

NOVI-24-09-8310

City of Coral Gables
Code Enforcement Division
427 Biltmore Way, Suite 100SCAN ME
Need to search or
appeal your citation?

Code Enforcement Violation Warning

September 6, 2024

Case #:NOVI-24-09-8310

Folio #: 0341080015200

JAKUB HEJL
803 N GREENWAY DR
CORAL GABLES, FL 33134

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 to the premises at:

803 GREENWAY DR, Coral Gables, FL 33134-4829

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

Floors, walls, ceilings and roofs - Sec. 105-278 - Floors, walls, ceilings and roofs.
Floors, walls, ceilings and roofs of every structure used for human habitation shall be structurally sound, and maintained in a clean and sanitary condition. They shall be free from cracks, breaks, loose plaster and similar conditions so serious as to endanger the safety of occupants or to seriously mar the attractiveness of the premises.

(Code 1958, § 16A-36; Code 1991, § 12-178; Code 2006, § 105-289; Ord. No. 1142, § 4.5, 7-14-1999; Ord. No. 2013-07, § 2, 5-28-2013)

Code Enforcement Officer Comments: *** HISTORIC*** BROKEN PERIMETER CBS WALL AT ENTRY, GROUND COVER NEEDED TROUGHT FRONT AND SIDE YARD.

The following steps should be taken to correct the violation:

PLEASE REPAIR PERIMETER CBS WALL, COVER YARD WITH SOD OR OTHER APPROVED GROUND COVER, OBTAIN PERMIT IF APPLICABLE PASS INSPECTION AND CLOSE PERMITS.

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 10/6/2024 to determine if corrective measures have been completed. If corrective measures have not been completed by 10/6/2024, a Notice of Violation and/or citation 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 or the Code Enforcement Hot-line at 305-441-5777, or see us in person at 427 Biltmore Way, 2nd Floor, Coral Gables FL, 33134.

803 N GREENWAY

ANGELICA LUGO AL
alugo@coralgables.com
305-460-5389CITY OF CORAL GABLES, FLORIDA
UNIFORM CIVIL VIOLATION NOTICE

Ticket #: TICK-24-09-18142

CITIZEN/ISSUED	CODE INSPECTOR	DEPARTMENT
09/06/24 17:36	Angelica Lugo	Code Enf.
NAME OF VIOLATOR	FOLO	
JAKUB HEJL	0341080015200	
803 N GREENWAY DR	REPEAT VIOLATOR	
CORAL GABLES, FL 33134	Yes No	
NAME OF REGISTERED AGENT (IF APPLICABLE)		

THE NOTICE DEMANDS YOU TO ANSWER THE COMPLAINT THAT ON THE FOLLOWING DATE
09/06/24 17:36 VIOLATION OF THE FOLLOWING SECTION(S) OF
CORAL GABLES CITY CODE WAS OBSERVED

Sec. 20-81 - Penalties generally.
If the above Tree abuse is prohibited and shall constitute a violation of this section. Any act of tree abuse that renders a tree nonviable or effectively destroyed shall constitute "effective removal" and shall compel the owner to fully comply with the terms of this article as if the tree was removed prior to issuance of a permit.

(Ord. No. 2017-45, § 2(A); A. 12-5-2017)

PLEASE OBTAIN APPROVAL, PERMIT AND ARBORIST REPORT FOR REMOVAL OF SPECIMIN NORFOLK PINE AND NATIVE SYLVESTER PALM. COMPLY WITH SECTION 16-23.

NO GREENWAY DR

TO REMEDY THE CIVIL PENALTY OF \$ 1,000.00 PLEASE CORRECT THE VIOLATION

RECORDING: 09/06/24 - YOU MAY REQUEST AN ADMINISTRATIVE HEARING

REVIEW A QUINCY OFFER TO APPEAL THE DECISION OF THE CODE OFFICER ON OR

BEFORE 09/06/24

FAILURE TO PAY CIVIL PENALTY AND CORRECT VIOLATION OR

FILE A REQUEST FOR ADMINISTRATIVE HEARING BY THE DATE

SHOWING SUCH WAIVER SHALL CONSTITUTE AN ADMISSION

OF VIOLATION. EACH DAY OF CONTINUED VIOLATION SHALL BE

DEEMED A CONTINUING VIOLATION SUBJECT TO ADDITIONAL

PENALTIES IN THE SAME AMOUNT WITHOUT THE NEED FOR

RECEIPT OF ADDITIONAL CIVIL VIOLATION NOTICE.

ACKNOWLEDGE RECEIPT OF THIS CIVIL VIOLATION NOTICE. I

UNDERSTAND THAT ACCEPTANCE OF THIS VIOLATION NOTICE IS

NOT AN ADMISSION OF GUILT.

DATE 09/06/24

DATE 09/06/24

305-460-5389

TICK-24-09-18142

INSTRUCTIONS

PAYMENTS AND REQUEST FOR HEARING SHOULD BE MADE TO:
CITY OF CORAL GABLES
CLERK OF THE CODE ENFORCEMENT BOARD
DEVELOPMENT SERVICES DEPARTMENT
P.O. BOX 341549
CORAL GABLES, FLORIDA 33134
(305) 460-5226

HEARING WILL BE SET NO SOONER THAN TWENTY (20) DAYS FROM THE DATE OF THE CIVIL VIOLATION NOTICE. ALL PARTIES WILL NOTIFIED AT THE MAILING ADDRESS SHOWN ON THIS NOTICE.

