



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

08/24/2021

91 7108 2133 3932 5947 2081

Summons to Appear

The City of Coral Gables

Case #: CE301448-040521

VS

ALBERTO BERNAL & W MAGALY
437 VILABELLA AVE
CORAL GABLES FL 331461715

Folio #: 0341200222870

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

437 VILABELLA AVE 28-31 E5FT OF LOT 3 & LOT 4 & W
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 105-23, F.B.C. - section 105.4.1.1. 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. Zoning Code - Article 3, section 3-207(D). No building not fully completed in substantial compliance with plans and specifications upon which a building permit was issued shall be permitted to be maintained on any land for more than one (1) year after the commencement of erection of any building, addition or renovation.

Wintegrate permit #94040045 (POOL ONLY) is expired.

The following steps should be taken to correct the violation:

Remedy: Must reactivate permit and call all inspections to close 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 9/15/2021 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.

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