



City of Margate  
Special Magistrate Hearing docket

OCTOBER 24, 2023,

2:00 PM

CASE #	RESPONDENT	SITE ADDRESS
<b>NEW CASES – INSPECTOR BELBACK</b>		
2023-300070	CENTER BUSINESS PARK LLC Sign code violation. (sign erected without a permit) Section 39.15 Appendix A <b>CONTINUED FROM 9/26/23</b>	1700 BANKS ROAD, SUITE 70
2023-1742	COCO GATE PARTNERS LTD House exterior maintenance. Section 40.4(a) Appendix A <b>CONTINUED FROM 7/25/23</b>	1308-1350 N STATE ROAD 7
2023-1744	COCO GATE PARTNERS LTD House exterior maintenance. (discolored walls) Section 40.4 Appendix A <b>CONTINUED FROM 7/25/23</b>	1308-1350 N STATE ROAD 7
2023-1745	COCO GATE PARTNERS LTD Parking lot maintenance. Section 40.8 Appendix A <b>CONTINUED FROM 7/25/23</b>	1308-1350 N STATE ROAD 7
2023-300125	E & M 5700RP LLC No local business tax receipt for Auto Repair Pros Section 25-1 <b>CONTINUED FROM 9/26/23</b>	5700 ROYAL PALM BOULEVARD
2023-300141	FWM MARGATE LLC No local business tax receipt for Higher Image Inc Section 25-1 <b>CONTINUED FROM 9/26/23</b>	5301 NW 15 STREET D18
2023-300130	RUPPENTHAL LLC No local business tax receipt for Couture Stylez Section 25-1	2333 N STATE ROAD 7 UNIT A
2023-300131	RUPPENTHAL LLC No local business tax receipt for Hair Studio Makeover Section 25-1	2333 N STATE ROAD 7 UNIT M
2023-300132	RUPPENTHAL LLC No local business tax receipt for ALL4U Lashes Section 25-1	2333 N STATE ROAD 7 UNIT N

## NEW CASES – CODE COMPLIANCE OFFICER CINTRON

2023-3197	151 N STATE ROAD 7 LLC Lighting violation (no exterior building or parking lot lights) Section 33.2(E) Appendix A	151-153 N STATE ROAD 7
2023-3532	1100 OFFICE CENTER CONDOMINIUM ASSN <b>Repeat</b> lighting violation (no exterior building or parking lot lights) Section 33.2(E) Appendix A (11/4/19; 9/10/23)	1100 S STATE ROAD 7
2023-0927	LARRY D & JOYCE ANN LAWTER Landscape maintenance. (overhanging tree branches) Section 40.11 Appendix A <b>CONTINUED FROM 8/22/23</b>	1550 NW 70 TERRACE
2023-2015	BUSINESS FINDERS INC Parking lot maintenance (cracks and fading) Section 40.8 Appendix A	6221 W ATLANTIC BOULEVARD
2023-3196	JOSEPH J FIGURA Lighting violation (no exterior building or parking lot lights) Section 33.2(E) Appendix A	5800 W ATLANTIC BOULEVARD
2023-3075	R I C PROPERTIES LTD Lighting violation (no exterior building or parking lot lights) Section 33.2 (E) Appendix A	3228 HOLIDAY SPRINGS BOULEVARD
2023-3169	SA1 PARTNERS DELAWARE LLC Nuisance (trash/debris; clothes bin) throughout property. Section 33-29	1200 N STATE ROAD 7

## NEW CASES – CODE COMPLIANCE OFFICER FIGUEROA

2023-2350	270 MAZEL TOV ESTATE LLC Fence maintenance. (broken and missing) Section 3.14 Appendix A <b>CONTINUED FROM 9/26/23</b>	6319 SOUTHGATE BOULEVARD
2023-2351	270 MAZEL TOV ESTATE LLC House exterior maintenance (missing doors, windows, roof) Section 40.4 Appendix A <b>CONTINUED FROM 9/26/23</b>	6319 SOUTHGATE BOULEVARD
2022-4155	SONYA ARELLANO, H/E & GRETCHEN STEIB Landscape maintenance. (missing grass) Section 23-5 <b>CONTINUED FROM 9/26/23</b>	331 SW 64 AVENUE
2023-3351	BAF ASSETS LLC Landscaping maintenance (overgrown grass/weeds) Section 22-1	5801 ROYAL PALM BLVD
2023-2957	FYR SFR BORROWER LLC Landscape maintenance. (overgrown grass) Section 22-1 <b>CONTINUED FROM 9/26/23</b>	1612 NW 58 AVENUE

