



**CITY OF HALLANDALE BEACH, FLORIDA  
MEMORANDUM**

TO: Honorable Mayor and City Commission  
FROM: V. Lynn Whitfield, City Attorney *VLW*  
DATE: January 27, 2016  
SUBJECT: Status Report of Pending Litigation

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This report lists the pending litigation cases involving the City, with the exception of worker's compensation claims, which are handled by risk management; and criminal municipal information.

**Closed Cases since Last Status Report**

**1. Golden Horn Condominium Association, Inc. v. City of Hallandale Beach – (Appellate Division)**

This appeal stems from a violation of the Florida Fire Prevention Code. The violation occurred at the Golden Horn Condominium located at 437 Golden Isles Drive, Hallandale Beach. The source of the violation is the condominium's fire alarm panel. Specifically, work was conducted on the fire alarm panel without securing the proper City permits. On December 3, 2015, the Appeals court entered order denying Golden Horn's motion for written opinion. Case closed.

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CITY OF HALLANDALE  
CITY MANAGER

## State Court Cases

**1. Valeriy Bogatov as father and Representative of Alex Bogatov v. City of Hallandale Beach (Judge Carol Lisa Phillips)**

On June 29, 2012, Plaintiff filed its action alleging negligence on the part of the City as a result of his son Alex Bogatov allegedly having fallen from the play structure at South Beach Park. The City filed a Motion to Dismiss the complaint and a Motion for Protective order as to video depositions of the Mayor and Vice Mayor. On September 11, 2012, the Court denied the motion to dismiss without prejudice and granted the protective order. The City filed its answer and affirmative defenses. Discovery and depositions are in progress. The case has been taken off the trial docket as a result of the City's Motion to Dismiss being denied and the City filing an appeal in the Fourth District Court of Appeals. On January 5, 2016, the Appeals Court entered order submitting case to a conference by a panel of the court.

**2. Agostino Belloco and Rose Belloco v. City of Hallandale Beach (Judge Mily R. Powell)-DOI 3/11/2013**

On February 27, 2015, Plaintiff filed its action alleging that on March 11, 2013, Plaintiff sustained severe permanent injuries when he tripped and fell due to a dangerous condition involving an uneven, broken, depressed walking surface on the sidewalk located at 1301 N.E. 7<sup>th</sup> Street, in Hallandale Beach. Plaintiff alleged injuries his foot falling forward landing and injuring his right elbow, shoulder, chin breaking his bridge. Mr. Belloco had surgery on his right shoulder. Discovery ongoing.

**3. Lyubov Buratevich v. Condominium Assoc. of Plaza Towers South, Inc.; City of Hallandale Beach, FDOT; and Weekley Asphalt Paving, Inc. (Judge Carlos Rodriguez)-DOI 10/17/14)**

On November 12, 2015, Plaintiff filed its action alleging that on January 12, 2015, Plaintiff sustained severe permanent injuries when she tripped and fell due to a dangerous condition involving an uneven crack in the concrete pavement of the sidewalk located at A1A/Plaza Towers bus stop, which was negligently maintained and said hazardous condition. Discovery ongoing.

**4. Miguel Charun v. City of Hallandale Beach (Judge Marina Garcia-Wood) – DOI – 5/30/12**

On September 24, 2013, Plaintiff filed suit against the City alleging that on May 30, 2012, that City employee Kevin Herbert, negligently operated a City vehicle to cause a collision with Plaintiff's vehicle causing bodily injury and resulting pain and suffering,

disability, disfigurement, mental anguish, loss of capacity for the enjoyment of life, hospital expenses, and loss of earning. The City filed its answer and affirmative defenses to the complaint. The Plaintiff was scheduled for IME on October 13, 2015. Discovery and depositions are in progress.

**5. Carlos Cortes v. City of Hallandale Beach, Carlos Gonzalez, and Transcorr, LLC (Judge Gordo) – DOI – September 9, 2014**

On June 17, 2015, Plaintiff filed suit against the City alleging that he alleges to have sustained personal injuries in two (2) unrelated motor vehicle accidents on two (2) separate and distinct dates. The complaint is a separate and distinct claim against the City and stems from alleged personal injuries sustained by the Plaintiff on September 9, 2014, from an alleged motor vehicle accident involving a City owned vehicle being driven by Police Officer Christian Casanova on State Road 826 on ramp from NW 138 Street in Hialeah, Miami-Dade County. The City filed a Motion to sever and dismiss Plaintiff's complaint, and the hearing is scheduled to be heard on October 7, 2015. Plaintiff's deposition was taken on January 7, 2016. Discovery and depositions continue.

