



OFFICE OF THE PROPERTY APPRAISER

Summary Report

Generated On 4/12/2017

Property Information	
Folio:	03-4108-009-0640
Property Address:	866 PONCE DE LEON BLVD Coral Gables, FL 33134-3039
Owner	TUTTI BAMBINI CORAL GABLES RE LLC
Mailing Address	11501 SW 40 ST 2ND FLOOR MIAMI, FL 33165 USA
PA Primary Zone	6400 COMMERCIAL - CENTRAL
Primary Land Use	1813 OFFICE BUILDING - MULTISTORY OFFICE BUILDING
Beds / Baths / Half	0 / 0 / 0
Floors	2
Living Units	0
Actual Area	Sq.Ft
Living Area	Sq.Ft
Adjusted Area	14,630 Sq Ft
Lot Size	12,868 Sq Ft
Year Built	1926



Assessment Information			
Year	2016	2015	2014
Land Value	\$2,058,880	\$2,058,880	\$1,775,784
Building Value	\$1,030,175	\$942,848	\$604,216
XF Value	\$78,975	\$77,231	\$0
Market Value	\$3,168,030	\$3,078,959	\$2,380,000
Assessed Value	\$2,707,254	\$2,461,140	\$2,237,400

Benefits Information				
Benefit	Type	2016	2015	2014
Non-Homestead Cap	Assessment Reduction	\$460,776	\$617,819	\$142,600

Note: Not all benefits are applicable to all Taxable Values (i.e. County, School Board, City, Regional).

Short Legal Description
CORAL GABLES DOUGLAS SEC PB 25-69 LOTS 10 & 11 BLK 9 LOT SIZE 120.000 X 107 OR 20215-1010 0202 2 (2)

Taxable Value Information			
	2016	2015	2014
County			
Exemption Value	\$0	\$0	\$0
Taxable Value	\$2,707,254	\$2,461,140	\$2,237,400
School Board			
Exemption Value	\$0	\$0	\$0
Taxable Value	\$3,168,030	\$3,078,959	\$2,380,000
City			
Exemption Value	\$0	\$0	\$0
Taxable Value	\$2,707,254	\$2,461,140	\$2,237,400
Regional			
Exemption Value	\$0	\$0	\$0
Taxable Value	\$2,707,254	\$2,461,140	\$2,237,400

Sales Information			
Previous Sale	Price	OR Book-Page	Qualification Description
08/21/2012	\$2,975,000	28255-0560	Qual on DOS, multi-parcel sale
02/01/2002	\$2,637,000	20215-1010	Deeds that include more than one parcel
05/01/1995	\$2,050,000	16775-3182	Deeds that include more than one parcel
09/01/1989	\$1,706,600	14274-1380	Deeds that include more than one parcel

The Office of the Property Appraiser is continually editing and updating the tax roll. This website may not reflect the most current information on record. The Property Appraiser and Miami-Dade County assumes no liability. see full disclaimer and User Agreement at <http://www.miamidade.gov/info/disclaimer.asp>

Version:

CITY'S

EXHIBIT

866 Ponce de Leon Blvd

<p><u>Owner (Registered Agent)</u> Tutti Bambini Coral Gables RE, LLC c/o Mark Koondel Registered Agent 8600 NW 41 St Doral, FL 33166-6202</p>	<p><u>Construction Lienholder</u> By His Grace Construction Services, Inc. 10840 NW 138 St Ste A1 Hialeah Gardens, FL 33018</p>
<p><u>Construction Lienholder (Registered Agent)</u> By His Grace Construction Services, Inc. c/o Alexander Rodriguez Registered Agent 3550 SW 137 Ave Miramar, FL 33027-3205</p>	

866 PONCE DE LEON BLVD





Home Citizen Services Business Services Back to Coral Gables.com

Permits and Inspections: Search Results

Logon Help Contact

New Permit Search

Permit Search Results

Permit#:	App. Date	Street Address	Type	Description	Status	Issue Date	Final Date	Fees Due
AB-08-01-0093	01/03/2008	866 PONCE DE LEON BLVD	BOA COMPLETE (LESS THAN \$75,000)	REV. TO BL08020671 FRANK BOSCO 954-243-0251 INSTALL NEW ATM IN EXISTING DOOR OPENING-\$50,000{KEITH CHAMBERS(561-361-0577)}	final	01/10/2008	01/21/2011	0.00
AB-09-01-1541	01/07/2009	866 PONCE DE LEON BLVD	BOA COMPLETE (LESS THAN \$75,000)	REV TO PERMIT (2) NEW AWNING {BLUE} RESUBMITTAL - 1 NEW AWNING (BLUE) \$1200	final	01/07/2009	08/26/2010	0.00
AB-11-02-4923	02/09/2011	866 PONCE DE LEON BLVD	BOA COMPLETE (LESS THAN \$75,000)	ATM DEMO \$2000	final	02/09/2011	08/07/2012	0.00
AB-12-12-1163	12/19/2012	866 PONCE DE LEON BLVD	BOA COMPLETE (LESS THAN \$75,000)	EXTERIOR/INTERIOR DEMOLITION \$25,000	issued	12/19/2012		0.00
AB-13-01-1024	01/22/2013	866 PONCE DE LEON BLVD	BOA PRELIMINARY/MED BONUS/FINAL	REVISIONS TO INTERIOR/EXTERIOR RENOVATIONS \$650,000	issued	01/23/2013		0.00
BL-08-02-0671	02/15/2008	866 PONCE DE LEON BLVD	INT / EXT ALTERATIONS	INSTALL NEW ATM IN EXISTING DOOR OPENING-\$50,000	final	06/03/2008	02/25/2009	0.00
BL-09-01-1937	01/16/2009	866 PONCE DE LEON BLVD	AWNINGS / CANOPY	1 NEW AWNING (BLUE) \$120 REVISED BY RV10032903 TO ADDITIONAL ADDITIONAL AWNING RECOVER TO SCOPE OF WORK	final	04/28/2009	08/26/2010	0.00
BL-11-02-5483	02/17/2011	866 PONCE DE LEON BLVD	INT / EXT ALTERATIONS	CANCELLED - ATM DEMO & NEW STOREFRONT DOOR \$2000	canceled		08/02/2012	0.00
BL-11-04-5237	04/04/2011	866 PONCE DE LEON BLVD	BLDG PERMIT CHANGE OF CONTRACTOR	CANCELLED - CHANGE OF CONTRACTOR FROM WINTEGRATE PERMIT 94040469 TO EDEN PERMIT (REMOVABLE STORM PANELS \$20,000)	canceled	04/21/2011	10/24/2011	0.00
BL-11-04-5242	04/04/2011	866 PONCE DE LEON BLVD	BLDG PERMIT CHANGE OF CONTRACTOR	CHANGE OF CONTRACTOR FROM WINTEGRATE PERMIT 94100521 TO EDEN. (COMMERCIAL INTERIOR ALTERATIONS 2ND FLOOR \$25,000)	final	04/21/2011	10/18/2011	0.00
BL-13-01-0614	01/14/2013	866 PONCE DE LEON BLVD	DEMOLITION	*** PRIVATE PROVIDER - PLAN REVIEW & INSPECTION *** COMMERCIAL INTERIOR DEMO(TUTTI BAMBINI) \$25,000	final	03/01/2013	02/05/2014	0.00
BL-13-02-0863	02/15/2013	866 PONCE	INT / EXT ALTERATIONS	*** PRIVATE PROVIDER INSPECTIONS / PLAN	issued	03/25/2013		0.00

