



**City of Coral Gables
Development Services Department**

**CONSTRUCTION REGULATION BOARD
CASE RESUME**

HEARING DATE: February 14, 2022

CASE NO.: 21-2239

BUILDING ADDRESS: 95 Edgewater Dr.

FOLIO NUMBER: 03-4129-070-0001

OWNER: EDGEWATER OF CORAL GABLES CONDO

USE: Multifamily

OF LIVING UNITS: 16

PENDING RECERTIFICATION: 2020

LAST RECERTIFICATION DATE: 2010
(not found in our records)

YEAR BUILT: 1960

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:

02/10/20	First Notice from the City advising Recertification is required mailed with return receipt, delivered.
05/11/20	Second Notice from the City advising Recertification is required mailed with return receipt, delivered.
06/12/20	Covid-19-City extension establishing a new deadline of November 2, 2020 to provide the Recertification report mailed with return receipt, Delivered to Agent.
11/06/20	Final Notice from the City advising Recertification is required mailed with return receipt, delivered.
03/29/21	Notice of Unsafe Structure Violation for Failure to recertify and Notice of Hearing mailed Notice of Hearing with return receipt.
03/29/21	Notice of Hearing posted on Structure and at City Hall.
04/12/21	Board Hearing Board Ordered: The owner shall A. Submit Recertification Report indicating deficiencies. B. Submit a Recertification Report prepared by a licensed Architect or Engineer within one hundred twenty (120) days of the Board's Order <u>Recertifying</u> the property. C. A \$250 daily fine be imposed if property is not recertified within the one hundred twenty (120) day deadline.
07/28/21	Letter from a structural Engineer submitted attesting the structure is safe for occupancy
07/29/21	Recertification Report rejected; repairs required (Building & electrical), 180 days administrative extension granted to do repairs.
08/11/21	<u>BOARD ORDER EXPIRED</u>
01/12/22	Request for extension denied. Board hearing requested by applicant
01/13/22	Recertification Report rejected; repairs required (Building & electrical).

01/25/22 **ADMINISTRATIVE EXTENSION EXPIRED**
01/31/22 Notice of Unsafe Structure Violation for Failure to recertify and Notice of Hearing mailed
 Notice of Hearing with return receipt.
01/31/22 Notice of Hearing posted on Structure and at City Hall.
02/14/22 Board Hearing

TO DATE THE OWNER HAS NOT: Submitted a revised Recertification Report Recertifying the structure for the City's review.

BUILDING OFFICIAL'S RECOMMENDATION: A. The Construction Regulation Board Order deadlines still stand and the \$250 daily fines begin on the Board Order Expiration date.

PERMIT ACTIVITY: BLDB-22-01-0357 Repairs in Common Areas