**6. Jossica Devis v. City of Hallandale Beach – (Judge Dale Ross)**

On April 24, 2012, Plaintiff filed suit against the City alleging that on February 2, 2011, at the intersection of NW 2<sup>nd</sup> Avenue and NW 2<sup>nd</sup> Street, Officer Frederick Allen Sanks carelessly and negligently operated a City vehicle so to cause a collision with the Plaintiff's vehicle causing serious and permanent bodily injuries and resulting pain and suffering disability and disfigurement, mental anguish, hospital expenses, and loss of the ability to earn money. The City filed its answer and affirmative defenses to the complaint. On December 28, 2015, mediation was scheduled and the parties agreed to settle the matter for \$40,000.00. On January 25, 2016, the City Commission approved settlement of this case. Case over.

**7. Angela Herrera v. Transfield Services Infrastructure, Inc., VMS Maintenance Systems, Inc., FDOT, VMS, Inc., f/k/a Maintenance Systems, Inc., and City of Hallandale Beach (Judge William Hauray) DOI 12/24/09**

On August 18, 2014, the City was served with Plaintiff's complaint alleging that on December 24, 2009, sustained severe permanent injuries when she tripped and fell due to a dangerous condition involving an uneven, broken, depressed walking surface on the sidewalk of located on State Road A1A of South Ocean Drive, in Hallandale Beach. The City filed its Motion to Dismiss Plaintiff's complaint. Employees Michael Jordan and Charles Clarke's deposition was scheduled for September 24, 2015. Discovery and depositions continue.

**8. Josue Hernandez v. City of Hallandale Beach, Lynn Whitfield, and Edward Dion (Judge Thomas Lynch)**

On December 21, 2015, the City was served with Plaintiff's complaint seeking damages for negligence arising from the final judgment entered against Officer Hernandez in the 1983 lawsuit filed against him. On January 15, 2016, the City and Attorney Whitfield filed Motion's to Dismiss complaint.

**9. Marie Horvath and Levente Horvath v. City of Hallandale Beach (Judge John Luzzo) DOI-10/30/2013**

On April 15, 2015, Police Officer Jaime Cerna was served with Plaintiff's complaint for injuries sustained in an automobile accident in Officer Cerna individual capacity, however, Officer Cerna was dismissed from the complaint. Plaintiff amended its complaint on April 15, 2015 alleging negligence on the part of the City as a result of a car accident involving Officer Jaime Cerna. Plaintiff's alleged injuries includes bodily injury and resulting pain and suffering, disability, disfigurement, mental anguish, loss of ability to earn money, loss of capacity for the enjoyment of life, and medical expenses. Discovery and depositions continue.

**10. Madelyne Lazarus v. City of Hallandale Beach, American Traffic Solutions, LLC, and ATS American Traffic Solutions, Inc. (Judge Cynthia Imperato) DOI – 12/6/09**

On August 10, 2010, the City was served with Plaintiffs uncertified class action complaint for damages, declaratory, and injunctive relief against the City of Hallandale Beach and American Traffic Solutions (ATS). Plaintiff's complaint arises out of the City's Ordinance base red light program. The complaint alleges that the City's program is an invalid exercise of municipal power and that the City is otherwise preempted by the State legislature in this area of law. Although, the City Commission approved Plaintiff's settlement offer of up to thirty (30%) percent of the funds received from ordinance base program. The Florida Supreme Court has recently stricken the ordinance in Aventura and Orlando as unconstitutional. Counsel for the City of Aventura has requested a rehearing for clarification. It is unclear whether or not everyone who received a red light ticket is required to be refunded or just those that contested the ticket and were required to pay. We are waiting for the court's decision.

**11. Phillip Mcenany, et al v. Ronald Beukers – (Judge Milly Rodriguez-Powell) DOI – 7/7/11**

On October 6, 2011, Officer Beukers was served with Plaintiff's complaint for negligence. Plaintiff alleges Sgt. Beukers negligently struck Plaintiff causing personal injuries. At the time of the accident, Sgt. Beukers was driving a city owned take home vehicle. Sgt. Beukers is represented by counsel provided by his rider insurance carrier.

