



# CITY OF DORAL

## SPECIAL MAGISTRATE HEARING

### AGENDA

Agenda of October 18, 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 Nicole Villalba, 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**  
**SPECIAL MAGISTRATE HEARING**  
**AGENDA**

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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 COMPARENCIA 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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**REGULAR AGENDA**

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| 1. <b>C2018-05-0040</b><br><b>ADMIN FEE: \$85.00</b> | <b>7652 N.W. 103 PLACE</b><br>AHMED MUSTAPHA EL ZOGHBI | DANNY DEL TORO |
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**CODE SECTION:**

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

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| 2. <b>C2018-07-0180</b><br><b>ADMIN FEE: \$85.00</b> | <b>2700 N.W. 100 AVENUE</b><br>IRIS S. MASSEE TRS | MIGUEL RODON |
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**CODE SECTION:**

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

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| 3. <b>C2017-12-0333</b><br><b>ADMIN FEE: \$85.00</b> | <b>10540 N.W. 26 STREET G-303</b><br>SQUARE ONE CONDOMINIUM ASSOC., INC.<br>R/A ORLANDO ARROM | MIGUEL RODON |
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**CODE SECTION:**

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

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4. **C2017-06-0236** **4210 N.W. 79 AVENUE DG-1** RICARDO ALARCON  
**ADMIN FEE: \$85.00** DORAL GARDENS CONDOMINIUM ASSOC., INC.  
ROSA DIAZ, PRESIDENT  
R/A STUART NUÑEZ  
ATLAS PROPERTY MANAGEMENT

**CODE SECTION:**

**SEC. 30-3 PROPERTY MAINTENANCE STANDARDS**  
**F.B.C. 105.2.1 EMERGENCY REPAIR PERMITS**

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5. **C2018-04-0264** **10770 N.W. 48 LANE** RICARDO ALARCON  
**ADMIN FEE: \$85.00** LEO PENA

**CODE SECTION:**

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

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6. **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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7. **C2018-03-0332** **10365 N.W. 43 TERRACE** JEAN AVENIA  
**ADMIN FEE: \$85.00** JUANA GALVEZ

**CODE SECTION:**

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

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8. **C2018-03-0346** **9743 N.W. 41 STREET** JEAN AVENIA  
**ADMIN FEE: \$85.00** DORAL SEAFOOD, INC.  
BPP DORAL PLAZA, LLC  
R/A CT CORPORATION SYSTEM

**CODE SECTION:**

**SEC. 80-104 SIGN MAINTENANCE REQUIREMENTS**

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9. **C2018-07-0181** **8901 N.W. 20 STREET** ALDEN MORENO  
**ADMIN FEE: \$85.00**  
TERRENO AMERICA'S GATEWAY LLC  
C/O R/A CT CORPORATION SYSTEM  
MEGA JUMP, LLC  
C/O SPEIGEL & UTREPA, P.A.

**CODE SECTION:**

**SEC. 41-69 FAILURE TO OBTAIN BUSINESS TAX RECEIPT**  
**SEC. 80-258(a) WINDOW SIGNAGE**

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10. **C2018-09-0013** **4210 N.W. 79 AVENUE** ALDEN MORENO  
**ADMIN FEE: \$85.00**  
DORAL GARDENS CONDOMINIUM ASSOC.  
C/O STUART NUÑEZ

**CODE SECTION:**

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

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**REQUESTS FOR MITIGATION/REDUCTION OF PENALTY**

11. **C2016-05-0252** **1800 N.W. 96 AVENUE** CANDICE STONE  
**FINES: \$73,750**  
1800 WAREHOUSE LLC  
MIGUEL COLLADO

**CODE SECTION:**

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

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**SHORT TERM RENTALS/CITATION APPEALS**

12. **C2018-07-0331** **10882 N.W. 73 TERRACE** JONATHAN AVILES  
**ADMIN FEE: \$85.00**  
**FINES: \$500.00**  
LUCIANO R. MARTINS & W. ROCELIA SANTOS