CITY'S

EXHIBIT

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		DE LEON BLVD		REVIEW - MTCI PRIVATE PROVIDER SERVICES *** COMMERCIAL INTERIOR ALTERATIONS, REPLACE WINDOWS & DOORS, RE- ASPHALT & STRIPE PARKING LOT, NEW STAIR, LANDSCAPE, COURTYARDS, \$650,000					
BL-13-06-0874	06/13/2013	866 PONCE DE LEON BLVD	GENERAL REPAIRS	CANCELLED PLANS HAD WRONG INFO-***PRIVATE PROVIDER***STRUCTURAL REPAIRS \$14,630	canceled		06/13/2013		0.00
BL-13-06-1197	06/18/2013	866 PONCE DE LEON BLVD	GENERAL REPAIRS	PRIVATE PROVIDER- (MTCI) (TUTTI BAMBINI) STRUCTURAL REPAIRS \$120,000	issued		06/27/2013		0.00
BL-15-08-4306	08/06/2015	866 PONCE DE LEON BLVD	INTERIOR ALTERATION ONLY	*** PRIVATE PROVIDER PLAN REVIEW AND INSPECTIONS *** (MTCI) *** COMMERCIAL INTERIOR ALTERATIONS @ 2ND FLOOR (TUTTI BAMBINI) \$250,000	issued		06/07/2016		0.00
BL-16-08-5761	08/03/2016	866 PONCE DE LEON BLVD	INTERIOR ALTERATION ONLY	COMM INTER ALTER (CONTINENTAL NATIONAL BANK) \$130,000	pending				0.00
CE-10-05-3880	05/11/2010	866 PONCE DE LEON BLVD	CODE ENF WARNING PROCESS	WT5378 SEC 3-207 ZC (UNB) OPEN PERMITS: 9104016 (ELECTRICAL), 94040469 (STORM PANELS), & 94100521 (INTERIOR ALTERATIONS). MUST CLOSE ALL OPEN PERMITS.	final		05/11/2010	03/30/2011	0.00
CE-11-03-4930	03/01/2011	866 PONCE DE LEON BLVD	CODE ENF WARNING PROCESS	VERBAL WARNING CITY CODE 105-27 (GRA) MUST REMOVE GRAFFITI FROM BUILDING	final		03/01/2011	03/01/2011	0.00
CE-11-06-7322	06/23/2011	866 PONCE DE LEON BLVD	CODE ENF BOARD/MITIGATION	CASE #12300 ENTERED INTO STIP W/CITY AND PAID \$3,000	final		06/23/2011	07/11/2012	0.00
CE-11-07-6441	07/14/2011	866 PONCE DE LEON BLVD	CODE ENF WARNING PROCESS	WT15317 SEC 62-133 CITY CODE (SWA) GRASS ON R/W IS OVERGROWN & MUST BE CUT.	final		07/14/2011	07/14/2011	0.00
CE-12-02-6853	02/09/2012	866 PONCE DE LEON BLVD	CODE ENF WARNING PROCESS	WT12385 SEC 34-112 CITY CODE (GRA) GRAFFITI ON WALLS & WINDOW MUST BE REMOVED.	final		02/09/2012	02/09/2012	0.00
CE-12-07-1264	07/20/2012	866 PONCE DE LEON BLVD	CODE ENF LIEN SEARCH	LIEN SEARCH	final		07/24/2012	07/24/2012	0.00
CE-13-07-1456	07/22/2013	866 PONCE DE LEON BLVD	CODE ENF WARNING PROCESS	WT16816 105-27 CITY CODE (GRA) GRAFFITI EXISTS ON PROPERTY, PROHIBITED. ON PERIMETER WALL. 72 HOURS TO COMPLY, REMOVE GRAFFITI.	final		07/22/2013	07/22/2013	0.00
CE-14-06-2496	06/07/2014	866 PONCE DE LEON BLVD	CODE ENF WARNING PROCESS	POSTED HURRICANE NOTICE	final		06/07/2014	06/07/2014	0.00
EL-08-09-0945	09/22/2008	866 PONCE DE LEON BLVD	ELEC COMMERCIAL / RESIDENTIAL WORK	<<CANCELLED>> INSTALL LIGHT FIXTURES & WIRING OUTLETS FOR THE NEW ATM	final		03/02/2009	03/02/2009	94.25
EL-08-11-0751	11/17/2008	866 PONCE DE LEON BLVD	ELEC COMMERCIAL / RESIDENTIAL WORK	INSTALL EQUIPMENT OUTLET, TELEPHONE DEVICES & FLOOD LIGHTS FOR THE NEW ATM	final		11/17/2008	11/20/2008	0.00
EL-11-03-4966	03/02/2011	866	ELEC		canceled		08/02/2012		0.00

