

U.S. Department of Labor

Occupational Safety and Health Administration

Fort Lauderdale Area Office  
1000 South Pine Island Road Suite 100  
Fort Lauderdale, FL 33324



Dear Employer:

In response to the ongoing coronavirus (COVID-19) pandemic, OSHA has temporarily moved to public contact primarily through means of electronic communication and by telephone. This social distancing also affects mail handling and may cause delays in processing mail and payment checks. In an effort to keep employees healthy and assure the most accurate processing of inspection correspondence, we encourage you to use the Pay.gov system for making penalty payments following the included instructions and submit abatement information electronically to [OSHAFortLauderdale@dol.gov](mailto:OSHAFortLauderdale@dol.gov)

Code scanner link to PAY.GOV



Once Pay.Gov opens, click on the menu in the top right corner, then type in OSHA and select the magnifying glass to search. Then scroll down to OSHA Penalty Payment Form and select continue. Once that opens, follow the prompts.

Thank you for your cooperation to help decrease the spread of COVID-19 and lower the impact in workplaces.

Sincerely,

CONDELL EASTMOND  
Digitally signed by  
CONDELL EASTMOND  
Date: 2020.04.01  
17:00:47 -04'00'

Condell Eastmond  
Area Director

**U.S. Department of Labor**  
Occupational Safety and Health Administration  
1000 South Pine Island Road  
Suite 100  
Fort Lauderdale, FL 33324



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## Citation and Notification of Penalty

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**To:**  
Prestige Estates Property Management LLC  
and its successors  
14050 NE 6th Avenue  
Suite 100  
North Miami, FL 33161

**Inspection Number:** 1461688  
**Inspection Date(s):** 11/21/2019 - 05/18/2020  
**Issuance Date:** 05/18/2020

**Inspection Site:**  
12501 NE 13th Avenue  
North Miami, FL 33161

*The violation(s) described in this Citation and Notification of Penalty is (are) alleged to have occurred on or about the day(s) the inspection was made unless otherwise indicated within the description given below.*

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This Citation and Notification of Penalty (this Citation) describes violations of the Occupational Safety and Health Act of 1970. The penalty(ies) listed herein is (are) based on these violations. You must abate the violations referred to in this Citation by the dates listed and pay the penalties proposed, unless within 15 working days (excluding weekends and Federal holidays) from your receipt of this Citation and Notification of Penalty **you either call to schedule an informal conference (see paragraph below) or** you mail a notice of contest to the U.S. Department of Labor Area Office at the address shown above. Please refer to the enclosed booklet (OSHA 3000) which outlines your rights and responsibilities and which should be read in conjunction with this form. Issuance of this Citation does not constitute a finding that a violation of the Act has occurred unless there is a failure to contest as provided for in the Act or, if contested, unless this Citation is affirmed by the Review Commission or a court.

**Posting** - The law requires that a copy of this Citation and Notification of Penalty be posted immediately in a prominent place at or near the location of the violation(s) cited herein, or, if it is not practicable because of the nature of the employer's operations, where it will be readily observable by all affected employees. This Citation must remain posted until the violation(s) cited herein has (have) been abated, or for 3 working days (excluding weekends and Federal holidays), whichever is longer.

**Informal Conference** - An informal conference is not required. However, if you wish to have such a conference you may request one with the Area Director during the 15 working day contest period by calling 954-424-0242. During such an informal conference you may present any evidence or views which you believe would

support an adjustment to the citation(s) and/or penalty(ies).

If you are considering a request for an informal conference to discuss any issues related to this Citation and Notification of Penalty, you must take care to schedule it early enough to allow time to contest after the informal conference, should you decide to do so. Please keep in mind that a written letter of intent to contest must be submitted to the Area Director within 15 working days of your receipt of this Citation. The running of this contest period is not interrupted by an informal conference.

