



CITY OF CORAL GABLES

CODE ENFORCEMENT DIVISION

427 Biltmore Way, Suite 100

Before the Code Enforcement Board
in and for the City of Coral Gables
Dade County, Florida

04/08/2021

91 7108 2133 3932 7045 8712

Amended Summons to Appear

The City of Coral Gables
vs

Case #: CE279064-071718

ESTATE OF AUDREY KAYE
C/O MARK ALAN KAYE
PURPORTED PERSONAL REPRESENTATIVE
OF THE ESTATE OF AUDREY KAYE
4616 NW 107TH AVE., APT. 2104
DORAL, FL 33178-4316

Folio #: 0341180011541

You, as the owner of the premises at:

1129 SEVILLA AVE
CORAL GABLES, FL 33134,

are in violation of the following sections and subject to Section 101-107 of the City Code of the City of Coral Gables by:

1. Sections 34-202 and 34-203 of the City Code; to wit: Failure to maintain (as set forth herein) and register vacant Property.
2. Sections 226, 227, 248, 250, 255, 275, 278, and 280 of Chapter 105, Minimum Housing Code, of the City Code; to wit: As to the garage: Failure to maintain an accessory structure by allowing: termite infestation; the roof to collapse and for the structure to fall into disrepair, creating a hazard; an accumulation of trash and debris in the structure; cracks and loose plaster on the walls.
3. Sections 250, 255, 278, 279, and 280 of Chapter 105, Minimum Housing Code, of the City Code; to wit: As to the single-family home: Failure to maintain the structure by allowing: roof leaks; an accumulation of trash and debris in the structure; cracks and loose plaster to fall from the ceiling and walls; the exterior walls, walkway, pavers, front door, chimney, and concrete ribbons to become dirty or cracked; driveway approach to become pitted.

The following steps should be taken to correct the violation:

1. Register the Property and apply for, obtain, and pass final inspection on all required permits to maintain the Property or occupy the Property.
2. As to the garage: Tent and fumigate the structure to remove the termite infestation; remove all trash and debris and apply for, obtain, and pass final inspection on color pallet approval to paint the Structure and building permits for the repairs, as required.
3. As to the single-family home: Tent and fumigate the structure to remove the termite infestation; Remove all trash and debris and apply for, obtain, and pass final inspection on color pallet approval to paint the Structure and building permits for the repairs, as required.

As a result of the above violation(s), a complaint has been filed against you and you are hereby commanded to appear before the Code Enforcement Board via Zoom before the Code Enforcement Board for a hearing on 4/21/21 at 8:30:

Join Zoom Meeting
<https://zoom.us/j/5892626316>

Or call: Tel: 305-461-6769; Meeting ID 589 262 6316

Please see the attached procedures for remote hearings. Anyone who wishes to testify, must appear by video. Should you not have access to Zoom or need assistance with how to access it, please call Ivonne Cutie at (305) 460-5266.

This is your notice to appear at said time and place. Failure to do so will result in the matter being heard in absentia. An administrative fee of \$108.75 will be assessed at the time of your hearing.

Please be advised that if someone will be attending the hearing on your behalf, he or she must provide a power of attorney from you at the time of the hearing.

If this notice pertains to failure to maintain a historic structure, please be advised that:

- **You may be subject to substantial fines that may not be mitigated.**
- **You may also be required to repair or restore the historic structure.**
- **If the historic structure is allowed to deteriorate to the point where it must be demolished:**
 - **the City Code requires that you replace the structure with a similar historically-appropriate structure; and**
 - **the property will no longer qualify for an historic preservation tax exemption.**

Como consecuencia de los hechos mencionados arriba, a través de este medio se requiere su presencia via Zoom al frente de la Junta del Cumplimiento del Código para una audiencia el 4/21/21 a las 8:30 a.m.

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<https://zoom.us/j/5892626316>

Or call: Tel: 305-461-6769; Meeting ID 589 262 6316


Please see the attached procedures for remote hearings. Anyone who wishes to testify, must appear by video. Should you not have access to Zoom or need assistance with how to access it, please call Ivonne Cutie at (305) 460-5266.

Este es su aviso para comparecer en dicha hora y lugar. Si no se presenta, el caso en su contra se discutirá en su ausencia. Una tarifa administrativa de \$108.75 se cobrará en su audiencia.

Si alguien va a asistir a la audiencia en su lugar, por favor asegúrese de proporcionar un poder de abogado en el momento que se realiza la audiencia.

Si este aviso se refiere a la falta de mantenimiento de una estructura histórica, tenga en cuenta que:

- **Usted puede recibir multas muy grandes que tal vez no pueden ser aminoradas.**
- **Es posible que también deba reparar o restaurar la estructura histórica.**
- **Si se permite que la estructura histórica se deteriore hasta el punto en que debe ser demolida:**
 - **El Código de la Ciudad requiere el reemplazo de la estructura con una similar que sea apropiadamente histórica; y**
 - **La propiedad ya no será elegible para una exención de impuestos por preservación histórica.**


Ivonne Cutie, Clerk
Code Enforcement Board

Lynn Schwartz
Code Enforcement Officer
305 460-5273
lschwartz@coralgables.com

The Code Enforcement Board Meeting will be holding a regular board meeting on Wednesday, April 21, 2021, commencing at 8:30am. Only the Board Members and required City Staff will be physically present in the Commission Chambers at Coral Gables City Hall. Members of the public may join the meeting via Zoom at <https://zoom.us/j/5892626316>. In addition, a dedicated phone line will be available so that any individual who does not wish (or is unable) to use Zoom may listen to and participate in the meeting by dialing: (305) 461-6769 Meeting ID: 589 262 6316.

Any person wishing to provide testimony must be sworn in and appear by video conference. An individual who wishes to testify but does not have video conference capabilities, may provide testimony by using a dedicated station for video conferencing located in the City Hall courtyard. **PLEASE NOTE THAT ALL PERSONS MUST WEAR A FACIAL COVERING/MASK EXCEPT WHEN PROVIDING TESTIMONY AND ALL PERSONS MUST MAINTAIN 6 FEET BETWEEN EACH OTHER.**

To speak on an Agenda Item, please "Raise your Hand" or send a message to one of the meeting hosts using the Zoom Platform. If you joined the meeting via telephone you can "Raise your Hand" by pressing *9.