1/5/2022	STATUS	Open
ADDRESS	4626 SEAGRAPE DR, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Bethany Banyas	STATUS DATE	3/25/2022 12:00:00 AM

27. CASE 22010010

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Verified
	DAYS TO COMPLY	30
	INSPECTION DATE	2/4/2022
	COMPLIED DATE	
	SCHEDULED HEARING DATE	4/28/2022
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES: FRISONE, ANTHONY & CAMILLA A & CAMILLA Owner
FRISONE REV LIV TR
4626 SEAGRAPE DR LAUDERDALE BY THE SEA, FL 33308

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	2/4/2022	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.
Per Building Official: Work Without Permit (NEW FENCING). New fencing was installed at several townhomes on Seagrape Drive, and all of them (4632, 4630, 4628, 4626, 4624) are receiving the same letter.
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, you may contact:
-David Lee, Permit Administrator, 954-640-4224.
-Kay Burgess, Permit Technician, 954-640-4215.
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

CASE TYPE	Permits Required Violations	DATE ESTBL	1/5/2022	STATUS	Open
ADDRESS	4624 SEA GRAPE DR, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Bethany Banyas	STATUS DATE	3/25/2022 12:00:00 AM

28. CASE 22010011

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

TYPE OF SERVICE Verified PROSECUTION COSTS

DAYS TO COMPLY 30 COMMENTS FINAL ORDER

INSPECTION DATE 2/4/2022 COMMENTS - IMPOSITION OF FINE

COMPLIED DATE

SCHEDULED HEARING DATE 4/28/2022

FINAL ORDER MEETING DATE

FINAL ORDER COMPLY BY DATE

NOTICE NAMES: L'AMIE,DAVID RICHARD DAVID RICHARD L'AMIE REV TR Owner

4624 SEA GRAPE DR LAUDERDALE BY THE SEA, FL 33308

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	2/4/2022	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.
Per Building Official: Work Without Permit (NEW FENCING). New fencing was installed at several townhomes on Seagrape Drive, and all of them (4632, 4630, 4628, 4626, 4624) are receiving the same letter.
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, you may contact:
-David Lee, Permit Administrator, 954-640-4224.
-Kay Burgess, Permit Technician, 954-640-4215.
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

CASE TYPE	Property Maintenance	DATE ESTBL	12/29/2021	STATUS	Open
ADDRESS	4507 W TRADEWINDS AVE, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Bethany Banyas	STATUS DATE	3/25/2022 12:00:00 AM

29. CASE 22010012

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

TYPE OF SERVICE Verified PROSECUTION COSTS

DAYS TO COMPLY 30 COMMENTS FINAL ORDER

INSPECTION DATE 2/24/2022 COMMENTS - IMPOSITION OF FINE

COMPLIED DATE

SCHEDULED HEARING DATE 4/28/2022

FINAL ORDER MEETING DATE

FINAL ORDER COMPLY BY DATE

NOTICE NAMES: COLANER,JOSEPH A Owner

4507 W TRADEWINDS AVE LAUDERDALE BY THE SEA, FL 33308

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	2/24/2022	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	
	2	2/24/2022	Chapter 6 - Building and Building Regulations Section 6-41(a)(5) - 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: 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;	Not in Compliance	

FINES:

NARRATIVE: 1) Sec. 6-37(a)(1) Seawall in disrepair. Please hire a licensed contractor to obtain permits and make all required repairs to restore seawall to good condition. Please comply with any stipulations of the permit(s), obtain all required inspections, and ensure that the permit(s) is Closed.

2) Sec. 6-41(5) Areas of erosion in back yard. Please repair all eroded areas.

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

Respectfully,

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

CASE TYPE	Property Maintenance	DATE ESTBL	1/20/2022	STATUS	Open
ADDRESS	4225 EL MAR DR, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Greg Wienbarg	STATUS DATE	3/2/2022 12:00:00 AM

30. CASE 22010021

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE	
	TYPE OF SERVICE	Certified Mail	PROSECUTION COSTS \$50.00
	DAYS TO COMPLY	5	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 (2-23-22) or a fine of \$250 per violation per day will accrue beginning (2-24-22) 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 (2-24-22) Hearing for Certification of Lien.
	INSPECTION DATE	4/27/2022	COMMENTS - IMPOSITION OF FINE
	COMPLIED DATE		
	SCHEDULED HEARING DATE	4/28/2022	
	FINAL ORDER MEETING DATE	1/27/2022	
	FINAL ORDER COMPLY BY DATE	2/23/2022	
NOTICE NAMES:	K M & BUSCHBAUM INC PO BOX 16030 PLANTATION, FL 33318 REGISTERED AGENT, JESSE DALEN 491 NW 42 AVE SUITE #21 PLANTATION, FL33317	Owner	

VIOLATIONS:	# DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1 4/27/2022	Chapter 6 - Building and Building Regulations Section 6-41(a)(5) - 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: 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;	Closed	2/24/2022
	2 4/27/2022	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	Not in Compliance	

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	2/23/2022
	DAILY FINE	\$250.00	2/23/2022

NARRATIVE: FBC 105.1 - Work done without a Permit from the Town.
 As per Building Official: Work done without permits. A/C unit on the roof was removed without a demo permit. Multiple individual A/C units were installed in rooms without permits. The building does not currently have air conditioning running to any parts of the building except to the rooms where the unpermitted split a/c units were installed. Per building official, this is an emergency health and safety issue for the entire building.
 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@lbs-fl.gov.