		PONCE DE LEON BLVD	COMMERCIAL / RESIDENTIAL WORK						
EL-13-01-0640	01/15/2013	866 PONCE DE LEON BLVD	ELEC COMMERCIAL / RESIDENTIAL WORK	ELECTRICAL DEMO	final	11/06/2013	01/30/2014	0.00	
EL-13-02-1031	02/20/2013	866 PONCE DE LEON BLVD	ELEC COMMERCIAL / RESIDENTIAL WORK	**CHANGE OF CONT TO EL-17-03-2451** 325 LIGHT SOCKETS; 220 ROUGH IN OUTLETS; 9 COMMERCIAL OUTLETS; 600 AMP SERVICE 600 AMP SUBFEEDS; 600 AMP SWITRCHBOARDS AND 20 TONS A/C (PARKING LIGHTING PENDING)	canceled	04/07/2014	03/24/2017	0.00	
EL-14-08-3216	08/20/2014	866 PONCE DE LEON BLVD	ELEC LOW VOLTAGE SYSTEM	**CHANGE OF CONT TO EL-17-03-2454** FIRE ALARM INSTALLATION	canceled	08/21/2014	03/24/2017	0.00	
EL-14-08-3459	08/22/2014	866 PONCE DE LEON BLVD	ELEC COMMERCIAL / RESIDENTIAL WORK	ELECTRICAL TEMP FOR TEST	final	08/25/2014	09/22/2014	0.00	
EL-15-08-4939	08/20/2015	866 PONCE DE LEON BLVD	ELEC COMMERCIAL / RESIDENTIAL WORK	PRIVATE PROVIDER PLAN REVIEW AND INSPECTIONS-MTCI-- COMM INTER ALTER @ 2ND FLOOR (TUTTI BAMBINI) 118 LIGHT SOCKETS; 73 ROUGH IN OUTLETS; 19 COMMERCIAL OUTLETS AND 225 AMP SERVICE	final	09/27/2016	03/23/2017	0.00	
EL-16-07-6697	07/13/2016	866 PONCE DE LEON BLVD	ELEC LOW VOLTAGE SYSTEM	LOW VOLT FOR FIRE ALARM 2ND FLOOR	final	09/26/2016	03/24/2017	0.00	
EL-16-08-5857	08/05/2016	866 PONCE DE LEON BLVD	ELEC COMMERCIAL / RESIDENTIAL WORK	COMM INTER ALTER (CONTINENTAL NATIONAL BANK) 77 LIGHTS; 37 OUTLETS;2 COMMERCIAL OUTLETS	pending			0.00	
EL-17-03-2451	03/24/2017	866 PONCE DE LEON BLVD	ELEC CHANGE OF CONTRACTOR	**CHANGE OF CONT FROM EL-13-02-1031** 325 LIGHT SOCKETS; 220 ROUGH IN OUTLETS; 9 COMMERCIAL OUTLETS; 600 AMP SERVICE 600 AMP SUBFEEDS; 600 AMP SWITRCHBOARDS AND 20 TONS A/C (PARKING LIGHTING PENDING)	final	03/24/2017	03/24/2017	0.00	
EL-17-03-2454	03/24/2017	866 PONCE DE LEON BLVD	ELEC CHANGE OF CONTRACTOR	**CHANGE OF CONT FROM EL-14-08-3216**** FIRE ALARM INSTALLATION	final	03/24/2017	03/24/2017	0.00	
EX-13-08-1810	08/29/2013	866 PONCE DE LEON BLVD	PERMIT EXTENSION	RENEWAL OF PERMIT BL-13-01-0614	final	08/29/2013	08/29/2013	0.00	
EX-15-04-4577	04/14/2015	866 PONCE DE LEON BLVD	PERMIT EXTENSION	PERMIT RENEWAL BL-13-02-0863	final	06/10/2015	06/10/2015	0.00	
EX-15-04-4579	04/14/2015	866 PONCE DE LEON BLVD	PERMIT EXTENSION	PERMIT RENEWAL OF BL-13-06-1197	final	06/10/2015	06/10/2015	0.00	
FD-13-07-1558	07/23/2013	866 PONCE DE LEON BLVD	FIRE HYDRANT FLOW TEST	PRIVATE PROVIDER INSPECTIONS/PLAN REVIEW INTERIOR/EXTERIOR RENOVATIONS \$650,000 FIRE HYDRANT FLOW TEST PERMIT 7-23-13	final	03/05/2015	03/05/2015	0.00	

FD-14-03-2949	03/19/2014	866 PONCE DE LEON BLVD	FIRE HYDRANT FLOW TEST	HYDRANT FLOW TEST PERMIT 3-19-14	final	03/19/2014	03/19/2014	0.00
FD-14-05-2923	05/13/2014	866 PONCE DE LEON BLVD	FIRE SPRINKLER SYSTEM	COMMERCIAL INTERIOR ALTERATONS, REPLACE WINDOWS & DOORS, NEW STAIR, LANDSCAPE, COURTYARDS, \$650,000 FIRE SPRINKLER PERMIT 5-13-14	final	05/13/2014	03/24/2017	0.00
FD-14-08-3144	08/19/2014	866 PONCE DE LEON BLVD	FIRE ALARM SYSTEM	*** PRIVATE PROVIDER INSPECTIONS / PLAN REVIEW - MTCI PRIVATE PROVIDER SERVICES *** COMMERCIAL INTERIOR ALTERATONS FIRE ALARM PERMIT 8-19-14	final	08/19/2014	03/21/2017	0.00
FD-16-07-6680	07/12/2016	866 PONCE DE LEON BLVD	FIRE ALARM SYSTEM	FIRE ALARM SYSTEM *** PRIVATE PROVIDER PLAN REVIEW AND INSPECTIONS *** (MTCI) *** @ 2ND FLOOR (TUTTI BAMBINI) \$9,510	final	09/26/2016	03/21/2017	0.00
FD-16-10-6055	10/04/2016	866 PONCE DE LEON BLVD	FIRE SPRINKLER SYSTEM	FIRE SPRINKLER SYSTEM SECOND FLOOR	final	10/11/2016	02/17/2017	0.00
ME-13-03-1319	03/20/2013	866 PONCE DE LEON BLVD	MECH COMMERCIAL / RESIDENTIAL WORK	REMOVE ALL A/C UNITS AND DUCTWORK. INSTALL ALL NEW DUCTWORK AND NEW UNITS TO THE 1ST AND 2ND FLOORS. ALSO BATHROOM VENTILATION.	issued	05/14/2014		0.00
ME-14-01-2262	01/15/2014	866 PONCE DE LEON BLVD	MECH COMMERCIAL / RESIDENTIAL WORK	CANCELLED *** CREATED IN ERROR	canceled		07/01/2016	0.00
ME-15-08-5210	08/25/2015	866 PONCE DE LEON BLVD	MECH COMMERCIAL / RESIDENTIAL WORK	DEMO - INSTALL NEW DUCTWORK AND VAV'S.	final	09/23/2016	04/06/2017	0.00
ME-16-08-5924	08/05/2016	866 PONCE DE LEON BLVD	MECH COMMERCIAL / RESIDENTIAL WORK	INSTALL NEW DUCTWORK DROPS TO THE EXISTING MAIN DUCTS.	pending			0.00
PL-13-01-0740	01/16/2013	866 PONCE DE LEON BLVD	PLUMB COMMERCIAL / RESIDENTIAL WORK	*** PRIVATOR PROVIDER - REVIEW & INSPECTION *** COMMERCIAL INTERIOR DEMO FOR PLUMBING	final	11/07/2013	01/30/2014	0.00
PL-13-02-1351	02/25/2013	866 PONCE DE LEON BLVD	PLUMB COMMERCIAL / RESIDENTIAL WORK	***CANCELLED***	canceled		01/30/2014	0.00
PL-14-01-2221	01/15/2014	866 PONCE DE LEON BLVD	PLUMB COMMERCIAL / RESIDENTIAL WORK	***PRIVATE PROVIDER*** PLUMBING WORK FOR INTERIOR RENOVATIONS	issued	07/29/2014		0.00
PL-15-08-5074	08/24/2015	866 PONCE DE LEON BLVD	PLUMB COMMERCIAL / RESIDENTIAL WORK	PLUMBING WORK *** PRIVATE PROVIDER*** PLAN REVIEW AND INSPECTIONS-MTCI-- COMM INTER ALTER @ 2ND FLOOR (TUTTI BAMBINI)	final	09/26/2016	02/08/2017	0.00
PU-10-01-2956	01/12/2010	866 PONCE DE LEON BLVD	PUBLIC RECORDS SEARCH	REQ COPIES OF PERMITS 92050080 34094 CRM INV 009404	final	01/13/2010	01/13/2010	0.00
PU-10-02-3021	02/09/2010	866 PONCE DE LEON BLVD	PUBLIC RECORDS SEARCH	REQ COPIES OF PERMITS 92050080 34094B CRM INV 009616	final	02/09/2010	02/09/2010	0.00
PU-11-02-5348	02/16/2011	866 PONCE	PUBLIC RECORDS SEARCH	REQ CERT COPY OF PERMITS 94100521	final	02/16/2011	02/16/2011	0.00

