

431 Aragon Ave

City of Coral Gables
Code Enforcement Division
427 Biltmore Way, Suite 102



Code Enforcement Violation Warning

December 12, 2024

Case # **2024-12-047**

WHITE LILY PIPE LLC
2222 PONCE DE LEON
CORAL GABLES, FL 33134

File # 1041060211770

Dear Property Owner and/or Occupant:

As part of an ongoing effort to enhance the health, safety, and welfare of the citizens of Coral Gables, a recent inspection was made to the premises at:

431 ARAGON AVE, CORAL GABLES, FL 33134-1025

At that time, a Code Enforcement Officer found the following violations evident on the property:

Floors, walls, ceilings and roofs - Sec. 105-278 - Floors, walls, ceilings and roofs & roof:
Floors, walls, ceilings and roofs of every structure used for human habitation shall be structurally sound, and maintained in a clean and sanitary condition. They shall be free from cracks, leaks, loose plaster and similar conditions so serious as to endanger the safety of occupants or to seriously mar the attractiveness of the premises. & 105-279:
& 105-279:
(Code 1958, § 16A-56; Code 1991, § 12-176; Code 2009, § 105-289; Ord. No. 1142, § 4.5, 7-14-1999; Ord. No. 2013-07, § 2, 5-28-2013)

Code Enforcement Officer Comments: Dirty walkway, driveway and exterior walls. Roof is in disrepair.

The following steps should be taken to correct the violation:

Must clean and maintain property at all times. Must apply and obtain all necessary permits for repairs.

Coral Gables has earned the title of "The City Beautiful" with the help of the residents. Your immediate cooperation in correcting the violation(s) listed above would be greatly appreciated.

The Code Enforcement Division will re-inspect the property on **12/13/2024** to determine if corrective measures have been completed. If corrective measures have not been completed by **12/13/2024**, a Notice of Violation and/or citation will be issued.

The Division is available for consultation on this matter from 7:30 AM to 4:00 PM. Please do not hesitate to call the Code Enforcement Officer below for additional assistance or the Code Enforcement hotline at 305-441-5777, or see us in person at 427 Biltmore Way, 2nd Floor, Coral Gables, FL 33134.

Kyung Kye
305-561-1012

kykung@coralgables.com

Dec 12, 2024 at 5:54 PM