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Permits and Inspections: Actions

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			<input type="text" value="AB-20-03-7416"/>		Applied 03/23/2020	Approved 03/23/2020	Issued 03/24/2020	Final	Expires 08/04/2021
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Type **BOA COMPLETE (LESS THAN \$75,000)**

Status **issued**

Permit Description

Permit Address **6805 TALAVERA ST CORAL GABLES FL 33146-3835**

RESIDENTIAL *FINAL *REV PER PERF DATE 05/08/2020 (RESPONSE TO COMMENTS) *INTERIOR AND EXTERIOR *ADDDTION (105) SQ FT \$ 55,000

Applicant **SUSAN C RABIN** Owner **Y**

Owner **SUSAN C RABIN**

Viewing <-- Select the information you would like to view.

Group	Action	Approver	Start Date	Comp'd Date	Comp'd Code	Comment
BOA COUNTER	calc fees - CALCULATE FEES	baragon		03/23/2020	COMPLETED	
CASHIER	collect - COLLECT FEES	iwebuser		03/24/2020		
BOA COORDINATOR	ab030 - FINAL APPROVAL					
BOA COORDINATOR	ab030 - FINAL APPROVAL	schin		04/02/2020	DEFERRED	REVIEWED & DEFERRED BY C. MINDREAU ON 04/01/2020 1) SITE PLAN DOES NOT INDICATE POOL PROTECTION 2) INDICATE EXISTING LANDSCAPING ON SITE PLAN 3) INDICATE SEPTIC TANK & DRAINFIELD ON SITE PLAN 4) FLOOR PLAN SHOWS ALL WALL DASHED...? 5) BUILDING ELEVATIONS MISSING BOARD OF ARCHITECTS REVIEW REQUIRED
BOA COORDINATOR	ab030 - FINAL APPROVAL	schin		08/04/2020	REJECTED	REVIEWED & REJECTED BY C. MINDREAU ON 08/04/2020 PER ARTICLE 3, SECTION 3.205 PARAGRAPH C...MUST REAR THE SIGNITURE OF A REGISTERED ARCHITECT (ARTICLE IS ATTACHED TO SUBMITTAL PACKAGE FOR REFERENCE)
BOA COORDINATOR	ab030 - FINAL APPROVAL	jriesco	02/16/2021	03/03/2021	DEFERRED	1- HVAC UNITS NOT ALLOWED IN SETBACK 2- PROVIDE CASEMENT WINDOWS 3- IDENTIFY WINDOW FRAME COLOR AND GLASS TINT (NO FROSTED) 4- ADD MISSING NOTES ON EXTERIOR ELEVATIONS (SEE RED NOTES ON PLANS) 5- ALL EXTERIOR/ENVELOPE WALLS SHALL BE MASONRY (SEE RED NOTE ON FLOOR PLAN)
BOA COORDINATOR	ab030 - FINAL APPROVAL	jriesco	06/10/2021	06/17/2021	DEFERRED	REVIEW COMMENTS BY CALLUM GIBB 1- RESTUDY CABANA ROOF AND CONNECTION TO EXISTING RESIDENCE ROOF. 2- EXISTING ROOF

OVERHANG AT MAIN ENTRY TOWER
 CONFLICTS/OVELAPS WITH NEW
 STEPPED OPENING. 3- PROVIDE
 ARCHITECTURAL/STRUCTURAL
 SECTION AT MASTER BATH FLAT ROOF
 4- SHOW WINDOW AND DOOR
 SWINGS ON ELEVATIONS.

BOA
 COORDINATOR ab030 - jriesco 06/29/2021 DEFERRED
 FINAL APPROVAL

1- PROVIDE CURRENT SURVEY FOR THE PROPERTY 2- PROVIDE SCREEN FOR ALL AC AND POOL EQUIPMENT. 3- IDENTIFY CABANA FINISH FLOOR MATERIAL (TYPE, COLOR, SIZE, ETC.) 4- CHAINLINK FENCE NOT ALLOWED ON FRONT OF RESIDENCE. 6- CONSIDER LOWER MAIN ENTRY TOWER ROOF AT FRONT ELEVATION. 7- COORDINATE "MATERIAL LEGEND" NOTES ON ALL ELEVATIONS. 8- ADD NOTES FOR ALL RAILING COMPONENTS (TYPE, COLOR, PICKET SPACING, TOP RAIL, ETC.) IN CABANA. 9- RAILING ON SIDE STAIRS SHOULD MATCH CABANA RAILING. 10-WINDOW MUNTIN PATTERN SHOULD BE CONSISTENT THROUGHOUT. 11-SEE RED MARKS ON PLANS

BOA
 COORDINATOR ab030 - jriesco 08/20/2021 09/27/2021 APPROVED
 FINAL APPROVAL W/ COND

PROVIDE CURRENT SURVEY FOR THE PROPERTY (PREVIOUS REQUEST)

