

**AMENDED AGENDA FOR CODE ENFORCEMENT FINE REDUCTION COMMITTEE****DATE/TIME: April 9, 2019****11:30 a.m.****LOCATION: Coconut Creek Government Center
4800 West Copans Road
Coconut Creek, Florida 33063****Hearing No. 2019-04**

-
1. Call to Order
 2. Roll Call
 3. Explanation of Proceedings
 4. Cases

Citation No.	Property Owner/Violator (New Owner) Address Address Violation Violation	Date
-------------------------	--	-------------

Officer Briana Capone

<u>C18070324</u>	<u>Bank of America NA</u>	<u>07/30/18</u>
	1661 Worthington Road #100 West Palm Beach, FL 33409	
	Violation Address: 5002 Pebblebrook Terrace	
	Chapter 6, Section 36-b-7	
	Sources of infestation – stagnant pool	

FINE \$50.00**ADMIN. FEE \$25**

<u>C18070325</u>	<u>Bank of America NA</u>	<u>07/30/18</u>
	1661 Worthington Road #100 West Palm Beach, FL 33409	
	Violation Address: 5002 Pebblebrook Terrace	
	Chapter 6, Section 36-b-9	
	Non-maintenance of lawn and/or landscaping	

FINE \$5,150.00**ADMIN. FEE \$25**

<u>C18070326</u>	<u>Bank of America NA</u>	<u>07/30/18</u>
	1661 Worthington Road #100 West Palm Beach, FL 33409	
	Violation Address: 5002 Pebblebrook Terrace	
	Chapter 13, Section 443-2	
	Minimum landscape requirements not met – trees/shrubs	

FINE \$6,450.00**ADMIN. FEE \$25**

<u>C10030421</u>	<u>Salgado, Claudia (Bank of America NA)</u>	<u>03/23/10</u>
	5002 Pebblebrook Terrace Coconut Creek, FL 33073	
	Violation Address: 5002 Pebblebrook Terrace	
	Chapter 13, Section 443-11-a	
	Mechanical equipment – screening required	

FINE \$15,350.00**ADMIN. FEE \$25**

April 9, 2019
Amended Code Enforcement Fine Reduction Meeting
Page 2

C10030422 Salgado, Claudia (Bank of America NA) 03/23/10
5002 Pebblebrook Terrace Coconut Creek, FL 33073
Violation Address: 5002 Pebblebrook Terrace
Chapter 13, Section 443-13
Minimum landscape requirements not met – street trees

FINE \$28,700.00

ADMIN. FEE \$25

Officer Janet Clark

C17090053 Khanjian, Maral (Wellsfargo Bank NA Trstee %SHD Legal Group) 09/09/17
4815 NW 14 Street Coconut Creek, FL 33063
Violation Address: 4815 NW 14 Street
Chapter 13, Section 371-8-b
Pool – unsecured enclosure (fence required with self-latching gates)

FINE \$14,250.00

ADMIN. FEE \$25

C17120059 Khanjian, Maral (Wellsfargo Bank NA Trstee %SHD Legal Group) 12/12/17
4815 NW 14 Street Coconut Creek, FL 33063
Violation Address: 4815 NW 14 Street
Chapter 6, Section 36-b-7
Sources of infestation- pool and spa inoperable, water stagnant
Repeat Violator

FINE \$17,400.00

ADMIN. FEE \$25

C17120060 Khanjian, Maral (Wellsfargo Bank NA Trstee %SHD Legal Group) 12/12/17
4815 NW 14 Street Coconut Creek, FL 33063
Violation Address: 4815 NW 14 Street
Chapter 6, Section 36-a-3
Window screens- in disrepair and/or missing

FINE \$10,400.00

ADMIN. FEE \$25

C17120061 Khanjian, Maral (Wellsfargo Bank NA Trstee %SHD Legal Group) 12/12/17
4815 NW 14 Street Coconut Creek, FL 33063
Violation Address: 4815 NW 14 Street
Chapter 6, Section 36-b
Exterior premises: exposed electrical wires

FINE \$10,400.00

ADMIN. FEE \$25

C17120062 Khanjian, Maral (Wellsfargo Bank NA Trstee %SHD Legal Group) 12/12/17
4815 NW 14 Street Coconut Creek, FL 33063
Violation Address: 4815 NW 14 Street
Chapter 6, Section 36-b-9
Non-maintenance of lawn and landscape

FINE \$10,400.00

ADMIN. FEE \$25

April 9, 2019
Amended Code Enforcement Fine Reduction Meeting
Page 3

C17120063 Khanjian, Maral (Wellsfargo Bank NA Trstee %SHD Legal Group) 12/12/17
4815 NW 14 Street Coconut Creek, FL 33063
Violation Address: 4815 NW 14 Street
Chapter 6, Section 36-b-3
Refuse brush (weeds) throughout pavers
(Driveway, walkway, pool deck)

