

January 19, 2026

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

Re: **Letter of Intent, Scope of Work and Architectural Style**
Remodeling & Addition to Historically Designated 2-Story Single-Family Home
Volsky Residence
1008 Alhambra Circle, Coral Gables FL.33134

Legal Description: Lot 9 and the north 45 feet of lot 10, in block 4, of coral gables section "c"; according to the Plat therefore, as recorded in play book 8, at page 26. of the public records of Miami-Dade County, Florida.

Folio: 03-4107-014-0480

Zoning: SFR

Letter of Intent: The intent is to restore and remodel the original historically designated 2-story house as much as feasible and add a new 2-story story wing to the rear.

Scope of Work: The work entails exterior restoration and interior remodeling of the original home including partial interior demolition (+/- 2,539 SF) , and removal of the 1956 rear addition (+/- 248 SF). New work includes 1 and 2-story additions (+/- 3,620 SF), structural and MEP upgrades. New site work includes enclosure walls and gates, pool and deck, and landscape upgrades.

Architectural Style:
Transitional Art Deco

Sincerely,

Nelson de León, AIA.
President
AR 13937