**CODE SECTION:**

**SEC. 5-271 SHORT TERM RENTALS**

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13. **C2018-08-0150** **7320 N.W. 114 AVENUE #105** JONATHAN AVILES  
**ADMIN FEE: \$85.00**  
**FINES: \$500.00**  
JOSE A. MERINSKY, OWNER  
JOSEPH YOUNES, TENANT

**CODE SECTION:**

**SEC. 5-271 SHORT TERM RENTALS**

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14. **C2018-08-0279** **7875 N.W. 107 AVENUE #606** JONATHAN AVILES  
**ADMIN FEE: \$85.00**  
**FINES: \$500.00**  
INVERSIONES BRICKELL GROUP, INC., OWNER  
GIUSEPPE CARADONNA RUSSO, TENANT

**CODE SECTION:**

**SEC. 5-271 SHORT TERM RENTALS**

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15. **C2018-08-0280** **7875 N.W. 107 AVENUE #607** JONATHAN AVILES  
**ADMIN FEE: \$85.00**  
**FINES: \$500.00**  
INVERSIONES BRICKELL GROUP, INC., OWNER  
GIUSEPPE CARADONNA RUSSO, TENANT

**CODE SECTION:**

**SEC. 5-271 SHORT TERM RENTALS**

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16. **C2018-09-0086** **5661 N.W. 112 AVENUE #110** JONATHAN AVILES  
**ADMIN FEE: \$85.00**  
**FINES: \$500.00**  
MCP THE PALMS AT DORAL, LLC  
C/O CT CORPORATION SYSTEM

**CODE SECTION:**

**SEC. 5-271 SHORT TERM RENTALS**

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**MOTION TO CONTINUE**

17. **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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18. **C2018-01-0028**

**10701 N.W. 58 STREET**  
PARADISE GAS STATION LLC  
R/A LATIN AMERICA CONSULTANTS LLC

DANNY DEL TORO

**CODE SECTION:**

**F.B.C. 105.1 WORK WITHOUT REQUIRED PERMITS**  
**SEC. 8-42 SIDEWALK DINING STANDARDS**

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**IN COMPLIANCE BEFORE HEARING**

19. **C2018-07-0392**

**7711 N.W. 46 STREET**  
BEACH CLUB 3904 CORP.  
R/A CESAR C. SHLAIN  
TOTAL QUARZ, LLC  
R/A JORGE SOTO

CANDICE STONE

**CODE SECTION:**

**SEC. 80-102 PROHIBITED SIGNS/ATTENTION GETTERS**

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20. **C2018-08-0174**  
**FINES PAID: \$500.00**

**6319 N.W. 105 COURT**  
ALFREDO NEMER LANIER

JONATHAN AVILES

**CODE SECTION:**

**SEC. 5-271 SHORT TERM RENTALS**

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21. **C2018-09-0273**  
**FINES PAID: \$150.00**

**10950 N.W. 82 STREET**  
LUCILLA SUERO TRS  
PABLO JOSE VALDES  
FLORIDA IRREVOCABLE TRUST  
NIURKA FONTE ESQUIVEL TRS

DANNY DEL TORO

**CODE SECTION:**

**SEC. 5-137 STORMWATER DRAINAGE**  
**SEC. 30-4 CONSTRUCTION SITE MAINTENANCE**

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# CITY OF DORAL

## SPECIAL MAGISTRATE HEARING

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REQUEST TO CAP FINES/RECORD LIEN

None.

STATUS REPORT

None.

IN COMPLIANCE BEFORE HEARING

None.

CASES TO DISMISS

None.

MOTIONS TO CONTINUE

None.

REQUESTS FOR EXTENSION TO COMPLY

None.

LANDSCAPING/PROPERTY MAINTENANCE ORDERS

None.

**NEXT MEETING DATE: NOVEMBER 15, 2018 @ 2:00 P.M.**

ADJOURNMENT