



# CITY OF DORAL

## SPECIAL MAGISTRATE HEARING

### AGENDA

Agenda of September 27, 2018

<p><b>LOCATION</b></p> <p>City Council Chambers Government Center 8401 N.W. 53 Terrace, Third Floor, Doral Florida 33166</p> <p><b>TIME</b></p> <p>2:00 P.M.</p> <p><b>SPECIAL MAGISTRATE</b></p> <p>Víctor H. De Yurre, Esquire</p> <p><b>CODE COMPLIANCE DEPARTMENT STAFF</b></p> <p>Adam N. Temple, Director of Code Compliance Edgard K. Estrada, Assistant Code Compliance Director Alden Moreno, Code Compliance Field Supervisor Danny Del Toro, Code Compliance Field Supervisor Vilmar Villafañe, Special Magistrate Coordinator Suhail Rolón, Code Compliance Clerk María G. Cordero, Code Compliance Clerk Pedro Ruiz, Code Compliance Officer III Ricardo Alarcón, Code Compliance Officer III Candice C. Stone, Code Compliance Officer III Jean Avenia, Code Compliance Officer III Miguel Rodón, Code Compliance Officer I Leonardo Zelaya, Code Compliance Officer I Brian M. González, Code Compliance Officer Jonathan Avilés, Code Compliance Officer I</p>	<p><b>WELCOME</b></p> <p>We are very glad you have joined us for today's meeting. The Special Magistrate Hearing is a quasi-judicial forum which hears testimony, determines whether sufficient evidence exists to find property owners in violation of city codes, determines if any additional time is appropriate, and the fine that should be imposed for failing to comply with its orders. Any person desiring to appeal a recommended action of the Magistrate should observe the notice regarding appeals below.</p> <p><b>GENERAL RULES OF ORDER</b></p> <p>The Magistrate is pleased to hear all non-repetitive comments. All persons are invited to appear at this meeting or be represented by an agent, or to express their views in writing addressed to the City Clerk, 8401 N.W. 53<sup>rd</sup> Terrace, First Floor, Doral, Florida 33166. Any persons wishing to speak at a Special Magistrate hearing must fill out an Appearance Request Form and give it to the Special Magistrate Coordinator prior to that item being heard.</p> <p>Inquiries regarding the item may be directed to the Code Compliance Department at 305-593-6680. Please refer to the Hearing/Item number when making an inquiry.</p> <p>In accordance with the Americans With Disabilities Act, all people who are disabled and who need special accommodations to participate in this meeting because of that disability should contact the City Clerk's Office at 305-593-6730 no later THAN <b>36 HOURS PRIOR TO THE PROCEEDING</b>.</p> <p><b>APPEALS</b></p> <p>If you wish to appeal the ruling of the Special Magistrate, you must file your appeal with the Circuit Court within 30 days of the date of this hearing (Ch. 162.11, Florida Statutes). If a person decides to appeal any decision made by the Special Magistrate with respect to any matter considered at a meeting or hearing, that person will need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based (Florida Statutes).</p> <p>Thank you for participating in your government and continue to "Keep Doral Beautiful".</p>
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**CITY OF DORAL**  
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NOTICE TO PUBLIC

ANYONE WISHING TO OBTAIN A COPY OF AN AGENDA ITEM MAY CONTACT THE CITY CLERK AT 305-593-6730 OR VIEW THE AGENDA PACKET AT CITY HALL 8401 NW 53<sup>RD</sup> TERRACE, FIRST FLOOR, DORAL, FLORIDA DURING REGULAR BUSINESS HOURS (MONDAY-FRIDAY 8:00 A.M. - 4:30 P.M.) YOU MAY ALSO VISIT OUR CITY WEBSITE AT: [WWW.CITYOFDORAL.COM](http://WWW.CITYOFDORAL.COM)

NOTE: IF YOU ARE NOT ABLE TO COMMUNICATE, OR ARE NOT COMFORTABLE EXPRESSING YOURSELF, IN THE ENGLISH LANGUAGE, IT IS YOUR RESPONSIBILITY TO BRING AN ENGLISH-SPEAKING INTERPRETER TO THE HEARING. THIS PERSON MAY BE A FRIEND, RELATIVE OR SOMEONE ELSE TO INTERPRET FOR YOU DURING YOUR APPEARANCE AT THE HEARING. A MINOR CHILD CANNOT SERVE AS A VALID INTERPRETER. THE CITY OF DORAL DOES NOT PROVIDE INTERPRETATION SERVICES DURING ANY QUASI-JUDICIAL PROCEEDING.

