



548 San Esteban Ave
City of San Diego
November 22, 2022

548



11-28-2022 10:56 AM



548 Sun Estero Ave
 City of Coral Gables
 Code Enforcement Division
 427 Lamore Way, Suite 100

11/29/2022 10:50:39 AM
 Case # NOV-22-10-146

Notice of Violation

Nov. 22.10.146

DAN P HELLER TRS
 9351 FOUNTAINBLAU BLVD #0 233
 MIAMI, FL 33172

File # 034120022281

Dear Property Owner and/or Occupant:

This letter constitutes a notice that a violation(s) exists on the premises at:
 548 SAN ESTERAN AVE, Coral Gables, FL 33146--137

The violation(s) found was:

Exterior Alterations without Permit - Section 14-202.2, Zoning permit. Any construction, renovation, or change to the exterior appearance of a building, including but not limited to, the design of any structure, site or site improvements with an application for a zoning permit, shall be submitted to the Development Services Department. No such construction, renovation, or change to the exterior appearance of a building shall be undertaken until the permit has been issued. In every case where the cost of such proposed work exceeds five hundred (\$500) dollars in labor and materials, all work done under and pursuant to any zoning permit shall conform to the approved plans and/or specifications.

Code Enforcement Officer Comments: **Installed artificial turf in front yard without a permit.**

The following steps should be taken to correct the violation:

Artificial turf is not allowed in front yard. Must remove and install approved ground cover.

The regulations enforced by the City have been adopted in order to protect the public and assure continuing high property values. Your immediate attention to correcting the violation(s) listed above is required.

The Code Enforcement Division will re-inspect the property on 12/29/2022 to determine if corrective measures have been completed. If no violation is noted at the time of inspection, your case will be presented to the City Council for review and possible action. At that time, you will be notified by mail. If you have any questions or need to explain to the citizens serving on the Board the reasons you do not believe a violation has been corrected, you may contact the Deputy Director at (305) 498-2228 or darrin@coralgables.com.

305-465-5388
 violation@coralgables.com

The Division is available for consultation on this matter from 9:30 AM to 4:00 PM. Please do not hesitate to call the Code Enforcement Officer below for additional information. If you cannot reach us here, please contact: Susan Cabern, Development Services Director at (305) 498-2228 or darrin@coralgables.com or Douglas Ramirez, Development Services Deputy Director at (305) 498-2228 or darrin@coralgables.com.

D. Ramirez
 Deputy Director
 Development Services