



City of Coral Gables

Code Enforcement Division
427 Biltmore Way, Suite 100



Need to search or
appeal your citation?

Notice of Violation

February 8, 2024

Case #:NOVI-24-01-4242

BARBARA SAENZ
PO BOX 144963
CORAL GABLES, FL 33114

Folio #: 0341080013720

Dear Property Owner and/or Occupant:

This letter constitutes a notice that a violation(s) exists on the premises at:

638 ALHAMBRA CIR, Coral Gables, FL 33134---3705

The violation(s) found was:

**Floors, walls, ceilings and roofs - Sec. 105-278. - Floors, walls, ceilings and roofs. #x0D;
Floors, walls, ceilings and roofs of every structure used for human habitation shall be structurally
sound, and maintained in a clean and sanitary condition. They shall be free from cracks, breaks,
loose plaster and similar conditions so serious as to endanger the safety of occupants or to
seriously mar the attractiveness of the premises. #x0D;
#x0D;
(Code 1958, § 16A-36; Code 1991, § 12-178; Code 2006, § 105-289; Ord. No. 1142, § 4.5, 7-14-1959;
Ord. No. 2013-07, § 2, 5-28-2013)**

**Code Enforcement Officer Comments: Property in need of maintenance: roof, walls, front steps,
garage door and driveway are dirty. Front wood door is rotting and cracks in areas of wall.**

The following steps should be taken to correct the violation:

**Must clean and/or paint property. Must repair cracks in wall and repair front door. Obtain
approval and permit if necessary.**

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 2/2/2024 to determine if corrective measures have been completed. If the violation(s) has not been completed 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 or the Code Enforcement Hot-line at 305-441-5777. or see us in person at 427 Biltmore Way, 2nd Floor, Coral Gables FL, 33134.

Young, Kesi
305-561-1012

kyoung@coralgables.com