



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

05/04/2018

Summons to Appear

The City of Coral Gables
vs
RUBEN NASIO
245 VISCAYA AVE
CORAL GABLES FL 33134

Case #: CE275935-022218

Folio #: 0341170073670

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

318 VISCAYA AVE PB 14-25
CORAL GABLES, FL 33134

are in violation of the following sections and subject to Section 101.168 of the City Code of the City of Coral Gables by:

City Code - Chapter 105. Minimum Housing.

Revised: Walls, awnings, and driveway are dirty. Window panes missing at SE corner of property, rotted wood above windows on NW corner of home, cracks in walls, deteriorated walls, defective weatherproofing, structure not secured, is unsafe, and demolition by neglect.

The following steps should be taken to correct the violation:

Remedy: Revised: Clean driveway and clean and/or paint walls and awnings as needed. Replace missing window panes, and replace rotted wood over windows at NW corner.

As a result of the above violation(s), a complaint has been filed commanded to appear before the Code Enforcement Board for 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 appear in absentia. An administrative fee of \$108.75 will be assessed at

Please be advised that if someone will be attending the hearing, you must have a power of attorney from you at the time of the hearing.

Como consecuencia de la(s) violación(es) mencionadas arriba y a través de este medio se requiere su presencia al frente de una audiencia el 5/16/2018 a las 8:30 a.m. en la Cámara de la de:

City Hall
405 Biltmore Way
Coral Gables, Florida 33134

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.

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For delivery information, visit our website at www.usps.com ®.																															
OFFICIAL USE																															
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PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions																															

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CITY OF CORAL GABLES

CODE ENFORCEMENT DIVISION

427 Biltmore Way, Suite 100

04/16/2018

Case #: CE275935-022218

Notice of Violation

RUBEN NASIO
245 VISCAYA AVE
CORAL GABLES FL 33134

Folio #: 0341170073670

Dear Property Owner and/or Occupant:

This letter constitutes a notice that a violation(s) exists on the premises at 318 VISCAYA AVE, Coral Gables, FL. The violation(s) found was:

Violations:

- **City Code - Chapter 105. Minimum Housing; Failure to register and maintain vacant/abandoned property; and Demolition by neglect of an historic structure**

Code Enforcement Officer Comments: See attached Cease & Desist Letter along with list of violations.

The following steps should be taken to correct the violations:

Remedy: Correct all violations as indicated on list of violations in attached Cease & Desist Letter..

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 4/23/2018 to determine if the corrective measures have been completed. If the violation(s) has not been corrected 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.

Las regulaciones impuestas por la Ciudad han sido adoptadas para proteger al público y asegurar la continuidad de los valores altos de la propiedad. Se pide la atención inmediata para corregir la(s) violación(es) indicadas arriba.

La División del Cumplimiento del Código re-inspeccionará la propiedad el 4/23/2018 para determinar si se han tomado medidas correctivas. Si la(s) violación(es) no han sido corregidas en el momento de inspección, su caso será presentado a la Junta del Cumplimiento del Código para su revisión y posible acción. Ahí tendrá la oportunidad de explicar a los ciudadanos que sirven en esta junta las razones por la cual esta(s) violación(es) no han sido corregidas. La Junta tiene la autoridad de imponer una multa en contra suya por el tiempo en que continúe la violación.

La División está disponible para consulta sobre este caso de 7:30 a.m. a 4:00 p.m. Por favor comuníquese con el Oficial del Cumplimiento del Código nombrado abajo para cualquiera asistencia adicional.

Carlos Correa
Code Enforcement Officer
305 569-1823
ccorrea@coralgables.com



[FAQs > \(http://faq.usps.com/?articleId=220900\)](http://faq.usps.com/?articleId=220900)

Track Another Package +

Tracking Number: 70153010000067754631

[Remove X](#)

Your item was delivered to an individual at the address at 4:36 pm on May 7, 2018 in MIAMI, FL 33134.

Delivered

May 7, 2018 at 4:36 pm
Delivered, Left with Individual
MIAMI, FL 33134

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Go to our [FAQs](#) section to find answers to your tracking questions.