

DDA Code Enforcement Report September 2025

Address	Property Owner	Violation	Category	Status
26333 SOUTHFIELD RD	DANOBAY PROPERTIES, LLC	REPAIR PARKING LOT WHERE MANHOLE HAS SUNK AND DAMAGED ASPHALT	Parking Lot Maintenance	Door Tagged, Letter Sent

302.3 Sidewalks and driveways

All sidewalks, walkways, stairs, driveways, parking spaces and similar areas shall be kept in a proper state of repair, and maintained free from hazardous conditions.

INSPECTOR COMMENTS: REPAIR PARKING LOT WHERE MANHOLE HAS SUNK AND DAMAGED ASPHALT

26601 SOUTHFIELD RD	SMJ BUILDING LLC	BUSINESS LICENSE REQUIRED	Operating Without Business License	Door Tagged, Letter Sent
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Sec. 18-29. - Unlicensed Businesses.

No person required to obtain and maintain a license under section 18-30 shall conduct business in this city unless the person is licensed, and no natural person or individual shall, by actions taken within this city, aid or abet another in the conduct of such unlicensed business.

INSPECTOR COMMENTS: BUSINESS LICENSE REQUIRED

28505 SOUTHFIELD RD	HELP CENTER INVESTMENTS, LLC	GRASS NOT TO EXCEED 7" IN HEIGHT ON ENTIRETY OF PROPERTY - PARKING AREAS INCLUDED	Tall Grass/ Weeds	Nuisance Cut By City Contractor
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302.4 Weeds

Premises and exterior property shall be maintained free from weeds or plant growth in excess of 7". Noxious weeds shall be prohibited. Weeds shall be defined as all grasses, annual plants and vegetation, other than trees or shrubs provided; however, this term shall not include cultivated flowers and gardens.

Upon failure of the owner or agent having charge of a property to cut and destroy weeds after service of a notice of violation, they shall be subject to prosecution in accordance with section 106.3 and as prescribed by the authority having jurisdiction. Upon failure to comply with the notice of violation, any duly authorized employee of the jurisdiction or contractor hired by the jurisdiction shall be authorized to enter upon the property in violation and cut and destroy the weeds growing thereon, and the costs of such removal shall be paid by the owner or agent responsible for the property.

INSPECTOR COMMENTS: GRASS NOT TO EXCEED 7" IN HEIGHT ON ENTIRETY OF PROPERTY - PARKING AREAS INCLUDED

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Address	Property Owner	Violation	Category	Status
26320 LATHRUP BLVD	COX, LUDOLPH	PERMIT REQUIRED FOR DUMPSTER	Dumpster/PODS on Property Without Permit	Letter Sent

7.2.7 GENERAL PROVISIONS

7. Portable storage containers. A portable storage container shall not be allowed in the front, rear or side yards of any property within the city for more than 48 consecutive hours without a permit issued by the city administrator.

INSPECTOR COMMENTS: PERMIT REQUIRED FOR DUMPSTER

27354 RACKHAM DR	HAMMELL, MARK D	TRAILER STORAGE NOT PERMITTED - REMOVE FROM PUBLIC VIEW	Trailer Storage Violation	
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4.1 OUTSIDE STORAGE AND PARKING REGULATIONS, VEHICLES, ETC.

5. The outside storage of garden trailers, snowmobiles, all-terrain vehicles, trailers for the aforementioned, or the like, unless they are stored in the rear or side yards and screened from the view of persons on public streets. The aforementioned shall not be stored closer than five feet to any building or within five feet of the rear or side yard property line, nor shall they be more than six feet in height above the surface upon which the aforementioned are parked or stored. All such storage shall be upon a parking surface of concrete, asphalt or brick pavers and the driveway access to the parking surface shall be of the same or similar material. A violation of this subsection shall be a civil infraction.

