

Peter Kiliddjian, RA, GC, LEEP AP
1108 Obispo Ave
Coral Gables, FL 33134

628 ALCAZAR AVENUTE
ARCHITECTURAL STYLE AND LETTER OF INTENT

VIA ELECTRONIC SUBMITTAL

March, 21, 2025
City of Coral Gables
Historic Resources and Cultural Arts Department
2327 Salzedo Street, Second Floor
Coral Gables Florida, 33134

The proposed renovation for 628 Alcazar outlines a comprehensive plan for the property, featuring an asymmetrical two-story addition housing three bedrooms, a redesign of the entrance garage facade, and the incorporation of one-story elements on the eastern end of the existing 1938 transitional-style home. The envisioned second-story addition aims to bring out the property's full potential by introducing a stylistic direction inspired by the transitional architecture of the late 30s and early 40s. Referred to as "reduced traditionalism," this approach seeks simplicity and understatement, acting as a bridge between the existing home and the neighborhood. The design emphasizes balanced composition and massing, for a seamless visual transition. The detailing throughout the design is characterized by simplicity and reduction, utilizing authentic architectural elements like exposed rafter ends, shutters, and casement windows to achieve visual harmony. The originality of the design is underscored, ensuring it stands apart from existing structures in the area and is in line with the best practices for historic renovations and additions.

The design of this house is an original design. It does not duplicate any existing building.

Sincerely,

Peter Kiliddjian