



CITY OF CORAL GABLES

CODE ENFORCEMENT DIVISION

427 Biltmore Way, Suite 100

06/28/2021

Case #: CE303952-062821

Code Enforcement Violation Warning

CE303952

AVELINO MARTINEZ

Registered Agent for 3 Martinez Partners LLC
4130 PARK AVENUE
MIAMI, FL 33133

131 Zamora Ave.

Folio #: 03-4108-009-4030

Dear Property Owner and/or Occupant:

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 **131 ZAMORA AVENUE**, Coral Gables, FL.

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

Violation(s):

- City Code - Chapter 105, section 105-23, F.B.C. - section 105.4.1.1. If work has commenced and the permit is revoked, becomes null and void, or expires because of lack of progress or abandonment, a new permit covering the proposed construction shall be obtained before proceeding with the work.

Code Enforcement Officer Comments: **Permit #93010292 Interior alterations is expired.**

The following steps should be taken to correct the violation:

Remedy: Need to re-activate the permit, call for open inspections and close the permit. You may contact Jorge Pino/Mobil Permitting at (305) 460-5272 jpino@coralgables.com for assistance.

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 **7/29/2021** to determine if corrective measures have been completed. If corrective measures have not been completed by **7/29/2021**, 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.

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.

La División del Cumplimiento del Código re-inspeccionará la propiedad el **7/29/2021** para determinar si se han tomado medidas correctivas. Si estas medidas correctivas no se han realizado para el **7/29/2021**, se emitirá un Aviso de Infracción.

Jun 29, 2021 at 10:14 AM



CITY OF CORAL GABLES
CODE ENFORCEMENT DIVISION
1501 BISCAYNE BLVD. #100
CORAL GABLES, FL 33134
407.243.4800

Code Enforcement Violation Warning

CP309452

151 Zamora Ave.
CORAL GABLES, FL 33134

Dear Property Owner/Resident:

Report of an unpermitted structure located at the subject property (151 Zamora Ave.) was received on 06/24/2021. The structure is a shed located on the rear of the property. The structure is located on the rear of the property and is not permitted.

Code Enforcement Order Summary: Unpermitted structure on the rear of the property. The structure is located on the rear of the property and is not permitted.

The City of Coral Gables has a long history of providing a high quality, safe, and beautiful community for its residents. To maintain this quality, the City of Coral Gables has established a set of rules and regulations that govern the use of property within the City. These rules and regulations are contained in the City Code, which is available on the City's website at www.coralgables.gov.

The City Code, Chapter 92, Section 92.01, requires that all structures on the property be permitted. The structure located on the rear of the property is not permitted and is in violation of the City Code.

The City of Coral Gables has the authority to issue orders to the property owner to bring the property into compliance with the City Code. Failure to comply with the City Code may result in the City taking enforcement action, including the removal of the structure and the assessment of fines and penalties.

If you have any questions regarding this violation, please contact the City of Coral Gables Code Enforcement Division at 407.243.4800.

Sincerely,
City of Coral Gables Code Enforcement Division

