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CITY OF CORAL GABLES  
CODE ENFORCEMENT DIVISION  
427 Biltmore Way, Suite 100

04/24/2018

Case #: CE277304-042418

Notice of Violation

3511  
Alhambra Cir.

CARMEN RITA PEREZ PELLERANO  
3511 ALHAMBRA CIR  
CORAL GABLES FL 33134

Folio #: 0341180061460

Dear Property Owner and/or Occupant:

This letter constitutes a notice that a violation(s) exists on the premises at 3511 ALHAMBRA CIR,  
Coral Gables, FL.

The violation(s) found was:

**Violations:**

- Failure to obtain a Public Works permit for doing work on the public right-of-way: City Code - Chapter 62, section 62-58

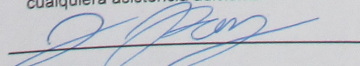
Code Enforcement Officer Comments: PWP Violation CC 62-84 (I.E. Maintaining low hanging plants on public right-of-way which exceeds 24 inches in height and exceed the 3ft permitted radius surrounding City tree without a public works permit.)

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

Remedy: Must cut back low hanging plants 3ft from public street and keep all plants within the permitted 3ft radius around city trees. If owner wants to maintain plants outside the 3ft radius, owner must apply for permit with public works. Must trim all plants below 24inches in height, this includes plants growing on trees.

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 5/8/2018 to determine if corrective measures have been completed. If the violation(s) has not been corrected at the time of inspection, your case will be presented to the Code Enforcement Board for review and possible action. At that time, you will have the opportunity to explain to the citizens serving on the Board the reasons why the violation(s) has not been corrected. The Board has the authority to assess a fine against you for as long as the violation continues. The Division is available for consultation on this matter from 7:30 AM to 4:00 PM. Please do not hesitate to call the Code Enforcement Officer below for additional assistance.

Las regulaciones impuestas por la Ciudad han sido adoptadas para proteger al público y asegurar la continuidad de los valores altos de la propiedad. Se pide la atención inmediata para corregir la(s) violación(es) indicadas arriba. La División del Cumplimiento del Código re-inspeccionará la propiedad el 5/8/2018 para determinar si se han tomado medidas correctivas. Si la(s) violación(es) no han sido corregidas en el momento de inspección, su caso será presentado a la Junta del Cumplimiento del Código para su revisión y posible acción. Ahí tendrá la oportunidad de explicar a los ciudadanos que sirven en esta junta las razones por la cual esta(s) violación(es) no han sido corregidas. La Junta tiene la autoridad de imponer una multa en contra suya por el tiempo en que continúe la violación. La División está disponible para consulta sobre este caso de 7:30 a.m. a 4:00 p.m. Por favor comuníquese con el Oficial del Cumplimiento del Código nombrado abajo para cualquiera asistencia adicional.

  
Joseph Paz  
Code Enforcement Officer  
305 476-7201

4/24/2018

CE277304-042418 04/24/2018 18:04







SP



**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

**CE 277304**

09/14/2018

**Summons to Appear**

The City of Coral Gables

vs

Case #: CE277304-042418

**CARMEN RITA PEREZ PELLERANO**  
3511 ALHAMBRA CIR  
CORAL GABLES FL 33134

Folio #: 0341180061460

**3511 Alhambra Cir.**

You, as the Owner and/or Occupant of the premises at:  
3511 ALHAMBRA CIR LOTS 1 & 20 PB 10-57 BLK 59  
CORAL GABLES, FL 33134

are in violation of the following sections and subject to Section 101.168 of the City Code of the City of Coral Gables by:

**Failure to obtain a Public Works permit for doing work on the public right-of-way: City Code - Chapter 62, section 62-58**

**PWP Violation CC 62-84 (I.E. Maintaining low hanging plants on public right-of-way which exceeds 24 inches in height and exceeds the 3ft permitted radius surrounding City tree without a public works permit.)**

The following steps should be taken to correct the violation:

**Remedy:** Must cut back low hanging plants 3ft from public street and keep all plants within the permitted 3ft radius around city trees. If owner wants to maintain plants outside the 3ft radius, owner must apply for permit with public works. Must trim all plants below 24inches in height, this includes plants growing on trees.

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 **10/17/2018** at 8:30 am in the Commission Chambers, located on the second floor of:

**City Hall**  
405 Biltmore Way  
Coral Gables, Florida 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.

Como consecuencia de la(s) violaci3n(es) mencionadas arriba, se ha presentado una queja en su contra y a trav3s de este medio se requiere su presencia al frente de la Junta del Cumplimiento del C3digo para una audiencia el **10/17/2018** a las 8:30 a.m. en la C3mara de la Comisi3n, localizada en el segundo piso de:

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


7015 3010 0000 6775 1623

**9/19/2018**

**CE277304**



Sep 19, 2018 at 12:55:28 PM  
Coral Gables


**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

CE 277304

Case #: CE277304-042418

The City of Coral Gables  
 vs.  
**CARMEN RITA PEREZ PELLERANO**  
 3511 ALHAMBRA CIR  
 CORAL GABLES, FL 33134

Folio #: 0341180061460

You, as the Owner and/or Occupant of the premises at:  
 3511 ALHAMBRA CIR LOTS 7 & 20 PB 19-07 BLK 59  
 CORAL GABLES, FL 33134

3511 Alhambra Cir.

are in violation of the following sections and subject to Section 101.168 of the City Code of the City of Coral Gables by:

Failure to obtain a Public Works permit for doing work on the public right-of-way: City Code - Chapter 82, section 82-58  
 PUP Violations CC 62-84.1 (E. Maintaining low hanging plants on public right-of-way which exceeds 24 inches in height and exceeds the 30 permitted radius surrounding City tree without a public works permit.)

