



## **The Florida Bar**

651 East Jefferson Street  
Tallahassee, FL 32399-2300

**Joshua E. Doyle**  
Executive Director

850/561-5600  
[www.floridabar.org](http://www.floridabar.org)

October 21, 2024

Mr. Shawn Martin  
1760 N.W. 73rd Avenue  
Plantation, FL 33313

Re: Rhonda Hollander; The Florida Bar File No. 2025-50,007(17J)

Dear Mr. Martin:

All correspondence and documents submitted in this matter have been carefully reviewed.

While only certain topics were addressed in this letter, all issues raised in your complaint were considered. You alleged that Ms. Hollander did not need to be involved in your request for records from Omega Villas Condominium Association, (Omega). From reviewing the records, you discovered fines and liens that the Omega board had not advised the residents of Omega about. You noted that the Omega Board started asking Ms. Hollander or another attorney from her office to attend meetings. You argued that Ms. Hollander used Omega resources to attack you. You noted that several DBPR complaints had been made and also police reports were made. From what I have gleaned, the police reports and DPR reports had to do with the conduct of the Omega Board. You advised you that you contacted other agencies, but it is unclear whether they are investigating Ms. Hollander or the Omega Board. You outlined what can be described as a contentious interaction between you and the Omega Board.

Ms. Hollander has adequately responded to the issues you raised. She noted that several of the matters you described were matters she was not involved in. For example, there were certain Omega Board meetings she was not at, also she was not at the magistrate hearing you described. She explained the reason she sent various letters to you or your attorney. She asserted that her actions were consistent with what a reasonably prudent attorney would do: they did not violate the rules.

One of the considerations Bar counsel must weigh in deciding whether to close a file or proceed further to seek disciplinary measures is the weight of the available evidence. If the Bar seeks to discipline the lawyer, it is required by Supreme Court ruling to show, by "clear and convincing" evidence that there has been a violation of one or more of the Rules Regulating The Florida Bar. This burden of proof is heavier than the burden of proof required in an ordinary civil trial. It does not appear that the Bar could meet its required burden of proof at trial of a disciplinary proceeding on this issue.

There is insufficient evidence from the materials provided that Ms. Hollander has violated any of the rules adopted by the Supreme Court of Florida which govern attorney discipline. Accordingly, continued disciplinary proceedings in this matter are inappropriate and our file has been closed effective October 21, 2024. Pursuant to the Bar's records retention schedule, the computer record and file will be disposed of one year from the date of closing.

Sincerely,

A handwritten signature in black ink, appearing to read 'AC', is positioned above the typed name of the sender.

Annemarie Craft, Bar Counsel  
Attorney Consumer Assistance Program  
ACAP Hotline 866-352-0707

cc: Ms. Rhonda Hollander