INSPECTOR COMMENTS: TRAILER STORAGE NOT PERMITTED - REMOVE FROM PUBLIC VIEW

18851 BUNGALOW DR	SHAW, JOHN N	RUBBISH AT CURB BEFORE COLLECTION DAY - REMOVE FROM PUBLIC VIEW	Debris	Complied
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Sec. 54-32. - (h) Preperation of solid waste materials.

(h) Placement at curb. All solid waste shall be stored inside a building or in an inconspicuous location on private property not exposed to public view until the collection date designated by the city for collection. After 4:00 p.m. of the day before collection, properly prepared solid waste may be placed at the curbside for pickup.

INSPECTOR COMMENTS: RUBBISH AT CURB BEFORE COLLECTION DAY - REMOVE FROM PUBLIC VIEW

18165 WILTSHIRE BLVD	BASSETT, SIMEON	DEBRIS PLACED IN STREET/RIGHT OF WAY - REMOVE	Debris	Door Tagged, Letter Sent
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Address	Property Owner	Violation	Category	Status
302.1 Sanitation All exterior property and premises shall be maintained in a clean, safe and sanitary condition. The occupant shall keep that part of the exterior property which such occupant occupies or controls in a clean and sanitary condition. INSPECTOR COMMENTS: DEBRIS PLACED IN STREET/RIGHT OF WAY - REMOVE 308.2 Disposal of rubbish. Every occupant of a structure shall dispose of all rubbish in a clean and sanitary manner by placing such rubbish in approved containers. INSPECTOR COMMENTS: DEBRIS PLACED IN STREET/RIGHT OF WAY - REMOVE Sec. 54-66. - Use of outside storage for unsightly or offensive materials. No person shall cause or permit the premises he owns or otherwise has under his occupancy or control or the adjoining right-of-way to be used for the outside storage (outside of an appropriate container or building) of garbage, sewage, filth, refuse, dead or cut tree branches, waste, including yard waste, trash, debris, litter, rubbish, including cans, bottles, wastepaper, cartons, boxes, crates, inoperable machinery, discarded building materials, discarded household goods, or any unsightly, offensive or obnoxious materials. All land areas found to be used for such purposes or to be strewn with such materials are declared to be public nuisances. INSPECTOR COMMENTS: DEBRIS PLACED IN STREET/RIGHT OF WAY - REMOVE				
27561 CALIFORNIA SE DR	WILLIAMS, SABRINA	DEBRIS IN RIGHT OF WAY - BATHTUB & TILE FLOORING - REMOVE FROM PUBLIC VIEW	Debris	Complied
302.1 Sanitation All exterior property and premises shall be maintained in a clean, safe and sanitary condition. The occupant shall keep that part of the exterior property which such occupant occupies or controls in a clean and sanitary condition. INSPECTOR COMMENTS: DEBRIS IN RIGHT OF WAY - BATHTUB & TILE FLOORING - REMOVE FROM PUBLIC VIEW 308.1 Accumulation of rubbish or garbage. Exterior property and premises, and the interior of every structure, shall be free from any accumulation of rubbish or garbage. INSPECTOR COMMENTS: DEBRIS IN RIGHT OF WAY - BATHTUB & TILE FLOORING - REMOVE FROM PUBLIC VIEW				
27619 CALIFORNIA SW DR	MITCHELL, THERESA	PERMIT REQUIRED FOR DUMPSTER	Dumpster/PODS on Property Without Permit	Door Tagged, Letter Sent

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Address	Property Owner	Violation	Category	Status
7.2.7 GENERAL PROVISIONS				
7. Portable storage containers. A portable storage container shall not be allowed in the front, rear or side yards of any property within the city for more than 48 consecutive hours without a permit issued by the city administrator.				

