



# Board of Architects Review Application

Phone: 305.460.5238

Email: boardofarchitects@coralgables.com

## Application Request

The undersigned Agent/Owner request(s) Board of Architects review of the following application(s):  
(Choose one (1) from Section #1 and choose all applicable from Section #2)

1. ☐ New Building OR ☒ Alterations / Additions OR ☐ Color Palette Review
2. ☐ Preliminary Approval  
☐ Coral Gables Mediterranean Style Design Standards Bonus Approval  
☒ Final Approval

## Property Information

Street Address of the Subject Property: 1020 Castile Ave

Property/Project Name: Bared residence - addition + alterations

Legal description: Lot(s) CORAL GABLES RIVIERA SEC C PB 8-26, LOTS 7 & 8

Block(s) 9 Section(s) C PB 8-26

Folio No. 03-4107-014-0920

Owner(s): Anthony Bared and Celeste Bared

Mailing Address: 1020 Castile Ave, Coral Gables FL 33134

Telephone: 813-787-7209

Fax

Other

Email celestebared@gmail.com

Architect(s)/Engineer(s)/Contractor(s): Alice Cimring

Architect(s)/Engineer(s)/Contractor(s) Mailing Address: 3615 Battersea Rd, Miami, FL 33133

Telephone: 786-564-1487

Business

Fax

Other

Email ALICE

@ CIMRINGARCHITECT.COM

## Project Information

Project Description(s): Covered terrace, new master bathroom and boy window additions totaling 534 sqft, interior alterations, new windows + doors, new roof, new generator + underground gas tank.

Estimated project cost\*: \$ 300,000.00

(\*Estimated cost shall be +/- 10% of actual cost)

Date(s) of Previous Submittal(s) and Action(s): N/A



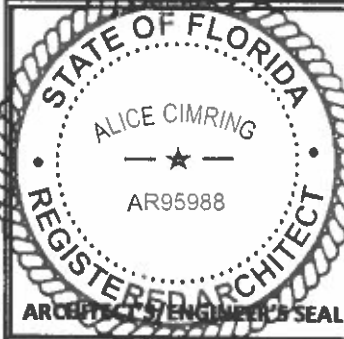
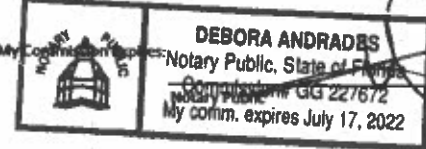

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## Applicant/Owner/Architect/Engineer Affirmation and Consent

(I) (We) acknowledge, affirm, and certify to all of the following:

1. This request, application, application supporting materials and all future supporting materials complies with all provisions and regulations of the Zoning Code, Comprehensive Plan and Code of Ordinances of the City of Coral Gables unless identified and approved as a part of this application request or other previously approved applications. Applicant understands that any violation of these provisions renders the application invalid.
2. That all the information contained in this application and all documentation submitted herewith is true to the best of (my) (our) knowledge and belief.
3. Understand that the application, all attachments and fees become a part of the official records of the City of Coral Gables and are not returnable.
4. All application representatives have registered with and completed lobbyist forms for the City of Coral Gables City Clerk's office.
5. Understand that under Florida Law, all the information submitted as part of the application are public records.
6. Failure to provide the information required for submittal/necessary for review by the Board of Architects may cause the application to be deferred without review.
7. That applications for the Board of Architects review require the presence of the applicant and/or architect/engineer at the Board of Architects meeting unless otherwise notified.
8. That plans submitted to this office are required to be picked up at the Board of Architects counter, by the Applicant, within fourteen (14) days after the Board of Architects meeting unless the plans have received Final Approval by the Board of Architects in which case, they will automatically be processed for a building permit. Plans which are not picked up within fourteen (14) days will be discarded.
9. All fees shall be paid by 12-midnight, three (3) days prior to the meeting date (ie. Monday before a Thursday meeting) to secure placement on the meeting's docket (agenda)
10. I have received consent from the owner of the property to file this application.

