



CITY OF CORAL GABLES  
CODE ENFORCEMENT DIVISION  
427 Biltmore Way, Suite 100

04/19/2021

1221 Milan

Case #: CE299986-020821

Notice of Violation

PETER A SALIAMONAS & W ANNE S  
1221 MILIAN AVE  
CORAL GABLES FL 331343503

CE299986

Folio #: 0341070184480

Dear Property Owner and/or Occupant:

4/20/21

This letter constitutes a notice that a violation(s) exists on the premises at 1221 MILAN AVE, Coral Gables, FL.

The violation(s) found was:

- Violations:
- City Code - Chapter 105, section 105-26, F.B.C. - section 105.1. Work done without a permit.

Code Enforcement Officer Comments: WWP- Exterior work on side of property including concrete (elevated patio), 4x4 posts and lighting without required permits. \* Also to include front addition done without permit.

The following steps should be taken to correct the violation:

Remedy: STOP ALL WORK - Must obtain "after the fact" permit for new work, and or demolish with required permit.

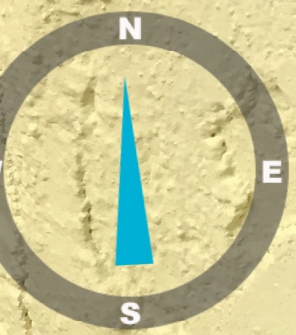
The regulations enforced by the City have been adopted in order to protect the public and assure continuing high property values. Your immediate attention to correcting the violation(s) listed above is required.

The Code Enforcement Division will re-inspect the property on 4/10/2021 to determine if corrective measures have been completed. If the violation(s) has not been corrected at the time of inspection, your case will be scheduled for a hearing before the Code Enforcement Board for review and possible action. At that time, you will have the opportunity to explain to the citizens serving on the Board the reasons why the violation(s) has not been corrected. The Board has the authority to assess a fine against you for as long as the violation continues.

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.

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:





Feb 9, 2021 at 10:41:57 AM



Handwritten note on the door, partially obscured and illegible.

1221

POST





1221



Feb-25, 2022 at 12:14 PM





**CITY OF CORAL GABLES**

**CODE ENFORCEMENT DIVISION**

427 Biltmore Way, Suite 100

2/25/22

02/23/2022

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

FL 7106 2133 3432 6525 3667

**Summons to Appear**

Case #: CE299986-020821

The City of Coral Gables

vs

**PETER A SALIAMONAS & ANNE S**  
1221 MILIAN AVE  
CORAL GABLES FL 331343503

Folio #: 0341070184480

1221 Milan  
CE 299986

You, as the Owner and/or Occupant of the premises at:

1221 MILAN AVE PB 8-113  
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:

**City Code - Chapter 105, section 105-26, F.B.C. - section 105.1. Work done without a permit. Exterior work on side of property including concrete (elevated patio), 4x4 posts and lighting without required permits. Also to include front addition done without permit.**

**The following steps should be taken to correct the violation:**  
**Remedy: STOP ALL WORK - Must obtain "after the fact" permit for new work, and or demolish with required permit.**

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 for a hearing on 3/16/2022 at 8:30 am in the Commission Chambers, located on the second floor of:

**City Hall**  
**405 Biltmore Way**  
**Coral Gables, Florida 33134**

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, he or she must provide a power of attorney from you at the time of the 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 appropriate will no longer qualify for an historic preservation tax exemption.



Tuesday, April 20, 2021 at 2:09:23 PM



1221

