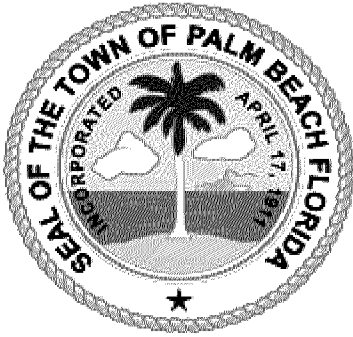




TOWN OF PALM BEACH

**TENTATIVE AGENDA:
SUBJECT TO REVISION**

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

AUGUST 27, 2014

09:00 A.M.

The progress of this meeting may be monitored by visiting townofpalmbeach.com and click on "Meeting Audio" in the left hand column. 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:

Robert J. Vila, Chairman
Ann L. Vanneck, Vice Chairman
Kenn Karakul, Member
Richard Sammons, Member
Peter I. C. Knowles II, Member
Martin D. Gruss, Member
Robert N. Garrison, Member
Alexander C. Ives, Alternate Member
Michael B. Small, Alternate Member
Alicia "Maisie" Grace, Alternate Member

III. PLEDGE OF ALLEGIANCE:

IV. ADMINISTRATION OF THE OATH OF OFFICE TO NEW MEMBER:

V. APPROVAL OF THE MINUTES FROM THE JULY 23, 2014 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 - 068 - 2014 Demolition and New Residence

Address: 225 Plantation Road

Applicant: Palm Beach Plantation LLC

Architect: Affiniti Architects, Benjamin Schreier

Project Description: 1) Demolition of a two-story residence construction in 1954; and 2)

Construction of new two-story 4,611 sq. ft. residence with its associated landscape and hardscape.

Roof-White Flat Concrete Tile; Building Color-Light Blue; Trim Color-White

At the July meeting, a motion carried for approval of the demolition with the typical caveats for sodding and irrigating within 30 days. A second motion carried to defer the project for re-study.

Call for disclosure of ex parte communication

B - 081 -2014 Addition and Renovation

Address: 226 Via Linda

Applicant: Andrew Thomka-Gazdik

Architect: Rafael Rodriguez

Project Description: Addition and renovation to the existing residence located at 226 Via Linda.

Work includes 681 sq. ft. of additions, new roof, doors and windows. Site development includes new driveway and walks, new pool deck and landscaping.

At the July meeting, a motion carried for approval of the landscape and architecture as presented, but come back with a re-study of the front entry, and remove the garage overhang.

Call for disclosure of ex parte communication

B - 083 - 2014 Demolition

Address: 249 Orange Grove Road

Applicant: Orange Coin Holdings LLC

Architect: John M. Melhorn Architect, AIA

Project Description: Demolition of existing single story residence

At the July meeting, the project was not heard, and was deferred to the August meeting at the request of the architect.

Call for disclosure of ex parte communication

B - 089 - 2014 Addition

Address: 217 Via Linda

Applicant: Edwin and Linda Phelps

Architect: SKA Architect + Planner, Patrick W. Segraves

Project Description: Second story addition of approximately 1,000 square feet to existing one-story home

At the July meeting, a motion carried to defer for re-study to see if there is a more mitigating way to do it within the neighborhood and with the neighbors and just visually, and add more interest, and look for a way to avoid popping up with a second story.

Call for disclosure of ex parte communication

B - 090 - 2014 New Residence

ARCOM TO MAKE RECOMMENDATION RELATIVE TO VARIANCE(S)

Address: 160 Seaview Avenue

Applicant: Coral Beach Corporation

Architect: Ralph Cantin AIA

Project Description: New 2-story residence with white exterior stucco, white flat concrete roof tiles, dark grey windows and doors, with final landscape and hardscape.

At the July meeting, a motion carried to defer (to the August meeting) “to re-study the design, siting, massing and landscaping, and look to Classic architects in the town, like Shoumate and Major, and Major Alley came to mind, and even what Mr. Sammons did with a house on Clarke Avenue a few years ago.”

Call for disclosure of ex parte communication

B. MAJOR PROJECTS-NEW BUSINESS:

B - 087 - 2014 Generator and Miscellaneous Changes

Address: 1485 Via Manana

Applicant: Axel Ulrich

Architect: SKA Architect + Planner, Patrick W. Segraves, A.I.A.

