

Document prepared by and Return recorded document to: Venice Cook Urban Planning Division 1 North University Drive, Mailbox 102 Plantation, FL 33324	
---	--

RESOLUTION NO.

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF BROWARD COUNTY, FLORIDA, LEVYING LAND CLEARANCE LIENS AGAINST CERTAIN DESCRIBED PROPERTIES IN UNINCORPORATED BROWARD COUNTY FOR NONPAYMENT OF LAND CLEARANCE COSTS PURSUANT TO CHAPTER 39, ARTICLE X, OF THE BROWARD COUNTY CODE OF ORDINANCES; PROVIDING FOR THE ACCRUAL OF INTEREST AND CHARGES FOR ADMINISTRATIVE COSTS; PROVIDING FOR RECORDATION IN THE PUBLIC RECORDS OF BROWARD COUNTY; AND PROVIDING FOR SEVERABILITY AND AN EFFECTIVE DATE.

WHEREAS, on August 24, 1999, the Board of County Commissioners of Broward County, Florida, enacted Ordinance No. 99-45, requiring the abatement of violations relating to land clearance in unincorporated areas of Broward County;

WHEREAS, notices of violations of Chapter 39, Article X, of the Broward County Code of Ordinances (the "Code"), were provided to the owners of the individual properties listed on Exhibit A, attached hereto and made a part hereof, notifying the owners that said properties were required to be brought into compliance with Chapter 39, Article X, of the Code (the "Property Maintenance Ordinance"), by correcting the violations detailed in the notices of violation;

WHEREAS, the property owners have failed, neglected, or refused to have their respective property cleared of weeds, debris, or noxious materials as required by the Property Maintenance Ordinance; Notices of Noncompliance of the land clearance

1 violations were recorded in the public records of Broward County, Florida; Broward
2 County has caused the properties to be cleared to correct the violations pursuant to
3 Section 39-135 of the Code at the actual cost to Broward County listed on Exhibit A;
4 and invoices for the lot clearing costs have been mailed to the property owners; and

5 WHEREAS, the costs for clearing the properties have not been paid to Broward
6 County, NOW, THEREFORE,

7

8 BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF
9 BROWARD COUNTY, FLORIDA:

10

11 Section 1. Pursuant to Section 39-138 of the Code, land clearance liens are
12 hereby levied in the amounts listed on Exhibit A against each of the individual properties
13 listed on Exhibit A.

14 Section 2. The costs of property clearance described in Section 1 herein were
15 due and payable upon mailing of the invoices for services. Upon adoption of this
16 Resolution, land clearance liens in the amounts listed for each property on Exhibit A,
17 together with administrative costs and interest from the dates of the mailing of the
18 invoices, charged at the rate of 4.25% per annum on the unpaid principal amounts, are
19 due and payable to Broward County, Florida.

20 Section 3. Recording.

21 This Resolution shall be recorded in the public records of Broward County,
22 Florida, and shall run with the land evidencing the land clearance lien against the
23 properties.

24

1 Section 4. Severability.

2 If any portion of this Resolution is determined by any Court to be invalid, the
3 invalid portion shall be stricken, and such striking shall not affect the validity of the
4 remainder of this Resolution. If any court determines that this Resolution, in whole or in
5 part, cannot be legally applied to any individual, group, entity, property, or circumstance,
6 such determination will not affect the applicability of this Resolution to any other
7 individual, group, entity, property, or circumstance.

8 Section 5. Effective Date.

9 This Resolution shall become effective upon adoption.

10
11 ADOPTED this 25 day of January 2022.

12
13 By /s/ _____ 11/10/2021
14 Maite Azcoitia (date)
15 Deputy County Attorney

16
17
18
19
20
21
22 MA/gmb
23 11/10/2021
24 Exhibit 2 - Levying Land Clearance Liens Resolution
#60053-0022