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. Clean up and remove all bird feces on the balconies. This is an emergency health and safety issue.

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	Property Maintenance	DATE ESTBL	1/21/2022	STATUS	Open
ADDRESS	4225 EL MAR DR, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Greg Wienbarg	STATUS DATE	3/1/2022 4:48:00 PM

31. CASE 22010023

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	70190700000027913802	I. OF F. MEETING DATE	
	TYPE OF SERVICE	Certified Mail	PROSECUTION COSTS	\$50.00
	DAYS TO COMPLY	31	COMMENTS FINAL ORDER	At the (2-24-22) Special Magistrate Hearing, the Magistrate found that violation(s) existed. The Magistrate issued a Final Order, ordering the respondent to comply by (4-27-22) or a fine of \$100 per violation per day will accrue beginning (4-28-22) until compliance is reached and verified by the Town. A 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 (4-28-22) Hearing for Certification of Lien.
	INSPECTION DATE	4/27/2022	COMMENTS - IMPOSITION OF FINE	
	COMPLIED DATE			
	SCHEDULED HEARING DATE	4/28/2022		
	FINAL ORDER MEETING DATE	2/24/2022		
	FINAL ORDER COMPLY BY DATE	4/27/2022		
NOTICE NAMES:	K M & BUSCHBAUM INC	Owner		
	PO BOX 16030 PLANTATION, FL 33318			
	Registered Agent, DALEN, JESSE			
	491 NW 42 AVE SUITE #21 PLANTATION, FL33317			

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	4/27/2022	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	4/27/2022	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;	Not in Compliance	
	3	4/27/2022	Chapter 6 - Building and Building Regulations Section 6-41(a)(5) - 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	Not in Compliance	

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;

4 4/27/2022

Chapter 6 - Building and Building Regulations Section 6-41(b) - 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: The exterior of every building or structure shall be maintained in a good state of repair and all surfaces thereof shall be kept painted or whitewashed where necessary for purposes of preservation and appearance. All surfaces shall be maintained free of graffiti, broken glass, loose shingles, crumbling stone or brick, excessive peeling paint or other condition reflective of deterioration or inadequate maintenance. Garbage storage receptacles or garbage disposal facilities shall be provided and maintained for the disposal of garbage...

Not in
Compliance

FINES:

<u>DESCRIPTION</u>	<u>CHARGE</u>	<u>DATE BOARD ORDER</u> <u>COMPLY</u>
DAILY FINE	\$100.00	4/27/2022
DAILY FINE	\$100.00	4/27/2022
DAILY FINE	\$100.00	4/27/2022
DAILY FINE	\$100.00	4/27/2022

NARRATIVE:

Sec. 6-41(b) - The exterior of every building or structure shall be maintained in a good state of repair and all surfaces thereof shall be kept painted or whitewashed where necessary for purposes of preservation and appearance. All surfaces shall be maintained free of crumbling stone or brick, excessive peeling paint or other condition reflective of deterioration or inadequate maintenance. 1) Repair spalling and crumbling concrete on the exterior of the building with a permit. 2) Repair and secure hanging and open electrical box on the roof. 3) Add a cover to the open electrical box in the meter room. 4) Repair all chipping and discolored paint areas including rust spots.

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. 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. 1) Replace the missing door handle and replace the broken window on the second-floor stairwell access door. 2) Repair all doors so that they can open, and latch closed properly including the doors to the stairwells and access to the roof. 3) Repair the A/C returns on the roof to their original condition, so they are not left wide open for rainwater intrusion. 4) Replace all missing and discolored ceiling tiles. 5) Unlock all common area bathrooms and maintain them in a proper working condition. 6) Replace all missing, broken, and dead lightbulbs so that all the lights work in all common areas.

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. 1) Repair spreading pavers and broken concrete in the walkway. This is a tripping hazard.

Sec. 6-41(a)(1) - Junk, trash, debris, or construction materials not being actively utilized for construction must be removed from the premises or properly stored out of the public view. 1) Remove all bulk trash items stored outside of the property. 2) Remove all items stored in the common areas and hallways.

CASE TYPE	Building Code Violations	DATE ESTBL	1/21/2022	STATUS	Open
ADDRESS	4109 N OCEAN DR, LAUDERDALE BY THE SEA, FL 33308 1-8	INSPECTOR	Bethany Banyas	STATUS DATE	3/25/2022 12:00:00 AM

32. CASE 22010024

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	2/24/2022	COMMENTS - IMPOSITION OF FINE	
COMPLIED DATE			
SCHEDULED HEARING DATE	4/28/2022		
FINAL ORDER MEETING DATE			
FINAL ORDER COMPLY BY DATE			

NOTICE NAMES:

4051 N OCEAN DRIVE LLC Owner

6030 HOLLYWOOD BLVD #130 HOLLYWOOD, FL 33324

(REGISTERED AGENT), SELA,NIR

770 NE 193RD ST MIAMI, FL33179

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	2/24/2022	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: 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	Zoning Violations	DATE ESTBL	1/22/2022	STATUS	Open
ADDRESS	4132 N OCEAN DR, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Bethany Banyas	STATUS DATE	4/1/2022 12:00:00 AM