On April 10, 2012, the City was served with Plaintiff's amended complaint. The City has filed its answer and affirmative defenses, a Motion to strike Count II of Plaintiffs' amended Complaint, and Motion to Dismiss Count IV of Plaintiffs' amended complaint. The City's Motion to Dismiss Count IV of the amended complaint was granted on July 23, 2012. On November 25, 2013, Plaintiff filed a motion for leave to amend to file a 3<sup>rd</sup> amended complaint, which the City opposed. On December 17, 2013, the Court granted the Plaintiff's motion to file a 3<sup>rd</sup> amended complaint. The City has filed its answer and affirmative defenses. Discovery and depositions continue. On May 4, 2015, Plaintiff's counsel filed a Motion to Withdraw as counsel, and the Court granted the Motion. The Plaintiff has retained new counsel. The City filed an appeal of the lower Courts non final order denying the City's Motion to Dismiss. Pending the Fourth District Court of Appeal. On August 21, 2015, the Plaintiff filed a Petition for Writ of Prohibition with the Supreme Court of Florida.

**12. Debra Molina v. City of Hallandale Beach – (Judge Michael Gates) DOI – 1/28/2013**

On March 16, 2015, Plaintiff filed its action against the City alleging the she sustained injuries to her foot, and causing swelling and bruising to her right hand when she fell through a hollow portion of land that gave way causing her to fall in a hole. The City was installing a water main in the location of NE 1<sup>st</sup> Street & NE 8<sup>th</sup> Avenue at the time. Employee Michael Jordon deposition was taken by Plaintiff on July 30, 2015. Discovery and deposition continue.

**13. Christina Sam Niego, as Personal Representative of the Estate of Eduardo Prieto, Deceased v. Wal-Mart Stores, Inc., Broward Sheriff's Office, Hallandale Beach Police Department, and Broward County (Judge John Bowman) – DOI 9/6/2012**

On November 17, 2014, Plaintiff filed its action against the Hallandale Police Department alleging the wrongful death due to negligence due to the subsequent actions on September 6, 2012, which cause the death of Eduardo Prieto, Jr. The City filed a limited appearance to respond to Plaintiff's complaint, by filing a Motion to Dismiss stating that the Hallandale Police Department is not its own entity. On November 20, 2014, Plaintiff filed its Notice of Voluntary Dismissal without Prejudice as against the Hallandale Beach Police Department. On November 25, 2014, the Plaintiff filed a Motion for Leave to file Second Amended Complaint by adding the City of Hallandale Beach. On January 12, 2015, Plaintiff filed a Motion for Leave to file Third Amended Complaint, and the hearing was held on June 4, 2015, and the Court granted the Motion. Broward Sheriff's office filed its Motion to Dismiss Plaintiff third amended complaint, and the hearing is scheduled for October 13, 2015. The City's answer is due October 1, 2015. Discovery and depositions continue.

**14. Gabriel Tamarez v. City of Hallandale Beach and the School Board of Broward County (Judge Marina Garcia-Wood)**

On September 26, 2012, Plaintiff filed its action against the City and the Broward County School Board alleging negligence as a result of personal injuries sustained during a football practice at Peter Bluestein Park. It is alleged that Plaintiff ran into bleachers that were in the middle of the field. On September 25, 2012, the City filed an answer and affirmative defense denying negligence. Plaintiff has since been deposed. Discovery and depositions continue.

**15. Robert Tartaglia v. City of Hallandale Beach – (Judge Marina Garcia-Wood) – DOI 5/23/11**

On July 25, 2014, the City was served with the complaint alleging that on May 23, 2011, that the Police Department K-9 Tobar assaulted and battered the Plaintiff causing bodily injury and resulting pain and suffering, disability, disfigurement, mental anguish. The Plaintiff and his girlfriend got into a physical altercation, the girlfriend demanded that Plaintiff leave her residence, but he refused. Plaintiff's girlfriend called the police for assistance, and when police arrived, the Plaintiff was asleep on the couch. The Plaintiff was given verbal warnings to get up and leave his girlfriend's residence, but did not comply, and the Police K-9, Tobar was released. The City filed its Motion to Dismiss Plaintiff complaint. The Plaintiff filed a Notice of Voluntary Dismissal as to the count against the Police Officer. The Plaintiff never filed an amended complaint as to the City.

