

September 9, 2022



CITY OF CORAL GABLES
Code Enforcement Division
427 Biltmore Way, Suite 100

Before the Code Enforcement Board
in and for the City of Coral Gables
Dade County, Florida

91 7108 2133 3932 7386 2011

Summons to Appear

The City of Coral Gables
vs

Case #: NOVI-22-06-0670

VILLA SANTANDER CONDO
427 Santander Avenue
Coral Gables, FL 33134

Rosa de la Camara
121 Alhambra Plaza
10th Floor
Coral Gables, FL 33134

Folio: 03-4117-048-0001

You, as the Owner and/or Occupant of the
premises at:

427 Santander Avenue

are in violation of the following sections of the City Code of the City of Coral Gables:

Zoning Code Article 11, Section 11-101

signage installed on private parking indicating private parking/ without permit- striping of city right of way indicating parking spaces without permit.

The following steps should be taken to correct the violation:

Remedy:

Comply with Section 11-101- apply for and obtain "after the fact" permit for installed signage/ or remove- obtain approval for striping of city right of way or remove striping.

As a result of the above violation(s), a complaint has been filed against you and you are hereby commanded to appear before the Code Enforcement Board for a hearing on **9/21/2022** at **8:30AM** in the Commission Chambers, located on the second floor of:

**City Hall
405 Biltmore Way
Coral Gables, FL 33134**

This is your notice to appear at said time and place. Failure to do so will result in the matter being heard in absentia. An administrative fee of \$108.75 will be assessed at the time of your hearing.

Please be advised that if someone will be attending the hearing on your behalf, he or she must provide a power of attorney from you at the time of the hearing

If this notice pertains to failure to maintain a historic structure, please be advised that:

- You may be subject to substantial fines that may not be mitigated.
- You may also be required to repair or restore the historic structure.
- If the historic structure is allowed to deteriorate to the point where it must be demolished:
 - the City Code requires that you replace the structure with a similar historically-appropriate structure; and
 - the property will no longer qualify for an historic preservation tax exemption.

Lynn Schwartz

Code Enforcement Officer

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(305) 460-5273


Code Enforcement Clerk

Lynn Schwartz

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