

City of Coral Gables

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



Meeting Minutes

Monday, October 17, 2016

2:00 PM

City Hall, Commission Chambers

Construction Regulation Board

Chairperson Rolando Diaz
Vice Chair Eugenio Lage
Board Member Luis Arevalo
Board Member Anthony Bello
Board Member Jill Daley

ROLL CALL

Present: 4 - Chairperson Diaz, Board Member Daley, Board Member Bello and Board Member Arevalo
Excused: 1 - Vice Chair Lage

CALL TO ORDER

Meeting was called to order at 2:04 pm by Chairperson, Rolando Diaz.

APPROVAL OF THE MINUTES

[16-5292](#) Construction Regulation Board meeting of August 8, 2016

Attachments: [AUGUST 8, 2016](#)

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

Yeas: 4 - Board Member Daley, Board Member Bello, Chairperson Diaz and Board Member Arevalo

Excused: 1 - Vice Chair Lage

PUBLIC HEARING

[15-4414](#) 2728 Ponce de Leon Boulevard

Attachments: [CITY EXHIBITS](#)
[2728 PONCE DE LEON BLVD EXHIBITS - JAN](#)
[EXHIBITS JULY1 - 2728 PONCE DE LEON BLVD](#)
[EXHIBITS JULY2 - 2728 PONCE DE LEON BLVD](#)
[EXHIBITS SEPT1 - 2728 PONCE DE LEON BLVD](#)
[EXHIBITS SEPT2 - 2728 PONCE DE LEON BLVD](#)
[EXHIBITS OCT1 - 2728 PONCE DE LEON BLVD](#)
[EXHIBITS OCT2 - 2728 PONCE DE LEON BLVD](#)

Respondents were present.

The owner shall obtain the required master permit within 60 days from the date of the Order, October 20, 2016. If the permit issuance requirement is not completed within the 60 days the owner shall pay a daily fine of \$250 for each day the violation continues. The owner is to appear at the December 12, 2016 Board hearing to provide a progress update. The owner shall recertify the property within 240 days after the master permit has been issued; to include all required permits and inspections and submittal of the Recertification Report.

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

Yeas: 4 - Chairperson Diaz, Board Member Daley, Board Member Bello and Board Member Arevalo

Excused: 1 - Vice Chair Lage

16-5180

4101 Salzedo Street

Attachments: [EXHIBITS - 4101 SALZEDO ST](#)
[EXHIBITS OCT - 4101 SALZEDO ST](#)

Respondents were present.

The owner shall recertify the property within 90 days of the date of the Order, October 20, 2016; to include permits and inspections and submittal of the Recertification Report. \$250 daily fine to continue. If all requirements are not completed within the 90 days the Building Official is to revoke the Certificate of Occupancy and the tenant is to evacuate the premises. The owner is to appear at the January 9, 2017 Board hearing to discuss the total fine amount.

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

Yeas: 4 - Board Member Daley, Board Member Bello, Chairperson Diaz and Board Member Arevalo

Excused: 1 - Vice Chair Lage

16-5117

Blue Panther Roofing & Construction Corp

Attachments: [EXHIBITS1 - CONTRACTORS](#)
[EXHIBITS2 - CONTRACTORS](#)
[EXHIBITS1 - SEPT](#)
[EXHIBITS2 - SEPT](#)
[EXHIBITS1 - OCT](#)
[EXHIBITS2 - OCT](#)

Respondents were present.

Contractor was found guilty of the following:

Section 101-58 of the City Code, entitled "Violations," which provides, in pertinent part, that it shall be a violation for any contractor or subcontractor, operating within the City:

- (1) to contract for or to do work outside the scope of work that the contractor is authorized to perform;
- (4) to depart from or disregard in any material respect the plans or specifications of a construction job without the consent of the owner or their duly authorized representative, and the building official, as defined by the "Florida Building Code";
- (5) to willfully disregard or violate any provisions of Chapter 489, Florida Statutes;
- (6) to misrepresent any fact in an application or supporting papers for any permit required by the Florida Building Code or the Zoning Code of the City;
- (8) to evade or violate any of the provisions of Chapter 10 of the Miami-Dade County Code, which may be evidenced by, but not limited to, one or more of the following:
 - b. allowing a certificate to be used by an unauthorized person;
 - c. obtaining a permit for any work in which the certificate holder does not actually supervise, direct and control the construction or installation covered by such permit; or
 - d. subcontracting any work to any person, corporation or firm not holding a certificate of competency for work involved in the subcontract;
- (9) do any fraudulent act as a certificate holder by which another is injured; and
- (10) fail to supervise, direct, inspect or control all work on any construction project or operation on which the qualifying agent is engaged.

The City is to: a) refer this matter to Miami-Dade County through its Board of Rules and Appeals and/or the Construction Trades Qualifying Board, and its administrative enforcement agencies, and requests the County forward this matter to the State of Florida Construction Industry Licensing Board and its respective administrative enforcement agencies; b) the Board reserves jurisdiction to enter further orders in this matter, including, but not limited to, orders imposing fines and orders requiring the payment of legal and investigative costs.

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

Yeas: 4 - Board Member Daley, Board Member Bello, Chairperson Diaz and Board Member Arevalo

Excused: 1 - Vice Chair Lage

Attachments: [EXHIBITS1 - CONTRACTORS](#)
[EXHIBITS2 - CONTRACTORS](#)
[EXHIBITS1 - SEPT](#)
[EXHIBITS2 - SEPT](#)
[EXHIBITS1 - OCT](#)
[EXHIBITS2 - OCT](#)

Respondents were present.

Contractor was found not guilty of the following:

Section 101-58 of the City Code, entitled "Violations," which provides, in pertinent part, that it shall be a violation for any contractor or subcontractor, operating within the City:

- (8) to evade or violate any of the provisions of Chapter 10 of the Miami-Dade County Code, which may be evidenced by, but not limited to, one or more of the following:
 - a. aiding or abetting any person not holding a certificate of competency to evade or violate any of the provisions of Chapter 10 of the County Code.

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

Yeas: 4 - Board Member Daley, Board Member Bello, Board Member Arevalo and Chairperson Diaz

Excused: 1 - Vice Chair Lage

NEW BUSINESS

16-5375 Election of Chairperson and Vice-chairperson

Rolando Diaz was voted to remain as Chairperson.

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

Yeas: 4 - Chairperson Diaz, Board Member Daley, Board Member Bello and Board Member Arevalo

Excused: 1 - Vice Chair Lage

Eugenio Lage was voted to remain as Vice-chairperson.

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

Yeas: 4 - Board Member Daley, Board Member Bello, Chairperson Diaz and Board Member Arevalo

Excused: 1 - Vice Chair Lage

OLD BUSINESS

None

DISCUSSION ITEMS

None

ADJOURNMENT

The meeting was adjourned at 4:45 pm by Chairperson, Rolando Diaz. A verbatim record of this meeting is available upon request. The next regular meeting of the Construction Regulation Board has been scheduled for Monday, November 14, 2016.