



September 22, 2025

City of Coral Gables  
Planning & Zoning Division

**Re: Application for Martinez Residence  
5005 Hammock Park Drive  
Coral Gables, FL 33156**

To Whom It May Concern:

We respectfully submit this letter in support of the proposed two-story addition and remodel to the historic Alfred Browning Parker residence located at 5005 Hammock Park Drive in Coral Gables.

The proposed scope includes a two-story addition that is connected to the existing structure via a one-story breezeway, minimizing impact and ensuring clear visual separation between old and new. The addition is scaled and detailed to complement, not compete with, the original home. The first floor of the addition will house a master suite, while the second floor will provide additional bedrooms to accommodate a growing family.

Key components of the design include:

- **Proportional Consistency:** The addition mirrors the original residence's glazing proportions, creating visual continuity while preserving the legibility of the original architectural language.
- **Material Integrity:** Exterior materials include wood siding, clear-glazed windows that maintain the historic proportioning, and coral rock. These selections align with the original material palette while allowing for subtle distinction.
- **Roofline Consideration:** The addition features a flat roof with overhangs that echo the original eaves, helping the new volume recede visually and defer to the more prominent pitched roof of the existing structure.

In addition, we are requesting a variance for a 450-square-foot pavilion, exceeding the 300 square feet otherwise permitted. While the property allows a maximum ground coverage of 10,454 square feet, the proposed coverage is 6,060 square feet. The additional square footage for the pavilion would remain within the allowable ground coverage limit. A pavilion is the most appropriate solution for a historic home, as it eliminates the need for a connector and preserves the architectural integrity of the original structure.

We believe the Martinez Residence will be a great addition to the city and respectfully request your consideration of this submittal.

Sincerely,

Andrea Rebull  
Principal, Studio Anda LLC