

AB21037828



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
2. ☒ Preliminary Approval
☐ Coral Gables Mediterranean Style Design Standards Bonus Approval
☐ Final Approval

Property Information

Street Address of the Subject Property: 3150 Columbus Blvd., Coral Gables, FL

Property/Project Name: Kohan Residence

Legal description: Lot(s) Coral Gable Country Club SEC 1 PB 8-108 LOTS 7 & 8 & S1/2 OF LOT 6 BLK 11. LOT SIZE 14630 SQ FT. FAU 03 41 18 003 1560 OR 24323-3720 0206 5

Block(s) LOTS 7 & 8 & S1/2 OF LOT 6 BLK 11. Section(s) SEC 1 PB 8-108

Folio No. 03-4118-003-1590

Owner(s): Biltmore Sevilla Debt Investors, LLC

Mailing Address: 500 S Dixie Hwy, Suite 307, Coral Gables, FL

Telephone: 216 533 5355

Fax

Other 305 740 5799

Email bmcbride

@ clevelandyellow.com

Architect(s)/Engineer(s): Reinaldo Borges, AIA

Architect(s)/Engineer(s) Mailing Address: 1111 Brickell Avenue, 10th Floor, Miami, FL 33131

Telephone: Business 305 374 9216

Fax

Other 305 322 5956 cell

Email rborges

@ borgesarchitects.com

Project Information

Project Description(s): 2 story private residence with 4 car garage in tandem, with kitchen, family, dining, living and pool deck, 3 bedrooms on 2nd Floor with Fitness/Family private room, terraces and 5,530 sf of ac and 4.5 baths.

Estimated project cost*: \$1.8 million

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

Date(s) of Previous Submittal(s) and Action(s): N/A



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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/Contractor Print Name: Biltmore Sevilla Debt Investors, LLC		Agent/Owner/Contractor Signature:  President/Manager	
Address: 500 S Dixie Hwy, Suite 307			
Telephone: 216 533 5355		Fax:	Email: bmfbride@clevelandyellowcab.com
	Architect(s)/Engineer(s) Print Name: Reinaldo Borges		Architect(s)/Engineer(s) Signature: 
	Address: 1111 Brickell Avenue, 10th Floor, FL 33131		
	Telephone: 305 374 9216		Fax:
	Email: rborges@borgesarchitects.com		

NOTARIZATION

STATE OF ~~FLORIDA~~ OHIO)
 ss ~~Cuyahoga~~ Cuyahoga)
 COUNTY OF ~~MIAMI-DADE~~)
 Sworn to or affirm and subscribed before me this 19th day of February, in the year 20 21
 by Brian A. McBride, President/Manager of Biltmore Sevilla Debt Investor LLC who has taken an oath and is personally known to
me or has produced _____ as identification.

My Commission Expires: June 20, 2022


 Notary Public



February 23, 2021

Re: Kohan Residences BOA submittal at 3150 Columbus Blvd., Coral Gables, Florida

To whom it may concern:

Borges + Associates has been retained to design the 5,538 sq. ft. Private Residence with 3 bedrooms, 2 car tandem garage, swimming pool with terraces and patios. The home is designed with a contemporary style, respectful of the context dominated by the Biltmore Hotel and the Congregational Church that is across the street.

The house is finished in Smooth Stucco with Sand Stone veneer at entry and in accent moldings. Vertical louver systems are used in some large vertical openings including the stair which is externalized on the West Side of the house. The house enjoys an open plan, flexible and adaptable to modern living style. Essentially the house is a courtyard house, surrounding the pool and open to the street along Columbus Blvd.

The residence is designed as a unique design specifically for this location addressing the corner of Columbus Blvd. and

Cordially,

Reinaldo Borges, AIA
Principal