

City of Coral Gables

405 Biltmore Way
Coral Gables, FL 33134
www.coralgables.com



Agenda

Wednesday, March 20, 2019

8:30 AM

City Hall, Commission Chambers, 2nd Floor

Code Enforcement Board

Chairperson Andres Murai, Jr
Vice Chairperson George Kakouris
Board Member Ignacio Borbolla
Board Member Alexander L. Bucelo
Board Member Jeffrey Flanagan
Board Member J.M. Guarch, Jr.
Board Member Christopher Zoller

CALL TO ORDER**ROLL CALL****APPROVAL OF THE MINUTES**

[19-8478](#) Code Enforcement Board Minutes of February 20, 2019

PUBLIC HEARING*SWEARING IN OF INTERESTED PARTIES*

SIGN-IN SHEET: Those who wish to address the Board during the public hearing portion must legibly record their name and address on the sign-in sheet with the item(s) they wish to address at the recording secretary's table. The primary purpose of the sign-in sheet is to record the attendance at the meeting and to assist in the accurate recording of the minutes.

PROCEDURE: The following format shall be used; however, the Chairperson in special circumstances may impose variations.

- Identification of item by Chairperson
- Disclosure statement by Board members
- Presentation by Staff
- Applicant or Agent presentation
- Public comment-support/opposition
- Public comment closes - Board discussion
- Motion, discussion and second of motion
- Board's final comments
- Vote

[CE281831](#) 1441 Tagus Avenue

Violation Description - Permit(s) BL15065187, EL15065256, ME15065403 & PL15065411 are expired and currently on a stop work status. Cease any and all work pertaining to said permit(s).

Remedy - Must re-activate permit(s) and/or obtain new permit(s) in order to commence and complete the proposed work.

Owner - Mark Price & (W) Roberta

Code Enforcement Officer A. Garcia

[CE277885](#) 145 Madeira Avenue

Violation Description - Broken Awnings

Remedy - Repair awnings

Owner - Madeira LLC

Code Enforcement Officer J. Garcia

[CE275557](#)

431 Vilabella Avenue

Violation Description - 1. Sections 34-202 and 204 of the City Code - Failure to maintain vacant property in a secure manner so as not to render it accessible to unauthorized persons. 2. Sections 34-203 and 211 of the City Code - Failure to maintain (by allowing fence to deteriorate) and register vacant Property. 3. Section 105-26 of the City Code and Section 105.1 of the Florida Building Code and Sections 3-207 and 3-208 and of the City Zoning Code - Interior remodeling and installation of an air conditioner without permits. 4. Section 3-205 and 5-606 of the City Zoning Code - Painting of the exterior of the structure without obtaining color pallet approval. 5. Section 105-26 of the City Code and Section 105.1 of the Florida Building Code and Sections 3-207 and 3-208 and of the City Zoning Code; and 5-2403 of the City Zoning Code - Installation of a fence without a permit or that exceeds the scope of a permit because it exceeds the permitted height of 5 feet. 6. Section 105-226 of the City Code - Accessory structure (fence) in disrepair.

Remedy 1. Occupy the Property or apply for, obtain and pass final inspection on any required permit to repair or replace the fence on the Property. 2. Register the Property and apply for, obtain, and pass final inspection on all required permits to repair or replace the fence on the Property or occupy the Property. 3. Apply for, obtain and pass final inspection on any required after-the-fact permits to legalize or demolish unpermitted work. 4. Apply for, obtain and pass final inspection on any required after-the-fact color pallet approval to paint the structure in an approved color. 5. Apply for, obtain and pass final inspection on any required after-the-fact permits to legalize or demolish unpermitted work. 6. Apply for, obtain and pass final inspection on any required permit to repair or replace the fence on the Property.

Need to obtain approval and permits for the interior demo, interior alterations and new a/c and/or new a/c line. Chain link fence is in disrepair and 4 ft. fence is only allowed in a residential area. Exterior painting requires approval. Need to register the property and secure it.

