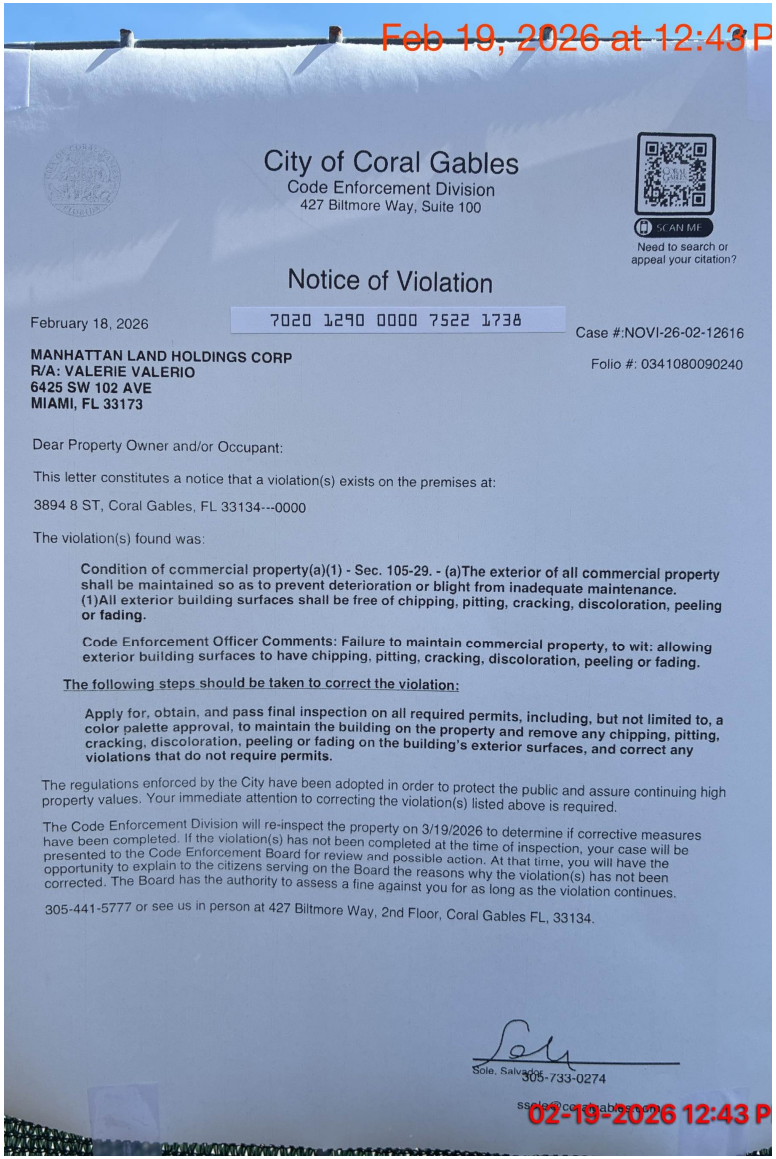
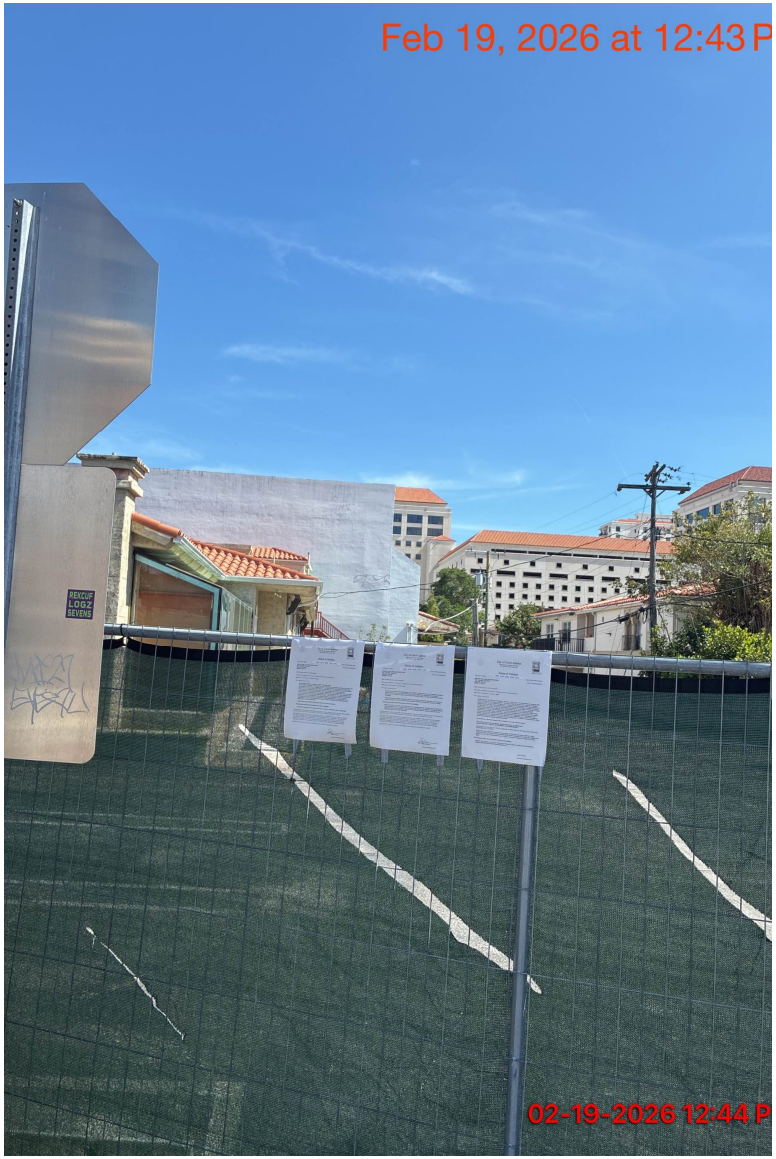

Feb 19, 2026 at 12:43 P
City of Coral Gables
Code Enforcement Division
427 Biltmore Way, Suite 100
SCAN ME
Need to search or appeal your citation?
Notice of Violation
February 18, 2026
7020 1290 0000 7522 1738
Case #:NOVI-26-02-12616
Folio #: 0341080090240
MANHATTAN LAND HOLDINGS CORP
R/A: VALERIE VALERIO
6425 SW 102 AVE
MIAMI, FL 33173
Dear Property Owner and/or Occupant:
This letter constitutes a notice that a violation(s) exists on the premises at:
3894 8 ST, Coral Gables, FL 33134---0000
The violation(s) found was:
Condition of commercial property(a)(1) - Sec. 105-29. - (a)The exterior of all commercial property shall be maintained so as to prevent deterioration or blight from inadequate maintenance. (1)All exterior building surfaces shall be free of chipping, pitting, cracking, discoloration, peeling or fading.
Code Enforcement Officer Comments: Failure to maintain commercial property, to wit: allowing exterior building surfaces to have chipping, pitting, cracking, discoloration, peeling or fading.
The following steps should be taken to correct the violation:
Apply for, obtain, and pass final inspection on all required permits, including, but not limited to, a color palette approval, to maintain the building on the property and remove any chipping, pitting, cracking, discoloration, peeling or fading on the building's exterior surfaces, and correct any violations that do not require permits.
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 3/19/2026 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.
305-441-5777 or see us in person at 427 Biltmore Way, 2nd Floor, Coral Gables FL, 33134.
Sole, Salvador
305-733-0274
02-19-2026 12:43 P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