		DE LEON BLVD		00100474 94040469 CRM INV 012592					
PU-12-10-0936	10/15/2012	866 PONCE DE LEON BLVD	PUBLIC RECORDS SEARCH	REQ COPY OF VARIOUS PERMITS	final	10/15/2012	10/15/2012	0.00	
PW-09-06-2872	06/19/2009	866 PONCE DE LEON BLVD	OBSTRUCTION OF ROW W/LADDER PERMIT	OBSTRUCTION OF R.O.W. W/LADDER	final	06/19/2009	08/12/2009	0.00	
PW-10-11-2791	11/01/2010	866 PONCE DE LEON BLVD	OBSTRUCTION OF ROW W/TRUCK PERMIT	OBSTRUCTION OF R.O.W. W/TRUCK	final	11/02/2010	01/19/2011	0.00	
PW-11-08-7281	08/29/2011	866 PONCE DE LEON BLVD	UTILITIES (FPL) PERMIT	R/O REMOVE & REPLACE POLE \$369	issued	10/05/2011		0.00	
PW-12-04-9267	04/27/2012	866 PONCE DE LEON BLVD	UTILITIES (AT & T) PERMIT	R/O REMOVE AND REPLACE POLE	pending			0.00	
PW-14-01-3016	01/30/2014	866 PONCE DE LEON BLVD	OBSTRUCTION OF ROW PERMIT	OBSTRUCTION OF SWK MUST CONTACT PARKING DEPT PRIOR TO OBSTRUCTION OF PARKING METERS	final	02/07/2014	11/18/2014	0.00	
PW-14-05-3700	05/23/2014	866 PONCE DE LEON BLVD	OBSTRUCTION OF ROW PERMIT	FIRE LINE CONNECTION MUST OBTAIN PERMIT FROM THE PARKING DEPARTMENT	final	06/02/2014	09/02/2014	0.00	
PW-14-10-3642	10/24/2014	866 PONCE DE LEON BLVD	UTILITIES (MIAMI DADE WATER & SEWER) PERMIT	WATER INSTALLATION & RETIREMENT - SIDEWALK RESTORATION PER CITY SPECS POLICE OFFICER REQUIRED WHEN BLOCKING TRAFFIC LANE NOTIFY PARKING DEPARTMENT	issued	11/06/2014		0.00	
RC-17-04-1599	04/12/2017	866 PONCE DE LEON BLVD	BUILDING RE CERTIFICATION	BUILDING RECERTIFICATION (1926) CONSTRUCTION REGULATION BOARD CASE #17-5969 AND UNSAFE STRUCTURES FEE	approved			980.63	
RV-08-06-1438	06/26/2008	866 PONCE DE LEON BLVD	REVISION TO PERMIT	REVISION (BUILDING)	final	07/31/2008	07/31/2008	0.00	
RV-08-08-0483	08/08/2008	866 PONCE DE LEON BLVD	REVISION TO PERMIT	STRUCTURAL REVISION	final	08/26/2008	08/26/2008	0.00	
RV-10-03-2903	03/01/2010	866 PONCE DE LEON BLVD	REVISION TO PERMIT	REVIISION TO ADD 1 ADDITIONAL NEW AWNING RECOVER (BLUE) TO SCOPE OF WORK	final	08/26/2010	08/26/2010	0.00	
SD-14-05-2608	05/08/2014	866 PONCE DE LEON BLVD	SHOP DRAWINGS	*** PRIVATE PROVIDER INSPECTIONS / PLAN REVIEW - SHOP DRAWING (WINDOWS & DOORS)	final	05/15/2014	05/15/2014	0.00	
UP-16-08-5762	08/03/2016	866 PONCE DE LEON BLVD	UPFRONT FEE	UPFRONT FEE FOR BL16085761 COMM INTER ALTER (CONTINENTAL NATIONAL BANK) \$130,000	final	08/03/2016	08/03/2016	0.00	
ZN-13-10-1737	10/30/2013	866 PONCE DE LEON BLVD	DUMPSTER / CONTAINER	DUMPSTER	final	10/30/2013	10/30/2013	0.00	

The City's online services are protected with an **SSL encryption certificate**. For technical assistance, please call 305-569-2448 (8am-5pm, M-F).



City of Coral Gables Fire Department

Fire Prevention Division
2815 Salzedo Street, Coral Gables, FL 33134
Fax (305) 460-5598

The items noted below are in violation of the Florida Fire Prevention Code and/or the Florida Administrative Code. Nothing in this report supersedes any previously written, still existing violations for this occupancy/building. You are directed to comply with corrective measures as indicated.

Occupant Name:	TUTTI BAMBINI CORAL GABLES RE LLC	Inspection Date:	4/24/2017
Address:	866 Ponce De Leon Boulevard	InspectionType:	AA-Tactical, Core
City:	Coral Gables	Inspected By:	Madelaine Mendez 305-460-5563 mmendez@coralgables.com
Suite:	CORE	Occ. Sq. Ft.:	2630

Insp. Result	Location	Code Set	Code
Fail	Floor 1	FL NFPA 01 13 Doors	16.3.4.4 - Key box approved and contains current keys. Comment: Provide city approved knox box at main entrance with the appropriate keys to all common areas including fire alarm system, elevator, access control (main entrance doors) electrical rooms, fire pump room, etc...
Fail	Floor 1	FL NFPA 101 13 Sprinkler systems	9.7.5 - Maintenance and Testing. Comment: All automatic sprinkler and standpipe systems required by this Code shall be inspected, tested, and maintained in accordance with NFPA 25, Standard for the Inspection, Testing, and Maintenance of Water-Based Fire Protection Systems. Provide current Annual Inspection and testing report
Fail	Floor 1	FL NFPA 01 13 Firefighter elevator key	11.3.1.1 - Excerpt: All new elevators shall conform to the Fire Fighters'... Comment: Provide firefighter key
Fail	Floor 1	FL NFPA 01 13 Chapter 4 General Requirements	4.1.3.2.2.5 - Excerpt: Buildings shall be designed and constructed to provide reasonable... Comment: Buildings shall be designed and constructed to provide reasonable signage and lighting to identify hazards, exits, means of egress, and other building safety features. provide room identification Signs throughout building example, Janitor Room, telecom Room, Storage, etc.
Fail	Floor 1 1st floor Garage	FL NFPA 01 13 Doors	4.4.3.1.2 - No keys, tools, special knowledge or effort from egress side.

CITY'S

EXHIBIT 3

Comment: No lock or fastening shall be permitted that prevents free escape from the inside of any building other than in health care occupancies and detention and correctional occupancies where staff are continually on duty and effective provisions are made to remove occupants in case of fire or other emergency.

Remove lock from egress door leading into electrical room

A re-inspection will occur on or after 5/26/2017.

Failure to correct violations within 15 days of re-inspection is subject to penalties up to and including the issuance of Civil Citations in the amount of \$200 per violation / per day.