Owner - Milady Irizarry, aka, Milady White

Code Enforcement Officer Sheppard

HISTORIC PROPERTIES**CE269911** 4614 Brooker Street

Violation Description - Property is in need of maintenance. Please see comments below in reference to each unit.

4614: Fascia boards are in disrepair. Porch area has paint that is peeling.

4612: Roof on porch area and at rear is in disrepair. Window at front of property is in disrepair with wood covering. Porch columns and portion of wall have paint that is peeling.

4610: Fascia boards have paint that is peeling. Front door is discolored. Porch steps are dirty.

4608: Fascia boards are dirty. Porch area has paint that is peeling. Front door is in disrepair and paint is peeling.

Remedy - Please see comments below in reference to each unit.

4614: Fascia boards must be repaired and/or painted. Porch area needs to be painted.

4612: Roof on porch area and window at front of property must be repaired. Porch columns and portion of wall must be painted.

4610: Fascia boards and front door must be painted. Porch steps must be cleaned.

4608: Fascia boards must be cleaned. Porch area and front door must be painted and/or repaired.

Permits must be obtained for work, if necessary.

Owner - Greater St. Paul A M E Church Inc.

Code Enforcement Lead Field Supervisor Ortiz

CE277860 1021 Hardee Road

Violation Description -

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. Section 62-151 of the City Code, to wit: failure to maintain the sidewalk and driveway approach in a clean condition.

3. Sections 250, 255, and 278 of Chapter 105, Minimum Housing Code, of the City Code; as to the residential structure: The Structure's walls and roof are dirty in places, the paint is chipping and there are cracks on the walls; iron bars are damaged and rusted and the paint is chipped and peeling.

4. Section 255 of Chapter 105, Minimum Housing Code, of the City Code and Section 5-1803 of the City Zoning Code, to wit: outdoor storage of plywood sheets, wooden beams, and other construction materials.

5. Sections 3-207 (D) of the City Zoning Code, to wit: failure to fully complete building in substantial compliance with plans and specifications upon which a building permit was within one (1) year after the commencement of erection of any building, addition, or renovation; including, but not limited to, by failing to make active progress on permit BL-14-06-1441 and all subpermits for the Structure, which was issued on 7-10-17, had its last approved inspections (for structural and public works) on June 28, 2018, and expires on 12-26-18.

Remedy -

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. Clean the sidewalk and driveway approach.

3. Clean or paint walls, and roof, and apply for, obtain, and pass final inspection on color pallet approval to paint the Structure and building permits for the repairs, as required.

4. Remove all outdoor storage of plywood sheets, wooden beams, and other construction materials or place them in an approved outdoor storage area.

5. Pass final inspection on all required permits to complete the Structure on the Property.

Owner - Juan M. Delgado Trs, Juan M. Revocable Trust

Code Enforcement Lead Field Supervisor Ortiz

DISCUSSION ITEMS

ADJOURNMENT

NOTE

Any person making impertinent or slanderous remarks or who become boisterous while addressing the Board, shall be barred from further audience before the Board by the Chair, unless permission to continue or again address the Board is granted by the majority vote of the Board Members present. Clapping, applauding, heckling or verbal outbursts or any remarks in support or opposition to a speaker shall be prohibited. Signs or placards shall not be permitted in Commission Chambers.

Any person, who acts as a lobbyist pursuant to the City of Coral Gables Ordinance No. 2006-11, as amended, must register with the City Clerk prior to engaging in lobbying activities before City Staff, Boards, Committees or City Commission. A copy of the Ordinance is available in the Office of the City Clerk, City Hall. If a person decides to appeal any decision made by a Board, Committee or City Commission with respect to any matter considered at a meeting or hearing, that person will need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based (F.S. 286.0105). Any meeting may be opened and continued and, under certain circumstances, additional legal notice will not be provided.

Any person requiring special accommodations in order to attend or participate in the meeting should contact the City's ADA Coordinator, Raquel Elejabarrieta (Email: relejabarrieta@coralgables.com, Telephone: 305-722-8686, TTY/TDD: 305-442-1600, at least three (3) working days prior to the meeting. All meetings are telecast live on Coral Gables TV Channel 77.