If you decide to request an informal conference, please complete, remove and post the Notice to Employees next to this Citation and Notification of Penalty as soon as the time, date, and place of the informal conference have been determined. Be sure to bring to the conference any and all supporting documentation of existing conditions as well as any abatement steps taken thus far. If conditions warrant, we can enter into an informal settlement agreement which amicably resolves this matter without litigation or contest.

**Right to Contest** – You have the right to contest this Citation and Notification of Penalty. You may contest all citation items or only individual items. You may also contest proposed penalties and/or abatement dates without contesting the underlying violations. **Unless you inform the Area Director in writing that you intend to contest the citation(s) and/or proposed penalty(ies) within 15 working days after receipt, the citation(s) and the proposed penalty(ies) will become a final order of the Occupational Safety and Health Review Commission and may not be reviewed by any court or agency.**

**Penalty Payment** – Penalties are due within 15 working days of receipt of this notification unless contested. (See the enclosed booklet and the additional information provided related to the Debt Collection Act of 1982.) Make your check or money order payable to “DOL-OSHA”. Please indicate the Inspection Number on the remittance. You can also make your payment electronically on [www.pay.gov](http://www.pay.gov). On the left side of the pay.gov homepage, you will see an option to Search Public Forms. Type "OSHA" and click Go. From the results, click on **OSHA Penalty Payment Form**. The direct link is:

<https://www.pay.gov/paygov/forms/formInstance.html?agencyFormId=53090334>.

You will be required to enter your inspection number when making the payment. Payments can be made by credit card or Automated Clearing House (ACH) using your banking information. Payments of \$25,000 or more require a Transaction ID, and also must be paid using ACH. If you require a Transaction ID, please contact the OSHA Debt Collection Team at (202) 693-2170.

OSHA does not agree to any restrictions or conditions or endorsements put on any check, money order, or electronic payment for less than the full amount due, and will process the payments as if these restrictions or conditions do not exist.

**Notification of Corrective Action** – For each violation which you do not contest, you must provide ***abatement certification*** to the Area Director of the OSHA office issuing the citation and identified above. This abatement certification is to be provided by letter within 10 calendar days after each abatement date. Abatement certification includes the date and method of abatement. If the citation indicates that the violation was corrected during the inspection, no abatement certification is required for that item. The abatement certification letter must be posted at the location where the violation appeared and the corrective action took place or employees must otherwise be effectively informed about abatement activities. A sample abatement certification letter is enclosed with this Citation. In addition, where the citation indicates that ***abatement documentation*** is necessary, evidence of the purchase or repair of equipment, photographs or video, receipts, training records, etc., verifying that abatement has occurred is required to be provided to the Area Director.

**Employer Discrimination Unlawful** – The law prohibits discrimination by an employer against an employee for filing a complaint or for exercising any rights under this Act. An employee who believes that he/she has been discriminated against may file a complaint no later than 30 days after the discrimination occurred with the U.S. Department of Labor Area Office at the address shown above.

**Employer Rights and Responsibilities** – The enclosed booklet (OSHA 3000) outlines additional employer rights and responsibilities and should be read in conjunction with this notification.

**Notice to Employees** – The law gives an employee or his/her representative the opportunity to object to any abatement date set for a violation if he/she believes the date to be unreasonable. The contest must be mailed to the U.S. Department of Labor Area Office at the address shown above and postmarked within 15 working days (excluding weekends and Federal holidays) of the receipt by the employer of this Citation and Notification of Penalty.

**Inspection Activity Data** – You should be aware that OSHA publishes information on its inspection and citation activity on the Internet under the provisions of the Electronic Freedom of Information Act. The information related to these alleged violations will be posted when our system indicates that you have received this citation. You are encouraged to review the information concerning your establishment at [www.osha.gov](http://www.osha.gov). If you have any dispute with the accuracy of the information displayed, please contact this office.

**U.S. Department of Labor**  
Occupational Safety and Health Administration



## NOTICE TO EMPLOYEES OF INFORMAL CONFERENCE

An informal conference has been scheduled with OSHA to discuss the citation(s) issued on 05/18/2020. The conference will be held by telephone or at the OSHA office located at 1000 South Pine Island Road, Suite 100, Fort Lauderdale, FL 33324 on \_\_\_\_\_ at \_\_\_\_\_ . Employees and/or representatives of employees have a right to attend an informal conference.

