

Affidavit of Posting

Complaint/Case #: 284702

Title of Document Posted: Code Enforcement Violation Warning

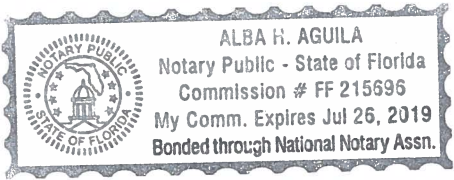
I, JOSEPH PAZ, DO HEREBY SWEAR/AFFIRM THAT THE AFOREMENTIONED
NOTICE WAS PERSONALLY POSTED, BY ME, AT THE ADDRESS OF
4916 Washington Dr, ON 3/5/2019 AT 2:29pm.



SIGNATURE OF OFFICER

STATE OF FLORIDA)
vs.
COUNTY OF MIAMI-DADE)

Sworn to (or affirmed) and subscribed before me this 5th day of March, in the
year 2019, by JOSEPH PAZ, who is personally known to me or has produced
_____ as identification.

My Commission Expires:




Notary Public



CITY OF CORAL GABLES

CODE ENFORCEMENT DIVISION

427 Biltmore Way, Suite 100

03/06/2019

Case #: CE284702-030519

Code Enforcement Violation Warning

KENDALE LAKES JJS LLC

13727 SW 152 AVE # 233

MIAMI FL 33177

Folio #: 03-4120-025-0260

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 **4916 WASHINGTON DR**, Coral Gables, FL.

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

Violation(s):

- **City Code - Chapter 105, section 105-26, F.B.C. - section 105.1. Work done without a permit. Violation of Coral Gables Zoning Code.**

Code Enforcement Officer Comments: WWP CC 105-26, F.B.C 105.1, and Zoning Code Section 3-205 Violations (I.E. Property owner painting their house without a BOA color palette approval. Front porch, front walkway, front door, windows throughout property, new electrical outlets, gas tank, and A/C unit all installed without proper approval and permit.)

The following steps should be taken to correct the violation:

Remedy: Must seek color palette approval from the City of Coral Gables Board of Architects. Must seek all required permits and inspections with the City of Coral Gables.

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 **4/5/2019** to determine if corrective measures have been completed. If corrective measures have not been completed by **4/5/2019**, 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.**

Coral Gables ha merecido el título de “La Ciudad Bella” gracias a la ayuda de los residentes. Se agradece su cooperación inmediata para la corrección de la(s) violación(es) mencionadas arriba. La División del Cumplimiento del Código re-inspeccionará la propiedad el **4/5/2019** para determinar si se han tomado medidas correctivas. Si estas medidas correctivas no se han realizado para el **4/5/2019**, se emitirá un Aviso de Infracción. 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.

Joseph Paz

Code Enforcement Officer

305 476-7201

jpaz2@coralgables.com