**NEW CASES – CODE COMPLIANCE OFFICER FIGUEROA (Continued)**

2023-3285	FRANCIS L GINSBERG, EST Landscaping maintenance (overgrown grass/weeds throughout property and swale). Section 22-1	4950 SW 11 CIRCLE
2023-2630	CRAIG A & SUSAN M GLASSMAN Nuisance (junk/trash; landscape debris; unused building materials) throughout property. Section 33-29	6920 SW 1 STREET
2023-2779	CATHERINE HENZLER & MARIO A RAMON Inoperable vehicle. Section 3.10 Appendix A	620 SW 62 AVENUE
2023-2643	VARA SABRINA HEYMAN Landscaping maintenance (missing grass in front yard). Section 23-5	6910 SW 1 STREET
2023-3342	VARA SABRINA HEYMAN <b>Repeat</b> dirty/unsanitary pool. Section 33-103 (5/2/23; 8/16/23) <b>CONTINUED FROM 9/26/23</b>	6910 SW 1 STREET
2023-3279	VAN HUTCHINSON, H/E & GIANNINA YOLANDA BIZERRA OSORIO Prohibited commercial vehicle in a residential area. Section 26-2	1797 NW 65 AVENUE
2023-3280	VAN HUTCHINSON, H/E & GIANNINA YOLANDA BIZERRA OSORIO Swale maintenance (overgrown trees; underbrush and cacti) Section 40.10 Appendix A	1797 NW 65 AVENUE
2023-3281	VAN HUTCHINSON, H/E & GIANNINA YOLANDA BIZERRA OSORIO Nuisance (junk; landscape debris; construction materials, etc) throughout property. Section 33-29	1797 NW 65 AVENUE
2023-3282	VAN HUTCHINSON, H/E & GIANNINA YOLANDA BIZERRA OSORIO Landscaping maintenance (overgrown grass) throughout property and swale. Section 22-1	1797 NW 65 AVENUE
2023-3283	VAN HUTCHINSON, H/E & GIANNINA YOLANDA BIZERRA OSORIO Landscaping maintenance (overgrown hedges) Section 3.14 Appendix A	1797 NW 65 AVENUE

**NEW CASES – CODE COMPLIANCE OFFICER HARRIS**

2023-2851	7907 THIRD STREET LLC Prohibited commercial vehicle in a residential area. Section 26-2	6164 SW 2 STREET
2023-1271	SHELLY ALBERT, H/E & DONOVAN HUBSON Fence maintenance (broken & leaning) Section 3.14 Appendix A <b>CONTINUED FROM 9/26/23</b>	224 NW 80 AVENUE