INSPECTOR COMMENTS: PERMIT REQUIRED FOR DUMPSTER

27440 CALIFORNIA SW DE	CHEN, DAFENG	GRASS/WEEDS NOT TO EXCEED 7" IN HEIGHT	Tall Grass/ Weeds	Complied
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302.4 Weeds

Premises and exterior property shall be maintained free from weeds or plant growth in excess of 7". Noxious weeds shall be prohibited. Weeds shall be defined as all grasses, annual plants and vegetation, other than trees or shrubs provided; however, this term shall not include cultivated flowers and gardens.

Upon failure of the owner or agent having charge of a property to cut and destroy weeds after service of a notice of violation, they shall be subject to prosecution in accordance with section 106.3 and as prescribed by the authority having jurisdiction. Upon failure to comply with the notice of violation, any duly authorized employee of the jurisdiction or contractor hired by the jurisdiction shall be authorized to enter upon the property in violation and cut and destroy the weeds growing thereon, and the costs of such removal shall be paid by the owner or agent responsible for the property.

INSPECTOR COMMENTS: GRASS/WEEDS NOT TO EXCEED 7" IN HEIGHT

18150 ROSELAND BLVD	ELIAS, MALIK	DEBRIS IN RIGHT OF WAY THAT WASTE PICKUP CONTRACTOR DOES NOT TAKE - REMOVE FROM PUBLIC VIEW	Debris	Complied
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302.1 Sanitation

All exterior property and premises shall be maintained in a clean, safe and sanitary condition. The occupant shall keep that part of the exterior property which such occupant occupies or controls in a clean and sanitary condition.

INSPECTOR COMMENTS: DEBRIS IN RIGHT OF WAY THAT WASTE PICKUP CONTRACTOR DOES NOT TAKE - REMOVE FROM PUBLIC VIEW

308.1 Accumulation of rubbish or garbage.

Exterior property and premises, and the interior of every structure, shall be free from any accumulation of rubbish or garbage.

INSPECTOR COMMENTS: DEBRIS IN RIGHT OF WAY THAT WASTE PICKUP CONTRACTOR DOES NOT TAKE - REMOVE FROM PUBLIC VIEW

18400 MIDDLESEX AVE	NAHMOUD, ITZICK	ALL GRASS/WEEDS ON PROPERTY MUST NOT EXCEED 7" IN HEIGHT - DITCHES EXCEED 7"	Tall Grass/ Weeds	Complied
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Address	Property Owner	Violation	Category	Status
302.4 Weeds Premises and exterior property shall be maintained free from weeds or plant growth in excess of 7". Noxious weeds shall be prohibited. Weeds shall be defined as all grasses, annual plants and vegetation, other than trees or shrubs provided; however, this term shall not include cultivated flowers and gardens. Upon failure of the owner or agent having charge of a property to cut and destroy weeds after service of a notice of violation, they shall be subject to prosecution in accordance with section 106.3 and as prescribed by the authority having jurisdiction. Upon failure to comply with the notice of violation, any duly authorized employee of the jurisdiction or contractor hired by the jurisdiction shall be authorized to enter upon the property in violation and cut and destroy the weeds growing thereon, and the costs of such removal shall be paid by the owner or agent responsible for the property. INSPECTOR COMMENTS: ALL GRASS/WEEDS ON PROPERTY MUST NOT EXCEED 7" IN HEIGHT - DITCHES EXCEED 7"				
26727 SOUTHFIELD RD	ADVANCED COMMUNICATION	BANNER SIGNS NOT PERMITTED - REMOVE IMMEDIATELY	Sign Violation	Complied
Sec. 52-28. - Prohibited signs. The following signs are prohibited: (1)Add-on signs (2)Animated signs (3)Beacon lights (4)Banners (except street banners advertising community/special events) (5)Feather and flutter signs (6)Festoons (7)Inflatable signs (8)Mirrors or mirrored signs (9)Moving signs (10)Obsolete signs (11)Pennants (12)Pole signs (13)Roof signs (14)Snipe signs INSPECTOR COMMENTS: BANNER SIGNS NOT PERMITTED - REMOVE IMMEDIATELY				
28200 SOUTHFIELD RD	SKYWAY HOLDINGS, LLC	LINE STRIPING FOR PARKING SPACES AT FRONT, REAR, AND/OR SIDE PARKING AREAS TO BE MAINTAINED AND CLEARLY VISIBLE BY 5/1/2026	Parking Lot Maintenance	Letter Sent
5.13.9 B OFF-STREET PARKING B. All parking spaces shall be clearly striped to facilitate movement and to help maintain an orderly parking arrangement. INSPECTOR COMMENTS: LINE STRIPING FOR PARKING SPACES AT FRONT, REAR, AND/OR SIDE PARKING AREAS TO BE MAINTAINED AND CLEARLY VISIBLE BY 5/1/2026				
28801 SOUTHFIELD RD	JDV INVESTMENTS LLC	LINE STRIPING FOR PARKING SPACES AT FRONT, REAR, AND/OR SIDE PARKING AREAS TO BE MAINTAINED AND CLEARLY VISIBLE BY 5/1/2026	Parking Lot Maintenance	Complied