**16. Roger Skipper, et al v. City of Hallandale Beach – (Judge Michael Gates)**

One August 17, 2015, Plaintiff filed its suit against the City alleging conversion and civil theft. The City will be filing its response accordingly. The City intends to vigorously defend this action. The City filed a Motion to Dismiss Plaintiff's complaint. On September 16, 2015, Plaintiff filed an amended complaint, adding Keven Klopp, Cathie Schanz, and Daniel Rosemond. The City filed a Motion to Dismiss Plaintiff's amended complaint. On December 22, 2015, Plaintiff withdraw as counsel. Mr. Skipper has until January 21, 2016, to hire a new attorney.

**Appellate Cases**

**17. TS&B, III, LLC v. City of Hallandale Beach (Appellate Division)**

On December 17, 2014, Petitioner filed a Petition for Writ of Certiorari, by challenging the City's approval of the Regional Agency Center (RAC), and the notice to the Petitioner. The Writ of Cert appeal is filed in an abundance of caution to avoid a potential jurisdictional trap.

**18. TS&B, III, LLC v. City of Hallandale Beach (Appellate Division)**

On December 17, 2014, Petitioner filed Complaint for Declaratory Judgment and Injunctive Relief alleging that the three (3) ordinance passed on November 5, 2014 are inconsistent with the City's Comprehensive Plan, and seeks to enjoin the change in zoning as it applies to the Petitioner's subject property.

**19. Eastwood Mobile Home Park, Inc. v. City of Hallandale Beach (Appellate Division)**

On December 5, 2014, Petitioner filed its Motion to Stay Proceedings Pending Resolution of Local Administrative and Statutory Dispute Resolution Process, petitioning the Court to issue a writ of certiorari directed at the City Commissioners of Hallandale Beach, quashing Ordinance Numbers 2014-31, 2014-31, and 2014-32, all adopted on November 5, 2014. The case is settled.

**Mortgage Foreclosures<sup>1</sup>**

The following are foreclosure cases in which the City has been named as a defendant as a result of code enforcement liens or liens associated with affordable housing loans. In all cases the City has asked the Court to award any surplus funds to satisfy the City's lien.

**20. La Salle v. Marcia Carvalho – (Judge Sandra Perlman) Property Address 641 S.W. 3 Street, Hallandale Beach, Florida 33009**

**21. U.S. Bank v. Hector Vidaurre – (Judge Sandra Perlman) Property Address 724 Moffet Street, Hallandale Beach, Florida 33009**

**22. Aurora Loan v. Sampson Ward, (Judge Sandra Perlman) Property Address 646 N.W. 4<sup>th</sup> Court, Hallandale Beach, Florida 33009**

**23. U.S. Bank v. Nasai Enterprises, (Judge Sandra Perlman) Property Address 114 N.W. 9<sup>th</sup> Street, Hallandale Beach, Florida 33009**

**24. JP Morgan Chase Bank v. Clifton Hart – (Judge Sandra Perlman) Property Address 825 S.W. 10<sup>th</sup> Street, Hallandale Beach, Florida 33009**

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<sup>1</sup> Chapter 162 of the Florida Statutes code enforcement liens attach to all of a Respondent's property throughout the State.

25. **Deutsche Bank National Trust Company v. Emmanuel Duperme, et al – (Judge Sandra Perlman) Property Address 638 N.W. 4<sup>th</sup> Court, Hallandale Beach, Florida 33009**
26. **Bank of America v. Marcio M. De Souza – (Judge Sandra Perlman) Property Address 1301 Northeast 7 Street, Unit 311 Hallandale Beach, Florida 33009**
27. **Bac Home Loans v. Janice Kasper – (Judge Sandra Perlman) Property Address 213 S.W. 2<sup>nd</sup> Street, Hallandale Beach, Florida 33009**
28. **Bac Home Loans v. Gloria Gamboa – (Judge Sandra Perlman) Property Address 620 N.W. 8<sup>th</sup> Avenue, Hallandale Beach, Florida 33009**
29. **American Home Mortgage v. Marcos Gabriel – (Judge Sandra Perlman) Property Address 12178 St Andrew Place, 109, Miramar, Florida**
30. **LaSalle Bank v. Maria Rodriguez – (Judge Sandra Perlman) Property Address 9723 NW 37<sup>th</sup> Street, Sunrise, Florida**
31. **Bank Atlantic v. Daniel Oberti – (Judge Sandra Perlman) Property Address 112 Holiday Drive, Hallandale Beach, Florida 33009**
32. **CitiMortgage, Inc. v. Jesse Cuerto – (Judge Sandra Perlman) Property Address 1024 NE 4<sup>th</sup> Court, Hallandale Beach, Florida 33009**
33. **Deutsche Bank v. Orestes Cardoso et al. – (Judge Sandra Perlman) Property Address 1250 Atlantic Shores Blvd., #120, Hallandale Beach, Florida 33009**
34. **Suntrust Mortgage v. Dana Morris – (Judge Sandra Perlman) Property Address 1029 NW 8<sup>th</sup> Street, Hallandale Beach, Florida 33009**
35. **Wells Fargo Bank v. Yosef Kalfa – (Judge Sandra Perlman) Property Address 180 NE 12<sup>th</sup> Avenue, #15A, Hallandale Beach, Florida 33009**