33. CASE 22010026

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
TYPE OF SERVICE	Verified	PROSECUTION COSTS \$75.00
DAYS TO COMPLY	20	COMMENTS FINAL ORDER
		At the February 24, 2022 Special Magistrate Hearing, the Magistrate ordered the property to submit plans and a detailed narrative identifying every deviation from the approved site plan and explaining how the deviations tie back into the Town Charter, Town Code, and Florida Building Code / Broward County Amendments. This step shall be done by March 3, 2022 or a fine of \$250 per day will accrue beginning March 4, 2022. The property will return to the March 24, 2022 Special Magistrate Hearing. A hearing cost of \$50 was assessed and is now due.
INSPECTION DATE	4/1/2022	COMMENTS - IMPOSITION OF FINE
COMPLIED DATE		
SCHEDULED HEARING DATE	4/28/2022	
FINAL ORDER MEETING DATE	2/24/2022	
FINAL ORDER COMPLY BY DATE	3/3/2022	
NOTICE NAMES:	THE R GROUP LLC 3333 NE 33 ST FORT LAUDERDALE, FL 33308	Owner
VIOLATIONS:	<u>#</u> <u>DATE</u> <u>DESCRIPTION</u>	<u>STATUS</u> <u>DATE RESOLVED</u>
	1 4/1/2022 Chapter 30 - Unified Land Development Regulations Sec. 30-113(f)(4) - Development application review procedures. The Department shall be the central intake point for filing all development approval applications and supporting documents. Except as otherwise provided in this chapter, the following procedures shall govern the review of applications for development subsequent to filing. (f) Final determination. (4) Violation of any conditions and safeguards, when made a part of the terms under which the approval is granted, shall be deemed a violation of this chapter and shall nullify the approval.	Not in Compliance
FINES:	<u>DESCRIPTION</u> <u>CHARGE</u> <u>DATE BOARD ORDER COMPLY</u>	
	DAILY FINE \$250.00 3/31/2022	
NARRATIVE:	30-113(f)(4) - The construction at 4132 N Ocean Drive has deviated from the approved site plan. Please contact the Town's Zoning Department at 954-640-4221 or Zoning@lbtz-fl.gov for assistance making application for and obtaining a Site Plan Amendment. Once the property has been deemed compliant with an approved site plan, this matter can be complied. Thank you in advance for your diligent attention to this matter.	
	Bethany Banyas Senior Inspector, Code Compliance	

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

CASE TYPE	BTR Housing Inspection	DATE ESTBL	1/24/2022	STATUS	Open
ADDRESS	3261 S TERRA MAR DR, LAUDERDALE BY THE SEA, FL 33062	INSPECTOR	Greg Wienbarg	STATUS DATE	1/24/2022 12:00:00 AM

34. CASE 22010027

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

TYPE OF SERVICE Certified Mail PROSECUTION COSTS

DAYS TO COMPLY 60 COMMENTS FINAL ORDER

INSPECTION DATE 3/25/2022 COMMENTS - IMPOSITION OF FINE

COMPLIED DATE

SCHEDULED HEARING DATE 4/28/2022

FINAL ORDER MEETING DATE

FINAL ORDER COMPLY BY DATE

NOTICE NAMES: ZIRIAKUS, DANIEL Owner

8351 NW 62 PL PARKLAND, FL 33067

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	3/25/2022	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	3/25/2022	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 the kitchen renovation, bathroom renovations, electrical panel and gas heater.
Corrective Action required: Please obtain an after-the-fact permit for all work done without a 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.

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. Please repair all sliding doors so that they are in good operating condition including the locking mechanisms.

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	BTR Housing Inspection	DATE ESTBL	1/24/2022	STATUS	Open
ADDRESS	2050 WATERS EDGE, LAUDERDALE BY THE SEA, FL 33062	INSPECTOR	Greg Wienbarg	STATUS DATE	1/24/2022 12:00:00 AM

35. CASE 22010028

CASE DATA:

ORIG. CASE CERT. MAIL NUMBER		I. OF F. MEETING DATE
TYPE OF SERVICE	Hand	PROSECUTION COSTS
DAYS TO COMPLY	60	COMMENTS FINAL ORDER
INSPECTION DATE	3/25/2022	COMMENTS - IMPOSITION OF FINE
COMPLIED DATE		
SCHEDULED HEARING DATE	4/28/2022	
FINAL ORDER MEETING DATE		
FINAL ORDER COMPLY BY DATE		

NOTICE NAMES: GILCHRIST,DAVID R & ALISSA C Owner
2050 WATERS EDGE LAUDERDALE BY THE SEA, FL 33062

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	3/25/2022	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 new A/C units, garage conversion, floating dock, pergola, kitchen renovations and bathroom renovations. 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	2/2/2022	STATUS	Open
ADDRESS	262 COMMERCIAL BLVD, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Bethany Banyas	STATUS DATE	3/25/2022 12:00:00 AM

36. 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	3/24/2022
	COMPLIED DATE	
	SCHEDULED HEARING DATE	4/28/2022
	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	3/24/2022	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

CASE TYPE	Business Tax	DATE ESTBL	10/1/2021	STATUS	Open
ADDRESS	207 COMMERCIAL BLVD, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Greg Wienbarg	STATUS DATE	2/11/2022 12:00:00 AM

