



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: 418 Castania Avenue - Coral Gables, Florida 33146

Property/Project Name: New Residence for Mr. & Mrs. Jean Paul Irastorza

Legal description: Lot(s) 9 and 10

Block(s) 102 Section(s) Coral Gables - Riviera Section 2 - PB 28 / 18

Folio No. 03-4120-023-3360

Owner(s): Jean Paul Irastorza

Mailing Address: 418 Castania Avenue - Coral Gables, Florida 33146

Telephone: Fax

Other Email @

Architect(s)/Engineer(s)/Contractor(s): Raymond Pacheco

Architect(s)/Engineer(s)/Contractor(s) Mailing Address: 4990 SW 72 Avenue, Suite 101 - Miami, FL 33155

Telephone: (305) 666-2573 Business Fax (305) 666-3871

Other ramon@pachecoarchitecture.com Email @

Project Information

Project Description(s): New Two-Story Residence (Gross area 5,908 X 200.00 = \$1,200,000.00)

Estimated project cost*: \$1,200,000.00

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

Date(s) of Previous Submittal(s) and Action(s): none



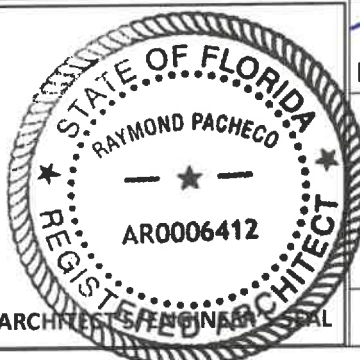
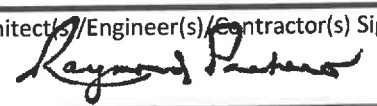
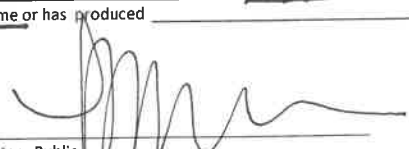
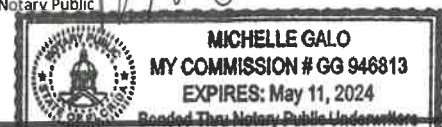
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Applicant/Owner/Architect/Engineer Affirmation and Consent

(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:		Agent/Owner Signature:	
Address:			
Telephone:		Fax:	Email:
	Architect(s)/Engineer(s)/Contractor(s) Print Name: Raymond Pacheco		Architect(s)/Engineer(s)/Contractor(s) Signature: 
	Address:		
	4990 SW 72 Avenue, Suite 101 - Miami, Florida 33155		
	Telephone: (305) 666-2573		Fax: (305) 666-3871
	Email: ramon@pachecoarchitecture.com		
STATE OF FLORIDA) ss COUNTY OF MIAMI-DADE) Sworn to or affirmed and subscribed before me this ____ day of _____, in the year 20____ by _____ who has taken an oath and is personally known to me or has produced _____ as identification. My Commission Expires: _____ Notary Public		STATE OF FLORIDA) ss COUNTY OF MIAMI-DADE) Sworn to or affirmed and subscribed before me this <u>30</u> day of <u>Sept.</u> in the year 20 <u>21</u> by <u>Raymond Pacheco</u> who has taken an oath and is personally known to me or has produced _____ as identification. My Commission Expires: _____ Notary Public  	



October 1, 2021

City of Coral Gables
Planning & Zoning Division
427 Biltmore Way, 2nd Floor
Coral Gables, FL 33134


**Re: Application for new Two-Story Residence
418 Castania Avenue
Coral Gables, Florida 33146
Folio No. 03-4120-023-3360**

To whom it may Concern:

This proposed new two-story residence is beautifully located between picturesque City of Coral Gables. The surrounding area is filled with lush vegetation and an eclectic mix of architectural styles and archetypes. Our proposed design respects the Modern style as set forth by the City of Coral Gables. A combination of a formal floor plan, soft color tones for graceful blending into its surroundings as well as warm material selections and comfortable scale for easier human interaction.

We appreciate your time and consideration in this matter.
Thank you very much.

Sincerely,


Raymond Pacheco, AIA
Principal, Pacheco Architecture, PLLC.

