


Oct 25, 2021 at 10:26 AM

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CITY OF CORAL GABLES
 CODE ENFORCEMENT DIVISION
 427 Biltmore Way, Suite 100
 Case #: CE303962

Notice of Violation
 EPPO HOLDINGS LLC, JOSE L BALOYRA ESQ
 801 PALMWAY DR STE 601
 CORAL GABLES FL 33134
 Folio #: 03-4128-009-130
 Case #: CE303962-062921

Dear Property Owner and/or Occupant:
 The City hereby provides a notice that a violation(s) exists on the premises at **15 Santillane Ave.**
 The violation(s) is/are:
 City Code - Chapter 105, section 105-27. Property is in need of maintenance by one of the following: paint peeling, repairs, and/or awnings in need of repair.
Inspector's Comments: Exterior of property requires maintenance: Roof, awnings, and concrete steps on west side and walkway are dirty. There are also some cracks on wall in the property.
City Comments should be taken to correct the violation:
 Repairs should be taken to correct the violation. Obtain approval and permit.
 The measures adopted by the City have been adopted in order to protect the public and assure the safety of property owners. Your immediate attention to correcting the violation(s) listed above is required.
 The Code Enforcement Division will re-inspect the property on 11/24/2021 to determine if corrective action has been taken. If the violation(s) has not been corrected at the time of inspection, your property will be referred to the Code Enforcement Board for review and possible action. At the time of the hearing before the Code Enforcement Board, you will have the opportunity to explain to the citizens serving on the Board the reasons why the violation(s) have not been corrected. The Board has the authority to assess a fine against you for as long as the violation(s) remain uncorrected.
 You are responsible for consultation on this matter from 7:30 AM to 4:00 PM. Please do not hesitate to contact the Code Enforcement Officer below for additional assistance.
 If you are the owner of a historic structure, please be advised that:
 - Historic structures are subject to substantial fines that may not be mitigated.
 - Historic structures are subject to repair or restore the historic structure.
 - Historic structures are not allowed to deteriorate to the point where it must be demolished.

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CITY OF CORAL GABLES
CODE ENFORCEMENT DIVISION
1075 University Ave., Suite 100
CORAL GABLES, FL 33134
Phone: 305-442-0800
Fax: 305-442-0800

0833902
DATE ISSUED:

Notice of Violation

15 SANTIAGUE AVE
15 SANTIAGUE AVE
CORAL GABLES, FL 33134

Case Description: **Code Enforcement Officer Comments:** Evident of improper refuse maintenance. Refuse and debris piled on and under walkway and stairs. There are some plants on the walkway.

By Order of the City Commission, dated 10/25/2021, the following is ordered:

The applicant is ordered to remove the refuse and debris from the property on 15 SANTIAGUE AVE, CORAL GABLES, FL 33134, within 10 business days of the date of this notice. The applicant is also ordered to maintain the property in accordance with the City Code, Chapter 151, Section 151.27. Property is in need of maintenance to meet the safety needs of the public. Failure to comply with this notice may result in the City taking action to enforce the City Code, Chapter 151, Section 151.27. Failure to comply with this notice may result in the City taking action to enforce the City Code, Chapter 151, Section 151.27. Failure to comply with this notice may result in the City taking action to enforce the City Code, Chapter 151, Section 151.27.