**NEW CASES – CODE COMPLIANCE OFFICER HARRIS (Continued)**

2023-2712	FRANCISCO CHACON Landscape maintenance. (missing grass throughout property including swale) Section 23-5 <b>CONTINUED FROM 9/26/23</b>	6121 NW 2 STREET
2023-3358	EMPIRE PROPERTY PROS LLC Landscaping maintenance (weeds and overgrowth abutting sidewalk & road) Section 22-1	272 NW 78 TERRACE
2023-3317	JEAN-CLAUDE ETIENNE & JEANNINE JOSEPH Prohibited commercial vehicle in a residential area. Section 26-2	4971 SW 8 STREET
2023-2593	JOSE L GONZALEZ & LORINA V GONZALEZ Landscape maintenance. (missing grass throughout property including swale.) Section 23-5 <b>CONTINUED FROM 9/26/23</b>	6599 NW 2 STREET
2023-2026	JUNE HOCHMAN Landcape maintenance. (missing grass throughout property.) Section 23-5 <b>CONTINUED FROM 9/26/23</b>	133 NW 79 AVENUE
2023-2914	JAMILA N KEIRA House exterior maintenance (discolored and damaged roof, walls and fascia) Section 40.4 Appendix A	256 NW 79 AVENUE
2023-2918	JAMILA N KEIRA Fence maintenance (broken fence) Section 3.14 Appendix A	256 NW 79 AVENUE
2023-2110	WISLENE R & STANLEY MATHURIN Landscape maintenance (decaying/dying grass) throughout property including swale. Section 23-5 <b>CONTINUED FROM 9/26/23</b>	438 NW 69 TERRACE
2023-2111	WISLENE R & STANLEY MATHURIN Fence maintenance. (broken and leaning) Section 3.14 Appendix A <b>CONTINUED FROM 9/26/23</b>	438 NW 69 TERRACE
2023-2655	WISLENE R & STANLEY MATHURIN Landscape maintenance. (canal easement) Section 40.11 Appendix A <b>CONTINUED FROM 9/26/23</b>	438 NW 69 TERRACE
2023-3030	HARRY ELWOOD MURPHY Landscaping maintenance (missing grass and mulch) throughout property and swale. Section 23-5	140 NW 78 TERRACE
2023-3438	EITAN OFRI Landscaping maintenance (overgrown grass/weeds) throughout property and sidewalk Section 22-1	7371 SW 1 STREET
2023-3440	SHARON POOLE Prohibited commercial vehicle in a residential area. Section 26-2	5791 EDWARDS ROAD

### NEW CASES – CODE COMPLIANCE OFFICER HARRIS (Continued)

2023-3559 SUNSHINE THE SIXTH LLC 6601 NW 1 STREET  
**Repeat** landscaping maintenance (overgrown grass) throughout property, swale and sidewalk).  
Section 22-1  
(1/10/23; 9/13/23) **COMPLIED**

2023-3363 LASCELLES E THOMAS 264 NW 78 TERRACE  
Landscaping maintenance (overgrown grass/weeds) throughout property, swale and sidewalk).  
Section 22-1

2023-3400 LASCELLES E THOMAS 264 NW 78 TERRACE  
Landscaping maintenance (overgrown hedges)  
Section 23-12

2023-2723 ARMANDO & VIBEKA M TORRES 6180 NW 2 STREET  
Landscaping maintenance (missing grass and mulch) throughout property and swale.  
Section 23-5

### NEW CASES – INSPECTOR STUBBINS

2023-200025 HECTOR JOSE ARROLIGA, JR 601 SW 56 AVENUE  
Hatracked tree. (failure to meet permit requirements)  
Section 23-28 **CONTINUED FROM 9/26/23**

### NEW CASES – CODE COMPLIANCE OFFICER VALBRUN

2023-3308 WILLIAM T BOONE & AUREA E DIAZ 6108 NW 9 STREET  
Landscaping maintenance (overgrown grass/weeds) throughout property.  
Section 22-1

### PENALTY CASES – BUILDING DEPARTMENT

2023-100086 AZTEC RV RESORT INC 239 N CORTEZ DRIVE  
Work (new slab/tiki alterations) without permit.  
Section FBC 105.1 **CONTINUED FROM 9/26/23**

### PENALTY CASES – CODE COMPLIANCE OFFICER BELBACK

2023-300080 BLOSSMAN REAL ESTATE HOLDINGS LLC 3101 #A N STATE ROAD 7  
No local business tax receipt.  
Section 25-1 **CONTINUED FROM 9/26/23**

2023-300106 INFINITY MARGATE 2 LLC 1963 NW 55 AVENUE  
No local business tax receipt for E.J. Dental Art LLC  
Section 25-1

2023-300117 INFINITY MARGATE 2 LLC 1858 MEARS PARKWAY  
No local business tax receipt for Floral Is Art and Agatex LLC  
Section 25-1