37. CASE 22020003

CASE DATA:

ORIG. CASE CERT. MAIL NUMBER		I. OF F. MEETING DATE
TYPE OF SERVICE	Certified Mail	PROSECUTION COSTS
DAYS TO COMPLY	61	COMMENTS FINAL ORDER
INSPECTION DATE	4/4/2022	COMMENTS - IMPOSITION OF FINE
COMPLIED DATE		
SCHEDULED HEARING DATE	4/28/2022	
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	4/4/2022	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: New electrical panel installed without a permit and structural changes including the addition of changing rooms without a permit in unit 211 Commercial Blvd.
Corrective Action required: Please obtain after-the-fact permits for the interior 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	BTR Housing Inspection	DATE ESTBL	2/2/2022	STATUS	Open
ADDRESS	1801 E TERRA MAR DR, LAUDERDALE BY THE SEA, FL 33062	INSPECTOR	Greg Wienbarg	STATUS DATE	2/4/2022 12:00:00 AM

38. CASE 22020004

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Certified Mail
	DAYS TO COMPLY	59
	INSPECTION DATE	4/4/2022
	COMPLIED DATE	
	SCHEDULED HEARING DATE	4/28/2022
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES:	LIEVANO, GUILLERMO A HERNANDEZ, ALFREDO J	Owner
	10104 SW 94 CT MIAMI, FL 33176	

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	4/4/2022	Chapter 30 - Unified Land Development Regulations Section 30-480(a) - Tree removal and replacement. It shall be unlawful to: Cut down, destroy, remove, relocate or effectively destroy through damaging any tree within the Town which has a caliper of four inches or larger without first obtaining approval by the Town and a permit from Broward County; or allow any dead tree that has a caliper of four inches or larger to remain on any property.	Not in Compliance	
	2	4/4/2022	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	4/4/2022	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 has been done without permits.
Corrective Action required: Please obtain after-the-fact permits for all work done without a permits including the new A/C split, new electrical panels inside and outside, new door, kitchen renovations and bathroom renovations. 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. 30-480(a) - Dead tree in the rear yard. Removal and replacement is required. Please obtain a tree removal permit from Broward County and then from the town of Lauderdale by the Sea. You may contact Sue Leven: 954-640-4221, for the towns tree removal permit and Alex Schore: (954) 519-1282, ASCHORE@broward.org, for the County's tree removal permit.

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: Please repair all windows so that they are in proper operational condition.

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	BTR Housing Inspection	DATE ESTBL	2/4/2022	STATUS	Open
ADDRESS	3240 FIESTA WAY, LAUDERDALE BY THE SEA, FL 33062	INSPECTOR	Greg Wienbarg	STATUS DATE	2/8/2022 12:00:00 AM

39. CASE 22020005

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Certified Mail
	DAYS TO COMPLY	59
	INSPECTION DATE	4/8/2022
	COMPLIED DATE	
	SCHEDULED HEARING DATE	4/28/2022
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES: TERRA MAR ISLAND ESCAPE LLC Owner
1057 HILLSBORO MILE #514 HILLSBORO BEACH, FL 33062
BROSLER, ERIC
1057 HILLSBORO MILE UNIT 514 HILLSBORO BEACH, FL33062

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	4/8/2022	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 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 PVC gates, electrical panel, bathroom renovations, recessed lighting and BBQ grill addition with electrical.
Corrective Action required: Please obtain an after-the-fact permit for all work that was 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@lbt-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	BTR Inspection/Commercial	DATE ESTBL	2/8/2022	STATUS	Open
ADDRESS	207 COMMERCIAL BLVD, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Greg Wienbarg	STATUS DATE	2/9/2022 12:00:00 AM

40. CASE 22020006

CASE DATA:

ORIG. CASE CERT. MAIL NUMBER		I. OF F. MEETING DATE
TYPE OF SERVICE	Certified Mail	PROSECUTION COSTS
DAYS TO COMPLY	58	COMMENTS FINAL ORDER
INSPECTION DATE	4/8/2022	COMMENTS - IMPOSITION OF FINE
COMPLIED DATE		
SCHEDULED HEARING DATE	4/28/2022	
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	4/8/2022	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	
	2	4/8/2022	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	

FINES:

NARRATIVE: Sec. 30-509(a) - Unpermitted signs installed/applied at (Bocadillo by the Sea, unit 213) 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.

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. Put all doors back on their hinges, fix the lights in the bathroom so they properly illuminate the room, replace missing ceiling tiles, and the repair hole in ceiling.

