

Code Enforcement Board  
Case Presentation Sheet

Complaint #: \_\_\_\_\_

Case #: CE275557

Address: 431 Viabella Avenue

Owner's Name: Milady White

Violation Narrative: Code Section (w/ <sup>min</sup> YPR) see attached codes.

Date of Service: Warning: N/A Notice of Violation: 2/8/18 Summons: 5/3/18

List each extension given and the reason for granting the extension:

Contact made with owners/tenants? Yes  No

Last inspection date before hearing: \_\_\_\_\_

File Checklist:

- Blue Form NA
- Miami-Dade County website printout/Proof of ownership
- Code Enforcement Violation Warning – (with posting picture) NA
- Notice of Violation – (with certified receipt, USPS website printout, and posting picture)
- Summons – (with certified receipt, USPS website printout, and posting picture)
- Affidavit of Posting for Code Enforcement Violation Warning, Notice of Violation, and Summons
- Pictures of violation
- Code Section Printout
- Permit History (if applicable)

C.E. Officer: Devi Sheppard C.E. Director: [Signature]





# OFFICE OF THE PROPERTY APPRAISER

## Summary Report

Generated On : 2/7/2018

Property Information	
Folio:	03-4120-022-2880
Property Address:	431 VILABELLA AVE Coral Gables, FL 33146-1715
Owner	MILADY WHITE
Mailing Address	431 VILABELLA AVE MIAMI, FL 33146
PA Primary Zone	0100 SINGLE FAMILY - GENERAL
Primary Land Use	0101 RESIDENTIAL - SINGLE FAMILY : 1 UNIT
Beds / Baths / Half	3 / 1 / 0
Floors	1
Living Units	1
Actual Area	2,137 Sq.Ft
Living Area	1,636 Sq.Ft
Adjusted Area	1,877 Sq.Ft
Lot Size	8,640 Sq.Ft
Year Built	1945



Assessment Information			
Year	2017	2016	2015
Land Value	\$432,000	\$432,000	\$362,880
Building Value	\$160,632	\$162,226	\$163,821
XF Value	\$1,073	\$1,087	\$903
Market Value	\$593,705	\$595,313	\$527,604
Assessed Value	\$593,705	\$595,313	\$481,268

Benefits Information				
Benefit	Type	2017	2016	2015
Non-Homestead Cap	Assessment Reduction			\$46,336
Homestead	Exemption	\$25,000	\$25,000	
Second Homestead	Exemption	\$25,000	\$25,000	

Note: Not all benefits are applicable to all Taxable Values (i.e. County, School Board, City, Regional).

Short Legal Description
CORAL GABLES RIVIERA SEC PART 1
REV PB 28-31
E33FT OF LOT 5 & BLK 28
W39FT OF LOT 6
LOT SIZE IRREGULAR

Taxable Value Information			
	2017	2016	2015
<b>County</b>			
Exemption Value	\$50,000	\$50,000	\$0
Taxable Value	\$543,705	\$545,313	\$481,268
<b>School Board</b>			
Exemption Value	\$25,000	\$25,000	\$0
Taxable Value	\$568,705	\$570,313	\$527,604
<b>City</b>			
Exemption Value	\$50,000	\$50,000	\$0
Taxable Value	\$543,705	\$545,313	\$481,268
<b>Regional</b>			
Exemption Value	\$50,000	\$50,000	\$0
Taxable Value	\$543,705	\$545,313	\$481,268

Sales Information			
Previous Sale	Price	OR Book-Page	Qualification Description
01/01/1994	\$173,000	16252-1514	Sales which are qualified
05/01/1990	\$115,000	14572-229	Sales which are qualified

The Office of the Property Appraiser is continually editing and updating the tax roll. This website may not reflect the most current information on record. The Property Appraiser and Miami-Dade County assumes no liability, see full disclaimer and User Agreement at <http://www.miamidade.gov/info/disclaimer.asp>

Version:



1

1



# CITY OF CORAL GABLES

CODE ENFORCEMENT DIVISION

427 Biltmore Way, Suite 100

02/08/2018

Case #: CE275557-020718

## Notice of Violation

MILADY WHITE  
6660 SW 125 AVE  
MIAMI FL 331832524

Folio #: 0341200222880

Dear Property Owner and/or Occupant:

This letter constitutes a notice that a violation(s) exists on the premises at **431 VILABELLA AVE,** Coral Gables, FL.

