



Historical Resources &  
Cultural Arts

May 7, 2021

2327 SALZEDO STREET  
CORAL GABLES  
FLORIDA 33134

Logos Homes Inc.  
827 Ortega Avenue  
Coral Gables, Florida 33134

☎ 305.460.5093

✉ hist@coralgables.com

**Re: 827 Ortega Avenue, legally described as Lot 18, Block 6, Coral Gables Granada Section Rev, according to the plat thereof as recorded in Plat Book 8 Page 113 of the public records of Miami-Dade County, Florida.**

Dear Property Owner:

Section 3-1107(g) of the Coral Gables Zoning Code states that “All demolition permits for non-designated buildings and/or structures must be approved by the Historic Preservation Officer or designee. The approval is valid for eighteen (18) months from issuance and shall thereafter expire and the approval is deemed void unless the demolition permit has been issued by the Development Services Department. The Historic Preservation Officer may require review by the Historic Preservation Board if the building and/or structure to be demolished is eligible for designation as a local historic landmark or as a contributing building, structure or property within an existing local historic landmark district. This determination of eligibility is preliminary in nature and the final public hearing before the Historic Preservation Board on Local Historic Designation shall be within sixty (60) days from the Historic Preservation Officer determination of “eligibility.” Consideration by the Board may be deferred by mutual agreement by the property owner and the Historic Preservation Officer. The Historic Preservation Officer may require the filing of a written application on the forms prepared by the Department and may request additional background information to assist the Board in its consideration of eligibility. Independent analysis by a consultant selected by the City may be required to assist in the review of the application. All fees associated with the analysis shall be the responsibility of the applicant. The types of reviews that could be conducted may include but are not limited to the following: property appraisals; archeological assessments; and historic assessments.”

Therefore, please be advised that after careful research and study of our records and the information you presented the following information has been determined:

**827 Ortega Avenue, legally described as Lot 18, Block 6, Coral Gables Granada Section Rev, according to the plat thereof as recorded in Plat Book 8 Page 113 of the public records of Miami-Dade County, Florida, does not meet the minimum eligibility criteria for designation as a local historic**

**landmark. Therefore, the Historical Resources staff will not require review by the Historic Preservation Board if an application is made at this time for a demolition permit.**

Please note that, pursuant to Section 2-705(b)(15) of the Coral Gables Zoning Code, this determination does not constitute a development order and is valid for a period of eighteen (18) months. In the case where the Historic Preservation Officer or designee determines that the property does not meet the minimum eligibility criteria for designation, a permit for the demolition of the property must be issued within the eighteen-month period.

Upon expiration of the eighteen-month period, you will be required to file a new application. Any change from the foregoing may be made upon a demonstration of a change in the material facts upon which this determination was made.

If you have any further questions concerning this matter, please do not hesitate to contact this office.

Sincerely,



Warren Adams  
Historical Resources & Cultural Arts Director

cc: Logos Homes, Inc., 117 Beaumont Road, Silver Springs, MD 20904  
Leonardo da Rosa Mendes, 117 Beaumont Road, Silver Springs, MD 20904  
Miriam Soler Ramos, City Attorney  
Cristina M. Suárez, Deputy City Attorney  
Suramy Cabrera, Development Services Director  
Charles Wu, Assistant Development Services Director  
Ramon Trias, Planning & Zoning Director  
Virginia Goizueta, Plans Processor Lead  
Historical Significance Request Property File



