

**UNSAFE STRUCTURES BOARD HEARING MINUTES OF April 23<sup>rd</sup>, 2014**

**Members Present:** James Cueva, Chairman                      Kevin Deeb, VC                      Benjamin S. Essien  
Jose Escandell    Robert Sweeney                      James Starkweather  
Ramon Arronte    Gordon Loader                      Aymara D. Riley

**Excused Absent:** Emile Amedee                                      Abel Ramirez                                      Carlos Naumann

**Staff:** Kathy Charles, Acting Clerk of the Board  
Latisha Byrd, Board Recording Secretary  
Chris Angell, Asst. County Attorney

**Court Reporter:** Janice Aguirre, Miami-Dade County Court Reporters, Inc.

The regular meeting of the **UNSAFE STRUCTURES BOARD** was called to order at 1:20 P.M. on Wednesday, April 23<sup>rd</sup>, 2014, on the 2<sup>nd</sup> Floor, Conference Room I & J, of the Herbert Saffir Permitting & Inspection Center, Department of Regulatory & Economic Resources located at 11805 SW 26<sup>th</sup> Street, Miami, Florida, 33175.

Mr. James Cueva requested a motion to approve and accept the minutes of the March 19<sup>th</sup>, 2014, Unsafe Structures Board Meeting. Mr. Starkweather moved to accept the minutes of the board meeting. Mr. Sweeney seconded the motion.

**Motion passed unanimously.**  
*(For a verbatim version, please refer to the transcripts)*

Ms. Kathy Charles then announced the following Unincorporated Miami Dade County and City of Miami Beach cases that were **agreements with the Building Official/Inspector:**

**Unincorporated Miami Dade County:**  
DCF2011111535U                      10255 Coral Way, #1  
DCF2011111536U                      10255 Coral Way, #2  
DCF2012112431U                      14908 NE 6 Avenue, #1

**City of Miami Beach**  
BV13000973                                      304 Ocean Drive  
BV13001064                                      880 71<sup>st</sup> Street

Ms. Charles announced that the following City of Miami Beach case that was **No Contest/No Show for the Building Official** recommendation:

**City of Miami Beach**  
BV13000943                                      6084 Collins Avenue

Ms. Charles announced that the following Unincorporated Miami Dade County and City of Miami Beach cases that were **Deferred/Withdrawn by the Building Official:**

**Unincorporated Miami Dade County:**  
DCF2011111537U                      10255 Coral Way, #3  
DCF2011111539U                      10255 Coral Way, #5  
DC20140162938U                      22710 SW 123 Road

**City of Miami Beach**  
BV14000083                                      5111 Pinetree Drive

**Unsafe Structures Board**  
**April 23<sup>rd</sup>, 2014**

The cases and photographs were submitted to the Board for review and were called into the record by Ms. Charles.

After the Board reviewed each case file, Mr. Cueva requested a motion to consolidate the withdrawals, agreed and uncontested cases and uphold the decisions of the Building Official. Mr. Starkweather moved to accept the withdrawals, agreed and uncontested cases as called by Ms. Charles. Mr. Escandell seconded the motion.

**Motion passed unanimously.**

*(For a verbatim version, please refer to the transcripts)*

Mr. Cueva then informed those appellants who were able to come to an amicable agreement with the Building Official that the Board had ratified the agreements and they were free to leave.

Ms. Kathy Charles announced that there were no heard cases to be heard.

**Case Information**

**Unincorporated Miami Dade County:**

DCF2011111535U	10255 Coral Way, #1
DCF2011111536U	10255 Coral Way, #2

Mr. Christopher Angell, Assistant County Attorney, read into the record and informed the Board that the above-mentioned cases were brought before the Board because the addresses were incorrect at the previous hearing in February. He informed the Board that the correction had been made. Mr. Angell then informed the Board that the Property Owner met with the County and they signed an agreement for additional time to complete the necessary work. He further explained to the Board that no action needed to be taken by the Board other than ratification.

**City of Miami Beach:**

BV14000083	5111 Pinetree Drive
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Mr. Christopher Angell, Assistant County Attorney, read into the record on the above-mentioned case that it is in Circuit Court and the Board can not hear case until it is resolved. He then suggested to the Board that the case be deferred to July's hearing.

Mr. Mariano Fernandez, Building Official, informed the Board that the property had been under unsafe condition for quite some time and the property owner is still renting out the property. He also informed the Board that the property owner had appealed and requested for an extension of time. Mr. Fernandez further enlightened the Board that the City does not have access to the property.

Mr. Angell, Assistant County Attorney, explained to the City that the Board can not take any action on case until it is resolved in Circuit Court.

After some discussion, Mr. Gordon Loader moved to defer to the Unsafe Structures Board meeting of **July 16<sup>th</sup>, 2014**. Ms. Amy Riley seconded the motion.

**Motion passed unanimously.**

*(For a verbatim version, please refer to the transcripts).*

**Unsafe Structures Board**  
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**Unsafe Structures Board Chairperson and Vice Chairperson Elections**

The floor was opened for nominations in the position of Chairperson and Vice-Chairperson of the Unsafe Structures Board.

Mr. Benjamin Essien nominated **Mr. James Cueva** as **Chairperson** of the Unsafe Structures Board for the next year term. Mr. Cueva accepted the nomination. Mr. Starkweather moved to elect Mr. Cueva and Mr. Sweeney seconded the motion.

**Motion passed unanimously.**

*(For a verbatim version, please refer to the transcripts).*

Mr. Kevin Deeb nominated **Mr. James Starkweather** as **Vice-Chairperson** of the Unsafe Structures Board for the next year term. Mr. Starkweather accepted the nomination. Mr. Essien moved to elect Mr. Starkweather and Mr. Sweeney seconded the motion.

**Motion passed unanimously.**

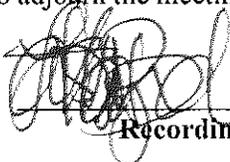
*(For a verbatim version, please refer to the transcripts).*

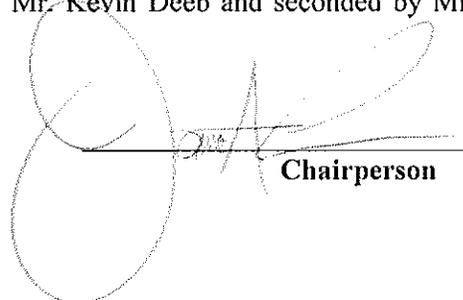
Mr. Sweeney then announced his resignation from the Unsafe Structures Board. He thanked the members for allowing him the opportunity to serve on the Unsafe Structures Board and wished them all the best.

Mr. Cueva then thanked Mr. Sweeney for his dedication and years of service to the Board.

There being no further business, a motion was made by Mr. Kevin Deeb and seconded by Mr. James Starkweather to adjourn the meeting at 2:30 P.M.

Prepared by:

  
\_\_\_\_\_  
Recording Secretary

  
\_\_\_\_\_  
Chairperson

Date:

5/13/2014