



CITY OF CORAL GABLES
Code Enforcement Division
427 Biltmore Way, Suite 100



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Summons to Appear

Before the Code Enforcement Board
in and for the City of Coral Gables
Dade County, Florida

December 20, 2024

Case #: NOVI-24-09-8338

Folio: 0341190013080

The City of Coral Gables
vs

9489 0090 0027 6518 5069 93

WILLIAM HOLLY
4403 SAN AMARO DR
CORAL GABLES, FL 33146

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

4403 SAN AMARO DR

are in violation of the following sections of the City Code of the City of Coral Gables:

Section 14-202.7. Building permit

D. Incomplete buildings. 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. A building site inspection shall be conducted six (6) months after the commencement of construction at which time evidence that work is proceeding shall be provided by the contractor. Work shall be considered to have commenced and be in active progress when, in the opinion of the Building and Zoning Director, a full complement of workmen and equipment is present at the site to diligently incorporate materials and equipment into the structure throughout the day on each full working day, weather permitting. This provision shall not be applicable in case of civil commotion or strike or when the building work is halted due to an injunction or other court order.

The following steps should be taken to correct the violation:

Remedy: Permit PAFF-21-11-0010 ARC PRIVATE PROVIDERS (PLAN REVIEW & INSPECTIONS) 1 STORY ADDITION AND INTERIOR ALTERATION TO SFR need to complete construction, call for inspections, pass all required inspections and close permits.

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 1/15/2025 at 08:30 AM in the Commission Chambers, located on the second floor of:

Community Meeting Room
2151 Salzedo Street
Coral Gables, FL 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
 - The property will no longer qualify for an historic preservation tax exemption

or see us in person at 427 Biltmore Way, 2nd Floor, Coral Gables FL, 33134.

Terri Sheppard

Code Enforcement Officer

305-460-5239

tsheppard@coralgables.com



Code Enforcement Board Clerk