FINE \$10,400.00

ADMIN. FEE \$25

C17120064 Khanjian, Maral (Wellsfargo Bank NA Trstee %SHD Legal Group) 12/12/17
4815 NW 14 Street Coconut Creek, FL 33063
Violation Address: 4815 NW 14 Street
Chapter 6, Section 36-a-2
Roof non-maintenance:
Signs of disrepair and discoloration

FINE \$9,000.00

ADMIN. FEE \$25

C18070042 Wellsfargo Bank NA Trstee %SHD Legal Group 07/03/18
499 NW 70 Avenue Fort Lauderdale, FL 33317
Violation Address: 4815 NW 14 Street
Chapter 6, Section 39-i-1
Registration of Abandoned Real Property
Not completed/paid

FINE \$50.00

ADMIN. FEE \$25

C18080140 Wellsfargo Bank NA Trstee %SHD Legal Group 08/08/18
499 NW 70 Avenue Fort Lauderdale, FL 33317
Violation Address: 4815 NW 14 Street
Chapter 13, Section 371-8-b
Swimming pools and spas – Enclosure Requirements
Public Safety Violation

As of 04/09/19 ACCRUING FINE \$9,700.00

ADMIN. FEE \$25

C18080141 Wellsfargo Bank NA Trstee %SHD Legal Group 08/08/18
499 NW 70 Avenue Fort Lauderdale, FL 33317
Violation Address: 4815 NW 14 Street
Chapter 6, Section 36-b-7
Sources of infestation- pool and spa inoperable, water stagnant
Public Safety Violation

FINE \$7,550.00

ADMIN. FEE \$25

C18080142 Wellsfargo Bank NA Trstee %SHD Legal Group 08/08/18
499 NW 70 Avenue Fort Lauderdale, FL 33317
Violation Address: 4815 NW 14 Street
Chapter 6, Section 36-a-3
Screens missing and/or in disrepair

FINE \$6,250.00

ADMIN. FEE \$25

April 9, 2019
Amended Code Enforcement Fine Reduction Meeting
Page 4

C18080143	Wellsfargo Bank NA Trstee %SHD Legal Group	08/08/18
	499 NW 70 Avenue Fort Lauderdale, FL 33317	
	Violation Address: 4815 NW 14 Street	
	Chapter 6, Section 36-b	
	Exterior premises: exposed electrical wires	

FINE \$7,550.00

ADMIN. FEE \$25

C18080144	Wellsfargo Bank NA Trstee %SHD Legal Group	08/08/18
	499 NW 70 Avenue Fort Lauderdale, FL 33317	
	Violation Address: 4815 NW 14 Street	
	Chapter 6, Section 36-b-9	
	Non-maintenance of lawn and landscape	

FINE \$7,550.00

ADMIN. FEE \$25

C18080145	Wellsfargo Bank NA Trstee %SHD Legal Group	08/08/18
	499 NW 70 Avenue Fort Lauderdale, FL 33317	
	Violation Address: 4815 NW 14 Street	
	Refuse brush (weeds) throughout pavers	
	(Driveway, walkway, pool deck)	

FINE \$7,550.00

ADMIN. FEE \$25

C18080146	Wellsfargo Bank NA Trstee %SHD Legal Group	08/08/18
	499 NW 70 Avenue Fort Lauderdale, FL 33317	
	Violation Address: 4815 NW 14 Street	
	Chapter 6, Section 36-a-2	
	Roof non-maintenance:	
	Signs of disrepair and discoloration	

FINE \$7,550.00

ADMIN. FEE \$25

Officer Jan Moppert

C17070010	Morales, Stacey (US Bank NA Trstee)	07/05/17
	5720 Premier Ark Drive West Palm Beach, FL 33407	
	Violation Address: 4064 NW 62 Court	
	Chapter 6, Section 36-a-2	
	Non-maintenance of roof signs of mildew	

FINE \$23,700.00

ADMIN. FEE \$25

5. ADJOURNMENT

NOTE: If a person, firm, or corporation decides to appeal any decisions made by the above Code Enforcement Fine Reduction Committee with respect to any matter considered at such hearing, they will need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence, if any, upon which the appeal is to be based. (F.S. 286.0105)

In accordance with the Americans with Disabilities Act, any person with a disability who requires assistance to participate in said meeting may contact the City Clerk's Office at 954-973-6774 at least two (2) days prior to the meeting. **Please note that two or more City Commissioners may be in attendance.**