

1. The Respondent shall correct all violations that do not require building permits (cleaning and painting of structure, fumigation or other action to eliminate the insect infestation, and repair of soffits and installation of screens on the soffit vents) and shall pass final inspection on any required color palette approval within 30 days of the date of this Order.
2. The Respondent shall apply for and obtain all permits or other development approvals required to correct all violations that require permits (“Permits”)(i.e.: after-the-fact repair and proposed replacement of the plumbing system and repair or replacement of the roof on the Property) within 30 days of the date of this Order.
3. The Respondent shall make substantial progress on the Permits to the satisfaction of the Building Official, within 30 days of the date the City notifies the Respondent that the Permits are ready to be picked up.
4. The Respondent shall continue to make substantial progress on the Permits, to the satisfaction of the Building Official, every 30 days thereafter.
5. The Respondent shall pass final inspection on all Permits within 150 days of the date that the City notified the Respondent that the Permit is ready to be picked up and, in any event, no later than 180 days from the date of this Order.
6. The City agrees to expedite its review of the applications for Permits, the building plans, and its inspections.
7. In the event of non-compliance by the Respondent, a fine of \$250 per day shall accrue for every day that the non-compliance continues. Once the fines begin to accrue pursuant to this Order, the Respondent must fully comply with this Order for the fines to cease accruing.
8. The City Code Enforcement Division Manager or Code Enforcement Board may extend any of the above deadlines if either finds good cause beyond the control of the Respondent and that the Respondent acted in good faith and exercised due diligence in its efforts to obtain all required Permits, to correct all code violations, and to request an extension of any deadlines, as applicable. Good cause to obtain an extension shall include the time required for the City to review the application for Permits, the plans, and any revisions (collectively referred to as “Plans”), but only for the number of days the Plans have been submitted for review. Any additional time granted due to the City’s review shall be computed from the date the Plans are submitted until the date the City notifies the Respondent that the Plans are ready to be picked up for any required revisions or that the Permits are ready to be picked up.
9. The Respondent shall pay the administrative costs for the hearing of \$108.75.
10. If the Respondent does not comply within the time specified, a certified copy of this Order shall be recorded in the Public Records of Dade County and thereafter SHALL CONSTITUTE A LIEN against the property upon which the violation(s) exist or upon any real or personal property of the violator.

