



548

548 San Gabriel Ave  
OFFICE OF THE COUNTY CLERK  
COUNTY OF LOS ANGELES  
NOTICE TO APPEAR  
November 14, 2023

ALL INFORMATION CONTAINED HEREIN IS UNCLASSIFIED  
DATE 08-14-2018 BY 60322 UCBAW/STW

PLEASE CONTACT THE COUNTY CLERK'S OFFICE AT (818) 473-2000 FOR MORE INFORMATION.



10-27-2023 02:47 PM



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

9469 0090 0027 6516 8458 10



Need to search or  
appeal your citation?

548 San Esteban Ave

**Summons to Appear**

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

October 27, 2023

Case #: NOVI-22-10-1446

Folio: 0341200222281

The City of Coral Gables  
vs

DAN P. HELLER TRS  
9351 FOUNTAINBLEAU BLVD #B 233  
MIAMI, FL 33172

Novi-22-10-1446

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

**548 SAN ESTEBAN AVE**

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

**Section 14-202.8. Zoning permit.**  
No person shall commence or cause to be commenced any miscellaneous work, which does not otherwise require a building permit, which affects the aesthetics, appearance, or architectural design of any structure, site or site improvements until an application for a zoning permit therefore has been previously filed with the Development Services Department. No such miscellaneous work which affects the aesthetics, appearance, or architectural design of any structure, site or site improvements shall commence until a permit has been issued by the City 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.

The following steps should be taken to correct the violation:

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

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 11/15/2023 at 08:30 AM 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.