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Address	Property Owner	Violation	Category	Status
5.13.9 B OFF-STREET PARKING B. All parking spaces shall be clearly striped to facilitate movement and to help maintain an orderly parking arrangement. INSPECTOR COMMENTS: LINE STRIPING FOR PARKING SPACES AT FRONT, REAR, AND/OR SIDE PARKING AREAS TO BE MAINTAINED AND CLEARLY VISIBLE BY 5/1/2026				
28551 SOUTHFIELD RD 201	SKYWAY HOLDINGS, LLC 28551	LINE STRIPING FOR PARKING SPACES AT FRONT, REAR, AND/OR SIDE PARKING AREAS TO BE MAINTAINED AND CLEARLY VISIBLE BY 5/1/2026	Parking Lot Maintenance	Letter Sent
5.13.9 B OFF-STREET PARKING B. All parking spaces shall be clearly striped to facilitate movement and to help maintain an orderly parking arrangement. INSPECTOR COMMENTS: LINE STRIPING FOR PARKING SPACES AT FRONT, REAR, AND/OR SIDE PARKING AREAS TO BE MAINTAINED AND CLEARLY VISIBLE BY 5/1/2026				
28505 SOUTHFIELD RD	HELP CENTER INVESTMENTS, LLC	LINE STRIPING FOR PARKING SPACES AT FRONT, REAR, AND/OR SIDE PARKING AREAS TO BE MAINTAINED AND CLEARLY VISIBLE BY 5/1/2026	Parking Lot Maintenance	Letter Sent
5.13.9 B OFF-STREET PARKING B. All parking spaces shall be clearly striped to facilitate movement and to help maintain an orderly parking arrangement. INSPECTOR COMMENTS: LINE STRIPING FOR PARKING SPACES AT FRONT, REAR, AND/OR SIDE PARKING AREAS TO BE MAINTAINED AND CLEARLY VISIBLE BY 5/1/2026				
28455 SOUTHFIELD RD	28455 SOUTHFIELD ROAD LLC	LINE STRIPING FOR PARKING SPACES AT FRONT, REAR, AND/OR SIDE PARKING AREAS TO BE MAINTAINED AND CLEARLY VISIBLE BY 5/1/2026	Parking Lot Maintenance	Letter Sent
5.13.9 B OFF-STREET PARKING B. All parking spaces shall be clearly striped to facilitate movement and to help maintain an orderly parking arrangement. INSPECTOR COMMENTS: LINE STRIPING FOR PARKING SPACES AT FRONT, REAR, AND/OR SIDE PARKING AREAS TO BE MAINTAINED AND CLEARLY VISIBLE BY 5/1/2026				