The violation(s) found was:

### Violations:

- **Zoning Code - Article 3, section 3-208. No person shall commence or cause to be commenced any miscellaneous work, which does not otherwise require a building permit, which affects the aesthetics, appearance, or architectural design of any structure, site or site improvements until an application for a zoning permit therefore has been previously filed with the Building Division. No such miscellaneous work which affects the aesthetics, appearance, or architectural design of any structure, site or site improvements shall commence until a permit has been issued by the City.**  
**City Code - Chapter 105. Minimum Housing.**  
**City Code - Chapter 34, section 34-165. Failure to register abandoned real property on an annual basis.**  
**City Code - Chapter 105, section 105-23, F.B.C. - section 105.1. Work done without a permit.**

**Code Enforcement Officer Comments: 1. Sections 34-202 and 204 of the City Code - Failure to maintain Property in a secure manner so as not to render it accessible to unauthorized persons. 2. Sections 34-202 and 211 of the City Code - Failure to register and maintain the Property, which is vacant property. 3. Section 105-26 of the City Code and Section 105.1 of the Florida Building Code - Interior remodeling without a permit. 4. Section 105-226 of the City Code - Accessory structure (fence) in disrepair. 5. 3-208 Zoning Code - Painting without approval.**

### The following steps should be taken to correct the violation:

**Remedy: 1. Apply for, obtain and pass final inspection on any required permit to repair or replace the fence on the property. 2. Register the Property and apply for, obtain, and pass final inspection on all required permits to repair or replace the fence on the property. 3. Apply for, obtain and pass final inspection on any required after-the-fact permit to legalize or demolish unpermitted work. 4. Apply for, obtain and pass final inspection on any required permit to repair or replace the fence on the property. 5. Need to obtain approval for the exterior painting.**

**Need to obtain approval and permits for the interior demo, interior alterations and new a/c and/or new a/c line. Chain link fence is in disrepair and 4 ft. fence is only allowed in a residential area. Exterior painting requires approval. Need to register the property and secure it.**

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 **4/9/2018** to determine if 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 **4/9/2018** 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.



**Terri Sheppard**  
Code Enforcement Officer  
**305 460-5239**  
[tsheppard@coralgables.com](mailto:tsheppard@coralgables.com)

**List of Violations for 431 Vilabella Ave**

	Code Section	Description of Violation	Corrective Action Required
1.	Sections 34-202 and 204 of the City Code	Failure to maintain vacant Property in a secure manner so as not to render it accessible to unauthorized persons [DO WE HAVE ADEQUATE PROOF OF THIS AFTER TERRI'S INSPECTION]	Occupy the Property or apply for, obtain and pass final inspection on any required permit to repair or replace the fence on the Property
2.	Sections 34-203 and 211 of the City Code	Failure to maintain (by allowing fence to deteriorate) and register vacant Property	Register the Property and apply for, obtain, and pass final inspection on all required permits to repair or replace the fence on the Property or occupy the Property
3.	Section 105-26 of the City Code and Section 105.1 of the Florida Building Code and Sections 3-207 and 3-208 and of the City Zoning Code	Interior remodeling and installation of an air conditioner without permits	Apply for, obtain and pass final inspection on any required after-the-fact permits to legalize or demolish unpermitted work
4.	Sections 3-205 and 5-606 of the City Zoning Code	Painting of the exterior of the Structure without obtaining color pallet approval	Apply for, obtain and pass final inspection on any required after-the-fact color pallet approval to paint the structure in an approved color
5.	Section 105-26 of the City Code and Section 105.1 of the Florida Building Code and Sections 3-207 and 3-208 and of the City Zoning	Installation of a fence without a permit or that exceeds the scope of a permit because it exceeds the permitted height of 5 feet [NOT SURE IF BUILDING CODE REQUIRES PERMIT FOR CHAIN LINK FENCE OR IF THERE WAS A PERMIT]	Apply for, obtain and pass final inspection on any required after-the-fact permits to legalize or demolish unpermitted work



