



**TOWN OF SURFSIDE
SPECIAL MASTER HEARING AGENDA**

Wednesday May 21, 2025, at 10:00 a.m.
Town of Surfside Commission Chambers
9293 Harding Avenue
Surfside, Florida 33154

1. Opening

A. Call to Order

Special Magistrate: Richard S. Gendler, Attorney & Counselor at Law

Staff Support: Carmen Santos-Alborna, Code Compliance Director
Emmanuel Santana, Code Compliance Officer
Kimberly Ruvin, Code Compliance Officer
Genesis Guevara, Deputy Town Clerk

B. Action Items: Eight (8) cases

Initial Adjudications:

Case Number: 241642

Named Violator: 8927 Harding Ave Holdings LLC
Property Address: 8927 Harding Ave.
Violation Summary: Temporary Structures w/o permits
Type: Initial Adjudication
Code Officer: Kimberly Ruvin

Case Number: 241766

Named Violator: 8927 Harding Ave Holdings LLC
Property Address: 8927 Harding Ave.
Violation Summary: Vacant lot not maintained as per code requirements.
Type: Initial Adjudication
Code Officer: Kimberly Ruvin

Case Number: 250221

Named Violator: 8927 Harding Ave Holdings LLC
Property Address: 8927 Harding Ave.
Violation Summary: Revoked Temporary Use permit
Type: Initial Adjudication
Code Officer: Emmanuel Santana

Case Number: 241735

Named Violator: KCS Realty LLC
Property Address: 9440 Abbott Ave.
Violation Summary: Work without a permit
Type: Initial Adjudication
Code Officer: Emmanuel Santana

Case Number: 241733

Named Violator: Timoni Marie Maeen West
Property Address: 8835 Byron Ave
Violation Summary: Work without a permit
Type: Initial Adjudication
Code Officer: Emmanuel Santana

Case Number: 250284

Named Violator: 8835 Emerson Surfside LLC
Property Address: 8835 Emerson Ave
Violation Summary: Vacant lot not maintained
Type: Initial Adjudication
Code Officer: Emmanuel Santana

Status Updates:

Case Number: 240243

Named Violator: Shlomy Diamont; Sara Lipskar; Abraham Diamont; & Helen Diamont
Property Address: 9124 Harding Ave.
Violation Summary: Property Maintenance
Type: Status Report
Code Officer: Emmanuel Santana

Mitigation Requests:

Case Number: 240765

Named Violator: TC Surfside 9450 LLC
Property Address: 9450 Bay Dr.
Violation Summary: Property Maintenance
Type: Mitigation Request
Code Officer: Emmanuel Santana

C. Adjournment

Non-English Speaking Alleged Violators: The code compliance division cannot guarantee the availability of a translator for the hearing scheduled of this notice. Nor can the division guarantee the accuracy of any translation should a translator be provided for you. Therefore, it is recommended that you make arrangements to bring your own translator to the hearing.

Americans with Disabilities Act of 1990: Persons needing special accommodation to participate in these proceedings should contact the Town Clerk no later than 4 calendar days prior to the proceedings at (305)861-4863.

THIS MEETING IS OPEN TO THE PUBLIC. IN ACCORDANCE WITH THE AMERICANS WITH DISABILITIES ACT OF 1990, ALL PERSONS WHO ARE DISABLED, AND IN NEED OF SPECIAL ACCOMMODATIONS TO PARTICIPATE IN THIS MEETING BECAUSE OF THAT DISABILITY, SHOULD CONTACT THE OFFICE OF THE TOWN CLERK AT 305-861-4863 EXT. 226 NO LATER THAN FOUR DAYS PRIOR TO SUCH PROCEEDING.

AGENDA ITEMS MAY BE VIEWED AT THE OFFICE OF THE TOWN CLERK, TOWN OF SURFSIDE TOWN HALL, 9293 HARDING AVENUE. ANYONE WISHING TO OBTAIN A COPY OF ANY AGENDA ITEM SHOULD CONTACT THE TOWN CLERK AT 305-861-4863. A COMPLETE AGENDA IS ALSO AVAILABLE ON THE TOWN WEBSITE AT www.townofsurfsidefl.gov

TWO OR MORE MEMBERS OF OTHER TOWN BOARDS MAY ATTEND THIS MEETING.

THESE MEETINGS MAY BE CONDUCTED BY MEANS OF OR IN CONJUNCTION WITH COMMUNICATIONS MEDIA TECHNOLOGY, SPECIFICALLY, A TELEPHONE CONFERENCE CALL. THE LOCATION 9293 HARDING AVENUE, SURFSIDE, FL 33154, WHICH IS OPEN TO THE PUBLIC, SHALL SERVE AS AN ACCESS POINT FOR SUCH COMMUNICATION.