**CERTIFICATION OF CORRECTIVE ACTION WORKSHEET**

**Inspection Number: 1461688**

Company Name: Prestige Estates Property Management LLC  
Inspection Site: 12501 NE 13th Avenue, North Miami, FL 33161  
Issuance Date: 05/18/2020

List the specific method of correction for each item on this citation in this package that does not read "Corrected During Inspection" and return to: **U.S. Department of Labor – Occupational Safety and Health Administration, 1000 South Pine Island Road, Suite 100, Fort Lauderdale, FL 33324**

Citation Number \_\_\_\_\_ and Item Number \_\_\_\_\_ was corrected on \_\_\_\_\_  
By (Method of Abatement): \_\_\_\_\_

Citation Number \_\_\_\_\_ and Item Number \_\_\_\_\_ was corrected on \_\_\_\_\_  
By (Method of Abatement): \_\_\_\_\_

Citation Number \_\_\_\_\_ and Item Number \_\_\_\_\_ was corrected on \_\_\_\_\_  
By (Method of Abatement): \_\_\_\_\_

Citation Number \_\_\_\_\_ and Item Number \_\_\_\_\_ was corrected on \_\_\_\_\_  
By (Method of Abatement): \_\_\_\_\_

Citation Number \_\_\_\_\_ and Item Number \_\_\_\_\_ was corrected on \_\_\_\_\_  
By (Method of Abatement): \_\_\_\_\_

Citation Number \_\_\_\_\_ and Item Number \_\_\_\_\_ was corrected on \_\_\_\_\_  
By (Method of Abatement): \_\_\_\_\_

I certify that the information contained in this document is accurate and that the affected employees and their representatives have been informed of the abatement.

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Date

\_\_\_\_\_  
Typed or Printed Name

\_\_\_\_\_  
Title

**NOTE: 29 USC 666(g)** whoever knowingly makes any false statements, representation or certification in any application, record, plan or other documents filed or required to be maintained pursuant to the Act shall, upon conviction, be punished by a fine of not more than \$10,000 or by imprisonment of not more than 6 months or both.

**POSTING:** A copy of completed Corrective Action Worksheet should be posted for employee review

**U.S. Department of Labor**  
Occupational Safety and Health Administration

**Inspection Number:** 1461688  
**Inspection Date(s):** 11/21/2019 - 05/18/2020  
**Issuance Date:** 05/18/2020



**Citation and Notification of Penalty**

**Company Name:** Prestige Estates Property Management LLC  
**Inspection Site:** 12501 NE 13th Avenue, North Miami, FL 33161

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Citation 1 Item 1 Type of Violation: **Serious**

29 CFR 1926.20(b)(1): The employer did not initiate and maintain accident prevention programs as necessary to comply with this part:

At 12501 NE 13th Ave, North Miami Beach, Florida 33161: On or about 11/20/2019, and at times prior the employer did not develop and implement an accident prevention program that included the following elements: management commitment and employee involvement; worksite analysis; hazard prevention and controls; and safety and health training, to ensure subcontractors and employees of the company were protected from fall hazards when engaged in construction activities.

**ABATEMENT DOCUMENTATION REQUIRED FOR THIS ITEM**

Date By Which Violation Must be Abated:	06/12/2020
Proposed Penalty:	\$5398.00

See pages 1 through 4 of this Citation and Notification of Penalty for information on employer and employee rights and responsibilities.

**U.S. Department of Labor**  
Occupational Safety and Health Administration

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**Citation and Notification of Penalty**

**Company Name:** Prestige Estates Property Management LLC  
**Inspection Site:** 12501 NE 13th Avenue, North Miami, FL 33161

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Citation 1 Item 2 Type of Violation: **Serious**

29 CFR 1926.453(b)(2)(v): A body belt shall be worn and a lanyard attached to the boom or basket when working from an aerial lift.

