

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 2059

**Summons to Appear**

The City of Coral Gables  
vs

Case #: NOVI-22-04-0220

MAREAS 2750 LLC  
823 CORTEZ STREET  
CORAL GABLES, FL 33134

Folio: 0341170043490

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

625 Bird Rd.

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

Zoning Code Article 14, Section 14-202.8. Zoning permit.

Code Enforcement Officer Comments: Installed concrete paver walkway with artificial turf in  
between in front yard without a permit.

CE308407-030322

**The following steps should be taken to correct the violation:**

Remedy:

Must obtain after the fact permit for work done

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.

**Kenneth Vilato**  
Code Enforcement Officer  
**[kvilato@coralgables.com](mailto:kvilato@coralgables.com)**  
**(305) 460-5388**

  
Code Enforcement Clerk

**Kenneth Vilato**

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