



**City of Coral Gables
Development Services Department**

**CONSTRUCTION REGULATION BOARD
CASE RESUME**

HEARING DATE: February 12, 2024

CASE NO.: 23-6908
RECT-23-04-0142

BUILDING ADDRESS: 223 ANTILLA AVE

FOLIO NUMBER: 03-4108-009-1810

OWNER: 223 Antilla Ave, LLC

USE: Multifamily

OF LIVING UNITS: 12

PENDING RECERTIFICATION: 2023

LAST RECERTIFICATION: 2013

YEAR BUILT: 1963

DESCRIPTION AND DEFECTS OF BUILDING: The Building Official has inspected the records relating to the Structure in accordance with Article III, Chapter 105 of the City Code, pertaining to unsafe structures, and Section 8-11 of the Miami-Dade County Code, as applicable in the City, pertaining to existing buildings. The Structure is hereby declared unsafe by the Building Official for failure to timely comply with the maintenance and recertification requirements of the Florida Building Code.

DATES AND ACTIVITIES:

01/30/23 First Notice from the City advising Recertification is required mailed with return receipt
04/30/23 Second Notice from the City advising Recertification is pending mailed with return receipt
05/08/23 **Building Recertification report rejected (Electrical)**
01/26/24 Notice of Unsafe Structure Violation for Failure to Recertify and Notice of Hearing mailed with return receipt
01/26/24 Notice of Hearing posted on Structure and at City Hall.
02/12/24 Board Hearing

TO DATE THE OWNER HAS: NOT submitted a revised Recertification Report for the City's review.

BUILDING OFFICIAL'S RECOMMENDATION: A. Submit a letter from a structural Engineer within seven (7) days of the Board's meeting attesting the structure is safe for occupancy B. Submit a revised Recertification Report prepared by a licensed Architect or Engineer within sixty (60) days of the Board's Order Recertifying the property. C. A \$250 daily fine be imposed, if any of these deadlines are not met.

PERMIT ACTIVITY: No current permits associated with the Building Recertification