	Code; and 5-2403 of the City Zoning Code		
6.	Section 105-226 of the City Code	Accessory structure (fence) in disrepair	Apply for, obtain and pass final inspection on any required permit to repair or replace the fence on the Property
7.		CHECK PERMIT HISTORY REGARDING PL-08-06-0819, IS THIS A VIOLATION OR SHOULD THE PERMIT BE CLOSED OUT?	



**USPS Tracking®**FAQs > (<http://faq.usps.com/?articleId=220900>)**Track Another Package +****Tracking Number:** 70172680000098725215

Remove X

Your item was delivered to an individual at the address at 12:17 pm on February 12, 2018 in MIAMI, FL 33183.

 **Delivered**

February 12, 2018 at 12:17 pm  
Delivered, Left with Individual  
MIAMI, FL 33183

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**Tracking History**

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**Product Information**

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**See Less ^****Can't find what you're looking for?**

Go to our FAQs section to find answers to your tracking questions.

**FAQs** (<http://faq.usps.com/?articleId=220900>)

## The easiest tracking number is the one you don't have to know.

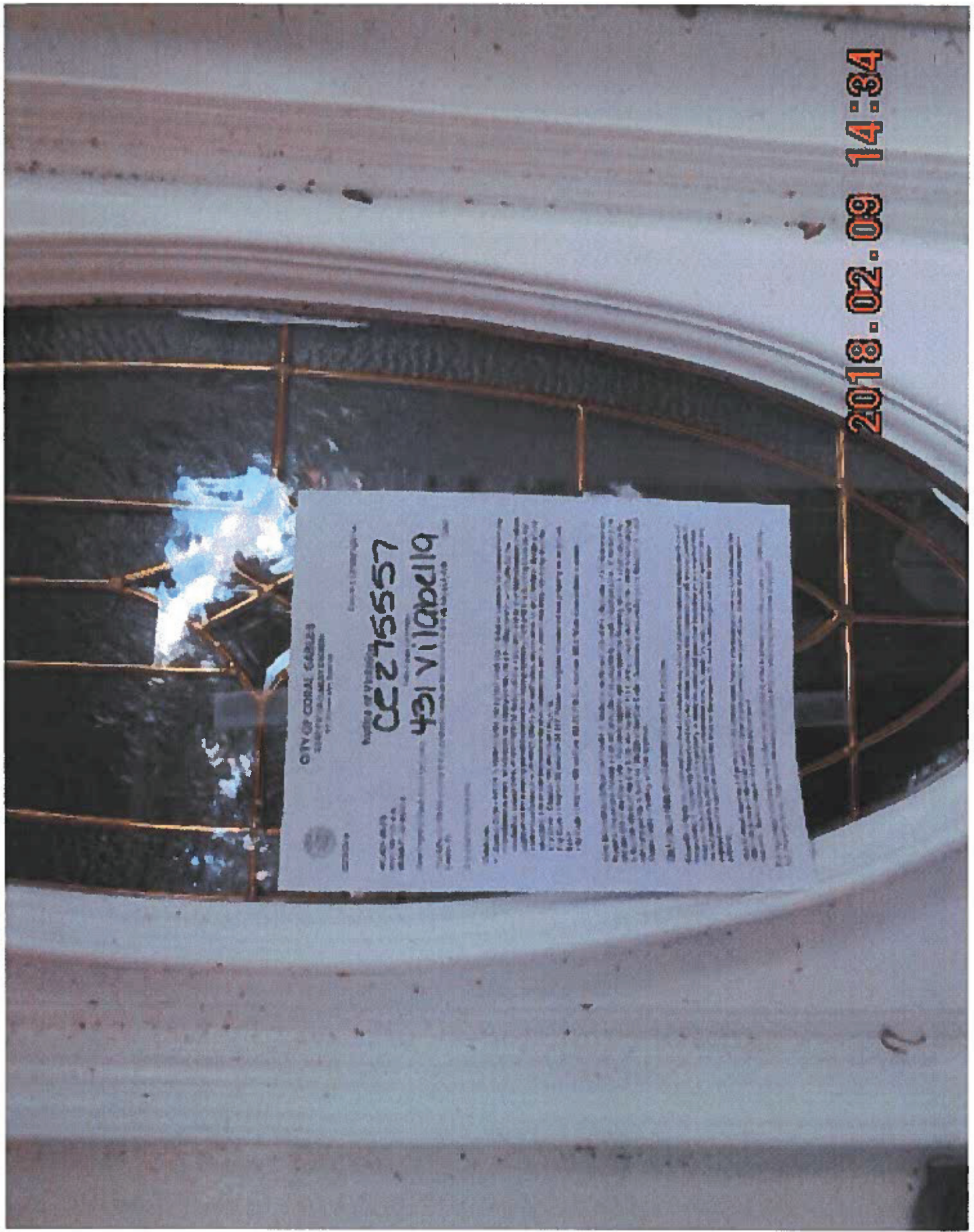
With Informed Delivery®, you never have to type in another tracking number. Sign up to:

- See images\* of incoming mail.
- Automatically track the packages you're expecting.
- Set up email and text alerts so you don't need to enter tracking numbers.
- Enter USPS Delivery Instructions™ for your mail carrier.

### Sign Up

**([https://reg.usps.com/entreg/RegistrationAction\\_input?](https://reg.usps.com/entreg/RegistrationAction_input?app=UspsTools&appURL=https%3A%2F%2Ftools.usps.com%2Fgo%2FTrackConfirmAction%3FtRef%3Dfullpage&tLc%3D2&text28777%3D%26tLabe...)**

\*NOTE: Black and white (grayscale) images show the outside, front of letter-sized envelopes and mailpieces that are processed through USPS automated equipment.



2018-02-09 14:34

**CITY OF CORAL GABLES**  
 3300 SW 26TH AVENUE  
 CORAL GABLES, FL 33134

**CC 275557**  
 431 vilabella

**Return to:**  
 CC 275557  
 3300 SW 26TH AVENUE  
 CORAL GABLES, FL 33134

**Address:**  
 431 vilabella  
 Coral Gables, FL 33134

**Postmaster:**  
 Please do not affix postage stamps to this envelope. Postage will be paid by the City of Coral Gables.

**City of Coral Gables**  
 3300 SW 26th Avenue  
 Coral Gables, FL 33134  
 Phone: 305.443.2200  
 Fax: 305.443.2201  
 Website: www.coralgables.gov

T8 CC275557  
431 vilabella



Affidavit of Posting

Complaint/Case #: CE275557

Title of Document Posted: NOV

I, Terr  
Sheppard DO HEREBY SWEAR/AFFIRM THAT THE AFOREMENTIONED  
NOTICE WAS PERSONALLY POSTED, BY ME, AT THE ADDRESS OF

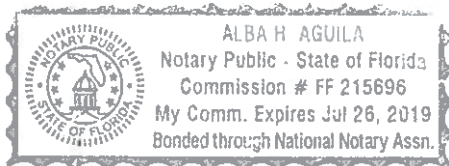
431 Vilabella Ave., ON 2/9/18 AT 14:34

Demi Sheppard  
SIGNATURE OF OFFICER

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

Sworn to (or affirmed) and subscribed before me this 10<sup>th</sup> day of May, in the year  
2018 by who is personally known to me or has produced  
\_\_\_\_\_ as identification.