### **PENALTY CASES – CODE COMPLIANCE OFFICER BELBACK (Continued)**

2023-300122	INFINITY MARGATE 2 LLC No local business tax receipt for Hyperdrive Auto Group LLC Section 25-1	1848 MEARS PARKWAY
2023-300123	INFINITY MARGATE 2 LLC No local business tax receipt for Ira's Bernstein Custom Designs. Section 25-1	1866 MEARS PARKWAY

### **PENALTY CASES – CODE COMPLIANCE OFFICER CINTRON**

2023-2379	J & C AUTO PARK INC Landscape maintenance. (overhanging trees) Section 23-12	6750 W ATLANTIC BOULEVARD
2023-2380	J & C AUTO PARK INC Landscape maintenance. (missing grass from lawns and planter islands) Section 23-5	6750 W ATLANTIC BOULEVARD

### **PENALTY CASES – CODE COMPLIANCE OFFICER FIGUEROA**

2023-2214	VARA SABRINA HEYMAN Nuisance (trash/debris) on property. Section 33-29 <b>CONTINUED FROM 9/26/23</b>	6910 SW 1 STREET
2023-2215	VARA SABRINA HEYMAN Landscape maintenance (overgrown grass) Section 22-1 <b>CONTINUED FROM 9/26/23</b>	6910 SW 1 STREET
2023-2219	VARA SABRINA HEYMAN House exterior maintenance (discolored walls) Section 40.4 Appendix A <b>CONTINUED FROM 9/26/23</b>	6910 SW 1 STREET

### **PENALTY CASES – CODE COMPLIANCE OFFICER HARRIS**

2023-1274	EMILE ANTENOR ET AL Unmaintained landscaping. (sod required) Section 23-5 <b>CONTINUED FROM 9/26/23</b>	200 NW 80 AVENUE
2023-2096	WILLIAM GONZALEZ BLANDON Landscape maintenance. (missing grass throughout property and swale.) Section 23-5	450 NW 69 TERRACE
2023-2700	PRISCELLA BRIGHTLY Fence maintenance. (broken fence) Section 3.14 Appendix A	121 NW 60 AVENUE
2023-2102	CVF III MORTGAGE LOAN TR II Fence maintenance (broken & leaning) Section 3.14 Appendix A <b>CONTINUED FROM 8/22/23</b>	340 NW 69 TERRACE

## **PENALTY CASES – CODE COMPLIANCE OFFICER HARRIS (Continued)**

2023-2103	CVF III MORTGAGE LOAN TR II House exterior maintenance (discolored walls, etc) Section 40.4 Appendix A <b>CONTINUED FROM 8/22/23</b>	340 NW 69 TERRACE
2023-2104	CVF III MORTGAGE LOAN TR II Landscape maintenance (decaying/dying grass) throughout property including swale. Section 23-5 <b>CONTINUED FROM 8/22/23</b>	340 NW 69 TERRACE
2023-2822	KIRK A ELLIS Landscape maintenance. (dead tree stump) Section 40.4 Appendix A	6800 NW 2 STREET
2023-2814	PATRICIA HUMPHREY Landscape maintenance. (missing grass throughout property and swale.) Section 23-5	6734 NW 2 STREET
2022-4425	J & D GOLF PROPERTIES LLC Exterior property maintenance. (clean wheel stops & curbs; restripe parking lot) Section 40.8 Appendix A <b>CONTINUED FROM 9/26/23</b>	3011 N ROCK ISLAND ROAD
2023-2098	JOSE LUIS & CINTHIA G LARIOS Landscape maintenance. (missing grass throughout property and swale.) Section 23-5	6581 NW 4 STREET
2023-1494	ANTHONY MORALES House exterior maintenance. (broken walls, foundation and columns) Section 40.4 Appendix A <b>CONTINUED FROM 8/22/23</b>	217 NW 79 TERRACE
2023-2975	HELENE PANCHU, H/E & RICHARD PANCHU Prohibited commercial vehicle in a residential zone. Section 26-2	6801 SW 3 STREET
2023-2836	YOLANDE PIERRE House exterior maintenance. (discolored and chipped roof and walls) Section 40.4 Appendix A	6854 NW 1 COURT
2023-2701	JEANNE RIEARA Fence maintenance. (broken fence) Section 3.14 Appendix A	123 NW 60 AVENUE