36. **Deutsche Bank v. Gerald Dean – (Judge Sandra Perlman) Property Address 726 NW 1<sup>st</sup> Court, Hallandale Beach, Florida 33009**
37. **Wells Fargo Bank v. Jose Ortiz – (Judge Sandra Perlman) Property Address 906 NE 4<sup>th</sup> Court, Hallandale Beach, Florida 33009**
38. **Bank of America v. Oscar Sanchez – (Judge Sandra Perlman) Property Address 1800 S. Ocean Drive, #4207, Hallandale Beach, Florida 33009**
39. **Duetsche Bank v. Yoli Contreras, - (Judge Sandra Perlman) Property Address 22 S.W. 7<sup>th</sup> Street, Hallandale Beach, Florida 33009**
40. **Wells Fargo Bank v. Vasile Jelescu – (Judge Sandra Perlman) Property Address 1000 N.E. 7<sup>th</sup> Street, Hallandale Beach, Florida 33009**
41. **Saxon Mortgage Services v. Peter Gordon – (Judge Sandra Perlman) Property Address 204 S.E. 3<sup>rd</sup> Street, Hallandale Beach, Florida 33009**
42. **CitiMortgage v. German Arbelaez – (Judge Sandra Perlman) Property Address 110 SE 2<sup>nd</sup> Street, Hallandale Beach, Florida 33009**
43. **Bac Home Loans v. Irene Jurberg – (Judge Sandra Perlman) Property Address 1008 NE 3<sup>rd</sup> Street, Hallandale Beach, Florida 33009**
44. **CitiMortgage Inc. v. Freddy Leroy – (Judge Sandra Perlman) Property Address 709 SW 6<sup>th</sup> Terrace, Hallandale Beach, Florida 33009**
45. **CitiMortgage Inc. v. Kevin McNair – (Judge Sandra Perlman) Property Address 22-24 SW 10<sup>th</sup> Street, Hallandale Beach, Florida 33009**
46. **U.S. Bank v. Fredesvinda Diaz, et al – (Judge Sandra Perlman) Property Address 27 SW 7<sup>th</sup> Street, Hallandale Beach, Florida 33009**
47. **HSBC Mortgage v. Lenidalva DeSilva – (Judge Sandra Perlman) Property Address 1000 NE 12<sup>th</sup> Avenue, #304, Hallandale Beach, Florida 33009**