My Commission Expires:



Alba H Aguil  
Notary Public







# 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

05/03/2018

## Summons to Appear

The City of Coral Gables

vs

**MILADY WHITE**

**6660 SW 125 AVE**

**MIAMI FL 331832524**

Case #: CE275557-020718

Folio #: 0341200222880

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

431 VILABELLA AVE REV  
CORAL GABLES, FL 33134

PB 28-31

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

### Violation of Coral Gables City Code.

**Zoning Code - Article 3, section 3-208. No person shall commence or cause to be commenced any miscellaneous work, which does not otherwise require a building permit, which affects the aesthetics, appearance, or architectural design of any structure, site or site improvements until an application for a zoning permit therefore has been previously filed with the Building Division. No such miscellaneous work which affects the aesthetics, appearance, or architectural design of any structure, site or site improvements shall commence until a permit has been issued by the City.**

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**City Code - Chapter 34, section 34-165. Failure to register abandoned real property on an annual basis.**

**City Code - Chapter 105, section 105-26, F.B.C. - section 105.1. Work done without a permit.**

**Violation of Coral Gables Zoning Code.**

**1. Sections 34-202 and 204 of the City Code - Failure to maintain vacant Property in a secure manner so as not to render it accessible to unauthorized persons. 2. Sections 34-203 and 211 of the City Code - Failure to maintain (by allowing fence to deteriorate) and register vacant Property. 3. Section 105-26 of the City Code and Section 105.1 of the Florida Building Code and Sections 3-207 and 3-208 and of the City Zoning Code - Interior remodeling and installation of an air conditioner without permits. 4. Section 3-205 and 5-606 of the City Zoning Code - Painting of the exterior of the structure without obtaining color pallet approval. 5. Section 105-26 of the City Code and Section 105.1 of the Florida Building Code and Sections 3-207 and 3-208 and of the City Zoning Code; and 5-2403 of the City Zoning Code - Installation of a fence without a permit or that exceeds the scope of a permit because it exceeds the permitted height of 5 feet. 6. Section 105-226 of the City Code - Accessory structure (fence) in disrepair.**

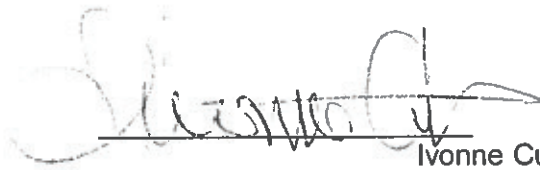
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**Remedy:** 1. Occupy the Property or apply for, obtain and pass final inspection on any required permit to repair or replace the fence on the Property. 2. Register the Property and apply for, obtain, and pass final inspection on all required permits to repair or replace the fence on the Property or occupy the Property. 3. Apply for, obtain and pass final inspection on any required after-the-fact permits to legalize or demolish unpermitted work. 4. Apply for, obtain and pass final inspection on any required after-the-fact color pallet approval to paint the structure in an approved color. 5. Apply for, obtain and pass final inspection on any required after-the-fact permits to legalize or demolish unpermitted work. 6. Apply for, obtain and pass final inspection on any required permit to repair or replace the fence on the Property.

Need to obtain approval and permits for the interior demo, interior alterations and new a/c and/or new a/c line. Chain link fence is in disrepair and 4 ft. fence is only allowed in a residential area. Exterior painting requires approval. Need to register the property and secure it.



Si alguien va a asistir a la audiencia en su lugar, por favor asegúrese de proporcionar un poder de abogado en el momento que se realiza la audiencia.



Ivonne Cutie, Clerk  
Code Enforcement Board

**Terri Sheppard**  
Code Enforcement Officer  
305 460-5239  
tsheppard@coralgables.com



**CITY OF CORAL GABLES**  
**CODE ENFORCEMENT DIVISION**  
427 Biltmore Way, Suite 100

02/08/2018

Case #: CE275557-020718

## Notice of Violation

**MILADY WHITE**  
**6660 SW 125 AVE**  
**MIAMI FL 331832524**

Folio #: 0341200222880

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**Violations:**

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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.