BOA
 COORDINATOR pr zoning - srodriguez 05/15/2020 REJECTED
 ZONING PLAN REVIEW

PRELIMINARY ZONING REVIEW #1 1. PROVIDE THE UNITY OF TITLE COVENANT WITH THE OFFICIAL PLAN SUBMITTAL. 2. PAGE SP, PROVIDE A COMPLETE POOL ENCLOSURE, LABEL ACCORDINGLY (ZONING CODE ARTICLE 5, SECTION 5-108). 3. PAGE SP, ON THE PROPOSED SITE PLAN PROVIDE THE EXISTING BUILDING SETBACKS AND THE EXTERIOR EQUIPMENT SETBACKS. 4. PAGE SP, LABEL THE ROOF AREA BEHIND THE LINING ROOM AND PROVIDE THE AREA ON THE FLOOR PLAN. 5. PAGE A-2, PROVIDE COMPLETE EXTERIOR DIMENSIONS OF THE BUILDING. 6. PROVIDE THE GROUND AREA COVERAGE CALCULATIONS (35% & 45%), INCLUDE, A DIAGRAM OF THE BUILDING FOOTPRINT AND INDICATE ALL THE AREAS THAT WERE COUNTED, SQUARE FOOTAGE, AND INCLUDE ANY ACCESSORIES IF APPLICABLE (ZONING CODE ARTICLE 4, SECTION 4-101). 7. PROVIDE THE GROUND AREA COVERAGE CALCULATION FROM THE EXTERIOR WALLS OF THE BUILDING FOOTPRINT. 8. PROVIDE THE FLOOR AREA RATIO CALCULATION, INCLUDE, A DIAGRAM OF THE FLOOR PLANS AND INDICATE ALL THE AREAS THAT WERE COUNTED AND PROVIDE THEIR SQUARE FOOTAGE (ZONING CODE ARTICLE 4, SECTION 4-101). 9. PROVIDE THE FLOOR AREA RATIO CALCULATION FROM THE INTERIOR FLOOR AREA OF THE BUILDING. 10. PROVIDE THE OPEN LANDSCAPE CALCULATION, INCLUDE, A DIAGRAM OF THE SITE AND INDICATE ALL THE GREEN AREAS THAT WERE COUNTED, AND, INCLUDE SQUARE FOOTAGE (ZONING CODE ARTICLE 5, DIVISION 11, LANDSCAPE).

BOA pr zoning - srodriguez 07/08/2020 COMPLETED

PRELIMINARY ZONING REVIEW

COORDINATOR ZONING PLAN
REVIEW

CONDITIONS: NOTE, CONDITIONS SHALL BE ADDRESS PRIOR TO THE OFFICIAL PERMIT APPLICATION SUBMITTAL. 1. FILE A UNITY OF TITLE COVENANT APPLICATION FOR THIS PROPERTY WITH THE C.G. CITY ATTORNEY'S OFFICE 305-460-5338, CONCURRENT WITH THE OFFICIAL PERMIT APPLICATION PLAN SUBMITTAL. 2. ON THE OFFICIAL PERMIT APPLICATION PLAN SUBMITTAL, PROVIDE A COMPLETE POOL ENCLOSURE (AS PER THE C.G. ZONING CODE ARTICLE 5, SECTION 5-108, SWIMMING POOL AND/OR SPA). 3. ON THE OFFICIAL PERMIT APPLICATION PLAN SUBMITTAL, PROVIDE THE GROUND AREA COVERAGE CALCULATIONS (35% & 45%), INCLUDE, A DIAGRAM OF THE BUILDING FOOTPRINT AND INDICATE ALL THE AREAS THAT WERE COUNTED, THEIR SQUARE FOOTAGE, AND INCLUDE ANY ACCESSORIES IF APPLICABLE (AS PER THE C.G. ZONING CODE ARTICLE 4, SECTION 4-101, D., #8). 4. ON THE OFFICIAL PERMIT APPLICATION PLAN SUBMITTAL, PROVIDE THE FLOOR AREA RATIO CALCULATION, INCLUDE, A DIAGRAM OF THE FLOOR PLANS AND INDICATE ALL THE AREAS THAT WERE COUNTED, THEIR SQUARE FOOTAGE, AND INCLUDE ANY ACCESSORIES IF APPLICABLE (AS PER THE C.G. ZONING CODE ARTICLE 4, SECTION 4-101, D., #9 AND #10). 5. ON THE OFFICIAL PERMIT APPLICATION PLAN SUBMITTAL, PROVIDE THE OPEN LANDSCAPE CALCULATION, INCLUDE, A DIAGRAM OF THE SITE, INDICATE ALL THE GREEN AREAS THAT WERE COUNTED, AND, INCLUDE GREEN AREA(S) SQUARE FOOTAGE (AS PER THE C.G. ZONING CODE ARTICLE 5, DIVISION 11, LANDSCAPE). 6. ON THE OFFICIAL PERMIT APPLICATION PLAN SUBMITTAL, PROVIDE THAT ALL GARAGE WALLS ARE MASONRY (ARTICLE 5, SECTION 5-1301, B., MINIMUM STANDARDS). 7. ON THE OFFICIAL PERMIT APPLICATION PLAN SUBMITTAL, PROVIDE A REQUIRED 5 FEET REAR SETBACK FROM THE REAR PROPERTY LINE TO THE CLOSEST EDGE OF THE POOL DECK (AS PER THE C.G. ZONING CODE ARTICLE 5, SECTION 5-108, J.). 8. ON THE OFFICIAL PERMIT APPLICATION PLAN SUBMITTAL, RELOCATE THE POOL EQUIPMENT; THIS EQUIPMENT CANNOT ENCROACH ON ANY OF THE REQUIRED SETBACKS.

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