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	Business Tax	DATE ESTBL	2/15/2022	STATUS	Open
ADDRESS	4218 SEAGRAPE DR, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Greg Wienbarg	STATUS DATE	2/15/2022 12:00:00 AM

41. CASE 22020009

CASE DATA:

ORIG. CASE CERT. MAIL NUMBER		I. OF F. MEETING DATE
TYPE OF SERVICE	Certified Mail	PROSECUTION COSTS
DAYS TO COMPLY	31	COMMENTS FINAL ORDER
INSPECTION DATE	3/18/2022	COMMENTS - IMPOSITION OF FINE
COMPLIED DATE		
SCHEDULED HEARING DATE	4/28/2022	
FINAL ORDER MEETING DATE		
FINAL ORDER COMPLY BY DATE		

NOTICE NAMES: LECLAIR, MATHIEU Owner
123 DICAIRE MONT TREMBLANT, QC CAJ8E 1J2

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	3/18/2022	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	
	2	3/18/2022	Chapter 30 - Unified Land Development Regulations Section 30-505(b)- Prohibited signs Any sign not listed elsewhere in these regulations as an exempt, permitted or temporary sign;	Not in Compliance	

FINES:

NARRATIVE: Sec. 30-327(b) -All properties must obtain a local LBTS Business Tax Receipt and supplemental LBTS Rental Certificate prior to use or advertisement as a vacation or short term rental.
This property has been observed to be advertising as a 'vacation rental' as defined in Town Code 30-11.
As per Town Code Section 12-14, advertising for a business product or service is evidence of the responsibility to obtain a Business Tax Receipt and any other required approvals. The Town does not have record of a Business Tax Receipt or vacation rental certificate on file for this property.
Please apply for and obtain a local Business Tax Receipt (BTR) for rentals and a supplementary vacation rental certificate (VRC) from the Town of Lauderdale-By-The-Sea. Please cease use of the property as a rental of any kind until the appropriate approvals have been secured.
Thank you in advance for your kind attention to this matter.
Please contact me when you receive this so I can offer assistance in correcting this issue.

Sec. 30-505(b) - Prohibited signs. Any sign not listed elsewhere in these regulations as an exempt, permitted or temporary sign. The vacation rental sign is not permitted to be on the

property. It is also in the Towns right of way which is another violation. Please remove the entire sign from the property.

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	Garbage Carts	DATE ESTBL	3/24/2022	STATUS	Open
ADDRESS	4051 N OCEAN DR, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Greg Wienbarg	STATUS DATE	3/24/2022 12:00:00 AM

42. CASE 22030019

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Certified Mail
	DAYS TO COMPLY	14
	INSPECTION DATE	4/7/2022
	COMPLIED DATE	
	SCHEDULED HEARING DATE	4/28/2022
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES: 4051 N OCEAN LLC Owner
6030 HOLLYWOOD BLVD #130 HOLLYWOOD, FL 33024
Registered Agent, SELA, NIR
770 NE 193RD ST MIAMI, FL33179

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	4/7/2022	Chapter 10 - Garbage and Refuse Section 10-27(a)(1). - Required. Generally. Franchise. The Town has granted a franchise fee for solid waste collection. All property owners in the Town shall dispose of solid waste by service through the Town's franchisee except as otherwise allowed by law, and shall be required to show proof of same prior to the issuance of an business tax receipt by the Town or the issuance of any other permit or approval; or such proof may be required to be shown to any Town employee upon request by such Town employee.	Not in Compliance	
	2	4/7/2022	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. 10-27(a)(1) – The Town has granted a franchise fee for solid waste collection. All property owners in the Town shall dispose of solid waste by service through the Town's franchisee except as otherwise allowed by law, and shall be required to show proof of same prior to the issuance of a business tax receipt by the Town or the issuance of any other permit or approval; or such proof may be required to be shown to any Town employee upon request by such Town employee. Please contact Waste-Pro (954)-282-6800, immediately, to set up an active account for trash service.

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.

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	Nuisance	DATE ESTBL	3/23/2022	STATUS	Open
ADDRESS	2036 COCO PALM PL, LAUDERDALE BY THE SEA, FL 33062	INSPECTOR	Bethany Banyas	STATUS DATE	4/5/2022 12:00:00 AM

43. CASE 22030023

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Verified
	DAYS TO COMPLY	14
	INSPECTION DATE	4/13/2022
	COMPLIED DATE	
	SCHEDULED HEARING DATE	4/28/2022
	FINAL ORDER MEETING DATE	
	FINAL ORDER COMPLY BY DATE	

NOTICE NAMES:	SHANAHAN,GEORGE C EST	Owner
	2036 COCO PALM PL LAUDERDALE BY THE SEA, FL 33062	

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	4/13/2022	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.	Not in Compliance	
	2	4/13/2022	Chapter 6 - Building and Building Regulations Section 6-38(b) - Responsibility of owners and/or operators. The owner and/or operator of any property shall jointly and severally: Maintain the property so as to prevent the accumulation of stagnant water thereon;	Not in Compliance	
	3	4/13/2022	Chapter 6 - Building and Building Regulations Section 6-38(c) - Responsibility of owners and/or operators. The owner and/or operator of any property shall jointly and severally: Be responsible for the extermination of any rodents, vermin or pests.	Not in Compliance	
	4	4/13/2022	Chapter 6 - Building and Building Regulations Section 6-41(a)(18) - 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: Overgrowth of any vegetation on the property. Vegetation shall be considered overgrown if it grows beyond the property line and the adjacent property owner objects or, in the case of any grass groundcover, if it grows beyond the height of six inches;	Not in Compliance	
	5	4/13/2022	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	

FINES:

- NARRATIVE:**
- 1) Section 6-36(f). Fences shall be maintained in a good state of repair. CORRECTION REQUIRED: Obtain a permit and replace the failing perimeter fence around the pool.
 - 2) Section 6-38(b). The owner and/or operator of any property shall prevent the accumulation of stagnant water. CORRECTION REQUIRED: Return the pool water to clear, clean condition, circulating regularly with a pool pump maintained in good condition.
 - 3) Section 6-38(c). The owner and/or operator of any property shall be responsible for the extermination of any rodents, vermin or pests. CORRECTION REQUIRED: Have the iguanas infesting the ground, the roof and all other areas on the property professionally exterminated and have the property serviced on a regular basis so as to prevent re-infestation.
 - 4) Section 6-41(a)(18). The owner and/or operator must keep the premises free of overgrown vegetation. CORRECTION REQUIRED: Have all of the overgrown grass in the back yard cut down to less than 6 inches in height.
 - 5) Section 6-41(a)(2). The owner and/or operator must keep the premises free of abandoned, discarded or unused objects or equipment. CORRECTION REQUIRED: Clean up the exterior premises by removing all unused, discarded, or abandoned objects outside of the house (including on the porch, in the front yard, and in the back yard).

THESE ARE EMERGENCY MATTERS AFFECTING THE HEALTH AND WELFARE OF THE SURROUNDING PUBLIC COMMUNITY

***A HEARING WILL BE HELD ON THIS MATTER, THURSDAY, APRIL 28, 2022, AT 5 PM IN JARVIS HALL ***

Thank you for your attention to this matter. Please call me when you receive this notice, at 954-640-4220.

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

CASE TYPE	Permits Required Violations	DATE ESTBL	1/26/2022	STATUS	Open
ADDRESS	4217 EL MAR DR, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Greg Wienbarg	STATUS DATE	3/7/2022 12:00:00 AM

44. CASE 22030007

CASE DATA:

ORIG. CASE CERT. MAIL NUMBER		I. OF F. MEETING DATE
TYPE OF SERVICE	Certified Mail	PROSECUTION COSTS
DAYS TO COMPLY	46	COMMENTS FINAL ORDER
INSPECTION DATE	4/22/2022	COMMENTS - IMPOSITION OF FINE
COMPLIED DATE		
SCHEDULED HEARING DATE	4/28/2022	
FINAL ORDER MEETING DATE		
FINAL ORDER COMPLY BY DATE		

NOTICE NAMES:

K M & BUSCHBAUM INC Owner
PO BOX 16030 PLANTATION, FL 33318
Registered Agent, DALEN, JESSE
491 NW 42 AVE SUITE #21 PLANTATION, FL33317

VIOLATIONS:	#	<u>DATE</u>	<u>DESCRIPTION</u>	<u>STATUS</u>	<u>DATE RESOLVED</u>
	1	4/22/2022	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 new A/C units.
Corrective Action required: Please obtain an after-the-fact permit for all work done without a permit including all new A/C units.
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	3/9/2022	STATUS	Open
ADDRESS	226 HIBISCUS AVE, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Bethany Banyas	STATUS DATE	3/9/2022 12:00:00 AM

45. 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	
INSPECTION DATE	3/31/2022	COMMENTS - IMPOSITION OF FINE	
COMPLIED DATE			
SCHEDULED HEARING DATE	4/28/2022		
FINAL ORDER MEETING DATE			
FINAL ORDER COMPLY BY DATE			

NOTICE NAMES: LEISURE BY THE SEA ASSOCIATION, INC. C/O EXCLUSIVE Owner
PROPERTY MANAGEMENT

2945 W CYPRESS CREEK RD, SUITE 201 FORT LAUDERDALE , FL 33309
(REGISTERED AGENT), KATZ, STEVEN B

4300 N UNIVERSITY DR, A-106 LAUDERHILL, FL33351

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	3/31/2022	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: 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	3/9/2022	STATUS	Open
ADDRESS	4548 N OCEAN DR, LAUDERDALE BY THE SEA, FL 33308 1-5	INSPECTOR	Bethany Banyas	STATUS DATE	3/10/2022 12:00:00 AM

46. CASE 22030012

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

TYPE OF SERVICE Certified Mail PROSECUTION COSTS

DAYS TO COMPLY 14 COMMENTS FINAL ORDER

INSPECTION DATE 3/24/2022 COMMENTS - IMPOSITION OF FINE

COMPLIED DATE

SCHEDULED HEARING DATE 4/28/2022

FINAL ORDER MEETING DATE

FINAL ORDER COMPLY BY DATE

NOTICE NAMES: BINGHAM BY THE SEA LLC Owner

4548 N OCEAN DR #1 LAUDERDALE BY THE SEA, FL 33308

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	3/24/2022	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: Florida Building Code 105.1 - Work done without a Permit from the Town. Unpermitted shed on NE corner of property and unpermitted pull-up bar on SW corner of property.

Corrective Actions:

Please remove the unpermitted shed on the northeast corner. If the shed is affixed to the ground using a concrete footer or other permanent fastening, you must obtain a Demolition Permit first from the Town Building Department.

Please obtain a Building Permit from the Town Building Department for the pull-up bar installed in the ground on the southwest corner of the property. If you are unable to obtain a permit to keep the pull up bar, then you should obtain a Demolition Permit and remove it.

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. Please kindly contact me if you have any questions.