YOU MAY APPEAR WITH OR WITHOUT COUNSEL AND PRODUCE WITNESSES ON YOUR OWN BEHALF.

YOU WILL BE LIABLE FOR REASONABLE COSTS OF THE ADMINISTRATIVE HEARING UPON A FINDING OF GUILT.

LIENS IN THE AMOUNT OF UNPAID PENALTIES WILL BE FILED AGAINST YOUR REAL OR PERSONAL PROPERTY AND WILL BE FORECLOSED UPON.

FAILURE TO PAY CIVIL PENALTY AND CORRECT VIOLATION OR FILE A REQUEST FOR ADMINISTRATIVE HEARING BY THE DATE SHOWN SHALL CONSTITUTE A WAIVER OF YOUR RIGHT TO HEARING AND SUCH WAIVER SHALL CONSTITUTE AN ADMISSION OF VIOLATION. EACH DAY OF CONTINUED VIOLATION SHALL BE DEEMED A CONTINUING VIOLATION SUBJECT TO ADDITIONAL PENALTIES IN THE SAME AMOUNT WITHOUT THE NEED FOR ISSUANCE OF ADDITIONAL CIVIL VIOLATION NOTICE.

THE FILING OF A REQUEST FOR AN ADMINISTRATIVE HEARING WILL NOT HALT ACCRUAL OF CONTINUING VIOLATION.

9469 0090 0027 6517 2764 15

SCAN ME
Need to search or
appeal your citation?

NOVI-24-09-8308

City of Coral Gables
Code Enforcement Division
427 Biltmore Way, Suite 100SCAN ME
Need to search or
appeal your citation?

Notice of Violation

September 6, 2024

Case #:NOVI-24-09-8308

JAKUB HEJL
803 N GREENWAY DR
CORAL GABLES, FL 33134

Folio #: 0341080015200

9469 0090 0027 6517 2764 22

Dear Property Owner and/or Occupant:

This letter constitutes a notice that a violation(s) exists on the premises at:

803 GREENWAY DR, Coral Gables, FL 33134-4829

The violation(s) found was:

Work without a Permit - Sec. 105-26 - Adoption of building, plumbing, electrical and related technical codes.

The state building code together with all local amendments thereto is hereby adopted by reference. Penalties for violation of the state building code shall be as established in section 1-7. Florida Building Code 105 - [A]105.1. Required. Any owner or owner's authorized agent who intends to construct, enlarge, alter, repair, move, demolish or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any impact-resistant coverings, electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be performed, shall first make application to the building official and obtain the required permit. (Code 1958, § 8-1; Code 1991, § 6-26; Code 2006, § 105-23; Ord. No. 1052, § 1, 12-17-1997)

Code Enforcement Officer Comments: ***HISTORIC*** WORK WITHOUT A PERMIT OR APPROVAL. REMOVAL OF CBS PATIO WALLS, FOUNTAIN, INSTALLATION OF ARTIFICIAL GRASS/TURF, INSTALLATION OF GRAVEL ON THE RIGHT OF WAY, PAINTING.

The following steps should be taken to correct the violation:

MUST OBTAIN APPROVAL AND PERMITS FOR REMOVAL OF CBS PATIO WALLS, FOUNTAIN, INSTALLATION OF ARTIFICIAL GRASS/TURF, INSTALLATION OF GRAVEL ON THE RIGHT OF WAY, PAINTING. CALL FOR INSPECTIONS AND CLOSE 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 10/6/2024 to determine if corrective measures have been completed. If the violation(s) has not been completed at the time of inspection, your case will be presented to 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 or the Code Enforcement Hot-line at 305-441-5777, or see us in person at 427 Biltmore Way, 2nd Floor, Coral Gables FL, 33134.

803 N GREENWAY

ANGELICA LUGO AL
alugo@coralgables.com
305-460-5389

Sep 6, 2024 at 1:54 PM

ABLE FOR TECHNICAL
ADMINISTRATIVE HEARING UPON
SUIT.
AMOUNT OF UNPAID PENALTY
AGAINST YOUR REAL OR
PROPERTY AND WILL BE
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AL OF CONTINUING VIOLATION.
84 0040 0027 6517 2764 3



Need to scan
your phone

-18142

803 N GREENWAY

Audelia Lucas
alucas@coralgables.com
305-460-5389

803 GREENWAY CIVIL CODE VIOLATION
The violation(s) found was:
Work without a Permit - Sec. 105-26 - Adoption of building, plumbing, electrical and related technical codes.
The state building code together with all local amendments thereto is hereby adopted by reference. Penalties for violation of the state building code shall be as established in section 1-7, Florida Building Code 105-41105.1. Required.
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Code Enforcement Officer Comments: "HISTORIC" WORK WITHOUT A PERMIT OR APPROVAL, REMOVAL OF CBS PATIO WALLS, FOUNTAIN, INSTALLATION OF ARTIFICIAL GRASS/TURF, INSTALLATION OF GRAVEL ON THE RIGHT OF WAY, PAINTING.
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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.
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FEDEX

! Leave package
At hospital

Sep 6, 2024 at 1:54 PM