**Terri Sheppard**  
Code Enforcement Officer  
305 460-5239  
tsheppard@coralgables.com





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

### Track Another Package +

**Tracking Number:** 70153010000067754563

Remove X

Your item was delivered to an individual at the address at 12:11 pm on May 7, 2018 in MIAMI, FL 33183.

## **Delivered**

May 7, 2018 at 12:11 pm  
Delivered, Left with Individual  
MIAMI, FL 33183

**Get Updates** ∨

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**Text & Email Updates**



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**Tracking History**



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**Product Information**



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**See Less** ^

## Can't find what you're looking for?

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

**FAQs (<http://faq.usps.com/?articleId=220900>)****The easiest tracking number is the one you don't have to know.**

With Informed Delivery®, you never have to type in another tracking number. Sign up to:

- See images\* of incoming mail.
- Automatically track the packages you're expecting.
- Set up email and text alerts so you don't need to enter tracking numbers.
- Enter USPS Delivery Instructions™ for your mail carrier.

**Sign Up**

**([https://reg.usps.com/entreg/RegistrationAction\\_input?](https://reg.usps.com/entreg/RegistrationAction_input?app=UspsTools&appURL=https%3A%2F%2Ftools.usps.com%2Fgo%2FTrackConfirmAction%3FtRef%3Dfullpage&tLc%3D2&text28777%3D%26tLabe...)**

\*NOTE: Black and white (grayscale) images show the outside, front of letter-sized envelopes and mailpieces that are processed through USPS automated equipment.



# USPS Tracking®

FAQs > (<http://faq.usps.com/?articleId=220900>)

## Track Another Package +

Tracking Number: 70153010000067754617

Remove X

Expected Delivery on

**MONDAY**

**7** MAY 2018 ⓘ by **8:00pm** ⓘ

### Delivery Attempt: Action Needed

May 7, 2018 at 2:39 pm  
Notice Left (No Authorized Recipient Available)  
MIAMI, FL 33146

Schedule Redelivery ∨

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Text & Email Updates



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Schedule Redelivery



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Tracking History



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Product Information



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See Less ^

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# 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

05/03/2018

## Summons to Appear

The City of Coral Gables

Case #: CE275557-020718

vs

**MILADY WHITE**  
6660 SW 125 AVE  
MIAMI FL 331832524

Folio #: 0341200222880

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

431 VILABELLA AVE REV PB 28-31  
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:

### Violation of Coral Gables City Code.

**Zoning Code - Article 3, section 3-208. No person shall commence or cause to be commenced any miscellaneous work, which does not otherwise require a building permit, which affects the aesthetics, appearance, or architectural design of any structure, site or site improvements until an application for a zoning permit therefore has been previously filed with the Building Division. No such miscellaneous work which affects the aesthetics, appearance, or architectural design of any structure, site or site improvements shall commence until a permit has been issued by the City.**

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**Remedy:** 1. Occupy the Property or apply for, obtain and pass final inspection on any required permit to repair or replace the fence on the Property. 2. Register the Property and apply for, obtain, and pass final inspection on all required permits to repair or replace the fence on the Property or occupy the Property. 3. Apply for, obtain and pass final inspection on any required after-the-fact permits to legalize or demolish unpermitted work. 4. Apply for, obtain and pass final inspection on any required after-the-fact color pallet approval to paint the structure in an approved color. 5. Apply for, obtain and pass final inspection on any required after-the-fact permits to legalize or demolish unpermitted work. 6. Apply for, obtain and pass final inspection on any required permit to repair or replace the fence on the Property.