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Address	Property Owner	Violation	Category	Status
28235 SOUTHFIELD RD	FNDTN OF MICH ASSN OF PHYSICIANS OF	LINE STRIPING FOR PARKING SPACES AT FRONT, REAR, AND/OR SIDE PARKING AREAS TO BE MAINTAINED AND CLEARLY VISIBLE BY 5/1/2026	Parking Lot Maintenance	Letter Sent
5.13.9 B OFF-STREET PARKING B. All parking spaces shall be clearly striped to facilitate movement and to help maintain an orderly parking arrangement. INSPECTOR COMMENTS: LINE STRIPING FOR PARKING SPACES AT FRONT, REAR, AND/OR SIDE PARKING AREAS TO BE MAINTAINED AND CLEARLY VISIBLE BY 5/1/2026				
28035 SOUTHFIELD RD	OLEKSY INVESTMENTS, LLC	LINE STRIPING FOR PARKING SPACES AT FRONT, REAR, AND/OR SIDE PARKING AREAS TO BE MAINTAINED AND CLEARLY VISIBLE BY 5/1/2026	Parking Lot Maintenance	Letter Sent
5.13.9 B OFF-STREET PARKING B. All parking spaces shall be clearly striped to facilitate movement and to help maintain an orderly parking arrangement. INSPECTOR COMMENTS: LINE STRIPING FOR PARKING SPACES AT FRONT, REAR, AND/OR SIDE PARKING AREAS TO BE MAINTAINED AND CLEARLY VISIBLE BY 5/1/2026				
28021 SOUTHFIELD RD	HOME CARE SERVICES PERSONALIZE LLC	LINE STRIPING FOR PARKING SPACES AT FRONT, REAR, AND/OR SIDE PARKING AREAS TO BE MAINTAINED AND CLEARLY VISIBLE BY 5/1/2026	Parking Lot Maintenance	Letter Sent
5.13.9 B OFF-STREET PARKING B. All parking spaces shall be clearly striped to facilitate movement and to help maintain an orderly parking arrangement. INSPECTOR COMMENTS: LINE STRIPING FOR PARKING SPACES AT FRONT, REAR, AND/OR SIDE PARKING AREAS TO BE MAINTAINED AND CLEARLY VISIBLE BY 5/1/2026				
27465 SOUTHFIELD RD	27465 SOUTHFIELD ROAD LLC	LINE STRIPING FOR PARKING SPACES AT FRONT, REAR, AND/OR SIDE PARKING AREAS TO BE MAINTAINED AND CLEARLY VISIBLE BY 5/1/2026	Parking Lot Maintenance	Letter Sent

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5.13.9 B OFF-STREET PARKING B. All parking spaces shall be clearly striped to facilitate movement and to help maintain an orderly parking arrangement. INSPECTOR COMMENTS: LINE STRIPING FOR PARKING SPACES AT FRONT, REAR, AND/OR SIDE PARKING AREAS TO BE MAINTAINED AND CLEARLY VISIBLE BY 5/1/2026				
27347 SOUTHFIELD RD	FORTSON FAMILY PROPERTIES LLC	LINE STRIPING FOR PARKING SPACES AT FRONT, REAR, AND/OR SIDE PARKING AREAS TO BE MAINTAINED AND CLEARLY VISIBLE BY 5/1/2026	Parking Lot Maintenance	Letter Sent
5.13.9 B OFF-STREET PARKING B. All parking spaces shall be clearly striped to facilitate movement and to help maintain an orderly parking arrangement. INSPECTOR COMMENTS: LINE STRIPING FOR PARKING SPACES AT FRONT, REAR, AND/OR SIDE PARKING AREAS TO BE MAINTAINED AND CLEARLY VISIBLE BY 5/1/2026				
27241 SOUTHFIELD RD	LATHRUP, PHARMACY	LINE STRIPING FOR PARKING SPACES AT FRONT, REAR, AND/OR SIDE PARKING AREAS TO BE MAINTAINED AND CLEARLY VISIBLE BY 5/1/2026	Parking Lot Maintenance	Letter Sent
5.13.9 B OFF-STREET PARKING B. All parking spaces shall be clearly striped to facilitate movement and to help maintain an orderly parking arrangement. INSPECTOR COMMENTS: LINE STRIPING FOR PARKING SPACES AT FRONT, REAR, AND/OR SIDE PARKING AREAS TO BE MAINTAINED AND CLEARLY VISIBLE BY 5/1/2026				
27215 SOUTHFIELD RD	27215 SOUTHFIELD LLC	LINE STRIPING FOR PARKING SPACES AT FRONT, REAR, AND/OR SIDE PARKING AREAS TO BE MAINTAINED AND CLEARLY VISIBLE BY 5/1/2026	Parking Lot Maintenance	Letter Sent