**NOTE: ONLY ONE SIGNATURE OR AFFIRMATION/CONSENT IS REQUIRED**

Agent/Owner Print Name: <b>Celeste Maria Bared</b>		Agent/Owner Signature: <i>C. Bared</i>		
Address: <b>1020 Castile Ave. Coral Gables, FL 33134</b>				
Telephone: <b>(813) 187-7209</b>		Fax: Email: <b>celestebared@gmail.com</b>		
	Architect(s)/Engineer(s)/Contractor(s) Print Name: <b>Alice Cimring</b>		Architect(s)/Engineer(s)/Contractor(s) Signature: <i>Alice Cimring</i>	
	Address: <b>3615 Battersea Rd., Miami, FL 33133</b>			
	Telephone: <b>786-564-1487</b>		Fax: Email: <b>ALICE@CIMRINGARCHITECT.COM</b>	
	STATE OF FLORIDA ) SS COUNTY OF MIAMI-DADE ) Sworn to or affirmed and subscribed before me this <b>29</b> day of <b>04</b> in the year <b>2021</b> by <b>Celeste Maria Bared</b> who has taken an oath and is personally known to me or has produced as identification. <i>DL</i>			STATE OF FLORIDA ) SS COUNTY OF MIAMI-DADE ) Sworn to or affirmed and subscribed before me this <b>3rd</b> day of <b>May</b> in the year <b>2021</b> by <b>Alice B. Cimring</b> who has taken an oath and is personally known to me or has produced <b>FL Driver's License</b> as identification.
			My Commission Expires: <b>May 4, 2024</b> 	

## LETTER OF INTENT

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April 28<sup>th</sup>, 2021

ATTN: Coral Gables  
Board of Architects  
405 Biltmore Way-Third Floor  
Coral Gables, FL 33134

RE: Letter of Intent for:  
Single story additions and alterations to an existing residence at  
1020 Castile Ave, Coral Gables, FL 33134  
Folio: 03-4129-032-2130

OWNERS: Anthony and Celeste Bared  
(813) 787-7209

### To Board of Architects Members:

I, Alice Cimring am submitting this Letter of Intent on behalf of the Owners, Anthony and Celeste Bared.

### Proposal:

The owners are proposing to build two single-story additions to an existing 1-story residence: a new covered terrace with outdoor kitchen and a new master bath. In addition, the owners are proposing some exterior and interior alterations to the existing home. The residence is located on Castile Ave, west of Granada Blvd, east of Alhambra Cr and north of Coral Way. The existing residence is constructed on an 12,500 sq. ft. lot and was built in 1959.

### The addition will require the demolition of the following:

1. Enlarged ex window opening on south/west gable end to connect to outdoor covered terrace/ kitchen and enlarge ex window on south/east gabled wall to connect to new master bath.
2. New window openings on west and south walls.
3. Demolish existing walkway and paved area in the back yard.
4. Demolish ex exterior wall in bedroom 3.
5. Demolish ex rotten pergola.

### The interior alterations will include the following:

1. Relocate ex family room, kitchen, laundry, dining room, bedroom 3 and bathroom 2.
2. Add a new bay window on north façade.
3. Remodeling of ex living room.

### New construction will include the following:

1. New covered terrace and outdoor kitchen
2. New master bathroom.
3. Add a new bay window on north façade.
4. New pergola to replace ex.
5. New windows and doors throughout.

6. New indoor and outdoor chimneys.
7. New roof throughout.
8. New generator and in-ground gas tank.
9. New AC system for west wing of the house.

**Intent:**

The backyard additions were designed to blend in with the architecture of the existing home, by maintaining the existing roof overhang size, roof pitch, gable end and windows' proportions. The new covered terrace incorporates some of the detailing of the existing house such as the brick, which is used to clad the new chimney and the brick screen wall, which provides privacy while allowing the breezes in. The outdoor terrace columns also match the width and detailing of the existing concrete columns that support the pergola. The new pergola will replicate the same existing look by covering the new aluminum structure with wood. The master bathroom addition, on the other hand, tries to blend in with the existing east wing of the house, keeping the same roof slope, eave sizes and detailing, as well as the gable end and window sizes.

In the front elevation, the addition of a new bay window blends in with the colonial style of the existing home. The existing wood shutters were preserved and a new brick clad chimney in the living roof, becomes visible above the roof ridge, adding another colonial touch to the elevation. The design for the new cladding for the existing front columns and the new gates were inspired by the existing paneling seen under the larger porch windows. The paneling below the bay windows also matches the existing paneling under the porch windows, which is made out of stucco. The concrete roof tile chosen has a more rustic look that emulates the wood shingles often used in Colonial homes. Overall the additions and alterations aim to enhance the Colonial style of the home and blend in with the existing as if it were always meant to be there.

If you have any question or need any further information, please contact Alice Cimring at Cimring architect at 786-564-1487 or email [alice@cimringarchitect.com](mailto:alice@cimringarchitect.com).

Sincerely,



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**Alice Cimring**  
**president Cimring architect**