



TOWN OF PALM BEACH

TENTATIVE AGENDA: SUBJECT TO REVISION

**ARCHITECTURAL COMMISSION
360 SOUTH COUNTY ROAD
2ND FLOOR, TOWN COUNCIL CHAMBERS**

NOVEMBER 18, 2011

9:00 A.M.

WELCOME!

The progress of this meeting may be monitored by visiting the Town's web site. (www.townofpalmbeach.com) and selecting "Live Meeting Audio" under the "Your Government" tab. If you have any questions regarding that feature, please contact the Office of Information Systems (561) 227-6315. The audio recording of the meeting will appear within 12 hours after the conclusion of the meeting under "Agendas, Minutes, and Audio."

I. CALL TO ORDER:

II. ROLL CALL:

Jeffery W. Smith, Chairman
Robert J. Vila, Vice Chairman
Kenn Karakul, Member
Nikita Zukov, Member
Ann L. Vanneck, Member
Henry Homes III, Member
Martin D. Gruss, Alternate Member
Peter I. C. Knowles II, Alternate Member
Alexander C. Ives, Alternate Member
Dr. Martin Phillips, Alternate Member

III. PLEDGE OF ALLEGIANCE:

IV. ADMINISTRATION OF OATH OF OFFICE – DR. MARTIN PHILLIPS:

V. APPROVAL OF THE MINUTES FROM THE OCTOBER 26, 2011 MEETING:

VI. APPROVAL OF THE AGENDA :

VII. **ADMINISTRATION OF THE OATH TO PERSONS WHO WISH TO TESTIFY:**

VIII. **OTHER BUSINESS:**

IX. **PROJECT REVIEW:**

A. **MAJOR PROJECTS - OLD BUSINESS:**

B - 071 - 2011 Demolition/Construction New Residence

Address: 1071 North Ocean Boulevard

Applicant: 1071 North Ocean Boulevard Trust dated April 19, 2011, Maura Ziska, Trustee

Architect: Smith and Moore Architects, Inc.

Project Description: Demolition of an existing two-story residence and construction of a new two-story residence and pool. Final hardscape and landscape.

Please note that at the October meeting, there was a motion for approval of the demolition of the house at 1070 North Ocean Boulevard with the typical caveats for sodding and irrigating. After hearing the new construction presentation, there was a motion for deferral to the November meeting.

Call for disclosure of ex parte communication

B - 074 - 2011 Exterior Improvements

Address: 2560 S. Ocean Boulevard

Applicant: 2560 S. Ocean Boulevard Condominium Association Inc.

Architect: Douglas Root Architects Inc.

Project Description: Landscaping and exterior improvements to enhance the property's aesthetic design, sense of arrival and curb appeal by adding architectural lobby design, replacing balcony rails and making landscape improvements

Please note that at the October meeting, this project was not heard, but was deferred to the November meeting.

Call for disclosure of ex parte communication

B. **MAJOR PROJECTS - NEW BUSINESS**

B - 076 - 2011 New Residence

Address: 202 Plantation Road

Applicant: Michael L. & Suzanne H. Ainslie

Architect: Dailey Janssen Architects, Roger Janssen

Project Description: Proposed new two-story residence with 5,356 air conditioned square feet with pool, hardscape, landscape and site lighting on vacant lot at 202 Plantation Road

Call for disclosure of ex parte communication

B - 077 - 2011 Landscaping

Address: 40 Cocoanut Row

Applicant: The Breakers Palm Beach

Architect: Jon E. Schmidt & Associates Inc.

Project Description: The Breakers recently purchased the property located at 40 Cocoanut Row and desire to upgrade the landscaping to improve the aesthetic value for employees, patrons and the public. The drive-thru area within the Limits of Work will create green space of approximately 1,181 square feet with a landscape focal point. The proposed focal point adjacent to the teller drive-thru area will utilize Bismarck Palms in combination with decorative understory accents and plantings to improve the overall appearance of the property.

Call for disclosure of ex parte communication

B - 078 - 2011 Demolition and New Construction

ARCOM TO MAKE RECOMMENDATION RELATIVE TO VARIANCE(S)

Address: 221 Ocean Terrace

Applicant: Robert & Helen Ficalora

Architect: MP Design-Architecture Inc.

Project Description: Demolition of existing residence; New one and two story residence (similar to previous approval) pool, landscape and hardscape. *Variance requested for point of measurement.*

Call for disclosure of ex parte communication

B - 079 - 2011 Demolition and New Residence; Guest house alterations

Address: 111 El Brillo Way

Applicant: Ryan Brant

Architect: Smith and Moore Architects Inc.

Project Description: Demolition of an existing two story residence. Construction of a new two-story residence, hardscape and landscape. Alterations to an existing one-story guest house.

Call for disclosure of ex parte communication

B - 080 - 2011 Demolition

Address: 40 Blossom Way

Applicant: The 40 Blossom Way Trust, Maura Ziska Trustee

Architect: Smith and Moore Architects, Inc.

Project Description: Demolition of existing two-story residence, pool and shed

Call for disclosure of ex parte communication

C. **MINOR PROJECTS - OLD BUSINESS**

A - 025 - 2011 Awning & Signage

Address: 238 Worth Avenue

Applicant: Property Owner: Burton Handelsman for MacKenzie-Childs (Store Manager: Renee Bakarian)

Architect: Jason P. Drobot, R.A.

Project Description: Addition of a fabric awning and signage

Please note that after hearing this project, it was deferred to the November meeting. Please note that the applicant has requested another deferral.

D. MINOR PROJECTS - NEW BUSINESS

A - 027 - 2011 Generator, Site work, Additions/Renovations

Address: 210 Ridgeview Drive

Applicant: Brian and Jane Hurley

Architect: David Lawrence

Project Description: Conversion of a section of the driveway to a walled garden; replacing all windows and garage door; Adding a generator, sound enclosure and masonry screen walls; expanding family room; adding a jacuzzi; adding a porch and French doors.

Call for disclosure of ex parte communication

A - 029 - 2011 Security Lights

Address: 271 La Puerta Way

Applicant: David and Stephanie Long

Contractor: Castillo Electric LLC

Project Description: Install security lights (4)

Call for disclosure of ex parte communication

A - 030 - 2011 Awning

Address: 304 Atlantic Avenue, #4

Applicant: James M. Ireland

Architect: Bridges Marsh & Associates

Project Description: Installation of one retractable, rollout 10'x18' awning on the first floor and one 6'8"x19' retractable, rollout awning on the second floor

Call for disclosure of ex parte communication

IX. COMMUNICATIONS FROM CITIZENS (3 MINUTE LIMIT PLEASE):

X. COMMENTS OF THE ARCHITECTURAL COMMISSION AND DIRECTOR OF PLANNING, ZONING AND BUILDING DEPARTMENT:

XI. ADJOURNMENT:

Note 1: If a person decides to appeal any decision made by this Commission with respect to any matter considered at this meeting or hearing, he/she will need a record of the proceedings, and that, for such purpose, he/she may need to ensure that a verbatim record of the proceedings is made, which records include the testimony and evidence upon which the appeal is to be based.

Note 2: A disabled persons who need an accommodation in order to participate in this Commission Meeting are requested to contact the Town Manager's Office at 838-5410 or through the Florida Relay Service by dialing 1-800-955-8770 for voice callers or 1-800-955-8771 for TDD callers, at least five (5) working days before this meeting.