

Mark E. Reardon, Inc.

- **Architecture**
- **Planning**
- **Construction Management**

September 18, 2020

City of Coral Gables Board of Architects

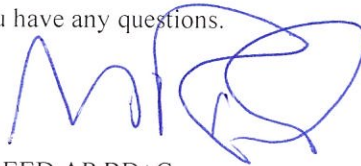
Re: Fernandez residence
1428 Sarria Ave
Coral Gables, Fl

Dear Members of the Board,

This is a new home on a 11,000-sf lot located just south of Bird Rd and 2 blocks East of Red Rd. This location is an area of single-family homes, mainly with 10,000 sf lots and 1950's ranch style homes mixed with newer 2 story homes built within the last few years. This new 2 story house is a moderate size, just over 3,800 sf a/c area. The house sits very well within the lot with generous setbacks on all sides. The style is a traditional massing with traditional finish materials such as painted brick, and with transitional elements such as the window placement and sizing, and with concrete elements on the front façade.

Please contact me if you have any questions.

Sincerely,



Mark E. Reardon, RA LEED AP BD+C
Florida Architectural Cert # AR 0017521
FL BPE #8028719-3B
FL CBI #8028719-2B



Board of Architects Review Application

Phone: 305.460.5238

Email: boardofarchitects@coralgables.com

Application Request

The undersigned Agent/Owner request(s) Board of Architects review of the following application(s):

(Choose one (1) from Section #1 and choose all applicable from Section #2)

1. ☒ New Building OR ☐ Alterations / Additions OR ☐ Color Palette Review
2. ☒ Preliminary Approval
☐ Coral Gables Mediterranean Style Design Standards Bonus Approval
☐ Final Approval

Property Information

Street Address of the Subject Property: 1428 SARDIA AVE

Property/Project Name: FERNANDEZ RES.

Legal description: Lot(s) 5 + 6

Block(s) 85 Section(s) AMEND PLAT CORAL GABLES COUN. LUB

Folio No. 03 4119 001 2430 SECTION PART FIVE

Owner(s): BEN FERNANDEZ

Mailing Address: 1428 SARDIA AVE, CORAL GABLES, FL 33146

Telephone: 305 720 9219 Fax _____

Other _____ Email _____ @ _____

Architect(s)/Engineer(s)/Contractor(s): MARK REARDON

Architect(s)/Engineer(s)/Contractor(s) Mailing Address: 15790 SW 88 AVE, MI4 33157

Telephone: 786 344 6916 Business _____ Fax _____

Other _____ Email mark 15790 @ GMAIL.COM

Project Information

Project Description(s): NEW 2 STORY HOUSE 3848 SF AIC

5025 SF TOTAL

Estimated project cost*: \$1,005,000 -

(*Estimated cost shall be +/- 10% of actual cost)

Date(s) of Previous Submittal(s) and Action(s): NONE



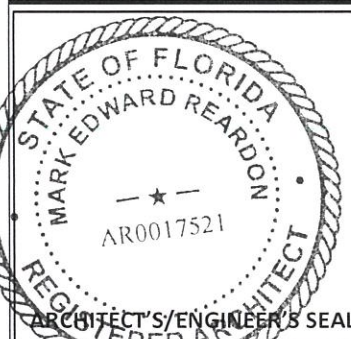
Board of Architects Review Application

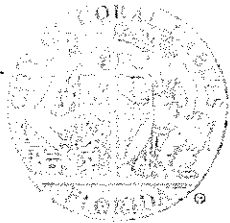
Applicant/Owner/Architect/Engineer Affirmation and Consent

(I) (We) acknowledge, affirm, and certify to all of the following:

1. This request, application, application supporting materials and all future supporting materials complies with all provisions and regulations of the Zoning Code, Comprehensive Plan and Code of Ordinances of the City of Coral Gables unless identified and approved as a part of this application request or other previously approved applications. Applicant understands that any violation of these provisions renders the application invalid.
2. That all the information contained in this application and all documentation submitted herewith is true to the best of (my) (our) knowledge and belief.
3. Understand that the application, all attachments and fees become a part of the official records of the City of Coral Gables and are not returnable.
4. All application representatives have registered with and completed lobbyist forms for the City of Coral Gables City Clerk's office.
5. Understand that under Florida Law, all the information submitted as part of the application are public records.
6. Failure to provide the information required for submittal/necessary for review by the Board of Architects may cause the application to be deferred without review.
7. That applications for the Board of Architects review require the presence of the applicant and/or architect/engineer at the Board of Architects meeting unless otherwise notified.
8. That plans submitted to this office are required to be picked up at the Board of Architects counter, by the Applicant, within fourteen (14) days after the Board of Architects meeting unless the plans have received Final Approval by the Board of Architects in which case, they will automatically be processed for a building permit. Plans which are not picked up within fourteen (14) days will be discarded.
9. All fees shall be paid by 12-midnight, three (3) days prior to the meeting date (ie. Monday before a Thursday meeting) to secure placement on the meeting's docket (agenda)
10. I have received consent from the owner of the property to file this application.

NOTE: ONLY ONE SIGNATURE OR AFFIRMATION/CONSENT IS REQUIRED

Agent/Owner Print Name:		Agent/Owner Signature:	
Address:			
Telephone:		Fax:	Email:
	Architect(s)/Engineer(s)/Contractor(s) Print Name:		Architect(s)/Engineer(s)/Contractor(s) Signature:
	Address:		
	Telephone:		Fax:
	Email:		
	STATE OF FLORIDA) SS COUNTY OF MIAMI-DADE) Sworn to or affirmed and subscribed before me this ____ day of ____ in the year 20__ by ____ who has taken an oath and is personally known to me or has produced ____ as identification. My Commission Expires: _____ Notary Public		STATE OF FLORIDA) SS COUNTY OF MIAMI-DADE) Sworn to or affirmed and subscribed before me this <u>18</u> day of <u>SEP</u> in the year 20 <u>20</u> by <u>Mark Reardon</u> who has taken an oath and is personally known to me or has produced <u>FEED</u> as identification. <u>Exp 2/4/22 R-66-044-0</u> My Commission Expires: _____ Notary Public



Historical Resources &
Cultural Arts

2327 SALZEDO STREET
CORAL GABLES
FLORIDA 33134

☎ 305.460.5093

✉ hist@coralgables.com

August 21, 2020

Mr. Benjamin Fernandez
Mrs. Maria Rosario
1428 Sarria Avenue
Coral Gables, Florida 33146

Re: 1428 Sarria Avenue, legally described as Lots 5 & 6, Block 85, Coral Gables Country Club Section 5, according to the Plat thereof, as recorded in Plat Book 23, Page 55, of the Public Records of Miami-Dade County, Florida.

Dear Mr. Fernandez & Mrs. Rosario:

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:

1428 Sarria Avenue, legally described as Lots 5 & 6, Block 85, Coral Gables Country Club Section 5, according to the Plat thereof, as recorded in Plat Book 23, Page 55, 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,



Kara N. Kautz

Interim Historic Preservation Officer

cc: 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