

# CITY OF CORAL GABLES HISTORIC PRESERVATION CERTIFICATE OF APPROPRIATENESS

**SITE ADDRESS/LOCATION:** 1318 South Greenway Drive

**LEGAL DESCRIPTION:** Lots 7 & 8, Block 12, Coral Gables Section "E," PB 8-13

**CASE FILE NUMBER:** COA (SP) 2024-012

**CERTIFICATE TYPE:**        STANDARD   X   SPECIAL


**DECISION BY:**        STAFF  
  X   HISTORIC PRESERVATION BOARD

**ACTION DATE:** April 17, 2024

**ACTION:**        APPROVE        DENY  
  X   APPROVE W/CONDITIONS

**Conditions:** See attached page.  
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**EXPIRATION DATE:** April 17, 2026

<u>Anna Pernas</u>	<u>Historic Preservation Officer</u>
PRINT NAME	TITLE
<u></u>	<u>May 22, 2024</u>
SIGNATURE	DATE

## **Conditions of Approval – COA (SP) 2024-012**

1. The details of the carport extension are to be differentiated from the original elements.
2. The roof structure of the carport may be repaired, but is not to be replaced in its entirety.
3. Window/door muntins are to be high-profile / dimensional.
4. Window/door glass to be clear/non-reflective/non-tint.
5. Roof tile is to be true two-piece barrel tile.
6. Provide a detail how the connector beam attaches to the existing garage wall. Not engaging with the wall is preferred.
7. Existing window and door openings at the auxiliary structure are to be maintained.
8. Provide a recess at the infilled window at the east side of the auxiliary structure. The existing sill is to be retained.
9. The windows and door at the auxiliary structure are not consistent with what was originally there. Windows are to be single-hung in type. Muntin pattern on the windows and door is to be consistent with the residence. Work with staff to finalize window and door selections.
10. Provide elevations of the new fence(s) and gates.