5.13.9 B OFF-STREET PARKING

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Address	Property Owner	Violation	Category	Status
B. All parking spaces shall be clearly striped to facilitate movement and to help maintain an orderly parking arrangement.				

INSPECTOR COMMENTS: LINE STRIPING FOR PARKING SPACES AT FRONT, REAR, AND/OR SIDE PARKING AREAS TO BE MAINTAINED AND CLEARLY VISIBLE BY 5/1/2026

26811 SOUTHFIELD RD	MUNSON CLEANERS	LINE STRIPING FOR PARKING SPACES AT FRONT, REAR, AND/OR SIDE PARKING AREAS TO BE MAINTAINED AND CLEARLY VISIBLE BY 5/1/2026	Parking Lot Maintenance	Letter Sent
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5.13.9 B OFF-STREET PARKING

B. All parking spaces shall be clearly striped to facilitate movement and to help maintain an orderly parking arrangement.

INSPECTOR COMMENTS: LINE STRIPING FOR PARKING SPACES AT FRONT, REAR, AND/OR SIDE PARKING AREAS TO BE MAINTAINED AND CLEARLY VISIBLE BY 5/1/2026

26727 SOUTHFIELD RD	ADVANCED COMMUNICATION	LINE STRIPING FOR PARKING SPACES AT FRONT, REAR, AND/OR SIDE PARKING AREAS TO BE MAINTAINED AND CLEARLY VISIBLE BY 5/1/2026	Parking Lot Maintenance	Letter Sent
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5.13.9 B OFF-STREET PARKING

B. All parking spaces shall be clearly striped to facilitate movement and to help maintain an orderly parking arrangement.

INSPECTOR COMMENTS: LINE STRIPING FOR PARKING SPACES AT FRONT, REAR, AND/OR SIDE PARKING AREAS TO BE MAINTAINED AND CLEARLY VISIBLE BY 5/1/2026

26820 SOUTHFIELD RD	26820 INVESTMENTS LLC	LINE STRIPING FOR PARKING SPACES AT FRONT, REAR, AND/OR SIDE PARKING AREAS TO BE MAINTAINED AND CLEARLY VISIBLE BY 5/1/2026	Parking Lot Maintenance	Complied
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5.13.9 B OFF-STREET PARKING

B. All parking spaces shall be clearly striped to facilitate movement and to help maintain an orderly parking arrangement.

INSPECTOR COMMENTS: LINE STRIPING FOR PARKING SPACES AT FRONT, REAR, AND/OR SIDE PARKING AREAS TO BE MAINTAINED AND CLEARLY VISIBLE BY 5/1/2026