**Need to obtain approval and permits for the interior demo, interior alterations and new a/c and/or new a/c line. Chain link fence is in disrepair and 4' fence is only allowed in a residential area.**

**Exterior painting requires approval. Need to register the property and secure it.**

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 5/16/2018 at 8:30 am in the Commission Chambers, located on the second floor of:

**City Hall  
405 Biltmore Way  
Coral Gables, Florida 33134**

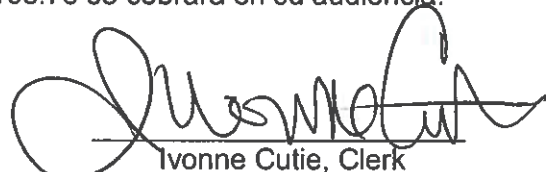
This is your notice to appear at said time and place. Failure to do so will result in the matter being heard in absentia. An administrative fee of \$108.75 will be assessed at the time of your hearing.

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.

Como consecuencia de la(s) violaci3n(es) mencionadas arriba, se ha presentado una queja en su contra y a trav3s de este medio se requiere su presencia al frente de la Junta del Cumplimiento del C3digo para una audiencia el 5/16/2018 a las 8:30 a.m. en la C3mara de la Comisi3n, localizada en el segundo piso 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 discutir3 en su ausencia. Una tarifa administrativa de \$108.75 se cobrar3 en su audiencia.

  
Ivonne Cutie, Clerk  
Code Enforcement Board

**Terri Sheppard**  
Code Enforcement Officer  
305 460-5239  
tsheppard@coralgables.com



**CITY OF CORAL GABLES**  
**CODE ENFORCEMENT DIVISION**  
427 Biltmore Way, Suite 100

02/08/2018

Case #: CE275557-020718

## Notice of Violation

**MILADY WHITE**  
**6660 SW 125 AVE**  
**MIAMI FL 331832524**

Folio #: 0341200222880

Dear Property Owner and/or Occupant:

This letter constitutes a notice that a violation(s) exists on the premises at **431 VILABELLA AVE,** Coral Gables, FL.

The violation(s) found was:

**Violations:**

- **Zoning Code - Article 3, section 3-208. No person shall commence or cause to be commenced any miscellaneous work, which does not otherwise require a building permit, which affects the aesthetics, appearance, or architectural design of any structure, site or site improvements until an application for a zoning permit therefore has been previously filed with the Building Division. No such miscellaneous work which affects the aesthetics, appearance, or architectural design of any structure, site or site improvements shall commence until a permit has been issued by the City.**  
**City Code - Chapter 105. Minimum Housing.**  
**City Code - Chapter 34, section 34-165. Failure to register abandoned real property on an annual basis.**  
**City Code - Chapter 105, section 105-23, F.B.C. - section 105.1. Work done without a permit.**

**Code Enforcement Officer Comments: 1. Sections 34-202 and 204 of the City Code - Failure to maintain Property in a secure manner so as not to render it accessible to unauthorized persons. 2. Sections 34-202 and 211 of the City Code - Failure to register and maintain the Property, which is vacant property. 3. Section 105-26 of the City Code and Section 105.1 of the Florida Building Code - Interior remodeling without a permit. 4. Section 105-226 of the City Code - Accessory structure (fence) in disrepair. 5. 3-208 Zoning Code - Painting without approval.**

**The following steps should be taken to correct the violation:**

**Remedy: 1. Apply for, obtain and pass final inspection on any required permit to repair or replace the fence on the property. 2. Register the Property and apply for, obtain, and pass final inspection on all required permits to repair or replace the fence on the property. 3. Apply for, obtain and pass final inspection on any required after-the-fact permit to legalize or demolish unpermitted work. 4. Apply for, obtain and pass final inspection on any required permit to repair or replace the fence on the property. 5. Need to obtain approval for the exterior painting.**

**Need to obtain approval and permits for the interior demo, interior alterations and new a/c and/or new a/c line. Chain link fence is in disrepair and 4 ft. fence is only allowed in a residential area. Exterior painting requires approval. Need to register the property and secure it.**

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.



1 2 3

The Code Enforcement Division will re-inspect the property on 4/9/2018 to determine if 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 4/9/2018 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.