Project Description: Add generator and wall to west side of existing home in front setback, change roof material from barrel tile to concrete tile, add cast stone parapet and add cast stone band around doors and windows

Call for disclosure of ex parte communication

B - 091 - 2014 Time Extension

Address: 50 Blossom Way

Applicant: PBH LLC

Architect: Smith Architectural Group Inc.

Project Description: A time extension for a period of one year of the approval of complete demolition of the existing house structure, pool, decks, driveway, and landscape material as reflected on the survey. Three historic specimen trees will be salvaged and protected during demolition.

Call for disclosure of ex parte communication

B - 092 - 2014 Demolition

Address: 200 South Ocean Boulevard

Applicant: David and Becky Gochman

Architect: Peter D. Moor, Moor & Associates, Architects, P.A.

Project Description: Proposed project includes demolition of two separate structures that comprise a single family residence at 200 South Ocean Boulevard. Site will be left sodded and irrigated.

The residence is not landmarked, nor are any plant species on site.

Call for disclosure of ex parte communication

B - 093 - 2014 New Residence

Address: 152 Dolphin Road

Applicant: Dr. Josef Huainigg

Architect: Robert L. Bell/Architect PA

Project Description: New two-story residence in the International Style with landscape and hardscape. Building and Trim Color-White; Roof-single ply flat roof with parapet

Call for disclosure of ex parte communication

B - 094 - 2014 Addition

ARCOM TO MAKE RECOMMENDATION RELATIVE TO VARIANCE(S)

Address: 210 Orange Grove Road

Applicant: Mrs. Alice Ruther and Mr. Ron Alvarez

Architect: MP Design & Architecture Inc.

Project Description: Addition of one story garage to existing residence. All finishes to match existing house.

Please be advised that staff recommends removal from the agenda.

B - 095 - 2014 Addition

ARCOM TO MAKE RECOMMENDATION RELATIVE TO VARIANCE(S)

Address: 120 Jungle Road

Applicant: Jungle Road LLC

Architect: MP Design & Architecture, Inc.

Project Description: Existing tower terrace consisting of 200 square feet to be enclosed as part of existing tower.

Call for disclosure of ex parte communication

B - 097 - 2014 Demolition

Address: 535 S. County Road

Applicant: Joel and Angela Glazer

Architect: Chuck Yannette, Parker Yannette

Project Description: Demolition of existing single family residence and appurtenances, except perimeter wall; removal of landscape material, except perimeter landscaping; sod and irrigate.

Call for disclosure of ex parte communication

B - 098 - 2014 Demolition and New Residence

Address: 237 Ridgeview Drive

Applicant: Paul & Rita Rampell

Architect: Smith Architectural Group

Project Description: Demolition of existing one story residence. Construction of new two story 3394 sq. ft. residence with pool, landscape, hardscape and site lighting. Building Color-White; Roof-Flat

Call for disclosure of ex parte communication

B - 099 - 2014 Demolition and New Residence

ARCOM TO MAKE RECOMMENDATION RELATIVE TO VARIANCE(S)

Address: 1053 N. Lake Way

Applicant: Mr. & Mrs. Naveja-Diebold

Architect: MP Design and Architecture, Inc.

Project Description: Demolition of existing residence. New two-story residence, guest house, pool, landscape and hardscape. Building Color-Off White; Trim Color-White; Roof-Light Grey Flat Cement Tile

Call for disclosure of ex parte communication

B - 100 - 2014 Additions and Renovations

ARCOM TO MAKE RECOMMENDATION RELATIVE TO VARIANCE(S)

Address: 160 Royal Palm Way

Applicant: 160 Royal Palm, LLC

Architect: RAR Architect, Inc.

Project Description: Additions and renovations to previously approved Palm House Hotel project

Call for disclosure of ex parte communication

B - 101 - 2014 Partial Demolition, Remodel & Addition

Address: 710 S. County Road

Applicant: Joan Granlund

Architect: M. Mark Marsh, Bridges Marsh Architects

Project Description: Demolition of existing two-story garage wing, existing pool and hardscaping. Remodel of existing main house in Island Style with addition of new two-story garage wing, tennis court, new pool, new landscaping and hardscaping. Building Color-Ecru; Trim Color-White; Shutters-St. Lucia Teal; Roof-Mont Pelier Green flat clay tile

Call for disclosure of ex parte communication

B - 102 - 2014 Window Replacement

Address: 2505 S. Ocean Boulevard

Applicant: The President of Palm Beach Condominium

Architect: SKA Architect + Planner/Patrick W. Segraves, A.I.A.

