



**City of Coral Gables
Development Services Department**

**CONSTRUCTION REGULATION BOARD
CASE RESUME**

HEARING DATE: July 10, 2023

CASE NO.: 23-6007

BUILDING ADDRESS: 152 Valencia Ave

(RECT-23-06-0194)

FOLIO NUMBER: 03-4117-005-2730

OWNER: Prisa Ponce De Leon LLC.

USE: Commercial Building

OF LIVING UNITS: 0

PENDING RECERTIFICATION: 2023

LAST RECERTIFICATION: 2013

YEAR BUILT: 1973

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, delivered.
04/30/23 Second Notice from the City advising Recertification is pending mailed with return receipt, delivery attempt.
06/12/23 Final Notice from the City advising Recertification is pending mailed with return receipt, alert Forwarded.
06/29/23 Notice of Unsafe Structure Violation for Failure to Recertify and Notice of Hearing mailed with return receipt
06/29/23 Notice of Hearing posted on Structure and at City Hall.
07/10/23 Board Hearing

TO DATE THE OWNER HAS: NOT submitted a 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 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:

BLDB-22-04-0587 for: Parking Garage Repairs Structural Restoration Spalls, Cracks and Corrosion Remediation. Finale on 3/13/23