**Terri Sheppard**  
Code Enforcement Officer  
305 460-5239  
tsheppard@coralgables.com







FAQs > (<http://faq.usps.com/?articleId=220900>)

### Track Another Package +

**Tracking Number:** 70153010000067754662

Remove X

Your item was delivered to an individual at the address at 12:11 pm on May 7, 2018 in MIAMI, FL 33183.

## **Delivered**

May 7, 2018 at 12:11 pm  
Delivered, Left with Individual  
MIAMI, FL 33183

Get Updates 

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**Text & Email Updates**



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**Tracking History**



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**Product Information**



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See Less 

## Can't find what you're looking for?

Go to our FAQs section to find answers to your tracking questions.

**FAQs (<http://faq.usps.com/?articleId=220900>)****The easiest tracking number is the one you don't have to know.**

With Informed Delivery®, you never have to type in another tracking number. Sign up to:

- See images\* of incoming mail.
- Automatically track the packages you're expecting.
- Set up email and text alerts so you don't need to enter tracking numbers.
- Enter USPS Delivery Instructions™ for your mail carrier.

**Sign Up**

**([https://reg.usps.com/entreg/RegistrationAction\\_input?](https://reg.usps.com/entreg/RegistrationAction_input?app=UspsTools&appURL=https%3A%2F%2Ftools.usps.com%2Fgo%2FTrackConfirmAction?tRef=fullpage&tLc=2&text28777=&tLabe...))**

\*NOTE: Black and white (grayscale) images show the outside, front of letter-sized envelopes and mailpieces that are processed through USPS automated equipment.

Affidavit of Posting

Complaint/Case #: CE275557

Title of Document Posted: Summons

I, Tern Sheppard DO HEREBY SWEAR/AFFIRM THAT THE AFOREMENTIONED NOTICE WAS PERSONALLY POSTED, BY ME, AT THE ADDRESS OF

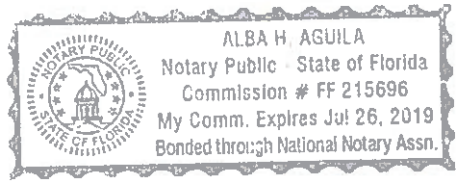
431 Villabella Ave., ON 5/5/18 AT \_\_\_\_\_.

Tern Sheppard  
SIGNATURE OF OFFICER

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

Sworn to (or affirmed) and subscribed before me this 5<sup>th</sup> day of May, in the year 2018 by who is personally known to me or has produced \_\_\_\_\_ as identification.

My Commission Expires:



Alba H. Aguilá  
Notary Public



100

100

100

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100

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**CITY OF CORAL GABLES**

10000 BAYVIEW BLVD SUITE 200  
CORAL GABLES, FL 33134

Mayor  
City Manager  
City Clerk

**CEA5557**

**Summons to Appear**

Case # 20180000000000000000

Case # 20180000000000000000

You are hereby notified that you are summoned to appear in court to answer the following complaint:

Case # 20180000000000000000  
Case # 20180000000000000000

On or before the date specified in the summons, you must appear in court to answer the following complaint:

**Complaint of Coral Gables City Code**  
Coral Gables City Code, Section 21-105 (b) (1) (A) requires that any person who owns or controls any property in the City of Coral Gables that is used for the purpose of conducting a business or profession must obtain a business license from the City of Coral Gables before conducting such business or profession. The City of Coral Gables has received information that you are conducting a business or profession in the City of Coral Gables without obtaining a business license. The City of Coral Gables is therefore bringing this complaint against you for violation of the City of Coral Gables City Code, Section 21-105 (b) (1) (A).

**City Code - Chapter 21-105 (b) (1) (A)**  
Section 21-105 (b) (1) (A) requires that any person who owns or controls any property in the City of Coral Gables that is used for the purpose of conducting a business or profession must obtain a business license from the City of Coral Gables before conducting such business or profession.

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2018.05.05 08:25