At 12501 NE 13th Ave, North Miami Beach, Florida 33161: On or about 11/20/2019, and at times prior, an employee was exposed to a fall hazard when working in an elevated position from a basket of an aerial lift and not using fall protection.

**ABATEMENT DOCUMENTATION REQUIRED FOR THIS ITEM**

Date By Which Violation Must be Abated:	06/12/2020
Proposed Penalty:	\$13494.00

See pages 1 through 4 of this Citation and Notification of Penalty for information on employer and employee rights and responsibilities.

**U.S. Department of Labor**  
Occupational Safety and Health Administration

**Inspection Number:** 1461688  
**Inspection Date(s):** 11/21/2019 - 05/18/2020  
**Issuance Date:** 05/18/2020



**Citation and Notification of Penalty**

**Company Name:** Prestige Estates Property Management LLC  
**Inspection Site:** 12501 NE 13th Avenue, North Miami, FL 33161

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Citation 1 Item 3 Type of Violation: **Serious**

29 CFR 1926.454(a): The employer shall have each employee who performs work while on a scaffold trained by a person qualified in the subject matter to recognize the hazards associated with the type of scaffold being used and to understand the procedures to control or minimize those hazards. The training shall include the following areas, as applicable:

At 12501 NE 13th Ave, North Miami Beach, Florida 33161: On or about 11/20/2019, and at times prior, the employer failed to ensure subcontractors and employees of the company were trained in the recognition and avoidance of fall hazards, prior to permitting workers to operate an 800AJ aerial lift.

**ABATEMENT DOCUMENTATION REQUIRED FOR THIS ITEM**

Date By Which Violation Must be Abated:	06/12/2020
Proposed Penalty:	\$5398.00

**U.S. Department of Labor**  
Occupational Safety and Health Administration

**Inspection Number:** 1461688  
**Inspection Date(s):** 11/21/2019 - 05/18/2020  
**Issuance Date:** 05/18/2020



**Citation and Notification of Penalty**

**Company Name:** Prestige Estates Property Management LLC  
**Inspection Site:** 12501 NE 13th Avenue, North Miami, FL 33161

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Citation 2 Item 1 Type of Violation: **Other-than-Serious**

29 CFR 1904.39(a)(1): The employer did not report within 8-hours the death of an employee resulting from a work-related incident:

At 12501 NE 13th Ave, North Miami Beach, Florida 33161: On or about 11/20/2019, and at times prior, the employer failed to report the death of a worker.

**ABATEMENT DOCUMENTATION REQUIRED FOR THIS ITEM**

Date By Which Violation Must be Abated:	06/12/2020
Proposed Penalty:	\$3856.00

See pages 1 through 4 of this Citation and Notification of Penalty for information on employer and employee rights and responsibilities.

**U.S. Department of Labor**  
Occupational Safety and Health Administration

**Inspection Number:** 1461688  
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**Citation and Notification of Penalty**

**Company Name:** Prestige Estates Property Management LLC  
**Inspection Site:** 12501 NE 13th Avenue, North Miami, FL 33161

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Citation 2 Item 2 Type of Violation: **Other-than-Serious**

29 CFR 1904.39(a)(2): The employer did not report within 24-hours a work-related incident resulting in in-patient hospitalization, amputation or the loss of an eye.

At 12501 NE 13th Ave, North Miami Beach, Florida 33161: On or about 11/20/2019 and times prior, the employer failed to report the hospitalization of a worker.

**ABATEMENT DOCUMENTATION REQUIRED FOR THIS ITEM**

Date By Which Violation Must be Abated: 06/12/2020  
Proposed Penalty: \$3856.00

A handwritten signature in blue ink, appearing to read "Condell Eastmond", written over a horizontal line.