**CITY OF CORAL GABLES  
HISTORICAL RESOURCES DEPT INVOICE  
LETTER OF HISTORIC SIGNIFICANCE**

PERMIT ID: 312632

405 Biltmore Way - Coral Gables, FL 33134  
(305) 460-5235

**Site Address:** 827 ORTEGA AVE  
CORAL GABLES, FL 33134-3615

**PERMIT NUMBER:** **HI-21-05-7355**

**PARCEL NUMBER:** **03-4107-018-1061**

**Project Name:**

**Legal Description:**

PB 8-113 CORAL GABLES GRANADA SEC REV LOT 18 BLK 6 LOT SIZE 50.000 X 100 OR 9581 1401

**Applicant:**

LOGOS HOMES INC  
117 BEAUMONT RD  
SILVER, MD 20904

**Owner:**

LOGO HOMES INC  
827 ORTEGA AVE  
CORAL GABLES, FL 33134

**Contractor:**

**Cust. #:** 054447

**Tenant:**

**Qualifier:**

**Bus. License:**

**Project Description:**

Historical Significance Letter for 827 Ortega Avenue. Fee: \$761.25

|                             |   |
|-----------------------------|---|
| HPB SCHEDULED DATE          |   |
| REQUEST FOR SPECIAL MEETING | N |
| HISTORIC SIGNIFICANCE FEE   | N |



| FEES                      |                 |
|---------------------------|-----------------|
| HISTORIC SIGNIFICANCE FEE | 761.25          |
| <b>TOTAL:</b>             | <b>\$761.25</b> |

**Issued Date:**

**Expiration Date:** 11/08/2022

CALL BEFORE YOU DIG FOR ALL UTILITY LOCATES  
SUNSHINE STATE ONE CALL  
1-800-432-4770

**MASTER PERMIT**

| <b>Required Inspections:</b> |                      |                        |
|------------------------------|----------------------|------------------------|
| <u>Inspection Code</u>       | <u>Complete Code</u> | <u>Inspection Name</u> |
|                              |                      |                        |

CALL THE AUTOMATED REQUEST SYSTEM TO SCHEDULE AN INSPECTION: 305-722-8700  
SCHEDULE AN INSPECTION VIA THE WEB: WWW.CORALGABLES.COM

BUILDING & ZONING: 305-460-5245  
FIRE: 305-460-5563



HI-21-05-7355

City of Coral Gables  
Historical Resources  
405 Biltmore  
Coral Gables, FL 33134  
3054605351  
Welcome

015388-0004 Nancy L. 05/10/2021 08:41AM

**PERMITS & INSPECTIONS**

|                                 |        |
|---------------------------------|--------|
| LOGOS HOMES INC                 |        |
| HI-21-05-7355                   |        |
| LETTER OF HISTORIC SIGNIFICANCE |        |
| Historical Significance         |        |
| Letter for 827 O                |        |
| pending                         |        |
| 2021 Item: HI-21-05-7355        |        |
| HISTORIC SIGNIFICANCE FEE       | 761.25 |
|                                 | -----  |
|                                 | 761.25 |
| <b>Subtotal</b>                 | 761.25 |
| <b>Total</b>                    | 761.25 |
| <br>                            |        |
| CHECK                           | 761.25 |
| Check Number 1015               |        |
|                                 | -----  |
| <b>Change due</b>               | 0.00   |

Paid by: LOGOS HOMES INC

Comments: Letter of Historic Significance for:  
827 Ortega Avenue  
Coral Gables, Florida 33134  
Permit Number: HI-21-05-7355  
Parcel Number: 03-4107-018-1061  
Customer Number: 054447  
Paid By:  
Logos Homes, Inc.  
117 Beaumont Road  
Silver Spring, MD 20904

Thank you for your payment

CUSTOMER COPY

LOGOS HOMES INC  
117 BEAUMONT RD  
SILVER SPRING, MD 20904  
12-18  
1015  
65-7198/2550

PAY TO THE ORDER OF The City of Coral Gables \$ 761.25

Seven hundred sixty one <sup>25</sup>/<sub>100</sub> DOLLARS

FOR *Historical Significance Request*

Capital One  
Capital One, N.A.  
Security Features Made on Demand

MP

⑈001015⑈ ⑆25507198⑆⑆136 13 25598⑈

DATE 04/29/21