

LETTER OF INTENT  
FOR THE  
GOLDSTEIN RESIDENCE APPLICATION  
603 MINORCA AVENUE  
CORAL GABLES

This application seeks approval for new work to the existing historically designated residence located at 603 Minorca Avenue.

The existing house is a single story wood frame structure that features a raised floor set on a keystone stem wall.

After numerous design meetings with the Historic Preservation Department we concluded that any additions to the residence should be single story and only located to the rear or west side of the property and behind the line of the front gabled section of the house. These locations preserve the view to the east elevation from the street and maintain the scale and importance of the existing structure.

To accomplish this goal, we are proposing that the existing residence be relocated, from its current location in the middle of lots 14 and 15, to sit wholly on lot 14. In this way the views from both Minorca and Segovia can be maintained and a small addition can be accommodated to the rear of the property.

The relocation of the residence shall be conducted by an experienced specialist contractor to ensure a safe transition for the structure. The new concrete foundation and stem wall will be built to the same height as the existing and clad with keystone set in the same manner as the existing.

The proposed addition as drawn will house an additional bedroom suite and a one car garage. We shall also remove the existing later additions to the rear of the residence.

We feel these requests, if granted will allow us to develop the existing residence in a manner enjoyed by other residents, and harmonious with the area.

Yours truly,

Callum Gibb Architect  
On behalf of Mr. & Mrs. G. Goldstein