



TOWN OF PALM BEACH

**TENTATIVE AGENDA:
SUBJECT TO REVISION**

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

FEBRUARY 26, 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
Nikita Zukov, Vice Chairman
Kenn Karakul, Member
Ann L. Vanneck, Member
Henry Homes III, Member
Richard Sammons, Member
Peter I. C. Knowles II, Member
Martin D. Gruss, Alternate Member
Alexander C. Ives, Alternate Member
Michael B. Small, Alternate Member

III. PLEDGE OF ALLEGIANCE:

IV. APPROVAL OF THE MINUTES FROM THE JANUARY 22, 2014 MEETING:

V. APPROVAL OF THE AGENDA:

VI. ADMINISTRATION OF THE OATH TO PERSONS WHO WISH TO TESTIFY:

VII. OTHER BUSINESS:

Staff update relative to demolitions

VIII. PROJECT REVIEW

A. MAJOR PROJECTS-OLD BUSINESS

B - 005 - 2014 Demolition and New Residence

Address: 1269 N. Lake Way

Applicant: PB Housing Investment II, LLC

Architect: Roger P. Janssen, Dailey Janssen Architects

Project Description: Demolition of an existing one-story residence and the construction of a new two-story residence with pool, landscape and hardscape Building and Trim Color - White; Roof-Terra Cotta; Shutters-Black

At the January meeting, a motion carried for approval of the demolition with the typical caveats for sodding and irrigating. A second motion carried for approval of the architecture, as presented, with the hip roof as shown on the alternate design. A third motion carried for deferral of the landscaping to the February meeting.

Call for disclosure of ex parte communication

B - 006 - 2014 New Residence

Address: 6 Ocean Lane

Applicant: Mark Pulte, Mark Timothy Luxury Homes

Architect: Benjamin Schreier, Affiniti Architects

Project Description: New two-story home and one-story guest house totaling 12,988 sq. ft. and associated landscaping and swimming pools Building Colors-White, Stone and Brown; Trim-Brown; Roof-flat concrete tiles

At the January meeting, after hearing the project, motions carried for deferral of the architecture and the landscaping.

Call for disclosure of ex parte communication

B - 007 - 2014 Demolition and New Residence

ARCOM TO MAKE RECOMMENDATION RELATIVE TO VARIANCE(S)

Address: 219 Indian Road

Applicant: 219 Indian Road, LLC

Architect: Roger Janssen, Dailey Janssen Architects

Project Description: Demolition of existing residence; Construction of new 11,447 sq. ft. two-story residence with pool, hardscape and landscape Building and Trim Color-White; Roof-Red Cement Tile

At the January meeting, a motion carried for approval of the demolition. A second motion carried for deferral of the project (architecture). A third motion carried for deferral of the variance request to the February meeting.

Call for disclosure of ex parte communication

B - 008 - 2014 Demolition and New Residence

ARCOM TO MAKE RECOMMENDATION RELATIVE TO VARIANCE(S)

Address: 225 Indian Road

Applicant: 225 Indian Road, LLC

Architect: Roger P. Janssen, Dailey Janssen Architects

Project Description: Demolition of existing residence; Construction of new 12,106 sq. ft. two-story residence with pool, hardscape and landscape

The applicant had requested approval of only the demolition at the January meeting, and requested a deferral of the remainder of the project to the February meeting. Ultimately, at the January meeting, a motion failed relative to the demolition. A second motion carried to defer the entire project, including demolition, to the February meeting.

Please be advised that the applicant has requested deferral to the March meeting.

B. MAJOR PROJECTS-NEW BUSINESS:

B - 009 -2014 New Residence

Address: 167 Seagate Road

Applicant: Mads Thomsen

Architect: Scott Hughes, Hughes Umbanhowar Architects

Project Description: New single family homes, landscape design, hardscape design (preliminary); Roof-White PVC Membrane; Building Color-White

Please be advised that staff has determined that deferral of this project to the March meeting is required.

B - 010 - 2014 Additions & Alterations

Address: 271 Southland Road

Applicant: William Yahn

Architect: Saladrigas & Cohen Architecture Inc.

Project Description: Additions and alterations to existing 1950's residence modified to Bermuda style including hardscape, landscape and associated changes

Call for disclosure of ex parte communication

B - 011 - 2014 New Residence

Address: 50 Blossom Way

Applicant: PBH LLC

Architect: Smith Architectural Group Inc.

Project Description: New one-story residence with pools, final landscape and hardscape. Roof-wood shake; Building-Coquina; Trim-Cypress; Shutters-Weathered Wood

Please be advised that the applicant has submitted correspondence requesting that the project be withdrawn.

B - 012 - 2014 Demolition

Address: 167 Everglade Avenue

Applicant: Christopher and Susan Pappas

Architect: Thomas M. Kirchhoff, AIA, P.A.

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

Call for disclosure of ex parte communication

B - 013 - 2014 New Residence

Address: 240 Angler Avenue

Applicant: Palm Beach Angler 240 LLC

Architect: Affiniti Architects, Benjamin Schreier

Project Description: New two-story residence and final hardscape and landscape design. Roof-White flat concrete tile; Building-Yellow; Trim-White

Call for disclosure of ex parte communication

B - 014 - 2014 Exterior Renovation

Address: 2730 S. Ocean Boulevard

Applicant: Ambassador Hotel Co-op Apartments Inc.

Architect: David Miller & Associates, P.A.

Project Description: This project includes the exterior renovation of the existing west building including new roof and parapet walls, railing replacement, window replacement, door replacement, mechanical equipment relocation, and associated modifications

Please be advised that the applicant has requested deferral to the March meeting.

B - 015 - 2014 Demolition

Address: 266 Fairview Road

Applicant: William and Judith Cooley

Architect: Jeffrey Ray/David Hustad

Project Description: Demolition of existing structure at 266 Fairview Road

Call for disclosure of ex parte communication

B – 016 – 2014 Storefront Renovations

Address: 204 Worth Avenue

Applicant: Valentino – Carmine Pappagallo

Architect: Tricarico Architecture

Project Description: Tenant improvement of an existing retail space in a one story building. The project includes: Reconfiguration of storefront doors and glass, installation of new exterior stone, installation of new signage, integration of new roll-down hidden hurricane shutter system, and removal of existing awning.

B - 017 - 2014 Fence

Address: 760 North Ocean Boulevard

Applicant: Palm Beach Country Club

Contractor: Bulldog Fence Co.

Project Description: Install a 6 ft. black chain link fence along the north property line to be 1,787 linear feet. Fence will be or is currently screened by landscaping.

Call for disclosure of ex parte communication

C. **MINOR PROJECTS - OLD BUSINESS**

D. **MINOR PROJECTS - NEW BUSINESS**

A – 006 – 2014 Modifications/Landscape and Hardscape

Address: 125 Wells Road

Applicant: Mr. and Mrs. Stephen Weiner

Architect: MP Design & Architecture Inc.

Project Description: Changes to existing South elevation and new landscape and hardscape

A – 007 – 2014 Storefront modification

Address: 125 Worth Avenue

Applicant: CP 125 Worth Ave LLC

Architect: Keith Spina, Glidden Spina & Partners

Project Description: Remove portion of existing glass storefront system and replace with a new door and storefront system. Add tenant signage.

A – 008 – 2014 Site modifications

Address: 1214 N. Ocean Boulevard

Applicant: David and Sarah Fiszal

Architect: Nievera Williams

Project Description: Adding new site walls, garden gates and modified driveway entrance

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.