NOTA: SI USTED NO ESTÁ EN CAPACIDAD DE COMUNICARSE, O NO SE SIENTE CÓMODO AL EXPRESARSE EN INGLÉS, ES DE SU RESPONSABILIDAD TRAER UN INTÉRPRETE DEL IDIOMA INGLÉS A LA AUDIENCIA. ESTA PERSONA PUEDE SER UN AMIGO, FAMILIAR O ALGUIEN QUE LE HAGA LA TRADUCCIÓN DURANTE SU COMPARECENCIA A LA AUDIENCIA. UN MENOR DE EDAD NO PUEDE SER INTÉRPRETE. LA CIUDAD DE DORAL NO SUMINISTRA SERVICIO DE TRADUCCIÓN DURANTE NINGÚN PROCEDIMIENTO DELANTE DE LOS MAGISTRADOS.

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**STATUS REPORT**

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| 1. <b>C2017-12-0098</b><br><b>ADMIN FEE: \$85.00</b>   | <b>4630 N.W. 102 AVENUE</b><br>DORAL COUNTRY CLUB VILLAS #6<br>C/O S.P.M. GROUP INC. | ALDEN MORENO |
| <b><u>CODE SECTION:</u></b>                            |  |              |
| <b><u>SEC. 30-3 PROPERTY MAINTENANCE STANDARDS</u></b> |  |              |
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**REGULAR AGENDA**

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| 2. <b>C2018-02-0078</b><br><b>ADMIN FEE: \$85.00</b>                                 | <b>3755 N.W. 78 AVENUE</b><br>3755 PROPERTY HOLDINGS LLC<br>C/O MICHEL CINIGLIO | ALDEN MORENO |
| <b><u>CODE SECTION:</u></b>  |   |              |
| <b><u>F.B.C. 105.1 WORK WITHOUT REQUIRED PERMITS (VEHICLE CHARGING STATIONS)</u></b> |   |              |
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| 3. <b>C2018-01-0179</b><br><b>ADMIN FEE: \$85.00</b>     | <b>11450 N.W. 77 LANE</b><br>DONATO DEL VECCHIO &<br>ELVIRA MORGILLO DEL VECCHIO | DANNY DEL TORO |
| <b><u>CODE SECTION:</u></b>                              |  |                |
| <b><u>F.B.C. 105.1 WORK WITHOUT REQUIRED PERMITS</u></b> |  |                |
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4. **C2018-01-0280** **9815 N.W. 41 STREET** **JEAN AVENIA**  
**ADMIN FEE: \$85.00**  
VILLAGE OF DORAL CHASE ASSOC. INC.  
C/O UNLIMITED PROPERTY MANAGEMENT  
R/A FRANK PEREZ-SIAM, ESQUIRE

**CODE SECTION:**

**SEC. 30-3 PROPERTY MAINTENANCE STANDARDS**

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5. **C2017-08-0316** **4820 N.W. 98 PLACE** **JEAN AVENIA**  
**ADMIN FEE: \$85.00**  
ALICIA L. CASANOVA

**CODE SECTION:**

**F.B.C. 105.1 WORK WITHOUT REQUIRED PERMITS**

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6. **C2018-02-0345** **9831 N.W. 58 STREET #142** **JEAN AVENIA**  
**ADMIN FEE: \$85.00**  
RAYMOND RIVERA

**CODE SECTION:**

**F.B.C. 105.1 COMMENCED WORK WITHOUT REQUIRED PERMITS**

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7. **C2017-08-0304** **10060 N.W. 51 LANE** **JEAN AVENIA**  
**ADMIN FEE: \$85.00**  
ROBERTO BARRIOS