FOLIO NUMBER	CASE #	OWNER NAME	MAILING ADDRESS	PROPERTY ADDRESS	LEGAL DESCRIPTION	ACTUAL COST	ADMIN COST	COST OF PROPERTY CLEARANCE	NOTICE OF VIOLATION DATE	NOTICE OF NON-COMPLIANCE RECORDED DATE	INSTRUMENT/ CR NUMBER	PROPERTY CLEARED DATE	
1)	0113-06-0211	20-1403	SPRATLEY,ALTON	1539 SW 44 AVEFT LAUDERDALE FL 33317	1539 SW 44 AVENUE	ROCK HILL SEC B 34-8 B LOT 27 BLK 2	\$655.92	\$125.00	\$780.92	10/08/2020	11/12/2020	116855157	11/13/2020
2)	0113-06-0211	21-0361	SPRATLEY,ALTON	1539 SW 44 AVEFT LAUDERDALE FL 33317	1539 SW 44 AVENUE	ROCK HILL SEC B 34-8 B LOT 27 BLK 2	\$156.00	\$125.00	\$281.00	03/04/2021	04/05/2021	117169276	05/27/2021
3)	0205-06-1850	21-1171	TESFAYE CREATIONS LLC	4121 NW 5 ST # 216 BPLANTATION FL 33317	2827 NW 7 COURT	WASHINGTON PARK THIRD ADD 21-43 B LOT 31 BLK 23	\$132.00	\$125.00	\$257.00	07/02/2021	08/20/2021	117522595	08/31/2021
4)	0205-13-0920	20-1707	SUNTRAX CORP % HADIGA HAIDER	3509 M ST NW WASHINGTON DC 20007	2883 W BROWARD BLVD	BROWARD PARK 25-49 B LOT 1 BLK 6	\$509.09	\$125.00	\$634.09	12/09/2020	12/11/2020	116919435	12/10/2020
5)	0205-13-0920	21-0205	SUNTRAX CORP % HADIGA HAIDER	3509 M ST NWWASHINGTON DC 20007	2883 W BROWARD BLVD	BROWARD PARK 25-49 B LOT 1 BLK 6	\$539.29	\$125.00	\$664.29	02/17/2021	02/19/2021	117067639	03/02/2021
6)	0205-13-0920	21-0473	SUNTRAX CORP % HADIGA HAIDER	3509 M ST NWWASHINGTON DC 20007	2883 W BROWARD BLVD	BROWARD PARK 25-49 B LOT 1 BLK 6	\$150.00	\$125.00	\$275.00	03/24/2021	03/26/2021	117151996	04/26/2021
7)	0205-13-0920	21-1155	SUNTRAX CORP % HADIGA HAIDER	3509 M ST NWWASHINGTON DC 20007	2883 W BROWARD BLVD	BROWARD PARK 25-49 B LOT 1 BLK 6	\$406.09	\$125.00	\$531.09	07/01/2021	07/07/2021	117402975	07/16/2021
8)	0205-13-1670	20-1635	BROWARD ALLIANCE FOR NEIGHBORHOOD DEVEL	690 NE 13 ST #104FORT LAUDERDALE FL 33304	178 NW 27 TERRACE	BROWARD PARK 25-49 B LOT 11 BLK 10	\$487.49	\$125.00	\$612.49	11/20/2020	12/24/2020	116950364	01/27/2021
9)	0205-14-1290	20-1711	HAIDER,HADIGA TRSTEE HAIDER,NASAR TRSTEE	3509 M ST NWWASHINGTON DC 20007	2999 W BROWARD BLVD	BOULEVARD GARDENS 28-6 B LOT 8 BLK 8	\$430.53	\$125.00	\$555.53	12/09/2020	12/11/2020	116919437	12/10/2020
10)	0205-14-1290	21-0219	HAIDER,HADIGA TRSTEE HAIDER,NASAR TRSTEE	3509 M ST NWWASHINGTON DC 20007	2999 W BROWARD BLVD	BOULEVARD GARDENS 28-6 B LOT 8 BLK 8	\$464.29	\$125.00	\$589.29	02/18/2021	02/24/2021	117070578	03/02/2021
11)	0205-14-1620	20-1709	HAIDER,HADIGA TRSTEE HAIDER,NASAR TRSTEE	3509 M ST NWWASHINGTON DC20007	2899 W BROWARD BLVD	BOULEVARD GARDENS 28-6 B LOTS 8 & 9 BLK 10	\$430.53	\$125.00	\$555.53	12/09/2020	12/11/2020	116919436	12/10/2020