## **PENALTY CASES – CODE COMPLIANCE OFFICER NELSON**

2023-3143	SALVATORE CORBISIERO Landscape maintenance. (overgrown grass) Section 22-1	3133 VISTA DEL MAR
2023-0812	THOMAS P WALKER House exterior maintenance. (broken windows) Section 40.4 Appendix A	2117 NW 65 AVENUE

## **PENALTY CASES – CODE COMPLIANCE OFFICER VALBRUN**

2023-3016	MONIQUE M ALONGI House exterior maintenance. (discolored surfaces including awings) Section 40.4 Appendix A	6721 NW 8 STREET
2023-2892	BOSWELL D CHANNER, H/E & CARLENE E CHANNER Landscape maintenance. (missing grass throughout property including swale.) Section 23-5	6550 NW 6 COURT
2023-3070	MARY KAVANAUGH, H/E & MATTHEW KAVANAUGH Landscape maintenance. (missing grass) Section 23-5	6528 LAKESHORE DRIVE
2023-3071	MARY KAVANAUGH, H/E & MATTHEW KAVANAUGH Prohibited commercial vehicle in a residential zone. Section 26-2	6528 LAKESHORE DRIVE
2023-2367	MILENA E CEDENO OBLINGER & JOHN C OBLINGER Fence maintenance. (broken fence) Section 40.4 Appendix A	6216 NW 16 COURT
2023-2784	BRIAN WEAVER Nuisance (trash/unused items) on property. Section 33-29	6213 NW 9 STREET

## **MOTION FOR ABATEMENT**

### **CODE COMPLIANCE OFFICER FIGUEROA**

2023-3467	BAF ASSETS LLC City Abate. Section 22-2 <b>CONTINUED FROM 9/26/23</b>	5801 ROYAL PALM BOULEVARD
2023-3392	FYR SFR BORROWER LLC City Abate. Section 22-2 <b>CONTINUED FROM 9/26/23</b>	1612 NW 58 AVENUE

### **CODE COMPLIANCE OFFICER VALBRUN**

2023-3309	WILLIAM T BOONE & AUREA E DIAZ City Abate. Section 22-2	6108 NW 9 STREET
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## **MOTION TO VACATE ORDERS**

### **CODE COMPLIANCE OFFICER CINTRON**

2023-2012	SCI FUNERAL SERVICES OF FL LLC Landscape maintenance. (broken hedges and mulch required throughout property). Section 40.9 Appendix A	1 N STATE ROAD 7
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## **MOTION TO VACATE ORDERS (CONTINUED)**

### **CODE COMPLIANCE OFFICER FIGUEROA**

2023-0152	RAY KLEPS ET AL Landscape maintenance. (sod required) Section 40.9 Appendix A	1612 E RIVER DRIVE
2023-0478	JULIANA & ROMNUS JOSEPH Landscape maintenance. (sod required) Section 23-5	6206 SW 7 STREET
2023-0479	JULIANA & ROMNUS JOSEPH House exterior maintenance. (dirty roof & fascia) Section 40.4(c) Appendix A	6206 SW 7 STREET
2023-1991	SRP SUB LLC Certificate of rental inspection required. Section 9-39	710 SW 50 AVENUE
2023-1992	SRP SUB LLC Unmaintained landscaping. (sod required) Section 23-5	710 SW 50 AVENUE