Failure to provide immediate corrective measures when required, may result in administrative action including but not limited to: mandatory fire watch, building evacuation, or stoppage of all work.

Per City Ordinance 30-4, a Fire Inspection Fee will be billed for this inspection. All fees are subject to change without prior notice.

Thank you for your assistance. If you have any additional questions or to schedule an inspection, please contact the inspector listed at the top of this report.



Signature valid only in mobile eyes documents

**Company
Representative:**

Jordan Hoffman
4/24/2017



The City of Coral Gables

Development Services Department
CITY HALL, 405 BILTMORE WAY
CORAL GABLES, FLORIDA 33134

4 25 2016

VIA CERTIFIED MAIL

91 7108 2133 3932 7338 2700

TUTTI BAMBINI CORAL GABLES RE LLC
C/O MARK KOONDEL
8600 NW 41 ST
DORAL, FL 33166

RE: 866 PONCE DE LEON BLVD, CORAL GABLES, FL
FOLIO # 03-4108-009-0640
Recertification of Building 40 Years or Older

Gentlemen:

Miami-Dade County has notified this Department that the above referenced property address is forty (40) years old, or older, having been built in 1926.

In accordance with the Miami-Dade County Code, Chapter 8, Section 8-11(1), a Florida Registered Architect or Professional Engineer must inspect said building and a completed Recertification Report ("Report") must be submitted to this Department within ninety (90) calendar days from the date of this letter. In addition to the Report, a cover letter must state the property meets the requirement for the building recertification; no additional documents or photographs are necessary. Submittal of the Report does not constitute recertification; it must be approved.

In the event repairs or modifications are found to be necessary resulting from the recertification inspection, the Building Official is able to grant an extension of one hundred fifty (150) calendar days from the date of this letter for the owner to obtain the necessary permits and perform the repairs. Recertification will take place once a revised Report is submitted and all required permits are closed.

The Architect or Engineer chosen to perform the inspection may obtain the required Form, "Minimum Inspection Procedural Guidelines for Building Recertification," from the following link: http://www.miamidade.gov/pa/property_recertification.asp The Recertification Report fee of \$380.63 and the Filing fee of \$2.45 per document page shall be submitted to the Development Services Department, 405 Biltmore Way, 3rd Floor, Coral Gables, Florida, 33134.

Failure to submit the required Report within the allowed time will result in the referral of this matter to the City's Construction Regulation Board without further notice. The Board may impose fines of \$250.00 per day for each day the violation continues. Note an Administrative fee of \$600.00 is incurred when the case is referred to the Board.

Any questions may be directed to the Building Services Coordinator at (305) 460-5250. Thank you for your prompt consideration.

Sincerely,

Peter E. Iglesias, P.E.
Building Official

CITY'S Composite

EXHIBIT 4

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:
TUTTI BAMBINI CORAL GABLES RE LLC
C/O MARK DONDEL
8600 NW 41 ST
DORAL, FL



9590 9402 1194 5246 9268 65

2. Article Number (Transfer from service label)

91-7108-2133-3932-7338-2700

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X

- Agent
- Addressee

B. Received by (Printed Name)

C. Date of Delivery

D. Is delivery address different from item 1? Yes
If YES, enter delivery address below: No

3. Service Type

- Adult Signature
- Adult Signature Restricted Delivery
- Certified Mail®
- Certified Mail Restricted Delivery
- Collect on Delivery
- Collect on Delivery Restricted Delivery
- Insured Mail
- Insured Mail Restricted Delivery (over \$500)
- Priority Mail Express®
- Registered Mail®
- Registered Mail Restricted Delivery
- Return Receipt for Merchandise
- Signature Confirmation™
- Signature Confirmation Restricted Delivery

2016 Receipt

BEFORE THE CONSTRUCTION REGULATION BOARD
FOR THE CITY OF CORAL GABLES

CITY OF CORAL GABLES,
Petitioner,

Case No. 17-5969

vs.

TUTTI BAMBINI CORAL GABLES RE, LLC
c/o Mark Koondel
8600 N.W. 41st Street
Doral, Florida 33166-6202

Return receipt number:
91 7108 2133 3932 6150 7351

Respondent.

**NOTICE OF UNSAFE STRUCTURE VIOLATION FOR FAILURE TO RECERTIFY
AND NOTICE OF HEARING**

Date: April 28, 2017

Re: **866 Ponce de Leon Boulevard**, Coral Gables, Florida 33134-3039, and legally described as Lots 10 & 11, Block 9, of CORAL GABLES DOUGLAS SECTION, according to the Plat thereof, as recorded in Plat Book 25, Page 69, of the Public Records of Miami-Dade County, Florida; and having folio number 03-4108-009-0640 ("Property").

The City of Coral Gables ("City") Building Official has inspected the records relating to the Structure in accordance with Article III, Chapter 105 of the City Code, pertaining to unsafe structures, and Section 8-11 of the Miami-Dade County Code, as applicable in the City, pertaining to existing buildings. **The Structure is hereby declared unsafe** by the Building Official and is presumed unsafe pursuant to Section 105-1 86(j)(13) of the City Code for failure to timely comply with the maintenance and recertification requirements of the Florida Building Code or Section 8-11 of the Miami-Dade County Code.

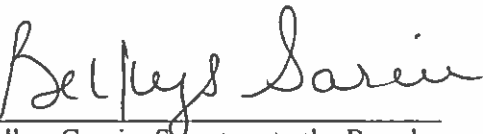
Therefore, this matter is set for hearing before the City's Construction Regulation Board ("Board") in the Commission Chambers, City Hall, 405 Biltmore Way, Coral Gables, Florida 33134, on May 15, 2017, at 2:00 p.m.

You may appeal the decision of the Building Official to the Board by appearing at the hearing. You have the right to be represented by an attorney and may present and question witnesses and evidence; however, formal rules of evidence shall not apply. Failure to appear at the hearing will result in the matter being heard in your absence. Please be advised that if someone other than an attorney 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. Requests for continuance must be made in writing to Belkys Garcia, Secretary to the Board, at City of Coral Gables, Development Services Department, 405 Biltmore Way, 3rd Floor, Coral Gables, FL 33134, bgarcia@coralgables.com, tel: (305) 460-5229. The Development Services Department's hours are Monday through Friday, 7:30 a.m. to 3:30 p.m., tel: (305) 460-5235.

If the Required Action is not completed before the above hearing date, the Building Official may order that the structure be vacated, boarded, secured, and posted (including but not limited to, requesting the electric utility to terminate service to the Structure) to prevent further occupancy until the Required Action is completed. The Building Official may also order demolition of the Structure and the City may recover the costs incurred against the Property and the Owner of record.

If the Property owner or other interested party does not take all Required Action or prevail at the hearing, the Construction Regulation Board may impose fines not to exceed \$250 for each day the violation continues past the date set for compliance and may also enter an order of demolition and assess all costs of the proceedings, in an amount not less than \$600, and the costs of demolition and other required action, for which the City shall have a lien against the Property owner and the Property.

Please govern yourself accordingly.