Respectfully,

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

CASE TYPE	Building Code Violations	DATE ESTBL	3/10/2022	STATUS	Open
ADDRESS	4209 EL MAR DR, LAUDERDALE BY THE SEA, FL 33308 1-9	INSPECTOR	Greg Wienbarg	STATUS DATE	3/10/2022 12:00:00 AM

47. CASE 22030014

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	70081830000055346215	I. OF F. MEETING DATE
	TYPE OF SERVICE	Certified Mail	PROSECUTION COSTS
	DAYS TO COMPLY	32	COMMENTS FINAL ORDER
	INSPECTION DATE	4/11/2022	COMMENTS - IMPOSITION OF FINE
	COMPLIED DATE		
	SCHEDULED HEARING DATE	4/28/2022	
	FINAL ORDER MEETING DATE		
	FINAL ORDER COMPLY BY DATE		

NOTICE NAMES:	PALM LAKES III ASSOCIATES INC	Owner
	491 NW 42 AVE #21 PLANTATION, FL 33317	
	Registered Agent, DALEN, JESSE	
	491 NW 42ND AVE SUITE #21 PLANTATION, FL33317	

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	4/11/2022	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 multiple A/C replacements, water heater replacement, new lighting in the hallways, new lighting, electrical and plumbing work in the gazebo style structure which is also unpermitted. 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
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CASE TYPE	Parking or Storage of Trailers	DATE ESTBL	3/12/2022	STATUS	Open
ADDRESS	222 N TRADEWINDS AVE, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Bethany Banyas	STATUS DATE	3/12/2022 12:00:00 AM

48. CASE 22030015

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

TYPE OF SERVICE Certified Mail PROSECUTION COSTS

DAYS TO COMPLY 7 COMMENTS FINAL ORDER

INSPECTION DATE 3/19/2022 COMMENTS - IMPOSITION OF FINE

COMPLIED DATE

SCHEDULED HEARING DATE 4/28/2022

FINAL ORDER MEETING DATE

FINAL ORDER COMPLY BY DATE

NOTICE NAMES: COURIEL,JOSEPH A Owner

222 N TRADEWINDS AVE LAUDERDALE BY THE SEA, FL 33308

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	3/19/2022	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: Section 19-21(b)(4). Recreational vehicle (boat trailer) is being continuously parked on the side yard of this property, in the west zone. This is not permissible. Town Code does not permit continued parking or storage of a recreational vehicle in the west zone. Please remove the boat trailer.

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

49. CASE 22030002

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Verified
	DAYS TO COMPLY	28
	INSPECTION DATE	3/29/2022
	COMPLIED DATE	
	SCHEDULED HEARING DATE	4/28/2022
	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	3/29/2022	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...	Not in Compliance	

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	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	3/25/2022 12:00:00 AM

50. 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	2/24/2022
	COMPLIED DATE	
	SCHEDULED HEARING DATE	4/28/2022
	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	2/24/2022	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: 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	12/8/2021	STATUS	Open
ADDRESS	217 E COMMERCIAL BLVD, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Bethany Banyas	STATUS DATE	3/25/2022 12:00:00 AM

51. CASE 21120007

CASE DATA:

ORIG. CASE CERT. MAIL NUMBER		I. OF F. MEETING DATE
TYPE OF SERVICE	Certified Mail	PROSECUTION COSTS
DAYS TO COMPLY	30	COMMENTS FINAL ORDER
INSPECTION DATE	3/24/2022	COMMENTS - IMPOSITION OF FINE
COMPLIED DATE		
SCHEDULED HEARING DATE	4/28/2022	
FINAL ORDER MEETING DATE		
FINAL ORDER COMPLY BY DATE		

NOTICE NAMES: SERAFINI,SILVIO & ANA E Owner
347 N NEW RIVER DR E #404 FORT LAUDERDALE, FL 33301
C/O PAUL MANGIARDI, DELACASEAS
4400 BOUGAINVILLE DRIVE LAUDERDALE BY THE SEA, FL33308

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	3/24/2022	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 deemed...	Not in Compliance	

FINES:

NARRATIVE: FBC 105.1 - Work done without a Permit from the Town (demolition/renovation inside Delacaseas).

Obtain an after-the-fact building permit from the Town Building Department for all work done without a permit. Comply with any stipulations of the permit(s), obtain all required inspections, and ensure that the permit(s) is Closed.
.
For assistance with permitting, you may contact:
Building Department, 954-640-4215 or building@lbtz-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
954-640-4220
bethanyb@lbts-fl.gov

CASE TYPE	Building Code Violations	DATE ESTBL	7/29/2021	STATUS	Open
ADDRESS	5200 N OCEAN BLVD, LAUDERDALE BY THE SEA, FL 33308 1415A	INSPECTOR	Greg Wienbarg	STATUS DATE	3/2/2022 12:00:00 AM

52. CASE 21080003

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE	
	TYPE OF SERVICE	Certified Mail	PROSECUTION COSTS \$50.00
	DAYS TO COMPLY	34	COMMENTS FINAL ORDER At the September 23, 2021 Special Magistrate Hearing, the Special Magistrate ordered that the property comply by October 27, 2021 or a fine of \$200 per day will accrue beginning October 28, 2021. Compliance is to be achieved by obtaining an after-the-fact permit for the interior work done without a permit, complying with any stipulations of the permit(s), obtaining all required inspections, and ensuring that the permit(s) is Closed. A hearing cost of \$50 was assessed and is now due.
	INSPECTION DATE	3/23/2022	COMMENTS - IMPOSITION OF FINE
	COMPLIED DATE		
	SCHEDULED HEARING DATE	4/28/2022	
	FINAL ORDER MEETING DATE	9/23/2021	
	FINAL ORDER COMPLY BY DATE	10/27/2021	

NOTICE NAMES: AMATO,KATHERYNE AMATO,SALVATORE Owner
239 CEDRUS AVENUE EAST NORTHPORT, NY 11731

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	3/23/2022	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	\$200.00	10/27/2021

NARRATIVE: FBC 105.1 - Work done without a Permit from the Town.
As per Building Official: Interior remodel work without permit. Stop Work Order posted 7-23-21.
Corrective Action required: Please obtain an after-the-fact permit for the interior 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.

