



**CITY OF DORAL**  
**SPECIAL MAGISTRATE HEARING**  
**AGENDA**

**Agenda of May 18, 2017**

<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, Chief of Code Compliance Alden Moreno, Code Compliance Field Supervisor Vilmar Villafaña, Special Magistrate Coordinator Suhail Rolón, Code Compliance Clerk Alexis Muiña, Code Compliance Clerk George Lazo, Code Compliance Officer III Orlando Rodríguez, Code Compliance Officer III Pedro Ruiz, Code Compliance Officer III Danny Del Toro, Code Compliance Officer III Ricardo Alarcón, Code Compliance Officer III Joseph R. Guertin, Code Compliance Officer III Candice C. Stone, Code Compliance Officer II Jean Avenia, Code Compliance Officer Marvin Treminio, Code Compliance Officer</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 <b>THAN 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. **C2016-08-0229**  
**ADMIN FEE: \$85.00**  
CODE SECTION:  
  
**F.B.C. 105.1 WORK WITHOUT REQUIRED PERMITS (GARAGE CONVERSION)**  
  
**3550 ESTEPONA AVENUE #20-B-1**  
ALEX IVAKHNENKO  
  
GEORGE LAZO

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2. **C2017-01-0096**  
**ADMIN FEE: \$85.00**  
CODE SECTION:  
  
**SEC. 30-3 PROPERTY MAINTENANCE STANDARDS**  
  
**4630 N.W. 102 AVENUE**  
DORAL PARK COUNTRY CLUB VILLAS #6  
C/O SPM GROUP, INC.  
  
ALDEN MORENO

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3. **C2016-11-0086**  
**ADMIN FEE: \$85.00**  
CODE SECTION:  
  
**F.B.C. 105.4-105.5 EXPIRED BUILDING PERMIT(S)**  
  
**2000 N.W. 87 AVENUE #101**  
DBH PROPERTIES LTD  
  
CANDICE STONE



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4. **C2016-12-0171** **11059 N.W. 80 LANE** **DANNY DEL TORO**  
**ADMIN FEE: \$85.00** **CARLOS PINO**

CODE SECTION:  
**SEC. 71-114 FAILURE TO MAINTAIN R-O-W TREES, PLANTS, OR SOD**

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5. **C2017-01-0141** **10976 N.W. 73 STREET** **DANNY DEL TORO**  
**ADMIN FEE: \$85.00** **GEO USA CORP.**  
**R/A RAMONA CORONADO**

CODE SECTION:  
**F.B.C. 105.4-105.5 EXPIRED BUILDING PERMIT(S)**

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**CAP FINES AND/OR REQUEST TO RECORD LIEN**

6. **C2017-02-0119** **11501 N.W. 89 STREET #109** **DANNY DEL TORO**  
**ADMIN FEE: \$85.00** **ELIAS JESUS DRIKHA MOUKHALLALE**  
**FINES: \$500.00**

CODE SECTION:  
**SEC. 5-271 SHORT TERM VACATION RENTALS**

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7. **C2017-02-0156** **10885 N.W. 89 TERRACE** **DANNY DEL TORO**  
**ADMIN FEE: \$85.00** **JAIME ALEXANDER GIL GALLARDO**  
**FINES: \$500.00**

CODE SECTION:  
**SEC. 5-271 SHORT TERM VACATION RENTALS**

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8. **C2016-01-0353** **1301 N.W. 89 COURT** **CANDICE STONE**  
**ADMIN FEE: \$85.00** **DSL ENTERPRISE LLC**  
**FINES: \$68,250.00** **R/A DEBORAH M. SIGLER**

CODE SECTION:  
**F.B.C. 105.1 WORK WITHOUT REQUIRED PERMITS**

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9. **C2015-08-0168** **4130 N.W. 79 AVENUE#1E** RICARDO ALARCON  
**ADMIN FEE: \$85.00** US BANK NA  
**FINES: \$91,000.00** LINDA E. FIDON

**CODE SECTION:**

**CODE CASE 2015-08-0168: 2008-16 MINIMUM HOUSING/PROPERTY MAINTENANCE**

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10. **C2015-09-0224** **4130 N.W. 79 AVENUE#1E** RICARDO ALARCON  
**ADMIN FEE: \$85.00** US BANK NA  
**FINES: \$91,000.00** LINDA E. FIDON