Belkys Garcia, Secretary to the Board

ADA NOTICES

Any person who acts as a lobbyist pursuant to the City of Coral Gables Ordinance No. 2006-11, must register with the City Clerk, prior to engaging in lobbying activities before the city staff, boards, committees and/or the City Commission. A copy of the Ordinance is available in the Office of the City Clerk, City Hall.

Presentations made to this Board are subject to the City's False Claims Ordinance, Chapter 39 of the City of Coral Gables Code.

Pursuant to Section 286.0105, Florida Statutes, if a person decides to appeal any decision made by the Board, with respect to any matter considered at such hearing or meeting, he or she will need a record of the proceedings, and that, for such purpose, he or she may need to ensure that a verbatim record of the proceedings is made; which record includes the testimony and evidence upon which the appeal is to be based. Although a court reporter usually attends the hearing at the City's cost, the City is not required to provide a transcript of the hearing, which the Respondent may request at the Respondent's cost.

Any person who needs assistance in another language in order to speak during the public hearing or public comment portion of the meeting should contact the City's ADA Coordinator, Raquel Elejabarrieta, Esq., Director of Labor Relations and Risk Management (E-mail: relejabarrieta@coralgables.com, Telephone: 305-722-8686, TTY/TDD: 305-442-1600), at least three (3) business days before the meeting.

Any person with a disability requiring communication assistance (such as a sign language interpreter or other auxiliary aide or service) in order to attend or participate in the meeting should contact the City's ADA Coordinator, Raquel Elejabarrieta, Esq., Director of Labor Relations and Risk Management (E-mail: relejabarrieta@coralgables.com, Telephone: 305-722-8686, TTY/TDD: 305-442-1600), at least three (3) business days before the meeting.

C:

By His Grace Construction Services, Inc., 10840 N.W. 138th Street, Suite A1, Hialeah Gardens, Florida 33018

By His Grace Construction Services, Inc., c/o Alexander Rodriguez, 3550 S.W. 137th Avenue, Miramar, Florida 33027-3205



CITY OF CORAL GABLES
DEVELOPMENT SERVICES DEPARTMENT
Affidavit of Posting

Complaint Case #: 17-5969

Title of Document Posted: Construction Regulation Board Case

I, EDUARDO MARTIN, DO HEREBY SWEAR/AFFIRM THAT
THE AFOREMENTIONED NOTICE WAS PERSONALLY POSTED. BY ME. AT THE
ADDRESS OF 866 PONCE DE LEON, ON 4-28-17
AT 9:30 a.m. BLVD

EDUARDO MARTIN
Employee's Printed Name

Eduardo Martin
Employee's Signature

STATE OF FLORIDA)
ss.
COUNTY OF MIAMI-DADE)

Sworn to (or affirmed) and subscribed before me this 28th day of April, in
the year 2017, by Eduardo Martin who is personally known to
me.

My Commission Expires:



Belkys Garcia
Notary Public

866 PONCE DE LEON BOULEVARD



**DEPARTMENT OF CONSTRUCTION REGULATION BOARD
FOR THE CITY OF CORAL GABLES**

CITY OF CORAL GABLES
Petitioner

Case No. 17-5060

to

JULY HAMBIN CORAL GABLES RE. 114
c/o Mimi Kowndel
1400 N.W. 41 Street
Coral Gables, Florida 33106-6202

Return receipt number:
73 7308 2333 3932 6350 7353

Respondent

**NOTICE OF UNLAWFUL STRUCTURE VIOLATIONS FOR FAILURE TO RECTIFY
AND NOTICE OF HEARING**

Date: April 21, 2017

Re: 866 Ponce de Leon Boulevard, Coral Gables, Florida 33134-3039, and legally described as Case 17-5060 & 17-1163, 9 of CORAL GABLES DEVELOPMENTS, according to the Plat thereof, as contained in Plat Book 25, Page 69, of the Public Records of Miami-Dade County, Florida, and having file number: 03-1101-2239-06-00 ("Property")

The City of Coral Gables ("City") Building Official has inspected the records relating to the structure in accordance with Article III, Chapter 105 of the City Code, pertaining to unsafe structures, and Section 4 of the Miami-Dade County Code, as applicable to the City, pertaining to existing buildings. The structure is hereby declared unsafe by the Building Official and is presumed unsafe pursuant to Section 105.106(2)(b) of the City Code for failure to timely comply with the maintenance and rectification requirements of the Florida Building Code or Section 5-11 of the Miami-Dade County Code.

Therefore, this matter is set for hearing before the City's Construction Regulation Board ("Board") in the Commission Chambers, City Hall, 305 Biltmore Way, Coral Gables, Florida 33134, on May 15, 2017, at 2:00 p.m.

You may appeal the decision of the Building Official to the Board by appearing at the hearing. You have the right to be represented by an attorney and may present and question witnesses and evidence. However, formal rules of evidence shall not apply. Failure to appear at the hearing will result in the matter being heard in your absence. Please be advised that if someone other than an attorney 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. Expenses for witnesses must be made at a minimum by check or money order payable to the Treasurer of the City of Coral Gables.

Prepared by:
Renee Adwar, Esq.
should be returned to
Bilzin Sumberg Baena Price & Axelrod LLP
1450 Brickell Avenue, 23rd Floor
Miami, FL 33131

Canem sale 866

[Space Above This Line For Recording Data]

Warranty Deed

This Warranty Deed made this 21st day of August, 2012 between Canem, LLC, a Florida limited liability company whose post office address is 740 Harbor Drive, Key Biscayne, FL 33149, grantor, and Tutti Bambini Coral Gables RE, LLC, a Florida limited liability company whose post office address is 11501 SW 40 Street, Second Floor, Miami, FL 33165, grantee:

(Whenever used herein the terms "grantor" and "grantee" include all the parties to this instrument and the heirs, legal representatives, and assigns of individuals, and the successors and assigns of corporations, trusts and trustees)

Witnesseth, that said grantor, for and in consideration of the sum of TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable considerations to said grantor in hand paid by said grantee, the receipt whereof is hereby acknowledged, has granted, bargained, and sold to the said grantee, and grantee's heirs and assigns forever, the following described land, situate, lying and being in Miami-Dade County, Florida to-wit:

Lots 10, 11 and 12, in Block 9, of REVISED PLAT OF CORAL GABLES DOUGLAS SECTION, according to the Plat thereof, as recorded in Plat Book 25, at Page 69, of the Public Records of Miami-Dade County, Florida

Parcel Identification Number: 0341080090640 & 0341080090650

Together with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

To Have and to Hold, the same in fee simple forever.

And the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; that the grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances, except taxes accruing subsequent to December 31, 2011.

In Witness Whereof, grantor has hereunto set grantor's hand and seal the day and year first above written.