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

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	5/28/2021	STATUS	Open
ADDRESS	3210 OLEANDER WAY, LAUDERDALE BY THE SEA, FL 33062	INSPECTOR	Bethany Banyas	STATUS DATE	3/25/2022 12:00:00 AM

53. CASE 21060005

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

TYPE OF SERVICE Certified Mail PROSECUTION COSTS

DAYS TO COMPLY 30 COMMENTS FINAL ORDER

INSPECTION DATE 1/27/2022 COMMENTS - IMPOSITION OF FINE

COMPLIED DATE

SCHEDULED HEARING DATE 4/28/2022

FINAL ORDER MEETING DATE

FINAL ORDER COMPLY BY DATE

NOTICE NAMES: D'ANGELO,MICHAEL S HARRIS,JONATHAN & AMEJEIRAS,MAR Owner

3210 OLEANDER WAY LAUDERDALE BY THE SEA, FL 33062

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	1/27/2022	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 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@lbs-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@lbtz-fl.gov

CASE TYPE	Building Code Violations	DATE ESTBL	7/24/2021	STATUS	Open
ADDRESS	4221 BOUGAINVILLE DR, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Bethany Banyas	STATUS DATE	3/25/2022 12:00:00 AM

54. CASE 21070013

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	Certified Mail
	DAYS TO COMPLY	14
	INSPECTION DATE	3/24/2022
	COMPLIED DATE	
	SCHEDULED HEARING DATE	4/28/2022
	FINAL ORDER MEETING DATE	10/28/2021
	FINAL ORDER COMPLY BY DATE	11/17/2021
	PROSECUTION COSTS	\$75.00
	COMMENTS FINAL ORDER	
	COMMENTS - IMPOSITION OF FINE	

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	
	., MARENAS 2010 LLC	
	19790 WEST DIXIE HWY #1001 MIAMI, FL33180	
	C/O OLVERA, ALFONSO JOSE, MARENAS 2010 LLC	
	2019 E 3RD ST AUSTIN, TX78702	
	c/o PREMIERE TAX MANAGEMENT SERVICES, MARENAS 2010 LLC	
	20533 BISCAYNE BLVD, STE 4-453 AVENTURA, FL33180	

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	3/24/2022	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
	DAILY FINE	\$150.00	1/26/2022

NARRATIVE: Per Building Official: 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 (see attached). 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	1470 S OCEAN BLVD, LAUDERDALE BY THE SEA, FL 33062	INSPECTOR	Bethany Banyas	STATUS DATE	3/25/2022 12:00:00 AM

55. CASE 21100012

CASE DATA:	ORIG. CASE CERT. MAIL NUMBER	I. OF F. MEETING DATE
	TYPE OF SERVICE	PROSECUTION COSTS
	DAYS TO COMPLY	COMMENTS FINAL ORDER
	INSPECTION DATE	COMMENTS - IMPOSITION OF FINE
	COMPLIED DATE	
	SCHEDULED HEARING DATE	
	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	1/27/2022	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	Not in Compliance	

B) 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	4146 SEAGRAPE DR, LAUDERDALE BY THE SEA, FL 33308	INSPECTOR	Bethany Banyas	STATUS DATE	3/25/2022 12:00:00 AM

56. CASE 21100015

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	3/18/2022	COMMENTS - IMPOSITION OF FINE	
COMPLIED DATE			
SCHEDULED HEARING DATE	4/28/2022		
FINAL ORDER MEETING DATE			
FINAL ORDER COMPLY BY DATE			

NOTICE NAMES:

4146 SEAGRAPE DRIVE LLC Owner

2900 WOODBRIDGE AVE EDISON, NJ 08837

c/o MASUCCI, RAYMOND , 4146 SEAGRAPE LLC

2200 N Ocean Blvd S302 FT LAUDERDALE, FL33305

VIOLATIONS:	#	<u>DATE</u>	<u>DESCRIPTION</u>	<u>STATUS</u>	<u>DATE RESOLVED</u>
	1	3/18/2022	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	4641 N OCEAN DR, LAUDERDALE BY THE SEA, FL 33308 1-8	INSPECTOR	Bethany Banyas	STATUS DATE	1/28/2022 12:00:00 AM

57. CASE 21100018

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	1/27/2022	COMMENTS - IMPOSITION OF FINE	
COMPLIED DATE			
SCHEDULED HEARING DATE	4/28/2022		
FINAL ORDER MEETING DATE			
FINAL ORDER COMPLY BY DATE			

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

VIOLATIONS:	#	DATE	DESCRIPTION	STATUS	DATE RESOLVED
	1	1/27/2022	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