48. **New York Community Bank v. Juan Santurian, et al. - (Judge Sandra Perlman)  
Property Address 1945 S. Ocean Drive, #1506, Hallandale Beach, Florida 33009**
49. **Bayview Loan Servicing, LLC v. Nelly Heffez, et al. – (Judge Sandra Perlman)  
Property Address 620 NE 4<sup>th</sup> Court, Hallandale Beach, Florida 33009**
50. **Federal National Mortgage Association v. Gabriel Lung, et al. – (Judge Sandra Perlman)  
Property Address 219 – 221 NE 11<sup>th</sup> Avenue, Hallandale Beach, Florida 33009**
51. **US Bank v. Denyse Badall, et al. – (Judge Sandra Perlman) Property Address 110  
SE 2<sup>nd</sup> Street, #105, Hallandale Beach, Florida 33009**
52. **Bayview Loan Servicing, LLC v. Besanell, Inc., et al – (Judge Sandra Perlman)  
Property Address 620 NE 4<sup>th</sup> Court, Hallandale Beach, Florida 33009 (Receiver  
appointed by the Court)**
53. **Deutsche Bank v. Gary Banks, et al. – (Judge Sandra Perlman) Property Address  
132 NW 6<sup>th</sup> Avenue, Hallandale Beach, Florida 33009**
54. **Federal National Mortgage v. Jessica Llorens, et al. – (Judge Sandra Perlman)  
Property Address 701 SW 1<sup>st</sup> Street, Hallandale Beach, Florida 33009**
55. **Branch Banking v. Moises Shames, et al. – (Judge Sandra Perlman) Property  
Address 800 SW 10<sup>th</sup> Avenue, Hallandale Beach, Florida 33009**
56. **Wells Fargo Bank v. Jaimie Paul, et al – (Judge Sandra Perlman) Property Address  
940 SW 9<sup>th</sup> Street, Hallandale Beach, Florida 33009**
57. **Wells Fargo Bank v. Enrique Betancourt, et al – (Judge Sandra Perlman) Property  
Address 401 SW 4<sup>th</sup> Avenue, Hallandale Beach, Florida 33009**
58. **Bank of America v. Cesar Yataco, et al – (Judge Sandra Perlman) Property Address  
501 NE 14<sup>th</sup> Avenue, #702, Hallandale Beach, Florida 33009**

59. **Frederick Burton v. Angel Cachinero, et al – (Judge Sandra Perlman) Property Address 836 & 840 NW 10<sup>th</sup> Street, Hallandale Beach, Florida 33009**
60. **Bank of America v. Cenker Ozkurt, et al – (Judge Sandra Perlman) Property Address 812 NE 6<sup>th</sup> Street, Hallandale Beach, Florida 33009**
61. **Fannie Mae v. Osmond Knight, et al – (Judge Sandra Perlman) Property Address 324 NW 3<sup>rd</sup> Street, Hallandale Beach, Florida 33009**
62. **Bac Home Loan v. Christine Dittrich, et al – (Judge Sandra Perlman) Property Address 110 SE 2<sup>nd</sup> Street, #205, Hallandale Beach, Florida 33009**
63. **Bayview Loan Servicing v. Besanell, Inc., et al – (Judge Sandra Perlman) Property Address 620 NE 4<sup>th</sup> Court, Hallandale Beach, Florida 33009**
64. **Wells Fargo Bank v. Noemi Aquiriano, et al – (Judge Sandra Perlman) Property Address 213 SE 4<sup>th</sup> Street, Hallandale Beach, Florida 33009**
65. **Aventin Capital Fund v. Vivien McDonald, et al – (Judge Sandra Perlman) Property Address 744 NW 6<sup>th</sup> Street, Hallandale Beach, Florida 33009**
66. **JJLR Mortgage Acquisitions v. Rodney Robinson, et al – (Judge Sandra Perlman) Property Address 700 NW 1<sup>st</sup> Court, Hallandale Beach, Florida 33009**
67. **Green Tree Services, LLC v. Eduardo Gonzalez, et al – (Judge Sandra Perlman) Property Address 13500 SW 17<sup>th</sup> Court, Miramar, Florida 33027**
68. **Wells Fargo v. Allen Caplan, et al – (Judge Sandra Perlman) Property Address 1980 S. Ocean Drive, 15E, Hallandale Beach, Florida 33009**
69. **Flagstar Bank v. Loretta Lewis, et al – (Judge Sandra Perlman) Property Address 705 NW 10<sup>th</sup> Court, Hallandale Beach, Florida 33009**
70. **OneWest Bank v. Oscar Sanchez, et al – (Judge Cynthia Imperato) Property Address 500 SW 11<sup>th</sup> Avenue, Hallandale Beach, Florida 33009**