**CODE SECTION:**

**F.B.C. 105.1 (BUILD) COMMENCED BUILDING WORK WITHOUT REQUIRED PERMITS**  
**F.B.C. 105.1 (ELEC) COMMENCED ELECTRICAL WORK WITHOUT REQUIRED PERMITS**  
**F.B.C. 105.1 (MECH) COMMENCED MECHANICAL WORK WITHOUT REQUIRED PERMITS**

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**BTR/CU REVOCATION**

11. **C2015-02-0260** **7835 N.W. 54 STREET** RICARDO ALARCON  
**ADMIN FEE: \$85.00** ARMANDO CABRERA JTRS  
**FINES: \$175,000.00** SAFARI MARINA, INC.  
ROBERTO NEYRA, JR.

**CODE SECTION:**

**2007-12 CH XV SEC. 15 OUTSIDE STORAGE**  
**SEC. 41-78 GROUNDS FOR SUSPENSION, REVOCATION AND DENIAL (2) (4)(6)(11)(D)**

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**MOTION TO CONTINUE**

12. **C2017-02-0124** **3450 N.W. 83 AVENUE** JOSEPH GUERTIN  
**ADMIN FEE: \$85.00** CITY NATL BANK OF FLA TRU  
THE FLATS

**CODE SECTION:**

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

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REQUEST TO MITIGATE

13. **C2014-04-0186** **8860 N.W. 99 PATH** RICARDO ALARCON  
**ADMIN FEE: \$85.00** KAB INTERNATIONAL GROUP CORP.  
**FINES \$182,000.00** DAVID A. BEIROUTI  
MLP FINANCIAL GROUP, INC.
- CODE SECTION:
- F.B.C. 105.1 WORK WITHOUT REQUIRED PERMITS  
F.B.C. 105.1 (BUILD) COMMENCED BUILDING WORK WITHOUT REQUIRED PERMITS
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IN COMPLIANCE BEFORE HEARING

14. **C2017-02-0037** **10813 N.W. 30 STREET** PEDRO RUIZ  
**ADMIN FEE: \$85.00** AMB PROPERTY LP  
C/O RUBI TOOLS USA, INC.  
R/A MJF REGISTERED AGNET CORP.
- CODE SECTION:
- 41-69 FAILURE TO OBTAIN BUSINESS TAX RECEIPT  
41-69 FAILURE TO OBTAIN CERTIFICATE OF USE
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15. **C2017-02-0057** **10913 N.W. 30 STREET #103** PEDRO RUIZ  
**ADMIN FEE: \$85.00** AMB PROPERTY LP  
C/O ADVANCE COMMERCIAL SERVICE INC  
R/A RULLI, FERNANDO
- CODE SECTION:
- 41-69 FAILURE TO OBTAIN BUSINESS TAX RECEIPT  
41-69 FAILURE TO OBTAIN CERTIFICATE OF USE
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16. **C2016-12-0174** **8550 N.W. 53 STREET #B-101** RICARDO ALARCON  
**ADMIN FEE: \$85.00** DOWNTOWN DORAL RET HOLDINGS, LLC  
RAFAEL ROMERO  
ORIENTE LLC  
DBA LAS VEGAS CUBAN CUISINE  
ANTONIO VILLARINO
- CODE SECTION:
- SEC. 8-40 TO 8-46 SIDEWALK DINING STANDARDS  
SEC. 41-74 BUSINESS LIMITED BY BUSINESS TAX RECEIPT
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**CASES TO DISMISS**

17. **C2015-08-0022**

**10411 N.W. 41 STREET**

**ALDEN MORENO**

DORAL WINE LLC  
C/O LAW SERVICES, PA  
BELVEN I LLC

CODE SECTION:

**F.B.C. 105.1 WORK WITHOUT REQUIRED PERMITS (AWENINGS INSTALLED WITHOUT A BULDING PERMIT)**

**F.B.C. 105.4-105.5 EXPIRED BUILDING PERMIT(S) #2014-010364**

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IN COMPLIANCE BEFORE HEARING

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REQUEST FOR MITIGATION/RELEASE LIEN

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REQUEST FOR EXTENSION OF TIME TO COMPLY

None.

LANDSCAPING/PROPERTY MAINTENANCE ORDERS

None.

REQUESTS TO TABLE

None.

CASES TABLED FROM PREVIOUS MEETINGS

None.

**NEXT MEETING DATE: JUNE 15, 2017 @ 2:00 P.M.**

ADJOURNMENT