FOLIO NUMBER	CASE #	OWNER NAME	MAILING ADDRESS	PROPERTY ADDRESS	LEGAL DESCRIPTION	ACTUAL COST	ADMIN COST	COST OF PROPERTY CLEARANCE	NOTICE OF VIOLATION DATE	NOTICE OF NON-COMPLIANCE RECORDED DATE	INSTRUMENT/ CR NUMBER	PROPERTY CLEARED DATE	
12)	0205-14-1620	21-0260	HAIDER,HADIGA TRSTEE HAIDER,NASAR TRSTEE	3509 M ST NWWASHINGTON DC 20007	2899 W BROWARD BLVD	BOULEVARD GARDENS 28-6 B LOTS 8 & 9 BLK 10	\$614.29	\$125.00	\$739.29	02/23/2021	02/24/2021	117077735	03/24/2021
13)	0205-14-1620	21-0474	HAIDER,HADIGA TRSTEE HAIDER,NASAR TRSTEE	3509 M ST NWWASHINGTON DC 20007	2899 W BROWARD BLVD	BOULEVARD GARDENS 28-6 B LOTS 8 & 9 BLK 10	\$539.29	\$125.00	\$664.29	03/24/2021	03/26/2021	117151997	04/26/2021
14)	0205-14-1620	21-0924	HAIDER,HADIGA TRSTEE HAIDER,NASAR TRSTEE	3509 M ST NWWASHINGTON DC 20007	2899 W BROWARD BLVD	BOULEVARD GARDENS 28-6 B LOTS 8 & 9 BLK 10	\$416.89	\$125.00	\$541.89	06/02/2021	06/04/2021	117324233	06/04/2021
15)	0205-14-1620	21-1210	HAIDER,HADIGA TRSTEE HAIDER,NASAR TRSTEE	3509 M STEET NWWASHINGTON, DC 20007	2887-2899 W BROWARD BLVD	BOULEVARD GARDENS 28-6 B LOTS 8 & 9 BLK 10	\$677.29	\$125.00	\$802.29	07/12/2021	07/14/2021	117422787	07/16/2021
16)	9232-01-2030	21-0125	THOMAS,RODERICK D	2930 NW 19 ST APT 206FORT LAUDERDALE FL 33311-3273	VL on NW 14 STREET	WASHINGTON PARK FOURTH ADD 22-44 B LOT 43 BLK 45	\$122.40	\$125.00	\$247.40	01/26/2021	01/29/2021	117022320	03/05/2021
17)	9232-01-2030	21-1248	THOMAS,RODERICK D	2930 NW 19 ST. #206FORT LAUDERDALE FL 33311	VL on NW 14 STREET	WASHINGTON PARK FOURTH ADD 22-44 B LOT 43 BLK 45	\$205.90	\$125.00	\$330.90	07/16/2021	08/20/2021	117522980	08/19/2021
18)	9232-01-4764	20-1274	A & G INVESTMENT SOLUTION LLC	2500 NE 192 STREET, #8MIAMI, FL 33180	2769 NW 13 COURT	WASHINGTON PARK FOURTH ADD 22-44 B LOT 34 BLK 53	\$138.00	\$125.00	\$263.00	09/18/2020	10/16/2020	116800561	11/13/2020
19)	9232-01-5711	20-1433	LEVEL INVESTMENTS LLC	10275 COLLINS AVENUEBAL HARBOUR, FL 33154	2861 NW 12 COURT	WASHINGTON PARK FOURTH ADD 22-44 B LOT 46 BLK 55	\$382.23	\$125.00	\$507.23	10/14/2020	12/11/2020	116919408	12/10/2020
20)	9232-01-6200	21-0317	GARRETT,STEVEN S	6350 SW 1 CTPEMBROKE PINES FL 33023	2897 NW 11 PLACE	WASHINGTON PARK FOURTH ADD 22-44 B LOT 11 BLK 60	\$651.98	\$125.00	\$776.98	03/04/2021	04/23/2021	117220478	03/30/2021

FOLIO NUMBER	CASE #	OWNER NAME	MAILING ADDRESS	PROPERTY ADDRESS	LEGAL DESCRIPTION	ACTUAL COST	ADMIN COST	COST OF PROPERTY CLEARANCE	NOTICE OF VIOLATION DATE	NOTICE OF NON-COMPLIANCE RECORDED DATE	INSTRUMENT/ CR NUMBER	PROPERTY CLEARED DATE
21) 9232-01-6200	21-0784	GARRETT,STEVEN S	6350 SW 1 CTPEMBROKE PINES FL 33023	2897 NW 11 PLACE	WASHINGTON PARK FOURTH ADD 22-44 B LOT 11 BLK 60	\$144.00	\$125.00	\$269.00	05/10/2021	06/09/2021	117333305	06/11/2021
22) 9232-01-6200	21-1201	GARRETT,STEVEN S	6350 SW 1 CTPEMBROKE PINES FL 33023	2897 NW 11 PLACE	WASHINGTON PARK FOURTH ADD 22-44 B LOT 11 BLK 60	\$144.00	\$125.00	\$269.00	07/08/2021	08/04/2021	117478547	08/09/2021
23) 9232-06-0660	20-1803	M & R HOMETRUST BUILDERS LLC	942 LAVANDER CIRWESTON, FL 33327	2946 NW 10 COURT	ROOSEVELT GARDENS 24-49 B LOT 1 BLK 3	\$845.29	\$125.00	\$970.29	12/29/2020	03/15/2021	117122452	01/27/2021

TOTAL BILL AMOUNT: \$12,117.79

Run Date: 11/30/2021