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Address	Property Owner	Violation	Category	Status
18915 W 12 MILE RD	18915-18951 W 12 MILE LLC	LINE STRIPING FOR PARKING SPACES AT FRONT, REAR, AND/OR SIDE PARKING AREAS TO BE MAINTAINED AND CLEARLY VISIBLE BY 5/1/2026	Parking Lot Maintenance	Letter Sent
5.13.9 B OFF-STREET PARKING B. All parking spaces shall be clearly striped to facilitate movement and to help maintain an orderly parking arrangement. INSPECTOR COMMENTS: LINE STRIPING FOR PARKING SPACES AT FRONT, REAR, AND/OR SIDE PARKING AREAS TO BE MAINTAINED AND CLEARLY VISIBLE BY 5/1/2026				
18875 W 12 MILE RD	NICOLE-REID REALTY LLC	LINE STRIPING FOR PARKING SPACES AT FRONT, REAR, AND/OR SIDE PARKING AREAS TO BE MAINTAINED AND CLEARLY VISIBLE BY 5/1/2026	Parking Lot Maintenance	Letter Sent
5.13.9 B OFF-STREET PARKING B. All parking spaces shall be clearly striped to facilitate movement and to help maintain an orderly parking arrangement. INSPECTOR COMMENTS: LINE STRIPING FOR PARKING SPACES AT FRONT, REAR, AND/OR SIDE PARKING AREAS TO BE MAINTAINED AND CLEARLY VISIBLE BY 5/1/2026				
28211 SOUTHFIELD RD	APIF-MICHIGAN, LLC	LINE STRIPING FOR PARKING SPACES AT FRONT, REAR, AND/OR SIDE PARKING AREAS TO BE MAINTAINED AND CLEARLY VISIBLE BY 5/1/2026	Parking Lot Maintenance	Letter Sent
5.13.9 B OFF-STREET PARKING B. All parking spaces shall be clearly striped to facilitate movement and to help maintain an orderly parking arrangement. INSPECTOR COMMENTS: LINE STRIPING FOR PARKING SPACES AT FRONT, REAR, AND/OR SIDE PARKING AREAS TO BE MAINTAINED AND CLEARLY VISIBLE BY 5/1/2026				
26021 SOUTHFIELD RD	NASHWA KATTOUAH	LINE STRIPING FOR PARKING SPACES AT FRONT, REAR, AND/OR SIDE PARKING AREAS TO BE MAINTAINED AND CLEARLY VISIBLE BY 5/1/2026	Parking Lot Maintenance	Letter Sent

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Address	Property Owner	Violation	Category	Status
5.13.9 B OFF-STREET PARKING B. All parking spaces shall be clearly striped to facilitate movement and to help maintain an orderly parking arrangement. INSPECTOR COMMENTS: LINE STRIPING FOR PARKING SPACES AT FRONT, REAR, AND/OR SIDE PARKING AREAS TO BE MAINTAINED AND CLEARLY VISIBLE BY 5/1/2026				
26333 SOUTHFIELD RD	DANOBAY PROPERTIES, LLC	LINE STRIPING FOR PARKING SPACES AT FRONT, REAR, AND/OR SIDE PARKING AREAS TO BE MAINTAINED AND CLEARLY VISIBLE BY 5/1/2026	Parking Lot Maintenance	Letter Sent
5.13.9 B OFF-STREET PARKING B. All parking spaces shall be clearly striped to facilitate movement and to help maintain an orderly parking arrangement. INSPECTOR COMMENTS: LINE STRIPING FOR PARKING SPACES AT FRONT, REAR, AND/OR SIDE PARKING AREAS TO BE MAINTAINED AND CLEARLY VISIBLE BY 5/1/2026				
28081 SOUTHFIELD RD	KUNZ, JAMES W	LINE STRIPING FOR PARKING SPACES AT FRONT, REAR, AND/OR SIDE PARKING AREAS TO BE MAINTAINED AND CLEARLY VISIBLE BY 5/1/2026	Parking Lot Maintenance	Letter Sent
5.13.9 B OFF-STREET PARKING B. All parking spaces shall be clearly striped to facilitate movement and to help maintain an orderly parking arrangement. INSPECTOR COMMENTS: LINE STRIPING FOR PARKING SPACES AT FRONT, REAR, AND/OR SIDE PARKING AREAS TO BE MAINTAINED AND CLEARLY VISIBLE BY 5/1/2026				
28861 SOUTHFIELD RD	G & A REAL ESTATE INVESTORS	"OPEN" SIGN NOT PERMITTED TO FLASH OR BE ANIMATED - DISCONTINUE USE OF FLASHING/ANIMATED SIGN	Sign Violation	Complied

Sec. 52-28. - Prohibited signs.