## **MOTION FOR RECONSIDERATION OF FINE**

### **COMPLIANCE OFFICER CINTRON**

**RESPONDENT:** JOSE ARBAIZA/QUEIRIS ARBAIZA/R I ARBAIZA

**APPLICANT:** QUEIRIS ARBAIZA

**ADDRESS:** 5380 SW 6 PLACE

- 2019-1365 for exterior maintenance (discolored walls); Section 40.4 Appendix A

**RESPONDENT :** CSMA FT LLC

**APPLICANT:** KEVIN DIAZ, ESQ

**ADDRESS:** 630 NW 67 TERRACE

- 2023-0366 for vehicle without valid registration; Section 3.10 Appendix A

### **COMPLIANCE OFFICER FIGUEROA**

**RESPONDENT:** SALVATORE & ROSE PAGANO and DOMENIC PAGANO

**APPLICANT:** BRIAN P. KOWAL, ESQ

**ADDRESS:** 6730 NW 9 STREET

- 2014-0105 for recurring vehicle without a valid tag; Section 3.10 Appendix A

### **BUILDING/BELBACK/SCIMECA**

**RESPONDENT:** TROPICAL VIEW APARTMENTS LLC

**APPLICANT:** RICHARD DEWITT, ESQ

**ADDRESS:** 1241 – 1251 W RIVER DRIVE

- 2017-300017 for no local business tax receipt
- 2017-3569 for repeat nuisance (junk/trash/bulk items) on property.
- 2021-100336 for the 40-year safety inspection

## CASES IN COMPLIANCE AS OF 10/17/23

### NEW CASES INSP BELBACK

2023-300116 INFINITY MARGATE 2 LLC 1850 MEARS PARKWAY  
No local business tax receipt for Elite Autobuy LLC  
Section 25-1 **CONTINUED FROM 9/26/23**

### NEW CASES – CCO CINTRON

2023-1826 1842 JOHNSON LLC 6100-6122 SW 7 STREET  
Parking lot maintenance (potholes and faded lines)  
Section 40.8 Appendix A

2023-1789 HUSSEIN KHAZEM 5724-5728 ROYAL PALM BLVD  
Unmaintained parking lot. (repair potholes and cracks)  
Section 40.8 Appendix A **CONTINUED FROM 8/22/23**

2023-3151 VINE INTERNATIONAL MINISTRIES INC 8036 W SAMPLE ROAD  
Inoperable vehicle without a valid tag.  
Section 3.10 Appendix A

### PENALTY CASES – CCO CINTRON

2023-2865 CAROLUMA CORP W ATLANTIC BOULEVARD  
Sign code violation. (abandoned sign structure)  
Section 39.11 Appendix A

2023-2866 CAROLUMA CORP W ATLANTIC BOULEVARD  
Landscape maintenance. (overgrown grass)  
Section 22-1

2023-2453 CONCORD EVANGELICAL CHURCH INC 6060 SW 7 STREET  
Landscape maintenance. (missing grass and mulch)  
Section 23-5

### PENALTY CASES – CCO HARRIS

2023-2152 LUELLEN CHAMBERS & CHRISTOPHER J CHAMBERS 6777 NW 3 STREET  
10/20 Nuisance (junk, trash, debris, unused items) throughout property.  
Section 33-29

2023-2154 LUELLEN CHAMBERS & CHRISTOPHER J CHAMBERS 6777 NW 3 STREET  
10/20 Landscape maintenance. (missing grass throughout property including swale)

2023-2895 SHINGTA DESINORD 6756 NW 4 STREET  
10/20 Nuisance (abandoned, discarded unused items) on property.  
Section 33-29

2023-2896 SHINGTA DESINORD 6756 NW 4 STREET  
10/20 Prohibited storage on residential property.  
Section 3.17 Appendix A

2023-2021 MARVIN URRUTIA, H/E & MAYORI URRUTIA 156 NW 79 AVENUE  
10/20 Landscape maintenance. (missing grass throughout the property).  
Section 23-5

### PENALTY CASES – CCO NELSON

2023-1132 SHAMEKA TIME 6102 HOGAN CREEK ROAD  
Driveway maintenance. (broken asphalt and potholes)  
Section 40.4 (k) Appendix A

2023-2324 THOMAS P WALKER 2117 NW 65 AVENUE  
10/20 Boarded up/shuttered building.  
Section 40.12 Appendix A