DoubleTime®

Signed and delivered in our presence:

af.
Witness Name: NATALIA DEL PRADO

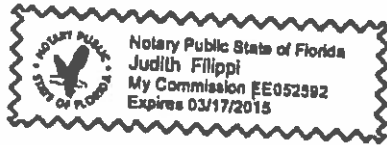
Renee
Witness Name: Renee Adware

Canem, LLC, a Florida limited liability company
By: [Signature]
Alexander Maddalozzo, a Managing Member

State of Florida
County of Miami-Dade

The foregoing instrument was acknowledged before me this 21st day of August, 2012 by Alexander Maddalozzo, a managing member of Canem, LLC, a Florida limited liability company, on behalf of the limited liability company. He is personally known to me or has produced a driver's license as identification.

[Notary Seal]



[Signature]
Notary Public
Printed Name: _____
My Commission Expires: _____



[Department of State](#) / [Division of Corporations](#) / [Search Records](#) / [Detail By Document Number](#) /

Detail by Entity Name

Florida Limited Liability Company
TUTTI BAMBINI CORAL GABLES RE, LLC

Filing Information

Document Number L12000089994
FEI/EIN Number 46-0667228
Date Filed 07/10/2012
State FL
Status ACTIVE

Principal Address

8600 NW 41st Street
Doral, FL 33166

Changed: 03/12/2015

Mailing Address

8600 NW 41st Street
Doral, FL 33166

Changed: 03/12/2015

Registered Agent Name & Address

KOONDEL, MARK
8600 NW 41st Street
Doral, FL 33166

Address Changed: 03/12/2015

Authorized Person(s) Detail

Name & Address

Title MGRM

Leon, Lourdes
8600 NW 41st Street
Doral, FL 33166

DORAI, FL 33166

Annual Reports

Report Year	Filed Date
2015	03/12/2015
2016	01/27/2016
2017	03/30/2017

Document Images

<u>03/30/2017 -- ANNUAL REPORT</u>	View image in PDF format
<u>01/27/2016 -- ANNUAL REPORT</u>	View image in PDF format
<u>03/12/2015 -- ANNUAL REPORT</u>	View image in PDF format
<u>01/24/2014 -- ANNUAL REPORT</u>	View image in PDF format
<u>02/12/2013 -- ANNUAL REPORT</u>	View image in PDF format
<u>07/10/2012 -- Florida Limited Liability</u>	View image in PDF format

NOTICE OF COMMENCEMENT

A RECORDED COPY MUST BE POSTED ON THE JOB SITE AT TIME OF FIRST INSPECTION

PERMIT NO. BL-15-08-4306 TAX FOLIO NO. 03-4108-009-0640

STATE OF FLORIDA
COUNTY OF DADE

THE UNDERSIGNED hereby gives notice that improvements will be made to certain real property, and in accordance with Chapter 713, Florida Statutes, the following information is provided in this Notice of Commencement:

1. Legal description of property and street address: 866 Ponce De Leon Blvd
PB 25-69 Lots 10 & 11 Block 9 Lot size 120,000 X 107 OR20215-1010 0202 2 (2)

2. Description of improvement: Interior alterations

3. Owner (s) name and address: Tutti Bambini Coral Gables RE LLC
866 Ponce de Leon Blvd

Interest in property: _____

Name and address of fee simple titleholder: _____

4. Contractor's name and address: By His Grace Construction Services, Inc
10840 NW 138 ST #A1 Hialeah Gardens, FL 33018

5. Surety: (Payment bond required by owner from contractor, if any)

Name and address: _____

Amount of bond: \$ _____

6. Lender's name and address: _____

7. Persons within the State of Florida designated by Owner upon whom notices or other documents may be served as provided by Section 713.13 (1) (a) 7., Florida Statutes: _____

Name and address: _____

8. In addition to himself, Owner designates the following person (s) to receive a copy of the Lienor's Notice as provided in Section 713. 13 (1) (b) 7., Florida Statutes: _____

Name and address: _____

9. Expiration date of this Notice of Commencement (the expiration date is 1 year from the date of recording unless a different date is specified)

Loures Leon Title (owner) Loures Leon
Signature of Owner

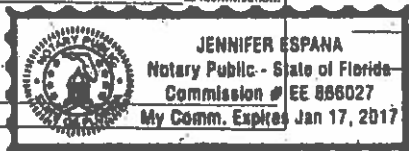
STATE OF FLORIDA)
ss)
COUNTY OF MIAMI-DADE)

Sworn to or affirmed and subscribed before me this 16 day of June in the year 2016
by Loures Leon who has taken an oath and is personally known to me or has produced _____ as identification.

My Commission Expires _____
Notary Public

Prepared by: _____

Address: _____





[Department of State](#) / [Division of Corporations](#) / [Search Records](#) / [Detail By Document Number](#) /

Detail by Entity Name

Florida Profit Corporation

BY HIS GRACE CONSTRUCTION SERVICES, INC.

Filing Information

Document Number P08000005139

FEI/EIN Number 26-1755579

Date Filed 01/15/2008

State FL

Status ACTIVE

Last Event AMENDMENT

Event Date Filed 09/01/2011

Event Effective Date NONE

Principal Address

10840 NW 138TH STREET, UNIT A1
HIALEAH GARDENS, FL 33018

Changed: 04/07/2011

Mailing Address

10840 NW 138TH STREET, UNIT A1
HIALEAH GARDENS, FL 33018

Changed: 04/07/2011

Registered Agent Name & Address

RODRIGUEZ, ALEXANDER
3050 SW 137 AVE
MIRAMAR, FL 33027

Name Changed: 04/22/2010

Address Changed: 04/22/2010

Officer/Director Detail

Name & Address

Title CEO

MEMMOTT, CHARLES D
 1560 SW 25TH AVE
 FT LAUDERDALE, FL 33312

Title ST

RODRIGUEZ, SANDRA
 3550 SW 137 AVE
 MIRAMAR, FL 33027

Annual Reports

Report Year	Filed Date
2014	01/10/2014
2015	04/22/2015
2016	02/11/2016

Document Images

02/11/2016 -- ANNUAL REPORT	View image in PDF format
04/22/2015 -- ANNUAL REPORT	View image in PDF format
01/10/2014 -- ANNUAL REPORT	View image in PDF format
05/15/2013 -- ANNUAL REPORT	View image in PDF format
04/20/2012 -- ANNUAL REPORT	View image in PDF format
09/01/2011 -- Amendment	View image in PDF format
04/07/2011 -- ANNUAL REPORT	View image in PDF format
04/22/2010 -- ANNUAL REPORT	View image in PDF format
05/15/2009 -- Amendment	View image in PDF format
05/06/2009 -- Amendment	View image in PDF format
05/01/2009 -- ANNUAL REPORT	View image in PDF format
08/12/2008 -- Amendment	View image in PDF format
01/15/2008 -- Domestic Profit	View image in PDF format

100 S BISCAYNE BLVD STE 900
MIAMI, FL 33131

Title MGR

HOLLO, JEROME
100 S BISCAYNE BLVD STE 900
MIAMI, FL 33131

Title MGR

HOLLO, WAYNE
100 S BISCAYNE BLVD STE 900
MIAMI, FL 33131

Title MGR

KATZ, LEONARD
100 S BISCAYNE BLVD STE 900
MIAMI, FL 33131

Title MGR

Warhaft, Dean
100 S BISCAYNE BLVD
SUITE 900
MIAMI, FL 33131

Title MGR

Dahan, Phil
100 S Biscayne Blvd
Miami, FL 33131

Annual Reports

Report Year	Filed Date
2015	02/19/2015
2016	03/02/2016
2017	02/16/2017

Document Images

02/16/2017 -- ANNUAL REPORT	View image in PDF format
03/02/2016 -- ANNUAL REPORT	View image in PDF format
02/19/2015 -- ANNUAL REPORT	View image in PDF format

