

City of Coral Gables

405 Biltmore Way
Coral Gables, FL 33134
www.coralgables.com



Meeting Minutes

Monday, August 12, 2024

2:00 PM

427 Building First Floor Conference Room

Construction Regulation Board

Chairperson Anthony Bello
Vice Chairperson Ignacio Permuy
Board Member Mike Menendez
Board Member Carmen Olazabal
Board Member Monique Selman

CALL TO ORDER

Meeting was called to order at 2:04 pm by Chairperson, Anthony Bello.

Present: 4 - Vice Chairperson Permuy, Chairperson Bello, Board Member Menendez and Board Member Selman

Excused: 1 - Board Member Olazabal

ROLL CALL

APPROVAL OF THE MINUTES

[24-7804](#) Construction Regulation Board Meeting of May 13, 2024.

A motion was made by Board Member Selman, seconded by Vice Chairperson Permuy, that this matter be approved. The motion passed by the following vote.

Yeas: 4 - Vice Chairperson Permuy, Chairperson Bello, Board Member Menendez and Board Member Selman

Excused: 1 - Board Member Olazabal

CHANGES TO THE AGENDA

PUBLIC HEARING

[23-6903](#) 110 Sidonia Ave

Respondents were present,

The owner shall take the required action as follows, 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. Finalize permit BLDB-21-09-0034 and provide a letter from the Special Inspector, Patricia Boats PE, attesting all repairs have been completed according to the code within six (6) months of the Board’s Order. C. Submit a three (3) month status report to the Construction Regulation Board for review D. A \$250 daily fine be imposed, if any of these deadlines are not met.

A motion was made by Vice Chairperson Permuy, seconded by Board Member Selman, that this matter be approved. The motion passed by the following vote.

Yeas: 4 - Chairperson Bello, Board Member Menendez, Vice Chairperson Permuy and Board Member Selman

Excused: 1 - Board Member Olazabal

24-7097

700 Biltmore Way

Respondents were present,

The owner shall take the required action as follows, A. Property is required to appear before the CRB every 6 months for a status update, with progress pictures as practicable. B. The construction work needed on the tower shall be completed by the end of October of 2025 in accordance with the construction schedule presented to the CRB during the August 12, 2024, meeting. C. Submit an electrical recertification report recertifying the electrical elements of the property within sixty (60) days of the Board's order. D. A \$250 daily fine be imposed if any of those deadlines are not met.

A motion was made by Vice Chairperson Permuy, seconded by Board Member Selman, that this matter be approved. The motion passed by the following vote.

Yeas: 4 - Chairperson Bello, Board Member Menendez, Vice Chairperson Permuy and Board Member Selman

Excused: 1 - Board Member Olazabal

24-7805

114 Calabria Ave

Respondents were present,

The owner shall take the required action as follows, A. Submit a letter from a structural Engineer within ten (10) days of the Board's meeting attesting the structure is safe for occupancy B. Submit a 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 shall be imposed if this deadline is not met, and all applicable administrative fees paid.

A motion was made by Board Member Selman, seconded by Board Member Menendez, that this matter be approved. The motion passed by the following vote.

Yeas: 4 - Board Member Menendez, Vice Chairperson Permuy, Chairperson Bello and Board Member Selman

Excused: 1 - Board Member Olazabal

24-7806

126 & 134 Salamanca Ave

Respondents were present,

The owner shall take the required action as follows, A. Submit a letter from a structural Engineer within ten (10) days of the Board's meeting attesting the structure is safe for occupancy B. Submit a Recertification Report prepared by a licensed architect or engineer within ninety (90) days of the Board's order, recertifying the property, C a \$250 daily fine shall be imposed if this deadline is not met, and all applicable administrative fees paid.9

A motion was made by Board Member Selman, seconded by Vice Chairperson Permuy, that this matter be approved. The motion passed by the following vote.

Yeas: 4 - Board Member Menendez, Vice Chairperson Permuy, Chairperson Bello and Board Member Selman

Excused: 1 - Board Member Olazabal

24-7807

1600 Le Jeune Rd

This Agenda Item was Complied prior to hearing

24-7808

218 Phoenetia Ave

Respondents were present,

The owner shall take the required action as follows, A. Submit a letter from a structural Engineer within ten (10) days of the Board’s meeting attesting the structure is safe for occupancy B. Submit a 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 shall be imposed if this deadline is not met, and all applicable administrative fees paid.

A motion was made by Board Member Selman, seconded by Board Member Menendez, that this matter be approved. The motion passed by the following vote.

Yeas: 4 - Board Member Menendez, Vice Chairperson Permuy, Chairperson Bello and Board Member Selman

Excused: 1 - Board Member Olazabal

24-7809

3130 Hernando St.

Respondents were present,

The owner shall take the required action as follows, A. Submit a Recertification Report prepared by a licensed architect or engineer within sixty (60) days of the Board’s order, recertifying the property, B. a \$250 daily fine shall be imposed if this deadline is not met, and all applicable administrative fees paid.

A motion was made by Board Member Selman, seconded by Board Member Menendez, that this matter be approved. The motion passed by the following vote.

Yeas: 4 - Vice Chairperson Permuy, Chairperson Bello, Board Member Selman and Board Member Menendez

Excused: 1 - Board Member Olazabal

24-7810

350 Madeira Ave

This Agenda Item was Deferred

24-7811

4 Alhambra Cir.

This Agenda Item was Complied prior to hearing

24-7812

416 Santander Ave

Respondents were present,

The owner shall take the required action as follows, A. Submit a letter from a structural Engineer within ten (10) days of the Board's meeting attesting the structure is safe for occupancy B. Submit a Recertification Report prepared by a licensed architect or engineer within ninety (90) days of the Board's order, recertifying the property, C a \$250 daily fine shall be imposed if this deadline is not met, and all applicable administrative fees paid.

A motion was made by Board Member Selman, seconded by Board Member Menendez, that this matter be approved. The motion passed by the following vote.

Yeas: 4 - Vice Chairperson Permuy, Chairperson Bello, Board Member Selman and Board Member Menendez

Excused: 1 - Board Member Olazabal

OLD BUSINESS

None

NEW BUSINESS

None

DISCUSSION ITEMS

None

ADJOURNMENT

Meeting was adjourned at 3:28 pm by Chairperson, Anthony Bello. A verbatim record of this meeting is available upon request