



# V I L L A G E O F K E Y B I S C A Y N E

## Department of Building, Zoning and Planning

### *Village Council*

Mayra P. Lindsay, *Mayor*  
Franklin H. Caplan, *Vice Mayor*  
Luis F. de La Cruz  
Theodore Holloway  
Michael E. Kelly  
Edward London  
James Taintor

### *Director*

Jud Kurlancheek, AICP

### *Chief Building Official*

Eugenio M. Santiago, P.E., CFM

## BOARD OF CODE ENFORCEMENT SPECIAL MAGISTRATES FOR THE VILLAGE OF KEY BISCAYNE

BUILDING, ZONING AND PLANNING DEPARTMENT  
88 W MCINTYRE ST. SUITE 250  
KEY BISCAYNE, FL 33149

FRIDAY, MARCH 6<sup>TH</sup>, 2015 AT 9:00 A.M.

### SPECIAL MAGISTRATES

ROSEMARY SALA    TIMOTHY STICKNEY    MICHELLE ESTEVEZ    NANCY STONER

ALTERNATES:    GABRIEL CHAVARRIA    CHRISTINA CHARTOUNI

- A. Call to Order and Attendance
- B. Deferrals, Withdrawals and Additions
- C. Swearing of Witnesses
- D. Explanation of the Public Hearing Process

### NOTICE REGARDING CELL PHONES:

Please turn off all cell phones or place them on silent. If you must use your cell phone, please leave the Council Chamber.

**NOTICE REGARDING ORDER:** Please be advised that the following cases on the agenda are quasi-judicial in nature. If you wish to testify in any of these cases, please inform the Clerk of the Board by filling out the available sign-up form. The parties will be allowed to testify in the order provided for in the rules for hearings before the Board of Code Enforcement Special Magistrates for the Village of Key Biscayne ("Board") that are sent with the notice of hearing. A copy of the rules for hearings before the Board may be obtained from the Clerk of the Board.

If authorized by the Board, third parties may testify in a case after the Village and the respondent have made their presentations. Third parties will not be permitted to cross-examine witnesses, but third parties may suggest questions for the Board to ask the parties and witnesses. All testimony will be given under oath or affirmation. Additionally, each person who gives testimony may be subject to cross-examination. If you refuse either to be cross-examined or to be sworn, your testimony may not be considered.

Case 1

Owner:	Key Biscayne VI, Inc., c/o Cadisa Inc. – Carlos Diaz-Sampol (RA)
Address:	2050 Coral Way, Suite 402, Miami, FL 33145
Code Section:	Section 8-11 of the Miami- Dade County Code
Violation:	Failure of the owner of a 40 year old building to complete required repairs or modifications
Location:	251 Galen Dr., Key Biscayne, FL 33149
Date:	3-12-14
Officer:	Michael Mila
Purpose of Hearing:	Status report and certification of fine

Case 2

Owner:	Island House Apartments Inc., c/o Siegfried, Rivera, Hyman, Lerner, De La Torre, Mars & Sobel, P.A. (RA)
Address:	201 Ahlambra Circle, Eleventh Floor, Coral Gables, FL 33134
Code Section:	101-8.5.6 of Florida Fire Prevention Code
Violation:	Failure to comply with protections for through penetrations and membrane penetrations of smoke barriers and providing a progress report to KBFD.
Location:	200 Ocean Lane Dr., Key Biscayne, FL 33149
Date:	5-21-10
Officer:	Marcos Osorio, Deputy Fire Chief
Purpose of Hearing:	Status report and collection of fines