71. **Rose Acceptance, Inc. v. Amer Abdelquader, et al – (Judge Cynthia Imperato) Property Address 700 SW 6<sup>th</sup> Street, Hallandale Beach, Florida 33009**
72. **JP Morgan Chase Bank v. Reginald Legros, et al – (Judge Cynthia Imperato) Property Address 707 NW 10<sup>th</sup> Court, Hallandale Beach, Florida 33009**
73. **Diplomat Golf & Racquet Club v. Anne-Katrin Spiess, et al – (Judge Cynthia Imperato) Property Address 26 Diplomat Parkway, #2266, Hallandale Beach, Florida 33009**
74. **Wells Fargo v. Eduardo Gonzalez, et al – (Judge Cynthia Imperato) Property Address 722 SW 8<sup>th</sup> Street, Hallandale Beach, Florida 33009**
75. **Deutsche Bank National Trust v. Charles Conley, et al – (Judge Cynthia Imperato) Property Address 228 S.W. 3<sup>rd</sup> Avenue, Hallandale Beach, Florida 33009**
76. **Deutsche Bank v. Cesar Encarnacion, et al – (Judge Cynthia Imperato) Property Address 1073 SW 3<sup>rd</sup> Street, Hallandale Beach, Florida 33009**
77. **One West Bank v. Linda Cox, et al – (Judge Cynthia Imperato) Property Address 23 N.W. 10<sup>th</sup> Street, Hallandale Beach, Florida 33009**
78. **Wells Fargo Bank v. Meghan Tallon, et al – (Judge Cynthia Imperato) Property Address 111 NW 2<sup>nd</sup> Avenue, #3, Hallandale Beach, Florida 33009**
79. **Bank of America v. Noel Torres, et al – (Judge Cynthia Imperato) Property Address 627 Southwest 9<sup>th</sup> Street, Hallandale Beach, Florida 33009**
80. **B & Z Asset Management Corp. v. Jean Victor, et al – (Judge Cynthia Imperato) Property Address 520 NW 2<sup>nd</sup> Avenue, Hallandale Beach, Florida 33009**
81. **GMAC Mortgage, LLC v. Gloria Gamboa, et al – (Judge Cynthia Imperato) Property Address 1118 NE 8<sup>th</sup> Street, Hallandale Beach, Florida 33009**
82. **Resurgent Capital Services v. Estate of Concetta T. Wolter, et al – (Judge Cynthia Imperato) Property Address 601 SW 6<sup>th</sup> Avenue, Hallandale Beach, Florida 33009**
83. **US Bank v. Patricia Bingue, et al – (Judge Cynthia Imperato) Property Address 26 Diplomat Parkway, #2338, Hallandale Beach, Florida 33009**

84. **Wells Fargo Bank v. Carole R. Trepanier, et al – (Judge Cynthia Imperato) Property Address 732 SW 9<sup>th</sup> Street, Hallandale Beach, Florida 33009**
85. **JP Morgan Chase Bank v. Valerie R. Galsky, et al – (Judge Cynthia Imperato) Property Address 313 Holiday Drive, Hallandale Beach, Florida 33009**
86. **Beneficial Florida, Inc. v. Delcie R. King, et al – (Judge Cynthia Imperato) Property Address 700 N.W. 9<sup>th</sup> Court, Hallandale Beach, Florida 33009**
87. **Wells Fargo v. William Adderly, et al – (Judge Cynthia Imperato) Property Address 303 NW 7<sup>th</sup> Court, Hallandale Beach, Florida 33009**
88. **Northern Trust Company v. Cindy Berkley, et al – (Judge Cynthia Imperator) Property Address 611 SW 10<sup>th</sup> Street, Hallandale Beach, Florida 33009**
89. **US Bank v. Estate of Virginia Valdes, et al – (Judge Cynthia Imperator) Property Address 409 NW 7<sup>th</sup> Court, Hallandale Beach, Florida 33009**
90. **Reverse Mortgage v. Mark D. E. McGrath, et al – (Judge Lynn Rosenthal) Property Address 1115 NE 10<sup>th</sup> Street, Hallandale Beach, Florida 33009**
91. **MRH SUB I, LLC v. Yolanda Mendoza, et al – (Judge Lynn Rosenthal) Property Address 137 Golden Isles Drive, #1205, Hallandale Beach, Florida 33009**
92. **110 Key LLC v. Estate of Virginia Valdes, et al – (Judge Lynn Rosenthal) Property Address 407 NW 7<sup>th</sup> Court, Hallandale Beach, Florida 33009**
93. **Deutsche Bank v. Deborah Clay, et al – (Senior Judge) Property Address 211 NW 7<sup>th</sup> Court, Hallandale Beach, Florida 33009**
94. **Federal National Mortgage v. Daniel Donahue, et al – (Senior Judge) Property Address**

cc: Daniel Rosemond, City Manager  
Andre Mckenney, Deputy City Attorney  
James Buschman, Risk Manager