

RESOLUTION NO.

1 A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF BROWARD
2 COUNTY, FLORIDA, PERTAINING TO LAND CLEARANCE COSTS; LEVYING A LAND
3 CLEARANCE LIEN AGAINST CERTAIN DESCRIBED PROPERTIES IN
4 UNINCORPORATED BROWARD COUNTY FOR NONPAYMENT OF LAND
5 CLEARANCE COSTS PURSUANT TO CHAPTER 39, ARTICLE X, OF THE BROWARD
6 COUNTY CODE OF ORDINANCES; PROVIDING FOR THE ACCRUAL OF INTEREST
7 AND CHARGES FOR ADMINISTRATIVE COSTS; PROVIDING FOR RECORDATION
8 IN THE OFFICIAL RECORDS OF BROWARD COUNTY; AND PROVIDING FOR
9 SEVERABILITY AND AN EFFECTIVE DATE.

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11 WHEREAS, the Broward County Code of Ordinance (the "Code"), Chapter 39,
12 Article X, requires the abatement of violations relating to land clearance in unincorporated
13 areas of Broward County;

14 WHEREAS, notices of violation of Section 39-135 of the Code were provided to
15 the owners of the individual properties listed on Exhibit A, attached hereto and made a
16 part hereof, notifying the owners that said properties were required to be brought into
17 compliance with Chapter 39, Article X, of the Code (the "Property Maintenance
18 Ordinance") by correcting the violations detailed in the notices of violation;

19 WHEREAS, the property owners have failed, neglected, or refused to have their
20 respective properties cleared of weeds, debris, or noxious materials as required by the
21 Property Maintenance Ordinance; Notices of Noncompliance with the land clearance
22 violations were recorded in the Official Records of Broward County, Florida; Broward

County has cleared the properties pursuant to Section 39-135 of the Code in order to correct the violations at the actual cost to Broward County for clearing the properties listed on Exhibit A; and invoices for the lot clearing costs have been mailed to the property owners; and

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

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

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

Section 2. The costs of property clearance described in Section 1 herein were due and payable upon mailing of the invoices for services. Upon adoption of this Resolution, land clearance liens in the amounts listed for each property on Exhibit A, together with administrative costs and interest from the dates of the mailing of the invoices, charged at the rate of 8.44% per annum on the unpaid principal amounts, are due and payable to Broward County, Florida.

Section 3. Recording.

The Resolution shall be recorded in the Official Records of Broward County, Florida, and shall run with the land, evidencing the land clearance lien against the properties.

Section 4. Severability.

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

Section 5. Effective Date.

This Resolution is effective upon adoption.

ADOPTED this day of , 2026.

PROPOSED

Approved as to form and legal sufficiency:
Andrew J. Meyers, County Attorney

By: /s/ Deanna Kalil 02/04/2026
Deanna Kalil (date)
Assistant County Attorney

By: /s/ Maite Azcoitia 02/04/2026
Maite Azcoitia (date)
Deputy County Attorney

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) 0205-04-0831	25-0100	MALBEC II LLC	100 S BISCAYNE BLVD, STE 900 MIAMI, FL 33131	2743 NW 9 ST	WASHINGTON PARK FIRST ADD 19-32 B LOT 11 LESS S 5 FOR R/W BLK 3	\$2,117.00	\$125.00	\$2,242.00	01/29/2025	03/25/2025	120121358	03/27/2025
2) 0205-05-0100	25-0029	RODSOL INVESTMENTS CORP	12633 NW 11 CT SUNRISE, FL 33323	2881 NW 9 ST	WASHINGTON PARK SECOND ADD 21-17 B LOT 10 BLK 8	\$587.00	\$125.00	\$712.00	01/13/2025	03/25/2025	120121356	03/27/2025
3) 0205-06-4771	25-0037	GANA 2021 INVESTMENT LLC	931 TWIN LAKES DR CORAL SPRINGS, FL 33071	2941 NW 8 PL	WASHINGTON PARK THIRD ADD 21-43 B LOT 5 BLK 33	\$1,486.40	\$125.00	\$1,611.40	01/14/2025	05/13/2025	120216023	05/16/2025
4) 0205-08-0311	25-1130	INNERCITY INVESTMENT GROUP INC	355 NE 152 ST NORTH MIAMI BEACH, FL 33162	2440 NW 22 RD	FRANKLIN PARK 21-3 B LOT 7 BLK 7	\$1,554.00	\$125.00	\$1,679.00	07/24/2025	10/13/2025	120486715	10/10/2025
5) 0205-10-0010	25-0969	STEVEN S GARRETT	6350 SW 1 CT PEMBROKE PINES, FL 33023	720 HARRIS TERRACE #1-5	HARRIS SUB 21- 40 B LOT 1 BLK 1	\$778.00	\$125.00	\$903.00	06/23/2025	07/23/2025	120338936	07/31/2022
6) 0205-10-0010	25-1443	STEVEN S GARRETT	6350 SW 1 CT PEMBROKE PINES, FL 33023	720 HARRIS TERRACE #1-5	HARRIS SUB 21- 40 B LOT 1 BLK 1	\$919.00	\$125.00	\$1,044.00	10/01/2025	10/13/2025	120486717	10/10/2025
7) 0205-15-1350	25-1239	RAY, EUNICE A EST	475 NW 29TH AVE FORT LAUDERDALE, FL 33311-8547	475 NW 29 AVE	BOULEVARD GARDENS FIRST ADD 31-46 B LOT 13 BLK 8	\$2,463.00	\$125.00	\$2,588.00	08/19/2025	10/13/2025	120486716	10/10/2025
8) 9232-01-6200	25-0968	STEVEN S GARRETT	6350 SW 1 CT PEMBROKE PINES, FL 33023	2897 NW 11 PL	WASHINGTON PARK FOURTH ADD 22-44 B LOT 11 BLK 60	\$1,322.00	\$125.00	\$1,447.00	06/23/2025	07/23/2025	120338937	07/24/2025
9) 9232-01-6200	25-1444	STEVEN S GARRETT	6350 SW 1 CT PEMBROKE PINES, FL 33023	2897 NW 11 PL	WASHINGTON PARK FOURTH ADD 22-44 B LOT 11 BLK 60	\$1,315.00	\$125.00	\$1,440.00	10/01/2025	10/13/2025	120486718	10/10/2025

TOTAL BILL AMOUNT: \$13,666.40