The following steps should be taken to correct the violation:  
 Remedy: Must cut back low hanging plants 30' from public street and keep all plants within the permitted radius around city trees. If owner wants to maintain plants outside the 30' radius, owner must apply for trees.

As a result of the above violation(s), a complaint has been filed against you and you are hereby summoned to appear before the Code Enforcement Board for a hearing on 09/19/2018 at 8:30 am in the City Hall.

City Hall  
 401 Biltmore Way  
 Coral Gables, Florida 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 \$100.00 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.

Como consecuencia de las(s) violacion(es) mencionada(s) arriba, se ha presentado una queja en su contra y a la brevedad posible recibirá su presencia en la Junta del Cumplimiento del Código para una audiencia el 09/19/2018 a las 8:30 a.m. en la Cámara de la Comisión, localizada en el segundo piso de:

City Hall  
 401 Biltmore Way  
 Coral Gables, Florida 33134

7035 3010 0000 4770 3423  
 9/19/2018 CE 277304

3511



Nov 5, 2018 at 1:35:37 PM  
Coral Gables

JP



**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

10/22/2018

**Summons to Appear**

The City of Coral Gables  
vs  
3511 Alhambra LLC  
c/o CARMEN RITA PEREZ PELLERANO  
3511 ALHAMBRA CIR  
CORAL GABLES FL 33134

Case #: CE277304-042418

Folio #: 0341180061460

**3511 Alhambra  
Cir.**

You, as the Owner and/or Occupant of the premises at:  
3511 ALHAMBRA CIR LOTS 1 & 20 PB 10-57 BLK 59  
CORAL GABLES, FL 33134

are in violation of the following sections and subject to Section 101.168 of the City Code of the City of Coral Gables by:

**Failure to obtain a Public Works permit for doing work on the public right-of-way: City Code - Chapter 62, section 62-58**

**PWP Violation CC 62-84 (I.E. Maintaining low hanging plants on public right-of-way which exceeds 24 inches in height and exceeds the 3ft permitted radius surrounding City tree without a public works permit.)**

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

**Remedy:** Must cut back low hanging plants 3ft from public street and keep all plants within the permitted 3ft radius around city trees. If owner wants to maintain plants outside the 3ft radius, owner must apply for permit with public works. Must trim all plants below 24inches in height, this includes plants growing on trees.

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 1/16/2019 at 8:30 am in the Commission Chambers, located on the second floor of:

City Hall  
405 Biltmore Way  
Coral Gables, Florida 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.

Como consecuencia de la(s) violaci3n(es) mencionadas arriba, se ha presentado una queja en su contra y a trav3s de este medio se requiere su presencia al frente de la Junta del Cumplimiento del C3digo para una audiencia el 1/16/2019 a las 8:30 a.m. en la C3mara de la Comisi3n, localizada en el segundo piso de:

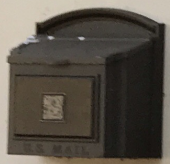
City Hall  
405 Biltmore Way  
Coral Gables, Florida 33134

11/5/2018

CE277304



Nov 5, 2018 at 1:35:43 PM  
Coral Gables



Handwritten note or flyer posted on the left transom window.

3511





Jan 3, 2019 at 12:58:24 PM

Coral Gables



NOTICE  
Mr. Murphy  
C 207301

3511



Jan 3, 2019 at 12:58:18 PM  
Coral Gables

JP



**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

08/15/2018

7017 2680 0000 9871 6091

**Summons to Appear**

The City of Coral Gables  
vs  
**CARMEN RITA PEREZ PELLERANO**  
3511 ALHAMBRA CIR  
CORAL GABLES FL 33134

Case #: CE277304-042418

Folio #: 0341180061460

**3511 Alhambra Cir.**

You, as the Owner and/or Occupant of the premises at:  
3511 ALHAMBRA CIR LOTS 1 & 20 PB 10-57 BLK 59  
CORAL GABLES, FL 33134

are in violation of the following sections and subject to Section 101.168 of the City Code of the City of Coral Gables by:

Failure to obtain a **Public Works permit for doing work on the public right-of-way**; City Code - Chapter 62, section 62-58

**PWP Violation CC 62-84 (I.E. Maintaining low hanging plants on public right-of-way which exceeds 24 inches in height and exceeds the 3ft permitted radius surrounding City tree without a public works permit.)**

The following steps should be taken to correct the violation:

**Remedy:** Must cut back low hanging plants 3ft from public street and keep all plants within the permitted 3ft radius around city trees. If owner wants to maintain plants outside the 3ft radius, owner must apply for permit with public works. Must trim all plants below 24inches in height, this includes plants growing on trees.

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 **01/16/2019** at 8:30 am in the Commission Chambers, located on the second floor of:

City Hall  
405 Biltmore Way  
Coral Gables, Florida 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.

Como consecuencia de la(s) violaci3n(es) mencionadas arriba, se ha presentado una queja en su contra y a trav3s de este medio se requiere su presencia al frente de la Junta del Cumplimiento del C3digo para una audiencia el **01/16/2019** a las 8:30 a.m. en la C3mara de la Comisi3n, localizada en el segundo piso de:

City Hall  
405 Biltmore Way  
Coral Gables, Florida 33134

1/31/2019

**CE 277304**