

Garcia, Adolfo

From: Ramos, Miriam
Sent: Tuesday, September 22, 2020 6:07 PM
To: Garcia-Serra, Mario
Cc: Garcia, Adolfo; Cabrera, Suramy; Kahn, Lauren
Subject: RE: 2341 and 2345 Le Jeune Road / Code Enforcement Case No. 289906-121019 / Compliance Agreement

Thank you.

Miriam Soler Ramos, Esq., B.C.S.

City Attorney

Board Certified by the Florida Bar in City, County, and Local Government Law

City of Coral Gables
405 Biltmore Way, 2nd Floor
Coral Gables, FL 33134
(305)460-5084 direct dial



Public Records: This e-mail is from the City of Coral Gables – City Attorney’s Office and is intended solely for the use of the individual(s) to whom it is addressed. If you believe you have received this e-mail in error, please notify the sender immediately, delete the e-mail from your computer, and do not copy or disclose to anyone else. The State of Florida has a broad public records law. Most written communications to or from State and Local Officials regarding State or Local business are public records available to the public upon request.

Confidentiality: The information contained in this transmission may be legally privileged and confidential, intended only for the use of the individual or entity named above. If the reader of this message is not the intended recipient, you are hereby notified that any dissemination, distribution, or copying of this communication may be prohibited.

From: Garcia-Serra, Mario <MGarcia-Serra@gunster.com>
Sent: Tuesday, September 22, 2020 5:54 PM
To: Ramos, Miriam <mramos@coralgables.com>
Cc: Garcia, Adolfo <agarcia2@coralgables.com>; Cabrera, Suramy <scabrera@coralgables.com>; Kahn, Lauren <LKahn@gunster.com>
Subject: RE: 2341 and 2345 Le Jeune Road / Code Enforcement Case No. 289906-121019 / Compliance Agreement

CAUTION: External email. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Confirmed. We are in agreement. Please provide me with a final signed copy of the order when ready.

Thank you,

Mario



Mario Garcia-Serra | Shareholder
600 Brickell Avenue
Brickell World Plaza
Suite 3500
Miami, Florida 33131

P 305-376-6061 F 786-425-4104
gunster.com

From: Ramos, Miriam <mramos@coralgables.com>
Sent: Tuesday, September 22, 2020 5:37 PM
To: Garcia-Serra, Mario <MGarcia-Serra@gunster.com>
Cc: Garcia, Adolfo <agarcia2@coralgables.com>; Cabrera, Suramy <scabrera@coralgables.com>; Kahn, Lauren <LKahn@gunster.com>
Subject: RE: 2341 and 2345 Le Jeune Road / Code Enforcement Case No. 289906-121019 / Compliance Agreement
Importance: High

Mario, attached is the draft agreed order. Please review before tomorrow and advise whether I may represent to the board that it is, in fact, agreed to.

Thank you,

Miriam Soler Ramos, Esq., B.C.S.

City Attorney

Board Certified by the Florida Bar in City, County, and Local Government Law

City of Coral Gables
405 Biltmore Way, 2nd Floor
Coral Gables, FL 33134
(305)460-5084 direct dial



Public Records: This e-mail is from the City of Coral Gables – City Attorney’s Office and is intended solely for the use of the individual(s) to whom it is addressed. If you believe you have received this e-mail in error, please notify the sender immediately, delete the e-mail from your computer, and do not copy or disclose to anyone else. The State of Florida has a broad public records law. Most written communications to or from State and Local Officials regarding State or Local business are public records available to the public upon request.

Confidentiality: The information contained in this transmission may be legally privileged and confidential, intended only for the use of the individual or entity named above. If the reader of this message is not the intended recipient, you are hereby notified that any dissemination, distribution, or copying of this communication may be prohibited.

From: Garcia-Serra, Mario <MGarcia-Serra@gunster.com>
Sent: Tuesday, September 22, 2020 3:15 PM
To: Ramos, Miriam <mramos@coralgables.com>

Cc: Garcia, Adolfo <agarcia2@coralgables.com>; Cabrera, Suramy <scabrera@coralgables.com>; Kahn, Lauren <LKahn@gunster.com>

Subject: RE: 2341 and 2345 Le Jeune Road / Code Enforcement Case No. 289906-121019 / Compliance Agreement

CAUTION: External email. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Dear Miriam,

Many thanks. I will not be in attendance at tomorrow's Code Enforcement Board hearing due to the fact that I need to be in attendance at another hearing and we are in agreement on the order. However, both Lauren and I are available by phone / e-mail should the need for our input arise.

