

**IN THE CIRCUIT COURT OF THE ELEVENTH JUDICIAL
CIRCUIT IN AND FOR MIAMI-DADE COUNTY, FLORIDA**

CASE NO: 2021-015089-CA-01

SECTION: CA43

JUDGE: Michael Hanzman

Manuel Drezner

Plaintiff(s)

vs.

Champlain Towers South Condominium Association Inc

Defendant(s)

**ORDER GRANTING RECEIVER'S MOTION FOR ENTRY OF AN ORDER
APPROVING PROTOCOL FOR PROCESSING AND RETURNING PERSONAL
PROPERTY ITEMS TO VICTIMS AND CASH FOUND AT THE PROPERTY**

THIS CAUSE came before the Court on September 30, 2021, at 9:00 a.m. on the *Receiver's Motion for Entry of An Order Approving Protocol for Processing and Returning Personal Property Items to Victims and Cash Found at the Property*. [DE 159]. The Court, having considered the Motion, having heard the argument of counsel, being otherwise fully advised in the premises, and for the reasons announced on the record of the Hearing, which are incorporated as though fully set forth herein, **ORDERS AND ADJUDGES** as follows:

1. The Receiver's Motion is **GRANTED** as set forth herein.

2. Following the collapse of the Champlain Tower South, first responders recovered numerous items of personal property (including "hard" property items which do not include clothing and other porous items), approximately \$750,000 in cash and 17 safes at the Property. The Receiver shall utilize and comply with the following protocols in attempting to identify the rightful owners of the property items and cash and returning them to their rightful owners and/or

Personal Representatives.

3. With respect to recovered “hard” property items for which the rightful owner is not readily identifiable, once the property has been decontaminated by Miami-Dade County, the Receiver will number each piece of property and photograph each of them. Thereafter, the Receiver will upload the photographs onto the Receiver’s website (www.CTSReceivership.com) in a limited access area of the website.

4. Next, the Receiver will provide notice to the victims and/or their Personal Representatives that the photographs have been posted and will also provide the requisite information necessary to securely access the photographs on the Receiver’s website.

5. The photographs will be accessible for 30 days. During the 30 day period, victims and/or their Personal Representatives will be able to submit claims to the Receiver for personal property items. Such claims shall be submitted on the Receiver’s website through a claim form prepared by the Receiver which will be posted on his website, along with proper identification.

6. At the expiration of the 30 day period, with respect to all personal property items for which only one party has made a claim, the Receiver will file a motion seeking the Court’s authorization to release those personal property items to the claimant (provided the claimant presents proper identification and proof of entitlement).

7. At the expiration of the 30 day period, with respect to all personal property items for which more than one party has made a claim, the Receiver will notify the competing claimants. Each party making a claim to such items shall provide the Receiver with evidence establishing proof of his/her entitlement to the respective personal property item(s). If the Receiver is unable to resolve a disputed claim, the Receiver will request that the Court hold a hearing to determine the proper claimant and authorize the Receiver to release the personal property items.

8. The County has recovered 17 safes which are in varying conditions. The County will decontaminate the exteriors of the safes. Thereafter, the Receiver, along with a locksmith and in the presence of County officials, will access the contents of each of the safes and take a detailed inventory of their contents.

9. To the extent the owner of a safe is identifiable from reviewing its contents, the Receiver will file a motion seeking the Court's authorization to release the contents to the owner or the owner's Personal Representative, as the case may be.

10. To the extent the rightful owner of a safe cannot be identified from the contents, the Receiver will follow the same protocol utilized for hard personal property items, as set forth in paragraphs 2-7 of this Order.

11. If property items remain unclaimed or no one can provide the Receiver and Court with an acceptable description of the contents of the safe or other reliable evidence demonstrating ownership, the Receiver will maintain such items pending further order of the Court.

12. With respect to U.S. currency that was recovered at the site, all paper bills, whether identifiable to a particular owner or not, will be turned over to the United States Treasury to be destroyed in accordance with applicable law. Thereafter, the United States Treasury will issue a check to the Receiver for the amount turned over.

13. The Receiver has been advised that the U.S. currency turned over to the United States Treasury must be transported to Washington, D.C. by armored car. The Receiver is authorized to advance the cost of the armored car transportation (or such other reasonable secure transport method) and thereafter reimburse the receivership estate from the recovered funds when the Receiver receives the funds from the United States Treasury.

14. No later than midnight, prevailing Eastern Time on November 30, 2021, any individual claiming ownership to any of the cash found at the property shall submit a Proof of Claim for Cash Form (“POC Forms”), which will be posted on the Receiver’s website, along with any required documentation to the Receiver. POC Forms and documentation submitted after midnight, prevailing Eastern Time on November 30, 2021, will not be considered.

15. Once the United States Treasury issues a check to the Receiver and the Receiver has reviewed the POC Forms and documentation, with respect to any cash identifiable to a particular owner, the Receiver will file a motion with the Court seeking authorization to pay the claimant the amount allowed by the Court.

16. An individual’s acceptance of the property referenced in this Order shall constitute a waiver of any and all claims against the County and the Receiver with respect to the personal property, including but not limited to, any claims or damages relating to toxins or other hazardous materials, if any, remaining on the personal property.

17. Neither the Receiver nor the County shall be held responsible for the turnover of personal property or currency inadvertently to the wrong person so long as the Receiver follows the procedures set forth herein.

18. This Court shall retain jurisdiction of this matter for all purposes.

DONE and **ORDERED** in Chambers at Miami-Dade County, Florida on this 1st day of October, 2021.



2021-015089-CA-01 10-01-2021 5:44 PM

Hon. Michael Hanzman

CIRCUIT COURT JUDGE

Electronically Signed

No Further Judicial Action Required on THIS MOTION

CLERK TO RECLOSE CASE IF POST JUDGMENT

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