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by TO MALDONADO

CITY OF CORAL GABLES
CODE ENFORCEMENT DIVISION
201 Williams Way, Suite 100
Coral Gables, FL 33134
Phone: 305.442.4642

Code Enforcement Violation Warning
120 VI-24014642

Case # 2024-008-0180

Dear Property Owner: Pursuant to 2018 POLICE ORDINANCE 120, as part of an ongoing effort to enhance the health, safety, and welfare of the citizens of Coral Gables, a code enforcement case made of the premises at 2312 Ponce de Leon Blvd, Coral Gables, FL.

At that time, a Code Enforcement Officer found the following violations/infraction on the property:

Violation:
Case is in violation of: 14.202 & 2C - Installation of exterior artificial landscaping without a permit.

The following action should be taken to correct the violation:
Remedy: Obtain citation approval and permit as follows.

Coral Gables has named the title of "The City Herald" with the help of the residents. Your assistance in providing the information under above would be greatly appreciated.

The Code Enforcement Division will reinspect the property on 02/05/24. If no action is taken, a notice of violation will be issued. If corrective measures have been completed, a notice of violation will be issued. The Division is available for consultation on this matter from 7:00 AM to 4:00 PM. Please do not hesitate to call the Code Enforcement Officer for additional assistance.

If this notice pertains to a defect in maintenance or hazardous 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 structure.
- If the structure is deemed to be hazardous to the public, it must be demolished.

The City Code requires that you maintain the structure with a visible "Hazardous" sign.

- The City Code requires that you maintain the structure with a visible "Hazardous" sign.
- The property will no longer qualify for an historic preservation fee exemption.

Coral Gables has named the title of "The City Herald" with the help of the residents. The Department is available for consultation on this matter from 7:00 AM to 4:00 PM. Please do not hesitate to call the Code Enforcement Officer for additional assistance.

2312 Ponce de Leon

Jan 23, 2024 at 8:19 AM



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

Case #: NOVI-24-01-4642

Code Enforcement Violation Warning

2312 PONCE HOLDINGS LLC
2312 PONCE DE LEON BLVD
CORAL GABLES, FL 33134
BVA REAL ESTATE CORPORATE
ADMINISTRATORS LLC

NOVI-24-01-4642

Folio #: 03-4108-006-3180

Dear Property Owner and/or Occupant: 2312 PONCE HOLDINGS LLC

As part of an ongoing effort to enhance the health, safety, and welfare of the citizens of Coral Gables, a recent inspection was made of the premises at 2312 PONCE DE LEON BLVD, Coral Gables, FL.

At that time, a Code Enforcement Officer found the following violation(s) evident on the property:

Violation(s):

Date: 1-19-24 Sec: 14-202 § 2C - Installation of exterior artificial landscaping without a permit.

The following steps should be taken to correct the violation:

Remedy: Must obtain approval and permit or remove

Coral Gables has earned the title of "The City Beautiful" with the help of the residents. Your immediate cooperation in correcting the violation(s) listed above would be gratefully appreciated.

The Code Enforcement Division will re-inspect the property on 2/28/24. Determine if corrective measures have been completed. If corrective measures have not been completed by 2/28/24, a Notice of Violation will be issued.

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.

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.

Coral Gables ha merecido el título de "La Ciudad Bella" gracias a la ayuda de los residentes. Se agradece su cooperación inmediata para la corrección de la(s) violación(es) mencionadas arriba.

2312 Ponce de Leon

Jan 23, 2024 at 8:19 AM