

**A.R. POZA**  
ARCHITECT. INC.

Architecture  
Interior Design  
Construction Management

October 15, 2024

City of Coral Gables Board of Architects  
405 Biltmore Way  
Coral Gables, FL 33134

Ref: Barry Residence Addition & Remodeling – 768 Alhambra Circle, Coral Gables, FL 33134

**Letter of Intent**

Dear Board Members,

The proposed Scope/Design to this Contributing Residence does not alter the proportions of the Residence. Additions of a rear 2<sup>nd</sup> Story Master Suite including using the existing area fronting Alhambra Circle, a rear Ground Floor Covered Terrace with an open Terrace above and miscellaneous removal of existing pavers also at the rear to bring the Residence into compliance with the 40% minimum Open Space requirement. Interior remodeling of former Kitchen and Dining Room, and 2<sup>nd</sup> Floor Bedrooms (none of which impact the exterior) are also part of the Scope, except for bringing back the transom window over the Living Room French door.

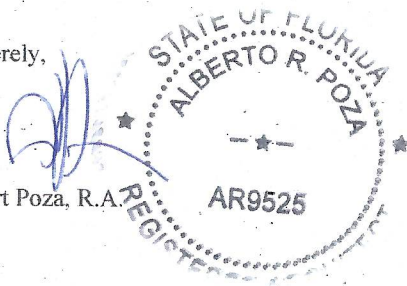
Architecturally, the additions blend in with existing the Residence's look and improve it. Specifically, the Ground Family's rear fenestration which is confusing and includes windows on sills, full height windows and doors. At the Second Floor the existing barren large terrace which is basically a flat area over the Family Room below, is now a proper addition with matching roof, raised muntin doors and is more appealing than a bare roof doubling as a seldom used terrace.

Of note, due to the Additions' position within the site, they are not seen from or impact Alhambra Circle and are minimally viewed from Cortez (side street) and mostly only when approaching the south corner of the lot.

The Design respects the existing Residence, while enhancing it, without overwhelming its aesthetics or scale.

Sincerely,

Albert Poza, R.A.



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