**CODE SECTION:**

**F.B.C. 105.1 WORK WITHOUT REQUIRED PERMITS**

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8. **C2018-03-0324** **10454 N.W. 31 TERRACE** **MIGUEL RODON**  
**ADMIN FEE: \$85.00**  
SUN RIVER LLC  
R/A HOFFMAN, COREY E. ESQUIRE

**CODE SECTION:**

**F.B.C. 105.1 WORK WITHOUT REQUIRED PERMITS**

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9. **C2018-03-0327** **10458 N.W. 31 TERRACE #9** **MIGUEL RODON**  
**ADMIN FEE: \$85.00**  
MAJAS CORP.  
R/A ANA M. SAGASTEGUI

**CODE SECTION:**

**F.B.C. 105.1 WORK WITHOUT REQUIRED PERMITS**

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10. **C2018-04-0027** **9820 N.W. 28 TERRACE** MIGUEL RODON  
**ADMIN FEE: \$85.00** LUIS ALDAYA

**CODE SECTION:**

**SEC. 32-71 FAILURE TO REMOVE JUNK & TRASH**  
**SEC. 30-3 PROPERTY MAINTENANCE STANDARDS**

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11. **C2018-05-0182** **2985 N.W. 98 PLACE** MIGUEL RODON  
**ADMIN FEE: \$85.00** N&F 8 LLC  
R/A JOSE A. VILLARCPA, P.A.

**CODE SECTION:**

**SEC. 30-3 PROPERTY MAINTENANCE STANDARDS**

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12. **C2018-06-0072** **10007 COSTA DEL SOL BLVD. C-67** MIGUEL RODON  
**ADMIN FEE: \$85.00** ANTONIO DEL CAMPO & W. GIULIANNA M.

**CODE SECTION:**

**F.B.C. 105.1 WORK WITHOUT REQUIRED PERMITS**

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13. **C2018-06-0311** **3887 N.W. 107 AVENUE** MIGUEL RODON  
**ADMIN FEE: \$85.00** DPC RETAIL LLC  
**FINES: \$1,209.00** R/A JUAN C. VALDES, ESQUIRE

**CODE SECTION:**

**SEC. 17-31 FALS ALARM NOTIFICATIONS ACCOUNT #24518**

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14. **C2018-01-0356** **8258 N.W. 58 STREET** RICARDO ALARCON  
**ADMIN FEE: \$85.00** MOTOR CAR KINGDOM, LLC  
RENE DIAZ PINA  
PEREGONZA LAW GROUP, LLC  
58TH ST WAREHOUSE, INC.  
LYONS WILLIAM K.

**CODE SECTION:**

**SEC. 74-152 AUTOMOBILE AND TRUCK SALES FOR NEW AND USED VEHICLES**  
**SEC. 41-69 FAILURE TO OBTAIN BUSINESS TAX RECEIPT**  
**SEC. 74-56 TO 74-61 OUTSIDE STORAGE**

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15. **C2017-08-0270** **8330 N.W. 58 STREET** RICARDO ALARCON  
**ADMIN FEE: \$85.00**  
PALMETTO CAR CENTER  
DANIEL MARTINEZ  
ORAZIO LI CALZI LE

**CODE SECTION:**

**SEC. 74-152 AUTOMOBILE AND TRUCK SALES FOR NEW AND USED VEHICLES**  
**SEC. 41-69 FAILURE TO OBTAIN BUSINESS TAX RECEIPT**  
**SEC. 41-69 FAILURE TO OBTAIN CERTIFICATE OF USE**  
**SEC. 74-69 OUTSIDE STORAGE - COMMERCIAL USE**

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16. **C2017-11-0217** **8420 N.W. 58 STREET** RICARDO ALARCON  
**ADMIN FEE: \$85.00**  
CAVAL AUTO SALES CORP.  
CARLOS F. ETCHEVERS  
R/A ILEANA TOVAR  
COCCHIOLA LLC  
TONY COCCHIOLA