PG8000006 5/39

(Requestor's Name)

(Address)

(Address)

(City/State/Zip/Phone #)

PICK-UP WAIT MAIL

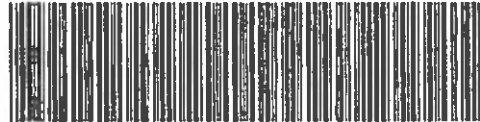
(Business Entry Name)

(Document Number)

Certified Copies _____ Certificates of Status _____

Special Instructions to Filing Officer:

Office Use Only



800211562708

09/01/11--01016--015 **43.75

SEP 1 11 12:45
STATE DEPT OF TREASURY
FBI

SEP 1 11 12:45
FBI

Amen
9/1/11

COVER LETTER

TO: Amendment Section
Division of Corporations

NAME OF CORPORATION: By His Grace Construction Services, Inc.

DOCUMENT NUMBER: P08000005139

The enclosed *Articles of Amendment* and fee are submitted for filing.

Please return all correspondence concerning this matter to the following:

Charles Memmott
Name of Contact Person

By His Grace Construction Services, Inc.
Firm/ Company

10840 NW 138th Street, Suite A1
Address

Hialeah Gardens, FL 33018
City/ State and Zip Code

cmemmott@byhisgraceconstructionservices.com
E-mail address: (to be used for future annual report notification)

For further information concerning this matter, please call:

Charles Memmott at (305) 642-3520
Name of Contact Person Area Code & Daytime Telephone Number

Enclosed is a check for the following amount made payable to the Florida Department of State:

- | | | | |
|--|--|---|---|
| <input type="checkbox"/> \$35 Filing Fee | <input type="checkbox"/> \$43.75 Filing Fee &
Certificate of Status | <input checked="" type="checkbox"/> \$43.75 Filing Fee &
Certified Copy
(Additional copy is enclosed) | <input type="checkbox"/> \$52.50 Filing Fee
Certificate of Status
Certified Copy
(Additional Copy is enclosed) |
|--|--|---|---|

Mailing Address
Amendment Section
Division of Corporations
P.O. Box 6327
Tallahassee, FL 32314

Street Address
Amendment Section
Division of Corporations
Clifton Building
2661 Executive Center Circle
Tallahassee, FL 32301

Articles of Amendment
to
Articles of Incorporation
of

By His Grace Construction Services, Inc.

(Name of Corporation as currently filed with the Florida Dept. of State)

P08000005139

(Document Number of Corporation (if known))

APPROVED
14 SEP - 1 PM '05
REGISTRATION OF CORPORATE
FILES ADMINISTRATION

Pursuant to the provisions of section 607.1006, Florida Statutes, this *Florida Profit Corporation* adopts the following amendment(s) to its Articles of Incorporation:

A. If amending name, enter the new name of the corporation:

N/A

The new name must be distinguishable and contain the word "corporation," "company," or "incorporated" or the abbreviation "Corp.," "Inc.," or "Co.," or the designation "Corp.," "Inc.," or "Co.". A professional corporation name must contain the word "chartered," "professional association," or the abbreviation "P.A."

B. Enter new principal office address, if applicable:
(Principal office address **MUST BE A STREET ADDRESS**)

N/A

C. Enter new mailing address, if applicable:
(Mailing address **MAY BE A POST OFFICE BOX**)

N/A

D. If amending the registered agent and/or registered office address in Florida, enter the name of the new registered agent and/or the new registered office address:

Name of New Registered Agent:

N/A

New Registered Office Address:

(Florida street address)

, Florida
(City) (Zip Code)

New Registered Agent's Signature, if changing Registered Agent:

I hereby accept the appointment as registered agent. I am familiar with and accept the obligations of the position.

Signature of New Registered Agent, if changing

If amending the Officers and/or Directors, enter the title and name of each officer/director being removed and title, name, and address of each Officer and/or Director being added:
(Attach additional sheets, if necessary)

<u>Title</u>	<u>Name</u>	<u>Address</u>	<u>Type of Action</u>
<u>Sec-Tr</u>	<u>Sandra Roriguez</u>	<u>3550 SW 137th Ave</u> <u>Miramar, FL 33027</u>	<input checked="" type="checkbox"/> Add <input type="checkbox"/> Remove
<u>VP</u>	<u>Joe Granados</u>	<u>881 SW 193 terr</u> <u>Miami, FL 33157</u>	<input type="checkbox"/> Add <input checked="" type="checkbox"/> Remove
<u>Pres</u>	<u>Alexander Rodriguez</u>	<u>3550 SW 137th Ave</u> <u>Miramar, FL 33027</u>	<input type="checkbox"/> Add <input checked="" type="checkbox"/> Remove

E. If amending or adding additional Articles, enter change(s) here:
(attach additional sheets, if necessary). (Be specific)

Alexander Rodriguez, resigning as President, effective 8/25/2011

Joe Granados, Resigning as Vice President, effective 8/25/2011

Sandra Rodriguez, assuming role of Secretary-Treasurer effective 8/25/2011

F. If an amendment provides for an exchange, reclassification, or cancellation of issued shares, provisions for implementing the amendment if not contained in the amendment itself:
(if not applicable, indicate N/A)

Shares previously held by Joe Granados and Alexander Rodriguez are transfered
to Sandra Rodriguez, (3675) Three thousand six hundred seventy five shares held by
Sandra Rodriguez, total of 7,500 shares held in company.

The date of each amendment(s) adoption: 8/25/2011
(date of adoption is required)

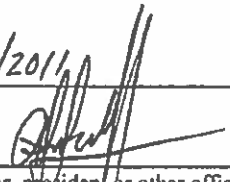
Effective date if applicable: N/A
(no more than 90 days after amendment file date)

Adoption of Amendment(s) (CHECK ONE)

- The amendment(s) was/were adopted by the shareholders. The number of votes cast for the amendment(s) by the shareholders was/were sufficient for approval.
- The amendment(s) was/were approved by the shareholders through voting groups. *The following statement must be separately provided for each voting group entitled to vote separately on the amendment(s):*

"The number of votes cast for the amendment(s) was/were sufficient for approval
by _____"
(voting group)
- The amendment(s) was/were adopted by the board of directors without shareholder action and shareholder action was not required.
- The amendment(s) was/were adopted by the incorporators without shareholder action and shareholder action was not required.

Dated 8/29/2011

Signature 
(By a director, president or other officer – if directors or officers have not been selected, by an incorporator – if in the hands of a receiver, trustee, or other court appointed fiduciary by that fiduciary)

Charles Memmott
(Typed or printed name of person signing)

C.E.O.
(Title of person signing)