



06/28/2021

CITY OF CORAL GABLES
CODE ENFORCEMENT DIVISION
OF Biltmore Way, Suite 150 Case #: CE303936-062821

Code Enforcement Violation Warning

JULIO DEL REY JR & W MARILDA
177 VERA CT
CORAL GABLES FL 331434519

ACQ CE 303936
Posted: 6/30/21
177 Vera Ct

Folio #: 0841320250420

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 of the premises at 177 VERA CT, Coral Gables, FL.

At that time, a Code Enforcement Officer found the following violation(s) evident on the property:

Violation(s):

- City Code - Chapter 165, section 165-23, F.B.C. - section 165.4.1.1. If work has commenced and the permit is revoked, becomes null and void, or expires because of lack of progress or abandonment, a new permit covering the proposed construction shall be obtained before proceeding with the work.

Code Enforcement Officer Comments: **Permit #27010252 Pool/Spa is expired.**

The following steps should be taken to correct the violation:

Remedy: Need to re-activate the permit, call for open inspections and close the permit. You may contact Jorge Pino/Miami Permitting at (305) 460-5272 jpine@coralgables.com for assistance.

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 gratefully appreciated.

The Code Enforcement Division will re-inspect the property on 7/29/2021 to determine if corrective measures have been completed. If corrective measures have not been completed by 7/29/2021, a Notice of Violation 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.

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.

Jun 30, 2021 at 2:45 P