Best regards,

Mario



Mario Garcia-Serra | Shareholder
600 Brickell Avenue
Brickell World Plaza
Suite 3500
Miami, Florida 33131

P 305-376-6061 F 786-425-4104
gunster.com

From: Ramos, Miriam <mramos@coralgables.com>

Sent: Tuesday, September 22, 2020 2:27 PM

To: Garcia-Serra, Mario <MGarcia-Serra@gunster.com>

Cc: Garcia, Adolfo <agarcia2@coralgables.com>; Cabrera, Suramy <scabrera@coralgables.com>; Kahn, Lauren <LKahn@gunster.com>

Subject: Re: 2341 and 2345 Le Jeune Road / Code Enforcement Case No. 289906-121019 / Compliance Agreement

Great. Thank you. We will prepare an agreed order. You do not need to appear but may do so if you wish.

Sent from my iPhone

On Sep 22, 2020, at 2:17 PM, Garcia-Serra, Mario <MGarcia-Serra@gunster.com> wrote:

CAUTION: External email. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Dear Miriam,

Confirmed. A 45 day time period for compliance is acceptable to my client. Is this exchange of e-mails sufficient or do we need to memorialize this in writing further? Do either I or the property owner still need to attend tomorrow's Code Enforcement Board hearing?

Best regards,

Mario

<image001.png>

Mario Garcia-Serra | Shareholder
600 Brickell Avenue
Brickell World Plaza
Suite 3500
Miami, Florida 33131

P 305-376-6061 F 786-425-4104
gunster.com

From: Ramos, Miriam <mramos@coralgables.com>

Sent: Tuesday, September 22, 2020 1:22 PM

To: Garcia-Serra, Mario <MGarcia-Serra@gunster.com>; Garcia, Adolfo <agarcia2@coralgables.com>;
Cabrera, Suramy <scabrera@coralgables.com>

Subject: RE: 2341 and 2345 Le Jeune Road / Code Enforcement Case No. 289906-121019 / Compliance Agreement

Importance: High

Mario,

Suramy has reviewed what you provided with the City Manager and is agreeable to 45 days. Please let me know if that is acceptable to your client.

Thank you,

Miriam Soler Ramos, Esq., B.C.S.

City Attorney

Board Certified by the Florida Bar in City, County, and Local Government Law

City of Coral Gables

405 Biltmore Way, 2nd Floor

Coral Gables, FL 33134

(305)460-5084 direct dial

<image002.png>

<image003.jpg>

Public Records: This e-mail is from the City of Coral Gables – City Attorney's Office and is intended solely for the use of the individual(s) to whom it is addressed. If you believe you have received this e-mail in error, please notify the sender immediately, delete the e-mail from your computer, and do not copy or disclose to anyone else. The State of Florida has a broad public records law. Most written communications to or from State and Local Officials regarding State or Local business are public records available to the public upon request.

Confidentiality: The information contained in this transmission may be legally privileged and confidential, intended only for the use of the individual or entity named above. If the reader of this message is not the intended recipient, you are hereby notified that any dissemination, distribution, or copying of this communication may be prohibited.

From: Garcia-Serra, Mario <MGarcia-Serra@gunster.com>
Sent: Saturday, September 19, 2020 4:52 PM
To: Ramos, Miriam <mramos@coralgables.com>; Garcia, Adolfo <agarcia2@coralgables.com>; Cabrera, Suramy <scabrera@coralgables.com>
Subject: RE: 2341 and 2345 Le Jeune Road / Code Enforcement Case No. 289906-121019 / Compliance Agreement

CAUTION: External email. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hello, Suramy,

Hope that you are enjoying the weekend! Attached is a plan indicating where the footer which needs to be removed is located. The footer was actually a requirement of the approved demolition plan. It served to brace the walls which faced Aragon and where removed. Here is a listing of the work remaining to be done on the site:

1. Additional step out permanent monitoring wells in footer area need to be installed and tested.
2. Site Assessment Report (SAR) needs to be submitted to DERM.
3. Contingent on test results and DERM requirements, soil may need to be excavated.
4. The wall bracing footer needs to be removed. If necessary, nearby monitoring wells may need to be replaced if damaged.
5. The underground storage tank permit needs to be closed. The underground storage tank was already removed.

Best regards,

Mario

<image001.png>

Mario Garcia-Serra | Shareholder
600 Brickell Avenue
Brickell World Plaza
Suite 3500
Miami, Florida 33131

P 305-376-6061 F 786-425-4104
gunster.com

From: Ramos, Miriam <mramos@coralgables.com>
Sent: Friday, September 18, 2020 2:13 PM
To: Garcia-Serra, Mario <MGarcia-Serra@gunster.com>; Garcia, Adolfo <agarcia2@coralgables.com>; Suarez, Cristina <csuarez@coralgables.com>
Subject: RE: 2341 and 2345 Le Jeune Road / Code Enforcement Case No. 289906-121019 / Compliance Agreement

That works.