Project Description: Replace existing kitchen and bathroom windows in all units with impact windows.

Staff has been advised that this project may not be heard at this meeting. The project may either be withdrawn or deferred to a date certain.

B - 103 - 2014 Addition

Address: 583 East Woods Road

Applicant: Mr. and Mrs. Albert Togut

Architect: MP Design & Architecture Inc.

Project Description: One story garage addition of additional 338.5 sq. ft. to existing house. All finishes to match existing house.

Call for disclosure of ex parte communication

B - 104 - 2014 Gates

Address: 134 Casa Bendita

Applicant: Casa Bendita Irrevocable Trust

Architect: SMI Landscape Architects

Project Description: Addition of 6 ft. ht. staff parking gates, within property

Call for disclosure of ex parte communication

B - 105 - 2014 Storefront Renovation

Address: 225 Worth Avenue

Applicant: Kate Spade New York

Architect: TPG Architecture, LLP

Project Description: Partial demolition of existing storefront and construction of new. Stone in-fill to match existing material. Removal of existing half-moon awning and replace with new rectangular fabric awning. New doors and associated hardware, new signage and lighting.

Call for disclosure of ex parte communication

C. **MINOR PROJECTS - OLD BUSINESS:**

A - 039 - 2014 Exterior modifications

Address: 231 Via Las Brisas

Applicant: Mel and Nancy Goodes

Architect: Peter Moor, Moor & Associates, Architects, P.A.

Project Description: Primarily interior renovation of an existing one-story residence that includes replacing the barrel tile roof and windows, painting exterior stucco, adding operable shutters, and updating the eave details. These exterior improvements maintain the existing building footprint with a minimal rearrangement of window openings and a reduction of arbitrary exterior decorative swag to create a simpler, more refined Mediterranean vernacular.

At the July meeting, a motion carried to approve the renovation as presented and come back with detailed landscape plans, (defer landscape and hardscape to the August meeting). ***Please note that the architect has requested deferral to the September meeting.***

Call for disclosure of ex parte communication

D. **MINOR PROJECTS - NEW BUSINESS:**

A - 042 -2014 Lighting for Sign

Address: 241 Royal Palm Way

Applicant: Frederick J. Keitel III, FJK TEE JAY LTD

Architect: YJ, Inc.

Project Description: Add lighting to exterior sign reading "First Republic Bank Building" - existing sign

Call for disclosure of ex parte communication

A - 043 - 2014 Facade Modifications

Address: 400 Hibiscus Avenue

Applicant: Love II LLC

Architect: Keith Spina, Glidden Spina Architects

Project Description: Re-paint facade; remove existing fabric awning, new tenant signage on east and north facade; doors will remain at northwest and southeast entrance, but will be sealed permanently; potted plants/topiaries will be placed in front of the now permanently closed southeast doors, and at all pilasters; all exterior trees remain; install new sconce lighting both sides of main entry door; and, add new fabric awning at northeast entry wall.

Call for disclosure of ex parte communication

A - 044 - 2014 Driveway modification

Address: 1511 N. Lake Way

Applicant: Mr. and Mrs. Raymond E. Kramer III

Architect: Glen Harris

Project Description: Proposed new circular driveway for existing residence

Call for disclosure of ex parte communication

A – 045 – 2014 Security Cameras

Address: 202 Worth Avenue

Applicant: Miguel Vargas

Contractor: NAVCO

Project Description: External camera installation for Van Cleef and Arpels

Call for disclosure of ex parte communication

A – 046 – 2014 Security Cameras

Address: 214 Worth Avenue

Applicant: Miguel Vargas

Contractor: NAVCO

Project Description: External camera installation for Cartier Boutique

Call for disclosure of ex parte communication

X. **COMMUNICATIONS FROM CITIZENS (3 MINUTE LIMIT PLEASE):**

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

XII. **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.