



AB20024744



# Board of Architects Review Application

## 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: <b>ROBERT K. MORISETTE</b>		Architect(s)/Engineer(s)/Contractor(s) Signature:
	Address: <b>4955 SW 75 AVE</b>		
	<b>MIAMI, FL 33155</b>		
	Telephone: <b>786 879 8882</b>		Fax:
	Email: <b>Monica C. @ MODIS Architects. com</b>		
STATE OF FLORIDA ) SS COUNTY OF MIAMI-DADE )  Sworn to or affirmed and subscribed before me this <u>10</u> day of <u>Feb</u> in the year 20 <u>21</u> by <u>Robert Morissette</u> who has taken an oath and is personally known to me or has produced _____ as identification.		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: <u>10/16/21</u> 		My Commission Expires: _____ Notary Public	

**May 25, 2021**

City of Coral Gables  
Board of Architects  
427 Biltmore Way  
Coral Gables, Florida 33134

Re: Addition & Remodeling to Existing Residence:  
Kenny Platt, Ileana Platt & Nicolas Platt.  
437 Fluvia Ave.  
Coral Gables, Fl. 33134

### **Letter of Intent.**

The owner of the Residence located at 437 Fluvia Ave, Coral Gables, Fl. has requested our services to improve their property. The project consists of exterior and interior remodeling and addition. The addition and remodeling includes a new entry feature, a master bedroom, master bathroom, walk in closet, a new kitchen and a cover terrace with cabana bath and storage area. The Scope of work for the renovation as follows:

- Remove crawl space and demolish floor area to allow for new concrete slab in the existing house.
- Remove existing roof and raise existing tie beam elevation.
- Demolish existing rear flat roof family room and clean existing concrete slab. (existing FFE to remain).
- Demolish rear Concrete block wall and provide the new additions in both sides.
- Provide new roof structure and new roof to the entire house.
- Provide new hurricane impact doors and windows.
- Relocate Laundry room from the garage area as indicated on the drawings.
- Open concept plan with three bedrooms with bathroom for each bedroom.
- New entry feature and foyer with a direct view to the open space.
- New pool and pool deck by others.
- New perimeter fence as indicated in proposed plans.

Should you have any questions or need further clarifications do not hesitate to contact our office.



### **Modis Architects, LLC.**

Robert K. Morisette, AIA, NCARB, LEED AP BD+C, CDP  
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