



Special Magistrate Hearing

City of Greenacres, Florida

Tuesday, October 21, 2025 at 1:00 PM

City Hall Council Chambers | 5800 Melaleuca Lane

Minutes

Any person requesting the appeal of a decision will require a verbatim record of the proceedings and for that purpose will need to ensure that such verbatim record is made. Pursuant to FS. 286.0105, the record must include the testimony and evidence upon which the appeal is to be based. The City of Greenacres does not prepare or provide such verbatim record.

CALL TO ORDER

Special Magistrate Bernard called to order the Special Magistrate Hearing of Tuesday, October 21, 2025.

Special Magistrate Bernard requested all witnesses present who would provide testimony to stand and be sworn in. She explained the case procedures and stated those persons who admitted a violation existed would coordinate with the City of compliance. For those persons who admitted a violation, the City would present its evidence, the Magistrate would hear the testimony from the property owner/representative and then issue her findings based on the testimony and evidence presented.

PLEDGE OF ALLEGIANCE

APPROVAL OF MINUTES

August 19, 2025.

Next Scheduled Special Magistrate Hearing - November 18, 2025.

NEW BUSINESS

1. CASE-10-25-11377 - DEL VISO LLC - 4515 Lake Worth Rd

Initiated By: Michael McGee

Section: 105.1 - Amendments to the FBC 105 Permits Required.

Code Enforcement Officer Michael McGee stated a notice was served a notice by certified mail and affidavit of posting. Mr. McGee mentioned Section 105.1 was violated, and the violation had to be complied within 20 days prior to the meeting.

Magistrate Bernard reviewed the documents, and stated she felt as if the property owners did not have enough time to comply due to receiving the notices 20 days prior to the meeting.

City Attorney Tanya Earley stated the Magistrate was correct.

No representative was present.

Magistrate Bernard ordered for the case to be moved to the November 18, 2025 meeting.

2. CASE-10-25-11378 - MAHA & HAIFA INC - 5050 Lake Worth Rd

Initiated By: Michael McGee

Section: 105.1 - Amendments to the FBC 105 Permits Required.**Section: 16-630(h)(7)a. - Yards.**

Mr. McGee stated a notice was served by certified mail and affidavit of posting. Mr. McGee stated Sections 105.1 through 16-630(h)(7)a were violated.

Fire Marshall Peter Wallwork stated a food service section that included electrical work was added into the building, which was done without a permit. A fence was also built around the building, but that was prohibited.

No representative was present.

Magistrate Bernard ordered compliance within 30 days, otherwise a fine of \$250.00 per day would accrue until the violation was corrected.

3. CASE-10-25-11379 - LAWRENCE D HARDNETT & ANGRINETTE B HARDNETT & SABRINA Y DAVIS - 330 Pine Ridge Cir Suite A 1

Initiated By: Carlos Maldonado

Section:105.1 - Amendments to the FBC 105 Permits Required.

Code Enforcement Officer Carlos Maldonado stated a notice was served by hand delivery and certified mail. Mr. Maldonado stated Section 105.1 was violated.

Representative Angrinette B Hardnett was present. Mrs. Hardnett stated the company she hired never applied for a permit, and was having a hard time finding a company to assist in the permit process.

Magistrate Bernard ordered compliance within 60 days, otherwise a fine of \$100.00 per day would accrue until the violation was corrected.

4. CASE-4-25-11246 - REBECCA DEJADIN & FELIX JOHNNIE - 127 Rosewood Ln

Initiated By: Carlos Maldonado

Section:7-413 - Landscaping & Uncontrolled Growth of Vegetation.**Section:7-410(a)(2) - Exterior Property Areas.****Section:16-1249(a) - Building permit for vegetation removal required.**

Mr. Maldonado stated a notice was served by regular and certified mail and affidavit of posting. Mr. Maldonado mentioned Section 7-413 through 16-1249(a). Section 7-413 was compliant prior to the meeting.

No representative was present.

Magistrate Bernard ordered compliance within 14 days, otherwise a fine of \$100.00 per day would accrue until the violation was corrected.

5. CASE-5-25-11290 - LESLIE WEINTRAUB - 6367 Summer Sky Ln

Initiated By: Michael McGee

Section:7-413 - Landscaping & Uncontrolled Growth of Vegetation.**Section:7-427(b) - Extermination.****Section:16-1311 - Lawn grass.**

Section: 7-427(a) -Extermination.**Section:7-423(a) - Exterior Structure.**

Mr. McGee stated a notice was served by affidavit of posting and certified mail. Mr. McGee mentioned Sections 7-413 through 7-423 (a) were violated.

No representative was present.

Magistrate Bernard ordered compliance within 14 days, otherwise a fine of \$250.00 per day would accrue for Sections 7-427(b) and 7-427(a). Ms. Bernard also ordered compliance within 30 days, otherwise a fine of \$250.00 per day would accrue for Sections 7-413, 16-1311, and 7-423(a) until the violations were corrected.

6. CASE-8-25-11358 - JAMES E & RILLA P REYNOLDS - 4601 Toga Way

Initiated By: Michael McGee

Section: 14-28 (b)(1)(b) - Parking on private property.

Section:14-28(c)(1)(g) - Parking of motor vehicles, boats and trailers.

Mr. McGee stated a notice was served by affidavit of posting and certified mail. Mr. McGee mentioned Sections 14-28 (b)(1)(b) through 14-28 (c)(1)(g) were violated.

No representative was present.

Magistrate Bernard ordered compliance within 14 days, otherwise a fine of \$100.00 per day would accrue until the violation was corrected.

7. CASE-9-25-11366 - NAUTICA ISLES HOMEOWNERS ASSN INC - 5014 Starfire Trl

Initiated By: Michael McGee

Section:16-1245(b)(2) - General maintenance standards.

Mr. McGee stated a notice was served by certified mail and affidavit of posting. Mr. McGee mentioned Section 16-1245(b)(2) was violated.

Planner Millie Rivera stated trees were removed and required replacement. The new owner would not comply with replacing the trees.

No representative was present.

Magistrate Bernard ordered compliance within 30 days, otherwise a fine of \$250.00 per day would accrue until the violation was corrected.

ADJOURNMENT

1:59 PM.

Amity R. Barnard, Esquire, Special Magistrate

Quintella Moorer, MMC, City Clerk

Date Approved: _____