DDA Code Enforcement Report September 2025

Address	Property Owner	Violation	Category	Status
The following signs are prohibited:				
(1)Add-on signs (2)Animated signs (3)Beacon lights (4)Banners (except street banners advertising community/special events) (5)Feather and flutter signs (6)Festoons (7)Inflatable signs (8)Mirrors or mirrored signs (9)Moving signs (10)Obsolete signs (11)Pennants (12)Pole signs (13)Roof signs (14)Snipe signs				
INSPECTOR COMMENTS: "OPEN" SIGN NOT PERMITTED TO FLASH OR BE ANIMATED - DISCONTINUE USE OF FLASHING/ANIMATED SIGN				

28861 SOUTHFIELD RD	G & A REAL ESTATE INVESTORS	ADDRESS NUMBERS MISSING - INSTALL ADDRESS NUMBERS NO LESS THAN 4" IN HEIGHT AND CLEARLY VISIBLE FROM STREET	Address Numbers	Complied
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304.3 Premises identification

Buildings shall have approved address numbers placed in a position to be plainly legible and visible from the street or road fronting the property. These numbers shall contrast with their background. Address numbers shall be Arabic numerals or alphabet letters. Numbers shall be not less than 4 inches (102 mm) in height with a minimum stroke width of 0.5 inch (12.7 mm).

INSPECTOR COMMENTS: ADDRESS NUMBERS MISSING - INSTALL ADDRESS NUMBERS NO LESS THAN 4" IN HEIGHT AND CLEARLY VISIBLE FROM STREET

18444 CORAL GABLES AV	EDWARDS, NENA R	RENTAL PROPERTY MUST BE REGISTERED - REGISTRATION & INSPECTION REQUIRED	Unregistered Rental Violation	Door Tagged, Letter Sent
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Sec. 18-184. - Rental Licenses.

(a) All rental units must be licensed during any period of occupancy. Rental licenses are not transferable between landlords or rental units.

INSPECTOR COMMENTS: RENTAL PROPERTY MUST BE REGISTERED - REGISTRATION & INSPECTION REQUIRED

26060 SOUTHFIELD RD	AJL VENTURES LLC	OPERATING WITHOUT BUSINESS LICENSE - BUSINESS LICENSE REQUIRED	Operating Without Business License	Complied
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Sec. 18-29. - Unlicensed Businesses.

No person required to obtain and maintain a license under section 18-30 shall conduct business in this city unless the person is licensed, and no natural person or individual shall, by actions taken within this city, aid or abet another in the conduct of such unlicensed business.

INSPECTOR COMMENTS: OPERATING WITHOUT BUSINESS LICENSE - BUSINESS LICENSE REQUIRED

DDA Code Enforcement Report September 2025

Address	Property Owner	Violation	Category	Status
27450 ELDORADO PL	GARDNER, COLEEN	VEHICLE PARKED ON GRASS IN CITY RIGHT OF WAY - REMOVE AND DISCONTINUE PRACTICE	Parking on Grass	Door Tagged, Letter Sent

5.13.18 OFF-STREET PARKING

Vehicle parking-Prohibited places. No person shall cause or permit any automobile, truck, or motor home to be parked or stored on any landscaped area or elsewhere than in an off-street facility, garage, or street.

INSPECTOR COMMENTS: VEHICLE PARKED ON GRASS IN CITY RIGHT OF WAY - REMOVE VEHICLE FROM GRASS AND DISCONTINUE PRACTICE

Records: 39