**CODE SECTION:**

**SEC. 74-152 AUTOMOBILE AND TRUCK SALES FOR NEW AND USED VEHICLES**  
**SEC. 41-69 FAILURE TO OBTAIN BUSINESS TAX RECEIPT**

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17. **C2017-11-0218** **8420 N.W. 58 STREET** RICARDO ALARCON  
**ADMIN FEE: \$85.00**  
BETANIA CARS, LLC  
CARLOS F. ETCHEVERS  
R/A BADEL OFFICES LLC  
COCCHIOLA LLC  
TONY COCCHIOLA

**CODE SECTION:**

**SEC. 74-152 AUTOMOBILE AND TRUCK SALES FOR NEW AND USED VEHICLES**  
**SEC. 41-69 FAILURE TO OBTAIN BUSINESS TAX RECEIPT**

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**REQUESTS FOR MITIGATION/REDUCTION OF PENALTY**

18. **C2017-03-0075** **7878 N.W. 57 STREET** RICARDO ALARCON  
**FINES: \$16,750.00**  
RIVEGO REAL ESTATE LLC  
VICTOR M. GOMEZ

**CODE SECTION:**

**F.B.C. 105.1 WORK WITHOUT REQUIRED PERMITS (ELECTRICAL AND PLUMBING)**

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19. **C2016-10-0158** **3051 N.W. 107 AVENUE** **DANNY DEL TORO**  
**FINES: \$17,335.00** TMFA INVESTMENT LLC  
R/A KHALED SAFADI
- CODE SECTION:**
- F.B.C. 105.1 WORK WITHOUT REQUIRED PERMITS**
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**REQUEST TO RECORD LIEN**

20. **C2017-01-0303** **10001 N.W. 75 STREET** **DANNY DEL TORO**  
**FINES: \$16,335.00** ANDRES J. FRANCO &  
ADRIANA ERASO
- CODE SECTION:**
- F.B.C. 105.1 WORK WITHOUT REQUIRED PERMITS**
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**MOTION TO CONTINUE**

21. **C2017-06-0297** **4533 N.W. 109 COURT** **RICARDO ALARCON**  
**ADMIN FEE: \$85.00** LILIANA YVETTE HENRIQUEZ
- CODE SECTION:**
- SEC. 30-3 PROPERTY MAINTENANCE STANDARDS**
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22. **C2017-01-0304** **FOLIO: 35-3027-071-1510** **ALDEN MORENO**  
OASIS PARK SQUARE SINGLE FAMILY, LLC  
C/O FRANK SILVA  
OASIS PARK SQUARE AT DORAL HOME OWNERS ASSOC.  
R/A GOEDE, ADAMCZYK, DEBOEST AND CROSS  
LUKE & SONS CONSTRUCTION, INC.  
R/A CNC CERTIFIED PUBLIC ACCOUNTANT
- CODE SECTION**
- F.B.C. 107.4 AMENDED CONSTRUCTION DOCUMENTS**  
**F.B.C. 105.4-105.5 EXPIRED BUILDING PERMIT(S)**  
**EXPIRED PERMIT #2014-02-0389 CONTRACTOR LUKE & SONS CONSTRUCTION INC.**
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**IN COMPLIANCE BEFORE HEARING**

23. **C2018-06-0153**

**8258 N.W. 33 TERRACE**  
RAKU OASIS GROUP, LLC  
C/O MIYUKI FUJIWARE  
R/A GARY SASLAW

LEONARDO ZELAYA

**CODE SECTION:**

**F.B.C. 105.1 WORK WITHOUT REQUIRED PERMITS**

CASES TO DISMISS

None.

REQUESTS TO CAP FINES

None.

MOTIONS TO CONTINUE

None.

REQUESTS FOR EXTENSION TO COMPLY

None.

LANDSCAPING/PROPERTY MAINTENANCE ORDERS

None.

REQUESTS TO TABLE

None.

**NEXT MEETING DATE: OCTOBER 18, 2018 @ 2:00 P.M.**

ADJOURNMENT