Miriam Soler Ramos, Esq., B.C.S.

City Attorney

Board Certified by the Florida Bar in City, County, and Local Government Law

City of Coral Gables

405 Biltmore Way, 2nd Floor

Coral Gables, FL 33134

(305)460-5084 direct dial

<image002.png>

<image003.jpg>

Public Records: This e-mail is from the City of Coral Gables – City Attorney’s Office and is intended solely for the use of the individual(s) to whom it is addressed. If you believe you have received this e-mail in error, please notify the sender immediately, delete the e-mail from your computer, and do not copy or disclose to anyone else. The State of Florida has a broad public records law. Most written communications to or from State and Local Officials regarding State or Local business are public records available to the public upon request.

Confidentiality: The information contained in this transmission may be legally privileged and confidential, intended only for the use of the individual or entity named above. If the reader of this message is not the intended recipient, you are hereby notified that any dissemination, distribution, or copying of this communication may be prohibited.

From: Garcia-Serra, Mario <MGarcia-Serra@gunster.com>

Sent: Friday, September 18, 2020 2:11 PM

To: Ramos, Miriam <mramos@coralgables.com>; Garcia, Adolfo <agarcia2@coralgables.com>; Suarez, Cristina <csuarez@coralgables.com>

Subject: RE: 2341 and 2345 Le Jeune Road / Code Enforcement Case No. 289906-121019 / Compliance Agreement

CAUTION: External email. Do not click links or open attachments unless you recognize the sender and know the content is safe.

How about I call you at 4:30pm?

Mario

<image001.png>

Mario Garcia-Serra | Shareholder

600 Brickell Avenue

Brickell World Plaza

Suite 3500

Miami, Florida 33131

P 305-376-6061 F 786-425-4104

gunster.com

From: Ramos, Miriam <mramos@coralgables.com>
Sent: Friday, September 18, 2020 2:08 PM
To: Garcia-Serra, Mario <MGarcia-Serra@gunster.com>; Garcia, Adolfo <agarcia2@coralgables.com>; Suarez, Cristina <csuarez@coralgables.com>
Subject: RE: 2341 and 2345 Le Jeune Road / Code Enforcement Case No. 289906-121019 / Compliance Agreement

Good afternoon Mario,

I am available to discuss this afternoon. Please let me know what time works for you.

Miriam Soler Ramos, Esq., B.C.S.

City Attorney

Board Certified by the Florida Bar in City, County, and Local Government Law
City of Coral Gables
405 Biltmore Way, 2nd Floor
Coral Gables, FL 33134
(305)460-5084 direct dial

<image002.png>

<image003.jpg>

Public Records: This e-mail is from the City of Coral Gables – City Attorney’s Office and is intended solely for the use of the individual(s) to whom it is addressed. If you believe you have received this e-mail in error, please notify the sender immediately, delete the e-mail from your computer, and do not copy or disclose to anyone else. The State of Florida has a broad public records law. Most written communications to or from State and Local Officials regarding State or Local business are public records available to the public upon request.

Confidentiality: The information contained in this transmission may be legally privileged and confidential, intended only for the use of the individual or entity named above. If the reader of this message is not the intended recipient, you are hereby notified that any dissemination, distribution, or copying of this communication may be prohibited.

From: Garcia-Serra, Mario <MGarcia-Serra@gunster.com>
Sent: Friday, September 18, 2020 1:27 PM
To: Garcia, Adolfo <agarcia2@coralgables.com>; Ramos, Miriam <mramos@coralgables.com>; Suarez, Cristina <csuarez@coralgables.com>
Subject: 2341 and 2345 Le Jeune Road / Code Enforcement Case No. 289906-121019 / Compliance Agreement

CAUTION: External email. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Dear Adolfo, Miriam, and Cristina,

Hope that you are all well! I represent MML Properties, LLC, the owner of the above referenced site which is the subject of the above referenced code enforcement case which is scheduled to be considered by the Code Enforcement Board on Wednesday. The client has already taken steps towards compliance and we are interested in entering into a compliance agreement with the City so as to finalize this matter. Are you available to confer later this afternoon, Monday, or Tuesday?

Best regards,

Mario

<image001.png>

Mario Garcia-Serra | Shareholder
600 Brickell Avenue
Brickell World Plaza
Suite 3500
Miami, Florida 33131

P 305-376-6061 F 786-425-4104
gunster.com