**Condell Eastmond**  
Area Director

**U.S. Department of Labor**  
Occupational Safety and Health Administration  
1000 South Pine Island Road  
Suite 100  
Fort Lauderdale, FL 33324



## INVOICE / DEBT COLLECTION NOTICE

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**Company Name:** Prestige Estates Property Management LLC  
**Inspection Site:** 12501 NE 13th Avenue, North Miami, FL 33161  
**Issuance Date:** 05/18/2020

<b>Summary of Penalties for Inspection Number</b>	<b>1461688</b>
<b>Citation 1, Serious</b>	<b>\$24290.00</b>
<b>Citation 2, Other-than-Serious</b>	<b>\$7712.00</b>
<b>TOTAL PROPOSED PENALTIES</b>	<b>\$32002.00</b>

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To avoid additional charges, please remit payment promptly to this Area Office for the total amount of the uncontested penalties summarized above. Make your check or money order payable to: "DOL-OSHA". Please indicate OSHA's Inspection Number (indicated above) on the remittance. You can also make your payment electronically on [www.pay.gov](http://www.pay.gov). On the left side of the pay.gov homepage, you will see an option to Search Public Forms. Type "OSHA" and click Go. From the results, click on **OSHA Penalty Payment Form**. The direct link is <https://www.pay.gov/paygov/forms/formInstance.html?agencyFormId=53090334>. You will be required to enter your inspection number when making the payment. Payments can be made by credit card or Automated Clearing House (ACH) using your banking information. Payments of \$25,000 or more require a Transaction ID, and also must be paid using ACH. If you require a Transaction ID, please contact the OSHA Debt Collection Team at (202) 693-2170.

OSHA does not agree to any restrictions or conditions or endorsements put on any check, money order, or electronic payment for less than the full amount due, and will cash the check or money order as if these restrictions or conditions do not exist.

If a personal check is issued, it will be converted into an electronic fund transfer (EFT). This means that our bank will copy your check and use the account information on it to electronically debit your account for the amount of the check. The debit from your account will then usually occur within 24 hours and will be shown on your regular account statement. You will not receive your original check back. The bank will destroy your original check, but will keep a copy of it. If the EFT cannot be completed because of insufficient funds or closed

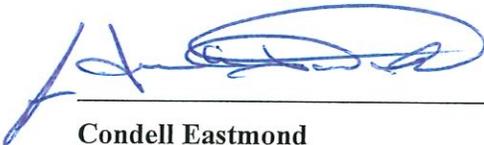
account, the bank will attempt to make the transfer up to 2 times.

Pursuant to the Debt Collection Act of 1982 (Public Law 97-365) and regulations of the U.S. Department of Labor (29 CFR Part 20), the Occupational Safety and Health Administration is required to assess interest, delinquent charges, and administrative costs for the collection of delinquent penalty debts for violations of the Occupational Safety and Health Act.

**Interest:** Interest charges will be assessed at an annual rate determined by the Secretary of the Treasury on all penalty debt amounts not paid within one month (30 calendar days) of the date on which the debt amount becomes due and payable (penalty due date). The current interest rate is two percent (2%). Interest will accrue from the date on which the penalty amounts (as proposed or adjusted) become a final order of the Occupational Safety and Health Review Commission (that is, 15 working days from your receipt of the Citation and Notification of Penalty), unless you file a notice of contest. Interest charges will be waived if the full amount owed is paid within 30 calendar days of the final order.

**Delinquent Charges:** A debt is considered delinquent if it has not been paid within one month (30 calendar days) of the penalty due date or if a satisfactory payment arrangement has not been made. If the debt remains delinquent for more than 90 calendar days, a delinquent charge of six percent (6%) per annum will be assessed accruing from the date that the debt became delinquent.

**Administrative Costs:** Agencies of the Department of Labor are required to assess additional charges for the recovery of delinquent debts. These additional charges are administrative costs incurred by the Agency in its attempt to collect an unpaid debt. Administrative costs will be assessed for demand letters sent in an attempt to collect the unpaid debt.



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**Condell Eastmond**

Area Director

5-18-2020

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Date